EDINBURG CITY COUNCIL
CITY OF EDINBURG, HIDALGO COUNTY, TEXAS

Location: City of Edinburg
City Hall-Council Chambers
415 West University Dr.
Edinburg, Texas 78539

REGULAR MEETING AGENDA
AUGUST 20, 2024
6:00 PM

1. CALL TO ORDER, ESTABLISH QUORUM

A. Prayer.

B. Pledge of Allegiance.

2. CERTIFICATION OF PUBLIC NOTICE

3. DISCLOSURE OF CONFLICT OF INTEREST

4. MAYOR'S REPORT

A. TML Policy Summit 2025 Legislative Session Update

5. PROCLAMATIONS/RECOGNITIONS

A. Presentation of Proclamation Recognizing the STX Broncs 14U Fastpitch Team as the 2024 Fastpitch American Softball Associaton (FASA) World Series Champions, as Requested by Juan Rodriguez. [Clarice Y. Balderas, City Secretary]

B. Presentation Recognizing the City of Edinburg Parks & Recreation Department Texas Amateur Athletic Federation 2024 Summer State Games Top Winners. [Javier Garza, Director of Parks and Recreation]

6. PUBLIC COMMENTS

The Mayor and City Council allow for a specific portion of the City Council Meeting to be dedicated to public comments. Public Comments are limited to three (3) minutes. Please note that this public comment period is not interactive. The City Council may not respond to public comments.

If a resident desires to make a public comment in person, please complete the Public Comments Form which will be located outside of the City Council Chambers and submit the completed form to the City Secretary prior to the commencement of the City Council Meeting. We ask for everyone's cooperation in following this procedure.

7. PUBLIC HEARINGS

A. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Commercial,General (CG) District, Being a Tract of Land Out of Lot 6, Block 1, John Closner, ET AL Subdivision, Located at 3430 South Raul Longoria Road, as Requested by Gerardo Agustin Castorena Salazar and Silvia Nora Lopez. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

B. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District, 1.02 Acres Being All of Lots 25, 26, 27 and out of Lot 15, Shuey Subdivision, Located at 1325 East Schunior Street, as Requested by Rio Delta Engineering on Behalf of Marco Antonio Vera and Rabanal Limited. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

C. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Multi-family (RM) District, Being All of Lot 5, Iowa Estates, Located at 2110 East Iowa Road, as Requested by Julio Montemayor. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

D. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District, Being 39.334 Acres Out of Lot 5, Section 248, Texas-Mexican Railway Company's Survey, Located at 3200 North M Road, as Requested by Melden and Hunt on Behalf of Creative Hotel Group, LLC. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

E. Hold Public Hearing and Consider the Ordinance Providing for the Voluntary Annexation of 84.66 Acres Out of Chapin Road Right-of-Way, Alamo Road Right-of-Way, Richardson Right-of-Way, and Alamo Road Right-of-Way in Blocks 249, 250, and 267, and out of Lots 9 and 16 Block 250, Texas-Mexican Railway Company Survey, Hidalgo, Texas, Being Located at 1101 North Alamo Road, as Requested by Paul Arthur, On Behalf of WW Escondido, L.P. [Jaime Acevedo, Director of Planning & Zoning]

8. ORDINANCES

A. Consider Ordinance Amending the Code of Ordinances of the City of Edinburg Title XI: Business Regulations, Chapter 110 Alcoholic Beverages, by Adding Section 110.11 Bring Your Own Beverage Establishments, Creating a Permitting System for BYOB Establishments. [Josephine Ramirez Solis, City Attorney]

B. Consider Ordinance Amending the Code of Ordinances of the City of Edinburg at Title XI: Business Regulations, Chapter 118 Vehicle Wrecker and Towing Services Pursuant to Authority Provided by Occupations Code Chapter 2308, Providing for Regulation of Said Services and Establishing a Wrecker Rotation Process. [Chief Jaime Ayala]

9. RESOLUTIONS

A. Consider Resolution Authorizing the City Manager to Enter Into a Municipal Maintenance Agreement with the Texas Department of Transportation for Assistance in the Maintenance and Operation of State Highways Within and Through the City's Corporate Limits. [Tomas D. Reyna, Assistant City

Manager]

B. Consider Resolution Authorizing the City Manager to Enter Into an Agreement with the Texas Department of Transportation (TxDOT) for the Placement of Fourteen (14) Flock Pole-Mounted Automated License Plate Readers (LPRs) Along State Highway Right-of-Way in Edinburg. [Jaime Ayala, Chief of Police]

10. AWARDING OF BIDS

A. Consider Selection of a Firm and Authorize the City Manager to negotiate a professional services contract for RFQ 2024-003, Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements to SAMES, Inc., Highest Ranked Firm Pursuant to the City's Ordinances and Procurement Policies [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

B. Consider Awarding RFQ 2024-004, Real Estate Appraisal Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

C. Consider Awarding RFQ 2024-005, Right of Way Acquisition Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

D. Consider Awarding RFQ 2024-006, Geotechnical Engineering and Construction Materials Testing Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

E. Consider Awarding RFQ 2024-007, Land Surveying Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

F. Consider Awarding RFQ 2024-008, Architectural Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

G. Consider Awarding RFQ 2024-009 Professional Engineering Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

11. ECONOMIC DEVELOPMENT

A. Consider Approval of EEDC Mid-Year Budget Amendments for Fiscal Year 2023-2024. [Raudel Garza, Edinburg Economic Development Corporation Executive Director]

12. BUDGET

A. Consider Approving the Fiscal Year 2023-2024 Budget Transfers for the Following: [Ascencion Alonzo, Director of Finance]
Information Technology

1. General Fund: FROM Other Capital Outlay TO Office Hardware and Software-IT, in the Amount of $2,200. {Daniel Vera, Director of Information Technology]

Communications & Media

1. General Fund: FROM Marketing & Advertising TO Travel, Training, Meetings, in the Amount of $5,000. [Roxanne Lerma, Director of Communications & Media]

Fire

1. General Fund: FROM Travel, Training, Meetings TO Office Supplies, in the Amount of $500. [Omar Garza, Fire Chief]

Cultural Arts

1. Hotel Occupancy Tax Fund: FROM Printing Services; Rents & Contractuals; Fine Arts Insurance; Main Entrance Rental; Production Rental; Portable Restrooms; Dry Cleaning of Linens; Linen Services; and Hometown of Heroes Banners TO Professional Services, in the Amount of $65,481.22. [Letty Leija, Director of Library & Cultural Arts]

B. Consider Certification of 2024 Anticipated Debt Collection Rate and 2023 Excess Debt Collection. [Ascencion Alonzo, Director of Finance]

13. APPOINTMENTS

A. Consider Appointments to the Following City Advisory Board, Council, Commission and Committee: Zoning Board of Adjustment, One Member. [Clarice Y. Balderas, City Secretary]

14. CONSENT AGENDA

All Matters Listed Under Consent Agenda Are Considered To Be Routine By The Governing Body And Will Be Enacted By One Motion. There Will Be No Separate Discussion Of These Items. If Discussion Is Desired, That Item Will Be Removed From The Consent Agenda And Will Be Considered Separately. With Regard To Any Item, The City Council May Take Various Actions; Including But Not Limited To Rescheduling An Item In Its Entirety For A Future Date Or Time. The City Council May Elect To Go Into Executive Session On Any Item Whether Or Not Such Item Is Posted As An Executive Session Item At Any Time During The Meeting When Authorized By The Provisions Of The Open Meetings Act.

A. Consider Authorizing the City Manager to Enter Into an Interlocal Agreement with Sharyland Water Supply Corporation to Provide Water Services to the Woodlands at Jackson Subdivision and Execute all Documents Relating Thereto. [Gerardo Carmona Jr, P.E., Director of Utilities]

B. Consider Approving the Renewal of Adobe Product Licenses from CDW-G in the Amount of $45,585.39 Through OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401) and Authorize the City Manager to Execute Any Documents Related Thereto. [Daniel Vera, Director of Information Technology]

C. Consider Authorizing the City Manager to Amend a Memorandum of Understanding (MOU) Between the City of Edinburg Police Department and the Texas Joint Counterdrug Task Force, Operational Support. [Jaime Ayala, Chief of Police]

D. Consider Exercising the Second Year Option to Award the City of Edinburg's Fiscal Year 2023-2024 Audit to Cascos & Associates, PC, in the Amount of $86,900.00 and Authorize the City Manager to

Execute an Engagement Letter relating Thereto. [Ascencion Alonzo, Director of Finance]

E. Consider Approving the City Council Minutes for the following: 2024 Regular Meetings: May 29, 2024, June 04, 2024 and June 18, 2024. [Clarice Y. Balderas, City Secretary]

F. Consider Authorizing the Disposition of Approximately 37 Cubic Feet (Boxes of Letter Size Records) of Non-Vital City Records in Accordance with City's Records Management Program and the Texas State Library and Archives Commission Local Records Retention Schedules. [Clarice Y. Balderas, City Secretary]

15. OTHER BUSINESS

A. Future Items Requested by City Council. [Myra L. Ayala, City Manager]

16. EXECUTIVE SESSION

The City Council will convene in Executive Session, in accordance with the Texas Open Meetings Act, Vernon's Texas Statutes and Codes Annotated, Government Code, Chapter 551, Subchapter D, Exceptions to Requirement that Meetings be Open. The City Council May Elect To Go Into Executive Session On Any Item Whether Or Not Such Item Is Posted As An Executive Session Item At Any Time During The Meeting When Authorized By The Provisions Of The Open Meetings Act.

A. Consultation with City Attorney. (§551.071. Consultation with Attorney; Closed Meeting; §551.087)

B. Discussion and Possible Action Regarding Economic Development- Project FB. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)

C. Discussion and Possible Action Regarding Personnel Matters. (§552.074 Personnel Matters; §551.071 Consultation with Attorney; Closed Meeting.)

D. Discussion and Possible Action Regarding Economic Development Projects. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)

OPEN SESSION

The City Council will convene in Open Session to take necessary action, if any, in accordance with Chapter 551, Open meetings, Subchapter E, Procedures Relating to Closed Meeting, §551.102, Requirement to Vote or Take Final Action in Open Meeting.

17. ADJOURNMENT

I hereby certify this Notice of a City Council Meeting was posted in accordance with the Open Meetings Act, at the City Offices of the City of Edinburg, located at the 415 West University entrance outside bulletin board, visible and accessible to the general public during and after regular working hours. This notice was posted on August 16, 2024 at 6:30 p.m.

By: /s/ Clarice Y. Balderas
Clarice Y. Balderas, City Secretary
City of Edinburg, Texas

Disability Access Statement

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact the City Secretary Department at (956) 388-8204 at least two business days prior to the

meeting so that appropriate arrangements can be made. The accessible entrance and accessible parking spaces are located at Edinburg City Hall, 415 West University.

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PROCLAMATIONS/RECOGNITIONS
Agenda Item No: 5.A.
Proclamation-STX Broncs

1. **Agenda Item:**
Presentation of Proclamation Recognizing the STX Broncs 14U Fastpitch Team as the 2024 Fastpitch American Softball Associaton (FASA) World Series Champions, as Requested by Juan Rodriguez. [Clarice Y. Balderas, City Secretary]

2. **Description:**
The South Texas Broncs Softball Team attended the 2024 FASA World Series Championship July 15– 20, 2024 in Branson, Missouri and won 1st place in the 14U Division. In 2023, they traveled to Plano, TX, also competing in the Southern Nationals Championship and won 1st place.

The City Council of the City of Edinburg is proud to recognize the achievements of the STX Broncs Softball team, and Coaches Juan Rodriguez, Peter Cantu, and Jorge Arroyo for earning the 2024 National title, making their school, family, and city proud.

3. **Staff's Recommendation:**
Present Proclamation Recognizing the STX Broncs 14U Fastpitch Team as the 2024 Fastpitch American Softball Association (FASA) World Series Champions.

Reviewed by:
Clarice Balderas, City Secretary

Prepared by:
Maria Ortiz, Administrative Assistant

Attachments:
A. Proclamation- South Texas Broncs

PROCLAMATION



SOUTH TEXAS BRONCS SOFTBALL TEAM
FASTPITCH AMERICAN SOFTBALL ASSOCIATION

WHEREAS, In 2023, the South Texas Broncs Softball Team traveled to Plano, TX to compete in the Southern Nationals Championship and won first place. The attended the 2024 FASA World Series Championships from July 15-20, 2024 in Branson, Missouri and won first place in the 14U Division. This marks back to back National Championships two years in a row; and,

WHEREAS, the South Texas Broncs (STX Broncs) is a fastpitch softball team composed of athletes from the Edinburg Consolidated Independent School District (BL Garza Middle School, South Middle School and Barrientes Middle School). Taking on the name of the city's original UTPA Broncs, the team consists of Savannah Farfan, 00; Addison Cantu, 2; Asiah Trevino, 5; Jeralynn Mendez, 7; Judith Arroyo, 8; Makaylah Flores, 9; Ari Villarreal, 13; Natalie Diaz, 22; Klarissa Rodriguez, 23; Katarina Zepeda-Cerda, 40; Jaylee Garza, 77; Khloe Ramirez, 87; and,

WHEREAS, the South Texas Broncs have been competing in numerous national events locally, out of town and out of state. The girls compete and practice year round, sharpening their softball skills. This commitment to the sport has allowed them to become National Champions two years in a row; and,

WHEREAS, going into the FASA World Series in Branson, Missouri as a fist year 14u team, coaches knew the competition was going to be strong. Facing athletes from all over the nation, they were aware that this would be an uphill battle as they faced second year 14U teams with older girls but the Broncs were up to the challenge; and,

WHEREAS, the girls began their tournament with an early bracket loss to a very seasoned Arkansas second year team. With their backs against the wall, the Broncs played tough earning their spot in the National Championship game. Only to meet up with the same team that handed them their first loss; and,

WHEREAS, the STX Broncs went into the Championship game as the underdog team. Coaches and players knew that if they were to come out Champions, they would have to beat the undefeated team not once but twice as per FASA World Series rules; and

WHEREAS, the STX Broncs went into the championship game without fear and instead were determined to leave their mark in Missouri. Fighting and sacrificing every minute of the game they beat the undefeated second year Arkansas team two games in a row to become the 2024 FASA WORLD SERIES CHAMPIONS; and,

WHEREAS, The City Council of the City of Edinburg is proud to recognize the achievements of the STX Broncs Softball team, and Coaches Juan Rodriguez, Peter Cantu, and Jorge Arroyo for earning the 2024 National title, making their school, family, and city proud.

NOW, THEREFORE, I, RAMIRO GARZA, JR., MAYOR OF THE CITY OF EDINBURG, TX: By the power vested in me by law, do hereby recognize the:

SOUTH TEXAS BRONCS SOFTBALL TEAM

and call upon all residents to join in the celebration of the success of these students and coaches.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Edinburg, Texas, a Municipal Corporation, to be affixed on this the 20th day of August, 2024.

CITY OF EDINBURG, TEXAS

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PROCLAMATIONS/RECOGNITIONS
Agenda Item No: 5.B.
TAAF-State Games

1. **Agenda Item:**
Presentation Recognizing the City of Edinburg Parks & Recreation Department Texas Amateur Athletic Federation 2024 Summer State Games Top Winners. [Javier Garza, Director of Parks and Recreation]

2. **Description:**
The City of Edinburg Parks & Recreation Department would like to recognize the efforts of the athletic participants and their accomplishments during the TAAF State Games of Texas in Brownsville, TX July 25-28, 2024. Over 100 Edinburg athletes qualified for state this summer from the Track & Field, Tennis, Golf, Swim, and Boxing programs. We would like to recognize the following athletes:

Track & Field:
Gold Medal: Daniella A. Salazar – 16u Shot Put; Silver Medal: Jaxon Evans – 14u Disc; Two (2) Silver Medals: Angel Rodriguez – 14u 300 Hurdles & 14u High Jump; Team Bronze Medal: Cory Aleman, Ryan Zuniga, David De La Garza, and Rigoberto Ramos III – 16u 4x400 meter relay; Bronze Medal: Angel Rodriguez – 14u 110 hurdles; and Bronze Medal: Urban Garza – 10u 800-meter run

Tennis:
Bronze Medal: Kal-El Zamora – 12U - Tennis Singles

Golf:
Gold Medal: Ramiro Betancourt Jr. – 16-18 age division - Golf Singles

Boxing:
Gold Medal: Joseph Caballero – 20y - Heavyweight Campion;
Silver Medal: Andres Bensanilla – 13y 114lbs division (runner up)

3. **Staff's Recommendation:**
Recognize the City of Edinburg Parks & Recreation Department Texas Amateur Athletic Federation 2024 Summer State Games Top Winners.

Reviewed by:

Prepared by:
Lee Tamez, Recreation Supervisor

Attachments:
None

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PUBLIC HEARINGS
Agenda Item No: 7.A.
Rezoning Request - Gerardo Agustin Castorena Salazar and Silvia Nora Lopez

1. **Agenda Item:**
Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Commercial,General (CG) District, Being a Tract of Land Out of Lot 6, Block 1, John Closner, ET AL Subdivision, Located at 3430 South Raul Longoria Road, as Requested by Gerardo Agustin Castorena Salazar and Silvia Nora Lopez. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

2. **Description:**
This property is located on the northeast corner of South Raul Longoria Road and East Wisconsin Road. The property has a total frontage of 169.04 feet along South Raul Longoria Road and 200 feet along East Wisconsin Road for a total of .77 of an acre (gross). The requested zoning designation is Commercial, General (CG) District which is the primary commercial district, meant to accommodate a wide range of commercial uses, including highway service uses and community or regional commercial, office, and service uses. It is intended to provide for a full range of community and regional scale commercial enterprises, including but not limited to retail, office, restaurant, entertainment, and service. The applicant is seeking a zone change to establish a commercial plaza.

Adjacent zoning districts are Commercial, General (CG) District to the west, Agriculture and Open Space (AO) District to the north, south and east. Surrounding land consists of a mix of single-family residential uses, institutional uses and vacant land. On December 10, 2013, the property was annexed into the city with the Agricultural District designation. The future land use designation for this property is Neighborhood Commercial Uses.

Staff mailed a notice of the public hearing to 20 neighboring property owners on Friday, June 28, 2024, and received no comments in favor or against this request at the time this report was prepared. Notice of this public hearing was published in the newspaper on July 31, 2024.

The Planning & Zoning Commission recommended with a unanimous vote of 6-0 to approve the Rezoning Request. A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.

3. **Staff's Recommendation:**
Staff recommends approval of the Rezoning Request from Agriculture and Open Space (AO) District to Commercial, General (CG) District, based on adjacent zoning districts, surrounding land uses and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

Reviewed by:
Jesus Saenz, Assistant City Manager

Prepared by:
Jaime Acevedo, Director of Planning and Zoning

Attachments:

A. City Council Agenda Packet Attachments
B. Ordinance

MEETING DATES:
PLANNING & ZONING COMMISSION – 07/09/2024
CITY COUNCIL – 08/20/2024
DATE PREPARED – 06/28/2024

STAFF REPORT
GENERAL INFORMATION

APPLICATION: Rezoning Request from Agriculture and Open Space (AO) District to Commercial, General (CG) District

APPLICANT: Gerardo Agustin Castorena Salazar and Silvia Nora Lopez

AGENT: Not Applicable

LEGAL: Being a Tract of Land Out of Lot 6, Block 1, John Closner, ET AL Subdivision

LOCATION: 3430 South Raul Longoria Road

LOT/TRACT SIZE: .77 of an acre (gross)

CURRENT USE: Vacant land

PROPOSED USE: Commercial Development

EXISTING ZONING: Agriculture and Open Space (AO) District

ADJACENT ZONING:
North – Agriculture and Open Space (AO) District
South – Agriculture and Open Space (AO) District
East – Agriculture and Open Space (AO) District
West – Commercial, General (CG) District

LAND USE PLAN: Neighborhood Commercial Uses

PUBLIC SERVICES: North Alamo Water Supply Corporation Water and Sewer

RECOMMENDATION: Staff recommends approval of the Rezoning Request from Agriculture and Open Space (AO) District to Commercial, General (CG) District

REZONING REQUEST
GERARDO AGUSTIN CASTORENA SALAZAR AND SILVIA NORA LOPEZ.

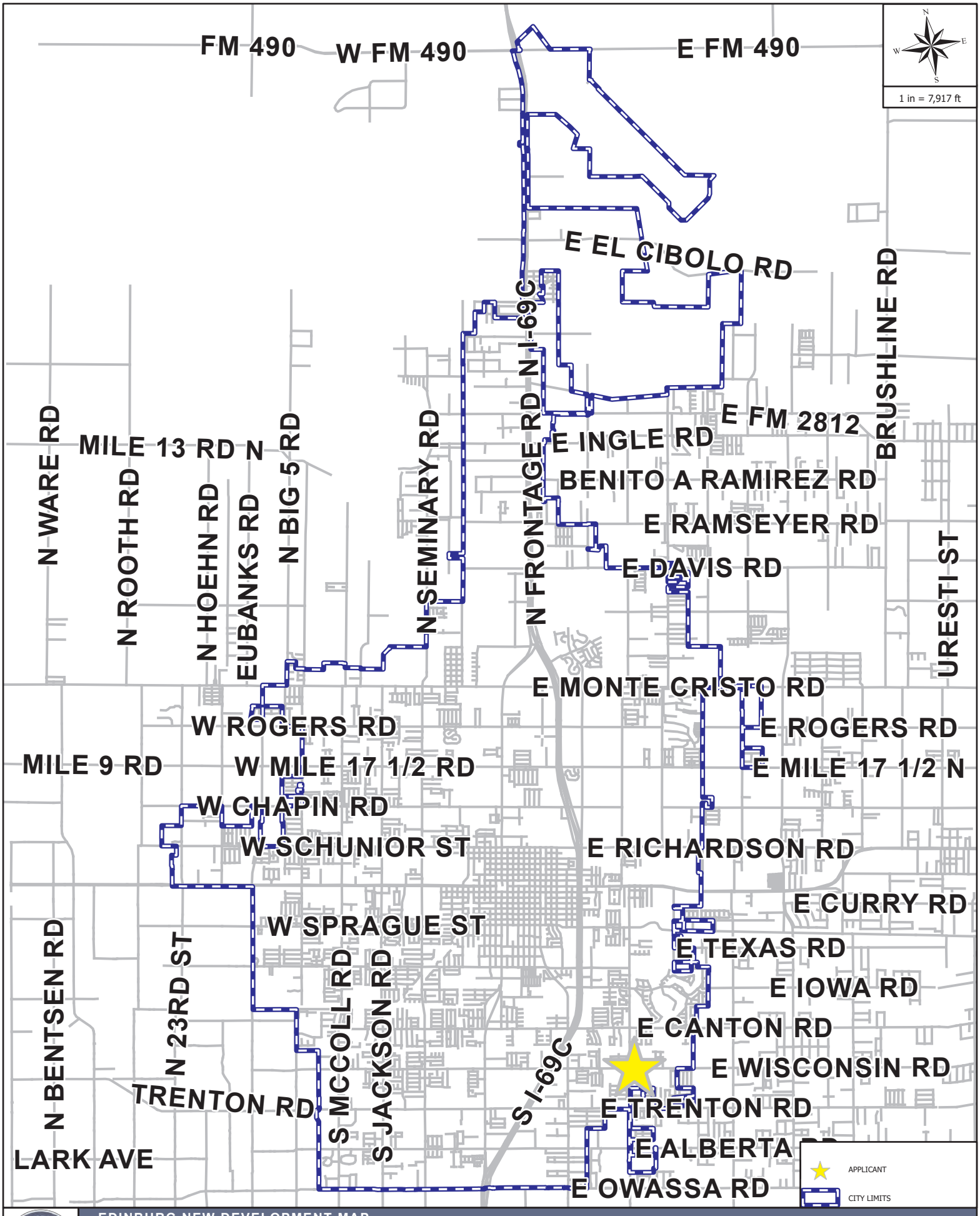
EVALUATION

The following is the staff's evaluation of the request:

1. Surrounding land comprises a mix of single-family residential, institutional, and vacant land.
2. On December 10, 2013, the property was annexed into the city with the Agricultural District designation.
3. The proposed zoning would be consistent with the adjacent uses in the area.
4. The proposed zoning is inconsistent with the Future Land Use Plan.

Staff recommends approval of the Rezoning Request from Agriculture and Open Space (AO) District to Commercial, General (CG) District, based on adjacent zoning districts, surrounding land uses and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

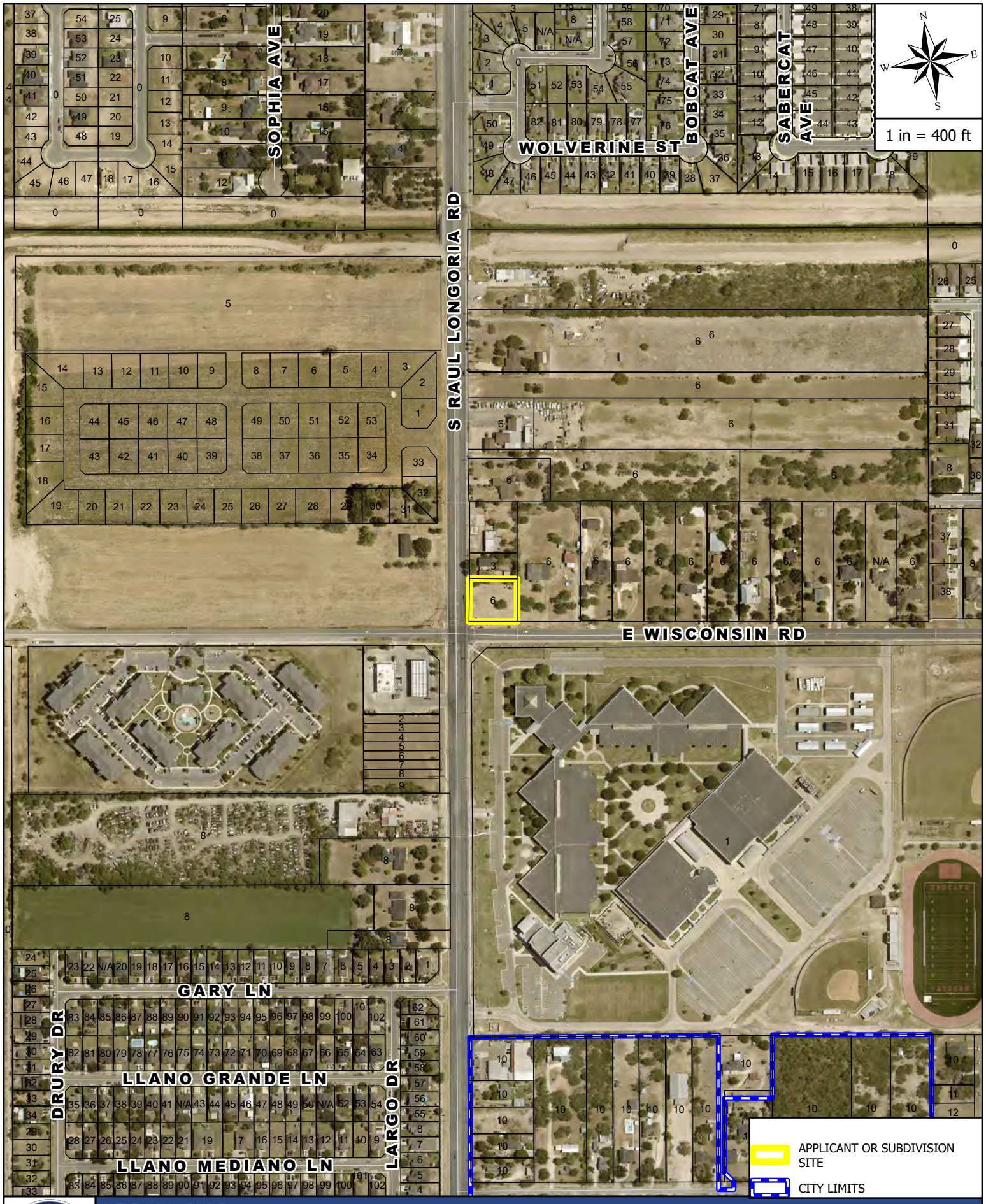
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EDINBURG NEW DEVELOPMENT MAP

APPLICANT AND/OR SUBDIVISION:

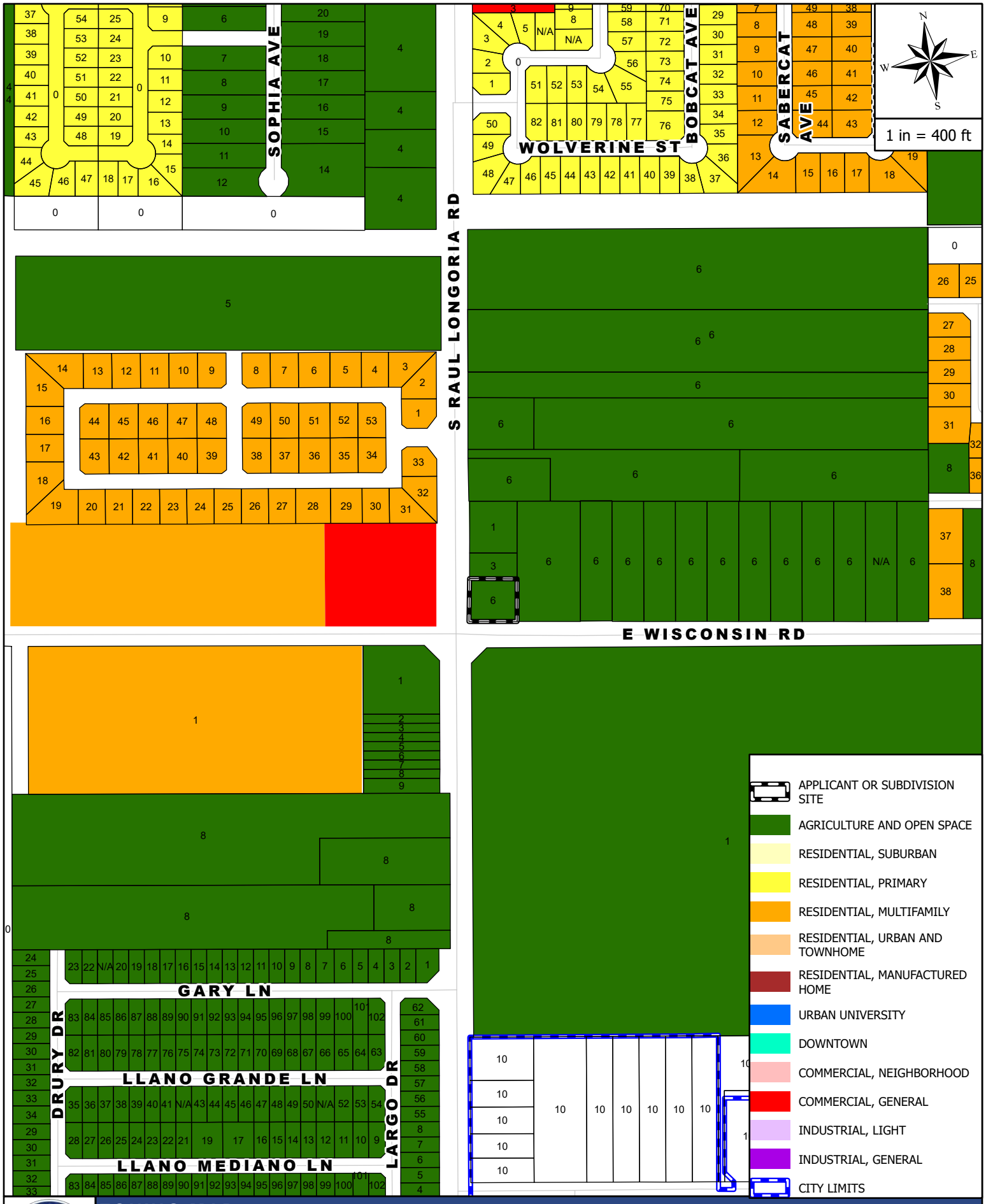
RZNE-2024-0208 GERARDO CASTORENA



AERIAL MAP

APPLICANT AND/OR SUBDIVISION:

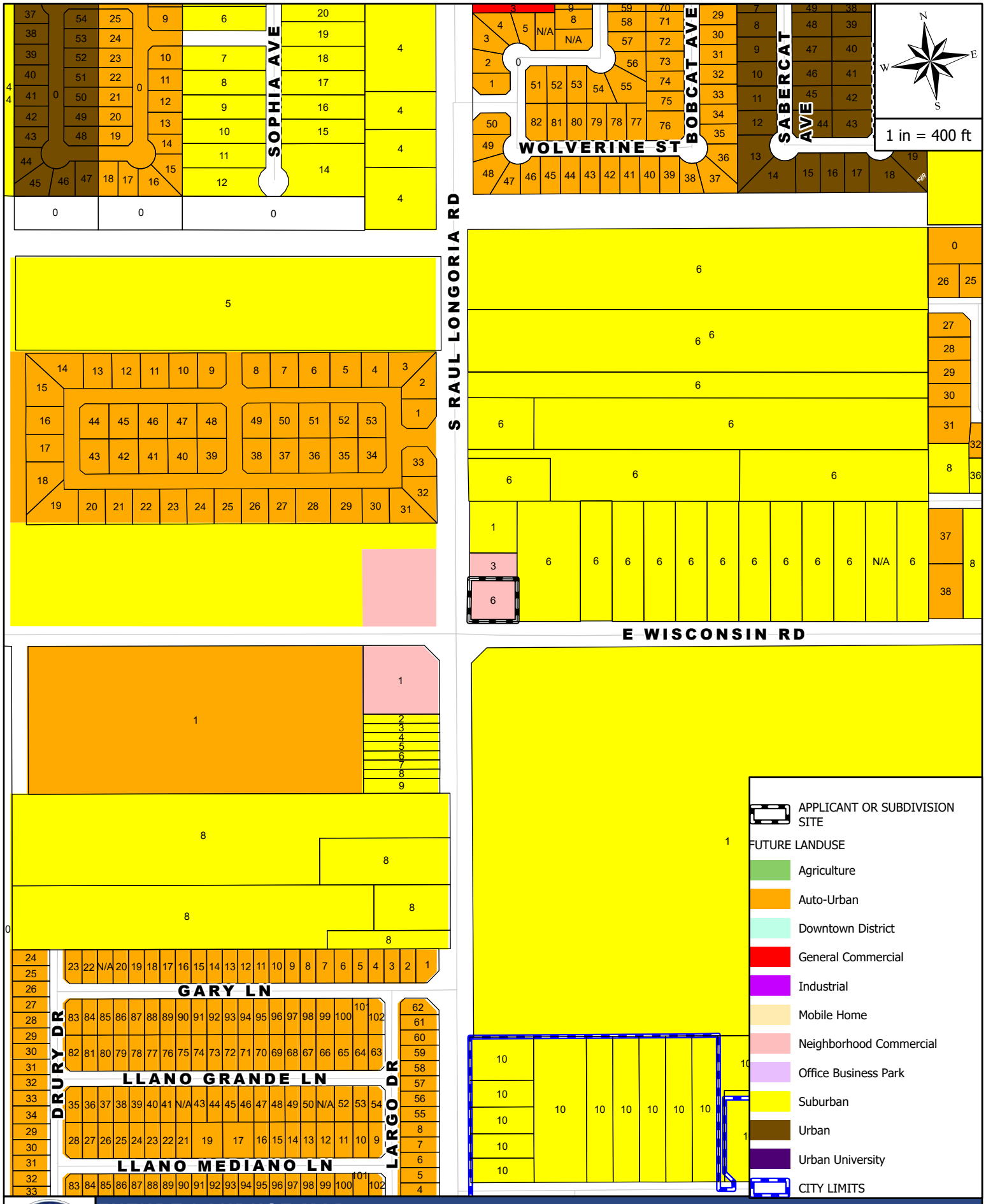
RZNE-2024-0208 GERARDO CASTORENA



ZONING MAP

APPLICANT AND/OR SUBDIVISION:

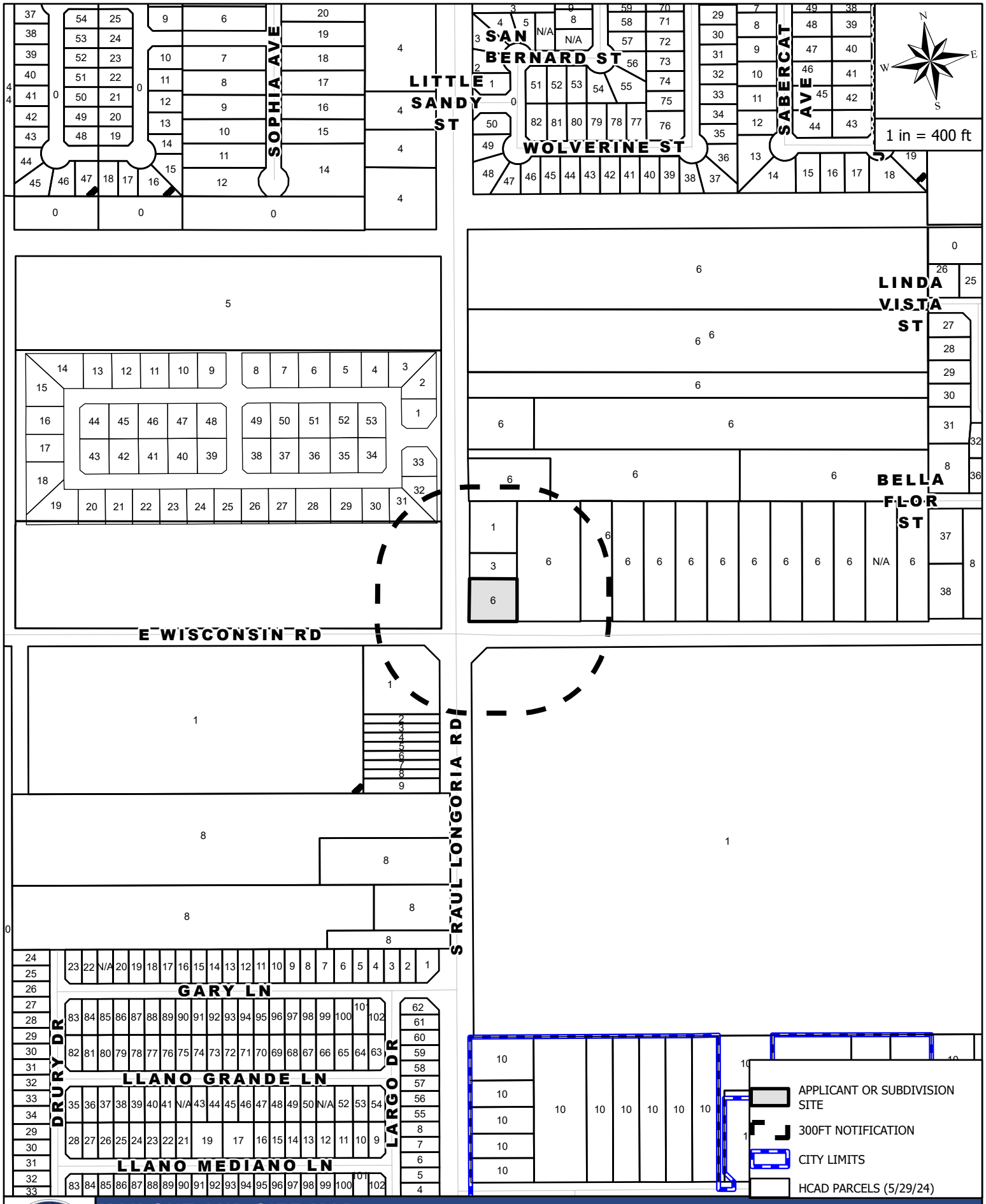
RZNE-2024-0208 GERARDO CASTORENA



FUTURE LANDUSE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0208 GERARDO CASTORENA



MAILOUT AND SITE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0208 GERARDO CASTORENA

Rezoning Request Site Photo

Gerardo Agustin Castorena Salazar and Silvia Nora Lopez

3430 South Raul Longoria Road



RETAIL
EDINBURG, TEXAS



INDEX OF DRAWINGS

COVER

COVER COVER SHEET

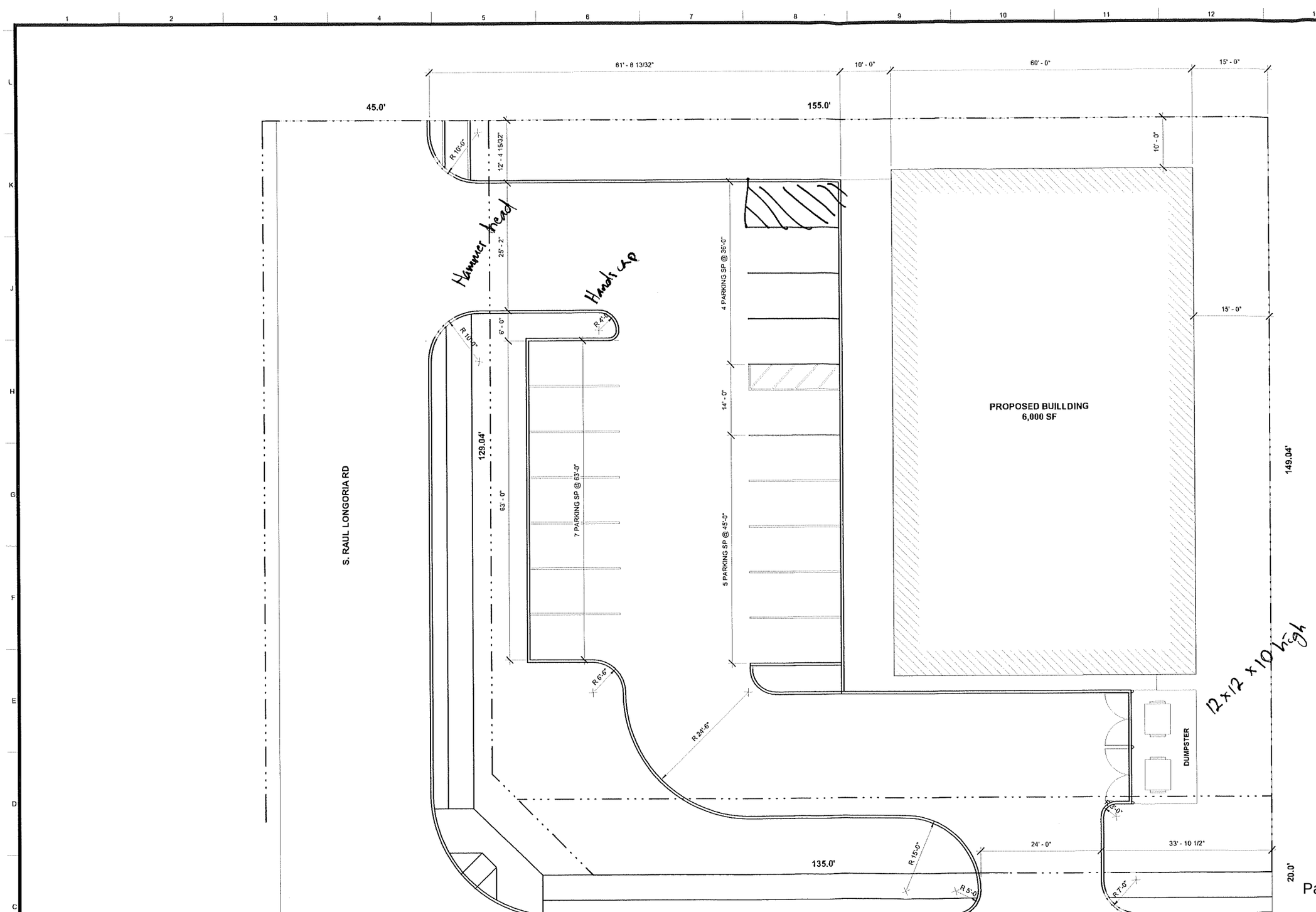
ARCHITECTURAL

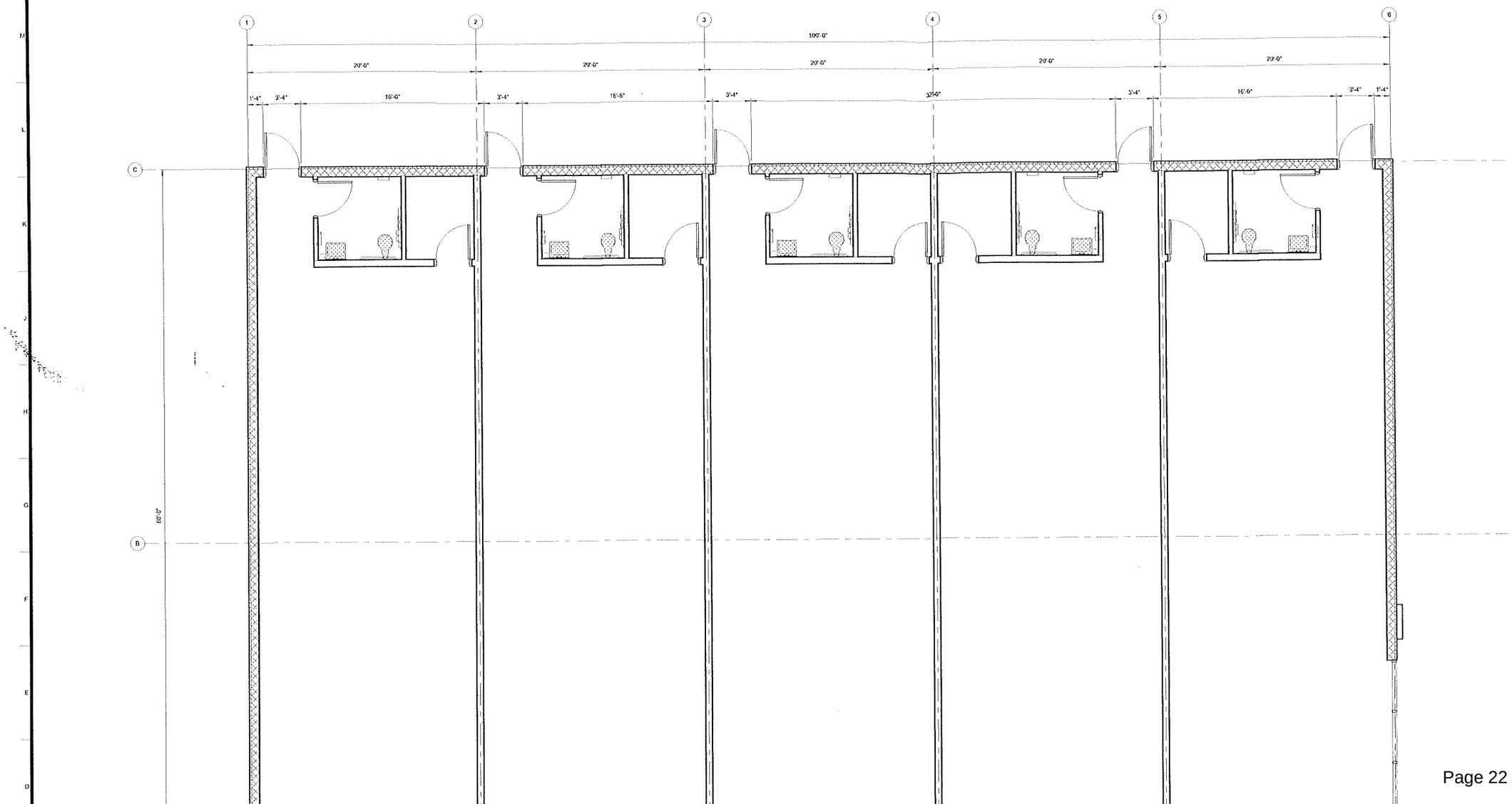
A1 SITE PLAN

AREA TABULATIONS

AREA SUMMARY

UNIT 1
1,122 SF


81' - 8 13/32"
10' - 0"
60' - 0"
15' - 0"
45.0'
155.0'
10' - 0"
R 10'-0"
12' - 4 15/32"
Hammer head
25' - 2"
Hand s up
4 PARKING SP @ 36'-0"
15' - 0"
R 10'-0"
6' - 0"
R 4'-0"
PROPOSED BUILLDING
6,000 SF
129.04'
14' - 0"
7 PARKING SP @ 63'-0"
63' - 0"
5 PARKING SP @ 45'-0"
149.04'
S. RAUL LONGORIA RD
R 6'-6"
12x12 x10 high
R 24'-6"
DUMPSTER
R 5'-0"
24' - 0"
33' - 10 1/2"
135.0'
R 15'-0"
R 5'-0"
R 7'-0"
20.0'

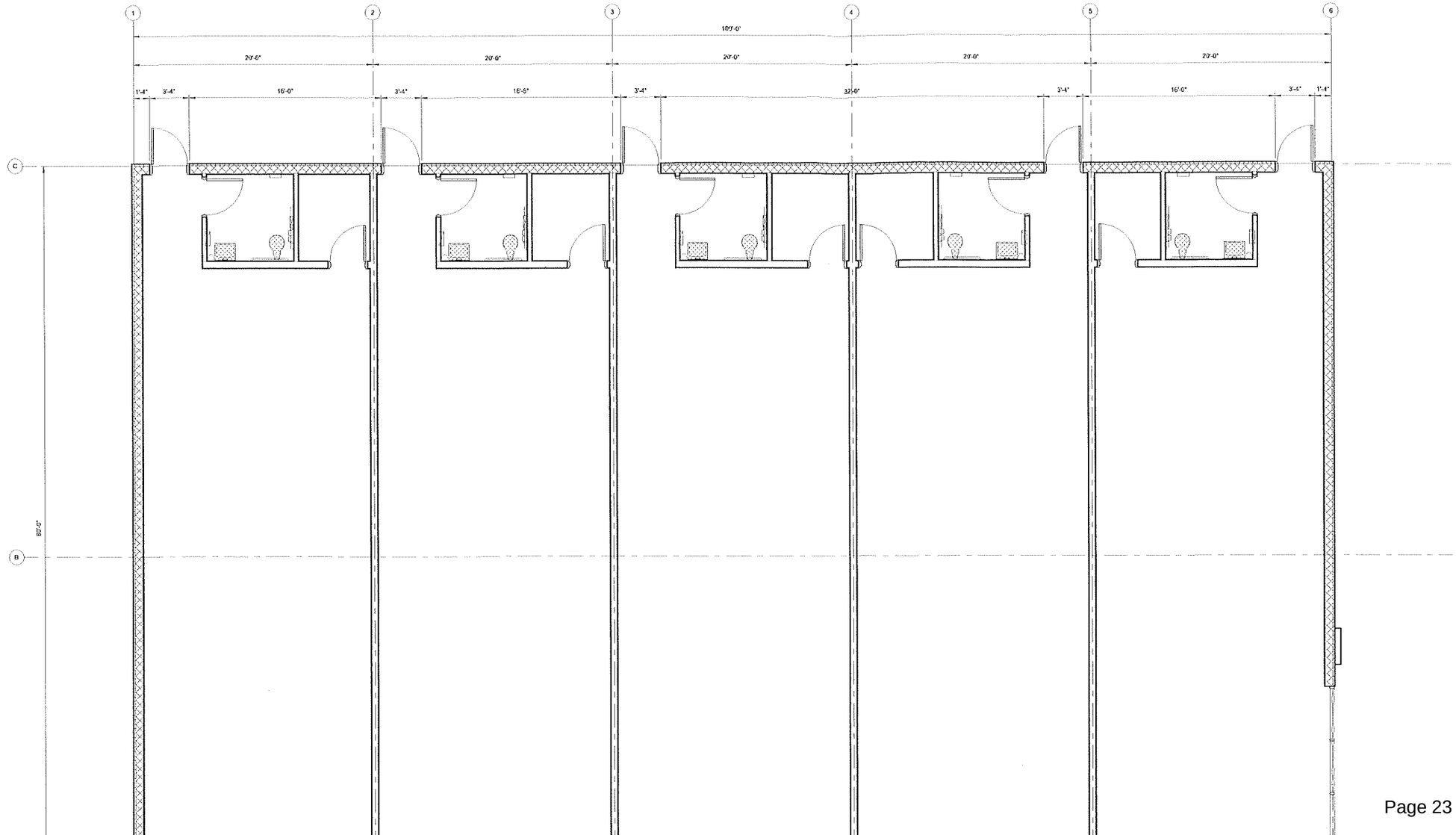


GENERA

1. ON THIS PLAN
WALLS AND WA
WALLS, UON.

2. DIMENSIONS A

CONSTR



GENERA

1. ON THIS PLA
WALLS, AND WA
WALLS, UON.

2. DIMENSIONS

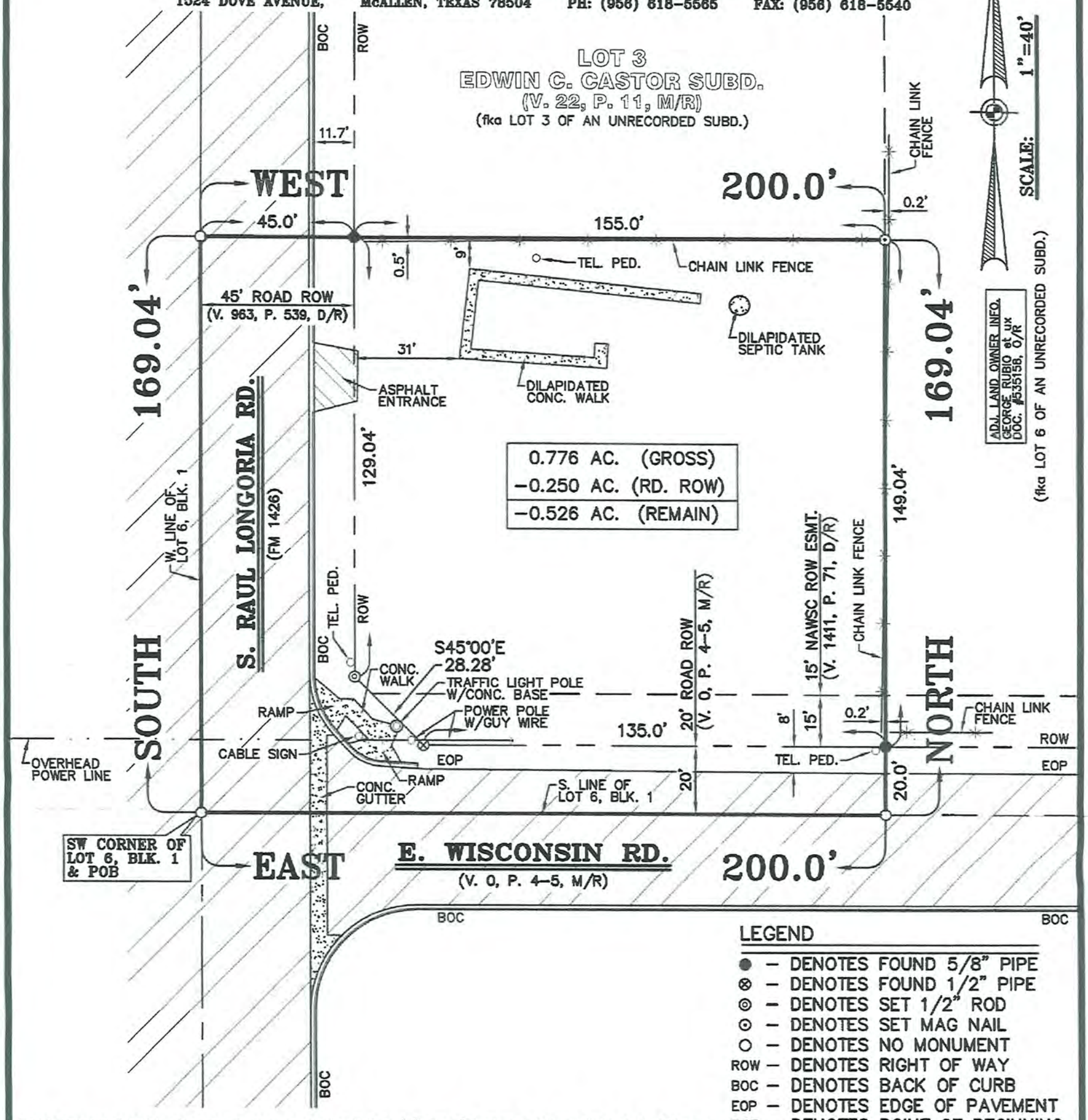
CONSTR

T.B.P.E. FIRM No.: F-5154

ART SALINAS
ENGINEERING & SURVEYING

T.B.P.L.S. FIRM No.: 10004000

1524 DOVE AVENUE, McALLEN, TEXAS 78504 PH: (956) 618-5565 FAX: (956) 618-5540



0.776 AC. (GROSS)
-0.250 AC. (RD. ROW)
-0.526 AC. (REMAIN)

LEGEND

- ● – DENOTES FOUND 5/8" PIPE
- ⊗ – DENOTES FOUND 1/2" PIPE
- ◎ – DENOTES SET 1/2" ROD
- ⊙ – DENOTES SET MAG NAIL
- ○ – DENOTES NO MONUMENT
- ROW – DENOTES RIGHT OF WAY
- BOC – DENOTES BACK OF CURB
- EOP – DENOTES EDGE OF PAVEMENT
- POB – DENOTES POINT OF BEGINNING

FLOOD ZONE DESIGNATION: The property shown hereon lies in Zone "B". Zone "B" areas lie between limits of the 100-year flood and 500-year flood; or certain areas subject to 100-year flooding with average depths less than one (1) foot or where the contributing drainage area is less than one square mile; or areas protected by levees from the base flood as per F.E.M.A. Flood Insurance Rate Map Panel No. 480334-0425-C dated 11-16-82.

PLAT NOTES:

1. There are no discrepancies, conflicts, shortages in area or boundary lines, encroachments, overlapping of improvements or visible or apparent easements except as shown on this plat.
2. This survey plat is prepared in connection with Title Policy G.F. # 232447597 and does not guarantee title. This survey is for the exclusive use of the client named hereon and may not be copied or transferred to another party without the express written consent of the surveyor.
3. This survey must contain an embossed seal and an original signature to be valid as per Section 661.46 and Section 663.19 of the "The Professional Land Surveying Practices Act".
4. This is a standard survey and does not include the location or subsurface investigation of underground utility, irrigation and/or gas lines.
5. Statutory rights, rules, regulations, easements and liens in favor of Hidalgo County Irrigation District No. 2, pursuant to applicable sections of the Texas Water Code. (Blanket)
6. Subject to rights or claims by Hidalgo County Irrigation District No. 2 to any portion of property lying within canal and/or drain ditch easements and/or rights of way located on the property.
7. Easement in favor of Irrigation District as shown in Deed dated January 1, 1927, executed by Ernest Biewener to C.M. Roscoe, recorded in Volume 253, Page 281, Deed Records of Hidalgo County, Texas. (Blanket)
8. Building, Zoning, Platting and/or Regulatory Laws and/or Ordinances of any Municipal and/or other Governmental Authority.
9. Subject to any oil, gas and mineral lease of record.
10. Bearing Basis: "S. line of a 0.776 acre tract recorded in Doc # 3506642, O/R"

BORROWER(s): Gerardo Agustin Castorena Salazar and Silvia Nora Lopez

THIS IS TO CERTIFY THAT I HAVE, THIS DATE, PREPARED A SURVEY ON THE GROUND WHICH IS LOCATED AT E. WISCONSIN RD., in EDINBURG, TEXAS, DESCRIBED AS FOLLOWS:

A TRACT OF LAND OUT OF LOT SIX (6), BLOCK ONE (1), JOHN CLOSNER, ET AL SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 0, PAGES 4-5, MAP RECORDS OF HIDALGO COUNTY, TEXAS. (SEE METES AND BOUNDS DESCRIPTION)

SAID TRACT OF LAND ALSO KNOWN AS: LOTS 1 AND 2 OF AN UNRECORDED SUBDIVISION OF THE SOUTH 15 ACRES OF SAID LOT 6, BLOCK 1, JOHN CLOSNER, ET AL SUBDIVISION;

SAVE AND EXCEPT FROM THE HEREINABOVE DESCRIBED PROPERTY, ALL OF SAID LAND OWNED OR CLAIMED IN FEE BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 BY INSTRUMENT RECORDED IN VOLUME 19, PAGE 57, DEED RECORDS OF HIDALGO COUNTY, TEXAS.

24-66796 Job No. 02-09-24 Date

©COPYRIGHT 2024 ART SALINAS ENGINEERING INC. THIS SURVEY WAS PROVIDED IN MULTIPLE ORIGINALS SOLELY FOR THE USE OF THE BORROWER NAMED HEREON. NO LICENSE HAS BEEN CREATED, EXPRESSED OR IMPLIED TO COPY THIS SURVEY.

Registered Professional Land Surveyor No. 4802

Planning & Zoning
415 West University Drive
Edinburg, Texas 78539
(956) 388-8202

THE CITY OF Edinburg

Zone Change Application

ENERGOV CASE #

Silvia N Lopez
(956) 502-1680
Silvialopez37@mail.com

Date: 5.2.2024

1. Property Owner (required): Gerardo A. Castorena Phone: (956) 342-2843
3. Mailing Address: 3002 bobcat Ave.
4. City: Edinburg State: Texas Zip: 78542
5. Owner's Email: Gerardoacastorena10rs@gmail.com 6. Cell No. (956) 342-2843
7. Agent (not owner): _____ 8. Agent's Phone: _____
9. Agent's Mailing Address: _____
10. City: _____ State: _____ Zip: _____
11. Agent's Email: _____
12. Address/Location being Rezoned: North East corner of Wisconsin & Raul Longoria
13. Legal Description of Property: 14. Property ID(s): 199516
15. Zone Change: From: Agricultura To: Comercial
16. Existing Land Use: _____
17. Reason for Zone Change: Build a commercial plaza.

Gerardo A. Castorena
(Please Print Name) Silvia N. Lopez Signature

OFFICE USE ONLY

REVIEWED BY _____ DATE RECEIVED 6/3/24

*INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED OR SCHEDULED EVEN IF PAYMENT IS MADE.

ZONING CASE
OWNER NOTIFICATION LIST

PID: 166536
BYRNE PAUL T
PO BOX 362
HARGILL, TX 78549-0362

PID: 685479
EDINBURG CISD
PO BOX 990
EDINBURG, TX 78540-0990

PID: 166538
DE BARRIERE MARTHA
A MALDONADO
3429 S RAUL LONGORIA RD
EDINBURG, TX 78542-6441

PID: 199531
TREVINO JUAN JR & ESTHER G
2605 E WISCONSIN RD
EDINBURG, TX 78542-9362

PID: 199514
BALLI AMELIA & ROBBIE
3312 S RAUL LONGORIA RD
EDINBURG, TX 78542-9623

PID: 199510
ESTEVIS RAMON
802 AMISTAD CIR
EDINBURG, TX 78539-6675

PID: 199507
TEXAS DELTA I LLC
1106 GOODRICH DR
EDINBURG, TX 78539-2704

PID: 199516
SALAZAR GERARDO A CASTORENA
& SILVIA NORA LOPEZ
3002 BOBCAT AVE
EDINBURG, TX 78542-0072

PID: 716310
PALACIOS JOHNNY
921 E EBONY LN
EDINBURG, TX 78539-5838

PID: 716307
COLE VS EDINBURG (RAUL LONGORIA)
TX LLC
3200 HACKBERRY ROAD
IRVING, TX 75063

PID: 199513
ROJAS ERMINIO C
5206 S VETERANS BLVD
EDINBURG, TX 78542-6666

PID: 213393
SOUTH TEXAS ELECTRIC COOPERATIVE INC
PO BOX 119
NURSERY, TX 77976-0119

PID: 199517
RUBIO GEORGE & DORA E
PO BOX 1452
ELSA, TX 78543-1452

PID: 199490
HIDALGO CO DRAIN DIST #1
902 N DOOLITTLE RD
EDINBURG, TX 78542-7470

PID: 1123678
WISCONSIN STREET HOUSING LP
330 W VICTORIA ST
GARDENA, CA 90248-3527

PID: 199509
ESTEVIS RAMON
802 AMISTAD CIR
EDINBURG, TX 78539-6675

PID: 199660
GARCIA GEORGE
2003 E WISCONSIN RD
EDINBURG, TX 78542-4604

PID: 199664
MORA ROBERT JR & LILIANA
PO BOX 1921
SAN JUAN, TX 78589-1921

PID: 199662
ADAME MICHELLE
PO BOX 2146
EDINBURG, TX 78540-2146

PID: 199663
SALINAS PEDRO
3308 SOTO DR
EDINBURG, TX 78542

ORDINANCE NO. _____

AN ORDINANCE AMENDING, SUPPLEMENTING, AND CHANGING THE BOUNDARIES OF THE AGRICULTURE AND OPEN SPACE (AO) DISTRICT TO COMMERCIAL, GENERAL (CG) DISTRICT, BEING A TRACT OF LAND OUT OF LOT 6, BLOCK 1, JOHN CLOSNER, ET AL SUBDIVISION, LOCATED AT 3430 SOUTH RAUL LONGORIA ROAD, EDINBURG, HIDALGO COUNTY, TEXAS, FROM ONE DISTRICT TO ANOTHER; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER HEREOF.

WHEREAS, the owner of the herein described real estate has submitted to the Planning and Zoning Commission of the City of Edinburg, Texas, a proposed amendment, and the proposed supplement and change to the boundaries of the Agriculture and Open Space (AO) District and the Commercial, General (CG) District, as set out in the Unified Development Code of the City of Edinburg, Texas, heretofore finally passed, approved, and adopted by said City Council on the 9th day of August, 2022. Such proposed amendment is to change the zoning of all of Being a Tract of Land Out of Lot 6, Block 1, John Closner, ET AL Subdivision, Located at 3430 South Raul Longoria Road, Edinburg, Hidalgo County, Texas, from Agriculture and Open Space (AO) District to Commercial, General (CG) District, for a recommendation and report by said Planning and Zoning Commission; and

WHEREAS, the said Planning and Zoning Commission of the City of Edinburg, Texas, gave due notice as provided by said Unified Development Code of a public hearing to be held before said Planning and Zoning Commission, on July 9, 2024, at 5:30 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, and said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes, providing said notice by U. S. Mail to all property owners and persons rendering property for taxation within 300 feet of the property affected not less than ten (10) days before said public hearing; and

WHEREAS, after such public hearing, the Planning and Zoning Commission of the City of Edinburg, Texas, presented its report to the City Council of the City of Edinburg that they approved the change in zoning of said property, from one district to the other; and

WHEREAS, after receipt of the final report from the Planning and Zoning Commission, the City Council of said City provided due notice, as provided by said Unified Development Code to be held before said City Council, and notice was published one time in a newspaper published

in the City of Edinburg, Texas, and of general circulation in said City, stating that a public hearing to consider said proposed revision would be held on August 20, 2024 at 6:00 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, which time was not less than 15 days nor more than 20 days from the date of publication, and that said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes; and

WHEREAS, having held said public hearing, it is the opinion of the City Council of the City of Edinburg, Texas that such change and revision should be made.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I. AUTHORITY OF LAW: All requirements of the law have been met in the passing of this Ordinance.

SECTION II. The zoning of the first above-described property is hereby changed from Agriculture and Open Space (AO) District to Commercial, General (CG) District and the boundaries of said Districts are hereby amended, supplemented and changed so as to delete the said area from the said Agriculture and Open Space (AO) District and added to Commercial, General (CG) District.

SECTION III. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject and any provision of any ordinance in direct conflict with any provision of this ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION IV. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION V. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage and publication according to law.

SECTION VI. CODIFICATION: That this Ordinance shall not be published in the Code of Ordinances of the City of Edinburg, Texas, as it is not amendatory thereof.

SECTION VII. WAIVER CLAUSE: This requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM: .

By: _____
Josephine Ramirez Solis, City Attorney

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PUBLIC HEARINGS
Agenda Item No: 7.B.
Rezoning Request - Rio Delta Engineering on Behalf of Marco Antonio Vera and Rabanal Limited

1. **Agenda Item:**
Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District, 1.02 Acres Being All of Lots 25, 26, 27 and out of Lot 15, Shuey Subdivision, Located at 1325 East Schunior Street, as Requested by Rio Delta Engineering on Behalf of Marco Antonio Vera and Rabanal Limited. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

2. **Description:**
This property is located on the northwest corner of North Expressway 281 Frontage and East Schunior Road. The property has a total frontage of approximately 330 feet along North Expressway 281 Frontage and 150 feet along East Schunior Street for a total of 1.02 acres. The requested zoning designation is Commercial, General (CG) District which is the primary commercial district, meant to accommodate a wide range of commercial uses, including highway service uses and community or regional commercial, office, and service uses. It is intended to provide for a full range of community and regional scale commercial enterprises, including but not limited to retail, office, restaurant, entertainment, and service. Commercial property to the north was rezoned on April 4, 2017. The applicant is seeking a zone change to establish a commercial development.

Adjacent zoning districts are Commercial, General (CG) District to the north, and Industrial, General (IG) District to the south, east and west. Surrounding land consists of a mix of commercial uses and institutional uses. The future land use designation for this property is Industrial Uses.

Staff mailed a notice of the public hearing to 11 neighboring property owners on Friday, June 28, 2024, and received no comments in favor or against this request at the time this report was prepared. Notice of this public hearing was published in the newspaper on July 31, 2024.

The Planning & Zoning Commission recommended with a unanimous vote of 6-0 to approve the Rezoning Request. A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.

3. **Staff's Recommendation:**
Staff recommends approval of the Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District, based on adjacent zoning districts, and surrounding land uses in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

Reviewed by: **Prepared by:**

Jesus Saenz, Assistant City Manager

Jaime Acevedo, Director of Planning and Zoning

Attachments:

A. City Council Agenda Packet Attachments
B. Ordinance

MEETING DATES:
PLANNING & ZONING COMMISSION – 07/09/2024
CITY COUNCIL – 08/20/2024
DATE PREPARED – 06/28/2024

STAFF REPORT
GENERAL INFORMATION

APPLICATION: Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District

APPLICANT: Marco Antonio Vera and Rabanal Limited

AGENT: Rio Delta Engineering

LEGAL: 1.02 Acres Being all of Lots 25, 26, 27 and out of Lot 15, Shuey Subdivision

LOCATION: 1325 East Schunior Street

LOT/TRACT SIZE: 1.02 Acres

CURRENT USE: Vacant land

PROPOSED USE: Commercial Development

EXISTING ZONING: Industrial, General (IG) District

ADJACENT ZONING:
North – Commercial, General (CG) District
South – Industrial, General (IG) District
East – Industrial, General (IG) District
West – Industrial, General (IG) District

LAND USE PLAN: Industrial Uses

PUBLIC SERVICES: City of Edinburg Water and Sewer

RECOMMENDATION: Staff recommends approval of the Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District

REZONING REQUEST
RIO DELTA ENGINEERING ON BEHALF OF MARCO ANTONIO VERA AND RABANAL LIMITED

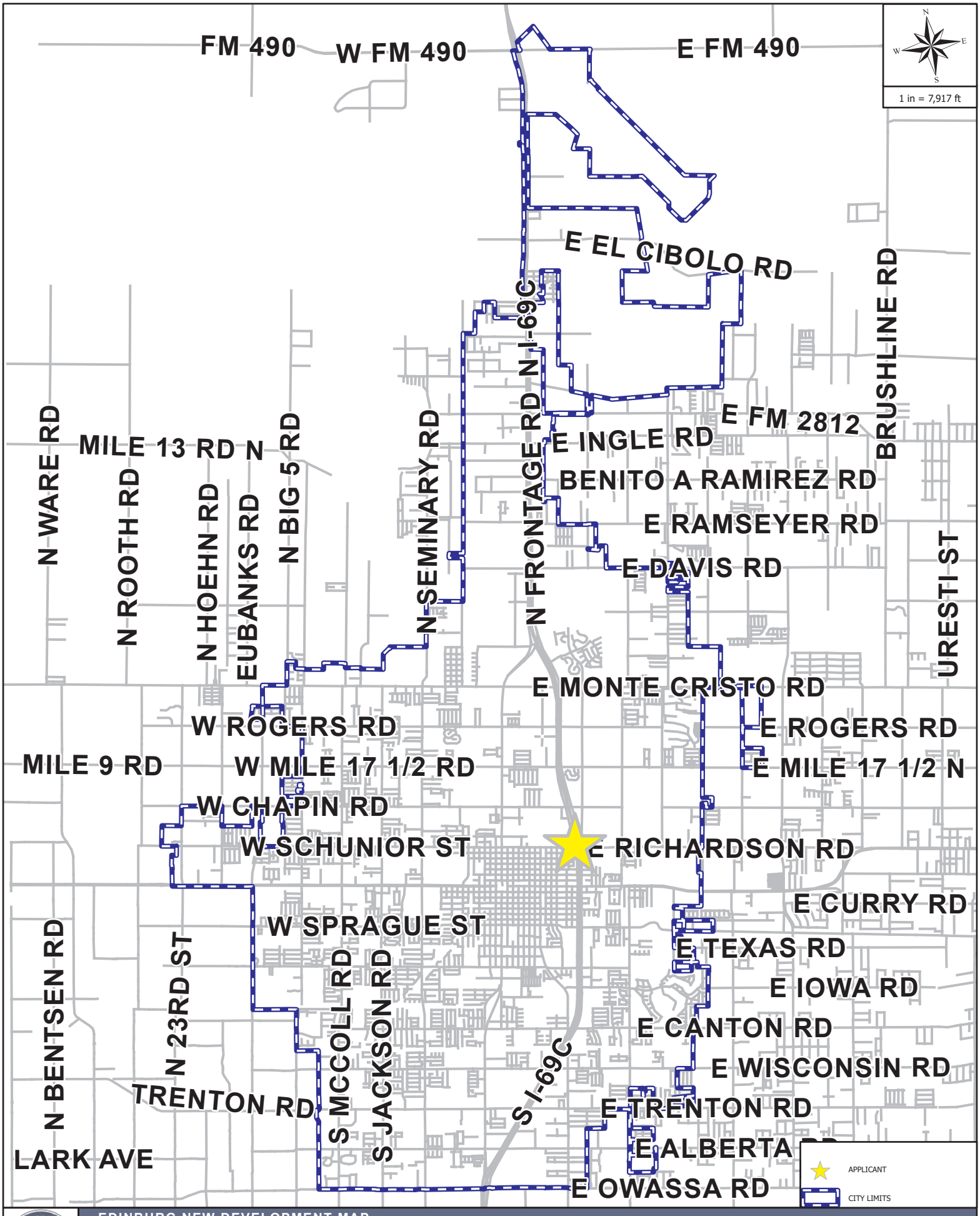
EVALUATION

The following is the staff's evaluation of the request:

1. Surrounding land consists of a mix of commercial and institutional uses.
2. The proposed zoning would be consistent with the adjacent uses in the area.
3. The proposed zoning is not consistent with the Future Land Use Plan.

Staff recommends approval of the Rezoning Request from Industrial, General (IG) District to Commercial, General (CG) District, based on adjacent zoning districts, and surrounding land uses in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

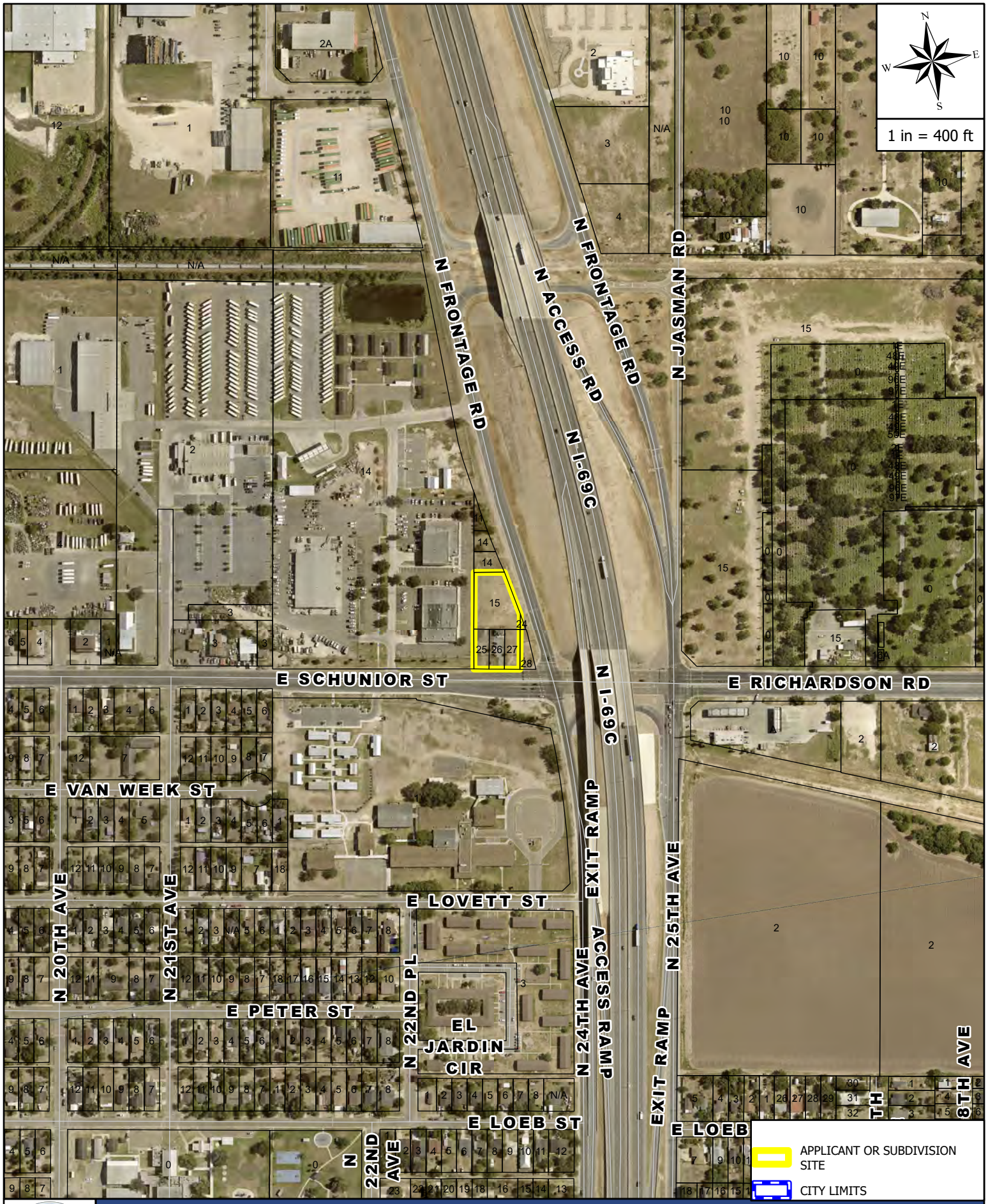
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EDINBURG NEW DEVELOPMENT MAP

APPLICANT AND/OR SUBDIVISION:

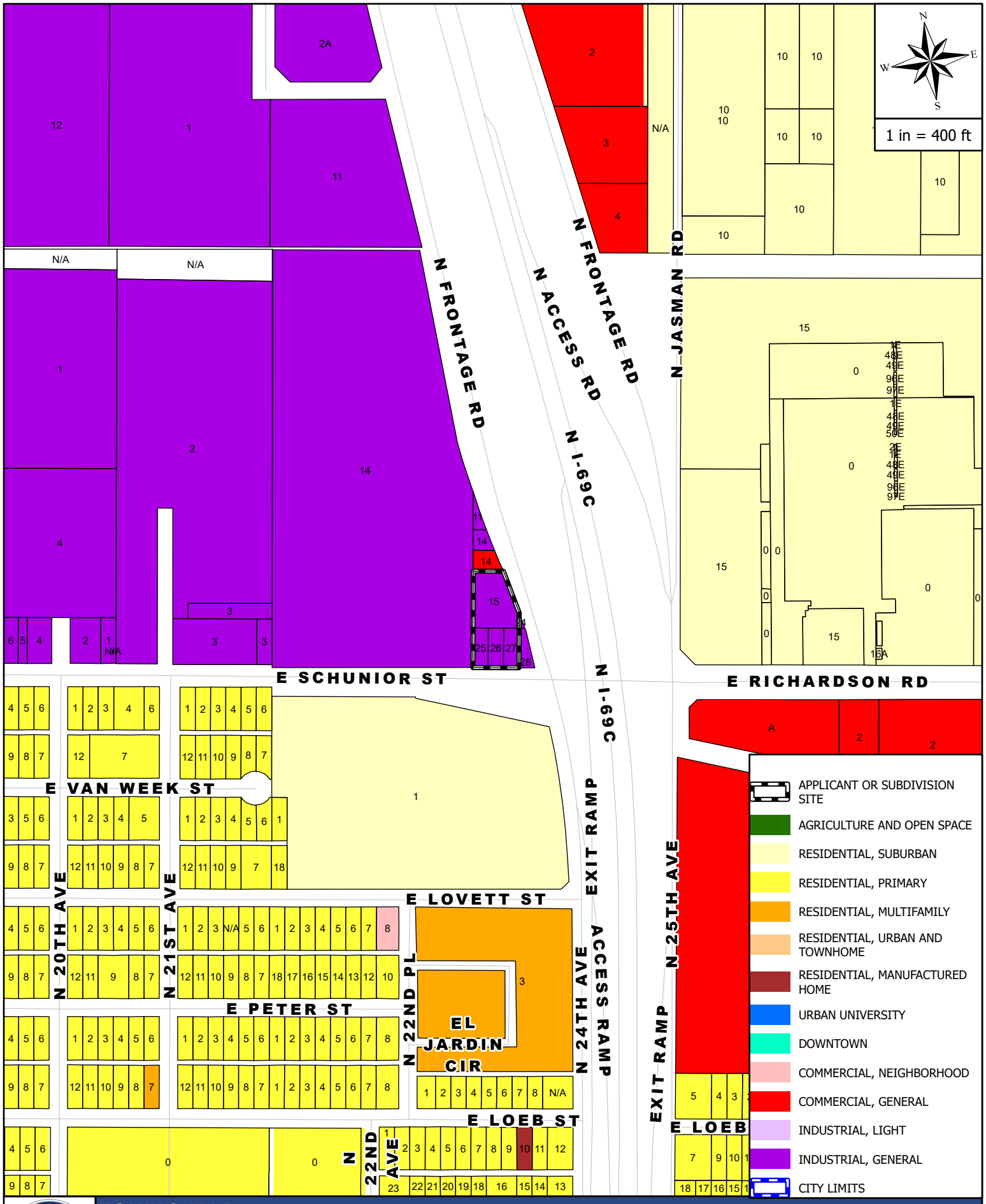
RZNE-2024-0209 MARCO VERA



AERIAL MAP

APPLICANT AND/OR SUBDIVISION:

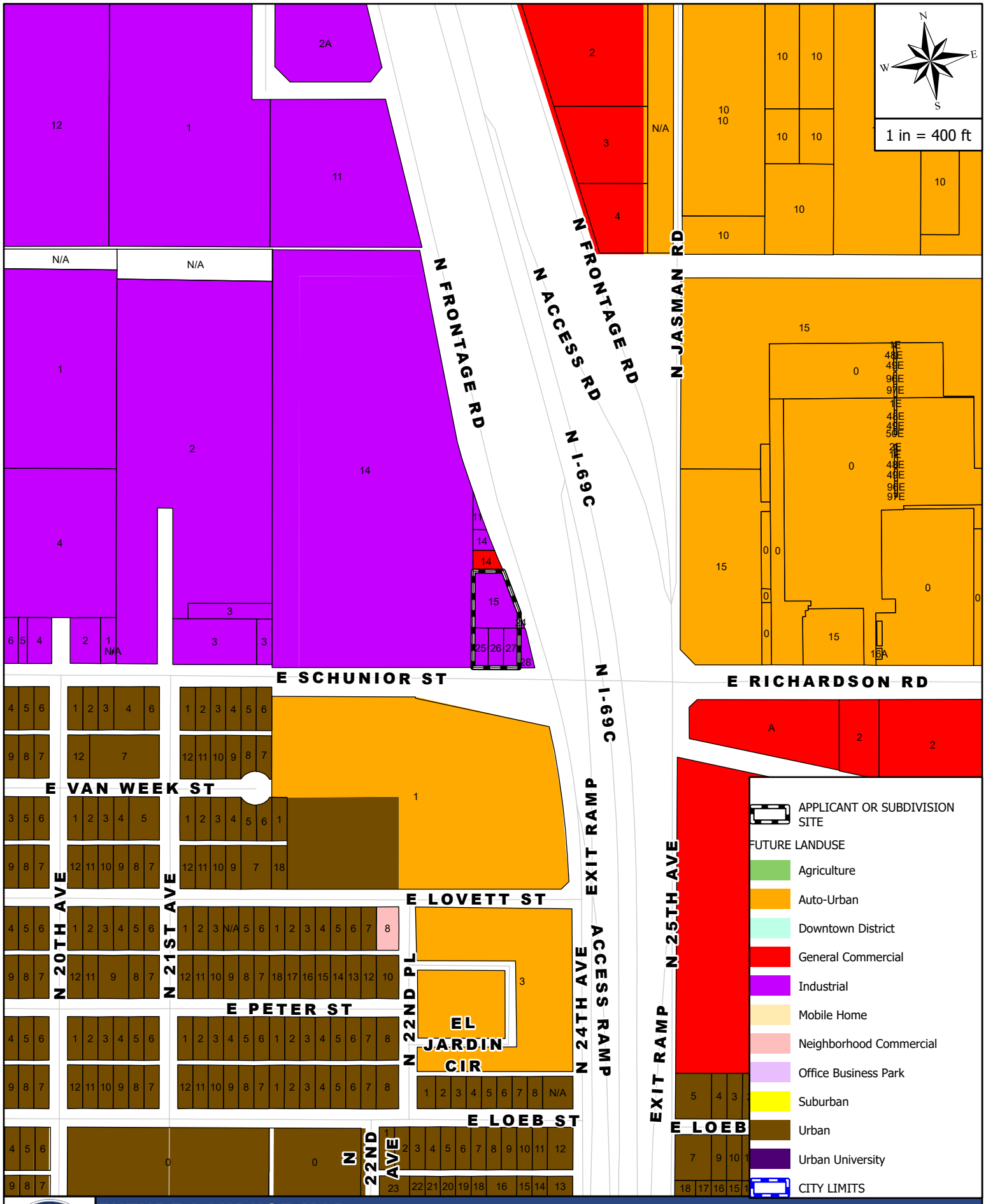
RZNE-2024-0209 MARCO VERA



ZONING MAP

APPLICANT AND/OR SUBDIVISION:

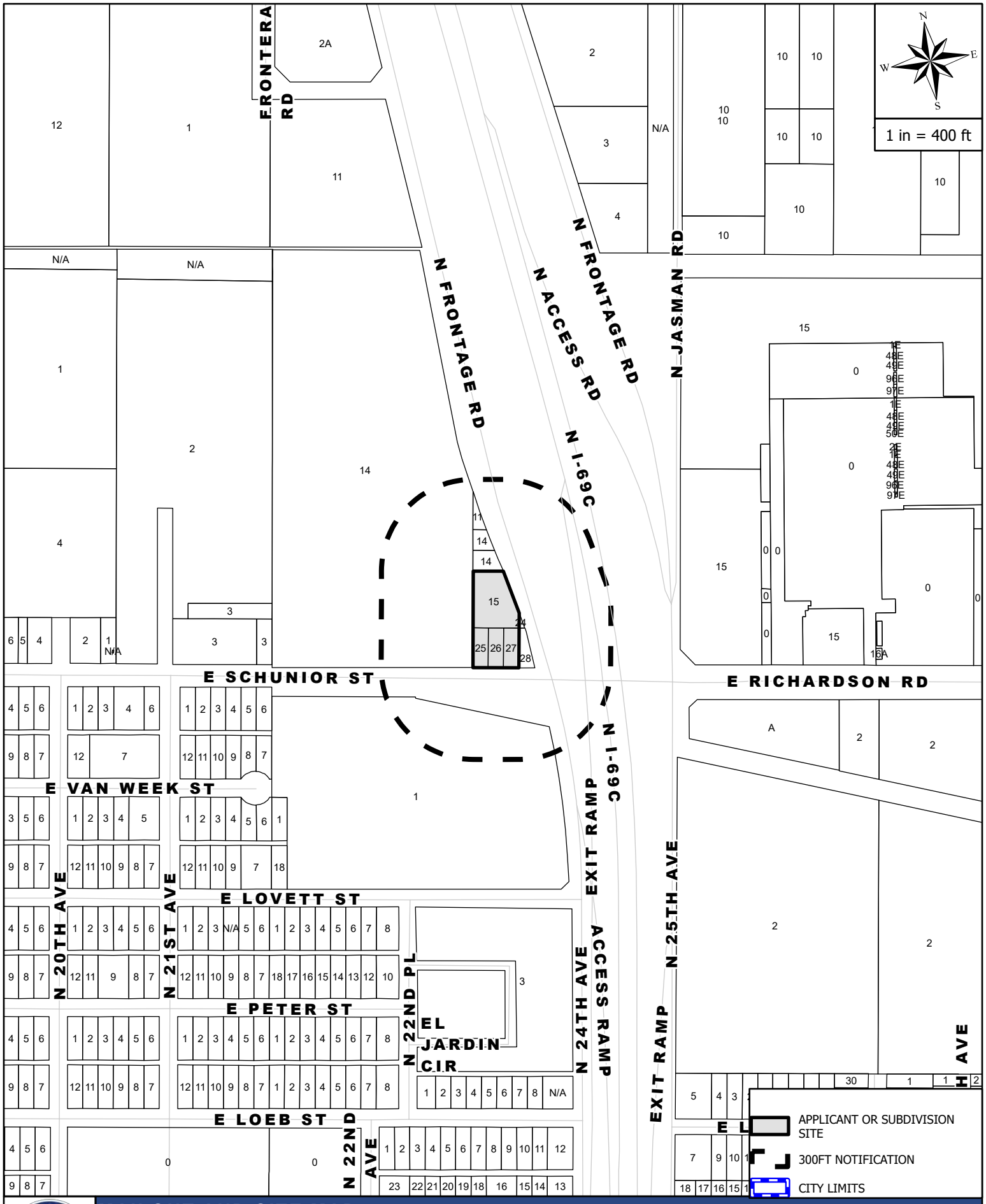
RZNE-2024-0209 MARCO VERA



FUTURE LANDUSE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0209 MARCO VERA



MAILOUT AND SITE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0209 MARCO VERA

Rezoning Request Site Photo

Rio Delta Engineering on Behalf of Marco Antonio Vera
and Rabanal Limited
1325 East Schunior Street



EXHIBIT B
TRACT 1 - 1.02 ACRES
ALL OF LOTS 25, 26, & 27 AND OUT OF LOT 15
SHUEY SUBDIVISION
VOL.8, PG.33, MAP RECORDS OF
HIDALGO COUNTY, TEXAS
TO ACCOMPANY FIELD NOTES

SCALE: 1" = 50'
BEARING OF BASIS
TEXAS STATE PLANE
COORDINATES TEXAS SOUTH
ZONE (4205) (NAD 83)
ALLTERRA NETWORK

LEGEND

- ● 1/2" IRON ROD FOUND
- ○ CAPPED 1/2" IRON ROD SET
- △ CALCULATED POINT
- XXXX MEASURED
- ((XXXX)) DEED CALL, (VOL. 1293, PG.996, O.R.H.C.)
- {{XXXX}} DEED CALL, (VOL. 8, PG.33, M.R.H.C.)
- [XXXX] DEED CALL, (VOL. 1283, PG.177, O.R.H.C.)
- {XXXX} DEED CALL, (DOC.#438130 O.R.H.C.)

18.820 ACRES TRACT
OUT OF LOT 14, SECTION 246,
TEX-MEX RAILWAY COMPANY'S SURVEY
VOL.24, PGS.168-171, D.R.H.C.
DOC.#438130, O.R.H.C.

S81° 10' 25"E
70.36'

L=29.96', R=1909.86'
Δ=0.90' [R:1909.86']

[N14°03'46"W 43.68']
S14° 07' 03"E
43.57'

N8° 51' 32"E
67.80'

LOT 14

([S81°07'08"E 98.85'])
[N81°07'08"W 98.85']
S81° 10' 25"E
98.85'

([N14°03'46"W 12.70'])
S14° 07' 03"E
12.70'

L=128.21', R=2864.79'
D=2.56
((R:2864.79', L:128.19'))

EXIST. WEST R.O.W. LINE
(AS PER VOL.1283 PG.177, D.R.H.C.)

EXIST. 41.35' PAVED ROAD

LOT 15

TRACT 1
1.02 ACRES

[S08°54'49"W]
N8° 51' 32"E 315.80'

S8° 51' 32"W
54.96'

N81° 10' 25"W
1.20'

U.S. HIGHWAY 281
R.O.W. VARIES

S8° 51' 32"W
130.00'
{{130.0'}}

P.O.B.
S.W. CRN OF LOT 25
1/2" IRON ROD SET
N: 16666222.7989'
E: 885123.7872'

LOT 25 | LOT 26 | LOT 27

EXIST. FENCE

18.74'

N81° 10' 25"W 150.00'

EXIST. NORTH R.O.W. LINE

EXIST. 69.11'
PAVED ROAD

SCHUNIOR ROAD (F.M. 2128)
R.O.W. VARIES

EXIST. FENCE

EXIST. SOUTH R.O.W. LINE
(AS PER INS.#31528007, M.R.H.C.)

SURVEYOR'S NOTES:

1.) SURVEY DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

2.) NO ADDITIONAL RESEARCH WAS PERFORMED BY RIO DELTA ENGINEERING FOR ANY ADDITIONAL EASEMENT(S) OR BUILDINGS LINES WHICH MAY OR MAY NOT AFFECT THE SUBJECT TRACT.

3.) THE PROPERTY SHOWN IS IN ZONE "X" SHADED AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY AND IDENTIFIED ON FIRM MAP NO. 480338 0020E, DATED JUNE 6, 2000.

I, IVAN GARCIA, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY STATE, THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY SHOWN HEREON DURING JUNE, 2024 UNDER MY DIRECTION AND SUPERVISION; THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE; THAT THE PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR LAND TITLE SURVEYS".

RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7628
SURVEY FIRM NO. 10194027
921 S. 10TH AVENUE, EDINBURG TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

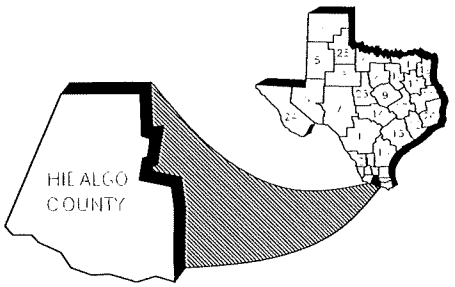
DATE: JUNE, 2024
PROJECT: SUB 24 015
PAGE: 2 OF 2

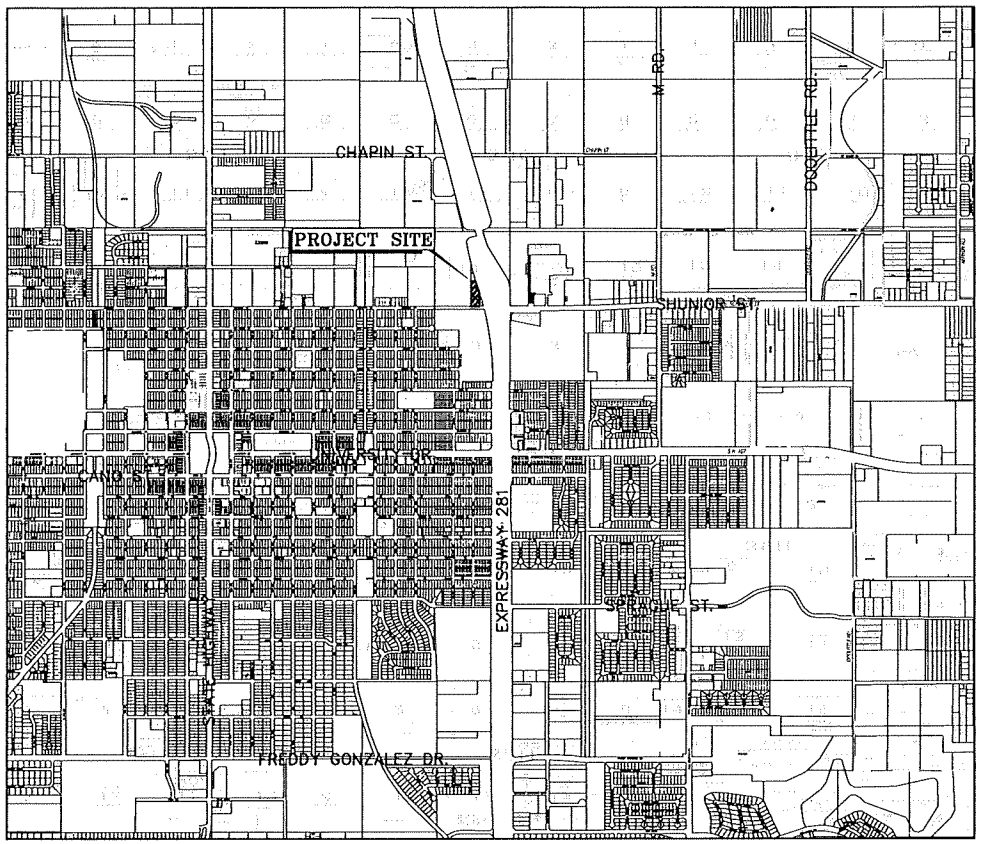
6/4/24
IVAN GARCIA DATE
REG. PROFESSIONAL LAND
SURVEYOR NO. 6496

STATE OF TEXAS
REGISTERED
IVAN GARCIA
6496
PROFESSIONAL
LAND SURVEYOR

POULTRY SUBDIVISION

HIDALGO COUNTY, TEXAS





VICINITY MAP

SCALE: 1"=1000'

INDEX OF SHEETS

SHT#	DESCRIPTION
SHT 1	COVER SHEET
SHT 2	PLAT SHEET
SHT 3	EXISTING TOPOGRAPHICAL & DEMOLITION PLAN
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SHT 5	PAVING & DRAINAGE LAYOUT
SHT 6	CONTROL EROSION PLAN
SHT 7-13	TYPICAL DETAILS

RIO DELTA ENGINEERING

FIRM REGISTRATION No. F-7626
SURVEY FIRM No. 10184027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 115462 ON MAY 31, 2024. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

ISSUED FOR: PRELIMINARY

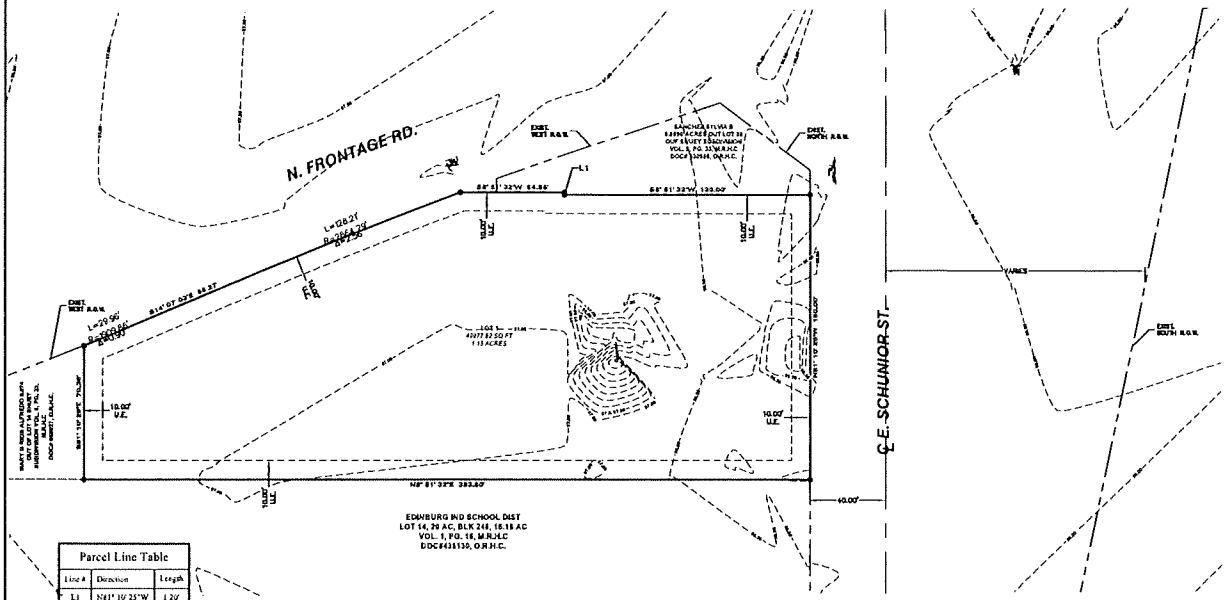
COVER SHEET
POULTRY SUBDIVISION
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

ENGINEER:	IVAN GARCIA P.E. R.P.L.S.
SURVEYOR:	IVAN GARCIA P.E. R.P.L.S.
CHECKED:	IVAN GARCIA P.E. R.P.L.S.
DRAWN:	Y.V
SCALE:	N.T.S.
DATE:	MAY 31, 2024
PROJECT:	SUB 24 015
REVISIONS:	
PAGE NO.	SHT 1

DATE OF PREPARATION: JUNE 3, 2024

POULTRY SUBDVISION

BEING A 1.15 ACRES TRACT OF LAND MORE OR LESS, OUT OF AND FORMING A PART OR PORTION OF LOT 2, 36, 37 OF SHIVEY SUBDIVISION, HIDALGO COUNTY, TEXAS, RECORDED IN VOLUME 8, PAGE 53 MAP RECORDS OF HIDALGO COUNTY, TEXAS.



SCALE: 1"=30'
BASIS OF BEARING
TEXAS STATE PLANE COORDINATES
NAD 83
TEXAS SOUTH ZONE (4205)
WESTERN DATA SYSTEMS NETWORK

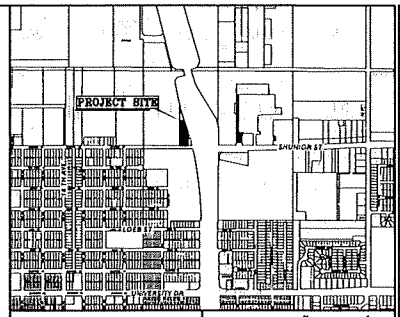
Parcel Line Table		
Line #	Direction	Length
L1	N81° 19' 25"W	1.20'

LEGEND

○	– SET 1/2 INCH IRON ROD
●	– FOUND 1/2 INCH IRON ROD
●	– FOUND 5/8 INCH IRON ROD
△	– FOUND COTTON PICKER SPINDLE
■	– FOUND 80-D NAIL
▲	– SET COTTON PICKER SPINDLE
⌀	– POWER POLE
-Q-	– GUY WIRE
□	– FOUND FENCE POST
⌒	– TRAFFIC IRON
■	– WATER METER
W	– WATER VALVE
●	– IRRIGATION STAND PIPE
(XXXX)	– DEED RECORD CALL
XXXX	– NATURAL GROUND
▲	– CALCULATED POINT
	– ELECTRICAL & UTILITY EASEMENT

ABBREVIATION LEGEND

F.B.S.L.	FRONT BUILDING SETBACK LINE
R.B.S.L.	REAR BUILDING SETBACK LINE
S.B.S.L.	SIDE BUILDING SETBACK LINE
R.O.W.	RIGHT-OF-WAY
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCING
S.W.C.	SOUTHWEST CORNER
F.T.	FARM TRACT
F.M.	FARM-TO-MARKET
U.E.	UTILITY EASEMENT
E.&U.E.	ELECTRICAL AND UTILITY EASEMENT
℄	CENTER LINE
	LOT LINE



LOCATION MAP SCALE: 1"= 1000'

GENERAL PLAT NOTES

1. FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: THE SUBDIVISION IS IN ZONE "X" (SHADED), AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD, AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY AND IDENTIFIED ON COMMUNITY PANEL NO. 480338 0005 E, REVISED JUNE 6, 2000.
2. SETBACKS:

FRONT:	30.00	FEET	OR EASEMENT WHICHEVER IS GREATER
REAR:	10.00	FEET	OR EASEMENT WHICHEVER IS GREATER
SIDE:	6.00	FEET	OR EASEMENT WHICHEVER IS GREATER

3. MINIMUM FINISH FLOOR ELEVATION SHALL BE 18 INCHES ABOVE TOP OF CURB AT FRONT AND CENTER OF LOT.
4. BENCHMARK (B.M.):
COTTON-PICKER-SPINDLE SET APPROXIMATELY 163.00 FEET WEST FROM THE INTERSECTION OF EAST CHAPIN STREET AND NORTH MORIAN ROAD, ELEV.=98.59 (N.A.V.D. 88)
NORTHING: 16636366.530 EASTING: 1100778.391 (TEXAS STATE PLANE COORDINATES, N.A.D. 83)
5. DRAINAGE:
IN ACCORDANCE WITH THE CITY OF EDINBURG DRAINAGE POLICY, HIDALGO COUNTY DRAINAGE DISTRICT No. 1 REQUIREMENTS AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 8.446 CUBIC-FEET OR 0.188 ACRE-FEET OF STORM WATER RUNOFF. DRAINAGE ANALYSIS WILL BE REQUIRED DURING BUILDING PERMIT STAGE.
6. ALL LOT CORNERS ARE SET 1/2 INCH IRON RODS WITH CAP.
7. A FIVE (5.00') FOOT SIDEWALK AND ADA RAMPS ARE REQUIRED ALONG EAST SCHUNIOR STREET.
8. ALL EASEMENTS SHOWN ARE DEDICATED BY THIS PLAT, UNLESS STATED OTHERWISE.
9. ADDITIONAL FIRE HYDRANTS MIGHT BE REQUIRED AT BUILDING PERMIT STAGE.

METES AND BOUNDS DESCRIPTION

BEING 1.15 ACRES TRACT OF LAND MORE OR LESS, SITUATED IN THE CITY OF EDINBURG, HIDALGO COUNTY, TEXAS, SAID 1.15 ACRES BEING ALL OF LOTS 35, 36, 37 AND BEING OUT OF AND FORMING PART OF LOTS 14 AND 15, SHIVEY SUBDIVISION, RECORDED IN VOLUME 8, PAGE 53, MAP RECORDS OF HIDALGO COUNTY, TEXAS; AND SAID 1.15 ACRES TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING AT THE SOUTHWEST CORNER OF THE SAID LOT 35, SAME BEING A POINT ON THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT AND THE POINT OF BEGINNING;

THENCE, N 64° 51' 32" E ALONG THE EAST LINE OF LOTS 35, 18 AND 14, A DISTANCE OF 383.80 FEET TO A ½-INCH CAPPED IRON ROD SET FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, S 81° 19' 25" E ACROSS THE SAID LOT 14, TO A POINT ON THE EXISTING WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 281, A DISTANCE OF 78.38 FEET TO A ½-INCH CAPPED IRON ROD SET FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, IN A SOUTHEASTERLY DIRECTION ACROSS THE SAID LOT 14, ALONG THE EXISTING WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 281, A CURVE TO THE RIGHT, WITH AN ARC LENGTH OF 29.96 FEET, A RADIUS OF 1900.00 FEET AND A DELTA OF 0.90 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, S 11° 27' 52" E ACROSS THE SAID LOTS 14 AND 15, SAME BEING ALONG THE EXISTING WEST RIGHT-OF-WAY LINE U.S. HIGHWAY 281, A DISTANCE OF 98.37 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, IN A SOUTHEASTERLY DIRECTION ALONG THE EXISTING WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 281, TO A POINT ON THE EAST LINE OF THE SAID LOT 15, A CURVE TO THE RIGHT, WITH AN ARC LENGTH OF 139.21 FEET, A RADIUS OF 1464.39 FEET, AND A DELTA OF 5.46 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, S 8° 51' 32" W ALONG THE EAST LINE OF THE SAID LOT 15, TO THE SOUTHEAST CORNER OF THE SAID LOT 15, A DISTANCE OF 64.56 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, N 81° 19' 25" W ALONG THE SOUTH LINE OF THE SAID LOT 15, TO THE NORTHEAST CORNER OF THE SAID LOT 37, A DISTANCE OF 1.20 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, S 8° 51' 32" W ALONG THE EAST LINE OF THE SAID LOT 37, TO THE SOUTHEAST CORNER OF THE SAID LOT 37, SAME BEING A POINT ON THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, A DISTANCE OF 133.00 FEET TO A ½-INCH CAPPED IRON ROD SET FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, N 81° 19' 25" W ALONG THE SOUTH LINE OF THE SAID LOTS 37, 36 AND 35, SAME BEING ALONG THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, A DISTANCE OF 180.00 FEET TO THE POINT AND PLACE OF BEGINNING, SAID TRACT CONTAINING 1.15 ACRES TRACT OF LAND, MORE OR LESS.

OWNER'S ACKNOWLEDGMENT
STATE OF TEXAS
COUNTY OF HIDALGO

I (WE) THE UNDERSIGNED, OWNER(S) OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS THE POULTRY SUBDIVISION ADDITION OF THE COUNTY OF HIDALGO, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

MARCO A. VERA — DATE
2801 SANTA TERESA
MISSION, TX 78572

RANDY RABAHAL — DATE
RABAHAL LIMITED – MANAGER

SHON LYNN RABAHAL — DATE
RABAHAL LIMITED – MANAGER

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MARCO A. VERA KNOWN TO ME TO BE, THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED SHE SAME FOR PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2022.

NOTARY PUBLIC — COUNTY OF HIDALGO — DATE

HIDALGO COUNTY IRRIGATION DISTRICT NO. 1

THIS PLAT IS HEREBY APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 1 ON THIS, THE _____ DAY OF _____, 20___, SUBJECT TO THE FOLLOWING

NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATION, TREES, FENCES, AND BUILDINGS) SHALL BE PLACED UPON HIDALGO COUNTY IRRIGATION DISTRICT NO. 1 RIGHT OF WAY'S EASEMENTS WITH OUT THE EXPRESSED WRITTEN.

SECRETARY — PRESIDENT

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATE

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE NO. 49.211(C), THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

RAUL E. BESS, P.E., C.F.M. — DATE
GENERAL MANAGER

STATE OF TEXAS
COUNTY OF HIDALGO

I, _____, ADMINISTRATOR/DIRECTOR OF PLANNING AND ZONING DEPARTMENT OF THE CITY OF EDINBURG, TEXAS DO HEREBY CERTIFY THIS MINOR SUBDIVISION PLAT KNOWN AS POULTRY SUBDIVISION CONFORMS TO ALL SUBDIVISION REQUIREMENTS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED AND HAS BEEN APPROVED FOR RECORDING ON THIS THE _____ DAY OF _____, 2024 WITH THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS.

ADMINISTRATOR/PLANNING AND ZONING DEPARTMENT DIRECTOR

STATE OF TEXAS
COUNTY OF HIDALGO

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF POULTRY SUBDIVISION WAS REVIEWED AND APPROVED BY THE CITY OF EDINBURG ON THIS THE _____ DAY OF _____, 2024.

MAYOR, CITY OF EDINBURG — DATE

SECRETARY, CITY OF EDINBURG — DATE

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF EDINBURG AND HIDALGO COUNTY, TEXAS.

DATED THIS _____ DAY OF _____, 2024.

IVAN GARCIA P.E., R.P.L.S. — DATE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6466
SURVEY FIRM # 10194027

STATE OF TEXAS
IVAN GARCIA
6466
LICENSED
PROFESSIONAL LAND SURVEYOR

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

DATED THIS _____ DAY OF _____, 2024.

IVAN GARCIA, P.E., R.P.L.S.
REGISTERED PROFESSIONAL ENGINEER
NO. 113662 – STATE OF TEXAS

STATE OF TEXAS
IVAN GARCIA
113662
LICENSED
PROFESSIONAL ENGINEER

HIDALGO COUNTY CLERK
FILED FOR RECORDS IN
HIDALGO COUNTY
ARTURO GUAJARDO, JR.
HIDALGO COUNTY CLERK

ON: _____ AT _____ AM/PM
INSTRUMENT NUMBER _____
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
BY: _____ DEPUTY

PRINCIPAL CONTACTS:

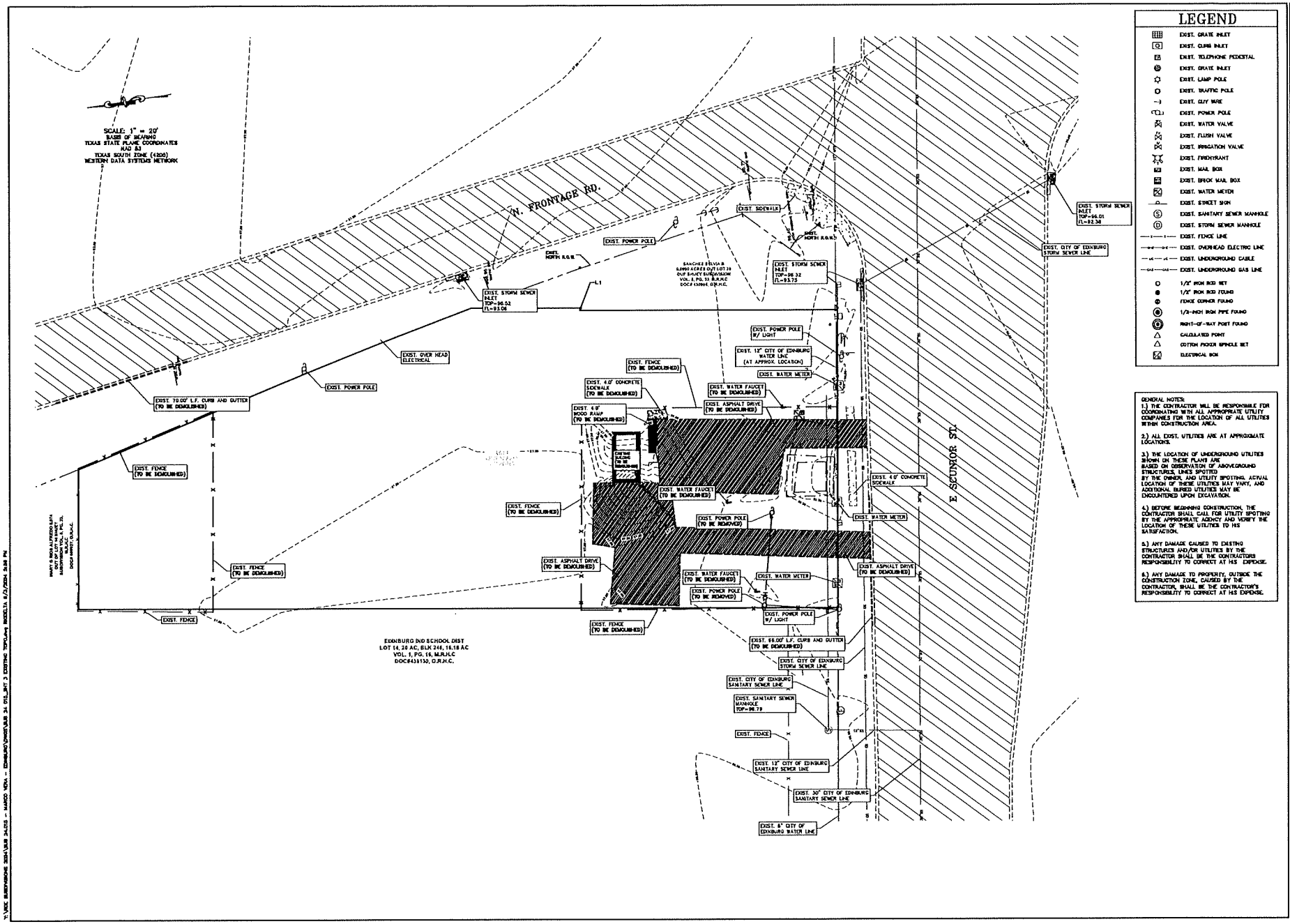
NAME		ADDRESS		PHONE & FAX	
OWNER:	MARCO A. VERA	2801 SANTA TERESA	MISSION, TX 78572		
ENGINEER:	IVAN GARCIA, P.E., R.P.L.S.	921 SOUTH 10th AVE.	EDINBURG, TX 78539	(956) 380-5152	(956) 380-5083
SURVEYOR:	IVAN GARCIA, P.E., R.P.L.S.	921 SOUTH 10th AVE.	EDINBURG, TX 78539	(956) 380-5152	(956) 380-5083

RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7626
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

ISSUED FOR: PRELIMINARY

PLAT SHEET
POULTRY SUBDIVISION
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

PROJECT	
ENGINEER	IVAN GARCIA P.E. R.P.L.S.
SURVEYOR	IVAN GARCIA P.E. R.P.L.S.
DESIGNED	IVAN GARCIA P.E. R.P.L.S.
DRAWN	EDWIN PENA
SCALE	1" = 30'
DATE	JUNE 3, 2024
PROJECT#	SUB 24 015
REVISIONS	
PAGE NO.	SHT 2



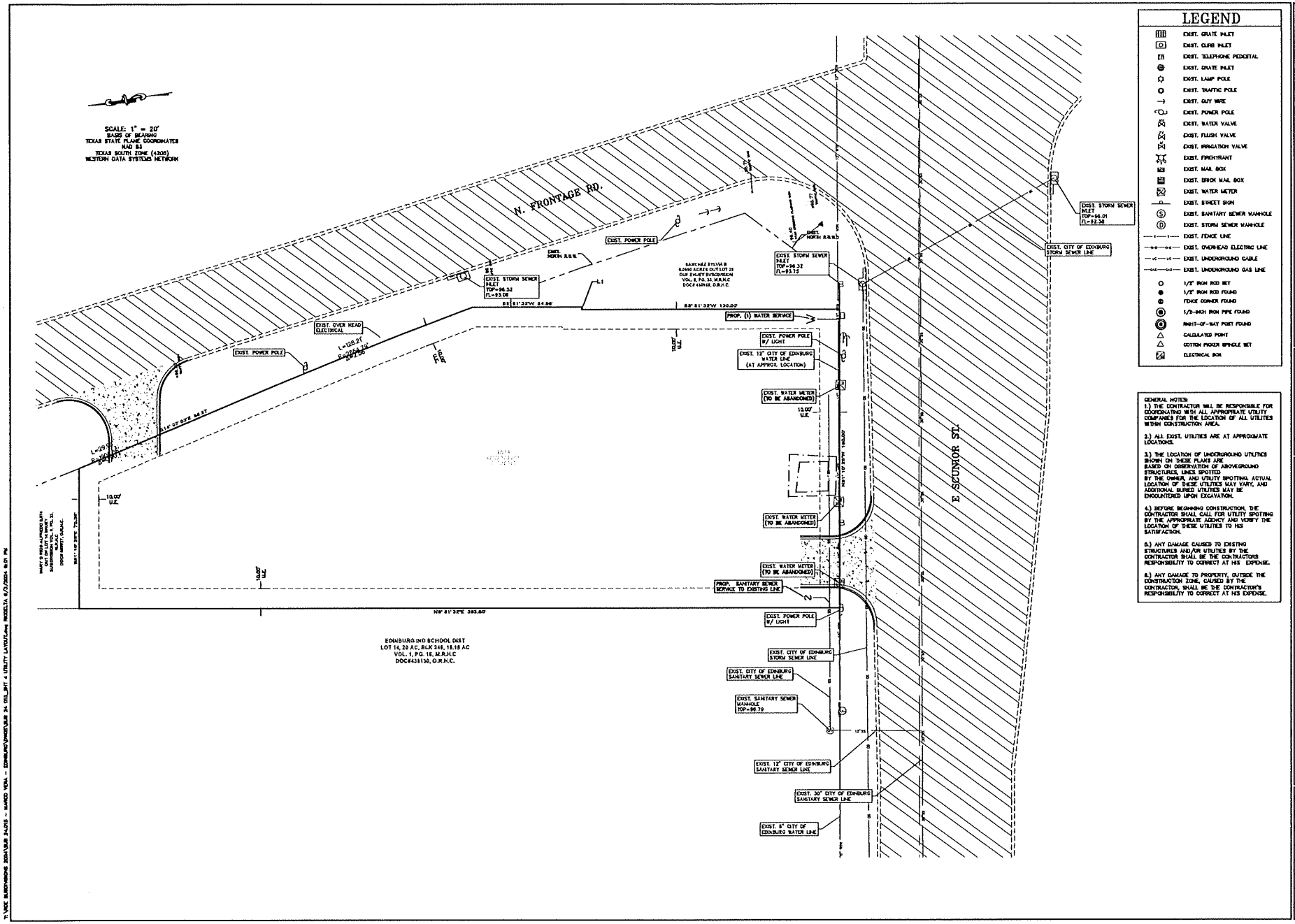
RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7828
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

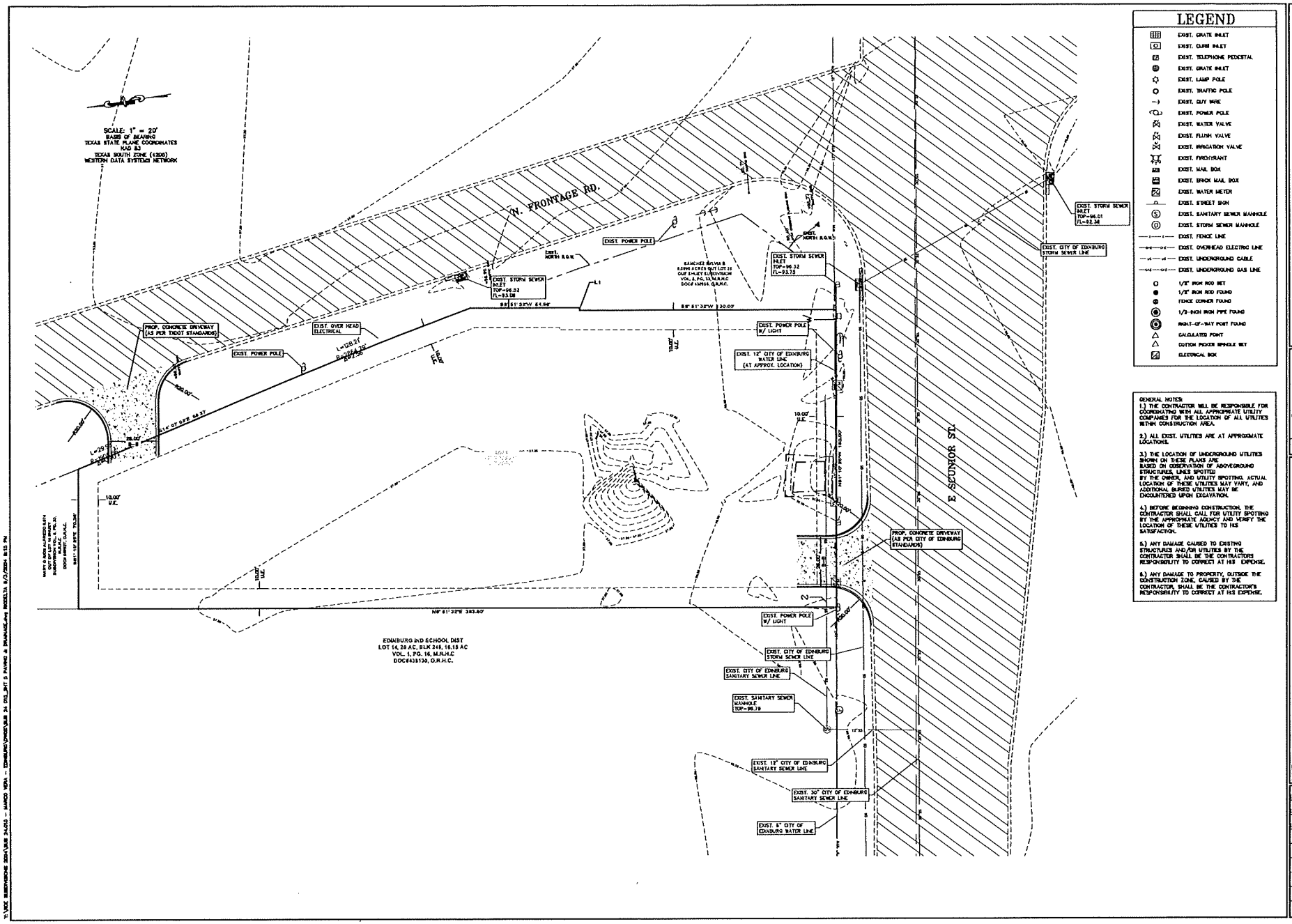
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ISSUED FOR: PRELIMINARY

PROJECT: EXISTING TOPOGRAPHICAL & DEMOLITION PLAN
POULTRY SUBDIVISION
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

ENGINEER	IVAN GARCIA P.E. R.P.L.S.
SURVEYOR	IVAN GARCIA P.E. R.P.L.S.
DESIGNED	IVAN GARCIA P.E. R.P.L.S.
DRAWN	Y.V
SCALE	1"=20'
DATE	MAY 31, 2024
PROJECT	SUB 24 015
REVISIONS	
PAGE NO.	SHT 3


SCALE: 1" = 20'
BASIS OF BEARING
TEXAS STATE PLANE COORDINATES
NAD 83
TEXAS SOUTH ZONE (4205)
WESTERN DATA SYSTEMS NETWORK
N. FRONTAGE RD.
E SUNRISE ST.
EXIST. POWER POLE
EXIST. OVER HEAD ELECTRICAL
EXIST. STORM SEWER INLET TOP=96.52 FL=93.08
EXIST. STORM SEWER INLET TOP=96.32 FL=93.75
EXIST. STORM SEWER INLET TOP=96.01 FL=92.58
EXIST. CITY OF EDINBURG STORM SEWER LINE
PROP. (1) WATER SERVICE
EXIST. POWER POLE W/ LIGHT
EXIST. 12" CITY OF EDINBURG WATER LINE (AT APPROX. LOCATION)
EXIST. WATER METER (TO BE ABANDONED)
PROP. SANITARY SEWER SERVICE TO EXISTING LINE
EXIST. CITY OF EDINBURG STORM SEWER LINE
EXIST. CITY OF EDINBURG SANITARY SEWER LINE
EXIST. SANITARY SEWER MANHOLE TOP=99.79
EXIST. 12" CITY OF EDINBURG SANITARY SEWER LINE
EXIST. 30" CITY OF EDINBURG SANITARY SEWER LINE
EXIST. 8" CITY OF EDINBURG WATER LINE
EDINBURG ISD SCHOOL DIST
LOT 14, 20 AC, BLK 248, 18.18 AC
VOL. 1, PG. 18, M.R.H.C
DOC#4331130, O.R.H.C.
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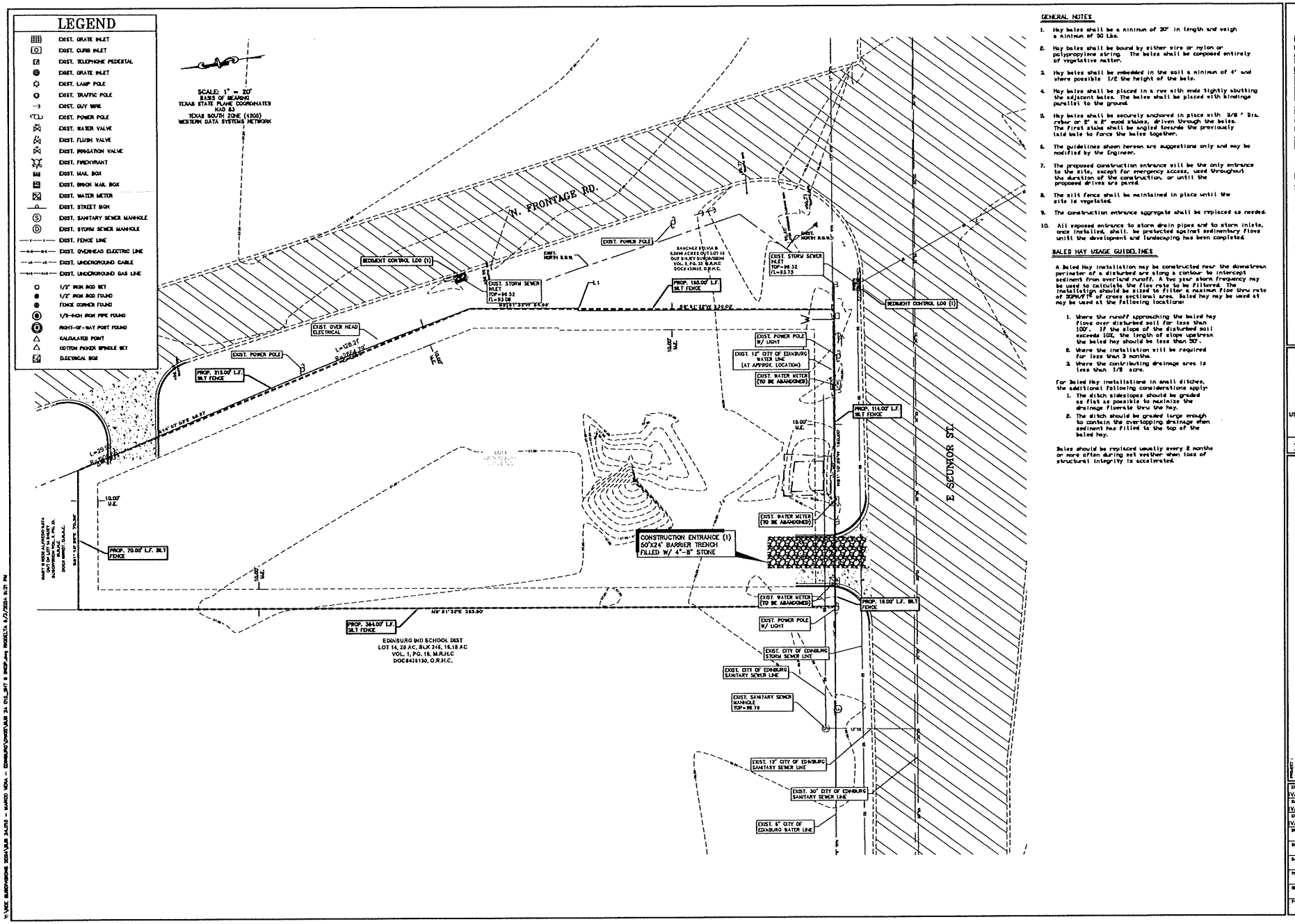
RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7828
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 115643 ON MAY 31, 2024 IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

ISSUED FOR: PRELIMINARY

STORM PAVING & DRAINAGE LAYOUT
POULTRY SUBDIVISION
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

DESIGNED:	IVAN GARCIA P.E. R.P.L.S.
SURVEYED:	IVAN GARCIA P.E. R.P.L.S.
DRAWN:	Y.V
SCALE:	1"=20'
DATE:	MAY 31, 2024
PROJECT:	SUB 24 015
REVISIONS:	
PAGE NO.	SHT 5



GENERAL NOTES

1. Hay bales shall be a minimum of 30" in length and weigh a minimum of 50 Lbs.
2. Hay bales shall be bound by either wire or nylon or polypropylene string. The bales shall be composed entirely of vegetative matter.
3. Hay bales shall be embedded in the soil a minimum of 4" and where possible 1/2 the height of the bale.
4. Hay bales shall be placed in a row with ends tightly abutting the adjacent bales. The bales shall be placed with bindings parallel to the ground.
5. Hay bales shall be securely anchored in place with 3/8" Dia. rebar or 2" x 2" wood stakes, driven through the bales. The first stake shall be angled towards the previously laid bale to force the bales together.
6. The guidelines shown hereon are suggestions only and may be modified by the Engineer.
7. The proposed construction entrance will be the only entrance to the site, except for emergency access, used throughout the duration of the construction, or until the proposed drives are paved.
8. The silt fence shall be maintained in place until the site is vegetated.
9. The construction entrance aggregate shall be replaced as needed.
10. All exposed entrance to storm drain pipes and to storm inlets, once installed, shall be protected against sedimentary flows until the development and landscaping has been completed.

BALED HAY USAGE GUIDELINES

A Baled Hay installation may be constructed near the downstream perimeter of a disturbed are along a contour to intercept sediment from overland runoff. A two year storm frequency may be used to calculate the flow rate to be filtered. The installation should be sized to filter a maximum flow thru rate of 30PM/FT² of cross sectional area. Baled hay may be used at may be used at the following locations:

1. Where the runoff approaching the baled hay flows over disturbed soil for less than 100'. If the slope of the disturbed soil exceeds 10%, the length of slope upstream the baled hay should be less than 50'.
2. Where the installation will be required for less than 3 months.
3. Where the contributing drainage area is less than 1/2 acre.

For Baled Hay installations in small ditches, the additional following considerations apply:

1. The ditch sideslope should be graded as flat as possible to maximize the drainage flowrate thru the hay.
2. The ditch should be graded large enough to contain the overtopping drainage when sediment has filled to the top of the baled hay.

Bales should be replaced usually every 2 months or more often during rot weather when loss of structural integrity is accelerated.

RIO DELTA ENGINEERING
FIRM REGISTRATION No. F-7626
SURVEY FIRM No. 10194027
921 S. 10TH AVENUE EDINBURG, TEXAS 78539
(TEL) 956-380-5152 (FAX) 956-380-5083

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF IVAN GARCIA, P.E. 113442 ON MAY 31, 2024. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

RELEASED FOR: PRELIMINARY

UTILITY LAYOUT
VERAS SUBDIVISION
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

PROJECT:

ENGINEER: IVAN GARCIA P.E. R.P.L.S.
SURVEYOR: IVAN GARCIA P.E. R.P.L.S.
CHECKED: IVAN GARCIA P.E. R.P.L.S.
DRAWN: Y.V
SCALE: 1"=20'
DATE: MAY 31, 2024
PROJECT#: SUB 24 015
REVISIONS:
PAGE NO.: SHT 4

EXHIBIT A
TRACT 1 -1.02 ACRES
BEING ALL OF LOTS 25, 26, 27 AND OUT OF LOT 15
SHUEY SUBDIVISION
VOL. 8, PG. 33, MAP RECORDS OF
HIDALGO COUNTY, TEXAS

BEING 1.02 ACRES TRACT OF LAND MORE OR LESS, SITUATED IN THE CITY OF EDINBURG, HIDALGO COUNTY, TEXAS, SAID 1.02 ACRES BEING ALL OF LOTS 25, 26, 27 AND BEING OUT OF AND FORMING PART OF LOT 15, SHUEY SUBDIVISION, RECORDED IN VOLUME 8, PAGE 33, MAP RECORDS OF HIDALGO COUNTY, TEXAS, AND SAID 1.02 ACRES TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING AT THE SOUTHWEST CORNER OF THE SAID LOT 25, SAME BEING A POINT ON THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED TRACT AND THE **POINT OF BEGINNING;**

THENCE, N 08° 51' 32" E ALONG THE EAST LINE OF LOTS 25 AND 15, TO THE NORTHWEST CORNER OF THE SAID LOT 15, A DISTANCE OF 315.80 FEET TO A CALCULATED POINT FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, S 81° 10' 25" E ALONG THE NORTH LINE OF THE SAID LOT 15, TO A POINT ON THE EXISTING WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 281, A DISTANCE OF 95.85 FEET TO A CALCULATED POINT FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, S 14° 07' 03" E ACROSS THE SAID LOT 15, SAME BEING ALONG THE EXISTING WEST RIGHT-OF-WAY LINE U.S. HIGHWAY 281, A DISTANCE OF 12.70 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, IN A SOUTHEASTERLY DIRECTION ALONG THE EXISTING WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY 281, TO A POINT ON THE EAST LINE OF THE SAID LOT 15, A CURVE TO THE RIGHT, WITH AN ARC LENGTH OF 128.21 FEET, A RADIUS OF 2864.79 FEET, AND A DELTA OF 2.56 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, S 08° 51' 32" W ALONG THE EAST LINE OF THE SAID LOT 15, TO THE SOUTHEAST CORNER OF THE SAID LOT 15, A DISTANCE OF 54.96 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, N 81° 10' 25" W ALONG THE SOUTH LINE OF THE SAID LOT 15, TO THE NORTHEAST CORNER OF THE SAID LOT 27, A DISTANCE OF 1.20 FEET TO A ½-INCH CAPPED IRON ROD SET FOR A CORNER POINT OF THE HEREIN DESCRIBED TRACT;

THENCE, S 8° 51' 32" W ALONG THE EAST LINE OF THE SAID LOT 27, TO THE SOUTHEAST CORNER OF THE SAID LOT 27, SAME BEING A POINT ON THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, A DISTANCE OF 130.00 FEET TO A ½-INCH CAPPED IRON ROD SET FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, N 81° 10' 25" W ALONG THE SOUTH LINE OF THE SAID LOTS 27, 26 AND 25, SAME BEING ALONG THE EXISTING NORTH RIGHT-OF-WAY LINE OF SCHUNIOR ROAD, A DISTANCE OF 150.00 FEET TO THE **POINT AND PLACE OF BEGINNING, SAID TRACT CONTAINING 1.02 ACRES TRACT OF LAND, MORE OR LESS.**

I, IVAN GARCIA, CERTIFY THAT THE ABOVE FIELDNOTES AND PLAT REPRESENT AN ACTUAL SURVEY ON THE GROUND MADE UNDER MY SUPERVISION AND THAT ALL CORNERS HAVE BEEN LOCATED AS INDICATED.

6/4/24

IVAN GARCIA DATE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6496
RIO DELTA ENGINEERING
SURVEY FIRM NO. 10194027
921 S. 10th AVENUE
EDINBURG, TEXAS 78539



ZONING CASE
OWNER NOTIFICATION LIST

PID: 283801
VERA MARCO ANTONIO
& RABANAL LIMITED
405 N CESAR CHAVEZ
EDINBURG, TX 78542

PID: 283802
VERA MARCO ANTONIO
& RABANAL LIMITED
405 N CESAR CHAVEZ
EDINBURG, TX 78542

PID: 283803
VERA MARCO ANTONIO
& RABANAL LIMITED
3224 PARKER DR
PEARLAND, TX 77584-2059

PID: 283797
VERA MARCO ANTONIO
& RABANAL LIMITED
405 N CESAR CHAVEZ
EDINBURG, TX 78542

PID: 283799
VERA MARCO ANTONIO
& RABANAL LIMITED
2601 SANTA TERESA
MISSION, TX 78572-7344

PID: 1310338
EDINBURG CONSOLIDATED ISD
PO BOX 990
EDINBURG, TX 78540

PID: 283798
RIOS ALFREDO & MARY G
203 W PALM DR
EDINBURG, TX 78541-8389

PID: 283796
HINOJOSA JUAN J CUSTODIAN FOR
308 S BROADWAY ST
MCALLEN, TX 78501-4802

PID: 295971
EDINBURG IND SCHOOL DIST
PO BOX 990
EDINBURG, TX 78540-0990

PID: 283800
CORTEZ ANITA
PO BOX 776
FIREBAUGH, CA 93622-0776

PID: 283804
SANCHEZ SYLVIA B
2011 N JACKSON
EDINBURG, TX 78541-6489

ORDINANCE NO. _____

AN ORDINANCE AMENDING, SUPPLEMENTING, AND CHANGING THE BOUNDARIES OF THE INDUSTRIAL, GENERAL (IG) DISTRICT TO COMMERCIAL, GENERAL (CG) DISTRICT, 1.02 ACRES BEING ALL OF LOTS 25, 26, 27 AND OUT OF LOT 15, SHUEY SUBDIVISION, LOCATED AT 1325 EAST SCHUNIOR STREET, EDINBURG, HIDALGO COUNTY, TEXAS, FROM ONE DISTRICT TO ANOTHER; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER HEREOF.

WHEREAS, the owner of the herein described real estate has submitted to the Planning and Zoning Commission of the City of Edinburg, Texas, a proposed amendment, and the proposed supplement and change to the boundaries of the Industrial, General (IG) District and the Commercial, General (CG) District, as set out in the Unified Development Code of the City of Edinburg, Texas, heretofore finally passed, approved, and adopted by said City Council on the 9th day of August, 2022. Such proposed amendment is to change the zoning of all of 1.02 Acres Being all of Lots 25, 26, 27 and out of Lot 15, Shuey Subdivision, Located at 1325 East Schunior Street, Edinburg, Hidalgo County, Texas, from Industrial, General (IG) District to Commercial, General (CG) District, for a recommendation and report by said Planning and Zoning Commission; and

WHEREAS, the said Planning and Zoning Commission of the City of Edinburg, Texas, gave due notice as provided by said Unified Development Code of a public hearing to be held before said Planning and Zoning Commission, on July 9, 2024, at 5:30 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, and said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes, providing said notice by U. S. Mail to all property owners and persons rendering property for taxation within 300 feet of the property affected not less than ten (10) days before said public hearing; and

WHEREAS, after such public hearing, the Planning and Zoning Commission of the City of Edinburg, Texas, presented its report to the City Council of the City of Edinburg that they approved the change in zoning of said property, from one district to the other; and

WHEREAS, after receipt of the final report from the Planning and Zoning Commission, the City Council of said City provided due notice, as provided by said Unified Development Code to be held before said City Council, and notice was published one time in a newspaper published in the City of Edinburg, Texas, and of general circulation in said City, stating that a public hearing

to consider said proposed revision would be held on August 20, 2024 at 6:00 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, which time was not less than 15 days nor more than 20 days from the date of publication, and that said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes; and

WHEREAS, having held said public hearing, it is the opinion of the City Council of the City of Edinburg, Texas that such change and revision should be made.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I. AUTHORITY OF LAW: All requirements of the law have been met in the passing of this Ordinance.

SECTION II. The zoning of the first above-described property is hereby changed from Industrial, General (IG) District to Commercial, General (CG) District and the boundaries of said Districts are hereby amended, supplemented and changed so as to delete the said area from the said Industrial, General (IG) District and added to Commercial, General (CG) District.

SECTION III. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject and any provision of any ordinance in direct conflict with any provision of this ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION IV. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION V. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage and publication according to law.

SECTION VI. CODIFICATION: That this Ordinance shall not be published in the Code of Ordinances of the City of Edinburg, Texas, as it is not amendatory thereof.

SECTION VII. WAIVER CLAUSE: This requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

By: _____
Josephine Ramirez Solis, City Attorney

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PUBLIC HEARINGS
Agenda Item No: 7.C.
Rezoning Request - Julio Montemayor

1. **Agenda Item:**
Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Multi-family (RM) District, Being All of Lot 5, Iowa Estates, Located at 2110 East Iowa Road, as Requested by Julio Montemayor. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

2. **Description:**
This property is located on the south side of East Iowa Road approximately 150 feet west of Citrus Lane. The property has a total frontage of 82 feet along East Iowa Road and a depth of 140 feet for a total of 11,480 square feet. The requested zoning designation is Residential, Multi-family (RM) District which is a high-intensity residential district intended to accommodate various multi- family residential uses (2 or more dwelling units on a single lot). The district includes auto-urban and higher densities meant to meet the community's need for infill and rental housing. The applicant is seeking a zone change to establish a multi-family development.

Adjacent zoning districts are Residential, Primary (RP) District in all directions. Surrounding land consists of a mix of single-family residential uses and multi-family uses. The future land use designation for this property is Auto Urban Uses.

Staff mailed a notice of the public hearing to 35 neighboring property owners on Friday, June 28, 2024, and received no comments in favor and 3 comments against this request at the time this report was prepared. Notice of this public hearing was published in the newspaper on July 31, 2024.

The Planning & Zoning Commission recommended with a unanimous vote of 6-0 to approve the Rezoning Request. A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.

3. **Staff's Recommendation:**
Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Multi-family (RM) District, based on adjacent zoning districts, surrounding land uses and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

Reviewed by:
Jesus Saenz, Assistant City Manager

Prepared by:
Jaime Acevedo, Director of Planning and Zoning

Attachments:

A. City Council Agenda Packet Attachments
B. Ordinance

MEETING DATES:
PLANNING & ZONING COMMISSION – 07/09/2024
CITY COUNCIL – 08/20/2024
DATE PREPARED – 06/28/2024

STAFF REPORT
GENERAL INFORMATION

APPLICATION: Rezoning Request from Residential, Primary (RP) District to Residential, Multifamily (RM) District

APPLICANT: Julio Montemayor

AGENT: Not Applicable

LEGAL: Being all of Lot 5, Iowa Estates

LOCATION: 2110 East Iowa Road

LOT/TRACT SIZE: 11,480 square feet

CURRENT USE: Vacant land

PROPOSED USE: Vacant Land

EXISTING ZONING: Residential, Primary (RP) District

ADJACENT ZONING:
North – Residential, Primary (RP) District
South – Residential, Primary (RP) District
East – Residential, Primary (RP) District
West – Residential, Primary (RP) District

LAND USE PLAN: Auto Urban Uses

PUBLIC SERVICES: North Alamo Water Supply Corporation Water and City of Edinburg Sewer

RECOMMENDATION: Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Multifamily (RM) District

REZONING REQUEST
JULIO MONTEMAYOR

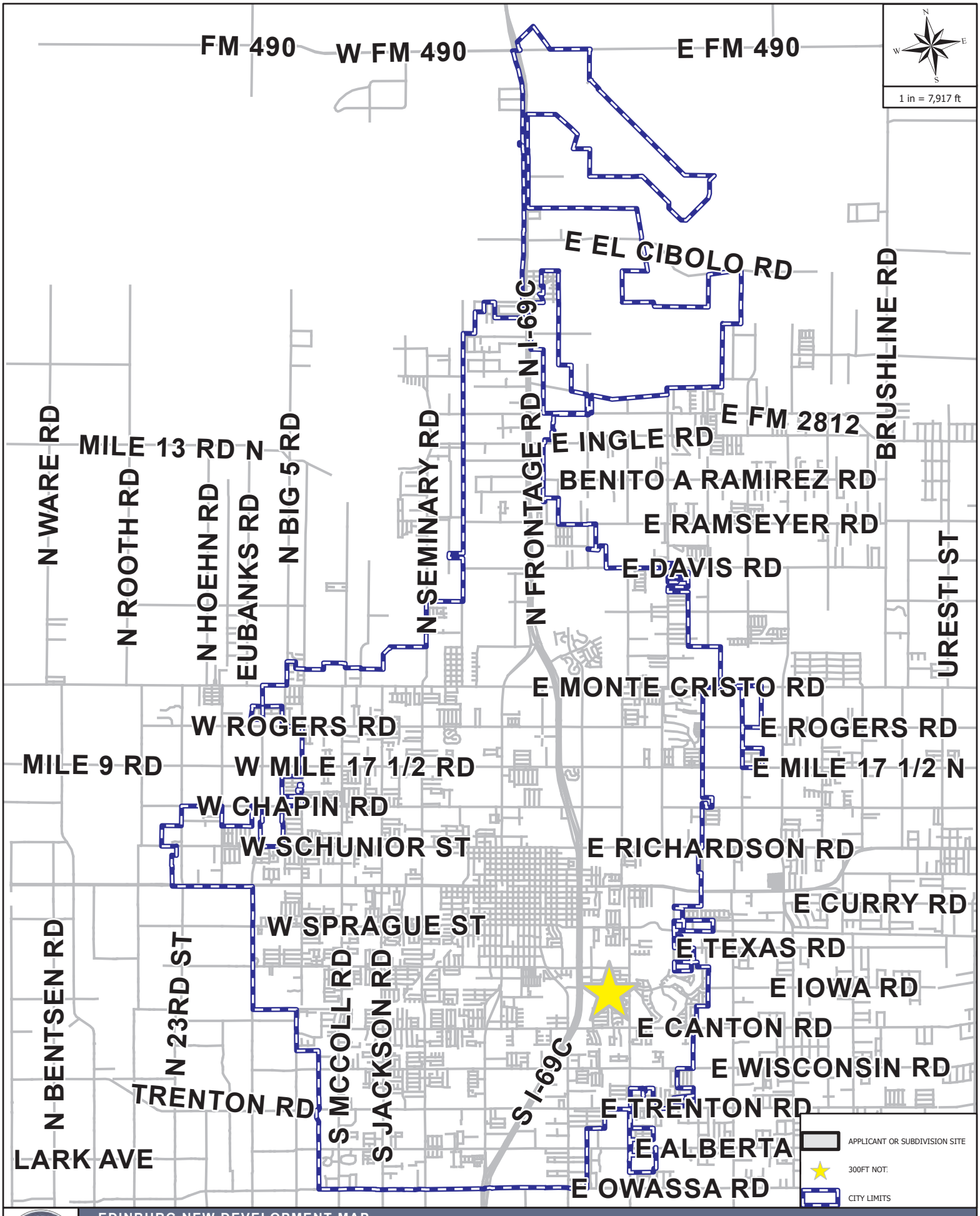
EVALUATION

The following is the staff's evaluation of the request:

1. Surrounding land consists of a mix of single-family residential uses and multi-family uses.
2. The proposed zoning would be consistent with the adjacent uses in the area.
3. The proposed zoning is consistent with the Future Land Use Plan.

Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Multifamily (RM) District, based on adjacent zoning districts, surrounding land uses and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

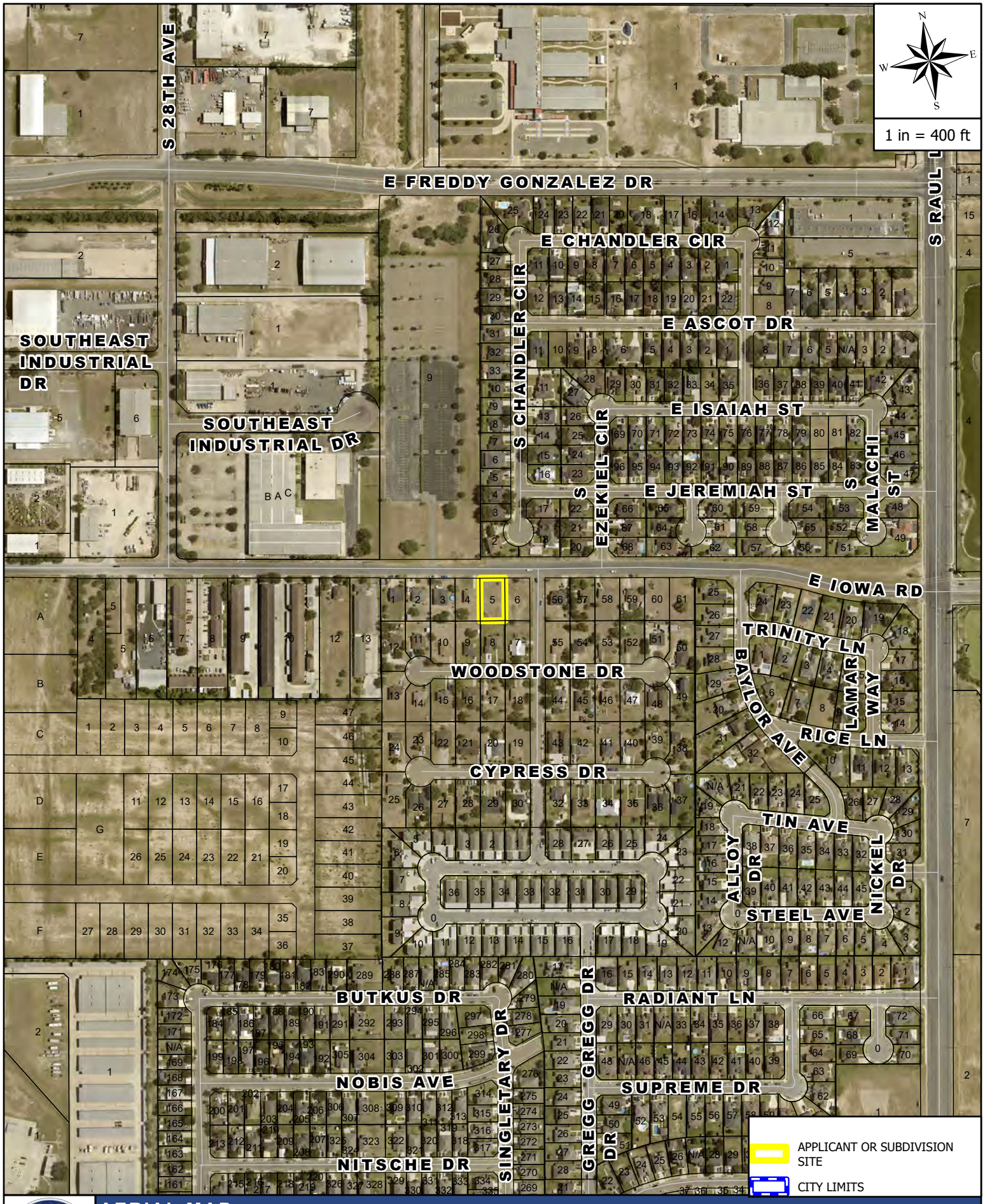
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EDINBURG NEW DEVELOPMENT MAP

APPLICANT AND/OR SUBDIVISION:

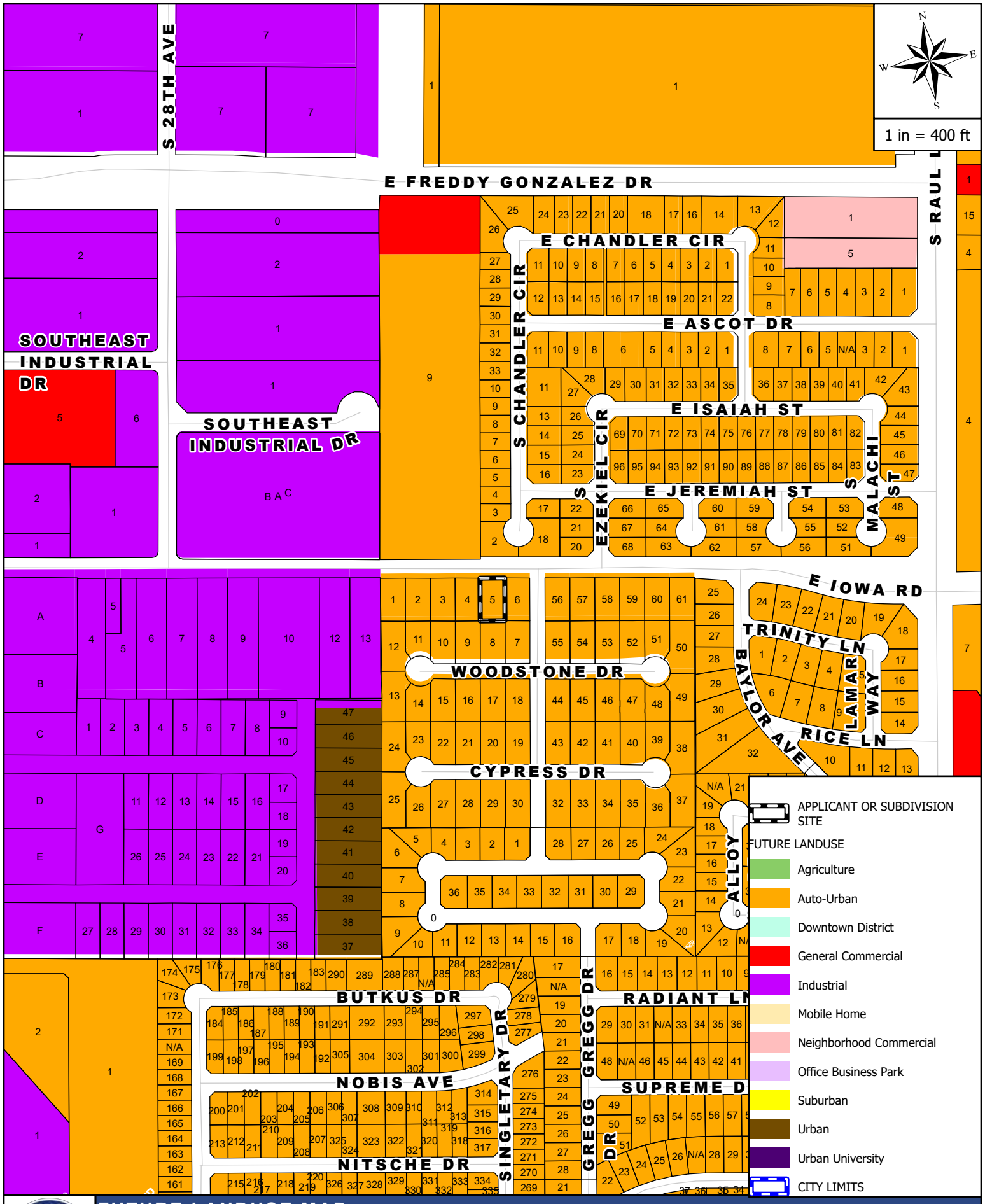
RZNE-2024-0210 JULIO MONTEMAYOR



AERIAL MAP

APPLICANT AND/OR SUBDIVISION:

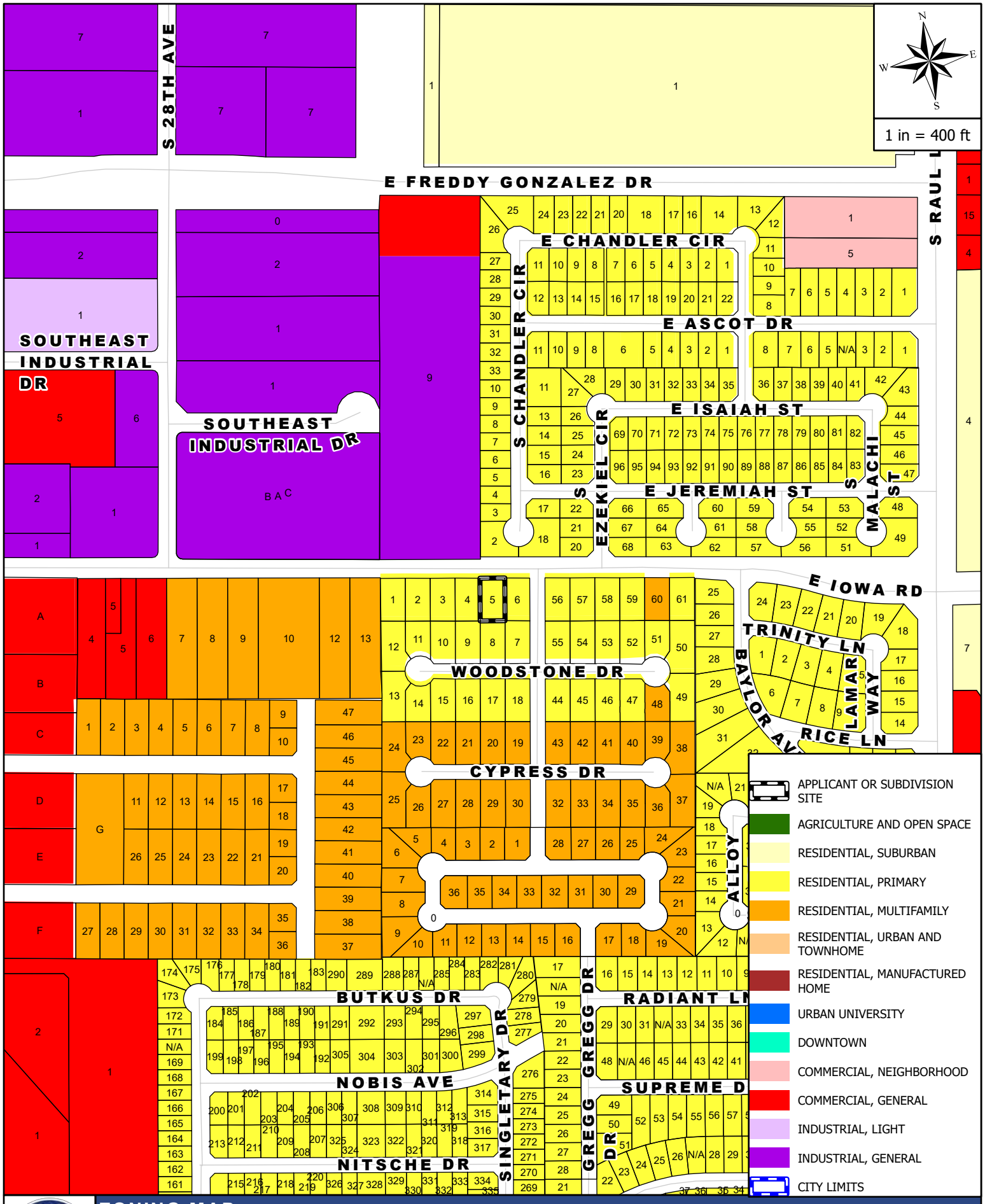
RZNE-2024-0210 JULIO MONTEMAYOR



FUTURE LANDUSE MAP

APPLICANT AND/OR SUBDIVISION:

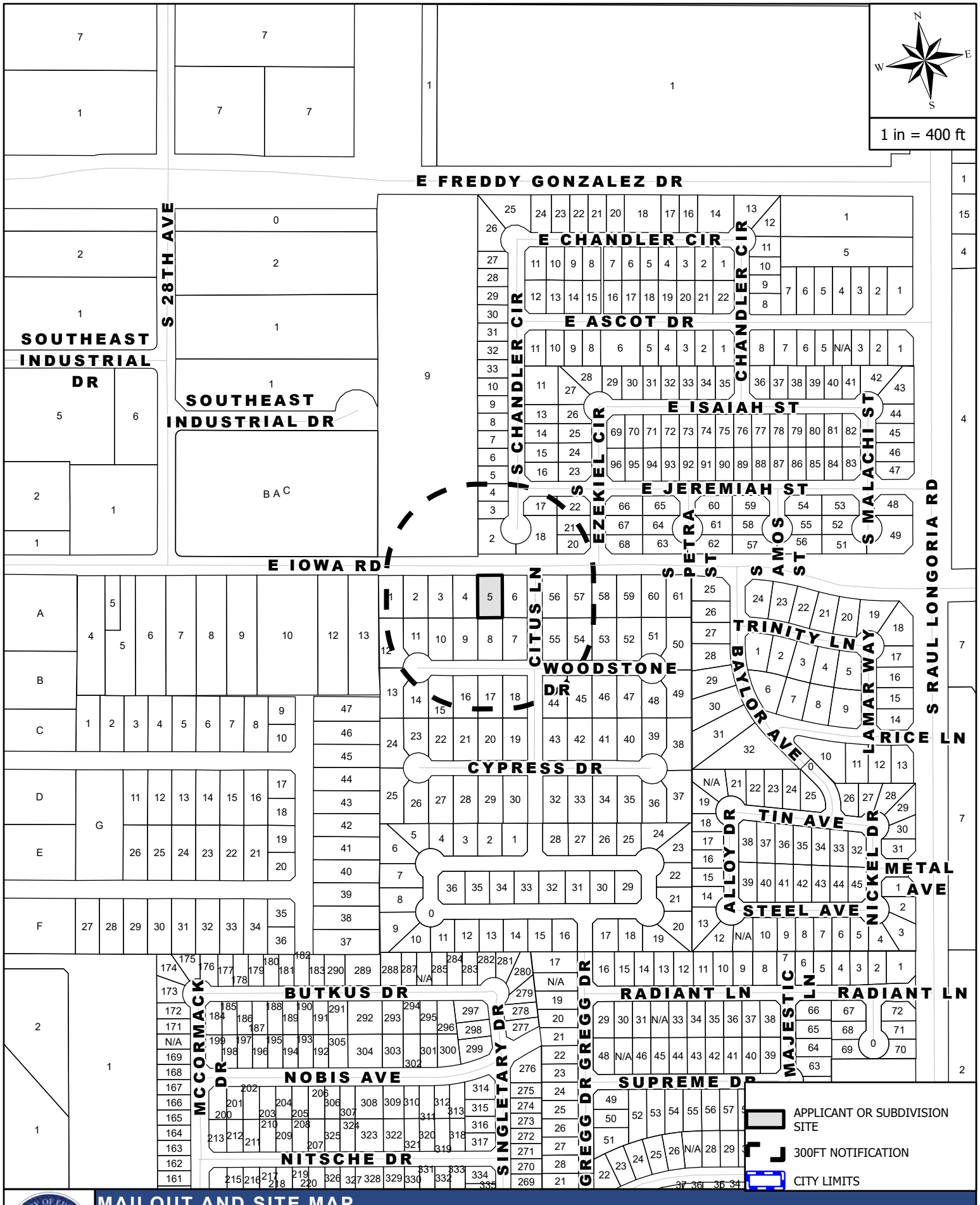
RZNE-2024-0210 JULIO MONTEMAYOR



ZONING MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0210 JULIO MONTEMAYOR



MAILOUT AND SITE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0210 JULIO MONTEMAYOR

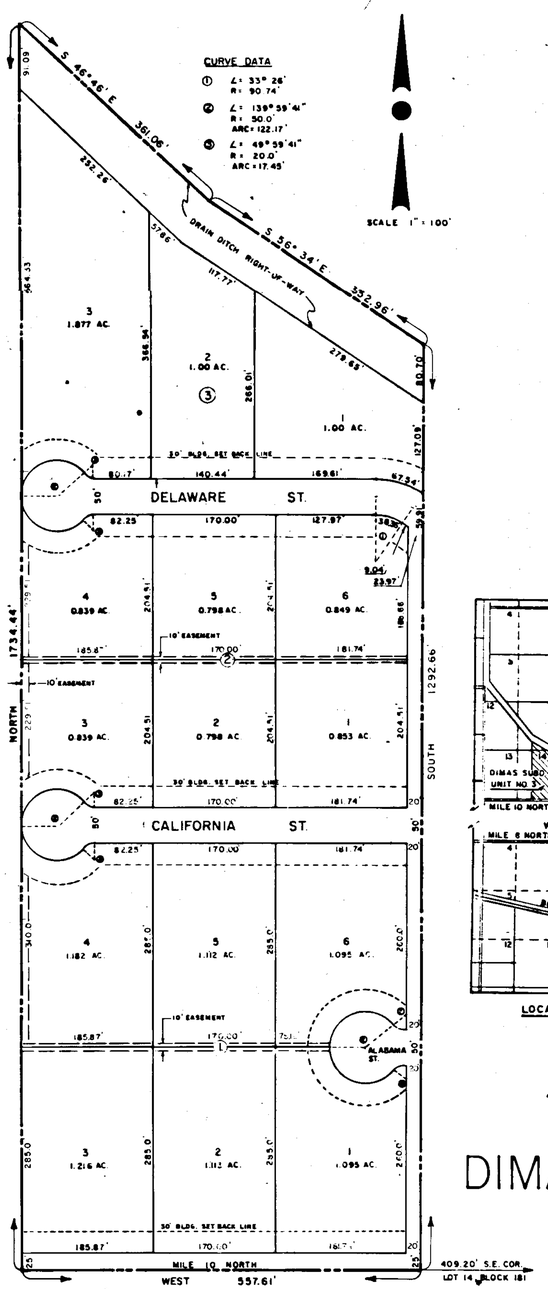
Rezoning Request Site Photo

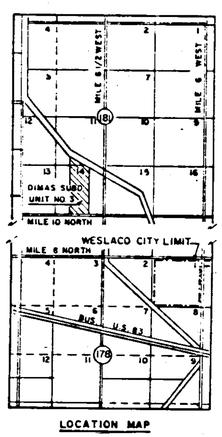
Julio Montemayor

2110 East Iowa Road



VOL. 21 PAGE 142





DIMAS SUBDIVISION UNIT NO. 3, being a 19.13 Acre Subdivision out of Lot 11 and Lot 14, Block 181, Farm Tract 218, West Tract Subdivision, Hidalgo County, Texas, and being more particularly described as follows:

BEGINNING at a point lying along the centerline of Mile 10 North, said point being 409.20 ft. West of the southeast corner of Lot 14, Block 181, and also being the southeast corner of this subdivision

THENCE, West a distance of 557.61 ft. along the centerline of Mile 10 North to a point being the southeast corner of this subdivision;

THENCE, North a distance of 1,734.44 ft. along a line parallel with the East boundary line of Lot 14 to a point being the northwest corner of this subdivision;

THENCE, South 86° 46' East a distance of 361.06 ft. to a point;

THENCE, South 56° 34' East a distance of 352.96 ft. to a point being the northeast corner of this subdivision;

THENCE, South a distance of 1,292.66 ft. along a line parallel with the East boundary line of Lot 14 to a point being the southeast corner of this subdivision, the point of beginning and containing within these metes and bounds 19.13 acres, more or less.

I, William R. Shea, a registered professional engineer in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property under my supervision on the ground.

Witness my hand and seal this 20th day of October, 1980.

STATE OF TEXAS · WILLIAM R. SHEA · 3573 · REGISTERED PROFESSIONAL ENGINEER

William R. Shea P.E.
Registered Professional Engineer

State of Texas
County of Hidalgo

I, the undersigned, owner of the land shown on this plat and designated herein as Dimas Subdivision Unit No. 3 to Hidalgo County, Texas, and whose name is subscribed hereto, hereby approve, accept and adopt the accompanying map of said subdivision and hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and all public places thereon shown for the purpose and consideration therein expressed.

SOUTH TEXAS DEVELOPMENT, INC.
Dimas Martinez, President

Before me, the undersigned authority, on this day personally appeared Dimas Martinez, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein stated.

Given under my hand and seal of office this _____ day of _____, 1980.

Notary Public - Hidalgo County, Texas

Dona Walker 12-5-80

1110 — P

Recorded in Book 21 Page 142 of the map records of Hidalgo County, Texas
Charles L. Morden
County Surveyor

36578

DIMAS SUBDIVISION UNIT NO. 3

APPROVED FOR RECORDING
COMMISSIONERS' COURT
5th Dec 1980
SANTOS SALINAS County Clerk
Hidalgo County, Texas
By Deborah Engelhardt

STATE OF TEXAS
COUNTY OF HIDALGO
KNOW ALL MEN BY THESE PRESENTS THAT I, THE UNDERSIGNED AGENT REQUIRED TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

STATE OF TEXAS
COUNTY OF HIDALGO
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ALFONSO MEJIA KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 5th DAY OF December A.D. 1980
Notary Public, Hidalgo County, Texas

APPROVED BY WATER DEPART
THIS PLAT APPROVED BY HIDALGO COUNTY WATER IMPROVEMENT DISTRICT NO. #1
ON THIS 4th DAY OF December A.D. 1980
PRESIDENT

H.C.W.I.C. D.I.D. No. 1 DOES NOT ASSUME ANY LIABILITY FOR DRAINAGE

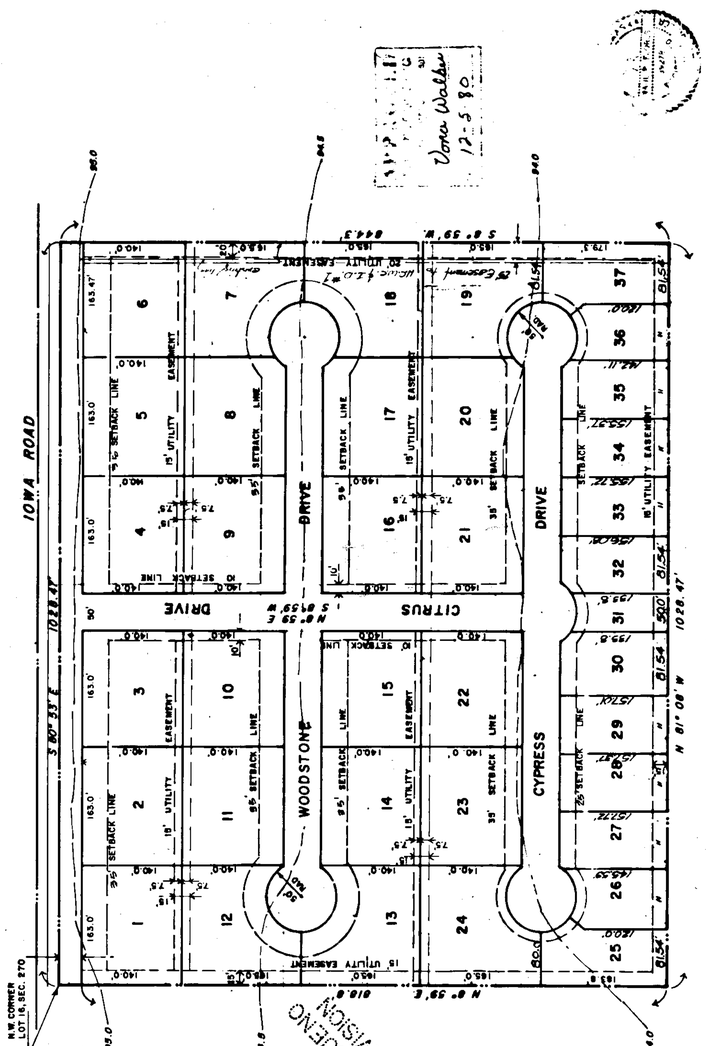
I, THE UNDERSIGNED, MAYOR OF THE CITY OF SOUTH HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.
MAYOR, CITY OF SOUTH

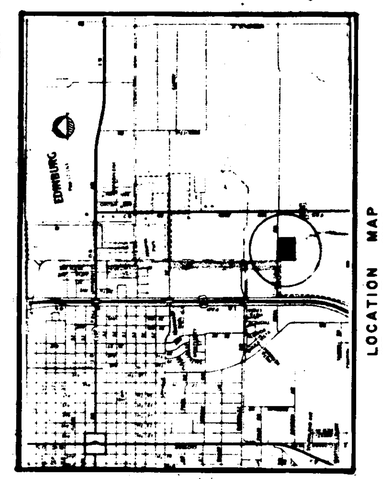
THIS PLAT OF 1994 ESTATE, SUBDIVIDED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF EDINBURG, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION. A.D. 19 80
DATED THIS 16th DAY OF December A.D. 1980
SECRETARY

STATE OF TEXAS
COUNTY OF HIDALGO
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 5th DAY OF December A.D. 1980
NOTARY PUBLIC HIDALGO COUNTY, TEXAS

THESE LOTS HAVE NOT BEEN PROVIDED WITH IRRIGATION OR IRRIGATION LATERALS





36752

IOWA ESTATES
N. 20 Ac. OF W. 30 Acres
LOT 16 SECTION 270
TEX-MEX. RAILROAD CO. SURVEY

Recorded in Book 21 Page 142 of the map records of Hidalgo County, Texas
Charles L. Morden
County Surveyor

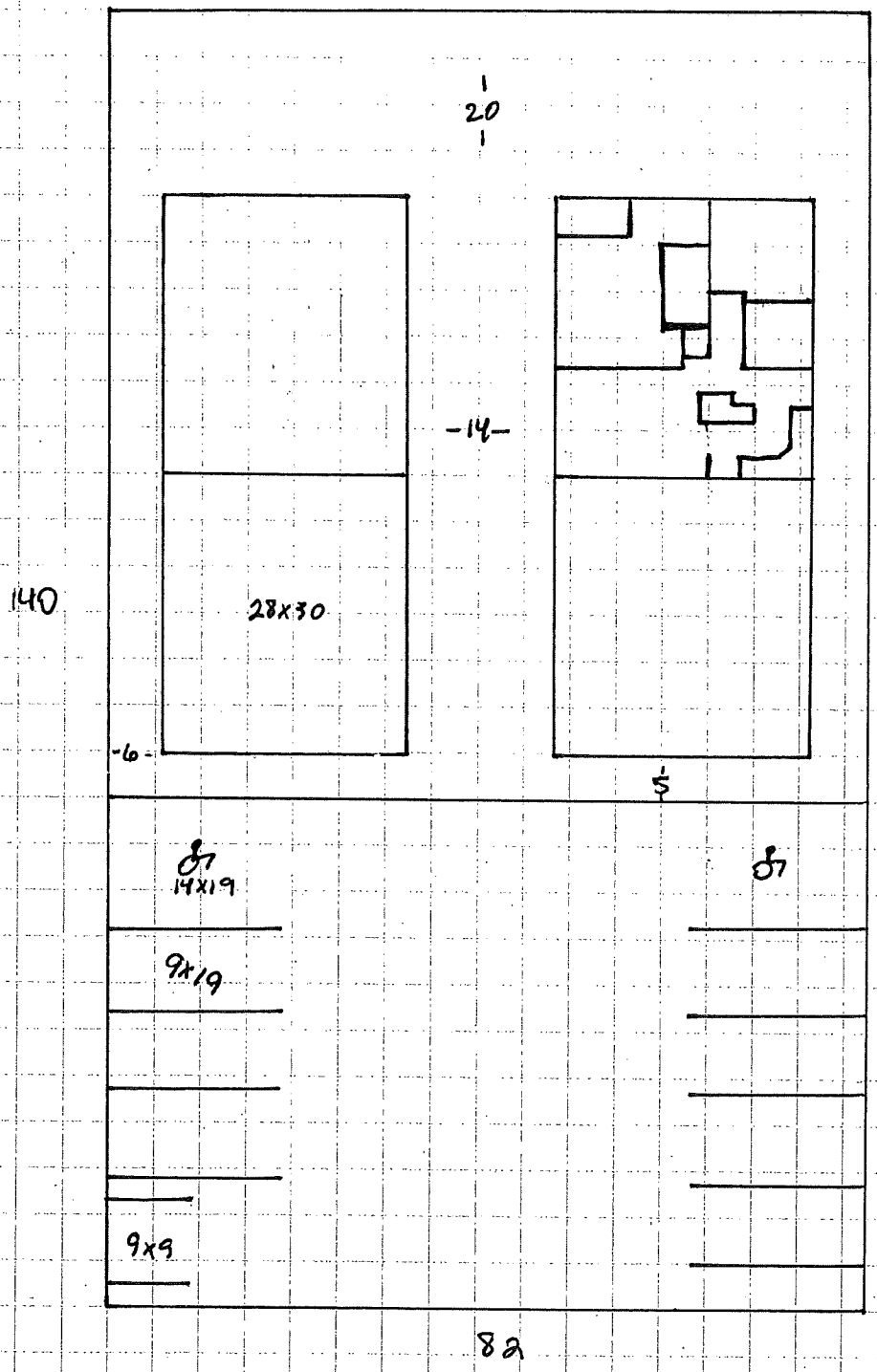
FILED FOR RECORD THIS 5th DAY OF DEC A.D. 1980 AT 11:54 O'CLOCK A.M.
SANTOS SALINAS, JR. COUNTY CLERK
HIDALGO COUNTY, TEXAS
BY Deborah Engelhardt DEPUTY

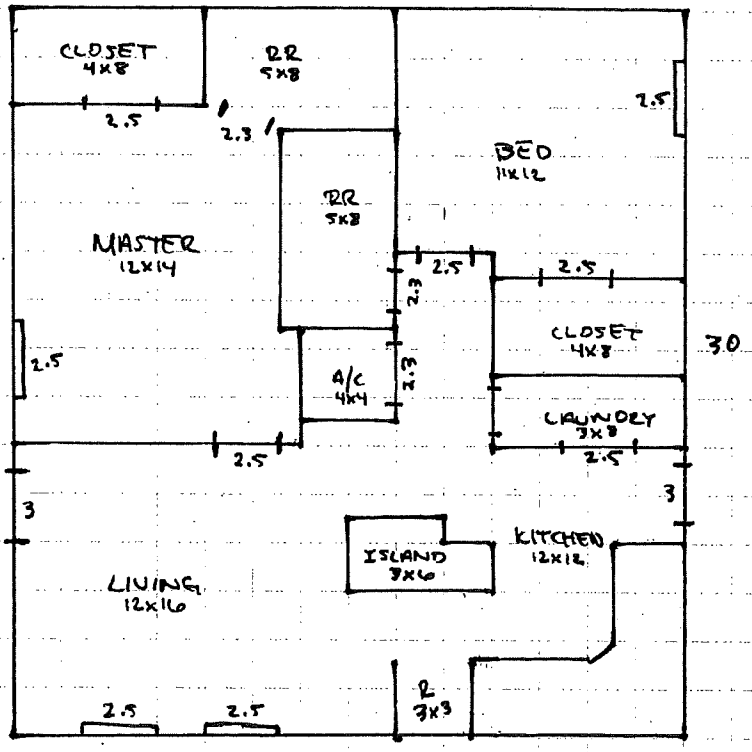
THESE LOTS HAVE NOT BEEN PROVIDED WITH IRRIGATION OR IRRIGATION LATERALS

SCALE 1" = 100'

80-169

Pt 8




CLOSET
4x8
2.5
RR
5x8
2.3
2.5
BED
11x12
RR
5x8
MASTER
12x14
2.5
2.5
2.3
CLOSET
4x8
3.0
2.5
A/C
4x4
2.3
LAUNDRY
3x8
2.5
2.5
3
3
ISLAND
3x6
KITCHEN
12x12
LIVING
12x16
2
3x3
2.5
2.5

28

Planning & Zoning
415 West University Drive
Edinburg, Texas 78539
(956) 388-8202

THE CITY OF Edinburg

Zone Change Application

ENERGOV CASE # RZNE-2024-0210

Date: 5/22/2024

1. Property Owner (required): Julio Montemayor 2. Phone: 956-212-6074
3. Mailing Address: 1817 Woods Dr E.
4. City: Edinburg State: TX Zip: 78542
5. Owner's Email: Juliomontemayor71@yahoo.com 6. Cell No. 956-212-6074
   or Jcmonte14@yahoo.com
7. Agent (not owner): N/A 8. Agent's Phone: N/A
9. Agent's Mailing Address: N/A
10. City: N/A State: N/A Zip: N/A
11. Agent's Email: N/A
12. Address/Location being Rezoned: 2110 E. Iowa Rd.
13. Legal Description of Property: 14. Property ID(s): N/A

Iowa Estates Lot #5, Edinburg, TX 78542.

15. Zone Change: From: Primary, Residential To: Multifamily, Residential
16. Existing Land Use: vacant land
17. Reason for Zone Change: To build multifamily home.

Julio C. Montemayor
(Please Print Name)

Signature

OFFICE USE ONLY

REVIEWED BY Anissa C. DATE RECEIVED 6/4/24

***INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED OR SCHEDULED EVEN IF PAYMENT IS MADE.**

THE CITY OF Edinburg

NOTIFICATION

Dear Property Owner:

A public hearing will be held on **Tuesday, July 9, 2024, at 5:30 P.M.** in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, at which time the Planning and Zoning Commission will address the following:

CONSIDER THE REZONING REQUEST FROM RESIDENTIAL, PRIMARY (RP) DISTRICT TO RESIDENTIAL, MULTIFAMILY (RM) DISTRICT, BEING ALL OF LOT 5, IOWA ESTATES, LOCATED AT 2110 EAST IOWA ROAD, AS REQUESTED BY JULIO MONTEMAYOR

This district is a high intensity residential district intended to accommodate various multifamily residential uses (2 or more dwelling units on a single lot).

This request is scheduled to be heard by the **City Council on Tuesday, August 20, 2024, at 6:00 P.M.** As a property owner within 300 ft. of the subject property, you are invited to attend. Please note that meeting time (s) and date (s) are subject to change. Therefore; please call on the date of the meeting to assure that the item is on the agenda. As part of the City effort to encourage greater participation in the rezoning process, **the City is using this notice to solicit your input, but no action or response is required**. Should you have any questions or need more information regarding this notice, you may call (956) 388-8202.

You may return your response by one of the following:
MAIL: P. O. Box 1079 Edinburg, Texas 78540
FAX: (956) 292-2080 by Monday, July 8, 2024
EMAIL: planning@cityofedinburg.com by Monday, July 8, 2024

Please place a checkmark on the appropriate box to indicate if you are in favor, against, or have no comments on this request.

☐ **In Favor/A Favor** ☑ **Against/En Contra** ☐ **No Comments/No Comentario**

Comments: _____

_____

_____

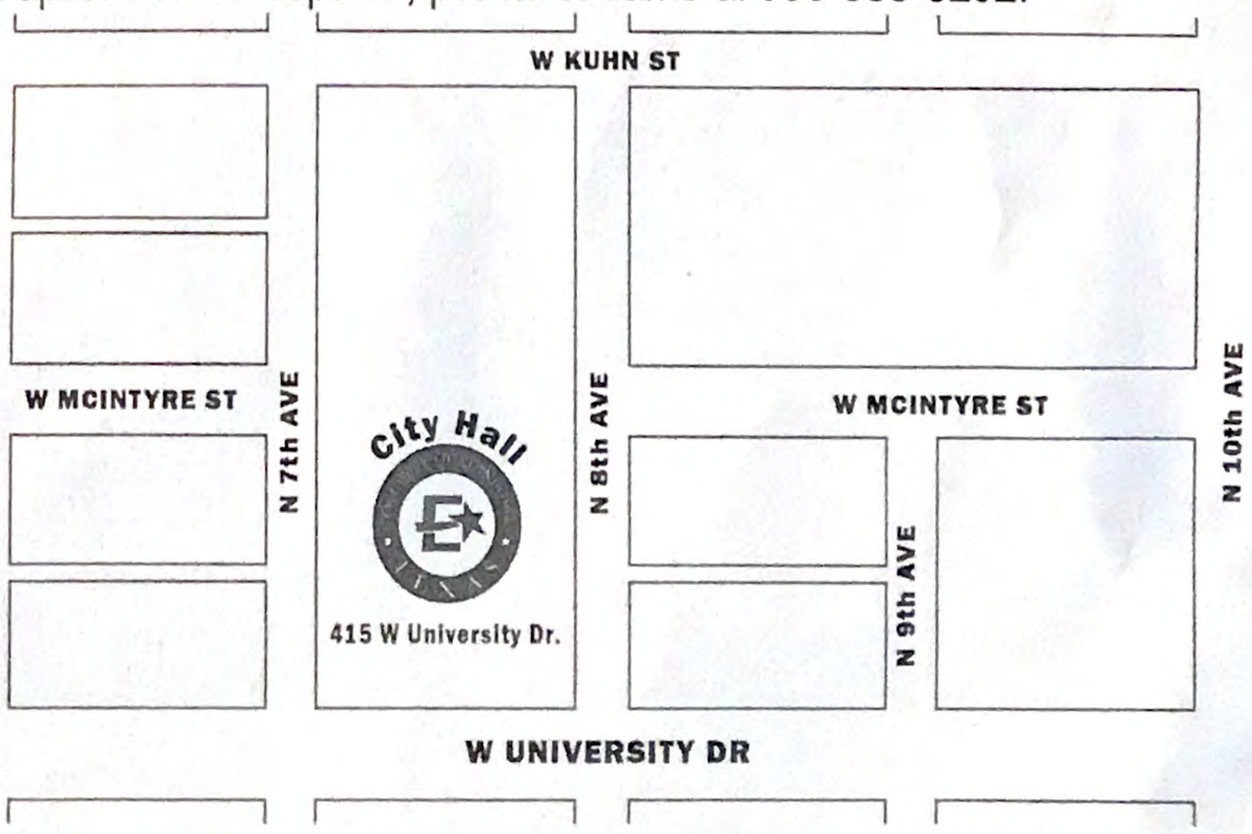
Print Name: Arminda Cantu Phone No. 956-270-6552

Address: 2003 Woodstone Dr City: Edinburg State: Tx Zip: 78539

NOTIFICACIÓN

Si tiene preguntas o necesita información sobre esta aplicación en español, por favor llame al 956-388-8202.

Planning and Zoning Department
City of Edinburg
PO BOX 1079
Edinburg, TX 78540-1079



THE CITY OF Edinburg

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EMAIL: planning@cityofedinburg.com by Monday, July 8, 2024

Please place a checkmark on the appropriate box to indicate if you are in favor, against, or have no comments on this request.

☐ **In Favor/A Favor** ☑ **Against/En Contra** ☐ **No Comments/No Comentario**

Comments: To many apartments in the area already

Print Name: Norma Dominguez Phone No. 956-239-9267

Address: 2209 Woodstone City: Edinburg State: TX Zip: 78542

NOTIFICACIÓN

Si tiene preguntas o necesita información sobre esta aplicación en español, por favor llame al 956-388-8202.

Planning and Zoning Department
City of Edinburg
PO BOX 1079
Edinburg, TX 78540-1079



THE CITY OF Edinburg

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Please place a checkmark on the appropriate box to indicate if you are in favor, against, or have no comments on this request.

☐ In Favor/A Favor ☑ Against/En Contra ☐ No Comments/No Comentario

Comments: _____

Print Name: Juan & Eva Ramirez Phone No. 956-533-1077

Address: 2103 Woodstone City: Edinburg State: Tx Zip: 78542

NOTIFICACIÓN

Si tiene preguntas o necesita información sobre esta aplicación en español, por favor llame al 956-388-8202.

Planning and Zoning Department
City of Edinburg
PO BOX 1079
Edinburg, TX 78540-1079



ZONING CASE
OWNER NOTIFICATION LIST

PID: 664348
GARZA VERONICA & JUAN D JR
1601 TORRIE LN
MISSION, TX 78572-4713

PID: 297036
DD DEERWOOD PROPERTIES LLC
3007 NORTH BRYAN RD
MISSION, TX 78574-3666

PID: 664365
MARTINEZ JOSE I
1913 EZEKIEL ST
EDINBURG, TX 78542-5592

PID: 664366
ESCUTIA NOE M & BEATRIZ
1909 EZEKIEL ST
EDINBURG, TX 78542-5592

PID: 664361
CERDA ROMEO A &
SONIA SALINAS-CERDA
1904 CHANDLER CIR
EDINBURG, TX 78542-5397

PID: 664346
TACDERAS ALAN J & ROWENA
1909 CHANDLER CIR
EDINBURG, TX 78542-5197

PID: 664364
LOPEZ MARTA AIDA
1917 EZEKIEL ST
EDINBURG, TX 78542-5592

PID: 664347
MUNOZ ROSALINDA
1901 CHANDLER CIR
EDINBURG, TX 78542-5197

PID: 664362
MORENO ROBERT E & GINA
1908 CHANDLER CIR
EDINBURG, TX 78542-5397

PID: 198075
GRAHAM CHARLES
& MAGDALENA
1003 W FIG AVE #23
PHARR, TX 78577-5184

PID: 198104
MARROQUIN FRANCISCO & ELVIA L
2210 WOODSTONE ST
EDINBURG, TX 78542-7503

PID: 198114
GUTIERREZ XAVIER GERARDO
405 N 6TH ST
MCALLEN, TX 78501-2521

PID: 198073
MOLINA ANDREW &
ANGELICA MARIE MARTINEZ
2002 WOODSTONE ST
EDINBURG, TX 78542-7501

PID: 198072
CANTU ELIO & ARMINDA A
2003 WOODSTONE ST
EDINBURG, TX 78542-7502

PID: 198076
ILARRAZA JOEL D & LISSETT COLON
2102 WOODSTONE DR
EDINBURG, TX 78542-7516

PID: 198112
GENTRY YVONNE
25837 FM 3462
SAN BENITO, TX 78586-5608

PID: 198064
OROZCO CHRISTIAN R
2102 E IOWA RD
EDINBURG, TX 78542-7511

PID: 198066
MUNOZ ESTEBAN & MARIA Y
2416 ZENAIDA AVE
MCALLEN, TX 78504-5503

PID: 198078
FLORES EDGARDO A & ROSA I
227 W RUISENOR AVE
HIDALGO, TX 78557

PID: 198103
MEJIA ALEJANDRO JR & BLANCA E
PO BOX 2032
EDINBURG, TX 78540-2032

ZONING CASE
OWNER NOTIFICATION LIST

PID: 198074
MOYA ROBERTO ARTURO
2010 WOODSTONE ST
EDINBURG, TX 78542-7501

PID: 198061
HINOJOSA JOSE A
7603 GARDEN ST
HOUSTON, TX 77012-3048

PID: 198062
CANTU ELIO & CRISELDA
2010 EAST IOWA
EDINBURG, TX 78542-7500

PID: 198117
GENTRY YVONNE
25837 FM 3462
SAN BENITO, TX 78586-5608

PID: 198063
OROZCO ALVARO
& FLORENTINA
2022 E IOWA RD
EDINBURG, TX 78542-7500

PID: 198065
MONTEMAYOR JULIO
1817 WOODS DR E
EDINBURG, TX 78542-5776

PID: 198070
GAUNA VICENTE ALEJANDO
& BRENDA ESCALANTE-GAUNA
2021 WOODSTONE DR
EDINBURG, TX 78542-7502

PID: 198071
DOMINGUEZ OMAR & NORMA
2009 WOODSTONE ST
EDINBURG, TX 78542-7502

PID: 198113
RIVERA DIEGO & DIEGO R
PO BOX 215
WALKERVILLE, MI 49459-0215

PID: 198116
GONZALEZ MARIA A
2210 E IOWA RD
EDINBURG, TX 78542-7513

PID: 198115
RODRIGUEZ ADRIANA
PO BOX 1728
SAN JUAN, TX 78589-1728

PID: 198067
MARROQUIN FRANCISCO
& CONCEPCION
2121 CITRUS LN
EDINBURG, TX 78542-7512

PID: 198068
WETEGROVE ANDREW W
& BERTHA A RODRIGUEZ
2109 WOODSTONE DR
EDINBURG, TX 78542

PID: 198069
RAMIREZ JUAN & EVA
2103 WOODSTONE ST
EDINBURG, TX 78542-7547

PID: 198077
MUNOZ ANTONIO & PANFILA
2110 WOODSTONE ST
EDINBURG, TX 78542

ORDINANCE NO. _____

AN ORDINANCE AMENDING, SUPPLEMENTING, AND CHANGING THE BOUNDARIES OF THE RESIDENTIAL, PRIMARY (RP) DISTRICT TO RESIDENTIAL, MULTIFAMILY (RM) DISTRICT, BEING ALL OF LOT 5, IOWA ESTATES, LOCATED AT 2110 EAST IOWA ROAD, EDINBURG, HIDALGO COUNTY, TEXAS, FROM ONE DISTRICT TO ANOTHER; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER HEREOF.

WHEREAS, the owner of the herein described real estate has submitted to the Planning and Zoning Commission of the City of Edinburg, Texas, a proposed amendment, and the proposed supplement and change to the boundaries of the Residential, Primary (RP) District and the Residential, Multifamily (RM) District, as set out in the Unified Development Code of the City of Edinburg, Texas, heretofore finally passed, approved, and adopted by said City Council on the 9th day of August, 2022. Such proposed amendment is to change the zoning of all of Being all of Lot 5, Iowa Estates, Located at 2110 East Iowa Road, Edinburg, Hidalgo County, Texas, from Residential, Primary (RP) District to Residential, Multifamily (RM) District, for a recommendation and report by said Planning and Zoning Commission; and

WHEREAS, the said Planning and Zoning Commission of the City of Edinburg, Texas, gave due notice as provided by said Unified Development Code of a public hearing to be held before said Planning and Zoning Commission, on July 9, 2024, at 5:30 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, and said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes, providing said notice by U. S. Mail to all property owners and persons rendering property for taxation within 300 feet of the property affected not less than ten (10) days before said public hearing; and

WHEREAS, after such public hearing, the Planning and Zoning Commission of the City of Edinburg, Texas, presented its report to the City Council of the City of Edinburg that they approved the change in zoning of said property, from one district to the other; and

WHEREAS, after receipt of the final report from the Planning and Zoning Commission, the City Council of said City provided due notice, as provided by said Unified Development Code to be held before said City Council, and notice was published one time in a newspaper published in the City of Edinburg, Texas, and of general circulation in said City, stating that a public hearing to consider said proposed revision would be held on August 20, 2024 at 6:00 P.M., in the Edinburg

City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, which time was not less than 15 days nor more than 20 days from the date of publication, and that said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes; and

WHEREAS, having held said public hearing, it is the opinion of the City Council of the City of Edinburg, Texas that such change and revision should be made.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I. AUTHORITY OF LAW: All requirements of the law have been met in the passing of this Ordinance.

SECTION II. The zoning of the first above-described property is hereby changed from Residential, Primary (RP) District to Residential, Multifamily (RM) District and the boundaries of said Districts are hereby amended, supplemented and changed so as to delete the said area from the said Residential, Primary (RP) District and added to Residential, Multifamily (RM) District.

SECTION III. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject and any provision of any ordinance in direct conflict with any provision of this ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION IV. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION V. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage and publication according to law.

SECTION VI. CODIFICATION: That this Ordinance shall not be published in the Code of Ordinances of the City of Edinburg, Texas, as it is not amendatory thereof.

SECTION VII. WAIVER CLAUSE: This requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

By: _____
Josephine Ramirez Solis, City Attorney

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PUBLIC HEARINGS
Agenda Item No: 7.D.
Rezoning Request - Melden and Hunt on behalf of Creative Hotel Group, LLC.

1. **Agenda Item:**
Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District, Being 39.334 Acres Out of Lot 5, Section 248, Texas-Mexican Railway Company's Survey, Located at 3200 North M Road, as Requested by Melden and Hunt on Behalf of Creative Hotel Group, LLC. **(A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.)** [Jaime Acevedo, Director of Planning & Zoning]

2. **Description:**
This property is located on the northeast corner of East Rogers Road and North M Road. The property has a total frontage of 1319.40 feet along East Rogers Road and 1,320 feet along North M Road for a total of 39.334 acres. The requested zoning designation is Residential, Urban & Townhome (RU) District, the highest - intensity single-family residential district. The district includes auto-urban and higher densities meant to meet the community's need for more compact developments, walkable areas, and affordable housing. The applicant is seeking a zone change to establish a single-family residential development. The property is currently undergoing the subdivision process under the name Sorento Estates which consists of 242 single - family residential lots.

Adjacent zoning districts are Residential, Primary (RP) District to the north, Agriculture and Open Space (AO) District to the west, Residential, Manufactured Home (RMF) District to the east, and Residential, Suburban (RS) District, Residential, Primary, (RP) District, and Agriculture and Open Space (AO) District to the south. Surrounding land consists of a mix of single-family homes, manufactured homes, vacant land and multi-family uses. The future land use designation for this property is Auto Urban Uses.

Staff mailed a notice of the public hearing to 103 neighboring property owners on Friday, June 28, 2024, and received no comments in favor and 1 comment against this request at the time this report was prepared. Notice of this public hearing was published in the newspaper on July 31, 2024.

The Planning & Zoning Commission recommended with a unanimous vote of 6-0 to approve the Rezoning Request. A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.

3. **Staff's Recommendation:**
Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District, based on adjacent zoning districts, surrounding land uses, and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

Reviewed by:
Jesus Saenz, Assistant City Manager

Prepared by:
Jaime Acevedo, Director of Planning and Zoning

Attachments:

A. City Council Agenda Packet Attachments
B. Ordinance

MEETING DATES:
PLANNING & ZONING COMMISSION – 07/09/2024
CITY COUNCIL – 08/20/2024
DATE PREPARED –07/01/2024

STAFF REPORT
GENERAL INFORMATION

APPLICATION: Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District

APPLICANT: Creative Hotel Group, LLC

AGENT: Melden and Hunt

LEGAL: Being 39.334 acres out of Lot 5, Section 248, Texas-Mexican Railway Company's Survey

LOCATION: 3200 North M Road

LOT/TRACT SIZE: 39.334 acres

CURRENT USE: Vacant land

PROPOSED USE: Single Family

EXISTING ZONING: Residential, Primary (RP) District

ADJACENT ZONING:
North – Residential, Primary (RP) District
South – Residential, Suburban (RS) District, Residential, Primary, (RP) District, and Agriculture and Open Space (AO) District
East – Residential, Manufactured Home (RMF) District
West – Agriculture and Open Space (AO) District

LAND USE PLAN: Auto Urban Uses

PUBLIC SERVICES: North Alamo Water Supply Corporation Water and City of Edinburg Sewer

RECOMMENDATION: Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District

REZONING REQUEST
MELDEN AND HUNT ON BEHALF OF CREATIVE HOTEL GROUP, LLC

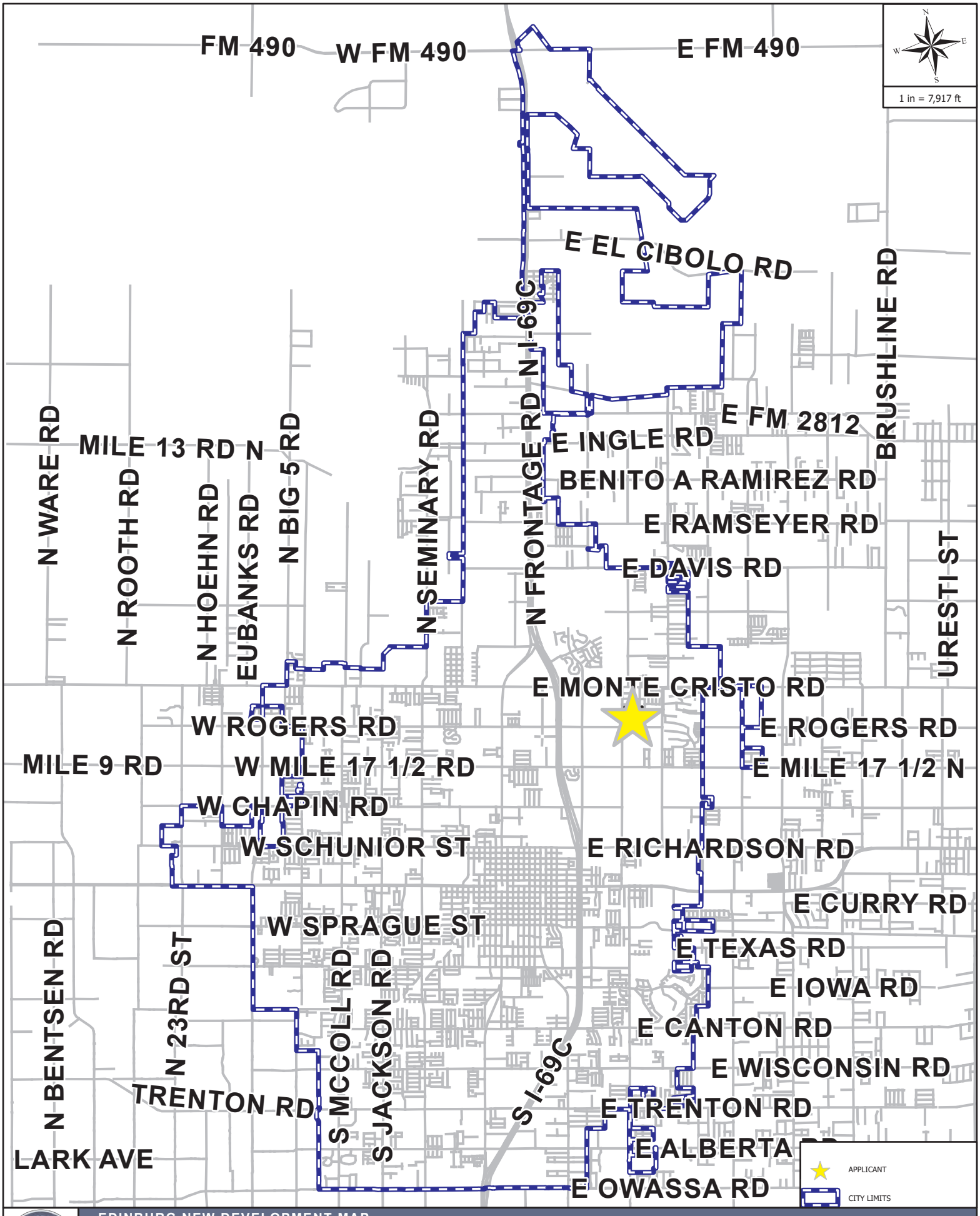
EVALUATION

The following is the staff's evaluation of the request:

1. Surrounding land consists of a mix of single-family homes, manufactured homes, vacant land, and multi-family uses.
2. The proposed zoning would be consistent with the adjacent uses in the area.
3. The proposed zoning is consistent with the Future Land Use Plan.

Staff recommends approval of the Rezoning Request from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District, based on adjacent zoning districts, surrounding land uses, and densities in the area. If approved, the applicant will need to comply with all requirements during the permitting process including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

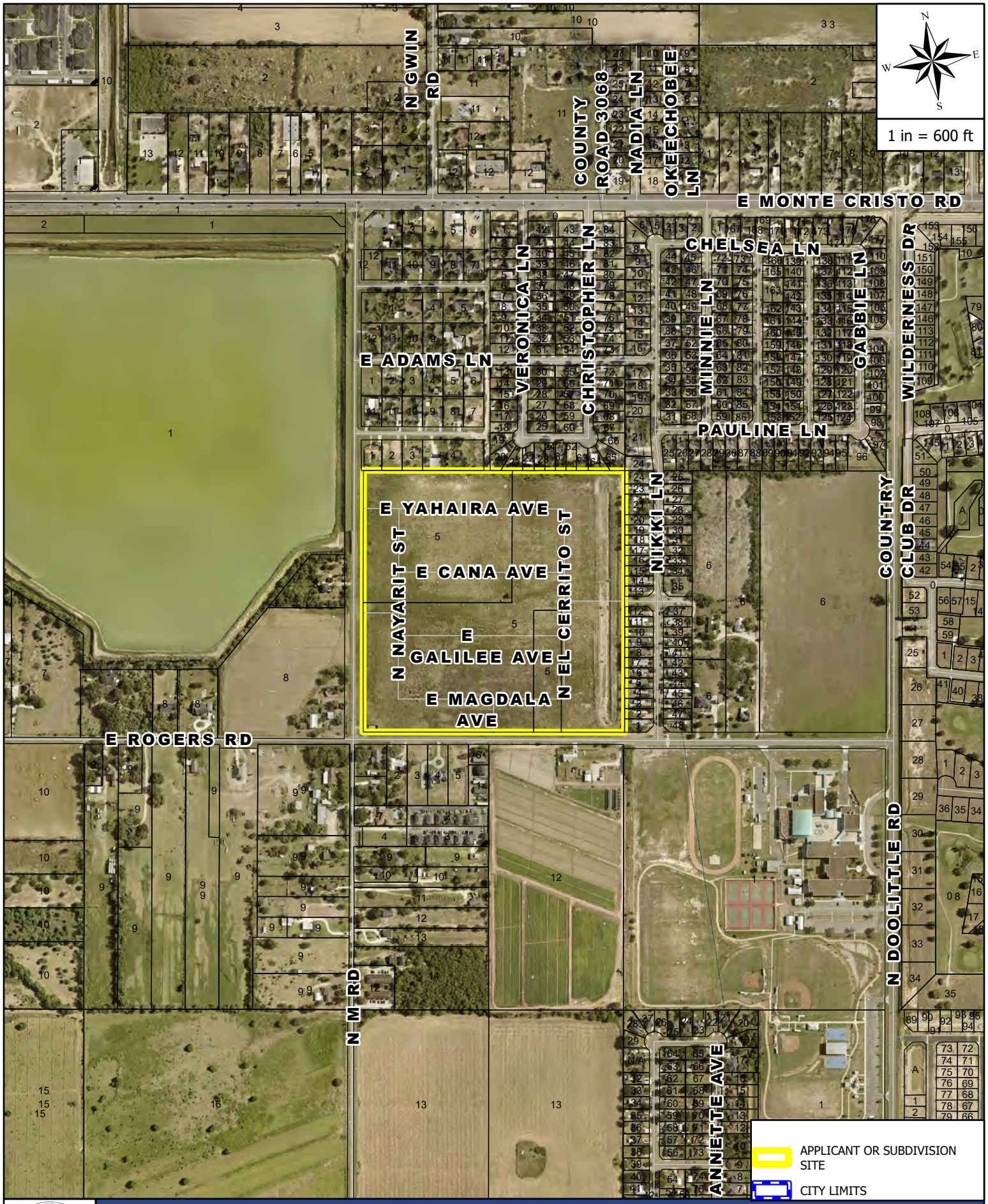
Staff mailed a notice of the public hearing to 103 neighboring property owners on Friday, June 28, 2024, and received no comments in favor and 1 comment against this request at the time this report was prepared. Notice of this public hearing was published in the newspaper on July 31, 2024.



EDINBURG NEW DEVELOPMENT MAP

APPLICANT AND/OR SUBDIVISION:

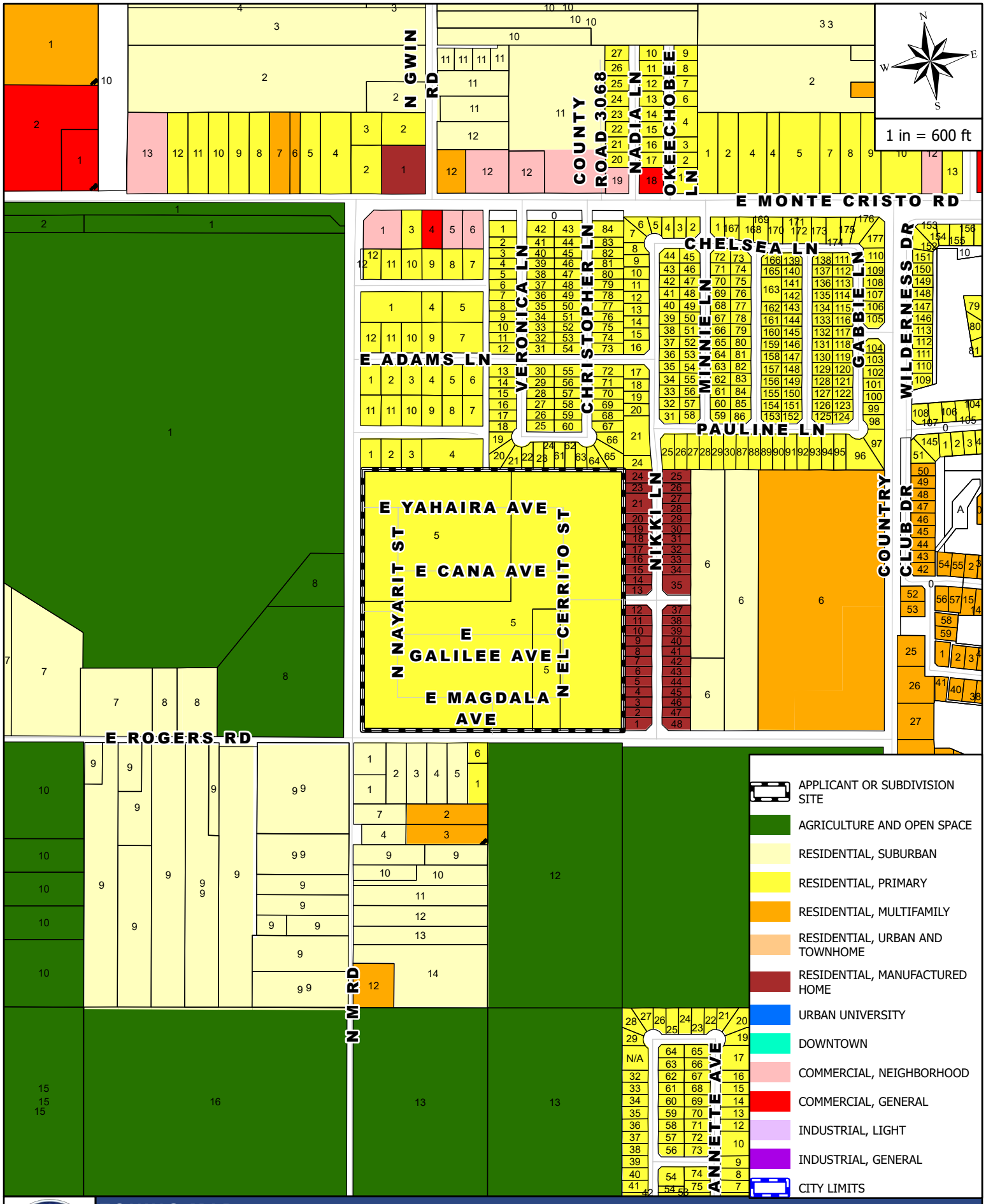
RZNE-2024-0213 MELDEN & HUNT



AERIAL MAP

APPLICANT AND/OR SUBDIVISION:

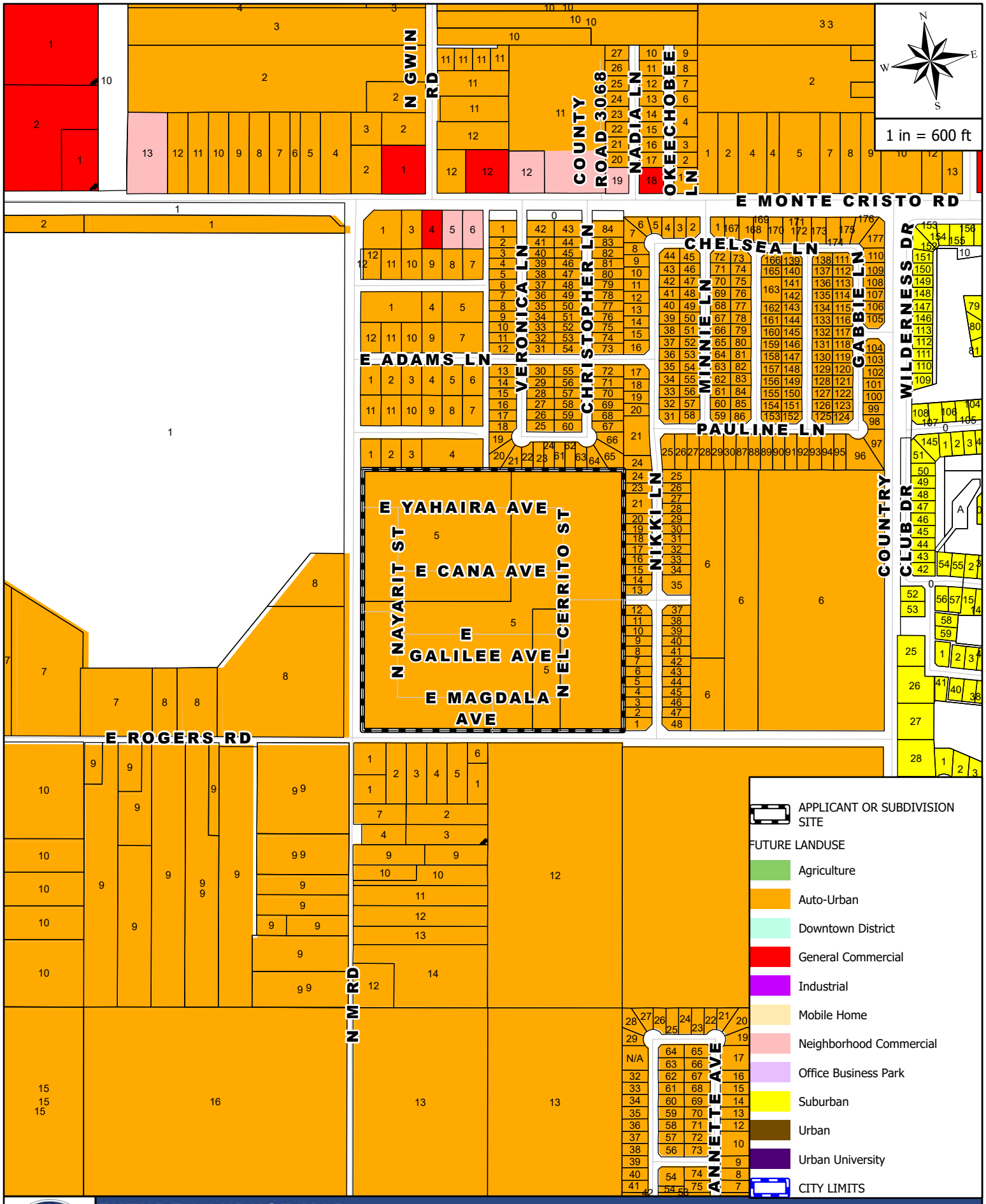
RZNE-2024-0213 MELDEN & HUNT



ZONING MAP

APPLICANT AND/OR SUBDIVISION:

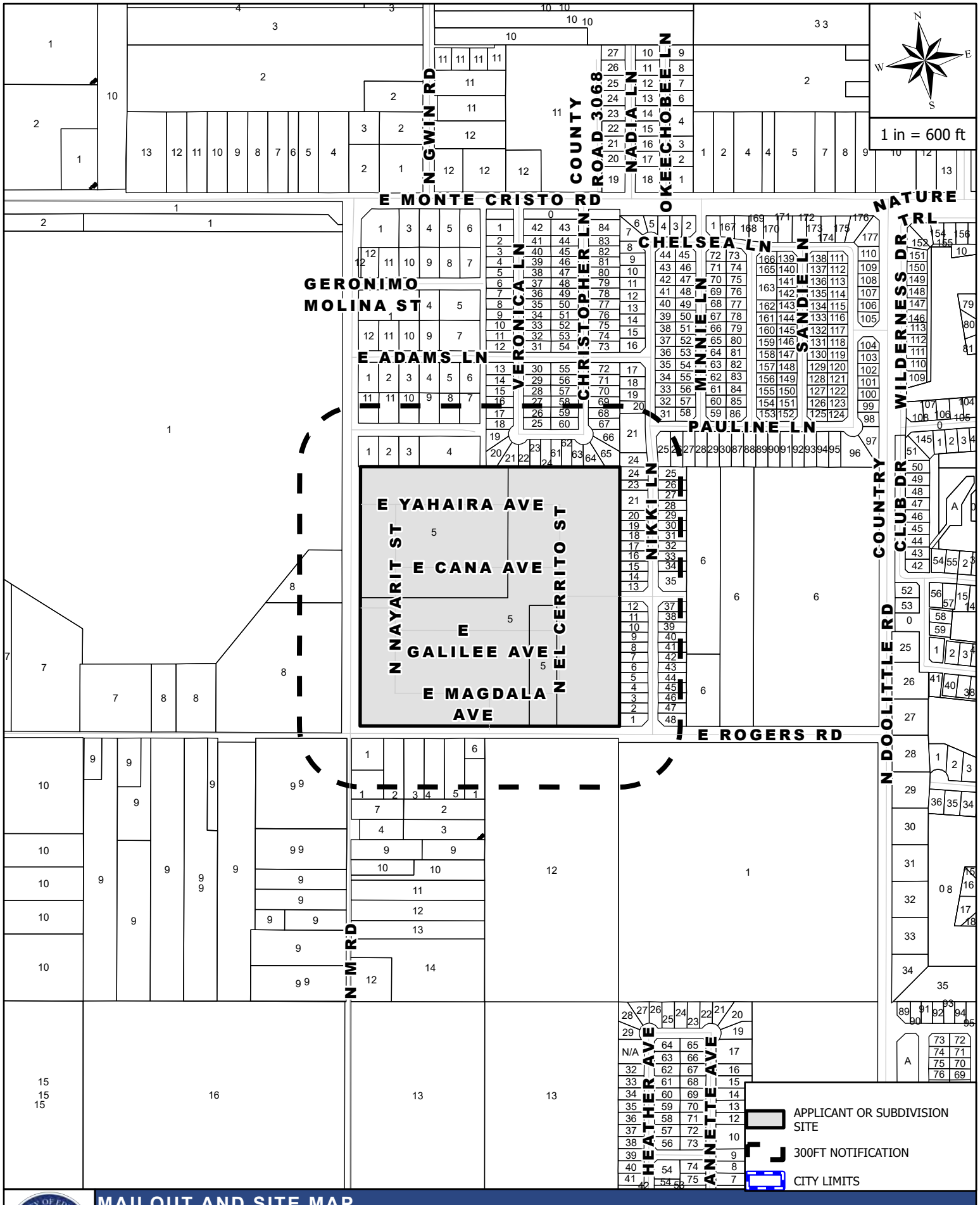
RZNE-2024-0213 MELDEN & HUNT



FUTURE LANDUSE MAP

APPLICANT AND/OR SUBDIVISION:

RZNE-2024-0213 MELDEN & HUNT



MAILOUT AND SITE MAP

APPLICANT AND/OR SUBDIVISION:

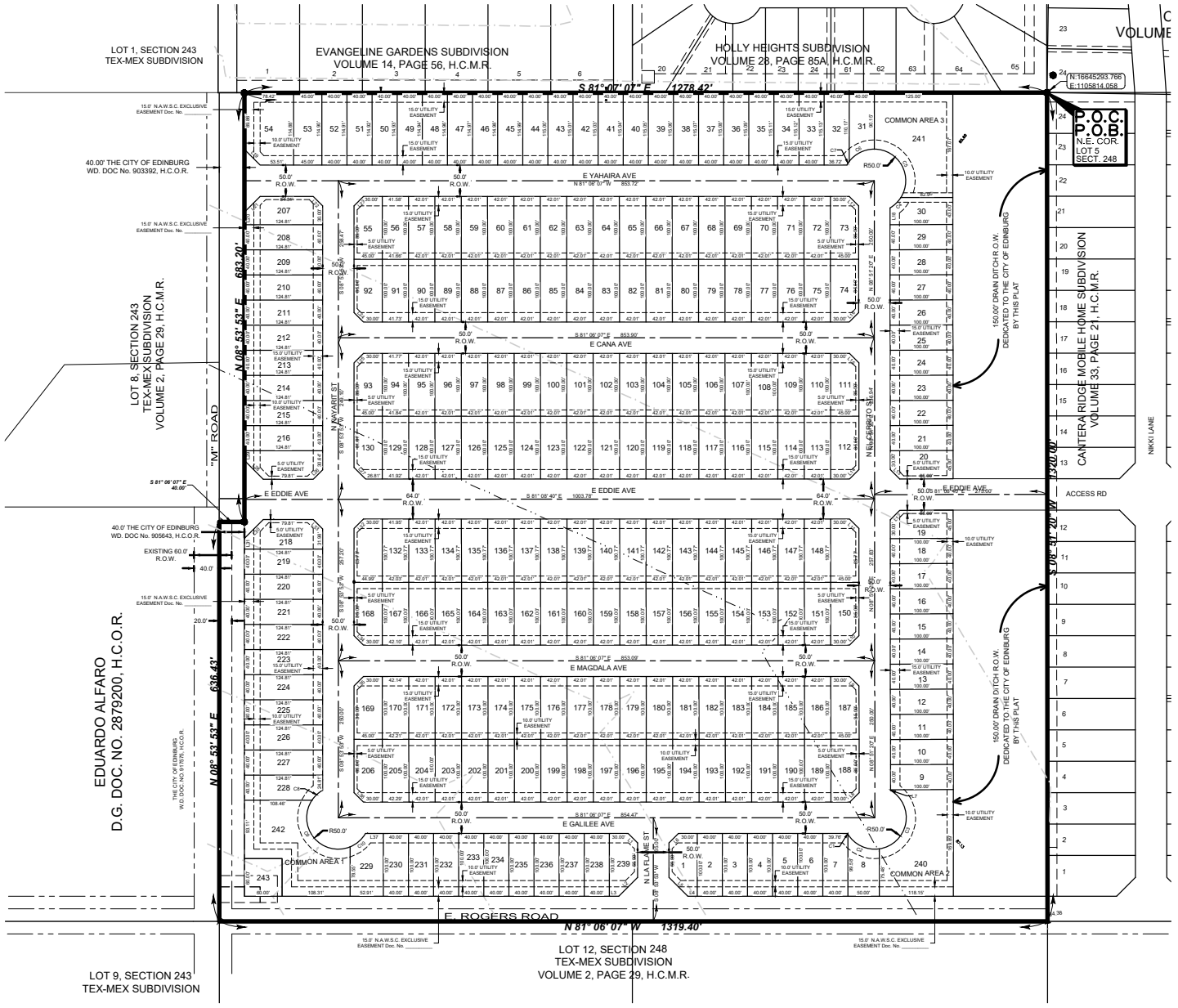
RZNE-2024-0213 MELDEN & HUNT

Rezoning Request Site Photo

Melden and Hunt on behalf of Creative Hotel Group, LLC

3200 North M Road

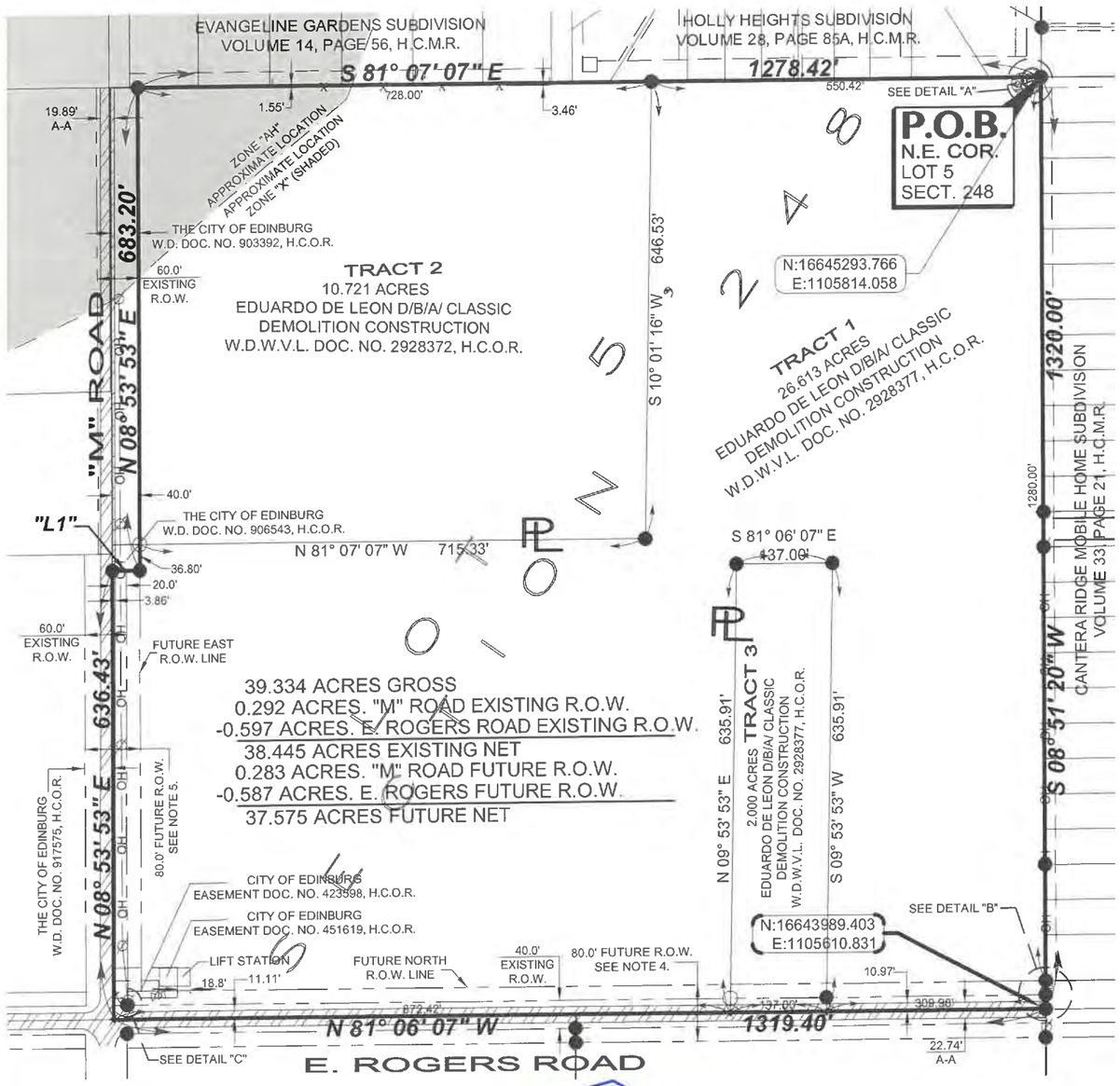




SUBDIVISION MAP OF
SORRENTO ESTATES SUBDIVISION

BEING 39.334 ACRES
OUT OF LOT 5, SECTION 248
TEX-MEX SUBDIVISION
VOLUME 2, PAGE 29, H.C.M.R.
CITY OF EDINBURG
HIDALGO COUNTY, TEXAS

Y:\Land Development\Residential\Edinburg\24055 - Sorrento Estates (Ango Holding)\Autocad files\24055_1.dwg, 7/2/2024 8:20:37 AM, DWG To PDF.pc3





LEGEND

- FOUND No.4 REBAR
- FOUND COTTON PICKER SPINDLE
- SET No.4 REBAR WITH PLASTIC CAP STAMPED MELDEN & HUNT
- POWER POLE
- LIGHT POLE
- IRRIGATION VALVE
- IRRIGATION STAND PIPE (SIZE AS NOTED)
- IRRIGATION VENT (SIZE AS NOTED)
- X——X—— CHAIN LINK FENCE
- //——//—— WOOD FENCE
- OH——OH—— OVERHEAD POWER LINE
- ASPHALT AREA
- FLOOD "ZONE AH"

A-A - EDGE OF ASPHALT TO EDGE OF ASPHALT
R.O.W. - RIGHT OF WAY
H.C.M.R. - HIDALGO COUNTY MAP RECORDS
H.C.D.R. - HIDALGO COUNTY DEED RECORDS
H.C.O.R. - HIDALGO COUNTY OFFICIAL RECORDS
N.E. COR. - NORTHEAST CORNER
SECT. - SECTION
P.O.B. - POINT OF BEGINNING
DOC. NO. - DOCUMENT NUMBER
S.T.D. - SUBSTITUTE TRUSTEE'S DEED
W.D. - WARRANTY DEED
AC. - OF ONE ACRE
PL - PROPERTY LINE



SCALE:1"=200'

LINE TABLE		
"L1"	S 81° 06' 09" E	40.00'

FLOOD ZONE

ZONE "AH"

AREAS OF 100-YEAR SHALLOW FLOODING WHERE DEPTHS ARE BETWEEN ONE(1) AND THREE(3) FEET; BASE FLOOD ELEVATION HAS BEEN DETERMINED TO BE 86, BUT NO FLOOD HAZARD FACTORS ARE DETERMINED.

ZONE "X" (SHADED)

AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

COMMUNITY-PANEL NUMBER: 480334 0325 D
MAP REVISED: JUNE 6, 2000

NOTES:

1. SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND SIGNATURE OF SURVEYOR.
2. SURVEY WAS PREPARED WITH THE BENEFIT OF WESTCOR LAND TITLE INSURANCE COMPANY COMMITMENT GF No. 23-1456 EFFECTIVE DATE: DECEMBER 28, 2023 ISSUED: JANUARY 15, 2024
3. THE EXPANSION COLLECTOR FUTURE RIGHT-OF-WAY FOR E. ROGERS ROAD WILL BE 80.00 FEET AS PER THE 2015 THOROUGHFARE PLAN AMENDMENTS APPROVED BY TRANSPORTATION POLICY COMMITTEE FEBRUARY 18, 2016, APPROVED BY COUNTY COMMISSIONER'S COURT MARCH 22, 2016
4. THE EXISTING COLLECTOR FOR "M" ROAD WILL BE 80.00 FEET AS PER THE 2015 THOROUGHFARE PLAN AMENDMENTS APPROVED BY TRANSPORTATION POLICY COMMITTEE FEBRUARY 18, 2016, APPROVED BY COUNTY COMMISSIONER'S COURT MARCH 22, 2016

EASEMENTS LISTED IN SCHEDULE B:

10.a.- EASEMENT TO THE CITY OF EDINBURG, RECORDED IN CC# 1994-423598, REAL PROPERTY RECORDS, HIDALGO COUNTY, TEXAS.(TRACTS 1 AND 2) (AFFECT SUBJECT TRACT PLOTTED AND SHOWED HERON.)

10.b.- EASEMENT TO THE CITY OF EDINBURG, RECORDED IN CC# 1995-451619, REAL PROPERTY RECORDS, HIDALGO COUNTY, TEXAS.(TRACTS 1 AND 2) (AFFECT SUBJECT TRACT PLOTTED AND SHOWED HERON.)

10.g.- SAVE AND EXCEPT ANY PORTION THAT MAY BE CLAIMED BY FEE BY HIDALGO COUNTY IRRIGATION DISTRICT No. 1 AS EVIDENCED BY AFFIDAVIT RECORDED IN VOLUME 1522, PAGE 307, DEED RECORDS, HIDALGO. COUNTY, TEXAS. (TRACT 2) (DOES NOT AFFECT SUBJECT TRACT)

I, ROBERTO N. TAMEZ, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THE FOREGOING PLAT TO BE TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE ON THE GROUND ON 01/15/2024 UNDER MY DIRECTION AND SUPERVISION.

ROBERTO N. TAMEZ, RPLS No. 6238 DATE: 01/23/2024

STATE OF TEXAS
REGISTERED
ROBERTO N. TAMEZ
6238
PROFESSIONAL
LAND SURVEYOR

PLAT SHOWING
39.334 ACRES OUT OF LOT 5, SECTION 248, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY VOLUME 2, PAGE 29, H.C.M.R. CITY OF EDINBURG, HIDALGO COUNTY, TEXAS

MELDEN & HUNT INC.
CONSULTANTS • ENGINEERS • SURVEYORS
TBPLS No. 10096900

115 W. McINTYRE
EDINBURG, TX 78541
PH: (956) 381-0981
FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com

PAGE 3 OF 3
BOOK: T-1059, PG.21
DATE: 01/23/2024
JOB No. 24321.00.08
FILE NAME: 24321.08
DRAWN BY: J.R.C.

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January 23, 2024

METES AND BOUNDS DESCRIPTION
39.334 ACRES OUT OF
LOT 5, SECTION 248,
TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY
CITY OF EDINBURG,
HIDALGO COUNTY, TEXAS

A tract of land containing 39.334 acres situated in the City of Edinburg, Hidalgo County, Texas, being a part or portion out of Lot 5, Section 248, Texas-Mexican Railway Company's Survey, according to the plat thereof recorded in Volume 2, Page 29, Hidalgo County Map Records, conveyed to Eduardo De Leon D/B/A/ Classic Demolition Construction by virtue of a Warranty Deed with Vendors Lien recorded under Document Numbers 2928377,2928372, Hidalgo County Official Records, said 39.334 acres also being more particularly described as follows:

BEGINNING at a No. 4 rebar found [Northing: 16645293.766, Easting: 1105814.058] on the Northeast corner of said Lot 5, Section 248 and the Northwest corner of Cantera Ridge Mobile Home Subdivision, according to the plat thereof recorded in Volume 33, Page 21, Hidalgo County Map Records, and the Southeast corner of Holly Heights Subdivision, according to the plat thereof recorded in Volume 28, Page 85A, Hidalgo County Map Records, for the Northeast corner of this herein described tract;

1. THENCE, S 08° 51' 20" W along the East line of said Lot 5, Section 248 and the West line of said Cantera Ridge Mobile Home Subdivision, at a distance of 1,280.00 feet pass a No. 4 rebar found on the future North right-of-way line of E. Rogers Road, at a distance of 1,300.00 feet pass a No. 4 rebar found on the existing North right-of-way line of E. Rogers Road, continuing a total distance of 1,320.00 feet to a Cotton Picker Spindle found [Northing: 16643989.403, Easting: 1105610.831] on the Southeast corner of said Lot 5, Section 248 and the Southwest corner of said Cantera Ridge Mobile Home Subdivision and within the right-of-way of E. Rogers Road, for the Southeast corner of this tract;

2. THENCE, N 81° 06' 07" W along the South line of said Lot 5, Section 248 and within the right-of-way of E. Rogers Road, at a distance of 309.98 feet pass a Nail found in line, at a distance of 446.98 feet pass a Nail found in line, continuing a total distance of 1,319.40 feet to a Nail found on the Southwest corner of said Lot 5, Section 248, for the Southwest corner of this tract;

3. THENCE, N 08° 53' 53" E along the West line of said Lot 5, Section 248 and within the right-of-way of "M" Road a distance of 636.43 feet to a Nail found for the Southernmost Northwest corner of this tract;

4. THENCE, S 81° 06' 09" E a distance of 40.00 feet to a No. 4 rebar found on the existing East right-of-way line of "M" Road for an inside corner of this tract;

5. THENCE, N 08° 53' 53" E along the East right-of-way line of "M" Road, at a distance of 36.80 feet pass a No. 4 rebar found in line, continuing a total distance of 683.20 feet to a No. 4 rebar found on the North line of said Lot 5, Section 248 and the South line of Evangeline Gardens Subdivision, according to the plat thereof recorded in Volume 14, Page 56, Hidalgo County Map Records, for the Northernmost Northwest corner of this tract;

6. THENCE, S 81° 07' 07" E along the North line of said Lot 5, Section 248 and along the South lines of said Evangeline Gardens Subdivision and said Holly Heights Subdivision, at a distance of 728.00 pass a No. 4 rebar found in line, continuing a total distance of 1,278.42 feet to the POINT OF BEGINNING and containing 39.334 acres, of which 0.292 of one acre lies within the existing right-of-way of "M" Road and 0.597 of one acre lies within the existing right-of-way of E. Rogers Road, leaving an existing net of 38.445 acres, of which 0.283 of one acre lies in the future right-of-way of "M" Road and 0.587 of one acre lies within the future right-of-way of E. Rogers Road, leaving a future net of 37.575 acres of land, more or less.

I, ROBERTO N. TAMEZ, A REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY AFFIRM THAT THIS METES AND BOUNDS DESCRIPTION REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND ON 1/15/2024 UNDER MY DIRECTION AND SUPERVISION.

01/23/2024

ROBERTO N. TAMEZ, R.P.L.S. #6238 DATE:



Planning & Zoning
415 West University Drive
Edinburg, Texas 78539
(956) 388-8202

THE CITY OF Edinburg

Zone Change Application

ENERGOV CASE # RZNE-2024-0213

Date: June 7, 2024

1. Property Owner (required): Creative Hotel Group, LLC 2. Phone: (956) 381-0981
3. Mailing Address: 5807 N. 3rd Lane
4. City: McAllen State: TX Zip: 78504
5. Owner's Email: c/o mario@meldenandhunt.com 6. Cell No. (956) 381-0981
7. Agent (not owner): Melden & Hunt, Inc. 8. Agent's Phone: (956) 381-0981
9. Agent's Mailing Address: 115 W. McIntyre Street
10. City: Edinburg State: TX Zip: 78541
11. Agent's Email: mario@meldenandhunt.com/lydia@meldenandhunt.com
12. Address/Location being Rezoned: northest corner of M Road & East Rogers Road
13. Legal Description of Property: 14. Property ID(s): 296008, 296009, 296010

39.334 acres o/o Lot 5, Section 248, Texas Mexican Railway Company's Survey

15. Zone Change: From: RM - Residential, Multifamily & Urban To: RU Residential, Urban & Townhome
16. Existing Land Use: Open/Vacant
17. Reason for Zone Change: Townhome developments

Mario A. Reyna, P.E.
(Please Print Name) Signature

RECEIVED
JUN 11 2024
By

OFFICE USE ONLY

REVIEWED BY DATE RECEIVED

*INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED OR SCHEDULED EVEN IF PAYMENT IS MADE.

THE CITY OF Edinburg

NOTIFICATION

Dear Property Owner:

A public hearing will be held on **Tuesday, July 9, 2024, at 5:30 P.M.** in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, at which time the Planning and Zoning Commission will address the following:

CONSIDER THE REZONING REQUEST FROM RESIDENTIAL, PRIMARY (RP) DISTRICT TO RESIDENTIAL, URBAN & TOWNHOME (RU) DISTRICT, BEING 39.334 ACRES OUT OF LOT 5, SECTION 248, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, LOCATED AT 3200 NORTH M ROAD, AS REQUESTED BY MELDEN AND HUNT ON BEHALF OF CREATIVE HOTEL GROUP, LLC

This district is the highest intensity single-family residential district. The district includes auto-urban and higher densities meant to meet the community's need for more compact developments, walkable areas, and affordable housing. Traditionally associated with downtown areas, these densities may be desirable in other locations where there is a need and demand for smaller single-family homes.

This request is scheduled to be heard by the **City Council on Tuesday, August 20, 2024, at 6:00 P.M.** As a property owner within 300 ft. of the subject property, you are invited to attend. Please note that meeting time (s) and date (s) are subject to change. Therefore; please call on the date of the meeting to assure that the item is on the agenda. As part of the City effort to encourage greater participation in the rezoning process, **the City is using this notice to solicit your input, but no action or response is required**. Should you have any questions or need more information regarding this notice, you may call (956) 388-8202.

You may return your response by one of the following:
MAIL: P. O. Box 1079 Edinburg, Texas 78540
FAX: (956) 292-2080 by Monday, July 8, 2024
EMAIL: planning@cityofedinburg.com by Monday, July 8, 2024

Please place a checkmark on the appropriate box to indicate if you are in favor, against, or have no comments on this request.

☐ **In Favor/A Favor** ☑ **Against/En Contra** ☐ **No Comments/No Comentario**

Comments: This is not the appropriate solution for this community. I do not want more cookie cutter developments in my community. ~~It~~ I also think if this is a severe issue reduce The appraisals ~~that~~ clearly are made up.

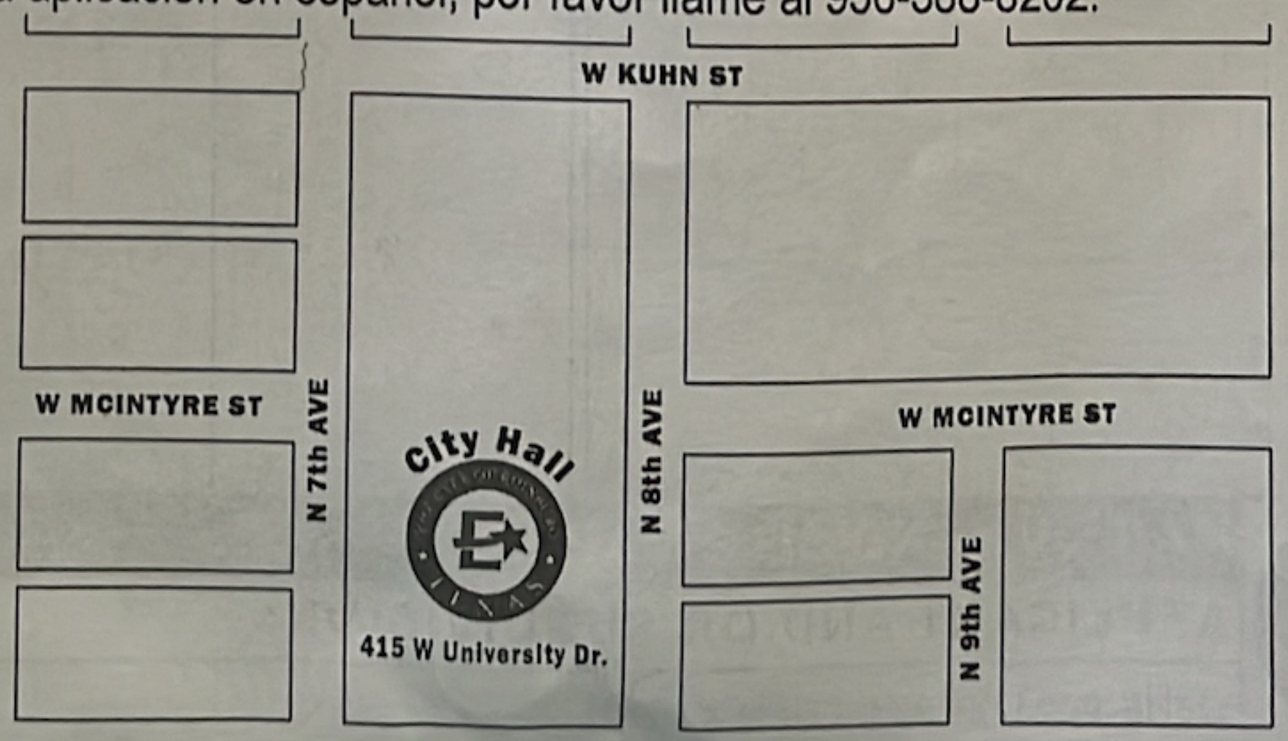
Print Name: Juan Zuniga Phone No. 956-517-9793

Address: ~~3312 N~~ 1211 Chris cir. City: Edinburg State: TX Zip: 78539

NOTIFICACIÓN

Si tiene preguntas o necesita información sobre esta aplicación en español, por favor llame al 956-388-8202.

Planning and Zoning Department
City of Edinburg
PO BOX 1079
Edinburg, TX 78540-1079



ZONING CASE
OWNER NOTIFICATION LIST

PID: 296016
RAYGOZA JUAN MANUEL
& SHAKERA MARIA
2806 E ROGERS RD
EDINBURG, TX 78542-7020

PID: 284361
EURESTE SALVADOR JR & BELINDA
2532 E ROGERS RD
EDINBURG, TX 78542-3547

PID: 284362
BARBOSA JAVIER
2709 HORIZON TRL
EDINBURG, TX 78541-4281

PID: 284363
BARBOSA JAVIER
2709 HORIZON TRL
EDINBURG, TX 78541-4281

PID: 284364
BARBOSA JAVIER
2709 HORIZON TRL
EDINBURG, TX 78541-4281

PID: 284366
ZAPATA AXCELEY NICOLE
& DIEGO A PERES
26805 BRUSH LINE RD
EDINBURG, TX 78542-0678

PID: 284360
RUIZ MARIA GUADALUPE
2718 N M RD
EDINBURG, TX 78542

PID: 171596
CARRALES ALICIA
1513 LOOKOUT
EDINBURG, TX 78541-2348

PID: 171591
TORRES MICHAEL E & KRISTI A
PO BOX 4411
EDINBURG, TX 78540-4411

PID: 171592
PEREZ ERNESTO & ELIZABETH
2405 DESERT DIAMOND ST
EDINBURG, TX 78542-4914

PID: 171588
ZUNIGA JUAN A & ASIEL H
3312 N CHRISTOPHER LN
EDINBURG, TX 78542-8643

PID: 171590
PEREZ JOSE A & VERONICA
2501 DESERT DIAMOND ST
EDINBURG, TX 78542-4924

PID: 171589
OLVERA JAIME E
2507 DESERT DIAMOND ST
EDINBURG, TX 78542-4924

PID: 576206
FLORES VICTOR &
CRISTINA ESPINOZA
2816 NIKKIE LN
EDINBURG, TX 78542-8573

PID: 576204
ROJO LUIS BENITO
2824 NIKKIE LN
EDINBURG, TX 78542-8573

PID: 576207
SANTANA HUMBERTO & JESSICA L
2810 NIKKIE LN
EDINBURG, TX 78542-8573

PID: 576205
CORDOVA MAGDALENO MORENO &
2820 NIKKI LANE
EDINBURG, TX 78542-8573

PID: 576203
CANTU MARIO A
1223 STARSHINE
EDINBURG, TX 78542-8799

PID: 576209
GONZALEZ MAURICIO A GARZA
2802 N NIKKI LN NO 48
EDINBURG, TX 78542-8573

PID: 576208
VALDEZ RIGOBERTO
& REYNA G MARDER
2806 NIKKI LN
EDINBURG, TX 78542-8573

ZONING CASE
OWNER NOTIFICATION LIST

PID: 171592
PEREZ ERNESTO & ELIZABETH
2405 DESERT DIAMOND ST
EDINBURG, TX 78542-4914

PID: 570015
ORTIZ OMAR
3201 N NIKKI LN
EDINBURG, TX 78542

PID: 519133
DELAROSA CARLOS
2809 E ROGERS RD
EDINBURG, TX 78542-7037

PID: 570016
MOLINA JOSE E & DAISY A MERCADO
2708 E PAUINE LN
EDINBURG, TX 78542

PID: 519130
SILVA JORGE C & YELIZA S
3300 N VERONICA LN
EDINBURG, TX 78542-8640

PID: 570017
MEDINA SALVADOR &
GUILLERMINA V
44 BAYVIEW RD
CASTROVILLE, CA 95012-9725

PID: 171595
REGALADO RICARDO &
ELVA SERRATO
2412 DESERT DIAMOND
EDINBURG, TX 78542-4914

PID: 171594
PEREZ ALYSSA
408 N CASCADES AVE #2
PFLUGERVILLE, TX 78660-5370

PID: 171593
GARCES TOMAS
2406 DESERT DIAMOND
EDINBURG, TX 78542-4914

PID: 519202
MERCADO MARIA LINA
3404 N VERONICA LN
EDINBURG, TX 78542-8639

PID: 519205
GARCES GISELA SALINAS
2918 PAULINE LN
EDINBURG, TX 78542-6320

PID: 576184
PICENO CARLOS ALONZO &
ALMA ELIZABETH CORTEZ RAMOS
3119 N NIKKIE LANE
EDINBURG, TX 78542-0369

PID: 576189
BARRAGAN MANUEL
3112 NIKKIE LN
EDINBURG, TX 78542-0383

PID: 576191
CAMPOS EFREN & ALTAGRACIA P
515 W MONTE CRISTO HEIGHTS RD
EDINBURG, TX 78541-7902

PID: 576175
BETANCOURT JORGE A
3005 NICK LN
EDINBURG, TX 78542

PID: 576174
BOTELLO REY RAMON
& CLAUDIA
3001 NIKKIE LN
EDINBURG, TX 78542-0388

PID: 576185
JASSO CARLOS JAVIER
3123 NIKKIE LN
EDINBURG, TX 78542-0369

PID: 576166
GUERRA MARIA D
2819 NIKKI LANE
EDINBURG, TX 78542-8662

ZONING CASE
OWNER NOTIFICATION LIST

PID: 519223
LOPEZ GUADALUPE &
MARIA DE LA LUZ VARGAS
3304 N CHRISTOPHER LN
EDINBURG, TX 78542-8643

PID: 519220
SALIDO ELI
3302 N CHRISTOPHER LN
EDINBURG, TX 78542

PID: 519216
PEREZ AMBROSIO & FLORA
2720 E PAULINE LN
EDINBURG, TX 78542-8642

PID: 519210
RODRIGUEZ LUIS
6706 WEST MILE 2 APT NO 3
MISSION, TX 78574-8805

PID: 519218
SALINAS HIGINIO ET AL
2110 XL ROY DR
EDINBURG, TX 78541

PID: 519207
MERCADO FIDEL P
3404 N VERONICA LN
EDINBURG, TX 78542-8639

PID: 519125
SANDOVAL ALVAR RAUL
2622 E PAULINE LN
EDINBURG, TX 78542-8641

PID: 519120
RODRIGUEZ DAVID M & DANIEL JR
2602 E PAULINE LN
EDINBURG, TX 78542-8641

PID: 519118
RODRIGUEZ RAUL
3517 N VERONICA LN
EDINBURG, TX 78542-8638

PID: 570011
GARCIA HUMBERTO
& ESMERALDA
920 E MCINTYRE
EDINBURG, TX 78541-3662

PID: 576165
PEREZ MARIA A
2815 NIKKIE LN
EDINBURG, TX 78542-8662

PID: 576181
ALEJANDRO PAULA
306 N 22ND AVE
EDINBURG, TX 78541-3734

PID: 576186
ARANO LETICIA USCANGA
PRIVADA VILLA SAN JORGE NO 106,
COL. FRACC VILLAS DE SAN JOSE
REYNOSA TAMAULIPAS MEXICO, 88730

PID: 576187
GONZALEZ GRECIA
K'TALINA VILLARREAL
3120 NIKKI LN
EDINBURG, TX 78542-0383

PID: 519224
SALINAS LEON A & MA ELIDA
3308 N CHRISTOPHER LN
EDINBURG, TX 78542-8643

PID: 519209
IHS 2 LLC
2647 GATEWAY RD STE 105-137
CARLSBAD, CA 92009-1755

PID: 519206
ELIZONDO IVAN & MIRNA GONZALEZ
2702 PAULINE LN
EDINBURG, TX 78542-8642

PID: 519119
GARCIA JOSE ALEJANDRO
3301 N VERONICA LN
EDINBURG, TX 78542-8640

PID: 519117
MARTINEZ YAJAIRA LUDIVINA
3309 VERONICA LN
EDINBURG, TX 78542-8640

PID: 576198
MORALES JESUS RODRIGUEZ
2920 NIKKIE LN
EDINBURG, TX 78542-8341

ZONING CASE
OWNER NOTIFICATION LIST

PID: 576178
GONZALEZ OLGA GUZMAN
2400 N 83 ST
MISSION, TX 78572

PID: 576176
RODRIGUEZ GRACIELA
3009 NIKKIE LN
EDINBURG, TX 78542-0388

PID: 576163
SOTO CARLOS JR & GISELA
2807 NIKKIE LN
EDINBURG, TX 78542-8662

PID: 576170
MARTINEZ SOCORRO NELLY
2913 NIKKIE LN
EDINBURG, TX 78542-0389

PID: 576172
CASAS ARACELY GALVAN
2917 NIKKIE LN
EDINBURG, TX 78542-0389

PID: 706105
EDINBURG ISD SCHOOL DISTRICT
PO BOX 990
EDINBURG, TX 78540-0990

PID: 570012
LEE ROSA ELVIRA
3215 NIKKIE LN
EDINBURG, TX 78542-6158

PID: 519131
CANTU ALMA VIOLA
3304 N VERONICA LN
EDINBURG, TX 78542-8640

PID: 519200
IBARRA ZEFERINO & MARIA C
3313 N CHRISTOPHER LN
EDINBURG, TX 78542-8643

PID: 519124
TERAN VERONICA ALONDRA RUIZ ETAL
2620 HYLTON AVE
EDINBURG, TX 78539-2726

PID: 576202
MONTANO MARIA
2904 NIKKIE LN
EDINBURG, TX 78542-8341

PID: 576179
FERNANDEZ GIL & MARIBEL CHANES
3021 NIKKI LN
EDINBURG, TX 78542-0388

PID: 576177
RODRIGUEZ RODRIGO & YADIRA ELIZONDO
3013 NIKKIE LN
EDINBURG, TX 78542-0388

PID: 576164
SAENZ YALETZA MAYRENE
6103 REYMUNDO ST
EDINBURG, TX 78542-1202

PID: 576162
SOTO CARLOS GABRIEL & ANGEL SOTO
2803 N NIKKIE LN
EDINBURG, TX 78542-8662

PID: 576173
CASAS MARIA ISABEL
3716 N GWIN RD
EDINBURG, TX 78542-7449

PID: 576190
HERNANDEZ ROSA DE JESUS &
JOHANNA JOSSELINE CARRANZA
3108 NIKKIE LANE
EDINBURG, TX 78542-0383

PID: 576169
MACIAS ANDRES A GUAJARDO ET AL
2016 ASH CIR
EDINBURG, TX 78539-5924

PID: 576168
CERECEDO GERARDO &
NORA HILDA TREJO
2903 NIKKI LANE
EDINBURG, TX 78542-0389

ZONING CASE
OWNER NOTIFICATION LIST

PID: 519123
GARZA DAVID R
PO BOX 4238
EDINBURG, TX 78540-4238

PID: 519122
PACHECO JORGE LUIS &
JULIO CESAR SANCHEZ
2610 E PAULINE LN
EDINBURG, TX 78542-8641

PID: 519121
ROSALES CLAUDIA N &
ARNOLDO JR
2606 E PAULINE LN
EDINBURG, TX 78542-8641

PID: 576201
TORRES LUCIO
2908 NIKKIE LN
EDINBURG, TX 78542

PID: 576200
SOLANO OCTAVIO & ANISSA G GARZA
2807 N NIKI LN
EDINBURG, TX 78542

PID: 576199
FLORES ESTELA
2916 NIKKIE LN
EDINBURG, TX 78542-8341

PID: 576180
RIOS ELVA
3909 E MILE 17
EDINBURG, TX 78542-1482

PID: 576188
ELIZONDO HUGO DE JESUS
3120 NIKKI LN
EDINBURG, TX 78542-0383

PID: 576192
DE LA ROSA MARIA D & ANTONIO
3022 NIKKIE LN
EDINBURG, TX 78542-0370

PID: 295749
DE LA ROSA MELISSA
2715 N M RD
EDINBURG, TX 78542-6316

PID: 576167
BAZALDUA ISRAEL & VICENTA
2823 NIKKIE LN
EDINBURG, TX 78542-8662

PID: 576171
RESENDEZ VIANNEY
2917 NIKKI LANE
EDINBURG, TX 78542-0389

PID: 576193
RODRIGUEZ LUDIVINA
1710 S CESAR CHAVEZ RD
EDINBURG, TX 78542-4900

PID: 576194
BORREGO MARIBEL
3014 NIKKIE LN
EDINBURG, TX 78542-0370

PID: 576195
GARCIA MARIELA
108 W 20TH ST
WESLACO, TX 78596-7716

PID: 296009
CREATIVE HOTEL GROUP LLC
5807 N 3RD LN
MCALLEN, TX 78504-2863

PID: 296010
CREATIVE HOTEL GROUP LLC
5807 N 3RD LN
MCALLEN, TX 78504-2863

PID: 296008
CREATIVE HOTEL GROUP LLC
5807 N 3RD LN
MCALLEN, TX 78504-2863

PID: 576182
ALFARO HUMBERTO
3111 NIKKIE LN
EDINBURG, TX 78542-0369

PID: 576196
GARZA SIMON JR
6559 E ROGERS RD
EDINBURG, TX 78542-1854

ZONING CASE
OWNER NOTIFICATION LIST

PID: 295733
ALFARO EDUARDO
2321 E ROGERS RD
EDINBURG, TX 78542

PID: 295732
ALFARO EDUARDO
2321 E ROGERS RD
EDINBURG, TX 78542-7416

PID: 295696
HIDALGO CO WATER DIST #1
PO BOX 870
EDINBURG, TX 78540-0870

PID: 1235474
MOLINA'S CONSTRUCTION INC
2704 N M RD
EDINBURG, TX 78542

PID: 555927
MOLINA REYNALDO JR &
RICARDO MOLINA
2704 NORTH ""M"" RD
EDINBURG, TX 78542-6316

PID: 295742
DE LA ROSA MELISSA
2715 N M RD
EDINBURG, TX 78542-6316

ORDINANCE NO. _____

AN ORDINANCE AMENDING, SUPPLEMENTING, AND CHANGING THE BOUNDARIES OF THE RESIDENTIAL, PRIMARY (RP) DISTRICT TO RESIDENTIAL, URBAN & TOWNHOME (RU) DISTRICT, BEING 39.334 ACRES OUT OF LOT 5, SECTION 248, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, LOCATED AT 3200 NORTH M ROAD, EDINBURG, HIDALGO COUNTY, TEXAS, FROM ONE DISTRICT TO ANOTHER; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER HEREOF.

WHEREAS, the owner of the herein described real estate has submitted to the Planning and Zoning Commission of the City of Edinburg, Texas, a proposed amendment, and the proposed supplement and change to the boundaries of the Residential, Primary (RP) District and the Residential, Urban & Townhome (RU) District, as set out in the Unified Development Code of the City of Edinburg, Texas, heretofore finally passed, approved, and adopted by said City Council on the 9th day of August, 2022. Such proposed amendment is to change the zoning of all of Being 39.334 acres out of Lot 5, Section 248, Texas-Mexican Railway Company's Survey, Located at 3200 North M Road, Edinburg, Hidalgo County, Texas, from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District, for a recommendation and report by said Planning and Zoning Commission; and

WHEREAS, the said Planning and Zoning Commission of the City of Edinburg, Texas, gave due notice as provided by said Unified Development Code of a public hearing to be held before said Planning and Zoning Commission, on July 9, 2024, at 5:30 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, and said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes, providing said notice by U. S. Mail to all property owners and persons rendering property for taxation within 300 feet of the property affected not less than ten (10) days before said public hearing; and

WHEREAS, after such public hearing, the Planning and Zoning Commission of the City of Edinburg, Texas, presented its report to the City Council of the City of Edinburg that they approved the change in zoning of said property, from one district to the other; and

WHEREAS, after receipt of the final report from the Planning and Zoning Commission, the City Council of said City provided due notice, as provided by said Unified Development Code to be held before said City Council, and notice was published one time in a newspaper published

in the City of Edinburg, Texas, and of general circulation in said City, stating that a public hearing to consider said proposed revision would be held on August 20, 2024 at 6:00 P.M., in the Edinburg City Hall, City Council Chambers, located at 415 West University Drive, Edinburg, Texas, which time was not less than 15 days nor more than 20 days from the date of publication, and that said public hearing was held at such time and place, and all of which procedure in the giving of notice and the holding of said public hearing is hereby ratified and confirmed as meeting all the requirements of said Unified Development Code of the City of Edinburg, Texas and applicable statutes; and

WHEREAS, having held said public hearing, it is the opinion of the City Council of the City of Edinburg, Texas that such change and revision should be made.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I. AUTHORITY OF LAW: All requirements of the law have been met in the passing of this Ordinance.

SECTION II. The zoning of the first above-described property is hereby changed from Residential, Primary (RP) District to Residential, Urban & Townhome (RU) District and the boundaries of said Districts are hereby amended, supplemented and changed so as to delete the said area from the said Residential, Primary (RP) District and added to Residential, Urban & Townhome (RU) District.

SECTION III. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject and any provision of any ordinance in direct conflict with any provision of this ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION IV. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION V. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage and publication according to law.

SECTION VI. CODIFICATION: That this Ordinance shall not be published in the Code of Ordinances of the City of Edinburg, Texas, as it is not amendatory thereof.

SECTION VII. WAIVER CLAUSE: This requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

By: _____
Josephine Ramirez Solis, City Attorney

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
PUBLIC HEARINGS
Agenda Item No: 7.E.
Ordinance providing for Voluntary Annexation – WW Escondido, L.P.

1. **Agenda Item:**
Hold Public Hearing and Consider the Ordinance Providing for the Voluntary Annexation of 84.66 Acres Out of Chapin Road Right-of-Way, Alamo Road Right-of-Way, Richardson Right-of-Way, and Alamo Road Right-of-Way in Blocks 249, 250, and 267, and out of Lots 9 and 16 Block 250, Texas-Mexican Railway Company Survey, Hidalgo, Texas, Being Located at 1101 North Alamo Road, as Requested by Paul Arthur, On Behalf of WW Escondido, L.P. [Jaime Acevedo, Director of Planning & Zoning]

2. **Description:**
The property owner for the subject tract of land has filed a petition for Voluntary Annexation. The 84.66-acre tract is currently occupied by abandoned homes and agricultures uses. The proposed development is located on the southwest corner of East Mile 17 North and North Alamo Road. Water Services will be provided by North Alamo Water Supply Corporation CCN and Sewer Services will be provided by City of Edinburg. Once annexed into the City Limits, services from Code Enforcement, Planning and Zoning, Engineering, Fire, Police, Solid Waste and other City Departments will be provided

Annexation of this property is being undertaken in accordance with the provisions of the Texas Local Government Code, Chapter 43, Municipal Annexation, Section 43.028 and the City Charter. The Texas Local Government Code requires a governing body to take action after the 5th day or before the 30th day after a petition is filed for Voluntary Annexation.

As per the City Charter, the City Council, at a regular session held not sooner than twenty (20) days after the presentation of said petition, may by ordinance annex such territory. The Petition for Voluntary Annexation was approved at the City Council meeting on August 07, 2024. Based on the preceding provisions, the City Council may act to adopt an ordinance annexing the property at the August 20, 2024 regular meeting.

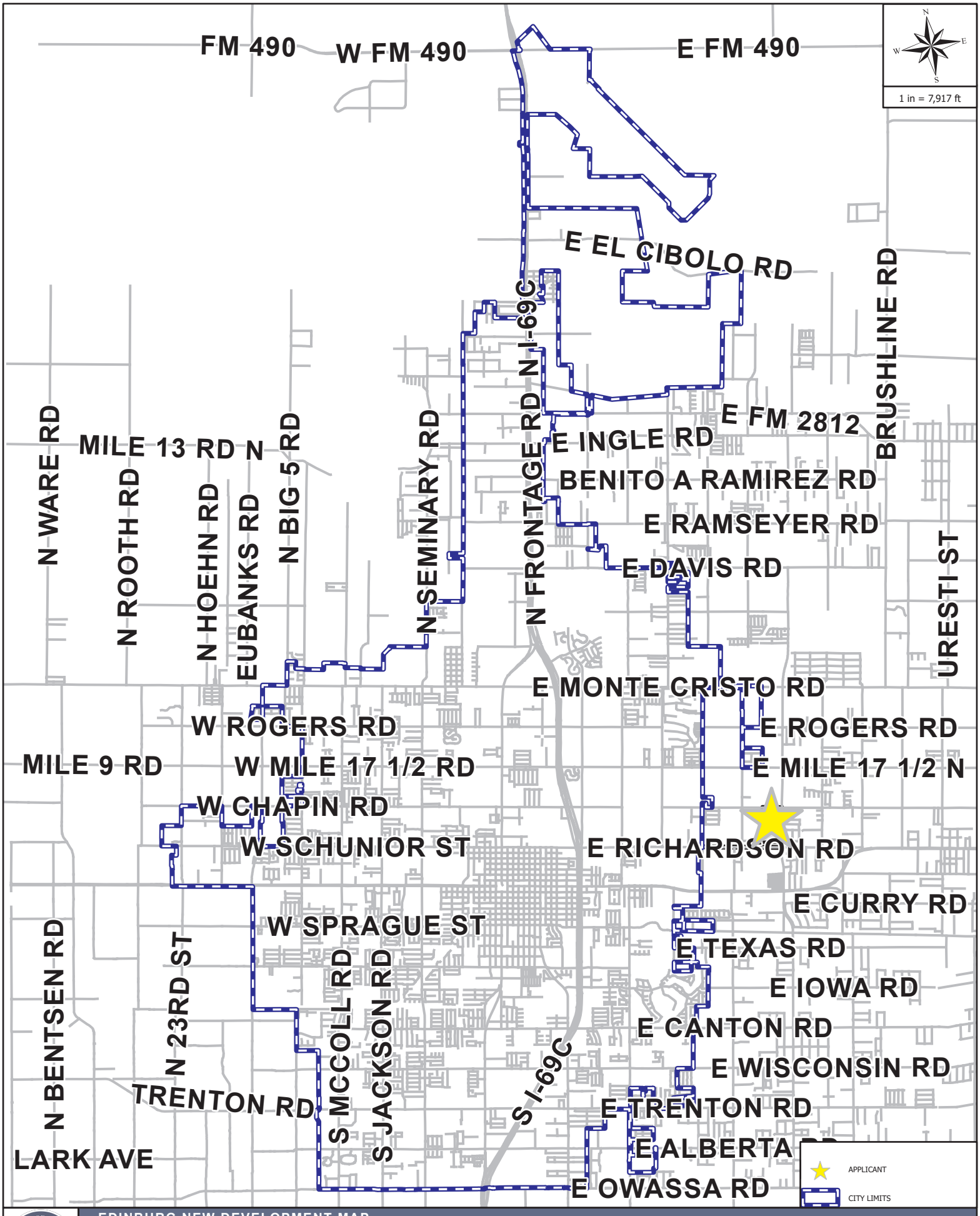
3. **Staff's Recommendation:**
Staff recommends approval of the ordinance for the Voluntary Annexation of 84.66 acres out of Chapin Road Right-of-Way, Alamo Road Right-of-Way, Richardson Right-of-Way, and Alamo Road Right-of-Way in Blocks 249, 250, and 267, and out of Lots 9 and 16 Block 250, Texas-Mexican Railway Company Survey, Hidalgo, Texas. The proposed Voluntary Annexation falls in line with the City's Comprehensive Plan and allows the City to plan for appropriate and responsible land use within Edinburg City Limits and its Extraterritorial Jurisdiction.

Reviewed by:
Jesus Saenz, Assistant City Manager

Prepared by:
Jaime Acevedo, Director of Planning and Zoning

Attachments:
A. City Council Agenda Packet Attachments

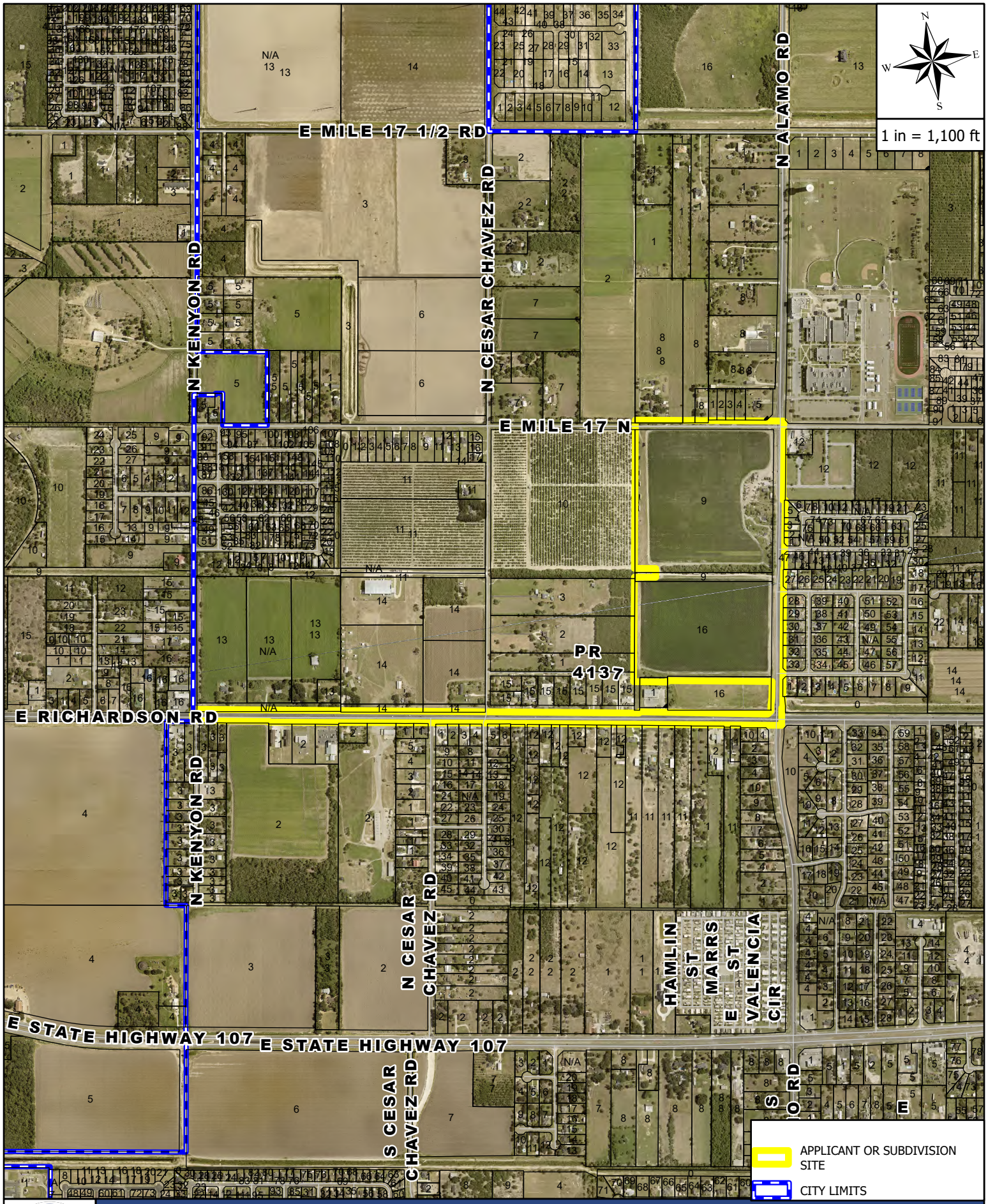
B. Ordinance



EDINBURG NEW DEVELOPMENT MAP

APPLICANT AND/OR SUBDIVISION:

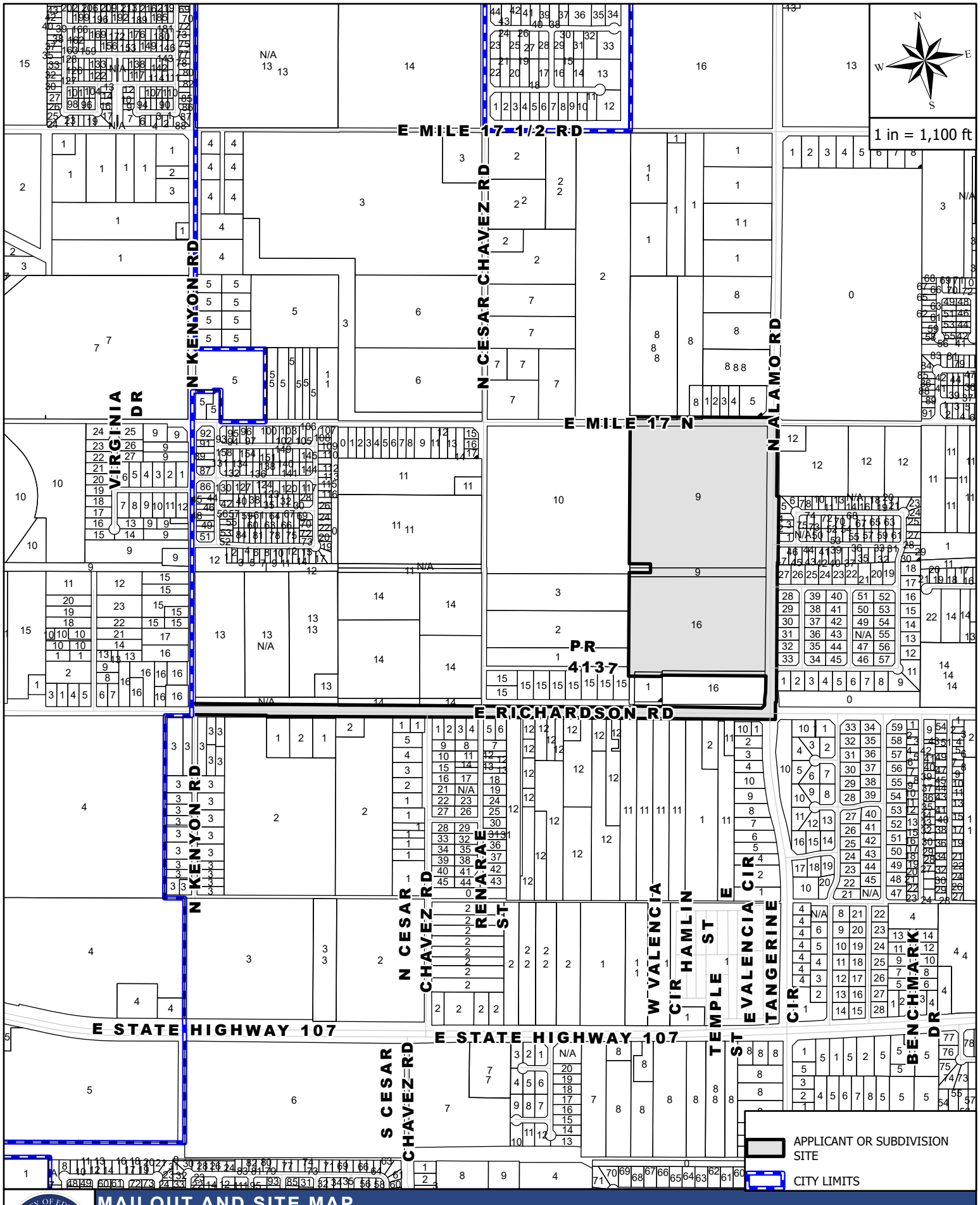
ANNEXATION PALMA RANCH



AERIAL MAP

APPLICANT AND/OR SUBDIVISION:

ANNEXATION PALMA RANCH



MAILOUT AND SITE MAP

APPLICANT AND/OR SUBDIVISION:

ANNEXATION PALMA RANCH

Planning & Zoning
415 West University Drive
Edinburg, Texas 78539
(956) 388-8303

THE CITY OF Edinburg

Voluntary Annexation Petition

ENERGOV CASE #

To the Mayor and City Council:

The undersigned, owner of land or representative of the majority of the landowners hereby petitions the City Council of the City of Edinburg to annex the following area(s):

Please see attached exhibit.

PAUL C ARTHUR
Owner's Name (Print)

Paul C Arthur
Owner (Signature)

July 23, 2024
Date

STATE OF TEXAS
COUNTY OF HIDALGO

Before me, the undersigned authority, a Notary Public in and for Hidalgo County, Texas, on this day personally appeared Paul Christopher Arthur, whom stated upon his oath the following:

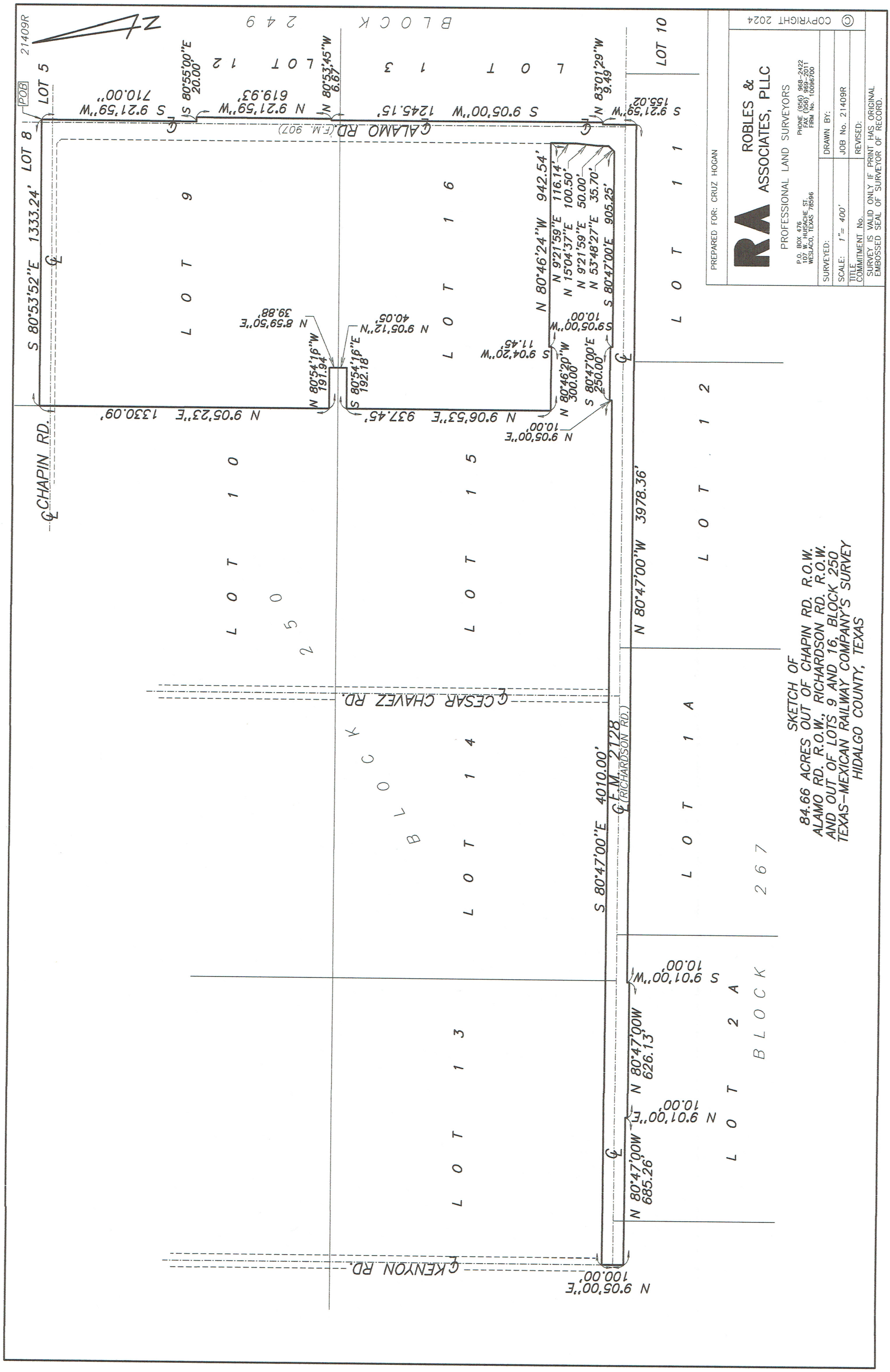
My name is Paul Christopher Arthur ***, and I am the owner of the land or representative of the majority of the landowners. There are no residents nor are there any qualified voters in the area to be annexed.***

Further affiant sayeth not.

SWORN TO and subscribed before me on this the 23 day of July, 20 24 .

Olga Ilianna Ocañas
Notary Public in and for the State of Texas

OLGA ILIANNA OCANAS
My Notary ID # 134844695
Expires April 10, 2028



PREPARED FOR: CRUZ HOGAN

ROBLES & ASSOCIATES, PLLC

PROFESSIONAL LAND SURVEYORS

P.O. BOX 476
107 W. HUISACHE ST.
WESLACO, TEXAS 78596

PHONE (956) 968-2422
FAX (956) 969-2011
FIRM No. 10096700

SURVEYED:
DRAWN BY:
SCALE: 1"= 400'
JOB No. 21409R
TITLE COMMITMENT No.
REVISED:

SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL EMBOSSED SEAL OF SURVEYOR OF RECORD.

© COPYRIGHT 2024

SKETCH OF
84.66 ACRES OUT OF CHAPIN RD. R.O.W.
ALAMO RD. R.O.W., RICHARDSON RD. R.O.W.
AND OUT OF LOTS 9 AND 16, BLOCK 250
TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY
HIDALGO COUNTY, TEXAS

RA ROBLES & ASSOCIATES, PLLC
FIRM No. 10096700
PROFESSIONAL LAND SURVEYORS
P.O. BOX 476 WESLACO, TEXAS 78599-0476 PHONE (956) 968 - 2422 FAX (956) 969 - 2011

DESCRIPTION OF 84.66 ACRES OF LAND OUT OF
CHAPIN ROAD R.O.W., RICHARDSON ROAD R.O.W. AND ALAMO ROAD R.O.W. IN BLOCKS 249, 250 AND 267, AND OUT OF LOTS 9 AND 16, BLOCK 250, TEXAS-MEXICAN RAILWAY COMPANY SURVEY, HIDALGO COUNTY, TEXAS

Being 84.66 acres of land situated in Hidalgo County, Texas and being out of Chapin Road right-of-way, Alamo Road right-of-way and Richardson Road right-of-way in Blocks 249, 250 and 267, and out of Lots 9 and 16, Block 250, Texas-Mexican Railway Company's Survey, as per map recorded in Volume 1, Page 16 of the Hidalgo County Map Records, said 84.66 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a point having coordinates NORTHING 16637396.095 and EASTING 1113928.813 (Texas State Plane Coordinate System South Zone) for the northeast corner of said tract herein described; said point bears NORTH 09°06'08" EAST 50.00 feet and SOUTH 80°53'52" EAST 13.23 feet from the northeast corner of said Lot 9, Block 250;

THENCE, SOUTH 9°21'59" WEST, 710.00 feet with the east right-of-way line of said Alamo Road, to a point for an inside corner of said tract herein described;

THENCE, SOUTH 80°55'00" EAST, 20.00 feet to a point for a corner of said tract herein described;

THENCE, SOUTH 9°21'59" WEST, 619.93 feet with the east right-of-way line of said Alamo Road, to a point for a corner of said tract herein described;

THENCE, NORTH 80°53'45" WEST, 6.67 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°05'00" WEST, 1245.15 feet with the east right-of-way line of said Alamo Road, to a point for a corner of said tract herein described;

THENCE, NORTH 83°01'29" WEST, 9.49 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°21'59" WEST, 155.02 feet with the east right-of-way line of said Alamo Road, to a point for the southeast corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 3978.36 feet with the south right-of-way line of said Richardson Road to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°01'00" WEST, 10.00 feet to a point for a corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 626.13 feet with the south right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, NORTH 9°01'00" EAST, 10.00 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 685.26 feet with the south right-of-way line of said Richardson Road to a point for the southwest corner of said tract herein described;

THENCE, NORTH 9°05'00" EAST, 100.00 feet with the centerline of Kenyon Road to a point on the north right-of-way line of said Richardson Road for a corner of said tract herein described;

THENCE, SOUTH 80°47'00" EAST, 4010.00 feet with the north right-of-way line of said Richardson Road to a point for an inside corner of said tract herein described;

THENCE, NORTH 9°05'00" EAST, 10.00 feet to a point for a corner of said tract herein described;

THENCE, SOUTH 80°47'00"EAST, 250.00 feet with the north right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, SOUTH 9°05'00" WEST, 10.00 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 80°47'00" EAST, 905.25 feet with the north right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, NORTH 53°48'27" EAST, 35.70 feet with the corner clip on the intersection of the north right-of-way line of said Richardson Road and the west right-of-way line of said Alamo Road to a point for a corner of said tract herein described;

THENCE, NORTH 9°21'59" EAST, 50.00 feet with the west right-of-way line of said Alamo Road to a point for an angle point of said Alamo Road right-of-way and of said tract herein described;

THENCE, NORTH 15°04'37" EAST, 100.50 feet with the west right-of-way line of said Alamo Road to a point for an angle point of said Alamo Road right-of-way and of said tract herein described;

THENCE, NORTH 9°21'59" EAST, 116.14 feet with the west right-of-way line of said Alamo Road to a point for an inside corner of said tract herein described;

THENCE, NORTH 80°46'24" WEST, 942.54 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°04'20" WEST, 11.45 feet to a point for a corner of said tract herein described;

THENCE, NORTH 80°46'20" WEST, 300.00 feet to a point on the west line of said Lot 16 for a corner of said tract herein described;

THENCE, NORTH 9°06'53" EAST, 937.45 with the west line of said Lot 16 and the east line of Lot 15 to a point for a corner of said tract herein described;

THENCE, SOUTH 80°54'16" EAST, 192.18 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH 9°05'12" EAST, 40.05 feet to an angle point of said tract herein described;

THENCE, NORTH 8°59'50" EAST, 39.88 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH, 80°54'16" WEST, 191.94 feet to a point on the west line of said Lot 9 for a corner of said tract herein described;

THENCE, NORTH 9°05'23" EAST, 1330.09 feet with the west line of said Lot 9 and the east line of Lot 10 to a point on the north right-of-way line of Chapin Road for the northwest corner of said tract herein described;

THENCE, SOUTH 80°53'52" EAST, 1333.24 feet with the north right-of-way line of said Chapin Road to the POINT OF BEGINNING and containing 84.66 acres of land more or less.

Note: This description was compiled from recorded data for a Political Subdivision.

21409
07-01-24

Reynaldo Robles, JR., R.P.L.S. #7087



SCHEDULE FOR VOLUNTARY ANNEXATION
CITY OF EDINBURG, TEXAS

DATE	ACTION/EVENT	LEGAL AUTHORITY
July 2, 2024 August 7, 2024	Submitted petition for annexation Resolution to City Council on accepting petition of voluntary annexation	
August 7, 2024	Acceptance of voluntary annexation petition request from landowners and initiation of annexation and City Council sets a public hearing for August 20, 2024 (13 days)	TGC 43.0671
July 26, 2024 Publish notice of public hearing AND Send notice to school district and to each public entity.	Send notice to the Monitor for publication on **July 26, 2024**, for publication **July 31, 2024** Post notice of public hearing on city's website and maintain until hearings are complete **School District notice**. Notify each school district of possible impact w/in the period preserved for publishing the notice of public hearing. **Public Entity notices.** Notify each public entity that is located in or provides services to the area proposed for annexation. Public entity includes: County, fire protection, emergency medical services provider, special district (MUD) or other district, of possible impact w/in the period prescribed for publishing the notice of public hearing.	TLGC 43.905 and 43.9051; send notice to school district and to each public entity not less than **10 days nor more than 20 days before public hearing.**
July 31, 2024	Legal notice for Public Hearing Published for the date of **August 20, 2024** (20 days)	Not less than 10 days nor more than 20 days before the public hearing. TLGC 43.0673
August 20, 2024	Public Hearing – Regular City Council Meeting	Governing body must provide persons in interested in the annexation the opportunity to be heard. TLGC 43.0673
August 20, 2024	First and Final reading of the Ordinance (after public hearing)	TLGC 43.0673
Within 30 days of Final reading	City sends copy of map showing boundary changes to county voter registrar in a format that is compatible with mapping format used by registrar.	Elec. Code 42.0615
Within 60 days of Final Reading of Ordinance	City provides a certified copy of ordinance and maps to: 1. County Clerk 2. County Appraisal District 3. County Tax Assessor Collector 4. 911 Addressing 5. Sheriff's Office 6. City Department Heads 7. State Comptroller 8. Franchise Holders	

ORDINANCE NO. _____

AN ORDINANCE PROVIDING FOR THE VOLUNTARY ANNEXATION OF 84.66 ACRES OUT OF CHAPIN ROAD RIGHT-OF-WAY, ALAMO ROAD RIGHT-OF-WAY, RICHARDSON RIGHT-OF-WAY, AND ALAMO ROAD RIGHT-OF-WAY IN BLOCKS 249, 250, AND 267, AND OUT OF LOTS 9 AND 16 BLOCK 250, TEXAS-MEXICAN RAILWAY COMPANY SURVEY, HIDALGO, TEXAS, BEING LOCATED AT 1101 NORTH ALAMO ROAD, AS REQUESTED BY PAUL ARTHUR, ON BEHALF OF WW ESCONDIDO, L.P., SAID PROPERTY LYING ADJACENT TO AND ADJOINING THE PRESENT BOUNDARY LIMITS OF THE CITY OF EDINBURG, TEXAS; AND PROVIDING FOR THE EXTENSION OF THE CITY'S BOUNDARIES AND EXTRA-TERRITORIAL JURISDICTION, THEREBY; PROVIDING WAIVER OF THREE SEPARATE READINGS; PROVIDING FOR PUBLICATION AND AN EFFECTIVE DATE; AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER HEREOF.

WHEREAS, on August 07, 2024, the City Council accepted a petition from City of Edinburg, for voluntary annexation of the above described property and adjoining roadways of said property, more particularly described herein in Exhibits "A" and "B" proposed to be annexed by the City of Edinburg; and

WHEREAS, the City of Edinburg seeks to annex the above described property, more particularly described herein in Exhibits "A" and "B"; and

WHEREAS, the property hereinafter described adjoins, lies adjacent to, or is within the extraterritorial jurisdiction of the City of Edinburg.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I: AUTHORITY OF LAW: All requirements of the law have been met in the passing of this Ordinance.

SECTION II: The land described in Exhibits "A" and "B", attached hereto and made a part hereof for all purposes, being territory adjacent to and adjoining the City of Edinburg, Texas, is hereby added and annexed to the City of Edinburg, Texas, and said property therein described shall be included within the boundary limits of such city, and the present boundary limits of such city, at the various points contiguous to the areas hereinafter described, are altered and amended so as to include said areas within the corporate limits.

SECTION III: The herein described property and the area to be annexed shall be a part of the City of Edinburg, Texas, and the property so added hereby shall bear its pro rata share of the taxes levied by the City of Edinburg, Texas. The inhabitants hereof shall be entitled to all of the rights and privileges of citizens of the City of Edinburg, Texas, in areas having similar characteristics of topography, land utilization and population density, and shall be bound by the acts, ordinances, resolutions, and regulations of the City of Edinburg, Texas.

SECTION IV: The extraterritorial jurisdiction of the City of Edinburg shall expand in conformity with this annexation and shall comprise an area around the new corporate limits of the City, consistent with state law.

SECTION V: Upon annexation of the herein described property, the acreage within the City limits of Edinburg will be increased by 84.66 acres out of Chapin Road Right-of-Way, Alamo Road Right-of-Way, Richardson Right-of-Way, and Alamo Road Right-of-Way in Blocks 249, 250, and 267, and out of Lots 9 and 16 Block 250, Texas-Mexican Railway Company Survey, Hidalgo, Texas, which does not exceed the statutory limitations as set out in Section 43.055, Tex. Local Gov't C. (Vernon 1988 and Vernon Supp. 1994).

SECTION VI: The requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of the members of the City Council present.

SECTION VII: Upon final passage, this Ordinance shall be published in the official newspaper of the City of Edinburg, Texas, as provided by law, and shall be and remain in full force and upon passage.

SECTION IX: If any part, phrase or sentence of this Ordinance is held void or unconstitutional by a court of competent jurisdiction, or if any tract of land or portion of any tract of land hereby annexed shall be held to be ineligible for annexation or wrongfully annexed, the remaining portions of this Ordinance and the remaining tracts so annexed shall be considered severable and shall remain in full force and effect.

SECTION VII: In accomplishing the annexation of the property herein described the City of Edinburg has strictly followed the provisions of the Charter of the City of Edinburg, and the state statutes as they apply to annexations and any possible deviation from these provisions was unintentional and not material to the accomplishment of this annexation.

READ, CONSIDERED, PASSED AND APPROVED at a special meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August, 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

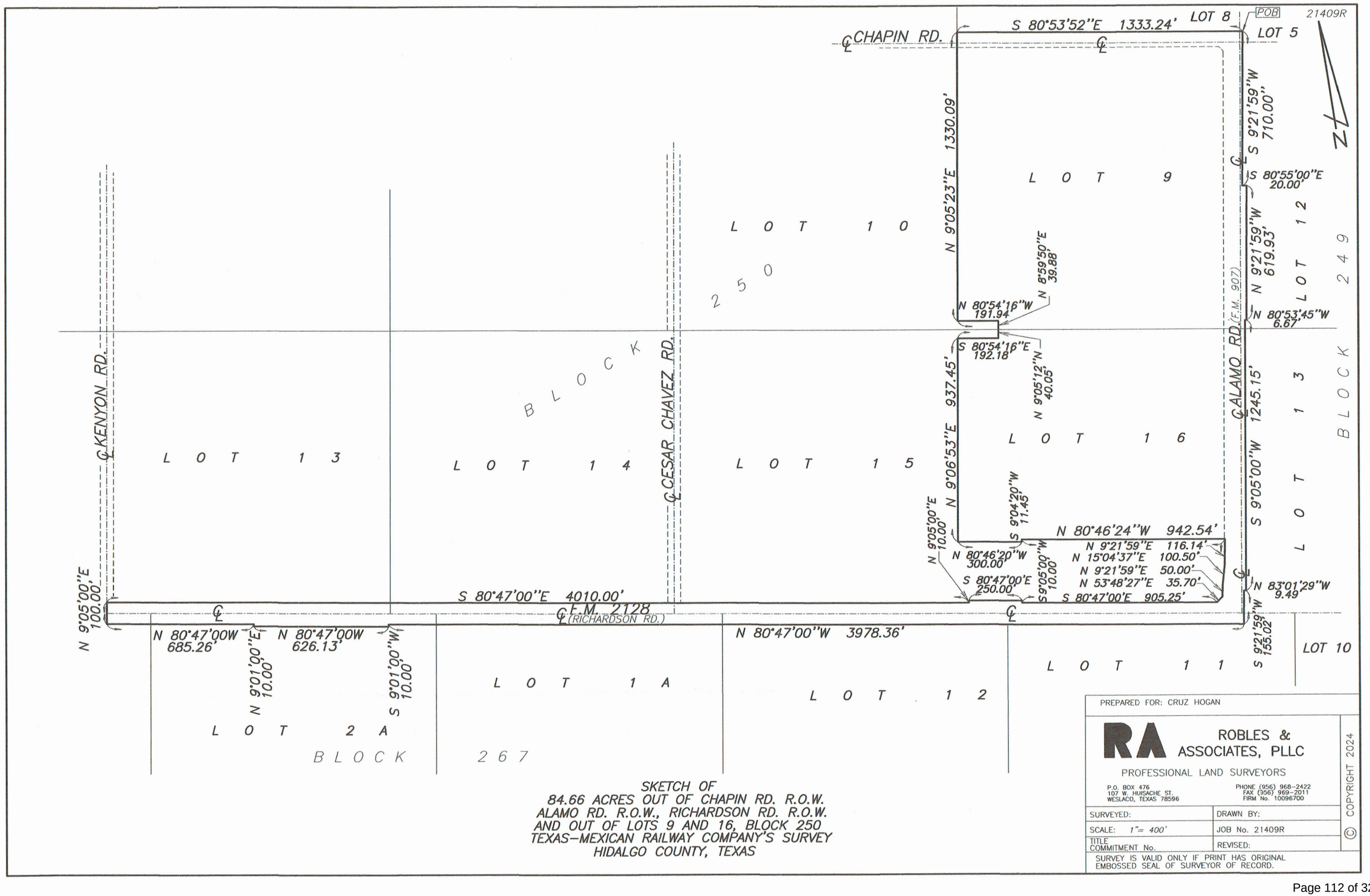
ATTEST:

By: _____
Clarice Balderas, City Secretary

APPROVED AS TO FORM:

By: _____
Josephine Ramirez Solis, City Attorney

EXHIBIT A



SKETCH OF
84.66 ACRES OUT OF CHAPIN RD. R.O.W.
ALAMO RD. R.O.W., RICHARDSON RD. R.O.W.
AND OUT OF LOTS 9 AND 16, BLOCK 250
TEXAS–MEXICAN RAILWAY COMPANY'S SURVEY
HIDALGO COUNTY, TEXAS

PREPARED FOR: CRUZ HOGAN

ROBLES & ASSOCIATES, PLLC
PROFESSIONAL LAND SURVEYORS
P.O. BOX 476
107 W. HUISACHE ST.
WESLACO, TEXAS 78596
PHONE (956) 968-2422
FAX (956) 969-2011
FIRM No. 10096700

SURVEYED:	DRAWN BY:
SCALE: 1"= 400'	JOB No. 21409R
TITLE COMMITMENT No.	REVISED:

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SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL EMBOSSED SEAL OF SURVEYOR OF RECORD.

FIRM No. 10096700

RA ROBLES & ASSOCIATES, PLLC PROFESSIONAL LAND SURVEYORS

P.O. BOX 476 WESLACO, TEXAS 78599-0476 PHONE (956) 968 - 2422 FAX (956) 969 - 2011

DESCRIPTION OF 84.66 ACRES OF LAND OUT OF
CHAPIN ROAD R.O.W., RICHARDSON ROAD R.O.W. AND ALAMO ROAD R.O.W. IN BLOCKS 249, 250 AND 267, AND OUT OF LOTS 9 AND 16, BLOCK 250, TEXAS-MEXICAN RAILWAY COMPANY SURVEY, HIDALGO COUNTY, TEXAS

Being 84.66 acres of land situated in Hidalgo County, Texas and being out of Chapin Road right-of-way, Alamo Road right-of-way and Richardson Road right-of-way in Blocks 249, 250 and 267, and out of Lots 9 and 16, Block 250, Texas-Mexican Railway Company's Survey, as per map recorded in Volume 1, Page 16 of the Hidalgo County Map Records, said 84.66 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a point having coordinates NORTHING 16637396.095 and EASTING 1113928.813 (Texas State Plane Coordinate System South Zone) for the northeast corner of said tract herein described; said point bears NORTH 09°06'08" EAST 50.00 feet and SOUTH 80°53'52" EAST 13.23 feet from the northeast corner of said Lot 9, Block 250;

THENCE, SOUTH 9°21'59" WEST, 710.00 feet with the east right-of-way line of said Alamo Road, to a point for an inside corner of said tract herein described;

THENCE, SOUTH 80°55'00" EAST, 20.00 feet to a point for a corner of said tract herein described;

THENCE, SOUTH 9°21'59" WEST, 619.93 feet with the east right-of-way line of said Alamo Road, to a point for a corner of said tract herein described;

THENCE, NORTH 80°53'45" WEST, 6.67 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°05'00" WEST, 1245.15 feet with the east right-of-way line of said Alamo Road, to a point for a corner of said tract herein described;

THENCE, NORTH 83°01'29" WEST, 9.49 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°21'59" WEST, 155.02 feet with the east right-of-way line of said Alamo Road, to a point for the southeast corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 3978.36 feet with the south right-of-way line of said Richardson Road to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°01'00" WEST, 10.00 feet to a point for a corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 626.13 feet with the south right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, NORTH 9°01'00" EAST, 10.00 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH 80°47'00" WEST, 685.26 feet with the south right-of-way line of said Richardson Road to a point for the southwest corner of said tract herein described;

THENCE, NORTH 9°05'00" EAST, 100.00 feet with the centerline of Kenyon Road to a point on the north right-of-way line of said Richardson Road for a corner of said tract herein described;

THENCE, SOUTH 80°47'00" EAST, 4010.00 feet with the north right-of-way line of said Richardson Road to a point for an inside corner of said tract herein described;

THENCE, NORTH 9°05'00" EAST, 10.00 feet to a point for a corner of said tract herein described;

THENCE, SOUTH 80°47'00"EAST, 250.00 feet with the north right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, SOUTH 9°05'00" WEST, 10.00 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 80°47'00" EAST, 905.25 feet with the north right-of-way line of said Richardson Road to a point for a corner of said tract herein described;

THENCE, NORTH 53°48'27" EAST, 35.70 feet with the corner clip on the intersection of the north right-of-way line of said Richardson Road and the west right-of-way line of said Alamo Road to a point for a corner of said tract herein described;

THENCE, NORTH 9°21'59" EAST, 50.00 feet with the west right-of-way line of said Alamo Road to a point for an angle point of said Alamo Road right-of-way and of said tract herein described;

THENCE, NORTH 15°04'37" EAST, 100.50 feet with the west right-of-way line of said Alamo Road to a point for an angle point of said Alamo Road right-of-way and of said tract herein described;

THENCE, NORTH 9°21'59" EAST, 116.14 feet with the west right-of-way line of said Alamo Road to a point for an inside corner of said tract herein described;

THENCE, NORTH 80°46'24" WEST, 942.54 feet to a point for an inside corner of said tract herein described;

THENCE, SOUTH 9°04'20" WEST, 11.45 feet to a point for a corner of said tract herein described;

THENCE, NORTH 80°46'20" WEST, 300.00 feet to a point on the west line of said Lot 16 for a corner of said tract herein described;

THENCE, NORTH 9°06'53" EAST, 937.45 with the west line of said Lot 16 and the east line of Lot 15 to a point for a corner of said tract herein described;

THENCE, SOUTH 80°54'16" EAST, 192.18 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH 9°05'12" EAST, 40.05 feet to an angle point of said tract herein described;

THENCE, NORTH 8°59'50" EAST, 39.88 feet to a point for an inside corner of said tract herein described;

THENCE, NORTH, 80°54'16" WEST, 191.94 feet to a point on the west line of said Lot 9 for a corner of said tract herein described;

THENCE, NORTH 9°05'23" EAST, 1330.09 feet with the west line of said Lot 9 and the east line of Lot 10 to a point on the north right-of-way line of Chapin Road for the northwest corner of said tract herein described;

THENCE, SOUTH 80°53'52" EAST, 1333.24 feet with the north right-of-way line of said Chapin Road to the POINT OF BEGINNING and containing 84.66 acres of land more or less.

Note: This description was compiled from recorded data for a Political Subdivision.

21409
07-01-24

Reynaldo Robles, JR., R.P.L.S. #7087



CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
ORDINANCES
Agenda Item No: 8.A.
Ordinance: BYOB

1. **Agenda Item:**
Consider Ordinance Amending the Code of Ordinances of the City of Edinburg Title XI: Business Regulations, Chapter 110 Alcoholic Beverages, by Adding Section 110.11 Bring Your Own Beverage Establishments, Creating a Permitting System for BYOB Establishments. [Josephine Ramirez Solis, City Attorney]

2. **Description:**
A BYOB establishment in Texas is a commercial business that allows patrons to bring their own alcohol onto the premises for consumption, but is not licensed or permitted by the Texas Alcoholic Beverage Commission (TABC). Because they are not regulated by TABC, local municipalities may regulate BYOB establishments by ordinance. The City of Edinburg currently does not have an ordinance regulating BYOB establishments, but other surrounding cities do such as McAllen and Brownsville.

The proposed ordinance establishes regulations for BYOB establishments including requiring a permit that must be renewed each year, limiting hours during which alcoholic beverages may be consumed, limiting hours that the public can remain on the premises, and requiring that BYOB establishments not exceed a certain threshold of calls for emergency services.

3. **Staff's Recommendation:**

Reviewed by:

Prepared by:
Josephine Ramirez Solis,
City Attorney

Attachments:
A. Ordinance BYOB

ORDINANCE NO. _____

ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF EDINBURG, TITLE XI: BUSINESS REGULATIONS, CHAPTER 110 ALCOHOLIC BEVERAGES, BY ADDING SECTION 110.11 BRING YOUR OWN BEVERAGE ESTABLISHMENTS; PROVIDING FOR A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATING TO THE SUBJECT MATTER HEREOF

WHEREAS, the City of Edinburg is a home-rule municipality possessing the full power of local self-government pursuant to Article XI, Section 5 of the Texas Constitution; and

WHEREAS, pursuant to the laws of the State of Texas, including Section 51.001 of the Texas Local Government Code, the Commission has the authority to adopt an ordinance that, among other things, is for the good government, peace, or order of Edinburg; and

WHEREAS, the Texas Alcoholic Beverage Code (the "Code") regulates the manufacture, sale, distribution, transportation, and possession of alcoholic beverages by licensed and permitted establishments; and

WHEREAS, the Texas Alcoholic Beverage Commission ("Agency") only regulates and enforces that Code as it applies to licensed and/or permitted establishments; and

WHEREAS, establishments that allow patrons to bring their own alcoholic beverages on the premises ("BYOB") are not licensed or permitted by the Agency and therefore have no regulations imposed on them by the Code; and

WHEREAS, establishments that are licensed or permitted by the Agency are regulated by the Code in a manner designed to prevent them from becoming a nuisance to the surrounding neighborhood, community and the general public; and

WHEREAS, without similar regulations for unlicensed and/or unpermitted establishments, BYOB establishments can become a nuisance to the surrounding neighborhood, community, and the general public; and

WHEREAS, the City Council of the City of Edinburg desires to enact an ordinance creating a permitting process for BYOBs and imposes restrictions on the hours of operation for said BYOBs to mirror state law restrictions on the hours of consumption of alcohol at licensed or permitted alcohol establishments; and

WHEREAS, the City Council finds that creating a permitting process for BYOBs and imposing restrictions on hours of operation for BYOBs are regulations that are consistent with, ancillary to, not any stricter than, and in harmony with the general scope and purpose of what is imposed on licensed and permitted establishments under the Code, and that the regulations contained in this ordinance do not conflict with the Texas Alcoholic Beverage Code; and

WHEREAS, the City Council finds that the City will incur costs to review, process, and issue BYOB Permits and that establishing a fee is necessary to recover these costs associated with the BYOB Permits.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS THAT:

SECTION I. INCORPORATION OF RECITALS. The City Council finds that the statements set forth in the Recitals are true and correct and the City Council hereby incorporates such Recitals as findings of fact.

SECTION II. AUTHORITY OF LAW. All requirements of the law have been met in the passing of this Ordinance.

SECTION III. The Code of Ordinances of the City, Title XI, Business Regulations, is amended to add Section 110.11 to Chapter 110 Alcoholic Beverages, to be read in its entirety as shown in Exhibit A to this Ordinance.

SECTION VI. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject, and any provision of any ordinance in direct conflict with any provision of this Ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION VII. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION VIII. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage.

SECTION IX. CODIFICATION: That this Ordinance shall be published in the Code of Ordinances of the City of Edinburg, Texas.

SECTION X. WAIVER CLAUSE. The requirement of three separate readings of this Ordinance is hereby dispensed by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on August 20, 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:
CITY ATTORNEY'S OFFICE

BY: _____
Josephine Ramirez-Solis, City Attorney

EXHIBIT A

Sec. 110.11 – Bring your own beverage (BYOB) establishments.

(A) Definitions

i. BYOB Establishment means an establishment within the City limits of the City of Edinburg that is not licensed or permitted by the TABC, is open to the public, and allows patrons to bring alcoholic beverages onto the premises for possession and consumption.

ii. Department means the Planning and Zoning Department of the City of Edinburg

iii. Director means the director of the Planning and Zoning Department of the City of Edinburg or the director's designees.

(B) Permit required.

i. It shall be unlawful for any person to operate a BYOB establishment in the city who has not obtained a permit issued by the Department as required by this Ordinance.

ii. A separate permit for each BYOB establishment location must be obtained.

(C) **Permit application.**

i. An applicant shall apply for a BYOB permit annually on a form prescribed by the City. Application forms shall be supplied by the director.

1. Applicants must provide a copy of the BYOB establishment's certificate of occupancy, scaled drawings of the premises, and copy of the lease agreement where the BYOB establishment will be operating or proof of ownership of the property.

2. Each individual who has an ownership interest in, or who will manage or otherwise exercise control over the proposed BYOB establishment must provide their full legal name, address, date of birth, and authorize the city to conduct a criminal background check.

3. For an applicant that is a legal entity and not an individual, the application must include:

a. Documentation from the Texas Secretary of State that demonstrates the entity is authorized to conduct business in Texas;

b. Designation of an individual permit holder that resides in the State of Texas and within 100 miles of the territorial limits of the City of Edinburg, and the address of the residence of such individual;

c. A designated agent, who is a citizen of this state, to represent the entity in matters before the city and its advisory boards and to be responsible for the proper conduct of any activity at the proposed BYOB establishment.

4. The City Manager shall determine all other application requirements.

ii. While a permit application is pending or a permit is in effect, an owner shall immediately supplement the information provided to the director in the permit application if the information is or becomes inaccurate, incomplete, or misleading.

iii. All BYOB establishments in operation before the enactment of this ordinance shall

comply with this chapter before continuing operations.

iv. The fee for a BYOB permit shall be determined by the City Manager. Payment of such fees shall not be refundable in whole or in part.

(D) Permit approval.

i. The director shall approve a permit application if the director determines that the applicant and the proposed BYOB establishment meet the requirements established by the City.

ii. The director shall deny a permit application if the director determines that:

1. The applicant is under the age of 21 years;
2. The BYOB establishment as proposed would not comply with this chapter;
3. Any owner or operator had a permit required by this chapter that was revoked within the preceding 12-month period; or
4. The applicant had a TABC permit that was involuntarily canceled or suspended within the preceding 12-month period.
5. The applicant provided incorrect or incomplete information on the application; or
6. The owner or operator of the BYOB establishment has been convicted of one of the following criminal offenses:

a. Any offense involving fraud or misrepresentation;

b. Any offense involving bribery or perjury;

c. Any offense involving violence to any person except for conduct that is classified as no greater than a class C misdemeanor under the laws of Texas;

d. Any felony conviction for any violation of any state or federal laws regulating firearms;

e. Any violation of the Texas liquor laws;

f. Any offense involving prostitution or aiding, abetting, or promotion of prostitution; or

g. Any violation of the Texas Controlled Substances Act or other state or federal law regulating drugs that permits punishment of confinement for one year or more upon conviction for such violation.

iii. The director shall give written notice of a denial of an application to the applicant.

iv. In the event of a denial of an application for permit or revocation thereof, the applicant or permit holder shall have the right to appeal to the city manager by filing written notice of appeal with the city secretary within ten days of written notification of any such action. The city manager shall review the action of the director and may impose certain conditions to the granting or retention of the permit or license. In addition, the city manager may request that the permit holder or applicant furnish further information as required by the city manager to make a decision. The city manager may provide for the granting of the permit or license or the reinstatement of the license or permit and impose

certain conditions to such action. In any event, the decision of the city manager shall be final and nonappealable.

v. A permit issued under this chapter is not transferable to another person. Any change in ownership of a BYOB establishment, including, but not limited to, the sale of the BYOB establishment or any ownership interest therein, shall require the purchaser or transferee to submit a permit application in accordance with this section.

(E) Permit expiration, renewal.

i. A permit issued under this chapter expires one year after the date it is first issued.

ii. The owner shall file an application for permit renewal not sooner than the 90th day and not later than the 20th day before the permit expires. An application that is not filed within the described time period is a new application.

(F) Permit revocation.

i. The director shall revoke a permit issued under this chapter if the director determines that:

1. The owner or operator of the BYOB establishment has been convicted of violating any of the provisions of this Ordinance;
2. The BYOB establishment does not comply with any applicable provisions of this article;
3. The permit was obtained or issued as a result of error.

(G) Requirements.

i. BYOB establishments must comply with all ordinances of the City of Edinburg and all laws of the State of Texas.

ii. BYOB establishments may not exceed three calls for emergency services within any 90-day period that first responders indicate involve weapons, violent crime, calls categorized as a major disturbance, deadly conduct, a felony offense, or human trafficking related offenses.

iii. BYOB establishments shall post the BYOB permit in a prominent public location at the BYOB establishment.

iv. A BYOB permit holder shall ensure that the permit holder or designated agent is continuously on the BYOB establishment's premises during the hours of operation.

v. BYOB establishments shall close between 2:00 a.m. and 10;00 a.m. each day and shall not permit a person to consume an alcoholic beverage on the premises between 2:15 a.m. and 10:00 a.m. each day.

vi. BYOB establishments may not allow a member of the public to remain on its premises, including a parking area, between 2:30 a.m. and 10:00 a.m. each day.

vii. BYOB establishments must designate the portions of the premises on which the consumption of alcoholic beverages is permitted and said designated area must exclude parking areas. BYOB establishments shall place signs at every exit from the designated area advising patrons that consumption of alcoholic beverages is not permitted beyond the exit. BYOB establishments shall post signs in each parking area located on the same

property at the BYOB establishment stating that the outdoor consumption of an alcoholic beverage on the premises, outside of the designated area, is prohibited.

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
ORDINANCES
Agenda Item No: 8.B.

1. **Agenda Item:**
Consider Ordinance Amending the Code of Ordinances of the City of Edinburg at Title XI: Business Regulations, Chapter 118 Vehicle Wrecker and Towing Services Pursuant to Authority Provided by Occupations Code Chapter 2308, Providing for Regulation of Said Services and Establishing a Wrecker Rotation Process. [Jaime Ayala, Chief of Police]

2. **Description:**
Pursuant to its authority under Chapter 2308 of the Texas Occupations Code, the City of Code of Ordinances contains a provision providing for the regulation of vehicle towing and wrecker services. The amended ordinance will allow for the administration and enforcement of the state and municipal regulations by the Chief of Police to ensure compliance with state and local law and will provide a process for wrecker rotation services. Similar ordinances have been approved in various municipalities within the State of Texas.

The Amended Ordinance will allow for the Chief of Police to enforce state and local regulations as well as provide a specific wrecker rotation process in compliance with Texas Occupations Code, Texas Administrative Code and Texas Transportation Code. The existing version of the ordinance does not include the same type of enforcement methods, wrecker rotation process and is based on prior versions of the law, resulting in limited enforcement efforts.

3. **Staff's Recommendation:**
Approve Ordinance Amending the Code of Ordinances of the City of Edinburg at Title XI: Business Regulations, Chapter 118 Vehicle Wrecker and Towing Services Pursuant to Authority Provided by Occupations Code Chapter 2308, Providing for Regulation of Said Services and Establishing a Wrecker Rotation Process.

Reviewed by:
Jesus Saenz, Assistant City Manager

Prepared by:
Josephine Ramirez Solis,
City Attorney

Attachments:
A. WRECKER AND TOWING ORDINANCE

ORDINANCE NO. _____

ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF EDINBURG, TITLE XI: BUSINESS REGULATIONS, BY REPLACING CHAPTER 118 VEHICLE WRECKER AND TOWING SERVICES; PROVIDING FOR A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE; PROVIDING FOR CODIFICATION; PROVIDING A WAIVER OF THE THREE (3) SEPARATE READINGS; AND ORDAINING OTHER PROVISIONS RELATING TO THE SUBJECT MATTER HEREOF.

WHEREAS, City Code of Ordinances Title XI contains regulations for specific types of businesses; and

WHEREAS, the City Council believes it is in the best interests of the residents to allow for and regulate the operation of vehicle wrecker and towing services and businesses within City limits pursuant to its authority under Occupations Code Chapter 2308.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS, THAT:

SECTION I. INCORPORATION OF RECITALS. The City Council finds that the statements set forth in the Recitals are true and correct and the City Council hereby incorporates such Recitals as findings of fact.

SECTION II. AUTHORITY OF LAW. All requirements of the law have been met in the passing of this Ordinance.

SECTION III. The Code of Ordinances of the City, Title XI, Business Regulations, is amended to include a revised Chapter 118 Vehicle Wrecker and Towing Services, to be read in its entirety as shown in Exhibit A attached to this Ordinance.

SECTION VI. REPEALER CLAUSE: This Ordinance shall be cumulative of all other ordinances dealing with the same subject, and any provision of any ordinance in direct conflict with any provision of this Ordinance is hereby repealed and the provisions of this Ordinance shall supersede any provisions in conflict herewith; all provisions of any other ordinance not in conflict herewith shall remain in full force and effect.

SECTION VII. SAVINGS CLAUSE: If any section, part, or provision of this Ordinance is declared unconstitutional or invalid, by a court of competent jurisdiction, then, in that event, it is expressly provided, and it is the intention of the City Council in passing this Ordinance that its

parts shall be severable and all other parts of this Ordinance shall not be affected thereby and they shall remain in full force and effect.

SECTION VIII. PUBLICATION AND EFFECTIVE DATE: This Ordinance shall take effect immediately upon its passage.

SECTION IX. CODIFICATION: That this Ordinance shall be published in the Code of Ordinances of the City of Edinburg, Texas.

SECTION X. WAIVER CLAUSE. The requirement of three separate readings of this Ordinance is hereby dispensed with by a vote of not less than a majority of all the members of the City Council.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on August 20, 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:
CITY ATTORNEY'S OFFICE

BY: _____
Josephine Ramirez-Solis, City Attorney

EXHIBIT A

WRECKER AND TOWING ORDINANCE

Sec. 118.01- Purpose.

The City of Edinburg, pursuant to its authority granted by state law, in order to protect the public and the rights of persons whose vehicles may be towed, to maintain safe and efficient operation rules, and to preserve the peace of the community, hereby establishes the licensing and regulation of business enterprises engaged in towing, removing and storing of vehicles within the city. The purpose of this chapter is to establish procedures for wrecker services located within the city, to show proof of safety, and to establish a voluntary wrecker rotation list within the city.

Sec. 118.02 - Definitions.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

Consent tow has the same meaning as defined by V.T.C.A., Occupations Code§ 2308.002.

Department means the Edinburg Police Department.

Disabled vehicle means a vehicle which has been rendered unsafe to be driven as a result of some occurrence other than a wreck, including but not limited to mechanical failures or breakdown, fire, vandalism or a vehicle which is in a safe driving condition, but the owner is not present, or able, or permitted to drive, so as to reasonably necessitate that the vehicle be removed by a wrecker.

Motor vehicle means every vehicle which is self-propelled.

Operator means any person operating a motor vehicle.

Owner means any person who holds the legal title of a motor vehicle or who has the legal right of possession of such vehicle.

Parking facility means public or private property used, in whole or in part, for restricted or paid vehicle parking. Parking facility includes:

(1) A restricted space on a portion of an otherwise unrestricted parking facility; and

(2) A commercial parking lot, a parking garage, and a parking area serving or adjacent to a business, church, school, home, apartment complex, property governed by a property owners' association, or government-owned property leased to a private person, including:

(a) A portion of the right-of-way of a public roadway that is leased by a governmental entity to the parking facility owner; and

(b) The area between the facility's property line abutting a county or municipal public roadway and the center line of the roadway's drainage way or the curb of the roadway, whichever is farther from the facility's property line.

Parking facility owner

(1) An owner or operator of a parking facility, including a lessee, employee, or agent of an owner or operator;

(2) A property owners' association having control under a dedicatory instrument over assigned or unassigned parking areas; or

(3) A property owner having an exclusive right under a dedicatory instrument to use a parking space.

Street means any street, alley, avenue, lane or highway within the corporate limits of the city.

Unauthorized vehicle means a vehicle parked, stored, or located on a paring facility without the consent of the parking facility owner

Vehicle means a device in, on, or by which a person or property may be transported on a public roadway. Vehicle includes an operable or inoperable automobile, truck, motorcycle, recreational vehicle, or trailer, but does not include a device moved by human power or used exclusively on a stationary rail or track.

Vehicle storage facility means a facility operated by a person licensed under Chapter 2303, Occupations Code, Acts 1995, 74th Leg., Ch. 165, Sec. 1, eff. September 1, 1995. Amended by Acts 2001, 77th Leg., Ch. 1420, Sec. 19.008, eff. September 1, 2001; Acts 2003, 78th Leg., Ch.
1276, Sec. 14A.839, eff. September 1, 2003.

Voluntary wrecker rotation list means the rotation list of wrecker companies prepared and used by the police department.

Wrecked vehicle means a vehicle that has been damaged as the result of overturning or colliding with another vehicle or object so as to reasonably necessitate that the vehicle be removed by a wrecker.

Wrecker or *tow truck* means any motor vehicle used for the purpose of towing or removing vehicles. Where the word wrecker appears herein, it shall also include tow truck unless the language specifically excludes tow trucks.

Wrecker business means the business of towing, moving or removing vehicles on or from the public streets, regardless of whether the purpose of the towing is to remove, repair, wreck, store, trade or purchase such vehicle, to remove a wrecked or disabled vehicle from the scene of a collision, or to remove a vehicle from an unlawfully parked position, or to remove an abandoned or wrecked vehicle.

Wrecker Company means any person or entity engaged in the wrecker business.

Non-consent tow has the same meaning as defined by V.T.C.A., Occupations Code §2308.002.

Sec. 118.03 -Authority and Duties of the Police Department.

The department shall implement and enforce this chapter. In addition to the powers and duties elsewhere prescribed in this Chapter, the department is authorized to:

(1) Conduct random periodic investigations of towing, and vehicle storage facilities throughout the city concerning their compliance with this chapter and state law.

(2) Inspect tow truck vehicles for compliance with vehicle and equipment safety standards established by this chapter.

(3) Conduct random inspections of tow trucks records and facilities for compliance with this chapter and state law. Inspections should be performed in a reasonable manner so as to comply with the laws of the state.

(4) Conduct random inspections of vehicle storage facility records, facilities, and storage lots for compliance with this chapter and state law. Inspections should be performed in a reasonable manner so as to comply with the laws of the state.

Sec. 118.04 -Permit Application and Minimum Requirements.

(1) Every person desiring to engage in the wrecker business in the city shall apply to the Chief of Police on an application form provided by the Police Department. The Chief of Police, or his or her representative, shall issue a permit to engage in the wrecker business to each applicant complying with the provisions of this chapter for each wrecker to be operated in the city.

(2) Such application shall include the following:

a. The name, address, telephone number, date of birth, driver's license number, and social security number of the owner and wrecker operators. If the owner is an individual, the application shall so state. If a partnership, the partnership name and address shall be given together with the names, addresses, telephone numbers, dates of birth, driver's license numbers, and social security numbers of all partners. If a corporation, the corporate name and office address shall be given, together with the names, addresses, telephone numbers, dates of birth, driver's license numbers, and social security numbers of the president and secretary.

b. The number of auto wreckers an owner desires to operate, listing the make, model, vehicle identification number and correct state license number of each auto wrecker.

c. The true ownership of each auto wrecker. If not owned outright by the owner, as defined in section 5-l, the name and address of the true owner shall be given. If the auto wrecker is operated under the terms of a contract with some company other than the owner, a copy of the contract shall also be attached.

d. That the owner will obey the provisions of this chapter and of all other city ordinances and state statutes applicable to motor vehicles and agrees that, upon his failure to so obey such laws, his permit may be revoked or suspended.

(3) The application shall be sworn to by the owner. If a partnership, it shall be signed by a member of the firm. If a corporation, it shall be signed by the president and attested by the secretary and the corporate seal affixed, if the corporation has a corporate seal. In all

cases, the person signing shall execute an affidavit on the application form that the statements contained in such application are true and correct.

(4) Every wrecker proposed to be used by the applicant in the city shall comply with the following minimum safety requirements:

a. Be not less than three-quarters of a ton in size and be equipped with booster brakes;

b. Be equipped with a power winch line and boom with a factory-rated lifting capacity of not less than 5,000 pounds, single-line capacity; and

c. Each wrecker shall carry as standard equipment, including a tow bar, safety chains, fire extinguisher, wrecker bar, broom, axe, shovel, flags, flares, dolly, winch, line, tow bar, blinker lights, emergency light, working light, wheel shocks, hydraulic jack, tire tools and equipment reasonably necessary to conduct wrecker service.

(5) No delinquent taxes of any type shall be due to the city upon any property of applicant or any wrecker for which a permit is sought, and the applicant shall not have failed to render any property located within the city for ad valorem taxation.

(6) Each application for a safety and insurance compliance certificate for a wrecker shall state that such wrecker has been inspected and approved under the direction of the Texas Department of Public Safety, and a current inspection sticker shall be affixed securely to the inside of the windshield of the wrecker.

(7) A wrecker business may only operate one business on the Police Departments wrecker rotation list.

Sec. 118.05 -Permit Fee

The annual fee for a wrecker business permit required by this chapter shall be seventy-five dollars ($75.00) for each auto wrecker, plus a fifteen dollar ($15.00) processing fee. Such fee shall be paid at the time the permit application is submitted. The fee shall not be refunded whether or not a permit is issued.

Sec. 118.06 -Permit Renewals

All wrecker business permits issued under this chapter shall expire on the fifteenth day of April of each year, and if then renewed shall expire on the next succeeding fifteenth day of April.

Sec. 118.07- Permit Display

After the true owner has filed an application for a wrecker business permit, paid the permit fee, and filed the insurance policy required by this chapter, and the chief of police has examined same and found them to be in compliance with the terms of this chapter, the chief of police shall issue to the owner a permit to operate a wrecker business in the city, which permit shall bear upon its face a notice that the same expires on the succeeding April 15. Each permit shall be dated and numbered and shall show on its face the make, model, vehicle

identification number and state license number of each auto wrecker permitted to operate. Such permit shall be affixed and clearly visible to each wrecker. The chief of police is authorized to prescribe regulations for the displaying of signs on auto wreckers showing that a permit for same has been issued as provided in this article.

Sec. 118.08 -Additional Wreckers Require Application.

1) Where an owner has obtained a wrecker business permit and thereafter desires to increase the number of auto wreckers to be operated, the owner shall file an additional application setting forth the permit number and the fact that the owner desires to operate additional wreckers, giving the make, model, vehicle identification number and state license number of each additional auto wrecker. The owner shall also file the proper permit fee to cover the additional number of auto wreckers wanted.
2) The owner shall also file a new insurance policy covering the new auto wreckers with the chief of police.
3) The chief of police shall examine such additional auto wrecker application fee, and policy and if the same are in order, the chief of police shall issue a supplemental permit covering each new auto wrecker, at an additional fee as prescribed in this chapter.

Sec. 118.09 – Substitute Wreckers.

Whenever an owner wishes to discontinue the use of an auto wrecker during the period covered by his permit and replaced it with another, the owner shall file an affidavit stating that the owner has discontinued using the auto wrecker covered by the permit and desires to use another auto wrecker in its place. The owner shall also attach an insurance certificate demonstrating that insurer has been notified thereof and agrees thereto. The chief of police shall then issue the owner an additional permit covering the new auto wrecker and cause the description of the old auto wrecker to be cancelled from the original permit. In the affidavit, insurance certificate, and additional permit, the old and the new auto wreckers shall be described by make, model, vehicle identification number and state license number. A new fee will be required on the new application and the old fee forfeited.

Sec. 118.10-Insurance Requirements.

1) Before any permit shall be issued under this chapter to a wrecker business owner or before any renewal of such permit shall be granted, such owner shall procure and keep in full force and effect a policy or policies of public liability and property damage insurance issued by a causality insurance company authorized to do business in the State of Texas and in the standard form approved by the board of insurance commissioners of the State of Texas, with the insured provision of said policy or policies including the city as an insured, and the coverage provision insuring the public from any loss or damage that may arise to any person or property by reason of the operation of a wrecker of such owner and providing that the amount of recovery on each wrecker shall be in limits of not less that the following sums:

a. For damages arising out of bodily injury to or death of one person in any one accident: $250,000.00

b. For damages arising out of bodily injury to or death of two (2) or more persons in any one accident: $500,000.00

c. For injury to or destruction of property in any one accident: $100,000.00

2) The chief of police may suspend, cancel or revoke any auto wrecker permit issued under this chapter without further notice to the owner if satisfactory evidence or proof of financial responsibility is not in full force and effect at all times.

Sec. 118.11 -Indemnification Requirement.

Every applicant to obtain a wrecker business permit shall sign an agreement which shall be attached to the application wherein the applicant agrees to indemnify and hold harmless the city, its officers, agents and employees from any and all claims, demands, actions and causes of actions arising from the granting of a permit to operate a wrecker business or to operate a wrecker, and from the operation of the wrecker business or any wrecker.

Sec. 118.12 -Driving wreckers to scene of collision prohibited; exceptions.

No person shall drive or cause to be driven a wrecker to or near the scene of an accident or collision on a street in this city unless such person has been called to the scene by an owner or operator of a vehicle involved in such accident or collision, a party involved in the collision, or
by the Police Department or Fire Department of the city unless it is necessary to prevent death or bodily injury to any person involved in an accident or collision.

Sec. 118.13 -Removal of Vehicle from Scene of Accident or Collision.

(a) No wrecker shall remove any wrecked or disabled vehicle from the place where the accident has occurred or attach his wrecker to the wrecked or disabled vehicle until the police officer of the city investigating the accident has completed his investigation.

(b) The fact that no police officer of the city is present at the scene of the accident when an emergency auto wrecker or an auto wrecker, which has been summoned to the scene by the vehicle owner, arrives shall not constitute an exception to this section, and it shall be the duty of any owner or driver of a wrecker desiring to tow or haul any wrecked or disabled vehicle from the scene of the accident to cause the police department of the city to be notified of the occurrence of the accident and to wait the arrival of a police officer of the city and the completion of his investigation.

Sec. 118.14 -Removal of Waste.

Any owner of a vehicle whose vehicle has been towed from a public way, street or property at the direction of the Police Department, where it was necessary for the department to incur expense for the cleanup of hazardous waste and/or material, the owner of said vehicle shall be responsible for payment of the cost associated with the cleanup.

Sec. 118.15 -Soliciting Wrecker Business Prohibited; Presence at Scene as Evidence of Violation.

No person shall solicit in any manner, directly or indirectly, on the streets of the city, the business of towing any vehicle which is wrecked or disabled on the public streets, regardless of whether the solicitation is for the purpose of soliciting the business of towing, removing, repairing, wrecking, storing, trading or purchasing such vehicle. The presence of a wrecker at or neat the scene of a wreck, accident or collision, within one hour after the occurrence of a wreck, accident or collision without being summoned to the scene by an owner or operator of a vehicle involved in such accident or collision or by the Police Department or Fire Department shall be prima facie evidence of a solicitation in violation of this section.

Sec. 118.16- Communication from the Fire Department or Police Department radio frequency not to be intercepted

(A) No owner of a wrecker company not permitted by the city shall intercept any messages emanating from the Police Department or Fire Department radio frequencies or divulge or publish the existence, contents, substance, purpose, effect or meaning of such intercepted communication.

(B) The owner or operator of a wrecker shall not act upon any information received on the radio frequency of the Police Department or Fire Department for his or her own benefit or the benefit of any other person in connection with the operation of a wrecker business unless the owner or operator was called or summoned by the Police Department or Fire Department.

Sec. 118.17 -Wrecker Selection; Wrecker Rotation List

(A) The Police Department shall maintain a list of wrecker companies on a wrecker rotation list for on call service. The Department shall maintain a rotation schedule indicating which wrecker company is next available for service at any time. The department will also keep and maintain a total of (10) ten wrecker businesses on the Police Departments wrecker rotation list. The director may add more to the wrecker rotation list, as he/she deems necessary.

(B) When a police officer investigating an accident, making an arrest, or otherwise performing duties as a police officer determines that any vehicle on a public street is

unable to proceed safely under its own power or determines that the operator thereof is unable to operate such vehicle, such officer shall request the operator for the name of the wrecker company the operator desires to remove the vehicle. When the operator has named the wrecker company desired, the police officer shall communicate that fact immediately to the Police Department headquarters, and it shall be the duty of the person receiving such information at headquarters to call the designated company or authorized agent of such company to send a wrecker to the scene of the vehicle

(C) In the event the owner of a vehicle involved is not available or the operator of such vehicle is unable to name the wrecker company desired or refuses to name one, the investigating officer shall communicate this fact immediately to Police Department headquarters so that a wrecker can be selected from the wrecker rotation list.

(D) Upon receiving a communication advising the Police Department of the need for a wrecker from the wrecker rotation list, the Police Department headquarters shall call the wrecker company next on the rotation list to remove the vehicles involved. If there are no wreckers available at the wrecker service on call, or if the Police Department cannot immediately make contact with the wrecker service on call, the Police Department shall proceed through the wrecker rotation list until a wrecker is located that is available and ready to proceed immediately to the scene of the incident requiring a vehicle to be removed.

Sec. 118.18 -Application to Wrecker Rotation List.

Any owner desiring to be on the wrecker rotation list shall make application to the chief of police for a rotation list permit. Such application shall be submitted upon forms to be furnished by the chief of police and the applicant shall furnish the following proof and information with his application:

(1) That the owner making application for an emergency auto wrecker permit shall be a citizen of the United States, more than twenty-one (21) years of age, and able to read and write the English language.

(2) An agreement that the applicant will participate in the wrecker rotation list on a form provided by the Police Department.

(3) The name and address of the vehicle owner, and if the wrecker is to be operated under the name of some other company than the name of the owner, the name of the company. Accompanying the application shall be a signed copy of the agreement and contract between the vehicle owner and the company in whose name the wrecker is to operate. The wrecker rotation list permit shall be issued and no transfer from one company to another company by the vehicle owner shall be permitted until the chief of police has been notified in writing and a signed copy of the new contract and agreement has been submitted to him for approval. If an individual, the application shall so state. If a partnership, the partnership name and address shall be given together with the names and addresses of all partners. If a corporation, the corporate name and office address shall be given, together with the names and addresses of the president and secretary. All of the provisions and requirements applicable to persons in this article shall apply to and be required of each partner and of each of the three (3) principal officers and the failure of any

of them to meet such requirements shall be grounds to deny the application of the corporation or partnership. All changes of such officers or partners shall be reported to the chief of police within ten (10) days after the change and said new officers or partners shall individually file applications certifying to their individual qualifications within such time and the failure to certify within said time or to possess the said qualifications required of such persons under this article, shall be cause for the suspension of all permits held by said corporation, or partnership.

(4) The number of vehicles an emergency wrecker permit owner desires to operate and have licensed, and the make, model, vehicle identification number and correct state license number of each vehicle to be licensed.

(5) Each person making application shall submit three (3) passport-size photographs of themselves to the chief of police and submit themselves to be fingerprinted.

The wrecker rotation list sticker must be affixed securely to the upper left-hand comer of the windshield of the inspected wrecker. Before issuance of a wrecker rotation list permit and inspection sticker, the following requirements must be met:

(a) An applicant shall submit each wrecker which will be used in the service for inspection in a manner determined by the chief of police, and each wrecker must comply with the following minimum requirements:

(1) Each wrecker shall be not less than one ton in size and be equipped with booster brakes.

(2) (2) Each wrecker shall be equipped with a power-operated winch, winch line and boom, with a factory-rated lifting capacity of not less than six thousand (5,000) pounds, single-line capacity.

(3) Each wrecker shall carry, as standard equipment, a tow bar, debris box, safety chains, a fire extinguisher, wrecker bar, broom, shovel and flares.

(4) Each wrecker and all of its equipment shall be in safe and good working condition.

(5) Each emergency wrecker shall have a towing dolly available.

(b) Each licensee shall maintain twenty-four-hour wrecker service and shall maintain a twenty-four-hour telephone answering service.

Wrecker companies that want to be placed on the wrecker rotation list shall provide the following information and documents and comply with the following requirements:

(1) Have been issued a safety and insurance compliance certificate by the city;

(2) Have applied to be on the wrecker rotation list;

(3) Have a minimum of one wrecker with lawful drivers readily available located at site within the city limits to answer calls from the Police Department or Fire Department during such times that the wrecker service is on call for services;

(4) Maintain a physical office building with a permanent address and a storage compound within the city and operated on a daily basis (Monday through Friday), with normal working hours from 8:00 a.m. to 5:00 p.m., with an employee physically present at

the business during such normal working hours. The office building shall be served by a telephone with a number provided to the Police Department for calls during normal working hours. If the office is not manned 24 hours per day, seven days per week, the wrecker service shall also provide the Police Department with a telephone number for calls after normal working hours, weekends and holidays. An answering service or answering device shall not be used;

(5) The storage compound shall contain sufficient space for storage of at least 20 motor vehicles and be fenced with opaque fencing material with a minimum height of six feet. The site location, layout and equipage must be approved by the city's Planning and Zoning Department (conditional use permit);

(6) The storage compound surface shall be constructed of caliche, asphalt or concrete;

(7) No wrecker company shall substitute another wrecker company's wrecker in order to respond to a call for service;

(8) No wrecker company shall share storage compounds.

Wrecker service companies on the wrecker rotation list should be able to respond to calls according to the following schedule:

(a) During the normal workweek, Monday through Friday, 8:00 a.m. to 5:00 p.m.

1. Within city limits, 20 minutes.
2. Outside city limits, 30 minutes.
3. Commercial (Heavy Duty), 50 minutes.

(b) After normal working hours, on weekends or holidays:

1. Within city limits, 25 minutes.
2. Outside city limits, 35 minutes.
3. Commercial (Heavy Duty), 60 minutes.

A wrecker service company failing to respond within five minutes of the above schedule shall have its call cancelled, and the next wrecker service company on the wrecker rotation list shall be called.

In the event the vehicle to be towed, moved or removed exceeds the capacity of the wreckers operated by the wrecker service company on the wrecker rotation list, or in the event of an emergency wherein life or property are threatened, or in circumstances where the situation requires immediate action to protect life or property, the Police Department may call any wrecker service with the capability to provide the service needed.

Operators of wreckers shall abide by any orders or instructions given by the Police Department or Fire Department dispatchers, police officers and firefighters in charge at the scene.

(1) Each wrecker service company on the wrecker rotation list shall keep a record of all calls made in response to requests from the city, which records shall include the following

information:

(a) Date and time of call;
(b) Location of vehicle to be towed or removed;
(c) Response time;
(d) Vehicle owner or operator;
(e) Description of vehicle;
(f) Disposition of vehicle;
(g) Charges involved;
(h) Status of payment for charges;

(2) Such records shall be available for inspection by the city at any reasonable time.

The wrecker rotation schedule maintained by the Police Department shall list all wrecker services on the list in alphabetical order. Rotation shall be on a per-call basis.

In addition to the fine authorized, a wrecker service company that violates any of the provisions of this chapter shall be subject to removal from the wrecker rotation list

Separate fee for being on rotation list

(a) The annual fee for wrecker rotation list permit is one hundred twenty-five dollars ($125.00) for each wrecker permit. The annual fee is ten dollars ($10.00) for each wrecker which is used in the wrecker rotation list. The fee is two dollars ($2.00) for issuance of a duplicate license if a license is lost, destroyed, or mutilated.

(b) Fees are payable to the Police Department upon issuance of the permit. No refund of fees will be made.

Sec. 118.19- Fee schedule

(a) No towing fees may be charged other than those fees listed in this subsection.

(b) The maximum fee that may be charged for towing under this article shall

be:

(1) Two-Hundred dollars ($200.00) for vehicles ten thousand (10,000) Pounds or less.

(2) Two-Hundred and fifty dollars ($250.00) for vehicles between ten thousand one (10,001) and twenty-four thousand nine hundred ninety-nine (24,999) pounds.

(3) Six hundred dollars ($600.00) for any vehicle or combination vehicle twenty-five thousand (25,000) pounds or more.

However, due to many weight sizes that this category may encompass for any multitude of challenging circumstances, it has been determined that the following wrecker service fees (4 c-t) shall be nonexclusive (no cap fees). However, the

wrecker company shall provide a detailed and itemized cost (s) for the services provided; a copy which must be submitted to the police department representative within twenty four hours of the said itemized invoice being completed.

(4) One hundred ($100.00) flat rate for vehicles towed to the police impound and One hundred and fifty dollars ($150.00) for vehicles towed from outside city to police impound.

(c) Weight, for purposes of this section, shall be determined by the gross weight recorded on the vehicle registration.

(d) Waiting time over 15 minutes at the scene of an accident (per quarter hour), $9.50.

(e) Disconnecting transmission, $12.50.

(f) Use of dollies or other specialized equipment, $65.00.

(g) Towing of trucks exceeding one ton:

(1) First hour of service (minimum charge), $94.00.

(2) Additional time required to remove such vehicles (per working hour), $94.00.

(h) Towing vehicle from outside the city limits, $18.70 plus per mile to and from location of vehicle, $1.75.

(i) Pickup and delivery of vehicle to city pound:

(1) Daytime delivery, $45.00.

(2) Nighttime delivery, $65.00.

(j) The total fee charged will be made up of the towing fee (subsections (b) (l), (2), (3), or (4) specialized service fee (subsection (f)), waiting fee (subsection (d)) and storage or impoundment fees, if any (see subsection (l)). Pick Up and delivery fee (i) or ((o) Clean up fee) or ((p) Notification fee).

1. If the owner or operator of a vehicle which is parked in violation of this Code or state law arrives before the vehicle is hooked up, the wrecker operator shall release the vehicle for free. If the owner or operator of a vehicle which is parked in violation of this Code or state law arrives after the vehicle is hooked up but before it is removed from the property, the wrecker operator shall advise them the vehicle will be release upon payment of the drop fee.

The wrecker operator will allow the vehicle owner or operator at least fifteen (15) minutes to get the funds for the drop fee. There is nothing requiring the wrecker operator to release a legally towed vehicle that is properly hooked up and has left the private property.

2. The maximum fee that may be charged for a drop fee under this chapter shall be one-half (l/2) of the full rate as set forth in subsection (b) above.

(k) For payment of any fee under this section, a towing company or vehicle storage facility shall accept payment by an electronic check, debit card, or credit card for any charge associated with delivery or storage of a vehicle. For payment of any fee under this section, a vehicle storage facility shall accept payment by an electronic check, debit card, or credit card for any charge associated with delivery or storage of a vehicle. Release of a vehicle may not be denied based on the inability of the facility to accept payment by electronic check, debit card, or credit card of any charge associated with delivery or storage of the vehicle unless the inability to accept such payment is due to factors outside the control of the vehicle storage facility, such as a power outage or machine malfunction. However, payment by credit or debit card may be refused if the named cardholder is not present.

(l) The cost for the storage of a vehicle shall be no more than $20.00 for the initial 24 hours, and $10.00 for each day thereafter.

(m) In no way is subsection (b) above to be construed to mean that a towing company may not charge less than the fees stated in this section. These fees are the maximum that can be charged for any towing, or drop fee of a vehicle in accordance with this article.

(n) Where any state law, rule or regulation requires a different rate for services rendered by a wrecker service or storage facility or any other type of business entity regulated under this chapter, as provided for in this chapter, then such state-regulated rate shall be followed without the necessity of further amendment of this chapter.

(o) Clean up fee, $65.00.

(p) Notification letter fee, $50.00 (with proof of certified receipt)

Sec. 118.20- Safety requirements

All towing companies, tow truck drivers, vehicle storage facilities and property owners under this article shall comply with all applicable state laws, local ordinances and rules issued by the state department of licensing and regulation applicable to a tow truck, towing company, tow operator, or storage facilities.

Sec. 118.21 -Revocation of Wrecker Permit; Removal from wrecker rotation list

The Chief of Police may refuse to issue or renew a wrecker business permit for one or more of the following reasons:

(1) The making of any false statement as to a material matter in an application for a permit or permit renewal.

(2) Revocation of a license, pursuant to this article, of the applicant or any proprietor, partner or corporation officer of the applicant within eighteen (18) months preceding application.

(3) Use by the licensee of a trade name for his wrecker business other than the one registered with the chief of police.

(4) Suspension of the wrecker business permit on three (3) occasions within twelve (12) months for more than three (3) days on each occasion.

(5) Failure to meet the service standards in the rules and regulations established by the Police Department.

(6) Licensee has been convicted of a crime involving theft, theft of an automobile or receiving and concealing stolen property, unless five (5) years have elapsed since the date of conviction or the date of release from confinement imposed for the conviction, whichever is the later date.

(7) Failure to maintain insurance requirements.

(8) If it is found that rates being charged are unreasonable or in violation of this chapter or other law.

Sec. 118.22 -Penalties

a) Each violation of this chapter constitutes a separate offense.

1. An offense committed under this article is punishable by a fine of not less than two hundred dollars ($200.00) nor more than five hundred dollars ($500.00). The minimum fine established in this subsection shall be doubled for the second conviction of the same offense within any two-year period. A third conviction within any two-year period will result in a fine of five hundred dollars ($500.00). At no time shall the minimum fine exceed the maximum fine established in this subsection. Nothing in this section shall prohibit application of any fines authorized by state law to be assessed.

2. Prosecution for an offense under this section does not prevent the use of other enforcement remedies or procedures applicable to the person charged with the conduct or involved in the offense.

Sec. 118.23 -Information and data to be kept and maintained two (2) years; records to be made available for inspection.

Each tow truck company shall maintain at the business office information and data on his towing company business and operations. The following specific requirements are hereby prescribed:

Accurate records, reports, receipts and other operating information and data as may be required by the director shall be kept and maintained in a business office located in the City of Edinburg for at least two (2) years after date, and all such documents shall be made available at a place readily accessible for examination and copying at all reasonable times by the department or a peace officer upon request.

Sec. 118.24- Vehicle storage facilities and towing company's duty to report after towing or accepting a lawfully repossessed or towed vehicle.

(a) Whenever any vehicle is removed from private property without the consent of the vehicle owner or a lienholder, a control number must be requested from the department within forty-five (45) minutes of the vehicle leaving the property by reporting the following information to the department:

(1) A general description, including the year, make, model, and color;

(2) The state and number of the vehicle's license plate, if any;

(3) The vehicle identification number;

(4) The date and time of the tow as well as the location from which the vehicle would have been towed;

(5) The name of the company towing the vehicle;

(6) The name of the person or entity authorizing the tow and a valid contact phone number; and

(7) The name of the vehicle storage facility to which the vehicle has been or will be taken.

(b) Whenever any person tows, carries, transports or otherwise takes a motor vehicle pursuant to a request by a lienholder incident to a lawful repossession, the person so taking the vehicle shall, within forty-five (45) minutes of taking possession, report to the department:

(1) A general description of the vehicle, including the year, make, model, and color;

(2) The state and number of the vehicle's license plate, if any;

(3) The vehicle identification number of the vehicle;

(4) The date and time of tow as well as the location from which the vehicle was towed;

(5) The name of the company towing the vehicle, the name and state department of licensing and regulation number issued to the driver of the tow truck driver doing the tow, and the name and location where the vehicle is being stored; and

(6) The name, title and phone number of the lienholder causing the vehicle to be repossessed.

(c) The required report must be made by telephone, by facsimile, other electronic device, or delivered personally to the department.

Sec. 118.25 -Claimed vehicles.

(a) When a storage facility acquires possession of a private property non-consent towed motor vehicle, the storage facility is entitled to:

(1) Towing charges, if applicable;

(2) Impound fees when authorized by state law;

(3) Storage fees as allowed by state law; and

(4) Notification charges.

(b) A vehicle storage facility must notify owners or operators of vehicles:

(1) What methods of payments are accepted;
(2) The location from which the vehicle may be retrieved;

(3) The total amount of charges if the vehicle is picked up the same day as the call;

(4) Procedures for civil recourse as provided in V.T.C.A., Occupations Code§§ 2308.452 and 2308.455; and
(5) Procedures for filing complaints with the state department of licensing and regulation.

(c) A towing company that removes or is in the process of removing a vehicle from a parking facility, upon request of the vehicle owner or operator, shall provide the owner or operator an explanation of the reason for removing the vehicle from the parking facility.

Sec. 118.26 -Disposition of property left in towed vehicles.

Upon request and during normal business hours, an individual demonstrating ownership or right to possession of a vehicle, a vehicle storage facility shall give that individual access to a vehicle in the facility and allow removal of any personal property left in the towed vehicle, unless otherwise indicated by a law enforcement officer. All such personal property must be surrendered to the property owner regardless of whether or not any or all fees associated with the towing or storage of the vehicle have been paid. "Personal property" for purposes of this section refers to property in the vehicle which is not permanently affixed to the vehicle. The vehicle storage facility must request a receipt from the person to whom the personal property is released for any such property removed from the stored vehicle. Nothing in this provision is intended to conflict with the provisions of 16 Tex. Admin. Code§ 85.708.

Sec. 118.27. - Duty to remove debris.

It shall be the duty of each wrecker that removes a wrecked, damaged, or disabled vehicle from the place where an accident has occurred to clear and remove from the street any and all debris, parts, or glass accumulated as a result of the accident from the street. Each wrecker that is required to remove from the street any and all debris, parts, or glass accumulated as a result of accident from the street is allotted 15 minutes for such clean up. A wrecker may charge a fee, as established in the city fee

schedule in Chapter 118 for clean up if the debris, parts, or glass accumulated is to the extent that more than 30 minutes is required for such clean up.

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
RESOLUTIONS
Agenda Item No: 9.A.

1. **Agenda Item:**
Consider Resolution Authorizing the City Manager to Enter Into a Municipal Maintenance Agreement with the Texas Department of Transportation for Assistance in the Maintenance and Operation of State Highways Within and Through the City's Corporate Limits. [Tomas D. Reyna, Assistant City Manager]

2. **Description:**
The Texas Transportation Code gives the City exclusive dominion, control, and jurisdiction over and under the public streets within its corporate limits and authorizes the City to enter agreements with the State to fix responsibilities for maintenance, control, supervision, and regulation of State Highways within and through its corporate limits. The code also authorizes the State, at its discretion, to enter agreements with cities to fix responsibilities for maintenance, control, supervision, and regulation of State highways within and through the corporate limits of such Cities.

The TxDOT Executive Director, acting for and on behalf of the Texas Transportation Commission, has made it known to the City that the State will assist the City in the maintenance and operation of State Highways within the City, conditioned that the City will enter into agreements with the State for the purpose of determining the respective responsibilities of the City. The City has requested the State to assist in the maintenance and operation of State Highways within the City as described below.

Non-Controlled Access Highways

1. SH 107 (University Dr.) - From West City Limits to East City Limits
2. FM 1925 (Monte Cristo Rd.) - From West City Limits to East City Limits
3. FM 2812 - From I-69C (US281) to East City Limits
4. FM 2182 (Schunior Rd/Richardson Rd.) - US BUS 281 (Closner Blvd.) to East City Limits
5. FM 3362 (Jackson Rd.) - From SH 107 to South City Limits
6. FM 2061 (McColl Rd.) - From FM 1925 (Monte Cristo Rd.) to South City Limits
7. FM 1426 (Raul Longoria Rd.) - From SH 107 (University Dr.) to South City Limits
8. US BUS 281 (Closner Blvd.) - From US 281 (I-69C) Bypass North End to US 281 (I-69C) Bypass South End
9. US 281 (Frontage ROW) - From North City Limits to BU 281 & US 281 Bypass
10. FM 490 - From US 281 (I-69C) to East City Limits

Controlled Access Highways

1. US 281 (I-69C) Expressway - From North City Limits to South City Limits.

3. **Staff's Recommendation:**
Approve the Resolution to Enter into the Municipal Maintenance Agreement with the Texas

Department of Transportation for Assistance in the Maintenance and Operation of State Highways Within and Through the City's Corporate Limits.

Reviewed by:

Prepared by:
Tomas Reyna, Assistant City Manager

Attachments:

A. Resoultion - TXDOT MMA 8.12
B. MMA Changes
C. New MMA Form 1038 (Rev 08.2023) (2)
D. Exhibit A and B_Edinburg
E. MMA FOR THE CITY OF EDINBURG DOC (1)

RESOLUTION NO. _____

STATE OF TEXAS	**§**	**A RESOLUTION APPROVING A MUNICIPAL MAINTENANCE AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION FOR ASSISTANCE INTHEMAINTENANCEANDOPERATIONOF STATE HIGHWAYS WITHIN AND THROUGH THE CITY'S CORPORATE LIMITS.**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

WHEREAS, the public convenience, safety and necessity of the City require that State Highway routes within the City be adequately maintained; and

WHEREAS, the City of Edinburg wishes to assure the proper maintenance, control supervision, and regulation of certain State Highways and/or portions of State Highways within and through the City's corporate limits; and

WHEREAS, the City has requested that the State of Texas enter upon and contribute financially to the maintenance of certain State Highways and/or portions of State Highways within and through the City's corporate limits; and

WHEREAS, the State has made it known to the City that it will, with its own forces and equipment and at its sole cost and expense, provide adequate maintenance for the State highways covered by this agreement, conditioned upon the provisions concerning liabilities and responsibilities for maintenance, control supervision, and regulation which are set out in the form attached hereto, made a part thereof; and marked MUNICIPAL MAINTENANCE AGREEMENT; and

WHEREAS, the Texas Department of Transportation has requested to update the existing maintenance agreement.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EDINBURG

SECITON 1: That the certain agreement dated August 20, 2024, between the State of Texas and the City of Edinburg for the maintenance, control, supervision, and regulation of certain State Highways and/or portions of State Highways in the city of Edinburg be, and the same is, herby approved; and Myra L. Ayala, City Manger, is hereby authorized to execute said agreement on behalf of the City of Edinburg and to transmit the same to the State of Texas for appropriate action.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 20th day of August, 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza, Jr., Mayor

ATTEST:

By: _____
Clarice Balderas, City Secretary

APPROVED AS TO FORM:

By:

_____
Josephine Ramirez Solis
City Attorney



MMA Changes

State and City Requirements



August 20, 2024

Overview

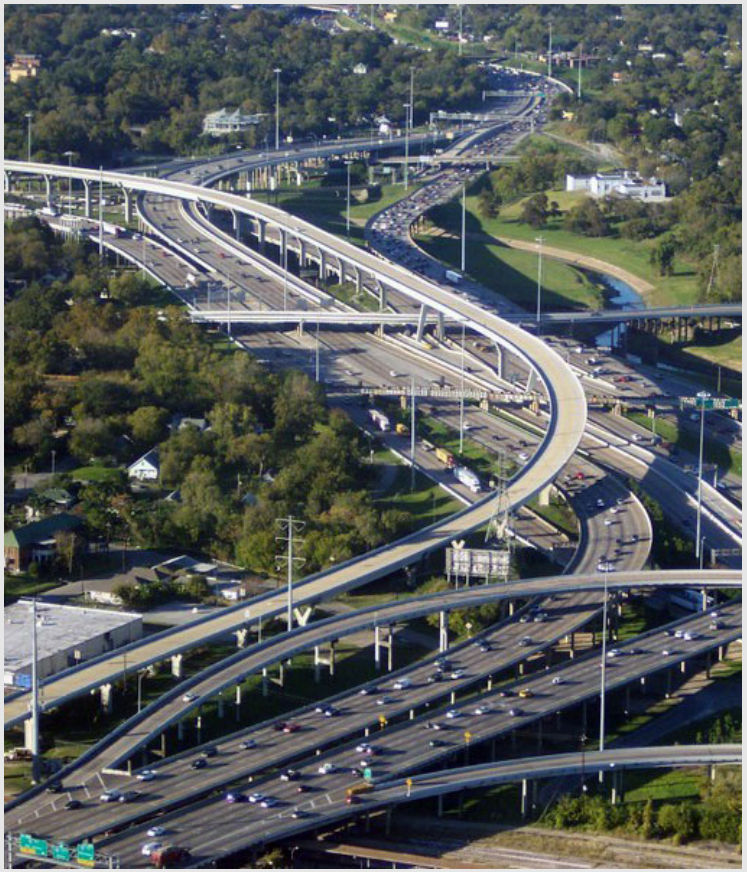
- Recently there have been some updates to the Municipal Maintenance Agreement
- Changes to City and State responsibilities for Controlled and Non-Controlled Access roadways
- Both parties should periodically check in to reflect changes to State Highway System





General Conditions

- Updated agreement includes specific code numbers for traffic regulations, signs, signals, and pavement markings
- Adds information and clarity for lighting projects, permitted landscaping, sidewalks, and other accessibility related items
- Includes new sections on mailbox supports and markings, roadside barriers, and structural support at bridges, culverts, drainage pipes, embankments, and retaining walls
  - All of which are State responsibility



General Conditions: Drainage Requirements

State Requirements

- Responsible for structural maintenance and repair of drainage facilities within the ROW and State drainage easements

City Requirements

- Responsible for regular cleanups and litter control to ensure that drainage facilities are clear
- City still responsible for structural repair and maintenance outside of the ROW but within its corporate limits



General Conditions: ADA Items and Sidewalks

- New construction of sidewalks or other accessibility-related items by either Party should comply with current ADA standards
- State is responsible for structural maintenance and repair of these items
- City is responsible for the maintenance of these accessibility-related items, including keeping them clear of debris and vegetation



Non-Controlled Access

City Responsibility

August 20, 2024

Non-Controlled Access – City Responsibility

- City responsible for parking restrictions, crosswalks, signage and marking of intersecting streets, privately owned utilities, pavement sweeping, mowing and litter cleanup, ice control, and more
  - Mostly remains unchanged from original agreement, just adds clarity
- Specifies that the City's is still responsible for cleanup and litter control of drainage facilities outside of the right of way



Non-Controlled Access

State Responsibility

August 20, 2024

Non-Controlled Access – State Responsibility

- Provides clarity that State is responsibilities for school safety devices and installation and operation of traffic signals in cities of less than 50,000 people
- Otherwise, almost identical to old agreement
  - Responsible for maintaining the travel surface and shoulders
  - Assist in mowing, sweeping, and ice control when requested by the City and if State resources are available



Controlled Access

City Responsibility

August 20, 2024

Controlled Access – City Responsibility

- The City is responsible for cleaning and sweeping any pavement that is not the traveled surface or shoulders, including underneath grade separated structures
- The City is responsible for mowing and picking up any litter between the ROW line and outermost curb or crown line of the frontage roads, including around drainage facilities
- The City is responsible for everything not explicitly defined as that of the State
  - Everything else remains the same as old agreement



Controlled Access

State Responsibility

Controlled Access – State Responsibility

- Mowing and litter cleanup and snow and ice control in the Right of Way are responsibility of the State
  - Can assist with these same items between ROW line and frontage roads and on grade separated structures “on the City’s request and if State resourced are available”
- Sweeping, installing school safety devices, and maintenance of drainage facilities remain State responsibility within ROW along traveled surface and shoulders



Conclusion

- Updated MMA document provides clarity on responsibility in an easier to read format
- Remains largely the same, with the State retaining responsibility along its Right of Way and the City retaining responsibility elsewhere







Texas Department of Transportation

MUNICIPAL MAINTENANCE AGREEMENT

This Municipal Maintenance Agreement ("Agreement") is made this _____ day of _____ 20____, by and between the State of Texas through the Texas Department of Transportation ("State"), and the City of _____ (population _____, 2020, latest Federal Census) acting by and through its duly authorized officers ("City").

R E C I T A L S

A. Chapter 311 of the Transportation Code gives the City exclusive dominion, control, and jurisdiction over and under the public streets within its corporate limits and authorizes the City to enter agreements with the State to fix responsibilities for maintenance, control, supervision, and regulation of State highways within and through its corporate limits; and

B. Section 221.002 of the Transportation Code authorizes the State, at its discretion, to enter agreements with cities to fix responsibilities for maintenance, control, supervision, and regulation of State highways within and through the corporate limits of such cities; and

C. The Executive Director, acting for and on behalf of the Texas Transportation Commission, has made it known to the City that the State will assist the City in the maintenance and operation of State highways within the City, conditioned that the City will enter into agreements with the State for the purpose of determining the respective responsibilities of the parties; and

D. The City has requested the State to assist in the maintenance and operation of State highways within the City as described herein. The Municipal Ordinance or Resolution authorizing the undersigned City Official to execute this Agreement on behalf of the City is attached as **Exhibit C**.

A G R E E M E N T

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties hereto, it is agreed as follows:

ARTICLE I. COVERAGE

1. State assumption of maintenance and operations described in this Agreement shall be effective on the date of execution of this agreement by the Texas Department of Transportation.

2. In this Agreement, the use of the words "State Highway" shall be construed to mean all numbered highways that are part of the State's Highway System.

3. This Agreement is intended to cover and provide for State participation in the maintenance and operation of the following classifications of State Highways within the City:

   A. Non-Controlled Access highways or portions thereof which are described as "State Maintained and Operated" highways in the document attached and incorporated as **Exhibit A**.

   B. All State highways or portions thereof which have been designated by the Texas Transportation Commission, or are maintained and operated, as Controlled Access Highways and which are described in the document attached and incorporated as **Exhibit B**.

4. In the event that the present system of State highways within the City is changed by cancellation, modified routing, new routes, or a change to City boundaries, the State shall terminate maintenance and operation and this Agreement shall become null and void on those portions of the highways which are no longer on the State Highway System; and this Agreement shall apply to the new highways on the State Highway System within the City; and they shall be classified as "State Maintained and Operated" under paragraph 3 above, unless the execution of a new agreement on the changed or new portions of the highways is requested by either the City or the State.

5. Exhibits that are a part of this Agreement may be changed with both parties' written concurrence. Additional exhibits may also be added with both parties' written concurrence. The Parties shall periodically update any exhibits to reflect changes to the State Highway System under paragraph 3. Paragraph 4 shall apply to changes to the State Highway System regardless of whether an exhibit has been updated under this Paragraph.

6. The terms of the Agreement apply to a State Highway described by paragraphs 2-4 of this Article, unless provided otherwise in a specific project agreement.

ARTICLE II. GENERAL CONDITIONS

1. The City authorizes the State to maintain and operate the State highways covered by this agreement in the manner set out herein.

2. This agreement is between the State and the City only. No person or entity may claim third party beneficiary status under this contract or any of its provisions, nor may any non-party sue for personal injuries or property damage under this contract.

3. This agreement is for the purpose of defining the authority and responsibility of both parties for maintenance and operation of State highways through the City. This agreement shall supplement any special agreements between the State and the City for the maintenance, operation, and/or construction of the State highways covered herein, and this agreement shall supersede any existing Municipal Maintenance Agreements.

4. Traffic regulations, including speed limits, shall be established only after traffic and engineering studies have been completed by the State or City, as applicable and in accordance with 43 Tex. Admin. Code Ch. 25, Subch. B, and approved by the State.

5. The State shall install, maintain, and operate, when required, all traffic signs and associated pavement markings necessary to regulate, warn, and guide traffic on State highways within the State right-of-way, including main lanes and frontage roads, except as otherwise provided in this paragraph and elsewhere in this Agreement.

   A. At the intersections of off-system approaches to State highways, the City shall install and maintain (1) all stop signs, yield signs, and one-way signs to regulate, warn, and guide traffic on the off-system street, even if such signs are to be installed on State right-of-way, and (2) any necessary stop or yield bars and pedestrian crosswalks outside the main lanes or outside the frontage roads, if such exist. These signs and markings must meet or exceed the latest State breakaway standards, if applicable, and be in accordance with the latest edition/revision of the Texas Manual on Uniform Traffic Control Devices

   B. The City shall install and maintain all street name signs except for those mounted on State-maintained traffic signal poles or arms or special advance street name signs on State right-of-way.

   C. Any other signs or pavement markings desired by the City on State right-of-way shall require prior written authorization by the State, and shall be installed and maintained by the City.

   D. All signs and markings installed by the City under this Paragraph must meet or exceed the latest State breakaway standards, if applicable, and be in accordance with the latest edition/revision of the Texas Manual on Uniform Traffic Control Devices. All existing signs or markings shall be upgraded on a maintenance replacement basis to meet these requirements.

6. Traffic control devices such as signs, traffic signals, and pavement markings, with respect to type of device, points of installation, and necessity, shall be determined by traffic and engineering studies as provided by regulation in the Texas Administrative Code.

   A. The City shall not install, maintain, or permit the installation of any type of traffic control device which will affect or influence the use of State highways unless approved in writing by the State. Traffic control devices installed prior to the date of this agreement are hereby made subject to the terms of this agreement and the City agrees to the removal of such devices which affect or influence the use of State highways unless their continued use is approved in writing by the State.

   B. It is understood that basic approval for future installations of traffic control signals by the State or as a joint project with the City, shall be indicated by the

proper City official's signature on the title sheet of the plans. Both parties should retain a copy of the signed title sheet or a letter signed by both parties acknowledging which signalized intersections are covered by this agreement. Any special requirements not covered within this agreement shall be covered under a separate agreement.

C. This Agreement satisfies the agreement requirements of 43 Tex. Admin. Code § 25.5 concerning traffic signal installation, unless the parties determine a separate agreement is necessary to address project-specific issues that are not otherwise addressed by this Agreement.

7. Subject to approval by the State, any State highway lighting system may be installed by the City provided the City shall pay or otherwise provide for all cost of installation, maintenance, and operation, except in those installations specifically covered by separate agreements between the City and State.

A. For all highway lighting system projects, including those covered by separate agreements unless provided otherwise therein, (1) costs shall include the electricity required to construct and operate the lighting system, (2) the State shall not begin the trial phase of a newly installed lighting system until the applicable utility account is established by the City.

B. Attached as **Exhibit D** is a list of lighting installations subject to this Agreement, but which do not have a separate agreement. Exhibit D shall be updated as necessary pursuant to Article 1, Section 6.

8. The City shall enforce the State laws governing the movement of loads which exceed the legal limits for weight, length, height, or width as prescribed by Chapters 621, 622, and 623 of the Transportation Code for public highways outside corporate limits of cities. The City shall also, by ordinance/resolution and enforcement, prescribe and enforce lower weight limits when mutually agreed by the City and the State that such restrictions are needed to avoid damage to the highway and/or for traffic safety.

9. The City shall prevent future encroachments within the right-of-way of the State highways and assist in removal of any present encroachments when requested by the State except where specifically authorized by separate agreement; and prohibit the planting of trees or shrubbery or the creation or construction of any other obstruction within the right-of-way without prior approval in writing from the State. Permitted landscaping and public art installations shall be handled through separate agreements.

10. New construction of sidewalks, shared use pathways, curb ramps, or other accessibility-related items by either Party shall comply with current ADA standards. Except as otherwise provided in this paragraph, the City is responsible for the maintenance of these items, regardless of whether the City or the State constructed the item. Maintenance includes keeping sidewalks clear of debris and vegetation, but does not

include pavement work except as provided in the next sentence. If a Party's highway project is considered an "alteration" under the ADA that triggers the requirement to construct or upgrade accessibility-related items, that Party is responsible for the construction or upgrade, unless provided otherwise in a separate agreement.

11. If the City has a driveway permit process that has been submitted to and approved by the State, the City shall issue permits for access driveways on State highway routes and shall assure the grantee's conformance, for proper installation and maintenance of access driveway facilities, with either a Local Access Management Plan that the City has adopted by ordinance and submitted to the State or, if the City has not adopted by ordinance and submitted to the State a Local Access Management Plan, the State's Access Management Manual. If the City does not have an approved city-wide driveway permit process, the State shall issue access driveway permits on State highway routes in accordance with the City's Local Access Management Plan, adopted by city ordinance and submitted to the State or, if the City has not adopted by ordinance and submitted a Local Access Management Plan, the State's Access Management Manual.

12. The use of unused right-of-way and areas beneath structures for public functions, such as parking, recreation, and law enforcement use, shall be determined by a separate agreement.

13. The State shall be responsible for installation, repair, and maintenance of any mailbox supports installed on the State highway system, including any markings needed on the mailbox supports.

14. The State shall be responsible for installation, repair, and maintenance of any roadside barriers including guardrail, guardrail end treatments, cable barriers, and concrete barriers needed for traffic safety on the state highway system.

15. The State shall be responsible for any structural repairs needed at bridges, culverts, drainage pipes, embankments, and retaining walls on the state highway system.

16. For purposes of this Agreement, "grade separation structure" is defined as any bridge, overpass, or similar structure that raises the roadway above ground level, regardless of what is underneath the structure.

ARTICLE III. NON-CONTROLLED ACCESS HIGHWAYS

The following specific conditions and responsibilities shall apply to the non-controlled access State highways described in Exhibit A, in addition to the General Conditions in Article II above.

1. State's Responsibilities (Non-Controlled Access)

A. Maintain the traveled surface and foundation beneath such traveled surface necessary for the proper support of vehicular loads encountered, and maintain the shoulders.

B. Assist in mowing and litter pickup within the right of way to supplement City resources, when requested by the City and if State resources are available.

C. Assist in sweeping and otherwise cleaning the traveled surface and shoulders to supplement City resources, when requested by the City and if State resources are available.

D. Assist in snow and ice control to supplement City resources, when requested by the City and if State resources are available.

E. Structural maintenance and repairs of drainage facilities within the limits of the right-of-way and State drainage easements. This does not relieve the City of its responsibility for drainage of the State highway facility outside of the right of way or State easements but within its corporate limits.

F. In cities with less than 50,000 population, the State shall install and maintain school safety devices, school crosswalks, and crosswalks installed in conjunction with pedestrian signal heads. This does not include other pedestrian crosswalks.

G. Install, operate, and maintain traffic signals in cities with less than 50,000 population.

H. In cities equal to or greater than 50,000 population, the State may provide for installation of traffic signals when the installation is financed in whole or in part with federal-aid funds, if the City agrees to enter into an agreement setting forth the responsibilities of each party.

2. City's Responsibilities (Non-Controlled Access)

A. Prohibit angle parking, except upon written approval by the State after traffic and engineering studies have been conducted to determine if the State highway is of sufficient width to permit angle parking without interfering with the free and safe movement of traffic.

B. Install and maintain all parking restriction signs, pedestrian crosswalks (except as provided in Art. II.5), parking stripes, and special guide signs when agreed to in writing by the State. Cities greater than or equal to 50,000 population shall also install, operate, and maintain all school safety devices and school crosswalks.

C. Signing and marking of intersecting city streets with State highways shall be the full responsibility of the City (except as provided under Art. II.5).

D. Require installations, repairs, removals or adjustments of publicly or privately owned utilities or services to be performed in accordance with Texas Department of Transportation specifications and subject to approval of the State in writing.

E. Regular cleanups and litter control to ensure drainage facilities are clear. Further, State structural maintenance and repair of drainage facilities within the right-of-way does not relieve the City of its responsibility for drainage of the State highway facility outside of the right-of-way or State easements but within its corporate limits, except where participation by the State is specifically covered in a separate agreement between the City and the State.

F. Install, maintain, and operate all traffic signals in cities equal to or greater than 50,000 population. Any variations shall be handled by a separate agreement.

G. Perform mowing and litter pickup.

H. Sweep and otherwise clean the pavement, including grade separation structures. This includes cleaning and removing litter, trash, discarded personal property, unauthorized temporary shelters, or any other unauthorized item from all areas within the right of way, including underneath a grade separation structure.

I. Perform snow and ice control.

J. Retain all functions and responsibilities for maintenance and operations which are not specifically described as the responsibility of the State.

ARTICLE IV. CONTROLLED ACCESS HIGHWAYS

The following specific conditions and responsibilities shall apply to the controlled access State highways described in Exhibit B, in addition to the General Conditions in Article II above.

1. State's Responsibilities (Controlled Access)

A. Maintain the traveled surface and foundations of the main lanes, ramps, and frontage necessary for the proper support of vehicular loads encountered.

B. Mow and clean up litter within the outermost curbs of the frontage roads or the entire right-of-way width where no frontage roads exist. Assist in performing these operations between the right-of-way line and the outermost curb or crown line of the frontage roads on the City's request and if State resources are available.

C. Sweep and otherwise clean the traveled surface and shoulders of the main lanes, ramps, grade separation structures, and frontage roads.

D. Remove snow and control ice on the main lanes and ramps. Assist in these operations on the frontage roads and grade separation structures on the City's request and if State resources are available.

E. Install and maintain school safety devices, school crosswalks, and crosswalks installed in conjunction with pedestrian signal heads on frontage roads. This does not include other pedestrian crosswalks.

F. Install, operate and maintain traffic signals at ramps and frontage road intersections, unless covered by a separate agreement.

G. Structural maintenance and repair of drainage facilities within the limits of the right-of-way and State drainage easements. This does not relieve the City of its responsibility for drainage of the State highway facility outside of the right-of-way or State easement but within its corporate limits.

2. City's Responsibilities (Controlled Access)

A. Prohibit, by ordinance or resolution and through enforcement, all parking on frontage roads except when parallel parking on one side is approved by the State in writing. Prohibit all parking on main lanes and ramps and at such other places where such restriction is necessary for satisfactory operation of traffic, by passing and enforcing ordinances or resolution and taking other appropriate action in addition to full compliance with current laws on parking.

B. When considered necessary and desirable by both the City and the State, the City shall pass and enforce an ordinance or resolution providing for one-way traffic on the frontage roads except as may be otherwise agreed to by separate agreements with the State.

C. Secure the approval of the State before any utility installation, repair, removal or adjustment is undertaken, crossing over or under the highway facility or entering the right-of-way. In the event of an emergency, it being evident that immediate action is necessary for protection of the public and to minimize property damage and loss of investment, the City, without the necessity of approval by the State, may at its own responsibility and risk make necessary emergency utility repairs, notifying the State of this action as soon as practical.

D. Pass necessary ordinances or resolutions and retain responsibility for enforcing the control of access to an expressway/freeway facility.

E. Sweep and otherwise clean the pavement other than the traveled surface and shoulders, including underneath grade separation structures. This includes cleaning and removing litter, trash, discarded personal property, unauthorized temporary shelters, or any other unauthorized item.

F. Mow and clean up litter between the right-of-way line and the outermost curb or crown line of the frontage roads, including drainage facilities in this area.

G. Install and maintain all parking restriction signs, pedestrian crosswalks (except as provided by Art. II.5), and parking stripes when agreed to by the State in writing.

H. Signing and marking of intersecting city streets to State highways shall be the full responsibility of the City (except as provided by Art. II.5).

I. Retain all functions and responsibilities for maintenance and operations which are not specifically described as the responsibility of the State. State maintenance of drainage facilities within the right-of-way does not relieve the City of its responsibility for drainage of the State highway facility outside of the right-of-way but within its corporate limits except where participation by the State is specifically covered in a separate agreement between the City and the State.

ARTICLE V. TERMINATION

1. All obligations of the State to maintain and operate a State highway covered by this agreement shall terminate if and when such highway ceases to be designated as part of the State highway system.

2. Should either party fail to properly fulfill its obligations under this Agreement, the other party may terminate this agreement upon 30 days written notice.

3. Upon termination, all maintenance and operation duties on non-controlled access State highways shall revert to City responsibilities, except that the State shall retain all maintenance and operation responsibilities on controlled access State highways.

City of EDINBURG	**State of Texas**
Signature	TxDOT District Engineer
Myra L. Ayala	
Name	Name
City Manager	
Title	
Date	Date

AREA ENGINEER: Hector E. Siller, P.E., PMP **CITY OF:** Edinburg

EXHIBIT "A" REVISIONS
Non-Controlled Access Highways
SH 107 - From West City Limits to East City Limits (University Dr.)
FM 1925 - From West City Limits to East City Limits (Monte Cristo Rd.)
FM 2812 - From US 281 East to East City Limits
FM 2128 - From BU 281 East to East City Limits (Schunior Rd. / Richardson Rd.)
FM 3362 - From SH 107 South to South City Limits (Jackson Rd.)
FM 2061 - From FM 1925 South to South City Limits (McColl Rd.)
FM 1426 - From SH 107 South to South City Limits (Raul Longoria Rd.)
BU 281 - From US 281 (Bypass) North End to US 281 (Bypass) South End (Closner)
US 281 - From North City Limits to BU 281 & US 281 (Bypass) (Closner)
FM 490 - From East of US 281 to East City Limits

AREA ENGINEER: Hector E. Siller, P.E., PMP **CITY OF:** Edinburg

EXHIBIT "B" REVISIONS

Controlled Access Highways

US 281 Expwy - From North City Limits to South City Limits (I-69C)

MUNICIPAL MAINTENANCE AGREEMENT

STATE OF TEXAS §

COUNTY OF TRAVIS §

THIS AGREEMENT made this 3rd day of April, 20 01, by and between the State of Texas, hereinafter referred to as the "State", party of the first part, and the City of Edinburg, Texas County, Texas (population ____, 20____, latest Federal Census) acting by and through its duly authorized officers, hereinafter called the "City", party of the second part.

WITNESSETH

WHEREAS, Chapter 311 of the Transportation Code gives the City exclusive dominion, control, and jurisdiction over and under the public streets within its corporate limits and authorizes the City to enter agreements with the State to fix responsibilities for maintenance, control, supervision, and regulation of State highways within and through its corporate limits; and

WHEREAS, Section 221.002 of the Transportation Code authorizes the State, at its discretion, to enter agreements with cities to fix responsibilities for maintenance, control, supervision, and regulation of State highways within and through the corporate limits of such cities; and

WHEREAS, the Executive Director, acting for and in behalf of the Texas Transportation Commission, has made it known to the City that the State will assist the City in the maintenance and operation of State highways within such City, conditioned that the City will enter into agreements with the State for the purpose of determining the responsibilities of the parties thereto; and

WHEREAS, the City has requested the State to assist in the maintenance and operation of State highways within such City:

AGREEMENT

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties hereto to be by them respectively kept and performed, it is agreed as follows:

For this agreement, the use of the words "State Highway" shall be construed to mean all numbered highways that are part of the State's Highway System.

COVERAGE

1. This agreement is intended to cover and provide for State participation in the maintenance and operation of the following classifications of State Highways within the City:

   A. Non-Controlled Access highways or portions thereof which are described and/or graphically shown as "State Maintained and Operated" highways in Exhibit "A", which is attached hereto and made a part hereof.

   B. All State highways or portions thereof which have been designated by the Texas Transportation Commission or maintained and operated as Controlled Access Highways and which are described and/or graphically shown in Exhibit "B", which is attached hereto and made a part hereof.

2. In the event that the present system of State highways within the City is changed by cancellation, modified routing, or new routes, the State will terminate maintenance and operation and this agreement will become null and void on those portions of the highways which are no longer on the State Highway System; and the full effect and all conditions of this agreement will apply to the changed highways or new highways on the State Highway System within the City; and they shall be classified as "State Maintained and Operated" under paragraph 1 above, unless the execution of a new agreement on the changed or new portions of the highways is requested by either the City or the State.

3. Exhibits that are a part of this agreement may be exchanged with both parties written concurrence. Additional exhibits may also be added with both parties written concurrence.

GENERAL CONDITIONS

1. The City authorizes the State to maintain and operate the State highways covered by this agreement in the manner set out herein.

2. This agreement is for the purpose of defining the authority and responsibility of both parties for maintenance and operation of State highways through the City. This agreement shall supplement any special agreements between the State and the City for the maintenance, operation, and/or construction of the State highways covered herein, and this agreement shall supersede any existing Municipal Maintenance Agreements.

3. Traffic regulations, including speed limits, will be established only after traffic and engineering studies have been completed by the State and/or City and approved by the State.

4. The State will erect and maintain all traffic signs and associated pavement markings necessary to regulate, warn, and guide traffic on State highways within the State right-of-way except as mentioned in this paragraph and elsewhere in this agreement. At the intersections of off-system approaches to State highways, the City shall install and maintain all stop signs, yield signs, and one-way signs and any necessary stop or yield bars and pedestrian crosswalks outside the main lanes or outside the frontage roads if such exist. The City shall install and maintain all street name signs except for those mounted on State maintained traffic signal poles or arms or special advance street name signs on State right-of-way. All new signs installed by the City on State right-of-way shall meet or exceed the latest State breakaway standards and be in accordance with the *Texas Manual on Uniform Traffic Control Devices*, latest edition and revision. All existing signs shall be upgraded on a maintenance replacement basis to meet these requirements.

5. Subject to approval by the State, any State highway lighting system may be installed by the City provided the City shall pay or otherwise provide for all cost of installation, maintenance, and operation except in those installations specifically covered by separate agreements between the City and State.

6. The City shall enforce the State laws governing the movement of loads which exceed the legal limits for weight, length, height, or width as prescribed by Chapters 621, 622, and 623 of the Transportation Code for public highways outside corporate limits of cities. The City shall also, by ordinance/resolution and enforcement, prescribe and enforce lower weight limits when mutually agreed by the City and the State that such restrictions are needed to avoid damage to the highway and/or for traffic safety.

7. The City shall prevent future encroachments within the right-of-way of the State highways and assist in removal of any present encroachments when requested by the State except where specifically authorized by separate agreement; and prohibit the planting of trees or shrubbery or the creation or construction of any other obstruction within the right-of-way without prior approval in writing from the State.

8. Traffic control devices; such as signs, traffic signals, and pavement markings, with respect to type of device, points of installation and necessity, will be determined by traffic and engineering studies. The City shall not install, maintain, or permit the installation of any type of traffic control device which will affect or influence the use of State highways unless approved in writing by the State. Traffic control devices installed prior to the date of this agreement are hereby made subject to the terms of this agreement and the City agrees to the removal of such devices which affect or influence the use of State highways unless their continued use is approved in writing by the State. It is understood that basic approval for future installations of traffic control signals by the State or as a joint project with the City, will be indicated by the proper City official's signature on the title sheet of the plans. Both parties should retain a copy of the signed title sheet or a letter signed by both parties acknowledging which signalized intersections are covered by this agreement. Any special requirements not covered within this agreement will be covered under a separate agreement.

9. Should the City have a city-wide driveway permit process, the City will issue permits for access driveways and will assure the grantee's conformance, for proper installation and maintenance of access driveway facilities in accordance with "Regulations for Access Driveways to State Highways" adopted by the Texas Department of Transportation or with other standards and specifications for the design, construction, and maintenance details subject to approval in writing by the State. Should the City not have a city-wide driveway permit process, the State may issue access driveway permits on State highway routes in accordance with its "Regulations for Access Driveways to State Highways".

10. The use of unused right-of-way and areas beneath structures will be determined by a separate agreement.

NON-CONTROLLED ACCESS HIGHWAYS

The following specific conditions and responsibilities shall be applicable to non-controlled access State highways in addition to the "General Conditions" contained herein above. Non-controlled access State highways or portions thereof covered by this section are those listed and/or graphically shown in Exhibit "A".

State's Responsibilities (Non-Controlled Access)

1. Maintain the traveled surface and foundation beneath such traveled surface necessary for the proper support of same under vehicular loads encountered and maintain the shoulders.

2. Assist in mowing and litter pickup to supplement City resources when requested by the City and if State resources are available.

3. Assist in sweeping and otherwise cleaning the pavement to supplement City resources when requested by the City and if State resources are available.

4. Assist in snow and ice control to supplement City resources when requested by the City and if State resources are available.

5. Maintain drainage facilities within the limits of the right-of-way and State drainage easements. This does not relieve the City of its responsibility for drainage of the State highway facility within its corporate limits.

6. Install, maintain, and operate, when required, normal regulatory, warning and guide signs and normal markings (except as provided under "General Conditions" in paragraph 4). In cities with less than 50,000 population, this also includes school safety devices, school crosswalks, and crosswalks installed in conjunction with pedestrian signal heads. This does not include other pedestrian crosswalks. Any other traffic striping desired by the City may be placed and maintained by the City subject to written State approval.

7. Install, operate, and maintain traffic signals in cities with less than 50,000 population.

8. In cities equal to or greater than 50,000 population, the State may provide for installation of traffic signals when the installation is financed in whole or in part with federal-aid funds if the City agrees to enter into an agreement setting forth the responsibilities of each party.

City's Responsibilities (Non-Controlled Access)

1. Prohibit angle parking, except upon written approval by the State after traffic and engineering studies have been conducted to determine if the State highway is of sufficient width to permit angle parking without interfering with the free and safe movement of traffic.

2. Install and maintain all parking restriction signs, pedestrian crosswalks (except as provided in paragraph 6 above), parking stripes, and special guide signs when agreed to in writing by the State. Cities greater than or equal to 50,000 population will also install, operate, and maintain all school safety devices and school crosswalks.

3. Signing and marking of intersecting city streets with State highways will be the full responsibility of the City (except as provided under "General Conditions" in paragraph 4).

4. Require installations, repairs, removals or adjustments of publicly or privately owned utilities or services to be performed in accordance with Texas Department of Transportation specifications and subject to approval of the State in writing.

5. Retain all functions and responsibilities for maintenance and operations which are not specifically described as the responsibility of the State. The assistance by the State in maintenance of drainage facilities does not relieve the City of its responsibility for drainage of the State highway facility within its corporate limits except where participation by the State is specifically covered in a separate agreement between the City and the State.

6. Install, maintain, and operate all traffic signals in cities equal to or greater than 50,000 population. Any variations will be handled by a separate agreement.

7. Perform mowing and litter pickup.

8. Sweep and otherwise clean the pavement.

9. Perform snow and ice control.

CONTROLLED ACCESS HIGHWAYS

The following specific conditions and responsibilities shall be applicable to controlled access highways in addition to the "General Conditions" contained herein above. Controlled access State highways or portions thereof covered by this section are those listed and/or graphically shown in Exhibit "B".

State's Responsibilities (Controlled Access)

1. Maintain the traveled surface of the through lanes, ramps, and frontage roads and foundations beneath such traveled surface necessary for the proper support of same under vehicular loads encountered.

2. Mow and clean up litter within the outermost curbs of the frontage roads or the entire right-of-way width where no frontage roads exist, and assist in performing these operations between the right-of-way line and the outermost curb or crown line of the frontage roads in underdeveloped areas.

3. Sweep and otherwise clean the through lanes, ramps, separation structures or roadways and frontage roads.

4. Remove snow and control ice on the through lanes and ramps and assist in these operations as the availability of equipment and labor will allow on the frontage roads and grade separation structures or roadways.

5. Except as provided under "General Conditions" in paragraph 4, the State will install and maintain all normal markings and signs, including sign operation if applicable, on the main lanes and frontage roads. This includes school safety devices, school crosswalks, and crosswalks installed on frontage roads in conjunction with pedestrian signal heads. It does not include other pedestrian crosswalks.

6. Install, operate, and maintain traffic signals at ramps and frontage road intersections unless covered by a separate agreement.

7. Maintain all drainage facilities within the limits of the right-of-way and State drainage easements. This does not relieve the City of its responsibility for drainage of the highway facility within its corporate limits.

City's Responsibilities (Controlled Access)

1. Prohibit, by ordinance or resolution and through enforcement, all parking on frontage roads except when parallel parking on one side is approved by the State in writing. Prohibit all parking on main lanes and ramps and at such other places where such restriction is necessary for satisfactory operation of traffic, by passing and enforcing ordinances/resolutions and taking other appropriate action in addition to full compliance with current laws on parking.

2. When considered necessary and desirable by both the City and the State, the City shall pass and enforce an ordinance/resolution providing for one-way traffic on the frontage roads except as may be otherwise agreed to by separate agreements with the State.

3. Secure or cause to be secured the approval of the State before any utility installation, repair, removal or adjustment is undertaken, crossing over or under the highway facility or entering the right-of-way. In the event of an emergency, it being evident that immediate action is necessary for protection of the public and to minimize property damage and loss of investment, the City, without the necessity of approval by the State, may at its own responsibility and risk make necessary emergency utility repairs, notifying the State of this action as soon as practical.

4. Pass necessary ordinances/resolutions and retain its responsibility for enforcing the control of access to the expressway/freeway facility.

5. Install and maintain all parking restriction signs, pedestrian crosswalks (except as mentioned above in paragraph 5 under "State's Responsibilities"), and parking stripes when agreed to by the State in writing. Signing and marking of intersecting city streets to State highways shall be the full responsibility of the City (except as discussed under "General Conditions" in paragraph 4).

TERMINATION

All obligations of the State created herein to maintain and operate the State highways covered by this agreement shall terminate if and when such highways cease to be officially on the State highway system; and further, should either party fail to properly fulfill its obligations as herein outlined, the other party may terminate this agreement upon 30 days written notice. Upon termination, all maintenance and operation duties on non-controlled access State highways shall revert to City responsibilities, in accordance with Chapter 311 of the Texas Transportation Code. The State shall retain all maintenance responsibilities on controlled access State highways in accordance with the provisions of Chapter 203 of the Texas Transportation Code, 23 United States Code § 116 and the State's Interstate Maintenance Guidelines as approved by the Federal Highway Administration in accordance with 23 CFR § 635, Subpart E.

Said State assumption of maintenance and operations shall be effective the date of execution of this agreement by the Texas Department of Transportation.

IN WITNESS WHEREOF, the parties have hereunto affixed their signatures, the City of Edinburg on the 3rd day of April, 2021, and the Texas Department of Transportation, on the 23rd day of April, 2021.

ATTEST:

Maria Villarreal, City Secretary

CITY OF Edinburg, Texas

BY _____

(Title of Signing Official)

Joe Ochoa, Mayor

THE STATE OF TEXAS

Executed and approved for the Texas Transportation Commission for the purpose and effect of activating and/or carrying out the orders, and established policies or work programs heretofore approved and authorized by the Texas Transportation Commission

BY _____

District Engineer

Pharr District

NOTE: To be executed in duplicate and supported by Municipal Maintenance Ordinance/Resolution and City Secretary Certificate.

SECTION 1. That the certain agreement dated April 3, 2001, between the State of Texas and the City of Edinburg for the maintenance, control, supervision and regulation of certain State Highways and/or portions of State Highways in the City of Edinburg be, and the same is, hereby approved; and that John R. Milford, City Manager, is hereby authorized to execute said agreement on behalf of the City of Edinburg and to transmit the same to the State of Texas for appropriate action.

READ, CONSIDERED, PASSED AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.041, on the 3rd day of April 2001.

CITY OF EDINBURG

By: _____
Joe Ochoa, Mayor

ATTEST:

By: _____
Maria M. Villarreal, City Secretary

APPROVED AS TO FORM:
OXFORD, OXFORD & GONZALEZ
City Attorneys

By: _____
Brinkley L. Oxford
Ricardo Gonzalez

CERTIFICATE OF RECORDING OFFICER

I, Mary Villarreal, City Secretary for the City of Edinburg hereby certify the foregoing 01-1611 is a true and correct copy as adopted on April 3, 2001 at a duly convened City Council Meeting and as reflected by the journal of proceedings of said City Council of the City of Edinburg, Texas. WITNESS MY HAND AND SEAL OF OFFICE on this the 6th day of April 2001

By: _____
Mary Villarreal, City Secretary
City of Edinburg, Texas

RESOLUTION NO. 01-1611

STATE OF TEXAS	§	A RESOLUTION APPROVING A MUNICIPAL MAINTENANCE AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION FOR ASSISTANCE IN THE MAINTENANCE AND OPERATION OF STATE HIGHWAYS WITHIN AND THROUGH THE CITY'S CORPORATE LIMITS.
COUNTY OF HIDALGO	§	

WHEREAS, the public convenience, safety and necessity of the City require that State Highway routes within the City be adequately maintained; and

WHEREAS, the City of Edinburg wishes to assure the proper maintenance, control, supervision, and regulation of certain State Highways and/or portions of State Highways within and through the City's corporate limits; and

WHEREAS, the City has requested that the State of Texas enter upon and contribute financially to the maintenance of certain State Highways and/or portions of State Highways within and through the City's corporate limits; and

WHEREAS, the State has made it known to the City that it will, with its own forces and equipment and at its sole cost and expense, provide adequate maintenance for the State highways covered by this agreement, conditioned upon the provisions concerning liabilities and responsibilities for maintenance, control, supervision, and regulation which are set out in the form attached hereto, made a part thereof, and marked MUNICIPAL MAINTENANCE AGREEMENT; and

WHEREAS, the Texas Department of Transportation has requested to update the existing maintenance agreement.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, TEXAS:

Form 1037-2

STATE OF TEXAS §

COUNTY OF HIDALGO §

I, Maria M. Villarreal, the duly appointed, qualified, and acting city secretary of the City of Edinburg, Texas, hereby certify that the foregoing pages constitute a true and correct copy of Resolution No. 01-1611 duly passed by the City Council at a meeting held on April 3, A.D., 2001, at 7:00 o'clock p.m.

To certify which, witness my hand and seal of the City of Edinburg, TEXAS, this 9th day of April, 2001, at Edinburg, Texas.

City Secretary of the City of
Edinburg, Texas

AREA ENGINEER: Mario Jorge **Date:** _____ **Page:** _____

EXHIBIT "A" REVISIONS
Non-Controlled Access Highways
SH 107 – From West City Limits
To East City Limits
FM 1925 – From West City Limits
To East City Limits
FM 2812 – From US 281 East
To East City Limits
FM 2128 – From BU 281 East
To East City Limits
FM 3420 – From SH 107 South
To South City Limits
FM 2061 – From FM 1925 South
To South City Limits
Edinburg

AREA ENGINEER: Mario Jorge **Date:** _____ **Page:** _____

EXHIBIT "A" REVISIONS
Non-Controlled Access Highways
FM 1426 – From SH 107 South
to South City Limits
BU 281 – From US 281 (By Pass) North End
to US 281 (By Pass) South End
US 281 – From North City Limits
to BU 281 & US 281 (By Pass)
Edinburg

AREA ENGINEER: Mario Jorge **Date:** _____ **Page:** _____

EXHIBIT "B" REVISIONS

Controlled Access Highways

US 281 Expway – From North City Limits

To South City Limits

Edinburg

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
RESOLUTIONS
Agenda Item No: 9.B.
FY 2023 Operation Stonegarden

1. **Agenda Item:**
Consider Resolution Authorizing the City Manager to Enter Into an Agreement with the Texas Department of Transportation (TxDOT) for the Placement of Fourteen (14) Flock Pole-Mounted Automated License Plate Readers (LPRs) Along State Highway Right-of-Way in Edinburg. [Jaime Ayala, Chief of Police]

2. **Description:**
These LPRs will be funded through the Fiscal Year 2023 Operation Stonegarden Grant Program (OPSG), which supports collaborative efforts to enhance security along U.S. borders. This grant program targets ingress routes from international borders, including travel corridors in states adjacent to Mexico. The designated locations for these installations are as follows:

- 281 E FM 490, Edinburg, Texas
- 16201 N Exp 281, Edinburg, Texas
- 16111 N Exp 281, Edinburg, Texas
- 8430 N Exp 281, Edinburg, Texas
- 8300 I-69C S, Edinburg, Texas
- 3967 N Closner Blvd, Edinburg, Texas
- 1210 E Monte Cristo Rd., Edinburg, Texas
- 1305 E Monte Cristo Rd., Edinburg, Texas
- 1302 E Monte Cristo Rd., Edinburg, Texas
- 1415 E University Dr., Edinburg, Texas
- 1602 E University Dr., Edinburg, Texas
- 517 E Trenton Rd., Edinburg, Texas
- 4300 E Trenton Rd., Edinburg, Texas

3. **Staff's Recommendation:**
Approve Resolution Authorizing the City Manager to Enter into an Agreement with the Texas Department of Transportation (TxDOT) for the Placement of Fourteen (14) Flock Pole-Mounted Automated License Plate Readers/Speed Systems (LPRs) Along State Highway Right-of-Way in Edinburg.

Reviewed by:
Jaime Ayala, Chief of Police
Jesus Saenz, Assistant City Manager

Prepared by:
Iris Alvarado, Management Services Administrator

Attachments:
A. FY2023 Resolution Flock Cameras_TxDot
B. Flock Camera Specs
C. MOU Tx Dot and Edinburg Police Department

D. Location Flock Cameras
E. TxDot Multiple Use Agreement
F. LPR_User Agreement-Local_Agency

RESOLUTION NO.

THE STATE OF TEXAS	**§**	**RESOLUTION OF THE CITY OF EDINBURG AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT) FOR THE PLACEMENT OF FLOCK POLE-MOUNTED LICENSE PLATE READERS (LPRS) ALONG THE STATE HIGHWAYS' RIGHT-OF-WAY.**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The resolution authorizes the Edinburg Police Department to enter into an agreement with the Texas Department of Transportation (TxDOT) for the installation of flock pole-mounted License Plate Readers/Speed Systems (LPRs) on state highway rights-of-way in Edinburg, Texas. The designated locations for these installations are as follows: 281 E FM 490, Edinburg, Texas; 16201 N Exp 281, Edinburg, Texas; 16111 N Exp 281, Edinburg, Texas; 8430 N Exp 281, Edinburg, Texas; 8300 I-69C S, Edinburg, Texas; 3967 N Closner Blvd, Edinburg, Texas; 1210 E Monte Cristo Rd., Edinburg, Texas; 13605 E Monte Cristo Rd., Edinburg, Texas; 1302 E Monte Cristo Rd., Edinburg, Texas; 1415 E University Dr., Edinburg, Texas; 1602 E University Dr., Edinburg, Texas; 517 E Trenton Rd., Edinburg, Texas; and 4300 E Trenton Rd., Edinburg, Texas.

WHEREAS, Edinburg Police Department desired to place LPRs in certain areas listed; and

WHEREAS, the LPRs are intended to assist the Edinburg Police Department in its operations.

WHEREAS, the LPRs are being funded through the Office of the Governor Operation Stonegarden Grant Program, which is designed to disrupt smuggling and other criminal activities that not only affect the City of Edinburg but may also have national implications; and

WHEREAS, the Edinburg Police Department will be the sole manager of the LPRs and will hold the Texas Department of Transportation (TxDOT) harmless from any and all damages that may arise to the LPRs at the listed or unlisted locations.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EDINBURG, that:

1. **This multiple-use agreement with the Texas Department of Transportation is hereby authorized to be executed; and**
2. **The Edinburg Police Department is designated as the Authorized Representative to act in all matters related to this agreement, including the execution of the Multiple Use Agreement with the Texas Department of Transportation for the placement of**

flock pole-mounted License Plate Readers/Speed Systems on state highway rights-of-way in Edinburg, Texas.

READ, CONSIDERED, PASSED, AND APPROVED at a regular meeting of the City Council of the City of Edinburg, Texas, at which a quorum was present and which was held in accordance with V.T.C.A., Government Code, Section 551.04, on the 20th day of August 2024.

CITY OF EDINBURG

By: _____
Ramiro Garza Jr., Mayor

ATTEST:

By: _____
Clarice Y. Balderas, City Secretary

APPROVE AS TO FORM:
Josephine Ramirez Solis

By: _____
City Attorney

flock safety



Tech Specs

License plate reading cameras that capture more evidence for your city.

Dual Solar Panels

VOLTAGE
18-20V

DIMENSIONS
Length: 21.25" | Width: 28" | Weight: 25.73 lbs (w/ hardware)

MOUNT
Pole top or side of existing pole

Pole

FHWA Certified Pole - 12' Installed Height

DIMENSIONS
Diameter: 2.875" OD, 2.125" ID | Weight: 32 lbs

MATERIAL
6061 Aluminum with black coating | Alloy: 6061

Camera

DIMENSIONS
Length: 8.75" | Height: 5" | Width: 2.875" | Weight: 3 lbs

MOUNTING
Adjustable band clamps

FOOTAGE
Uploads via integrated LTE

FIELD OF VIEW
15' wide, 65' distance

ASSEMBLY
Flock Safety in Atlanta, GA

Install anywhere



Solar and Existing Pole



Solar and Flock Pole



Electric and Existing Pole

MEMO OF UNDERSTANDING REGARDING TCIC STOLEN LICENSE PLATE AND TCIC STOLEN VEHICLE INFORMATION

1. This document constitutes an agreement between the Texas Department of Public Safety and a criminal justice or law enforcement agency, hereinafter referred to as the User Agency.

   USER AGENCY: Edinburg Police Department

   ADDRESS: 1702 S. Closner Blvd.

   Edinburg, Tx 78539

2. This agreement sets forth the duties and responsibilities for the Department of Public Safety and the User Agency.

3. The Department of Public Safety agrees to maintain, operate, and manage a file of vehicle license plate information exported from the Texas Crime Information Center (TCIC) for the use of the User Agency.

4. The Department of Public Safety will ensure that, except in extraordinary circumstances, the file will be updated hourly. The file name will incorporate the date and time the file was created.

5. The User Agency recognizes there are inherent limitations in matching against data updated hourly. Therefore, if the User Agency gets a "hit" on the exported TCIC information, the User Agency agrees to conduct a real-time check of TCIC records to confirm that the hit record still exists in the live TCIC file. The User Agency will follow all Texas Crime Information Center/National Crime Information Center (TCIC/NCIC) policies for handling hits.

6. The Department of Public Safety or the User Agency may, upon 30 days notice, in writing, terminate this agreement. User Agency correspondence regarding this agreement should be directed to:

   Texas Department of Public Safety, MSC 0233
   Crime Records Service, TCIC Operations
   PO Box 4143
   Austin, TX 78765-4143

7. The file of TCIC information is provided to the User Agency for criminal justice purposes only. Furthermore, the User Agency agrees that the file created by the Department remains a TCIC file and will handle the information in the file and all activities related to the information in the file according to existing and future TCIC/NCIC policies.

8. The User Agency agrees to indemnify and save harmless, to the extent the law allows, the Texas Department of Public Safety, its Director and employees from and against any and all claims, demands, actions and suits, including but not limited to any liability for damages by reason of or arising out of any false arrest or imprisonment or any cause of action whatsoever, arising out of or involving any negligence on the part of the User Agency or its employees in the exercise or enjoyment of the Agreement.

9. No financial liability will be incurred by the Department of Public Safety by virtue of this agreement beyond monies available to it for the purpose of fulfilling this agreement.

10. Each party to this agreement agrees that it shall have no liability whatsoever for the actions and/or omissions of the other party's employees, officers, or agents, regardless of where the individual's actions and/or omissions occurred. Each party is solely responsible for the actions and/or omissions of its employees, officers, and agents; however, such responsibility is only to the extent required by Texas law. Where injury or property damage result from the joint or concurring acts and/or omissions of the parties, any liability shall be shared by each party in accordance with the applicable Texas law, subject to all defenses, including governmental immunity. These provisions are solely for the benefit of the parties hereto and not for the benefit of any person or entity not a party hereto; nor shall any provision hereof be deemed a waiver of any defenses available by law.

11. No modification or amendment to this agreement shall become valid unless in writing and signed by both parties.

12. This agreement constitutes the entire agreement between the parties with regard to the matters made the subject of this agreement. There are no other verbal or written covenants, agreements, understandings, representations, warranties, or restrictions between the parties. No rights or obligations shall be implied.

13. Neither party may assign or transfer this agreement or any interest in this agreement without the written consent of the other party.

14. This agreement does not create any rights in any person or entity other than the Texas Department of Public Safety and the User Agency.

Please provide the following information regarding the User Agency's employee who will be the primary point of contact accessing the FTP site.

Agency ORI: TX1080400

User Name: Gabriel Vela-Reyna / Lieutenant

User Phone Number: (956) 289-7733

User Email Address: gvela-reyna@cityofedinburg.com

This agreement will become effective on 07/16/24.

Each person signing this agreement represents and warrants that he/she has full and complete authority to sign this agreement on behalf of the governmental entity.

In WITNESS WHEREOF, the parties hereto caused this agreement to be executed by the proper officers and officials.

TEXAS DEPARTMENT OF PUBLIC SAFETY	**USER AGENCY**
By: Steven C. McCraw	By:
Title: Director	Title: Chief of Police
Printed Name: Steven C. McCraw	Printed Name: Jaime Ayala
Date: 9-23-2009	Date: 7/16/24

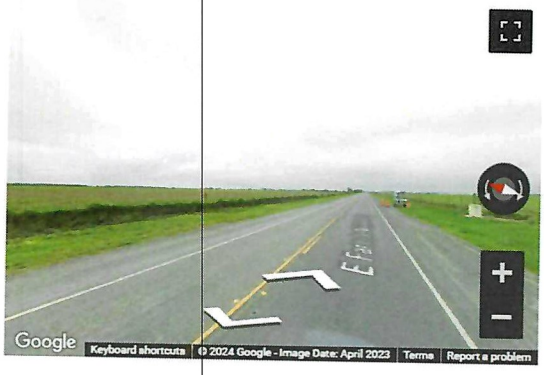
Address



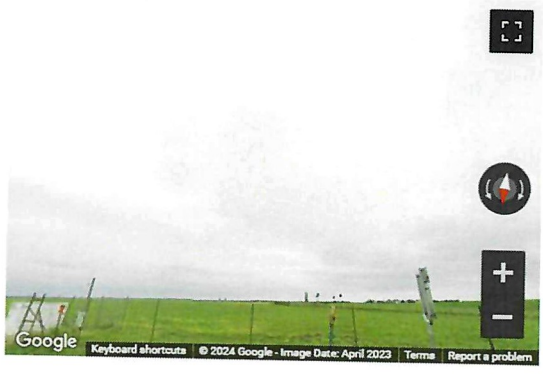
Distance: 11.4 ft.



Streetview

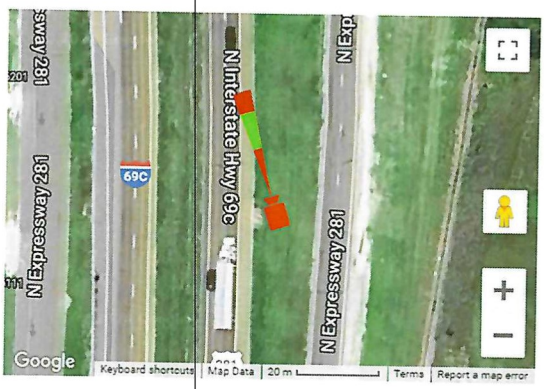


Solar



281 E FM 490, Edinburg, TX 78542-5616, United States (26.450549812269703,-98.1319602149759)

Address



Streetview



Solar



16201 N Expressway 281, Edinburg, TX 78542, United States (26.444587212993557,-98.13271977848905)

AC Power Accessories

Address



Streetview



Solar



16111 N Expressway 281, Edinburg, TX 78542, United States (26.44450371977645,-98.13319203822932)

AC Power Accessories

Address



Distance: 11.3 ft.



Streetview



Solar



8430 N Expressway 281, Edinburg, TX 78542, United States (26.38549759783289,-98.14189031362955)

Address



Distance: 13.5 ft.



Streetview

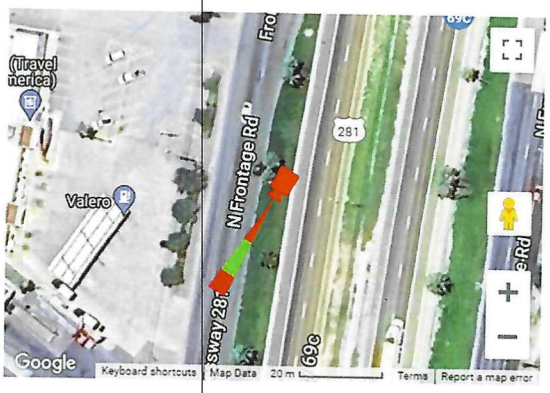


Solar



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Address



Distance: 11.4 ft.



Streetview

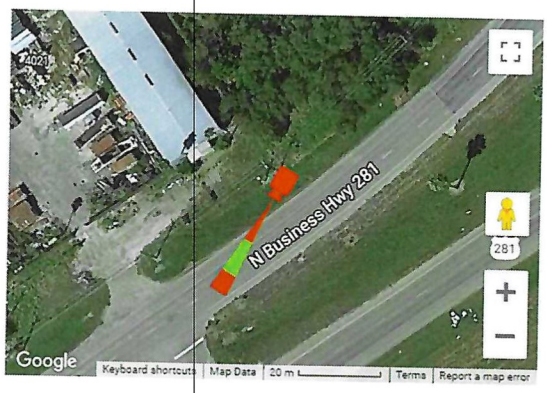


Solar



8300 I-69C S, Edinburg, TX 78542, United States (26.384460398125476,-98.14278588136271)

Address



Distance: 10.4 ft.



Streetview

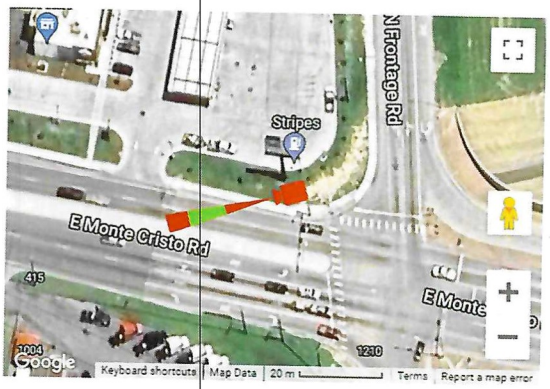


Solar



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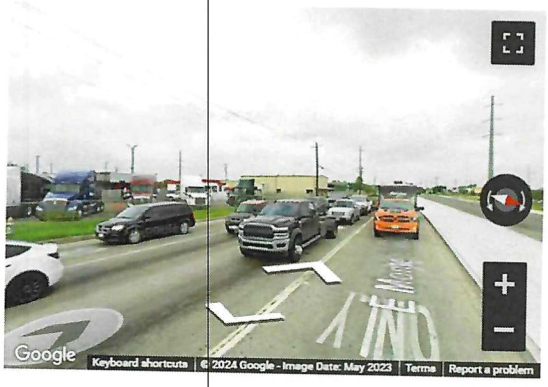
Address



Distance: 14.1 ft.



Streetview



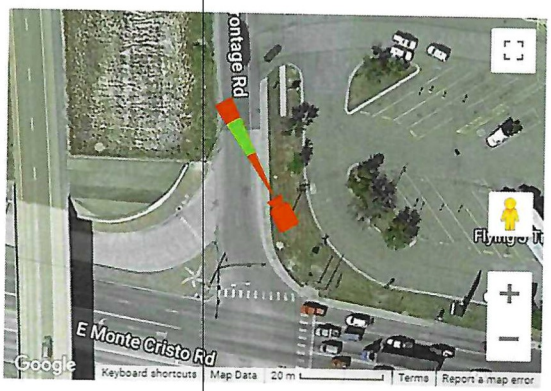
Solar



1210 E Monte Cristo Rd, Edinburg, TX 78541, United States (26.335800277520796,-98.1461425966137)

AC Power Accessories

Address



Distance: 10.2 ft.



Streetview

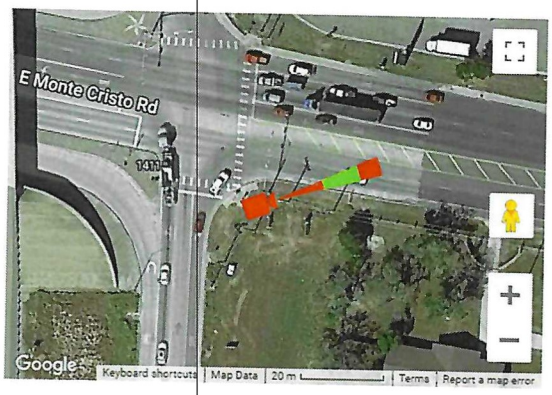


Solar

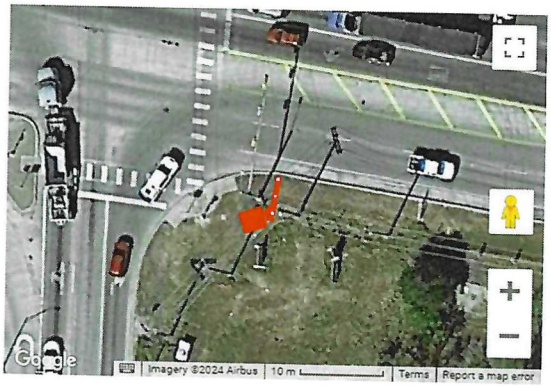


13605 E Monte Cristo Rd, Edinburg, TX 78541-1884, United States (26.335739966330728,-98.14454266727708)

Address



Distance: 13.7 ft.



Streetview



Solar

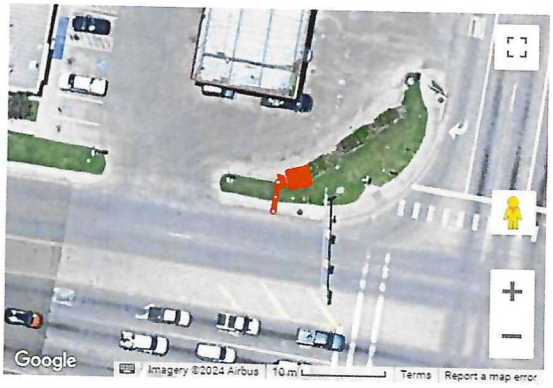


1302 E Monte Cristo Rd, Edinburg, TX 78542, United States (26.335192924193365,-98.14439082751139)

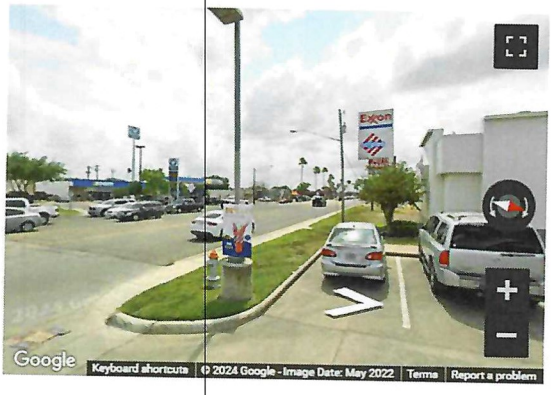
Address



Distance: 11.7 ft.



Streetview



Solar

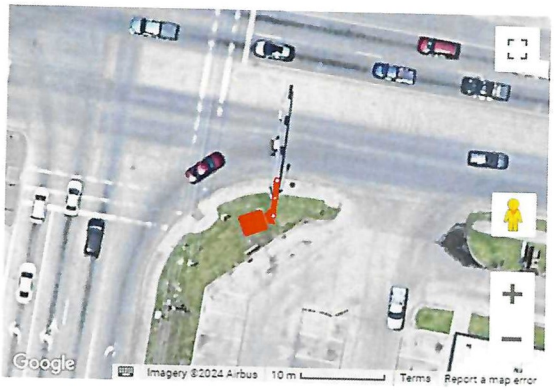


1415 E University Dr, Edinburg, TX 78539, United States (26.299413425636228,-98.14758313161785)

Address



Distance: 14.2 ft.



Streetview

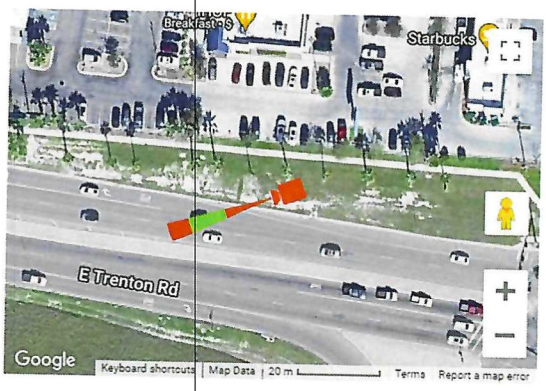


Solar



1602 E University Dr, Edinburg, TX 78542, United States (26.298930232392646,-98.14634157482783)

Address



Distance: 10.7 ft.



Streetview



Solar



517 E Trenton Rd, Edinburg, TX 78539, United States (26.261186245984625,-98.1655166766867)

Address



Distance: 10.8 ft.



Streetview



Solar



4300 E Trenton Rd, Edinburg, TX 78542, United States (26.260420565495995,-98.16219689515871)

AC Power Accessories

MULTIPLE USE AGREEMENT

STATE OF TEXAS §

COUNTY OF TRAVIS §

THIS AGREEMENT made by the State of Texas by and between the Texas Department of Transportation, hereinafter referred to as "State", party of the first part, and City of Edinburg, hereinafter called Edinburg PD, party of the second part, is to become effective when fully executed by both parties.

WITNESSETH

WHEREAS, on the _____ day of _____, 20 24, the governing body for the Edinburg PD entered into Resolution/Ordinance No. Ordinance hereinafter identified by reference, authorizing the Edinburg PD 's participation in this agreement with the State; and

WHEREAS, the Edinburg PD has requested the State to permit the construction, maintenance and operation of a public Automatic License Plater Readers (ALPR) on the highway right of way, (ROADWAY Highway Name CONTROL SECTION NO. Ctrl No.). (General description of area including either the control number or GPS coordinates.)

shown graphically by the preliminary conceptual site plan in Exhibit "A" and being more specifically described by metes and bounds of Exhibit "B", which are attached and made a part hereof; and

WHEREAS, the State has indicated its willingness to approve the establishment of such facilities and other uses conditioned that the Edinburg PD will enter into agreements with the State for the purpose of determining the respective responsibilities of the Edinburg PD and the State with reference thereto, and conditioned that such uses are in the public interest and will not damage the highway facilities, impair safety, impede maintenance or in any way restrict the operation of the highway facility, all as determined from engineering and traffic investigations conducted by the State.

AGREEMENT

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties hereto to be by them respectively kept and performed as hereinafter set forth, it is agreed as follows:

1. DESIGN AND CONSTRUCTION

Edinburg PD will prepare or provide for the construction plans for the facility, and will provide for the construction work as required by said plans at no cost to the State. Said plans shall include the design of the access control, necessary horizontal and vertical clearances for highway structures, adequate landscape treatment, adequate detail to ensure compliance with applicable structural design standards, sufficient traffic control provisions, and general layout. They shall also delineate and define the construction responsibilities of both parties hereto. Completed plans will be submitted to State for review and approval and when approved shall be attached to the agreement and made a part thereof in all respects. Construction shall not commence until plans have been approved by the State. Any future revisions or additions shall be made after prior written approval of the State. Any sidewalks, curb ramps and other pedestrian elements to be constructed, either on site or off site, by the Edinburg PD shall be in accordance with the requirements of Title II of the Americans With Disabilities Act (ADA) and with the Texas Accessibility Standards (TAS). Elements constructed by the Edinburg PD and found not to comply with ADA or TAS shall be corrected at the entire expense of the- Edinburg PD

2. INSPECTION

Ingress and egress shall be allowed at all times to such facility for Federal Highway Administration personnel and State Forces and equipment when highway maintenance operations are necessary, and for inspection purposes; and upon request, all parking or other activities for periods required for such operations will be prohibited.

3. PARKING REGULATIONS

Parking regulations shall be established limiting parking to single unit motor vehicles of size and capacity no greater than prescribed for 1½ ton trucks, such vehicles to conform in size and use to governing laws. Parking shall be permitted only in marked spaces.

Parking shall be prohibited when a security threat, as determined by TxDOT, exists.

4. PROHIBITION/SIGNS

Regulations shall be established prohibiting the parking of vehicles transporting flammable or explosive loads and prohibiting use of the area in any manner for peddling, advertising or other purposes not in keeping with the objective of a public facility. The erection of signs other than those required for proper use of the area will be prohibited. All signs shall be approved by the State prior to the actual erection.

5. RESPONSIBILITIES

Timely maintenance, repair and operation of the facility shall be entirely the responsibility of the Edinburg PD. Such responsibility shall not be transferred, assigned or conveyed to a third party without the advanced written approval of the State. These responsibilities expressly include the timely maintenance and repair of any portion of the facility necessary to comply with the Americans with Disabilities Act. Further, such responsibility shall include picking up trash, mowing and otherwise keeping the facility in a clean and sanitary condition, and surveillance by police patrol to eliminate the possible creation of a nuisance or hazard to the public. Hazardous or unreasonably objectionable smoke, fumes, vapor or odors shall not be permitted to rise above the grade line of the highway, nor shall the facility subject the highway to hazardous or unreasonably objectionable dripping, droppings or discharge of any kind, including rain or snow.

If the State determines that Edinburg PD has failed to comply with these responsibilities, it will perform the necessary work and charge Edinburg PD the actual cost of the work.

6. FEES

Any fees levied for use of the facilities in the area shall be nominal and no more than are sufficient to defray the cost of construction, maintenance and operations thereof, and shall be subject to State approval.

A. Retention Period. The Edinburg PD shall maintain all books, documents, papers, accounting records and other evidence pertaining to fees collected and costs (hereinafter called the Records). The Edinburg PD shall make the records available during the term of the Agreement and for four years from the date the Agreement is terminated, until completion of all audits, or until pending litigation has been completely and fully resolved, whichever occurs last.

B. Audit Report. If fees are collected by the Edinburg PD for the use of the facility under this agreement, the Edinburg PD will provide the State an annual audit report detailing the fees collected for the use of the facility and the costs associated with constructing, maintaining, and operating the facility within the same period. If the report shows more fees collected than expenses for the construction, operation, or maintenance of the facility the Edinburg PD must provide a multiple year plan detailing how the additional revenue will be used for construction, operation, or maintenance of the facility.

C. Availability. The State or any of its duly authorized representatives, the Federal Highway Administration, the United States Department of Transportation, Office of Inspector General, and the Comptroller General shall have access to the Edinburg PD 's records that are directly pertinent to this Agreement for the purpose of making audits and examinations.

7. TERMINATION UPON NOTICE

This provision is expressly made subject to the rights herein granted to both parties to terminate this agreement upon notice, and upon the exercise of any such right by either party, all obligations herein to make improvements to said facility shall immediately cease and terminate and Edinburg PD shall be responsible for the facility's timely removal at no cost to the State. If the State determines that Edinburg PD has failed to timely remove the facility, it will perform the necessary work and charge Edinburg PD the actual cost of the work.

8. MODIFICATION/TERMINATION OF AGREEMENT

If in the sole judgment of the State it is found at any future time that traffic conditions have so changed that the existence or use of the facility is impeding maintenance, damaging the highway facility, impairing safety or that the facility is not being properly operated, that it constitutes a nuisance, is abandoned, or if for any other reason it is the State's judgment that such facility is not in the public interest, this agreement under which the facility was constructed may be: (1) modified if corrective measures acceptable to both parties can be applied to eliminate the objectionable features of the facility; or (2) terminated and the use of the area as proposed herein discontinued.

9. PROHIBITION OF STORAGE OF FLAMMABLE MATERIALS

All structures located or constructed within the area covered by the agreement shall be fire resistant. The storage of flammable, explosive or hazardous materials is prohibited. Operations deemed to be a potential fire hazard shall be subject to regulation by the State.

10. RESTORATION OF AREA

The Edinburg PD shall provide written notification to the State that such facility will be discontinued for the purpose defined herein. The Edinburg PD shall, within thirty (30) days from the date of said notification, clear the area of all facilities that were its construction responsibility under this agreement and restore the area to a condition satisfactory to the State.

11. PREVIOUS AGREEMENTS

It is understood that this agreement in no way modifies or supersedes the terms and provisions of any existing agreements between the parties hereto.

12. INDEMNIFICATION

THE Edinburg PD WILL INDEMNIFY THE STATE AGAINST ANY AND ALL DAMAGES AND CLAIMS FOR DAMAGES, INCLUDING THOSE RESULTING FROM INJURY OR DEATH OF PERSONS OR FOR LOSS OF OR DAMAGE TO PROPERTY, ARISING OUT OF, INCIDENT TO OR IN ANY MANNER CONNECTED WITH THE CONSTRUCTION, OPERATION OR MAINTENANCE OF THE FACILITY, WHICH INDEMNIFICATION SHALL EXTEND TO AND INCLUDE ANY AND ALL COURT COSTS, ATTORNEY'S FEES AND EXPENSES RELATED TO OR CONNECTED WITH ANY CLAIMS OR SUITS FOR DAMAGES AND SHALL, IF REQUESTED IN WRITING BY THE STATE TO DO SO, ASSIST THE STATE OR RELIEVE THE STATE FROM DEFENDING ANY SUCH SUITS BROUGHT AGAINST IT. THE INDEMNIFICATION OF THE STATE SHALL EXTEND FOR A PERIOD OF TWO (2) YEARS BEYOND THE DATE OF TERMINATION OF THIS AGREEMENT.

DURING EACH YEAR WHILE THERE IS ANY LIABILITY BY REASON OF THE AGREEMENT CONTAINED IN THIS SUBSECTION OF THIS RESOLUTION, INCLUDING THE CALENDAR YEAR 2024, THE City of Edinburg (CITY) SHALL COMPUTE AND ASCERTAIN THE RATE AND AMOUNT OF AD VALOREM TAX, BASED ON THE LATEST APPROVED TAX ROLLS OF SAID ENTITY, WITH FULL ALLOWANCES BEING MADE FOR TAX DELINQUENCIES AND COSTS OF TAX COLLECTION, WHICH WILL BE SUFFICIENT TO RAISE AND PRODUCE THE MONEY REQUIRED TO PAY ANY SUMS WHICH MAY BE OR BECOME DUE DURING ANY SUCH YEAR, IN NO INSTANCE TO BE LESS THAN TWO (2%) PER CENT OF SUCH OBLIGATION, TOGETHER WITH INTEREST THEREON, BECAUSE OF THE OBLIGATION HEREIN ASSUMED.

SAID RATE AND AMOUNT OF AD VALOREM TAX IS HEREBY ORDERED TO BE LEVIED AND IS HEREBY LEVIED AGAINST ALL TAXABLE PROPERTY IN SAID ENTITY FOR EACH YEAR WHILE ANY LIABILITY EXISTS BY REASON OF THE OBLIGATION UNDERTAKEN BY THIS SUBSECTION OF THIS RESOLUTION, AND SAID AD VALOREM TAX SHALL BE ASSESSED AND COLLECTED EACH SUCH YEAR UNTIL ALL OF THE OBLIGATIONS HEREIN INCURRED SHALL HAVE BEEN DISCHARGED AND ALL LIABILITY HEREUNDER DISCHARGED.

No party to this agreement intends to waive, relinquish, limit or condition its general governmental immunity from liability in any way.

Each party agrees and acknowledges that it is not an agent, servant, or employee of the other party and that under this provision each party is responsible only for its own acts and for those of its agents, servants, independent contractors or employees. Such responsibility includes, but is not

limited to any claims or amounts arising or recovered under the "Workers Compensation Law," the Texas Tort Claims Act, Chapter 101, Texas Civil Practice and Remedies Code; or any other applicable laws or regulations, all as time to time may be amended.

Nothing in this agreement shall be construed as creating any liability in favor of any third party against the State and the Edinburg PD. Additionally, this agreement shall not ever be construed as relieving any third party from any liability against the State. Furthermore, the Edinburg PD shall become fully subrogated to the State's rights of recovery and shall be entitled to maintain any action over and against any third party who may be liable for damages. The State agrees to execute and deliver instruments and papers and to otherwise do that which is necessary to secure such rights.

13. INSURANCE

The Edinburg PD, shall provide necessary safeguards to protect the public on State maintained highways including adequate insurance for payment of any damages which might result during the construction, maintenance, repair and operation of the facility. Edinburg PD shall include TxDOT as an additional insured by endorsement in Edinburg PD 's commercial general liability insurance policy. Prior to beginning work on the State's right of way, the Edinburg PD 's construction contractor shall submit to the State a completed insurance form (TxDOT Form No. 1560) or appropriate certificate of self-insurance and shall maintain the required coverage during the construction of the facility.

14. USE OF RIGHT OF WAY

It is understood that the State by execution of this agreement does not impair or relinquish the State's right to use such land for highway purposes when it is required for the construction or re-construction of the traffic facility for which it was acquired, nor shall use of the land under such agreement ever be construed as abandonment by the State of such land acquired for highway purposes, and the State does not purport to grant any interest in the land described herein but merely consents to such use to the extent its authority and title permits.

15. ADDITIONAL CONSENT REQUIRED

The State asserts only that it has sufficient title for highway purposes. The Edinburg PD shall be responsible for obtaining such additional consent, permits or agreement as may be necessary due to this agreement. This includes, but is not limited to, appropriate permits and clearances for environmental, ADA and public utilities.

16. FHWA ADDITIONAL REQUIREMENTS

If the Facility is located on the Federal-Aid Highway System, "ATTACHMENT A", which states additional requirements as set forth in the Federal Highway Administration's Title 23, Code of Federal Regulations, § 710, shall be attached to and become a part of this agreement.

17. CIVIL RIGHTS ASSURANCES

The Edinburg PD, for itself, its personal representatives, successors and interests and assigns, as part of the consideration hereof, does hereby covenant and agree as a covenant running with the land that: (1) no persons, on the grounds of race, color, sex, age, national origin, religion or disabling condition, shall be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination in the use of said facility; (2) that in the construction of any improvements on, over or under such land and the furnishing of services thereon, no person on the ground of race, color, sex, age, national origin, religion or disabling condition, shall be excluded from participation in, denied the benefits of, or otherwise be subjected to discrimination; (3) that the Edinburg PD shall use the premises in compliance with all other requirements imposed by or pursuant to Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Non-discrimination in Federally-Assisted programs of the Department of Transportation - Effectuation of Title VI of the Civil Rights Act of 1964, and as said Regulations may be amended.

That if in the event of any breach of the above non-discrimination covenants, the State shall have the right to terminate the agreement and reenter and repossess said land and the facilities thereon, and hold the same as if said agreement had never been made or issued.

18. AMENDMENTS

Any changes in the time frame, character or responsibilities of the parties hereto shall be enacted by a written amendment executed by both parties hereto.

19. LEGAL CONSTRUCTION

In case one or more of the provisions contained in this agreement shall for any reason be held invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any provision hereof and this agreement shall be construed as if such invalid, illegal, or unenforceable provision had never been contained in this agreement.

20. AUDIT

The State may conduct an audit or investigation of any aspect of this agreement. The Edinburg PD must provide the State with access to any information the State considers relevant to the investigation or audit. The audit can include, but is not limited to, any contract for construction or maintenance of any facility or structure authorized by this agreement or any contract to provide a service to the Edinburg PD if that service is authorized by this agreement.

21. AUTHORITY OF STATE AUDITOR

The state auditor may conduct an audit or investigation of any entity receiving funds from the state directly under the contract or indirectly through a subcontract under the contract. Acceptance of funds directly under the contract or indirectly through a subcontract under this contract acts as acceptance of the authority of the state auditor, under the direction of the legislative audit committee, to conduct an audit or investigation in connection with those funds. An entity that is the subject of an audit or investigation must provide the state auditor with access to any information the state auditor considers relevant to the investigation or audit.

22. NOTICES

All notices required under this agreement shall be mailed or hand delivered to the following respective addresses:

STATE (Mailing Address)	**(Name of other party)** (Mailing Address)
Texas Department of Transportation Maintenance Division 125 East 11th Street Austin, Texas 78701-2483	Edinburg Police Department 1702 S.Closner Blvd Edinburg, Texas 78539

23. TIMELY PAYMENT

When required by any provision of this agreement requires a payment to be made to the State, the other party hereto shall within thirty (30) days from receipt of the State's written notification pay the State for the full cost of repairing any damages to the highway facility which may result from the other party's construction, maintenance, repair or operation of the facility.

24. WARRANTS

The signatories to this agreement warrant that each has the authority to enter into this agreement on behalf of the party represented.

List of Attached Exhibits:

Exhibit A - General Layout
Exhibit B - Metes and Bounds Description
Exhibit C - Approved Construction Plans
Exhibit D - Certificate of Insurance (TxDOT Form 1560)
Exhibit E - Attachment A (FHWA Additional Requirements)

IN WITNESS WHEREOF, the parties have hereunto affixed their signature, the _____ on the _____ day of _____, 20 _____, and the State on the _____ day of _____, 20_____.

City of Edinburg
(Name of other party)

By: _____
Signature

Ramiro Garza Jr.
Printed Name

Mayor
Title

_____
Agency

_____
Contact Office and Telephone No.

STATE OF TEXAS

Executed and approved for the Texas Transportation Commission for the purpose and effect of activating and/or carrying out the orders, and established policies or work programs heretofore approved and authorized by the Texas Transportation Commission.

By: _____
Director, Maintenance Division

_____
Printed Name

_____
Date

APPROVAL RECOMMENDED:

_____
District Engineer

_____
Printed Name

_____
Date

ATTACHMENT A

Inasmuch as this project is on the Federal-Aid highway system, the following additional requirements as applicable with the Federal Highway Administration's Title 23, Code of Federal Regulations, § 710.105.

1. Any significant revision in the design or construction of the facility shall receive prior approval by the Texas Department of Transportation subject to concurrency by the FHWA.

2. Any change in the authorized use of real property interest shall receive prior approval by the Texas Department of Transportation subject to concurrence by the FHWA.

3. Real property interest shall not be transferred, assigned or conveyed to another party without prior Texas Department of Transportation approval subject to concurrence by the FHWA.

4. This agreement will be revocable in the event that the real property interest facility ceases to be used or is abandoned.

EXHIBIT E

TEXAS DEPARTMENT OF PUBLIC SAFETY

CRIME RECORDS SERVICES

LICENSE PLATE READER (LPR) USER AGREEMENT

This document constitutes a User Agreement which sets forth the duties and responsibilities of the User Agency in order to gain access to the Texas Automated License Plate Reader (LPR) Database administered by the Texas Department of Public Safety (TXDPS). The User Agency shall be a criminal justice or law enforcement agency.

USER AGENCY: _____

ADDRESS: _____

The LPR Database shall consist of shared data from all participating local, state, and federal agencies, as well as TXDPS captured data, of the following information associated with a license plate captured by an LPR: license plate numbers; latitude and longitude coordinates indicating where the plate was captured; date/time of the capture; and Originating Agency Identifier (ORI) information of the agency capturing the information. The LPR Database shall be maintained, operated, and managed by TXDPS on a 24 hour, 7 days a week, 365 days a year basis.

A. USER AGENCY RESPONSIBILITIES

1. The User Agency may only access and use LPR information for official criminal justice purposes. LPR information shall not be accessed or used for any other purpose.
2. The User Agency shall allow TXDPS to share the User Agency's data contributed to the LPR Database with other authorized criminal justice or law enforcement agencies.
3. The User Agency shall provide its own internet connectivity and maintenance which meets Criminal Justice Information Services (CJIS) Security Policy requirements.
4. The User Agency shall retain sole ownership of, sole responsibility for, and exclusive control over the content of the information that it contributes to the LPR Database.
5. The User Agency shall, at will and at any time, update, correct, or delete the information that it contributes to the LPR Database.
6. The User Agency has the sole responsibility to ensure that the information it contributes to the LPR Database was not obtained and is not maintained in violation of any federal, state, or local law applicable to that agency.
7. The User Agency has sole responsibility and accountability for ensuring compliance with all laws, regulations, policies, and procedures applicable to its entry and sharing of information into the LPR Database, including but not limited to the federal Driver's Privacy Protection Act (18 U.S.C. §2721 et seq.) and the Texas Motor Vehicle Records Disclosure Act (Tex. Transp. Code Ch. 730).
8. The User Agency shall duly report to TXDPS, in writing, any instance in which LPR information is used in an unauthorized manner. Such notice shall be provided immediately, but no later than three (3) calendar days of when the User Agency first learned of the unauthorized use.
9. The User Agency has the duty, sole responsibility, and accountability to make reasonable efforts to ensure the accuracy, upon entry and continuing thereafter, of information that it contributes to the LPR Database.
10. The User Agency is solely responsible for the actions or omissions of its employees and officers.
11. The User Agency shall permit access to the LPR Database only to individual users who meet standard Texas Law Enforcement Telecommunications System (TLETS) credentials.

B. GENERAL TERMS

1. TXDPS shall notify the User Agency if it receives a challenge to or reasonable question about the accuracy of the information submitted by the User Agency in the LPR Database.
2. The minimum retention period for information to remain in the LPR Database shall be five (5) years, unless the User Agency indicates to TXDPS that a shorter retention period is required.
3. TXDPS will provide system training to the LPR Database users at no charge to the User Agency at a time and location to be designated by TXDPS. The obligation of TXDPS to incur training costs is conditional upon sufficient funds budgeted and available. No financial liability shall be incurred by TXDPS by virtue of this User Agreement beyond monies available to it for the purpose of fulfilling this User Agreement.
4. TXDPS reserves the right to immediately suspend service to the User Agency or an individual user when applicable policies are violated. Service may be reinstated, in TXDPS' sole discretion, upon receipt of satisfactory assurance that such violations have been corrected. All costs for reconnection service are the responsibility of the User Agency.
5. TXDPS shall have the authority to inspect and audit the equipment, records, and operations of the User Agency to determine the User Agency's compliance with standards and requirements associated with TLETS, Texas Crime Information Center (TCIC)/National Crime Information Center (NCIC), and of this User Agreement throughout the term and for a period of four (4) years after the termination of this User Agreement. The User Agency shall maintain records regarding the use and dissemination of information in the LPR Database and shall provide such records to TXDPS immediately upon its request.
6. Any waiver of any breach or default of this User Agreement by TXDPS shall not constitute a waiver of any subsequent breach or default or a waiver of the provision itself.

C. DURATION AND TERMINATION

1. This User Agreement is effective upon the date it is signed by the User Agency and shall remain in effect until terminated by TXDPS or the User Agency.
2. This User Agreement may be terminated at any time upon the mutual written consent of TXDPS and the User Agency.
3. TXDPS or the User Agency may terminate this User Agreement for convenience upon thirty (30) calendar days written notice to the other party.
4. TXDPS may terminate this User Agreement if the User Agency fails to comply with any provision of this User Agreement or is otherwise in default by providing written notice to terminate, which termination shall become effective immediately upon the User Agency's receipt of the notice.
5. In no event will termination by TXDPS give rise to any liability whatsoever on the part of TXDPS.
6. All rights, obligations, responsibilities, limitations, and other understandings with respect to the disclosure and use of all information by the User Agency as described in this User Agreement shall survive any termination.

D. NOTICES AND CONTACTS

The User Agency shall direct all correspondence to TXDPS regarding this User Agreement to the following address:

Texas Department of Public Safety
Law Enforcement Support Division
Attention: LPR Quality Control Analyst
P.O. Box 4143
Austin, Texas 78765-4134
Telephone: (512) 424-5542
Email: TCIC.Operations@dps.texas.gov

TXDPS shall direct all correspondence to the User Agency regarding this User Agreement to the following address and contact person designated by the User Agency. The User Agency shall notify TXDPS within ten (10) calendar days of any change in this information:

Name: _____

Address: _____

City, State, Zip: _____

Telephone: _____

Fax: _____

Email: _____

Notices to the addresses shown above shall be deemed received: (i) when delivered in hand and a receipt granted; (ii) three (3) calendar days after it is deposited in the United States mail; or (iii) when received if sent by confirmed fax or confirmed email.

In WITNESS WHEREOF, the signatory for the User Agency hereby represents and warrants that it has full and complete authority to sign this User Agreement on behalf of the User Agency.

USER AGENCY:

Signature: _____

Printed Name: _____

Title: _____

Date: _____

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.A.
CDBG-DR Chapin Pumps Rehabilitation Drainage Improvements

1. **Agenda Item:**
Consider Selection of a Firm and Authorize the City Manager to negotiate a professional services contract for RFQ 2024-003, Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements to SAMES, Inc., Highest Ranked Firm Pursuant to the City's Ordinances and Procurement Policies [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
The Chapin Pumps Rehabilitation Drainage Improvements Project was awarded by the Texas General Land Office's Community Development and Revitalization Program for the DR-4377 2018 South Texas Floods Infrastructure Competition grant. This disaster recovery funding is intended to help Texas communities recover from the 2018 South Texas Floods that occurred June 19 – July 18.

The Chapin Pond Pump Station is located at 1235 N Sugar Road. The proposed Project involves the completion of an Environmental Assessment in compliance with 24 CFR Part 58, designing new pumps, and rehabilitating the existing pump station and gates to mitigate flooding within the service area. The pumps will allow stormwater to be discharged into the pond to maximize the storage volume and provide relief to the existing storm sewer system.

On Tuesday, July 30, 2024, Request for Qualifications were received for RFQ 2024-003, Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements. A total of four (4) Request for Qualifications were received and opened. The request for qualifications were reviewed by staff and they all met the criteria set out in the Request for Qualifications. They were ranked as part of the requirements of the grant. City staff ranked firms based on their qualifications shown on their respective RFQ. The ranking committee consisted of an Assistant City Manager, City Engineer, Utilities Director and Engineer III (Assigned Project Engineer). SAMES, Inc. was the highest ranked firm meeting the criteria set in the request for qualifications.

The following qualified firms listed in ranking order that submitted Statements of Qualifications in response to this RFQ:

1. SAMES Inc.
2. Melden and Hunt
3. M2 Engineering
4. R. Gutierrez Engineering Corporation

Upon selection of firm by City Council, staff will negotiate with firm and a contract will be presented for approval in an upcoming meeting.

3. **Staff's Recommendation:**

Approve the Selection of a Firm and Authorize the City Manager to negotiate a professional services contract for RFQ 2024-003, Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements to SAMES, Inc., Highest Ranked Firm Pursuant to the City's Ordinances and Procurement Policies

Reviewed by:		**Prepared by:**
Mardoqueo Hinojosa, City Engineer	Approved - 8/16/2024	Alicia Carmona, Engineer III
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	

Attachments:

A. RFQ Chapin Pumps Rehabilitation Drainage Improvements
B. Chapin Pump Station Location
C. RFQ Sample Agreement
D. RFQ Evaluation Summary
E. M2 Engineering
F. MHI
G. R Gutierrez Engineering
H. SAMES

REQUEST FOR QUALIFICATION

2024-3

COMMUNITY DEVELOPMENT BLOCK GRANT-DISASTER RECOVERY (CDBG-DR) CHAPIN PUMPS REHABILITATION DRAINAGE IMPROVEMENTS

City of Edinburg

415 W. University Drive

Edinburg, TX 78541

RELEASE DATE: July 10, 2024

DEADLINE FOR QUESTIONS: July 22, 2024

RESPONSE DEADLINE: July 30, 2024, 3:00 pm

RESPONSES MUST BE SUBMITTED ELECTRONICALLY TO:

https://secure.procurenow.com/portal/cityofedinburg

City of Edinburg

REQUEST FOR QUALIFICATION

Community Development Block Grant-Disaster Recovery (CDBG-DR)

Chapin Pumps Rehabilitation Drainage Improvements

I. Introduction.....
II. Legal Notice .....
III. Instructions, Terms and Conditions.....
IV. Specifications.....
V. Vendor Questionnaire.....
VI. Evaluation Criteria .....

Attachments:

A - Chapin Pond Pump Station Location Map

B - RFQ_Chapin_Pond_Pump_Station_Agreement_Grant_Clauses

C - Environmental Assessment-Sample

D - Exhibit D Section 3 Contract Clause

E - Rules for Electronic Bidding

1. Introduction

1.1. Summary

This document outlines the requirements, selection process, and documentation necessary to submit to this Request for Qualifications (RFQ) for the Chapin Pond Pump Station. The selected firm will report to, and operate under, the direction of City of Edinburg's Department of Engineering staff. Must have a Texas Licensed Professionals with superior background, training, and qualifications meeting all requirements of this RFQ, Registered or licensed in the State of Texas.

1.2. Background

The Chapin Pond Pump Station is located at 1235 N Sugar Road. The proposed Project involves the completion of an Environmental Assessment in compliance with 24 CFR Part 58 and designing and installing new pumps and rehabilitating the existing pump station and gates to mitigate flooding within the service area. The pumps will allow stormwater to be discharged into the pond to maximize the storage volume and provide relief to the existing storm sewer system.

1.3. Contact Information

Alicia Carmona
Engineer III
415 W University Dr
Edinburg, TX 78539
Email: acarmona@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

1.4. Timeline

Release Project Date	July 10, 2024
Question Submission Deadline	July 22, 2024, 3:00pm
Proposal Submission Deadline	July 30, 2024, 3:00pm

2. Legal Notice

2.1. Notice to Respondents

The City of Edinburg is soliciting sealed proposals from qualified vendors for Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements.

Sealed Proposals must be submitted electronically or received by the City Secretary's Office no later than:

3:00 pm, Tuesday, July 30, 2024.

All sealed proposals must be received either electronically or at the designated location by the deadline shown. Proposals received after the deadline will not be considered for the award of the contract and shall be considered void and unacceptable.

All proposals will be opened, and respondent's names publicly read aloud promptly in the City Hall Community Room, at 415 W. University Dr., Edinburg, TX 78539, at 3:00 pm, Tuesday, July 30, 2024.

To obtain a copy of the Request for Qualifications or submit an electronic proposal please visit:

https://procurement.opengov.com/portal/cityofedinburg

If a Respondent chooses to submit a Hard Copy Proposal, it must be delivered in a sealed envelope with a return address and clearly marked "City of Edinburg RFQ No. 2024-3 to the City Secretary's Office prior to the RFQ opening date and time. The receiving time in the City Secretary's Office will be the governing time for acceptability of the proposals. The respondent's firm name shall appear on the outside of the envelope.

Submit Hard Copy Proposals to:

If submitting Electronic: https://procurement.opengov.com/portal/cityofedinburg

If Hand-Delivering Bids: 415 W. University Drive

c/o City Secretary Department (1st Floor)

RFQ No. 2024-3

If you have any questions or require additional information contained in the RFQ, you may contact Criselda Lozano, Purchasing Manager. Please be sure to submit your questions via OpenGov Procurement at the website listed above no later than 3:00 pm on Monday, July 22, 2024.

The City reserves the right to reject any or all proposals and to waive informalities or technicalities and to accept the Proposal deemed the most advantageous to the City, and hold the proposal for a period of 90 days without taking action.

2.2. Federal or State Funded Projects

This project is being funded by the Texas General Land Office (GLO) through the 2018 South Texas Floods Community Development Block Grant - Disaster Recovery Program (CDGB-DR). Respondents will be required to comply the President's Executive Order No. 11236 and Order No. 11375 which prohibits discrimination in employment regarding race, creed, color, sex, or national origin. Respondent must also comply with the Title VI of the Civil Rights Act of 1964, Section 504 of the Rehabilitation Act of 1973, Minority and Women-Owned Business Standards, Affirmative Action Requirements, the Davis-Bacon and Related Acts, Federal Labor Standards, the Copeland "Anti-Kickback" Act, the Contract and Work Hours and Safety Standards Act, Section 3 requirements, and all contract procurement provisions listed in 2 CFR Part 200, Appendix II, as applicable. Respondents must make an effort to utilize small and minority-owned businesses, if subcontracting any work under this project.

Respondents choosing to bid or provide proposals on Federal or State Funded projects must be currently REGISTERED and ACTIVE in the System for Awards Management (SAM) database at the time a bid or proposal is submitted. Respondents must certify that they have active registration status with SAM.gov and must submit the entity's **Unique Entity Identification (UEI) Number** with the bid/proposal documents as instructed. Immediately after the bid opening takes place, the City will enter the respondent's UEI number (if provided) into the SAM database. If the respondent is not in ACTIVE status on the database, or if the respondent did not provide a UEI with its bid/proposal, the bid will be deemed non-responsive and disqualified from consideration of award. Entity registration may be completed at www.sam.gov. All contractors and/or subcontractors who are debarred, suspended, or otherwise excluded from or ineligible for participation on federal assistance programs may not undertake any activity in part or in full under this project.

3. Instructions, Terms and Conditions

3.1. General Instructions

PURPOSE

The purpose of these solicitation documents is to execute a Professional Services Contract for: 2024-3 Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

INTENT

The services to be provided under this RFQ shall be in accordance with and shall meet all specifications and/or requirements as shown in this solicitation for RFQ. There is no intention to disqualify any respondent who can meet the requirements.

DEVIATION FROM SPECIFICATION

Please read your requirements thoroughly and be sure that the RFQ offered complies with all requirements/specifications noted. Any variation from the solicitation requirements/specifications must be clearly indicated by letter, on a point by point basis, attached to and made a part of your RFQ. If no exceptions are noted, and you are the successful respondent, it will be required that the service(s) be provided as specified.

SUBMITTAL OF "HARD COPY" RFQ

If submitting a Hard Copy RFQ, it must be submitted in a sealed envelope by the vendor. **Submit two (2) complete sets of the response, one (1) original marked "ORIGINAL," and one (1) Digital Copy in a flash drive**. Each RFQ must be completely filled out and SUBMITTED IN ORIGINAL FORM complete with all supporting documentation. RFQs submitted by facsimile (fax) will not be accepted. Submittal of an RFQ in response to this solicitation constitutes an offer by the respondent. Once submitted, RFQs become the property of the City of Edinburg and as such the City reserves the right to use any ideas contained in any RFQ regardless of whether that respondent/firm is selected. Submission of a RFQ in response to this solicitation, by any respondent, shall indicate that the respondent(s) has/have accepted the conditions contained in the RFQ, unless clearly and specifically noted in the RFQ submitted and confirmed in the contract between the City and the successful respondent otherwise. RFQs which do not comply with these requirements may be rejected at the option of the City. RFQs must be filed with the City of Edinburg before the deadline day and hour. No late RFQs will be accepted. Failure to meet RFQ requirements may be grounds for disqualification.

If Hand-Delivering Bids: 415 W. University Drive

c/o City Secretary Department (1st Floor)

If submitting Electronic: https://procurement.opengov.com/portal/cityofedinburg

AUTHORIZATION TO BIND RESPONDENT TO RFQ

RFQs MUST give full firm name and address of respondent, and be manually signed. Failure to do so will disqualify your RFQ. Person signing bid must show title or AUTHORITY TO BIND HIS/HER FIRM IN A

CONTRACT. Firm name and authorized signature must appear on each page that calls for this information. The legal status of the Respondent whether corporation, partnership, or individual, shall also be stated in the RFQ. A corporation shall execute the RFQ by its duly authorized officers in accordance with its corporate by-laws and shall also list the state in which it is incorporated. A partnership Respondent shall give full names and addresses of all partners. All partners shall execute the RFQ. Partnership and Individual Respondent shall state in the proposal the names and addresses of all persons with a vested interest therein. The place of residence of each Respondent, or the office address in the case of a firm or company, with county and state and telephone number, shall be given after the signature.

ALTERATIONS/AMENDMENTS TO RFQ

RFQ CANNOT be altered or amended after opening time. Alterations made before opening time must be initialed by respondent guaranteeing authenticity. No RFQ may be withdrawn after opening time without acceptable reason in writing and only after approval by the City of Edinburg.

NO RESPONSE TO RFQ

If unable to submit a RFQ, respondent should return inquiry giving reasons.

LIST OF EXCEPTIONS

The respondent shall attach to his/her RFQ a list of any exceptions to the specifications/ requirements.

TIME ALLOWED FOR ACTION TAKEN

The City of Edinburg may hold RFQ's **90 days** after deadline without taking action. Respondents are required to hold their RFQ's firm for same period of time.

RIGHT TO REJECT/AWARD

The City of Edinburg reserves the right to reject any or all RFQs, to waive any or all formalities or technicalities, and to make such awards of contract as may be deemed to be the best and most advantageous to the City of Edinburg.

NUMBER OF CONTRACTS

THE CITY reserves the right to award one, more than one, or no contract(s) in response to this RFQ.

INDEMNIFICATION CLAUSE

The Respondent agrees to indemnify and save harmless the City, from all suits and actions of every nature and description brought against them or any of them, for or on account of the use of patented appliances, products or processes, and he shall pay all royalties and charges which are legal and equitable. Evidence of such payment or satisfaction shall be submitted upon request of the Assistant Purchasing Manager, as a necessary requirement in connection with the final estimate for payment in which such patented appliance, products or processes are used.

ADDENDA AND MODIFICATIONS

Respondent shall carefully examine the RFQ forms, specifications/requirements, and instructions to Respondents. Should the respondent find discrepancies in, or omissions from specifications/requirements, or other documents, or should he/she be in doubt as to their meaning, he/she should request an interpretation via the OpenGov portal:https://procurement.opengov.com/portal/cityofedinburg and obtain clarification by addendum prior to submitting any RFQ. Explanations, interpretations, and supplemental instructions shall be in the form of written Addenda which shall become a part of the Contract documents. Said Addenda shall be available thru the e-procurement portal and e-mailed to all prospective Respondents. All Addenda issued in respect to this project shall be considered official changes to the original RFQ documents. Verbal statements in response to inquiries and/or requests for explanations shall not be authoritative nor binding. It shall be the Respondent(s) responsibility to ensure that they have received all Addenda in respect to this project. Furthermore, Respondents are advised that they must recognize, comply with, and attach a signed copy of each Addendum which shall be made part of their RFQ Submittal. Respondent(s) signature on Addenda shall be interpreted as the respondent's "recognition and compliance to" official changes as outlined by the City of Edinburg and as such are made part of the original solicitation documents. Failure of any respondent to receive any such addendum or interpretation shall not relieve such Respondent from its terms and requirements. The City may issue a written addendum no later than five calendar days prior to the date bids must be received. Addendums are available online at https://procurement.opengov.com/portal/cityofedinburg

SYNONYM

Where in this solicitation package SERVICES is used, its meaning shall refer to the request for qualifications Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements as specified.

ASSIGNMENT

Respondents are advised that the City of Edinburg shall not allow the successful respondent to sell, assign, transfer, or convey any part of any contract resulting from this RFQ in whole or in part, to a third party without the written approval of the City of Edinburg.

RESPONDENT'S EMPLOYEES

Neither the Respondent nor his/her employees engaged in fulfilling the terms and conditions of this Service Contract shall be considered employees of the City. The method and manner of performance of such undertakings shall be under the exclusive control of the vendor on contract. The City shall have the right of inspection of said undertakings at any time.

INTERPRETATIONS

Any questions concerning the project and/or specifications/requirements with regards to this solicitation for statement(s) of qualifications shall be directed to the designated individuals as outlined in the RFQ. Such interpretations, which may affect the eventual outcome of this request for statements of qualifications, shall be furnished in writing to all prospective Respondents via Addendum. No interpretation shall be considered binding unless provided in writing by the City of Edinburg in accordance with paragraph entitled **"Addenda and Modifications".**

STATUTORY REQUIREMENTS

It shall be the responsibility of the successful respondent to comply with all applicable State & Federal laws, Executive Orders and Municipal Ordinances, and the Rules and Regulations of all authorities having jurisdiction over the work to be performed hereunder and such shall apply to the contract throughout, and that they will be deemed to be included in the contract as though written out in full in the contract documents.

RFQ PREPARATION COSTS

The City of Edinburg shall not be held liable for any costs incurred by any respondent for work performed in the preparation of and production of a RFQ or for any work performed prior to execution of contract.

CONFIDENTIAL INFORMATION

Any information deemed to be confidential by the respondent should be clearly noted on the pages where confidential information is contained; however, the City cannot guarantee that it will not be compelled to disclose all or part of any public record under Texas Public Information Act, since information deemed to be confidential by the respondent may not be considered confidential under Texas Law, or pursuant to a Court order.

VERBAL THREATS

Any threats made to any employee of the City, be it verbal or written, to discontinue the providing of item/material/services for whatever reason and/or reasons shall be considered a breach of contract and the City will immediately sever the contract with the Respondent/Consultant on contract.

RIGHT TO AUDIT

The City of Edinburg reserves the right to audit the vendor's books and records relating to the performance of this contract. The City of Edinburg, at its own expense, shall have the right at all reasonable times during normal business hours and upon at least twenty-four (24) hours' advance notice, to audit, to examine, and to make copies of or extracts from the books of account and records maintained by the vendor(s) with respect to the Supply/Service and/or Purchase Contract. If such audit shall disclose overpayment by City to vendor, written notice of such overpayment shall be provided to the vendor and the amount of overpayment shall be promptly reimbursed by vendor to the City. In the event any such overpayment is not paid within ten (10) business days after receipt of such notice, the unpaid amount of such overpayment shall bear interest at the rate of one percent (1%) per month from the date of such notice until paid.

PAST PERFORMANCE

Respondent's past performance shall be taken into consideration in the evaluation of RFQ submittal.

JURISDICTION

Contract(s) executed as part of this solicitation shall be subject to and governed under the laws of the State of Texas. Any and all obligations and payments are due and performable and payable in Hidalgo County, Texas.

VENUE

The parties agree that venue for purposes of any and all lawsuits, cause of action, arbitration, and/or any other dispute(s) shall be in Hidalgo County, Texas.

CONSIDERATION OF LOCATION OF BIDDER'S PRINCIPAL PLACE OF BUSINESS

The City may give local vendors, whose principal place of business is located within the City of Edinburg, and whose bid is within five percent (5%) of the lowest bid price preference as allowed by Section 271.9051 of the Local Government Code.

AWARD

Respondents are advised that the City of Edinburg is soliciting RFQs and award shall be made to the respondent that in the opinion of the City of Edinburg is the best qualified.

The City of Edinburg reserves the right to award contract(s) based solely on the written proposals. The City also reserves the right to request oral interviews.

FINAL SELECTION AND THE CITY COUNCIL APPROVAL

Selection shall be made of one or more proposers deemed to be fully qualified and best suited among those submitting Proposals on the basis of the evaluation factors included in the Request for Qualifications, if so stated in the Request for Qualifications. Negotiations shall be conducted with the proposers selected. After negotiations have been conducted with each proposer selected, the agency shall select the proposer which, in its opinion, has made the best proposal, and shall award the contract to that proposer. The City may cancel this Request for Qualifications or reject the Qualifications at any time prior to an award, and is not required to furnish a statement of the reasons why a particular proposal was not deemed the most advantageous. Should the City determine in writing and in its sole discretion that only one proposer is fully qualified, or that one proposer is clearly more highly qualified than the others under consideration, a contract may be negotiated and awarded to that proposer. The award document will be a contract incorporating by reference all the requirements, terms and conditions of the solicitation and the contractor's proposal as negotiated. After the selection of the most qualified firm(s), scope of services and billing rates will be negotiated and used as attachments to the City’s Professional Services Agreement. This Agreement will then be submitted to the City Council for approval. If the City and the selected firm cannot successfully negotiate an agreement, then the City will enter into negotiations with the next best qualified firm on the evaluation rating list. This procedure may be repeated until one (1) or more firms has been selected and approved by the City Council.

PAYMENT

The City of Edinburg will execute payment by mail in accordance with the State of Texas Pay Law after SERVICES have been completed, introduced to the City, and found to meet City of Edinburg specifications/requirements. No other method of payment will be considered.

CONFIDENTIALITY OF INFORMATION AND SECURITY

Should the successful respondent become the holder of and have access to confidential information in the process of fulfilling its responsibilities in connection with an awarded contract the successful

respondent agrees that it shall keep such information confidential and will comply fully with the laws and regulations of the State of Texas, ordinances and regulations of the City, and any applicable federal laws and regulations relating to confidentiality.

EQUAL EMPLOYMENT OPPORTUNITY

Respondent agrees that they will not discriminate in hiring, promotion, treatment, or other terms and conditions of employment based on race, sex, national origin, age, disability, or in any way violate Title VII of 1964 Civil Rights Act and amendments, except as permitted by said laws.

TERMINATION OF CONTRACT

The City of Edinburg reserves the right to terminate the contract if, in the opinion of the City of Edinburg, the successful vendor's performance is not acceptable, no funds are available, or if the City wishes, without cause, to discontinue this contract. Termination will be in written form allowing a 30-day notice.

HISTORICALLY UNDERUTILIZED BUSINESS

Firm(s)/Sub Firm(s) will be required to comply with the President's Executive Order No. 11236 and Order No. 11375 which prohibits discrimination in employment regarding race, creed, color, sex, or national origin. Firm(s)/Sub Firm(s) must comply with the Title VI of the Civil Rights Act of 1964, Minority and Women Owned Business Enterprise standards and affirmative action requirements.

ETHICAL STANDARD

No City official or employee shall have interest in any contract resulting from this bid.

IF YOU HAVE ANY QUESTIONS ABOUT COMPLIANCE, PLEASE CONSULT YOUR OWN LEGAL COUNSEL. COMPLIANCE IS THE INDIVIDUAL RESPONSIBILITY OF EACH PERSON OR AGENT OF A PERSON WHO IS SUBJECT TO THE FILING REQUIREMENT. AN OFFENSE UNDER CHAPTER 176 IS A CLASS "C" MISDEMEANOR.

3.2. INSURANCE REQUIREMENTS

Staff may waive insurance requirements for contracts $0 - $4,999.99, including but not limited to contracts for food, materials, supplies, and construction. Workers' Compensation in amounts which satisfy statutory coverage shall be required for construction projects.

The following insurance requirements will be included in all City contracts of $5,000 - $14,999.99. In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of $100,000 per claim.

Minimum Insurance Requirements

Type of Coverage Limits of Liability

Worker's Compensation Statutory Coverage

Comprehensive General Liability

(City named as additional insured)

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

The following insurance requirements will be included in all **City contracts of $15,000 or more.**

(1) The successful bidder will be required to carry the following insurance coverage and limits of coverage, as well as list the City as an additional insured to liability coverage as requested by the City. In addition, the successful bidder shall provide the City with evidence of coverage and furnish acceptable proof of payment of insurance premiums.

(2) The successful bidder will be required to secure and/or have insurance coverage in force with an admitted property and casualty insurance company licensed by the State of Texas to conduct business in the State of Texas.

(3) In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of $100,000 per claim

Minimum Insurance Requirements

Type of Coverage Limits of Liability

Worker's Compensation Statutory Coverage

Employer's Liability Bodily Injury by Accident:

$100,000 each accident

Bodily Injury by Disease:

$100,000 each employee/$500,000 policy limit

Comprehensive General Liability

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

Comprehensive Auto Liability

Bodily Injury $100,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

City's Protective Liability

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

Policies must name the City of Edinburg as an Additional Insured.

Certificates of insurance naming the CITY as an additional insured shall be submitted to the CITY for approval prior to any services being performed by Contractor. Each policy of insurance required hereunder shall extend for a period equivalent to, or longer than the term of the Contract, and any insurer hereunder shall be required to give at least thirty (30) days written notice to the CITY prior to the cancellation of any such coverage on the termination date, or otherwise. This Contract shall be automatically suspended upon the cancellation, or other termination, of any required policy of insurance hereunder, and such suspension shall continue until evidence that adequate replacement coverage is provided to the CITY. If replacement coverage is not provided within thirty (30) days following suspension of the Contract, the Contract shall automatically terminate.

4. Specifications

4.1. Scope of Services for Engineering Consultant

The selected firm(s) will report to, and operate under, the direction of City of Edinburg's Department of Engineering staff. Must have a Texas Licensed Professionals with superior background, training, and qualifications meeting all requirements of this RFQ, Registered or licensed in the State of Texas, and shall provide services and have staffing covering some or all of the specialized categories listed below:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements
- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improvements
- Structural Engineering (Improvements & Design)
- Hydrology & Hydraulics
- Environmental Engineering Services in accordance with 24 CFR Part 58 and the National Environmental Policy Act (NEPA)
- Civil Engineering

All qualified firms or persons shall have current licenses as required under the State of Texas for the provisions of services requested for the City of Edinburg. Selected firms will be required to adhere to guidelines and code as set forth by International Building Code, Unified Development Code and City's Engineering Design Standards for assigned projects (unless otherwise instructed by City Staff).

Engineering services provided by the chosen firm(s) may include, but may not be limited to:

A. **General** – A wide range of services may be required including, but not limited to:

A. Perform assigned duties and responsibilities upon issuance of Job Task Order or notice to proceed in accordance with the scope provided in such work order or notice or upon direction of the City's designee.

B. Work will consist of trades necessary to complete work as detailed in the construction documents, specifications and/or as directed by the City's Project Manager.

C. All work must comply with current codes in effect at the time of work and with all OSHA requirements. Appropriate safety and security of the construction site and related area, including staging area(s) and roadway(s) is required, and will be provided by the CM at no additional cost to the City.

D. Provide recommendations regarding construction feasibility, labor availability, material usage, time requirements and update completion date based on project plans, specifications, verbal instruction(s) or combination thereof.

E. Prepare an Environmental Assessment in compliance with 24 CFR Part 58 and the National Environmental Policy Act (NEPA).

F. Prepare cost estimates for alternative designs and material recommendations to improve project budget and its management.

G. Prepare Guaranteed Maximum Price (GMP) to include any construction, material, labor, self-performed work and management cost, detailing each area of the proposal.

H. Provide Value Engineering Services and make recommendations to assure compliance with GMP.

I. Prepare/coordinate construction schedule for the Construction Team.

J. Update schedules, activity sequences, and duration milestone dates as needed.

K. Always provide site supervision during the requested services.

B.

B. **Pre-Construction Phase**

C.

A. Assist the City and the City's Professional Consultants during the scope development, preliminary design, and design development phases in evaluation of options for the project.

B. Review environmental requirements using the Texas General Land Office (GLO) and US. Department of Housing and Urban Development HUD Exchange websites: https://recovery.texas.gov/grant-administration/technical-assistance/index.html https://www.hudexchange.info/

C. Complete the Environmental Assessment using the attached template.

D. Establish the master project schedule identifying all different phases and all milestone items.

E. Develop a project budget and itemized Guarantee Maximum Price (GMP) upon negotiations with the City. The GMP shall include the substantial completion date of the project.

F. Review and familiarize itself with all reports, surveys, drawings, tests and results concerning the condition of existing facilities, systems, structures, and sites.

G. Work with and coordinate activities with any other contractors that the City contracts work with for the project.

H. Review all applicable documents to ensure constructability and to minimize change orders.

I. Review the project design to identify long-lead procurement items and equipment/materials which are eligible to be purchased by the City as direct material purchases.

J. Coordinate with the City's Professional Consultants to finalize construction documents and develop bid packages.

B. **C. Procurement (Bids and Awards)**

A. Schedule and conduct pre-bid conferences with the interested subcontractors, material suppliers, and equipment suppliers.

B. Assess conditions in the construction market to identify factors that will or may affect costs and time for completing the project.

C. Identify and solicit multiple bid packages that together will represent the entirety of the scope of work for the project.

D. Compile bid specifications and packages, utilizing City's bid procedures, obtaining bids for any and all construction, sub-contractor, material suppliers, including direct material purchases.

E. Solicit, advertise, accept, review, and, based on approvals by the City, award bids to qualified subcontractors based on the bid packages identified.

B.

D. **Construction Phase**

E.

A. Schedule and plan construction meetings, take and issue meeting minutes, and attendance sheets as directed by the City's Project Manager.

B. Coordinate with the Professional Consultants and IDA to schedule and conduct Pre-Construction meetings with subcontractors.

C. Plan and recommend timing for the release of drawings and specifications to enable phasing of construction project.

D. Maintain and update the master project schedule, detailed construction schedules, submittal schedules, inspection schedules, and occupancy schedules.

E. Provide materials to job site in a timely manner and assure their safe keeping, meeting the terms of the contract, adhering to project scheduling, and direct material purchase program.

F. Develop, implement cost controls, and provide financial accounting services for documentation of projects.

G. Coordinate on-site construction management services including, but not limited to:

A. progress job site meetings

B. maintain daily on-site project log and schedule report

C. oversee quality assurance testing and inspection programs

D. monitor construction management staff and subcontractor work performance for deficiencies

E. maintain record copy of all contract documents

F. coordinate requests for information (RFI) submittals

H. review adequacy of and oversee and ensure compliance with construction management staff and subcontractor safety programs and policies.

I.

D. **Close-Out Phase**

E.

A. Assemble and deliver sufficient hard copies and electronic copies on USB/Flash Drive of closeout documents, parts and operational manuals, and repair and parts manual.

B. Coordinate project close-out, start-up and transition to operation

C. Coordinate completion of As-Built documents with City's Building Official and Project Manager.

D. Complete or coordinate completion of punch-list items generated by the City's Professional Consultant and the City's representatives during their inspections.

E. Coordinate with the City's Professional Consultant to provide complete Project records including Project Manual and CAD drawings corrected to show all construction changes, additions, and deletions compared to the Construction Document.

F. Coordinate with the City's Building Official to prepare the Certificate of Final Inspection.

G. Coordinate and conduct Building Warranty Inspections

H. Warrantee all workmanship and material for one (1) year following substantial completion.

I. Ensure coordination and implementation of equipment training for City staff.

J. Provide USB/Flash Drive for all project photos.

K. Project video record of any training provided to City's staff.

4.2. Submittal Requirements

The RFQ must be submitted according to the instructions outlined herein. Each response should include, at a minimum, the following items not excluding the selection process criteria:

1. Transmittal letter – Indicate interest and commitment to perform services for the City of Edinburg, include contact information (physical address, telephone, fax, cell phone, and email address) for the primary person responsible for your RFQ who will be the point of contact for the City on all correspondence and communications pertaining to the RFQ. State whether any addendums to this RFQ have been received by your firm and whether consideration of their content has been included in your RFQ. The letter must be signed by an officer of the firm who is authorized to bind the firm to contract and shall contain a statement to this effect;

2. Firm Qualification and Experience – Discuss the firm's experience and history in performing engineering and project management services in a timely manner, particularly for other governmental agencies in the past Two (2) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments.

3. Team Member Qualifications and Experience – Submit resumes summarizing qualifications and experience of project manager, key staff and any support staff likely to be assigned to the work.

4. References – Provide at least three references (names and current phone numbers) from recent work and List all past projects with the City of Edinburg for each proposed team member. Include a brief description of the projects associated with the reference, and the role of the individual.

5. Insurance - Provide information on the types and amounts of insurance carried by the PSP, including General Liability, Auto Coverage, Worker's Compensation, and Professional Liability Coverage. A list of any insurance claims against the firm within the past 5 years.

6. Professional Services Agreement – Provide a statement that the Professional Services Agreement has been read, that the firm will meet the prerequisite insurance requirements, and the firm, if selected, agrees to enter in to such agreement.

7. Contact Information – Each firm must submit the firms two (2) different contact information (Name, Title, Address, Phone Number, Mobile Number, and Email Address).

8. Presentation – Electronic submittal only.

5. Vendor Questionnaire

5.1. Proposal*

Please upload your entire proposal here as **one complete PDF document**.

Please do not upload multiple files.

*Response required

5.2. If you have any proprietary documents, please attach the redacted document here.

5.3. Please upload your current insurance certificate.*

Please upload your current insurance certificate.

*Response required

5.4. Required Forms

*5.4.1. Please fill out and sign the Conflict of Interest Disclosure form and upload here**

Please download the below documents, complete, and upload.

- CONFLICT_OF_INTEREST.pdf

*Response required

*5.4.2. Please fill out and sign the General Questionnaire and upload here**

Please download the below documents, complete, and upload.

- GENERAL_QUESTIONNAIRE.pdf

*Response required

*5.4.3. Please fill out the Litigation Disclosure Form and upload here**

Please download the below documents, complete, and upload.

- LITIGATION_DISCLOSURE_FORM.pdf

*Response required

*5.4.4. Please fill out and sign HB 89 and upload here**

HB 89

The 85th Texas Legislature approved new legislation, effective Sept. 1, 2017, which amends Texas Local Government Code Section 1. Subtitle F, Title 10, Government Code by adding Chapter 2270 which states that a governmental entity may not enter into a contract with a company for goods or services unless the contract contains a written verification from the company that it:

1) does not boycott Israel; and

2) will not boycott Israel during the term of the contract

Please download the below documents, complete, and upload.

- HOUSE_BILL_89_VERIFICATION.pdf

*Response required

*5.4.5. Please fill out and sign the Senate Bill 13 and upload here**

SB 13 ENERGY COMPANY BOYCOTTS

The 87th Texas Legislature approved new legislation, effective Sept. 1, 2021, which amends Texas Local Government Code 2274.001. Subtitle F, Title 10, Chapter 809 which states that a governmental entity may not enter into a contract with a company for goods or services unless the contract contains a written verification from the company that it:

1) does not boycott energy companies and will not boycott energy companies during the term of the Contract. If Respondent does not make that verification, Respondent must so indicate in its Response and state why the certification is not required, or

2) the verification required by Section 2274.002 of the Texas Government Code does not apply to the contract. If circumstances relevant to this provision change during the course of the contract, Respondent shall promptly notify Agency.

Please download the below documents, complete, and upload.

- SENATE_BILL_13_VERIFICATION...

*Response required

*5.4.6. Please fill out and sign the Senate Bill 19 and upload here**

SB 19 FIREARM ENTITIES AND TRADE ASSOCIATIONS DISCRIMINATIONS

The 87th Texas Legislature approved new legislation, effective Sept. 1, 2021, which amends Texas Local Government Code Section 1. Subtitle F, Title 10 of the Texas Government Code 2274.002, Respondent verifies that it:

1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and

2) will not discriminate during the term of the contract against a firearm entity or firearm trade association.

If Respondent does not make that verification, Respondent must so indicate in its Response and state why the verification is not required. If circumstances relevant to this provision change during the course of the contract, Respondent shall promptly notify Agency.

Please download the below documents, complete, and upload.

- SENATE_BILL_19_VERIFICATION...

*Response required

*5.4.7. Please fill out and sign the Non-Collusion Affidavit and upload here**

NON-COLLUSION AFFIDAVIT

Submitters, by submitting a signed submission, certify that the accompanying submission is not the result of, or affected by, any unlawful act of collusion with any other person or company engaged in the same line of business or commerce, or any other fraudulent act punishable under Texas or United States law.

Please download the below documents, complete, and upload.

- CITY_OF_EDINBURG_NONCOLLUSI...

*Response required

*5.4.8. Please fill out and sign the Conflict of Interest form and upload here**

CONFLICT OF INTEREST

CHAPTER 176 OF THE TEXAS LOCAL GOVERNMENT CODE

Effective January 1, 2006, Chapter 176 of the Texas Local Government Code requires that any vendor or person considering doing business with a local government entity disclose in the Questionnaire Form CIQ, the vendor or person's affiliation or business relationship that might cause a conflict of interest with a local government entity. By law, this questionnaire must be filed with the records administrator of the City of Edinburg not later than the 7th business day after the date the person becomes aware of facts that require the statement be filed. See Section 176.006, Local Government Code. A person commits an offense if the person violates Section 176.006, Local Government Code. An offense under this section is a Class C misdemeanor.

For more information or to obtain Questionnaire CIQ go to the Texas Ethics Commission web page at https://www.ethics.state.tx.us/data/forms/conflict/CIQ.pdf

*Response required

*5.4.9. If awarded the 1295 form will need to be provided.**

CERTIFICATE OF INTERESTED PARTIES (Form 1295)

In 2015, the Texas Legislature adopted House Bill 1295, which added section 2252.908 of the Government Code. The law states that a governmental entity or state agency may not enter into certain contracts with a business entity unless the business entity submits a disclosure of interested parties to the governmental entity or state agency at the time the business entity submits the signed contract to the governmental entity or state agency. The law applies only to a contract of a governmental entity or state agency that either (1) requires an action or vote by the governing body of the entity or agency before the contract may be signed or (2) has a value of at least $1 million. The disclosure requirement applies to a contract entered into on or after January 1, 2016. For more information go to the Texas Ethics Commission web page at

https://www.ethics.state.tx.us/filinginfo/1295/

☐ Yes
☐ No

*Response required

5.5. Grant Required Certifications

*5.5.1. Please fill out and sign the System for Award Management Unique Identity Number (UEI#) form and upload.**

Please download the below documents, complete, and upload.

- SAM_Registration_and_Activa...

*Response required

*5.5.2. Please fill out and sign the Conflict of Interest Summary of Rules for CDBG Contractors and upload here.**

Please download the below documents, complete, and upload.

- Conflict_of_Interest-_Summa...

*Response required

*5.5.3. Please fill out and sign the Affidavit Regarding Conflict of Interest and upload here.**

Please download the below documents, complete, and upload.

- CDBG_Affidavit.pdf

*Response required

*5.5.4. Please fill out and sign the Certification of Bidder Regarding Equal Employment Opportunity and upload here.**

Please download the below documents, complete, and upload.

- Certification_Regarding_Equ...

*Response required

*5.5.5. Please fill out and sign the Certification for Clean Air and Water (if applicable) and upload here.**

Please download the below documents, complete, and upload.

- Clean_Air_and_Water.pdf

*Response required

*5.5.6. Please fill out and sign the Certification Regarding Non-Lobbying Activities and upload here.**

Please download the below documents, complete, and upload.

- Non-Lobbying_Activities.pdf

*Response required

5.5.7. *Please fill out and sign the Non-Collusion Affidavit and upload here.**

Please download the below documents, complete, and upload.

- Non-Collusion_Affidavit.pdf

*Response required

5.5.8. *For Respondent's Information Only: Please read the applicable Federal Register Appendix II*

Please review document for project regulatory compliance.

- 2_CFR_Part_200,_Appendix_II...

5.5.9. *For Respondent's Information Only: Please read the GLO's Section 3 Policy*

Please review document for project regulatory compliance.

- GLO_Section-3-Policy.pdf

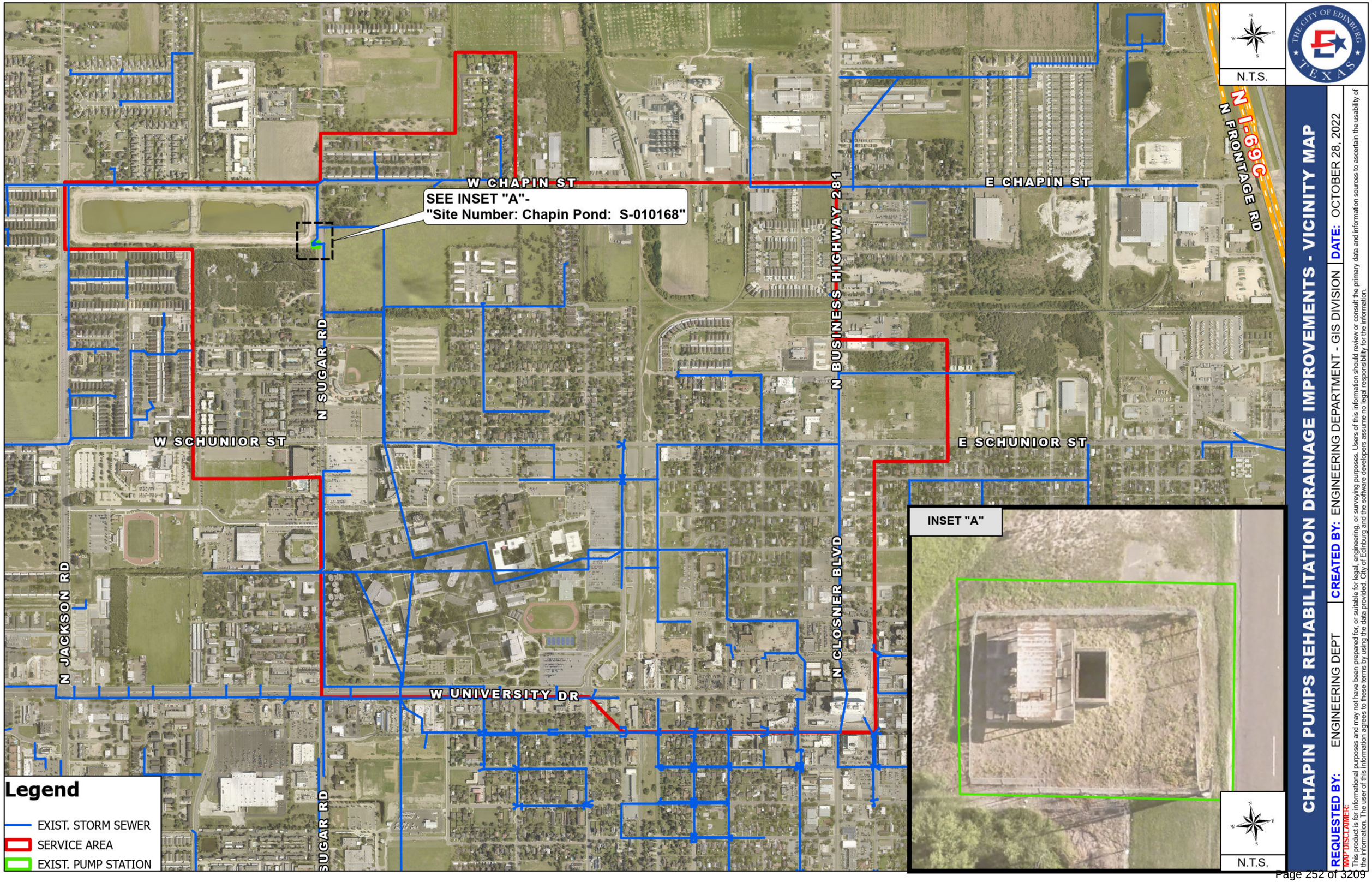
5.5.10. *For Respondent's Information Only: Please read guidance on Minority-Owned Business/Women-Owned Business Outreach*

Please review document for project regulatory compliance.

- MBE-WBE_Outreach_Efforts.pdf

6. Evaluation Criteria

No.	Evaluation Criteria	Scoring Method	Weight (Points)
1.	**Overall Qualification of Team** Discuss the firm's experience and history in performing project management services in a timely manner, particularly for other governmental agencies in the past Two (2) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments. Submit resumes summarizing qualifications and experience of project manager, key staff and any support staff likely to be assigned to the work, as well as licensed to practice Engineering or Architecture in the state of Texas.	Points Based	40 *(40% of Total)*
2.	**Previous Experience with City** Describe any previous projects with the City of Edinburg that relate to this RFQ.	Points Based	10 *(10% of Total)*
3.	**Presentation** Presentation of RFQ.	Points Based	5 *(5% of Total)*
4.	**Ability to meet Schedules and Deadlines** Describe firm's unique approach to getting projects completed within the originally established schedules and ways to keeping projects on time.	Points Based	30 *(30% of Total)*
5.	**Stability and References** Provide at least three references (names and current phone numbers) from recent work and List all past projects with the City of Edinburg for each proposed team member. Include a brief description of the projects associated with the reference, and the role of the individual. Include a recommendation letter from the reference.	Points Based	15 *(15% of Total)*



CHAPIN PUMPS REHABILITATION DRAINAGE IMPROVEMENTS - VICINITY MAP

REQUESTED BY: ENGINEERING DEPT | **CREATED BY:** ENGINEERING DEPARTMENT - GIS DIVISION | **DATE:** OCTOBER 28, 2022

MAP DISCLAIMER:
This product is for informational purposes and may not have been prepared for, or suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information. The user of this information agrees to these terms by using the data provided. City of Edinburg and the software developers assume no legal responsibility for the information.

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND SAMES, INC FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. 2024-003**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **SAMES, Inc** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services for CDBG-DR Chapin Pumps Rehabilitation Drainage Improvements, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not create a joint enterprise, nor does it appoint either party as an agent of the other for any

purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable federal, state, and local laws, ordinances, codes, and regulations in performing the

Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

Appendix II to Part 200—Contract Provisions for non-Federal Entity Contracts Under Federal Awards.

1. Remedies. Contracts for more than the simplified acquisition threshold, which is the inflation adjusted amount determined by the Civilian Agency Acquisition Council and the Defense Acquisition Regulations Council (Councils) as authorized by 41U.S.C. 1908, must address administrative, contractual, or legal remedies in instances where contractors violate or breach contract terms, and provide for such sanctions and penalties as appropriate.

2. Termination for cause and for convenience. All contracts in excess of $10,000 must address termination for cause and for convenience by the subrecipient including the manner by which it will be affected and the basis for settlement.

3. Rights to Inventions Made Under a Contract or Agreement. If the federal

award meets the definition of “funding agreement” under 37 CFR 401.2 (a) and the subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that “funding agreement,” the subrecipient must comply with the requirements of 37 CFR Part 401, “Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements,” and any implementing regulations issued by the awarding agency.

4. Debarment and Suspension (Executive Orders 12549 and 12689). A contract award (see 2 CFR 180.220) must not be made to parties listed on the government-wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), “Debarment and Suspension.” SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549.

5. Records of non-Federal entities. The U.S. Department of Housing and Urban Development (HUD), Inspectors General, the Comptroller General of the United States, the Texas General Land Office Community Development and Revitalization (GLO-CDR), and the pass-through entity, or any of their authorized representatives, must have the right of access to any documents, papers, or other records of the non-federal entity which are pertinent to the federal award, in order to make audits, examinations, excerpts, and transcripts. The right also includes timely and reasonable access to the non-federal entity's personnel for the purpose of interview and discussion related to such documents.

6. Record Retention. Financial records, supporting documents, statistical records, and all other non-federal entity records pertinent to a federal award must be retained for a period of three years from the date of submission of the final expenditure report or, for federal awards that are renewed quarterly or annually, from the date of the submission of the quarterly or annual financial report, respectively, as reported to the federal awarding agency or pass-through entity in the case of a subrecipient. Federal awarding agencies and pass-through entities must not impose any other record retention requirements upon non-federal entities. The only exceptions are the following:

a. If any litigation, claim, or audit is started before the expiration of the 3-year period, the records must be retained until all litigation, claims, or audit findings involving the records have been resolved and final action taken;
b. When the non-federal entity is notified in writing by the federal awarding agency, cognizant agency for audit, oversight agency for audit, cognizant agency for indirect costs, or pass-through entity to extend the retention period.
c. Records for real property and equipment acquired with federal funds must be retained for 3 years after final disposition;
d. When records are transferred to or maintained by the federal awarding agency or pass-through entity, the 3-year retention requirement is not applicable to the non-federal entity;
e. Records for program income transactions after the period of performance. In some cases, subrecipients must report program income after the period of performance. Where there is such a requirement, the retention period for the records pertaining to the earning of the program income starts from the end of the non-federal entity's fiscal year in which the program income is earned;
f. Indirect cost rate proposals and cost allocations plans. This paragraph applies to the following types of documents and their supporting records: indirect cost rate computations or proposals, cost allocation plans, and any similar accounting computations of the rate at which a particular group of costs is chargeable (such as computer usage chargeback rates or composite fringe benefit rates);
g. If submitted for negotiation. If the proposal, plan, or other computation is required to be submitted to the Federal Government (or to the pass-through entity) to form the basis for negotiation of the rate, then the 3-year retention period for its supporting records starts from the date of such submission;
h. If not submitted for negotiation. If the proposal, plan, or other computation is not required to be submitted to the Federal Government (or to the pass- through entity) for negotiation purposes, then the 3-year retention period for the proposal, plan, or computation and its supporting records starts from the end of the fiscal year (or other accounting period) covered by the proposal, plan, or other computation.

7. Contracting with small and minority businesses, women's business enterprises, and labor surplus area firms.

a. The non-federal entity must take all necessary affirmative steps to assure that small, minority businesses, women's business enterprises, and labor surplus area firms are used when possible;

b. Affirmative steps must include:
    i. Placing qualified small and minority businesses and women's business enterprises on solicitation lists;
    ii. Assuring that small and minority businesses and women's business enterprises are solicited whenever they are potential sources;
    iii. Dividing total requirements, when economically feasible, into smaller tasks or quantities to permit maximum participation by small and minority businesses and women's business enterprises;
    iv. Establishing delivery schedules, where the requirement permits, which encourage participation by small and minority businesses and women's business enterprises;
    v. Using the services and assistance, as appropriate, of such organizations as the Small Business Administration and the Minority Business Development Agency of the Department of Commerce; and
    vi. Requiring the prime contractor, if subcontracts are to be let, to take the affirmative steps listed in paragraphs (1) through (5) of this section.

8. Equal Employment Opportunity. Except as otherwise provided under 41 CFR Part 60, all contracts that meet the definition of ‘‘federally assisted construction contract’’ in 41 CFR Part 60–1.3 must include the equal opportunity clause provided under 41 CFR 60–1.4(b), in accordance with Executive Order 11246, ‘‘Equal Employment Opportunity’’ (30 FR 12319, 12935, 3 CFR Part, 1964–1965 Comp., p. 339), as amended by Executive Order 11375, ‘‘Amending Executive Order 11246 Relating to Equal Employment Opportunity,’’ and implementing regulations at 41 CFR part 60, ‘‘Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor.’’

9. Davis-Bacon Act, as amended (40 U.S.C. 3141-3148). When required by federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-federal entities must include a provision for compliance with the Davis- Bacon Act (40 U.S.C. 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 CFR Part 5, “Labor Standards Provisions Applicable

to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-federal entity must report all suspected or reported violations to the federal awarding agency. The contracts must also include a provision for compliance with the Copeland "Anti- Kickback" Act (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR Part 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-federal entity must report all suspected or reported violations to the federal awarding agency.

10. Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708). Where applicable, all contracts awarded by the non-federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for compliance with 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5). Under 40 U.S.C. 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence.

11. Clean Air Act (42 U.S.C. 7401-7671q.) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1387), as amended. Contracts and subgrants of amounts in excess of $150,000 must contain a provision that requires the non-federal award to agree to comply with all applicable

standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. 7401-7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. 1251-1387). Violations must be reported to the federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA).

12. Byrd Anti-Lobbying Amendment (31 U.S.C. 1352). *Contractors* that apply or bid for an award exceeding $100,000 must file the required certification. Each tier certifies to the tier above that it will not and has not used federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any federal contract, grant or any other award covered by 31 U.S.C. 1352. Each tier must also disclose any lobbying with non-federal funds that takes place in connection with obtaining any federal award. Such disclosures are forwarded from tier to tier, up to the non-federal award.

13. Solid Waste Disposal Act. A non-federal entity that is a state agency or agency of a political subdivision of a state and its contractors must comply with section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 CFR part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds $10,000 or the value of the quantity acquired during the preceding fiscal year exceeded $10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

14. Domestic preferences for procurements. As appropriate and to the extent consistent with law, the non-Federal entity should, to the greatest extent practicable under a Federal award, provide a preference for the purchase, acquisition, or use of goods, products, or materials produced in the United States (including but not limited to iron, aluminum, steel, cement, and other manufactured products). The requirements of this section must be included in all subawards including all contracts and purchase orders for work or products under this award.

15. Verification No Boycott Israel. As required by Chapter 2271, Government Code, CONTRACTOR hereby verifies that it does not boycott Israel and will not boycott Israel through the term of this Agreement. For purposes of

this verification, “boycott Israel” means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes.

16. Foreign Terrorist Organizations. Pursuant to Chapter 2252, Texas Government Code, Vendor represents and certifies that, at the time of execution of this Agreement neither Vendor, nor any wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same (i) engages in business with Iran, Sudan, or any foreign terrorist organization as described in Chapters 806 or 807 of the Texas Government Code, or Subchapter F of Chapter 2252 of the Texas Government Code, or (ii) is a company listed by the Texas Comptroller of Public Accounts under Sections 806.051, 807.051, or 2252.153 of the Texas Government Code. The term "foreign terrorist organization" in this paragraph has the meaning assigned to such term in Section 2252.151 of the Texas Government Code.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
Saul D. Maldonado, P.E.
Principal
200 S. 10th Street, Suite 1500
McAllen, Texas 78501
Phone: (956) 702-8880
Email: saul@samengineering-surveying.com

Attachments: Exhibit "A" RFQ 2024-003, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT "A" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. 2024-003

EXHIBIT “B” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. 2024-003

THE CITY OF Edinburg

RFQ 2024-3 - CDBG -Chapin Pumps Rehabilitation Drainage Improvements

Opening Date: July 30, 2024 at 3:00 p.m.

Vendor	Overall Qualification of Team	Previous Experience with City	Presentation	Ability to meet Schedules and Deadlines	Stability and References	Total Score
M2 Engineering, PLLC	37	9.75	5	28	13.25	93
Melden and Hunt Inc	37.75	9.75	5	27.25	13.25	93
R. Gutierrez Engineering Corporation	37.25	8.5	5	28.75	13.25	92.75
SAMES, Inc.	37.5	10	5	27.75	13.25	93.5



City of Edinburg

Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements



Request for Qualifications No. 2024-3

Professional Engineering Services

July 30,2024

M2 Engineering, PLLC

1810 E. Griffin Parkway
Mission Tx 78572
956-600-8628
www.m2-engineers.com
FIRM REGISTRATION # F-19545

M2 Engineering, PLLC

Alicia Carmona
Engineer III
415 W. University Drive
Edinburg, TX 78539

Our Commitment to You

- We will actively pursue the most creative solutions tailored to your unique needs.
- We are dedicated to delivering excellence and exceptional value in every project.
- Our ethical standards are unwavering, grounded in fairness, integrity, honesty and respect.
- We are committed to continuously enhancing our technological expertise to elevate the quality of our services.

Re: City of Edinburg: Community Development Block Grant - Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

Mrs.Carmona,

M2E is pleased to present this Statement of Qualifications for the City of Edinburg: Community Development Block Grant - Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage project. Our team compromises highly qualified local experts with a proven track record in local community and City improvements. We are committed to collaborating with you to ensure we meet the City of Edinburg's standards and needs while providing top-tier engineering services to support the rehabilitation and enhancement of the Chapin Pump Pond Station. M2E ensures that valuing the safety of the Community against storm water flooding disasters is a priority, and we are prepared to help create solutions that will allow stormwater to be discharged into the pond to maximize the storage volume and provide relief to the existing storm sewer system.

M2E TEAM. M2 Engineering, PLLC (M2E) is a local Historically Underutilized Business (HUB)/Minority Business Enterprise (MBE) multidisciplinary engineering and management firm licensed by the Texas Board of Professional Engineers (TBPE F-19545) located in Mission, Texas. M2E has assembled a highly qualified team with a proven history of working together and specialized experience in all aspects local Community and City improvement projects. The principal contact authorized to conduct final contract negotiations on behalf of M2E will be President, Mr. Emigdio "Milo" Salinas, PE.

M2E RELATIONS. M2E's existing knowledge in drainage infrastructure and its commitment to continuous local Community improvements is an essential part of what sets M2E apart from other firms. Our team provides tailored Civil Engineering solutions for the development of new construction, utilities, drainage, water & wastewater, planning, and detailed construction management services, including environmental assessments. We understand that rehabilitating the existing pump station gates is a critical part of this project; and we are prepared to work together with the City of Edinburg Department of Engineering staff to enhance the resilience of the Chapin Pond Station against future flooding. M2E's accomplishments are a direct result of its effort, dedication and commitment to the high standards set forth by M2E and its team. WE do have experience with environmental assessments.

M2E is pleased to have been given the opportunity to submit the Request for Qualifications (RFQ) for the Chapin Pumps Rehabilitation Drainage Improvements Project. Along with the City of Edinburg, M2E will provide tailored solutions to ensure that Chapin Pumps Rehabilitation Drainage Improvements Project aims to restore and improve the functionality and efficiency of the Chapin Pump Pond Station and surrounding drainage infrastructure, enhancing resilience against future disasters. If you have any questions or concerns, please do not hesitate to call me at 956.600-8628 or email me at milo@m2-engineers.com.

Thank you for your consideration,



Emigdio "Milo" Salinas, P.E.
President
M2 Engineering, PLLC

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SECTION 2.1

Headquarters / Project Office

1810 E. Griffin Parkway
Mission Texas, 78572
(956) 600-8628



Point of Contact

Emigdio “Milo” Salinas, PE
O: (956) 600-8628
E: milo@m2-engineers.com

FIRM QUALIFICATIONS AND EXPERIENCE

M2E is a full-service engineering firm dedicated to designing and building solutions for people. Since 2018, we’ve been transforming ideas into reality, improving lives and communities. M2E is a Professional Limited Liability Corporation (PLLC), Historically Underutilized Business (HUB) & Minority Business Enterprise (MBE) operated by Mr. Emigdio “Milo” Salinas, P.E. whom is actively the President of the firm . M2E is a registered engineering firm licensed to practice in the State of Texas by the Texas Board of Professional Engineers under the firm number F-19545.

It is comprised of professional engineers, project manager, designers, and construction inspectors; a team committed to deliver smart solutions tailored to our clients’ needs. M2E focuses on our clients’ success, no matter the project’s size or scope.

FIRM BIO

M2E is an innovative, multi-discipline engineering firm specializing in civil engineering, water resources, project management, and construction management particularly for municipalities and counties. Even though M2E originated in 2018, the President of the firm, Mr. Salinas has over eighteen (18) years of experience. Mr. Salinas and M2E have actively continued to provide high-quality services for local municipal, industrial, institutional, commercial, and governmental agencies on numerous state, federal, and county funded projects. Mr. Salinas has extensive experience in federal, state, and local requirements for funding applications, civil engineering design, environmental assessments, permits, project management, construction phase engineering, and project inspection. Furthermore, Mr. Salinas has successfully managed drainage projects, roadway, water and wastewater infrastructure projects, capital improvements plans, and master plans.

AREAS OF SPECIALIZATION

M2E is a multi-disciplinary firm qualified to provide, but not limited to the following services:

- Civil Engineering
- Planning
- Management Consulting
- Project Management
- Environmental Assessments / Environmental Information Documents (EID)
- Construction Management
- Quality Assurance & Quality Control (QA/QC)
- Construction Engineering Inspection (CEI)

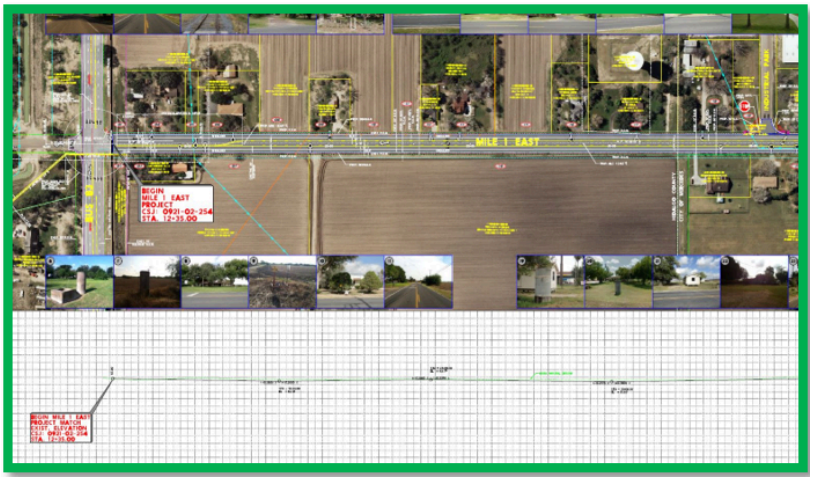
PROJECT EXPERIENCE

Texas Department of Transportation (TxDOT) & City of Mercedes – Mile 1 East (Business 83 – Mile 8)

Total Estimated Construction:
Cost: $13 M

Client Contact:
Jose Figueroa
City of Mercedes

Project Personnel:
Emigdio “Milo” Salinas P.E.



Texas Department of Transportation & | City of Mercedes

M2E provided roadway and drainage infrastructure schematic design for Mile 1 East in City of Mercedes. The proposed Roadway Typical Section width will be from an existing 24’ E-E to a 64’ F-F with 12’ travel lanes, 16’ continuous left turn lane, and 10.5’ shoulders. The total length of the project consists of 1.40 Miles, crossing to major roadways, Business 83 and Interstate 2 (I-2). The project will consist of two major drainage outfalls that have a total length of over 5,000 linear feet in drainage ditch and Reinforce Concrete Boxes.

Project Relevancy:
This project is relevant to the City of Edinburg’s drainage improvements project as during the schematic and design phase; the proper sizing of the proposed infrastructure was based on the hydraulic and hydrology study.

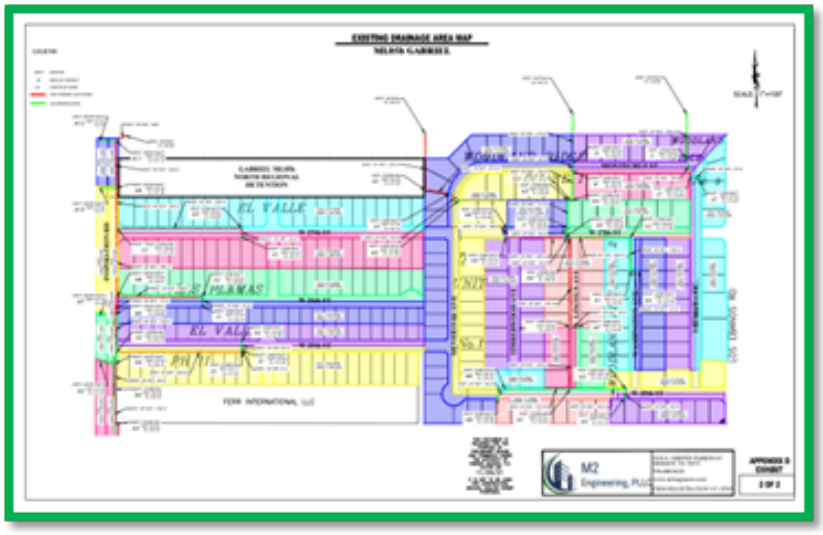
PROJECT EXPERIENCE

City of Mission – Gabriel Drainage Improvements Project

Total Estimated Construction:
Cost: $1.7 M

Client Contact:
Juan Pablo “JP” Terrazas
Assistant City Manager
City of Mission

Project Personnel:
Emigdio “Milo” Salinas P.E.



City of Mission

M2E, as the project engineer provided drainage design, Hydrologic & Hydraulic Report, Utility Coordination & Surveying. Project consisted of over 5,000 linear feet of storm sewer pipe upgrading and new extensions. The proposed project will alleviate over 100 acres of land and is located by North Inspiration Road and 495 Road. The area will ultimately drain into the Mission Lateral Drainage Ditch, owned and operated by Hidalgo County Drainage District No. 1. (HCDD#1)

Project Relevancy: This project is relevant to the City of Edinburg’s drainage improvements project as during the schematic and design phase; the proper sizing of the proposed infrastructure was based on the hydraulic and hydrology study.

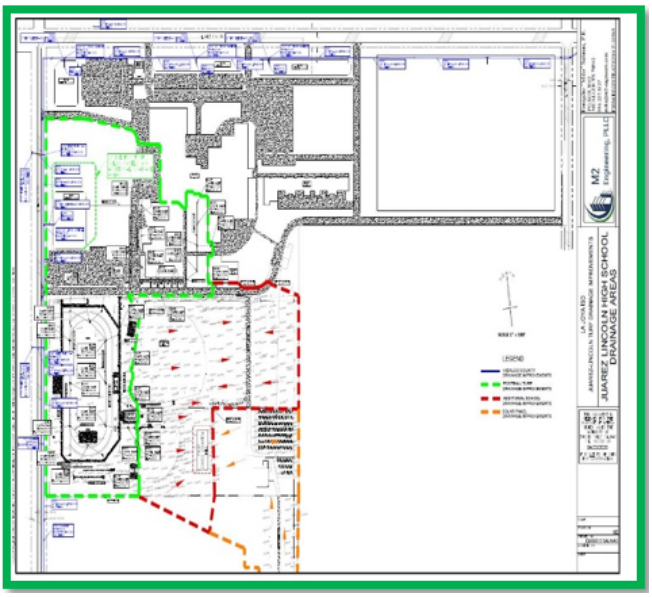
PROJECT EXPERIENCE

La Joya ISD – Juarez-Lincoln High School Drainage Improvements

Total Estimated Construction:
Cost: $300,000.

Client Contact:
Arnold Ochoa
Executive Director for Facilities Department.

Project Personnel:
Emigdio “Milo” Salinas P.E.



La Joya Independent School Disctrict

M2 Engineering, PLLC as the Project Engineer for the project is proposing to improve the drainage infrastructure at Juarez-Lincoln High School. During the design phase , we coordinated with Hidalgo County Drainage District No. 1 to outfall into proposed drainage infrastructure designed and constructed by others. The improvements consisted of improving existing drainage ponds, grading of existing areas to drain into the proposed drainage infrastructure that now outfalls into the HCDD #1 drainage system.

Project Relevancy: This project is relevant to the City of Edinburg’s drainage improvements project as it required coordination with other local entities.

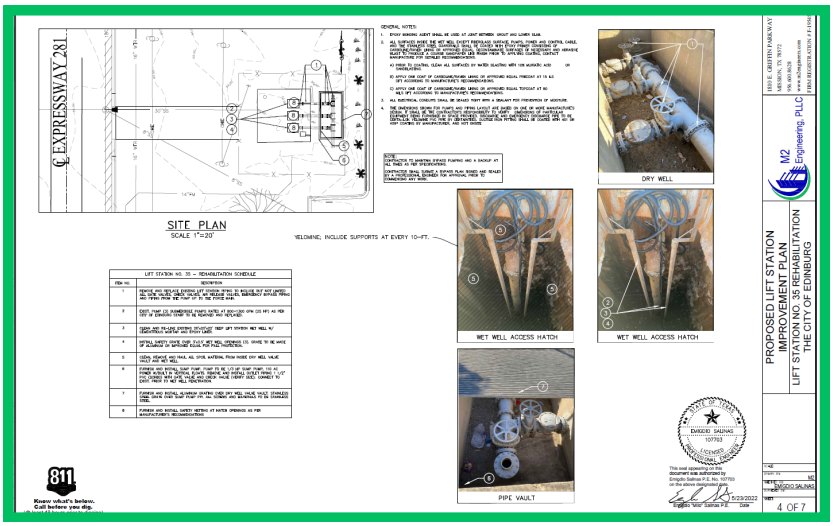
PROJECT EXPERIENCE

City of Edinburg – Lift Station No. 35 Rehabilitation Improvements

Total Estimated Construction:
Cost: $800K

Client Contact:
Gerardo Carmona P.E.
Director of Utilities
City of Edinburg

Project Personnel:
Emigdio “Milo” Salinas P.E.



City of Edinburg

M2 Engineering, PLLC provided The City of Edinburg with professional engineering services for the Lift Station No. 35 Rehabilitation Improvements Project. The project consists of providing Construction Plans and Specifications for the rehabilitation of Lift Station No. 35, which is located at 8420 N. Expressway 281 (I69). The three (3) – 20 Horsepower Lift Station Rehab consisted of replacement of the following: Space Well Discharge Piping, Dry Well Discharge Piping, Check Valves, Gate Valves, Fittings, Re-Lining of the Wet Well with two-part component (cementitious material and epoxy coating), Pump Supports, Bypass Pumping Plan, Traffic Control Plan, and acquiring a TxDOT Permit prior to the start of construction. Project was completed ahead of schedule, and within budget.

Project Relevancy: This project is relevant to the City of Edinburg’s drainage improvements project as M2E was given the opportunity to assist in rehabilitating the city’s lift station by working with a local contractor to save cost and time that provided services through the Buy Board.

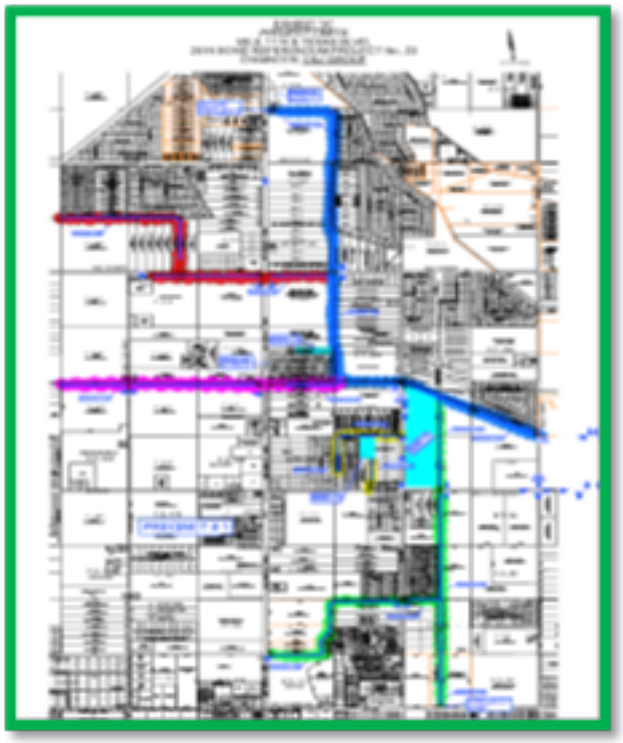
PROJECT EXPERIENCE

Hidalgo County PCT No. 1 – Mile 11 N. & Texas Blvd. 2018 Bond Referendum Project No. 23

Total Estimated Construction:
Cost: $7.5 M

Client Contact:
Raul Sesin, P.E.
Hidalgo County Drainage District No.1

Project Personnel:
Emigdio “Milo” Salinas P.E.



Hidalgo County Precinct No. 1

M2 Engineering, PLLC procided civil engineering services for drainage hydraulic and hydrologic modeling (HEC-RAS Modeling) and design of the proposed drainage improvements. The proposed drainage improvements consist of over 6.25 miles of drainage ditch widening and at least 40 acres of proposed detention ponds. The proposed drainage improvements were designed for a 50-year storm event, and is expected to alleviate approximately 7 square miles of area.

Project Relevancy: This project is relevant to the City of Edinburg’s drainage improvements project which may result in the implementation of a hydraulic and hydrologic model for proper sizing of proposed pump station equipment.

STATE FIRMS AND PROFESSIONAL ENGINEERING REGISTRATIONS



Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

M2 ENGINEERING, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-19545

Expiration Date
02/28/2025

Texas Board of Professional Engineers: F-19545



PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 107703
Status: ACTIVE
Expires: 9/30/2024

EMIGDIO SALINAS

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Board of Professional Engineers and Land Surveyors: 107703



Texas Historically Underutilized Business (HUB) Certificate

HUB

Certificate/VID Number: 1823876004700
File/Vendor Number: 509348
Approval Date: 22-DEC-2020
Scheduled Expiration Date: 22-DEC-2024

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

M2 ENGINEERING, PLLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed 25-DEC-2020, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, business location) provided in the submission of the business' application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp) or by contacting the HUB Program at 512-463-5872 or toll-free in Texas at 1-888-863-5881.

Rev. 06/19

M2E's Texas Historically Underutilized Business (HUB) Certificate



PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 153266
Status: ACTIVE
Expires: 6/30/2025

FERNANDO LEOBARDO ESTEVAN

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Board of Professional Engineers and Land Surveyors: 153266



Minority Owned Business Certification

presented to

Company M2 Engineering, PLLC.
Certification Number 802895233
Location Mission, Texas, 78572
Owner Emigdio Salinas
Issue Date October 21, 2023 Expiration Date October 20, 2024

Prevent Fraud & Verify Real-Time Certification Status at www.texassba.us

Texas SBA® Business Certifications
Austin, Texas, USA
www.texassba.us

Jamie Demericas, President

M2E's Minority Owned Business Certificate



THE ASSOCIATION OF STATE FLOODPLAIN MANAGERS, INC.
AND
TEXAS FLOODPLAIN MANAGEMENT ASSOCIATION
HEREBY RECOGNIZES

Fernando L. Estevan

AS A NATIONALLY ACCREDITED
CERTIFIED FLOODPLAIN MANAGER

CERTIFICATION # 4640-24N
ISSUED: March 2024

Stephanie Griffin, CFM
2023-2025 TFMA President

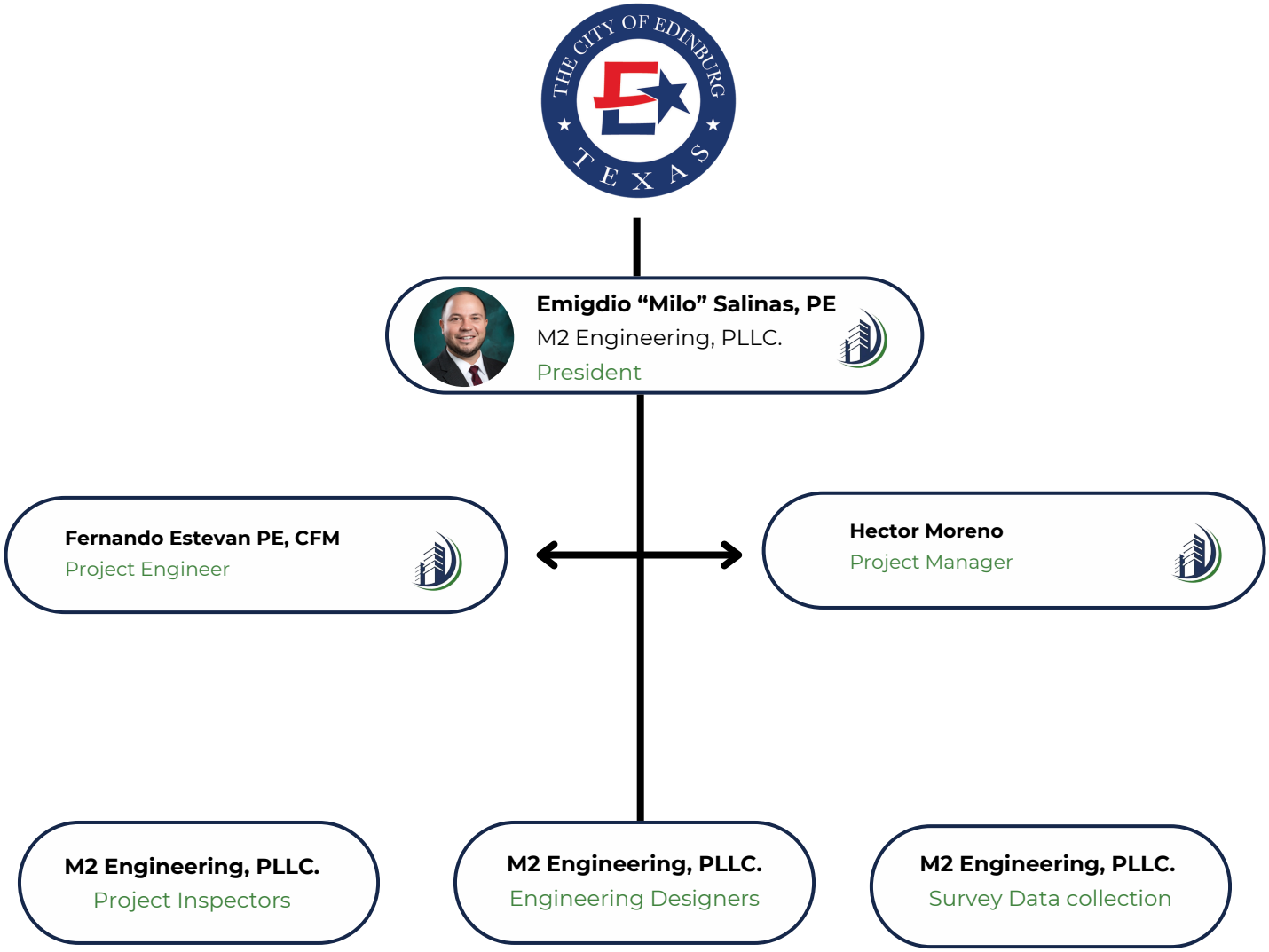
Wes Birdwell, CFM
TFMA Executive Director

Fernando Estevan Certified Floorplain Manager: 4640-24N

M2E is renowned not only for delivering exceptional service but also for serving as a trusted advisor in Civil Engineering and other project requirements. While keeping our clients needs as a priority, our team of experienced professionals is here to provide the support you need.

ORGANIZATIONAL CHART

The M2E team consists of skilled and experienced professionals united by a shared commitment to quality, efficiency, and cost-effectiveness. The organizational chart below outlines each team member's role in delivering services for the City of Edinburg.



TECHNICAL STAFF

Project Inspectors
Jose Garza
Enrique Villarreal

Project Designers
Daniel Izaguirre
Jose Lozoya

Engineering Staff
Fernando Estevan, PE, CFM
Hector Moreno

Administrative Staff
Soledad Arredondo
Iselda Garza



Emigdio“Milo” Salinas, P.E.

PROFESSIONAL ENGINEER

Mr. Salinas has over 18 years of experience in water resources, drainage infrastructure, land development, sanitary sewer, water, and street design. He has designed, and construction managed residential, commercial and municipal projects in various areas in Texas. Mr. Salinas is bilingual in English and Spanish.

PROJECT ROLE

PRESIDENT,
M2 Engineering, PLLC.

EDUCATION

BS, Civil Engineer,
Texas A & M University - Kingsville, Tx 2006

REGISTRATIONS/ CERTIFICATIONS:

Professional Engineer,
Texas, No. 107703

PROFESSIONAL AFFILIATION

2004 - Present
Memeber of ASCE (American Society of Civil Engineers)
2005-2006
Member of CEHS (Civil Engineering Honors Society)

YEARS OF EXPERIENCE:

18 Years

CONTACT DETAILS

Email Address:
milo@m2-engineers.com
Office Contact: (956)600-8628

EXPERIENCE

2018 – Present

M2 ENGINEERING, PLLC

Design and construction management for civil engineering projects. Responsible for planning, coordinating, designing and managing construction for municipal, industrial, land development and residential projects. As President of the firm additional responsibilities include supervision of day-to-day activities, project control, coordination and scheduling during all phases of engineering and surveying projects.

2011 – 2018

LEFEVRE ENGINEERING & MANAGEMENT CONSULTING, LLC

Vice President; responsible for design and construction management for water and wastewater municipal infrastructure. Responsible for planning, coordinating, designing and managing construction for municipal, industrial, land development and residential projects.

2009 – 2011

GUZMAN AND MUNOZ ENGINEERING AND SURVEYING, INC.

Provide design and construction management for water and wastewater municipal infrastructures. Responsible for pay request, change orders, project status reports, inspections, construction testing, project status meetings, interacting with client and contractors. Project Engineer/Inspector for Zavala County WCID#1 Wastewater Improvements Project, which includes the infrastructure of a wastewater collections system and wastewater treatment plant for the City of La Pryor.

2007 – 2009

HALFF ASSOCIATES, INC., MCALLEN, TX

Provided design for land development that included commercial, industrial and residential sites. Experience with water and wastewater developments with residential, industrial, commercial and treatment facilities. Designing of drawings which included the design of water, sanitary sewer, drainage, paving & dimensional control, grading and erosion control. Programs used included Microstation V8 and Geopak.Engineering calculations included sizing water and wastewater developments, drainage pipes, flumes, drainage ditches or canals, hydraulic calculations, earthwork calculations, drainage statements, probable construction cost, paving sections (with Geotech Reports) and other engineering procedures

Fernando Estevan, P. E. , CFM

PROFESSIONAL ENGINEER
CERTIFIED FLOORPLAIN MANAGER

PROJECT ROLE
PROFESSIONAL ENGINEER
M2 Engineering, PLLC.

EDUCATION
BS, Civil Engineer,
University of Texas Rio Grande Valley -Edinburg, Tx 2020

REGISTRATIONS/ CERTIFICATIONS:
Professional Engineer,
Texas, No.153266

YEARS OF EXPERIENCE:
4 Years

CONTACT DETAILS
Email Address:
fernando@m2-engineers.com
Office Contact: (956)600-8628

Experience

Jan. 2020 - Present

Project Engineer for M2 Engineering, PLLC Mission, Texas

Utilize AutoCAD and Civil 3D to develop and update engineering plans,profiles, sections, and details for land development projects. Prepared construction documents for permitting and issuance, and coordinated the design team as Project Engineer ensuring compliance with relevant regulations and client satisfaction. Performed hydro logic and hydraulic analysis for TxDOT and County Bond Projects utilizing Civil Geo, HEC-RAS and HEC-HMS to adequately design the drainage improvements Lead Drone Aerial Surveying pilot M2E is a multi-disciplinary firm with special interest in water resources, drainage infrastructure, land development, sanitary sewer, water and street design. Have designed and construction managed residential, commercial and municipal projects. Coordinated with clients and regulatory entities as the main point of contact for various engineering projects, ensuring timely delivery and compliance with project specs and regulations.

May 2016 - Present

Project Manager at Lemar Design and Construction, LLC

Managed the design and construction of residential and commercial projects, ensuring timely completion, quality control,and budget adherence. Coordinated with architects, engineers, subcontractors, and clients to develop project plans, schedules, and specs. Oversaw project teams, providing direction to ensure efficient allocation of resources Conducted site visits and inspections to monitor construction progress, identify potential issues, and implement corrective actions as needed. Gained an understanding of the overall civil engineering process, from design and permitting to construction.

April 2017 - July 2017

Internship with LeFevre Engineering, PLLC

Summer Internship in which I gained hands-on experience in various aspects of Civil Engineering, including site design,and infrastructure planning for municipal projects.

Seasonal Summers [2016-2018]

Concrete Laborer at Olive Cement, Co. Detroit, Michigan

Performed concrete work for residential and commercial projects, ensuring quality and efficiency
Assisted in form work construction, rebar placement, and concrete pouring
Assisted in the interpretation of grading plans

Hector Moreno

PROJECT MANAGER

PROJECT ROLE
PROJECT MANAGER
M2 Engineering, PLLC.

EDUCATION
BS, Civil Engineering,
University of Texas Rio Grande Valley -Edinburg, Tx 2015

PROFESSIONAL ORGANIZATIONS AND AFFILIATIONS
Planning and Zoning Board Commission - City of Mission
American Society of Civil Engineers (ASCE)

YEARS OF EXPERIENCE:
10 Years

CONTACT DETAILS
Email Address:
hector@m2-engineers.com
Office Contact: (956)600-8628

Experience

Jan. 2020 - Present

Project Engineer for M2 Engineering, PLLC Mission, Texas

Utilize AutoCAD and Civil 3D to develop and update engineering plans,profiles, sections, and details for land development projects. Prepared construction documents for permitting and issuance, and coordinated the design team as Project Engineer ensuring compliance with relevant regulations and client satisfaction. Performed hydro logic and hydraulic analysis for TxDOT and County Bond Projects utilizing Civil Geo, HEC-RAS and HEC-HMS to adequately design the drainage improvements Lead Drone Aerial Surveying pilot M2E is a multi-disciplinary firm with special interest in water resources, drainage infrastructure, land development, sanitary sewer, water and street design. Have designed and construction managed residential, commercial and municipal projects. Coordinated with clients and regulatory entities as the main point of contact for various engineering projects, ensuring timely delivery and compliance with project specs and regulations.

Jan 2020 - April 2020

Project Engineer at KCI Technologies, Inc

Performed engineering duties in planning,designing, and overseeing projects throughout design for public infrastructure projects with Texas Department of Transportation.

Conducted meetings with state staff, design team, and public regarding proposed improvements.

Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City and State personnel, project engineers and contractors.

Sept. 2018 - Jan. 2020

Project Engineer at Landtech, Inc.

Performed engineering duties in planning,designing, and overseeing projects throughout design for public infrastructure projects with Texas Department of Transportation.

Conducted meetings with state staff, design team, and public regarding proposed improvements.

Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City and State personnel, project engineers and contractors.

Company was bought out by KCI Technologies,Inc and continued project tasks and responsibilities.

June 2015 - Dec. 2015 &Jan. 2016 - Aug. 2018

Graduate Project Engineer / Engineering Intern at LeFevre Engineering & Management Consulting, LLC

Conducted construction inspections, reviewed contractor pay requests, cost estimates and change orders.

Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City personnel, project engineers and contractors.

Provided & developed cost estimates, project budgets, construction schedules, design engineering services contracts, and work authorizations to clients.

Developed and assisted with hydraulic calculations, drainage reports, Environmental Phasel Assessments, Environmental Information Documents (EID), and engineering feasibility reports for County,City and agencies such as Texas Water Development Board (TWDB) & USDA.

Daniel Izaguirre

PROJECT DESIGNER

PROJECT ROLE
PROJECT DESIGNER
M2 Engineering, PLLC.

EDUCATION
Associate's Degree
Architecture Drafting and Design,
High Tech Institute, Phoenix,
Arizona 2002,

PROFICIENT IN SYSTEMS:
Auto CAD
Microstation V8, V8i
AutoCAD Civil D3 2009
Adobe Professional
Microsoft Visual Studio C++

YEARS OF EXPERIENCE:
22 Years

CONTACT DETAILS
Email Address:
daniel@m2-engineers.com
Office Contact: (956)600-8628

Mr. Izaguirre has 22 years of experience as a Drafter assembling subdivision designs and preliminary designs. He completed engineering reports outlining the description of water services and sewer lines within the development in English and Spanish. He has drafted plans and profiles for Hidalgo County projects. Mr. Izaguirre has done water layout and sanitary collection system layouts which involved layout design and drawing details. He has completed paved layout consisting of calculating grades, storm sewer flows, calculating inlets and manhole locations.

- **2019 - Present - Senior Technician Designer for M2 Engineering, PLLC**
- **2007-2018 - Drafter at S & B Infrastructure, Ltd.**
- **2002-2007 - Drafter at Quintanilla, Headley & Associates**

Drainage District No.1. Hidalgo County, McAllen,Texas – Served as a Drafter responsible for working on structural inspections.

IBWC, Hidalgo Protective Levee I, Hidalgo County,Hidalgo, Texas – Served as a CAD Technician: Project was the rehabilitation of Hidalgo Protective Levee (Phase I). Responsible for project creating sheets and do redlines for the engineer charge of the project. Sheets consist of Project Layout, Alignment Data, Alignment Data, Plan and Profile, Flood wall Plan and Profiles and Details.

IBWC, Rehabilitation of Hidalgo Protective Levee II,Hidalgo County, Hidalgo, Texas – Served as a CAD Technician: Project was the rehabilitation of Hidalgo Protective Levee (Phase II). Responsible for project creating sheets and do redlines for the engineer in charge of the project. Sheets consist of Project Layout,Alignment Data, Alignment Data, Plan and Profile, Flood wall Plan and Profiles and Details.

IBC, Donna-Rio Bravo International Bridge, Hidalgo County,Donna, Texas – Served as a CAD Technician: Project was the Construction of the Donna-Rio Bravo International Crossing.Responsible for project creating sheets, calculating sanitary sewer flows and do redlines for the engineer in charge of the project. Sheets consist of Project Layout, Plan and Profile.

Utilize AutoCAD and Civil 3D to develop and update engineering plans,profiles, sections, and details for land development projects. Prepared construction documents for permitting and issuance, and coordinated the design team as Project Engineer ensuring compliance with relevant regulations and client satisfaction. Performed hydro logic and hydraulic analysis for TxDOT and County Bond Projects utilizing Civil Geo, HEC-RAS and HEC-HMS to adequately design the drainage improvements Lead Drone Aerial Surveying pilot M2E is a multi-disciplinary firm with special interest in water resources, drainage infrastructure, land development, sanitary sewer, water and street design. Have designed and construction managed residential, commercial and municipal projects. Coordinated with clients and regulatory entities as the main point of contact for various engineering projects, ensuring timely delivery and compliance with project specs and regulations.

TECHNICAL APPROACH

M2E utilizes all of the latest engineering technology and stays current with new products in order to devolved & prepare a quality service the city of Edinburg will approve and recognize. By having the latest engineering programs, such as our licensing of Programs like Civil GEO to generate hydraulic and hydrology drainage models. Our extensive experience in public infrastructure projects provides a vital component in the success by managing projects without any major delays. We believe M2E's engineering team; can provide the City of Edinburg a high quality product that will benefit the future growth of the City.

We have learned that communication is the key to managing projects effectively to ensure work is of the highest quality and is completed on time and within budget. At the beginning of each project, we clearly establish construction work schedules; identify key activities, completion dates and team procedures for communication, information distribution and reporting. On a monthly or bi-weekly basis, we will circulate a project status report to the City to update progress on the work. M2E will engage with a team to follow through to achieve goals through organization, prioritization, and time management. The project status brief describes all on-going construction activities that have been completed and what construction activity needs to subsequent in order to achieve project objectives on time.

These aforementioned phases and more will be used to help assure the City of Edinburg's success for projects. M2E anticipates challenges and plans for them utilizing effective problem-solving models.

By recognizing constraints, identifying and developing courses of action, analyzing each to determine its fit within requirements and preparing design parameters are actions needed provide the most effective & finest service without delays to the City of Edinburg's and its community.

M2E current workload is currently at a 45% capacity and has the capacity & key personnel to fulfill the professional engineering services requirements to City of Edinburg and is prepared to commence upon selection.

Services to be provided by M2E to the City of Edinburg include, but not limited to:

- Renovations & Additions
- Easements
- Utility Adjustments
- Erosion and Sediment Control Design
- TCEQ Coordination
- Utility Infrastructure Evaluation & Improvements
- Plans and Specifications
- Bid Preparation
- Construction Management
- Drainage Design
- Environmental Information Documents
- Field Investigation and Data Collection
- Feasibility Evaluation & Alternative Analysis
- Utility Coordination
- Attend City Commission Meetings
- Design Development & Cost Estimating
- Project Development
- Facility Analysis & Master Planning
- Roadway & Drainage Design
- Plans, Specifications & Estimates (PS&E) Prep

SECTION 3.4

All work performed by M2E will adhere to the design standards set by the City of Edinburg and any other relevant guidelines, ensuring that the format meets the requirements of the owner and reviewing/funding agencies. Our systems and processes are designed to engage our staff and community stakeholders, fostering a clear, specific, and actionable shared vision.

PERSONNEL EFFORT / METHODOLOGY

Typical Project Personnel Effort are as follows:

TASK 1 – PLANNING, DATA COLLECTION, STUDY AND REPORT PHASE

1. Set-up a project startup meeting with the Owner's staff to review the project requirements and gather all pertinent data.
2. Determine all data collection needed for the proposed project needs, and collect as needed such as: Mapping, Survey Topography, GIS Mapping, and previous experienced data available.
3. Determine several alternatives for feasible approach.
4. Perform reconnaissance of project area and gather engineering and physical data.
5. Contact all appropriate state, federal and local agencies for permit process, time schedule and other requirements needed.
6. Determine feasible process, by performing a Preliminary Engineering Feasibility Report to develop a final approach to achieve the project needs.
7. Assist, if needed, with State or Federal funding applications to fund the proposed project.

TASK 2 – ENVIRONMENTAL INFORMATION DOCUMENT (EID) (IF NEEDED)

1. State and Federal Agency Coordination if required.
2. Environmental Information Document (EID), as per funding agency requirements. Provide alternative to the Proposed Action, Project Description, Environmental Impacts, and Appendices.
3. Acquire Environmental Clearance by Funding Agency, if needed.

TASK 3 – PRELIMINARY PHASE

1. Meet with the Owner's personnel and relevant parties to gather information and coordinate the project.
2. Consult with sub-consultant regarding engineering requirements for boundary and topographic survey of project area.
3. Consult with sub-consultant regarding Land Parcels, Right-of-Ways, etc., that will be needed for the execution of the proposed project and authorize Engineer and its sub-consultant to proceed with all collection of data and survey needed for purchase or exchange of property in association with the Owner, staff, legal department necessary for the acquisition of the proposed properties and/or Row's.
4. Determine Vertical Points needed and elevations that will be utilized for design. Survey the number of parcels needed for the proposed alignment.
5. Survey Hydro-excavation Points needed for design of the project (if needed).
6. Initiate state and local permits needed for design and construction.
7. Analyze the survey of existing utilities that will be affected by any excavation.
8. Coordinate with owner for soils investigation if deemed necessary and provide documentation of needed geotechnical information for generating reports to be utilized for design.
9. Develop preliminary construction plans/profile of project.
10. Submit preliminary engineering plans and profiles to the Owner and other affected entities for preliminary approval of proposed improvements.
11. Prepare engineering report(s), plans, and cost estimates to the Owner for consideration.

PERSONNEL EFFORT / METHODOLOGY

TASK 4 – DESIGN PHASE

1. Analyze detailed surveys of existing underground and overhead utilities within the project.
2. Consult with the utility companies for their consideration of all utility data found. Provide construction plans to the utility companies
3. Provide design for the proposed project utilizing submittals in 30%, 60%, 90%, and Final Plans.
4. Prepare detailed specifications and contract drawings for construction of the proposed project in coordination with City of Edinburg Utilities Department staff and legal requirements associated with construction of the project.
5. Prepare detailed cost estimates and proposals, which will include bid items and quantities based on unit price system of bidding.
6. Furnish the necessary copies of the approved plans, specifications and proposals to the Owner.

TASK 5 – BIDDING/NEGOTIATING PHASE

1. Assist the Owner in the advertisement of project for bids.
2. Assist the Owner with any addendum required during the bidding process.
3. Assist the Owner in the opening and tabulation of bids.
4. Analyze the bids and make recommendations for the award of the construction contract.
5. Assist in the preparation of formal Contract Documents with the Owner.

TASK 6 – CONSTRUCTION

1. Provide periodic construction supervision by a licensed Engineer and/or full-time Resident Project Representative.
2. Review shop drawings/submittals.
3. Prepare change orders due to unexpected conditions encountered.
4. Prepare monthly estimates of work performed by Contractor.
5. Assist with pay requests

TASK 7 – PROJECT CLOSEOUT

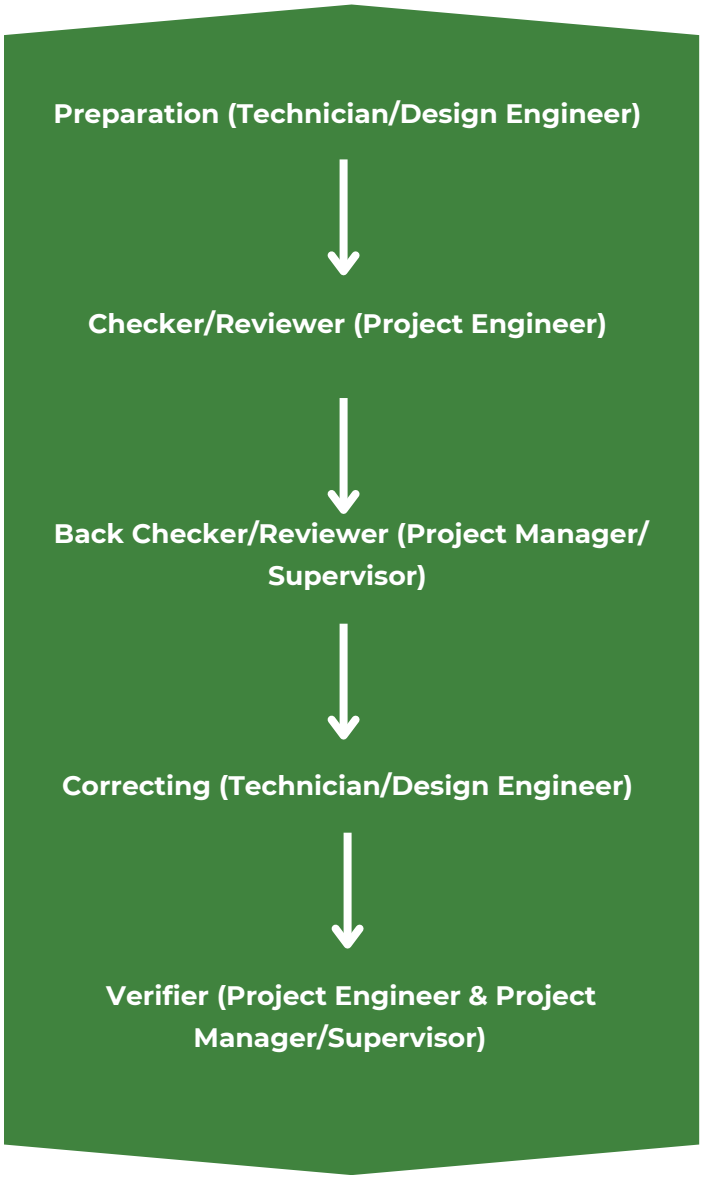
1. Provide final project close-out.
2. Prepare record documents
3. Project Warranty documents

QUALITY ASSURANCE

M2E hands on approach and understanding that delivering on-time projects to the City is key but also upmost importance is quality, and the only way to deliver quality is by implementing QAQC guide/program to ensure the highest product to the City of Edinburg.TX.

This quality assurance program helps detect design errors prior to finalizing construction plans in compliance with City and/or funding agency project requirements. This program goes to a vary of steps before design plans are considered 100%, such as Project Engineer performing 1st step check/reviewing, Project Manager performing 2nd step known as back checking/reviewing, 3rd step design engineer if in agreement with possible mark-ups will correct design plans, and 4th step & final step will be the sealing engineer performing as the verifier and confirm all corrections have been incorporated or otherwise addressed. M2E's QAQC program is key to ensure the product provided to District each and every time is to its highest potential.

As previous mentioned, communication is the key to managing projects effectively and ensuring the work is of the highest quality and completed within the proposed project schedules throughout all phases of the project. In order for QAQC program to operate to its fullest potential, an overall project schedule is devolved with key milestones and deliverables.



REFERENCES



Hidalgo County Drainage District No. 1
Raul Sesin, PE, CFM
902 N. Doolittle Rd.
Edinburg, TX 78543
(956) 292-7080



City of Palmview
Michael Leo
400 West Veterans Blvd.
Palmview, TX 78572
(956)585-3275



McAllen Public Utility
Carlos Gonzalez, PE
1300 W Houston Ave
McAllen, TX 78501
(956) 681-1600



City of Mission
Juan Pablo “JP” Terrazzas, PE, CPM
Assistant City Manager
1201 E. 8th Street
Mision, TX 78572
(956) 585-3275

PROOF OF INSURANCE

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 7/22/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: PHONE Ismael (Smiley) Martinez
IAM Insurance Agency L.L.C. P.O. Box 657 Edinburg, Tx 78540-0657	(A/C,No,Ext):(956)207-2789 FAX (A/C,No): ( ) -
	E-MAIL ADDRESS:iamins@sbcglobal.net

INSURER(S)AFFORDINGCOVERAGE	NAIC#
INSURERA:United Specialty Insurance Company	
INSURERB:Progressivve County Mutual Ins. Co.	
INSURERC:Texas Mutual Insurance Company	
INSURERD:New Hampshire Insurance Company	
INSURERE:Travelers Ins	
INSURER F :	

INSURED: M2 Engineering, PLLC
Emigdio Salinas
P.O. Box 5069
McAllen, TX 78502

COVERAGES **CERTIFICATENUMBER:** **REVISIONNUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPEOFINSURANCE	ADDL INSD	SUBR WVD	POLICYNUMBER	POLICYEFF (MM/DD/YYYY)	POLICYEXP (MM/DD/YYYY)	LIMITS	
A	COMMERCIALGENERALLIABILITY CLAIMS-MADE ☒ OCCUR GEN'LAGGREGATELIMITAPPLIESPER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	☒	☒	PLLC68G-007N906576-203	DAMAGETORENTED6/-2427/2024	06/22/2025	EACHOCCURRENCE PREMISES(Eadocurrence) MEDEXP(Anyoneperson) PERSONAL&ADVINJURY GENERALAGGREGATE PRODUCTS-COMP/OPAGG COMBINEDSINGLELIMIT (Eaaccident)	$ 2,000,000 $100,000 $ 5,000 $ 2,000,000 $ 3,000,000 $ Excluded
B	AUTOMOBILELIABILITY ☒ ANYAUTO OWNED AUTOSONLY HIRED AUTOSONLY ☒ SCHEDULED AUTOS NON-OWNED AUTOSONLY	☒	☒	07790208-1	06/25/2024	06/25/2025	BODILYINJURY(Perperson) BODILYINJURY(Peraccident) PROPERTYDAMAGE (Peraccident) Any Auto	$ $ 1,000,000 $ $1,000,000 $ 3,000,000 $ $
E	☒ UMBRELLALIAB EXCESSLIAB ☐ OCCUR ☐ CLAIMS-MADE DED RETENTION$	☒	☒	CUP-7N907143-19-47	06/22/2024	06/22/2025	EACHOCCURRENCE AGGREGATE	
C	WORKERSCOMPENSATION ANDEMPLOYERS'LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBEREXCLUDED? Y / N ☐ (MandatoryinNH) If yes, describe under DESCRIPTIONOFOPERATIONSbelow	N/A	☒	UB7N907327-22-47-G)	06/23/2024	06/23/2025	PER STATUTE ☐ OTH-ER E.L.EACHACCIDENT E.L.DISEASE-EAEMPLOYEE $ E.L.DISEASE-POLICYLIMIT	$ 1,000,000 1,000,000 $ 1,000,000 2
D	Professional Liabiltiy	☒	☒	PLLC107111239	06/22/2024	06/22/2026		Mil/2Mil

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CG-2037 (Additional Named Insured)City of Edinburg

Blanket WOS must be listed in favor of City of Edinburg

CG-(Primary/Non-Contributory)Primary/Non-Contributory Clause City of Edinburg

Engineering Services Rotation Project No. 2024-3

Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

CERTIFICATE HOLDER

City of Edinburg
415 West University Drive
Edinburg, Tx 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Ismael A.Martinez

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PROFESSIONAL SERVICES AGREEMENT

M2
Engineering, PLLC

Alicia Carmona
Engineer III
415 W. University Drive
Edinburg, TX 78539

Re: Professional Services Agreement: City of Edinburg: Community Development Block Grant - Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

To Whom it may concern:

We have thoroughly reviewed the Professional Services Agreement for the City of Edinburg, Community Development Block Grant - Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements project.

M2 Engineering, PLLC., confirms that we meet all prerequisite insurance requirements as outlined in the agreement. Furthermore, if selected for this project, we agree to enter into and fully comply with the terms and conditions specified in the Professional Services Agreement.

We look forward to the opportunity to collaborate on this important project and contribute to the community's resilience and infrastructure improvement.

Thank you for considering our qualifications and proposal.

Sincerely,



Emigdio “Milo” Salinas, P.E.
President
M2 Engineering, PLLC

POINT OF CONTACT INFORMATION



PRESIDENT,
M2 Engineering, PLLC.

CONTACT DETAILS
Email Address:
milo@m2-engineers.com
Office Contact: (956)600-8628

LET'S BUILD A BETTER TOMORROW,
TODAY, TOGETHER.

M2E

M2 ENGINEERING, PLLC.
1810 E. GRIFFIN PARKWAY
MISSION, TX 78572

Original

City of Edinburg, Texas

Request for Qualifications

2024-3

Community Development Block Grant-Disaster Recovery (CDBG-DR)
Chapin Pumps Rehabilitation Drainage Improvements

July 30, 2024



Submitted By:

Melden & Hunt, Inc.

Consultants · Engineers · Surveyors

Established In 1947

Edinburg, Texas

Civil Engineering | Water & Wastewater | Land Development | Irrigation | Environmental

Transmittal Letter

July 29, 2024

Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M.
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Ref: Community Development Block Grant-Disaster Recovery (CDBG-DR)
Chapin Pumps Rehabilitation Drainage Improvements
RFQ No. 2024-3

Dear Mr. Hinojosa,

The management and professional staff of **Melden & Hunt, Inc.** would like to present you with our Statement of Qualifications to provide Professional Engineering Services to the City of Edinburg. Our objective in submitting this Statement of Qualifications is to show you that our firm should be selected as project engineer for your state grant funded project.

Melden & Hunt, Inc. has a proven track record of delivering top-quality water, utility and roadway infrastructure projects on schedule, within budget, and tailored to the unique needs of each client. As a multi-disciplinary consulting firm, we specialize in civil engineering and land surveying services. Our clients include federal and state government agencies, local municipalities, school districts, irrigation districts, water utility districts, gas companies, and numerous private sector developers throughout the South Texas region.

We are proud to offer our clients unparalleled expertise and a diverse range of professional talent, difficult to match anywhere. Our team includes over 60 engineers, surveyors, project managers, field inspectors, CADD designers, survey technicians, and administrative support personnel based in our Edinburg office. Given our current workload, we are well-positioned to provide the City of Edinburg with the resources needed to rapidly deploy and meet an aggressive project schedule as many grants require.

At Melden & Hunt, Inc., we prioritize effective communication. We emphasize close coordination with our clients to ensure their objectives are met. This process typically involves comprehensive information gathering and client involvement at all levels, from operations to management. We then evaluate and select the best systems, considering the unique conditions of each client and project, along with technical, economic, environmental, and political concerns.

Selecting Melden & Hunt, Inc. offers the City of Edinburg several distinct advantages:

- A firm with tremendous engineering experience in *grant funded projects*.
- A firm with the capability to perform all aspects of municipal projects.
- A firm with a strong reputation, professional integrity and competence.

- A firm with the professional background and understanding of working with the City.
- A firm with the technical resources and expertise to meet an aggressive project schedule.
- A firm who is truly local and is extremely familiar with the geographical area.
- A firm with an intensive focus on maintaining a valuable relationship with the City.

We look forward to the opportunity to working with the City of Edinburg, once again. If our firm is selected, I will serve as your Project Principal/Chief Project Engineer. All project coordination and related functions will be managed through my office and staff. My personal relationship with you and your team, combined with the full resources and talents of Melden & Hunt, Inc., will ensure timely project progress and success.

For specific communication for this RFQ, contracting details, or contract binding please feel free to reach out to myself or Mike L. Hernandez, Vice-President, his contact details are below. We are both authorized agents of the firm, empowered to respond to RFQs, negotiate and bind contracts.

Also, please note that we have not received any addendums to this RFQ.

In closing, I would like to thank you for the opportunity to submit this qualification packet. We are excited about the City's upcoming Chapin Pumps Rehabilitation Drainage Improvements project. And I am confident that Melden & Hunt, Inc. can provide the engineering services that will best meet your needs and exceed your expectations. If you have any questions or comments, please feel free to contact me at 956.381.0981.

Sincerely,

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President

Contact Information / Authorized to Bind Contracts

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Mike L. Hernandez
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Firm Qualification & Experience

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. is a civil engineering and land surveying firm built on a legacy of personalized client service, superior technical execution, and a dedication to delivering our client's vision. Our goal is to listen and truly understand our clients' needs and objectives better than any other engineering consulting firm, and to exceed their expectations. Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide you with the personnel required for completing this improvement project.

Firm Name:
Melden & Hunt, Inc. Consultants · Engineers · Surveyors

Address & Phone Number: Corporate Office Location; Location Providing All Services:
115 West McIntyre Street
Edinburg, Texas 78541
P: 956.381.0981
F: 956.381.1839

Firm Structure:
Melden & Hunt, Inc. is structured as an **"S" Corporation** in the State of Texas with a TIN# 74-1737959.

SAM.GOV: Unique Entity ID: XCL6R7NN5835

Melden & Hunt, Inc. Principals	Titles
Mario Reyna, P.E.	President
Allan F. Booe, P.E.	Vice-President
Kelley Heller-Vela, P.E.	Vice-President
Robert Tamez, R.P.L.S.	Vice-President
Ruben James De Jesus, P.E., R.P.L.S.	Vice-President
Michael L. Hernandez	Vice-President

Firm's Licensing & Certification:
Texas Board of Professional Engineers & Land Surveyors; Engineering: No. F-1435 / Surveying: No. 100969-00
Dunn's Registration No. 036611403 (Active Status thru 08/2024)
Texas Historically Underutilized Business (HUB) No. 1741737959500 (Active Status thru 12/2027)
Minority Business Enterprise (MBE) No. AU06618 (Active Status thru 11/2024)
HUBZone No. P1009285 (Active Status thru 7/2023)

Melden & Hunt, Inc. TXDOT Survey Certification:
Pre-certification Firm Sequence Number: 945
Pre-certification Employee Sequence Number: 19231 (Robert N. Tamez, R.P.L.S.)
Texas Department of Transportation Pre-certification Work Category Numbers:
15.1.1 Survey
15.1.2 Parcel Plats
15.1.3 Legal Descriptions
15.1.4 Right of Maps
15.2.1 Design & Construction Survey
15.4.1 Horizontal & Vertical Control for Aerial Mapping

Firm Qualification & Experience Continued



Melden & Hunt, Inc. (MHI) was established in 1947 and has provided engineering and surveying services throughout the Rio Grande Valley-South Texas area for 77-years. Melden & Hunt, Inc. is one of the largest local engineering consulting firms in the Rio Grande Valley. Our clients have the benefit of decades of engineering surveying experience in a wide range of technical disciplines. Since MHI clients generally have distinct needs, we offer a wide range of engineering services including highway, right-of-way, waterworks, environmental, drainage, irrigation and structural engineering, surveying, street, bridge, utilities, water and wastewater treatment plant design.

Melden & Hunt, Inc. has assembled a project team of engineering and surveying professionals with the proven experience to efficiently and successfully complete and submit the services requested by the City of Edinburg. These representatives are all full-time members of Melden & Hunt, Inc. staff. Not only does this team bring to the project the professional background for completing projects of your nature, but this team also possesses the relationship and experience of working with TXDOT, HCID No. 1, HCDD No. 1, Texas Gas Service, American Electric Power, Time Warner Cable, AT&T and other utilities that impact your projects. Our team of professionals will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the City of Edinburg.

With a well-equipped, main office in ***Edinburg, Texas*** this permits us to respond to the City's needs quickly, and easily access any area in the city limits within minutes. ***In Edinburg, our project volume is intentionally kept modest to effectively manage future projects with the City of Edinburg. Our workload capacity far exceeds your project requirements and Melden & Hunt, Inc. typically operates at around 65%-70% of our total workload capacity. The workload backlog varies from month to month but Melden & Hunt, Inc. has plenty of capacity to get the job done. Your projects will be adsorbed in our normal business cycle and will not have a measurable impact on our percentage of capacity (65%-70%) throughout the duration of a one- or two-year contract. While we enjoy a healthy backlog of work; moreover, we have more than enough capacity to complete this project on time and still meet any existing or unknown future assignments. With a dedicated team of over 60 professional who are each very flexible, we are well-equipped to address any part-time staffing requirements elsewhere. In additional to Mr. Ruben James De Jesus, P.E., R.P.L.S., Vice-President, Project Principal, the remainder of the proposed team is full-time and will be fully committed to this project. If needed, we will draw on our entire team's resources to provide any additional staffing requirements plus any additional resources necessary for completing any assignment issued to us. Consequently, Melden & Hunt, Inc. has the personnel to assure that adequate replacements are available during periods of sickness, attrition, or increased workload.***



Firm Qualification & Experience Continued

Since Melden & Hunt, Inc. clients generally have distinct needs, we offer a wide range of engineering and surveying services listed below, but not limited to:

Civil Engineering	Land Planning	Water & Wastewater
Bridges	Commercial Development	Odor Control
Capital Improvements Planning	Commercial Facilities	Pumping Facilities
Drainage & Storm Sewer	Industrial Development	Sewer System Evaluation
Environmental Site Assessments	Industrial Facilities	Sewer System Rehabilitation
Feasibility Studies	Institutional Facilities	Water System Evaluation
Irrigation	Multi-Use Development	Water System Rehabilitation
Park Planning & Design	Master Planning	Wastewater Treatment Plants
Paving Design	Residential Development	Wastewater Collection Systems
Roads & Streets	Zoning	Water Treatment Plants
Sanitary Sewer		Water Distribution Systems
Site Grading and Drainage		
Site Planning		
Structural Inspections		
Transportation	**Environmental**	**Surveying & Mapping**
Bicycle & Pedestrian Facility Development	Assessments & Audits	As-Built Survey
Minor Roadway Design	Corrective Action	ALTA Survey
Major Roadway Design	Environmental Protection Plans	Boundary Survey
Minor Bridge Design	Geotechnical Investigations	Construction Staking
Roadway Construction Management	Litigation Assistance/Support	Design & Construction Survey
Roadway Construction Inspection	Natural Resource Management	Geographic Information Systems
Traffic Engineering Studies	Pollution Prevention Plans	Horizontal & Vertical Control-Aerial Mapping
Transportation Planning & Design	Recycling & Resource Reuse	Improvement Plats
	Regulatory Compliance	Investigative Survey
	Site Investigations Ph. I & II ESA	Land Title Survey
	Sediment Detention Control	Legal Descriptions
	Solid Waste Management	Loan Plats
	Soil/Water Sampling Plans	Location Survey
		Metes and Bounds Descriptions
		Parcel Plat Surveys
		Parcel Sketches
		Realtime & Static GPS
		Ranch Surveys
		Right-of-Way Survey
		Route Survey
		Standard Survey
		Topographic Survey

As you can see, Melden & Hunt, Inc. is a diversified company with a broad range and depth of expertise in a variety of specialty areas that give us major project capabilities. Unlike many, Melden & Hunt, Inc. has the flexibility to adapt our resources from large multi-million-dollar projects to typical day-to-day engineering and surveying

With the depth and resources of a large local firm, complemented by our close-knit team of experienced professionals, Melden & Hunt, Inc. is highly regarded by its clients and among its peers in the civil engineering and surveying field as one of the finest.

Firm Qualification & Experience Continued

Melden & Hunt, Inc. uses the latest technology and equipment to accomplish its project work. Our staff is each provided a computer and has access to the information technology network to conduct ongoing business. Our computers are upgraded to the latest current standards in technology on an annual basis. In addition, Melden & Hunt, Inc. owns much of the equipment that is required to do fieldwork projects. However, we do have vendors with which we have established long term relationships that routinely supply equipment that either we do not own or that is required to meet an unusually restrictive schedule.

Melden & Hunt, Inc. maintains an extensive CADD and GPS System with dedicated workstations used to produce all of our design work. We maintain Autodesk Civil 3D, Bentley WaterCAD, Bentley SewerCAD, Bentley MicroStation and ESRI ARCView licenses. CAD applications are supported MS Windows (all versions) and can be easily upgraded to any platform. Our office is networked through high-speed communication lines that allow integrated file sharing, plotting and data management.

With internet access at your fingertips, Smartphone's and iPad's have opened a new and exciting opportunity for cost effective communication. Melden & Hunt's web site (WWW.MELDENANDHUNT.COM) will serve as a communication hub for the City of Edinburg. The site will allow representatives of the city to communicate with Melden & Hunt, Inc., download or view reports, drawings, schedules, project photos, budgets, schedule project meetings to name a few. We have effectively used our web site for clients such as City of Mission, City of Hidalgo, City of Elsa, North Alamo Water Supply Corporation, Texas Gas Service and others.

The following displays Melden & Hunt's equipment resources, and it is safe to say that this equipment allows us to get the job done professionally and effectively:

Computer Hardware

We have 15 CAD setups which include:
Dual 20" Monitors
Computer Software
Windows Professional 64 Bit
Microsoft Office 365 64 Bit
AutoDesk Civil 3D 2020 64 Bit
Bentley WaterCad
Bentley SewerCad
Bentley MicroStation
ESRI Arcview
Trimble Business Center

Printing and Scanning

KIP 3000 - Black and White Plotter and 36" Scanner
(Edinburg/Rio Grande City Office)
KIP 7900 - Black and White Plotter and 36" Color Scanner
HP 1050 - Color Plotter
HP 500c - Color Plotter and Wide Format Printer
Kyocera 400 Task Alpha - Color Copier, Printer, and Scanner
Sharp 503 - Black and White Copier, Printer, Fax, and Color Scanner
Kyocera 9530 - Black and White Printer
Kyocera 3035 - Black and White Copier, Printer, and Fax (2)
Kyocera Savin 3515 - Black and White Copier, Printer, and Fax
Kyocera 3900 - Black and White Copier, Printer, and Fax
Kyocera 4030 - Black and White Copier, Printer, Fax, and Scanner

Survey Equipment

1 Trimble R8 GPS Receiver
3 Trimble R6 GPS Receiver
3 Trimble 5800 GPS Receiver
3 Trimble 5700 GPS Receiver/Base Station
3 Trimble Trimmark 3 Radios – for GPS
1 Trimble 5600 Series Robotic Total Station
1 Trimble 5600 series Tracker Total Station
4 Trimble 5600 Series Total Stations
1 Sokkia Wild Total Station
7 Schonstedt GA-52CX Metal Detectors
8 Trimble TSC-2 Controllers (Data Collectors)

Firm Qualification & Experience Continued



At Melden & Hunt, Inc., we believe that any proposed infrastructure project must be constructed so as to assure the most efficient utilization of resources such as, money, materials, energy, and work force in meeting the project goals. Melden & Hunt, Inc. uses a team of experienced professionals working under the direction of a Project Manager. Melden & Hunt, Inc. fully expects to coordinate and communicate its activities on the project with the City of Edinburg to ensure the requirements of the project are met now and in future development, and to assure the City that project completion will be on a cost effective and timely basis. Each phase of the project will require detailed analysis to effectively engineer solutions for the proposed improvements. Alternatives will be developed which take advantage of specific strengths and minimize problem areas.

After the City staff input, the best alternative will be selected and developed into plans and specifications. Melden & Hunt, Inc. will work closely with the City of Edinburg in coordination of project design to meet their standards.

Melden & Hunt, Inc. has completed many rural utility projects and is experienced in the necessary coordination between the governmental entities, affected property owners, utilities, cable companies, telephone companies, power companies, and the Texas Department of Transportation, drainage and irrigation districts. A successful project depends on the entire engineer's attention to detail to assure project goals are achieved and citizen's needs are met.

Therefore, Melden & Hunt, Inc. has developed a Work Program that takes advantage of our experience with existing conditions, recent improvements, and familiarization with the project area.

The Work Program is as follows:

I. ANALYSIS

A. Utility Staff Coordination and Input
B. Existing Conditions Research
C. Future Improvements Consideration
D. Concept

II. ALTERNATIVE DESIGN

A. Preliminary Field Work
B. Development of Alternatives
C. Utility Staff Review
D. Cost Guidelines

III. FINAL DESIGN

A. Construction Documents (Plans, Specifications, Estimates)
B. Permits and Approvals
C. Right-of-Way Plats and Descriptions

IV. CONSTRUCTION ADMINISTRATION

A. Routine Inspection
B. "As-Built" Drawings

Firm Qualification & Experience Continued

Melden & Hunt, Inc. believes this project should be conducted in four distinct phases:
Phase 1 - Preliminary Design
Phase 2 – Final Design
Phase 3 - Construction
Phase 4 - Post Construction.

The following is an outline of the scope of work that we will perform on this project:

Phase 1 - Preliminary Design

The purpose of preliminary design is to establish current and future infrastructure requirements. During this phase we can help the City establish various alternatives and plans for meeting existing and anticipated needs within the scope of the project. Melden & Hunt, Inc. will work closely with staff in this planning effort, which will culminate in the preparation of a preliminary design report summarizing and presenting the selective alternative in detail.

Phase 2 – Design

The purpose of this phase of the project is to prepare the necessary construction drawings and specifications, bidding documents, cost estimates and schedules required constructing the proposed improvements. Further, Melden & Hunt, Inc. will assist the City in bid analysis and make recommendations regarding the bid award. We will use computer-aided drafting and design throughout the project.

Phase 3 – Construction

The firm will provide conventional services during each construction contract comprising the project. The services will include general services during construction, resident project representation (if requested), and preparation of record drawings. General services during construction will include but not necessarily be limited to:

1. Notice to Proceed.
2. Conduct pre-construction meetings.
3. Regular inspections to review the progress and character of the work being accomplished.
4. Provide for testing of construction materials.
5. Review periodic payment estimates of the contractor for completed work.
6. Review and approve shop drawings and any necessary change orders.
7. Provide interpretation of the plans and specifications and contract requirements required.
8. Provide guidance to onsite representatives observing the daily progress and construction activities.
9. Conduct regular progress review meetings with contractor and owner.
10. Provide as built or as constructed drawings of the complete facilities.
11. Provide any other related services associated with the engineers' design as applied to construction progress and as required by the owner.

Phase 4 - Post Construction

Upon acceptance of the construction contracts, Melden & Hunt, Inc. will provide all professional services necessary to assist the City of Edinburg with placing the industrial park in operation. We will assist the City in evaluating the performance of the facilities and will represent the City in warranty disputes.

Firm Qualification & Experience Continued

City of Edinburg Municipal Projects; Edinburg, TX

Contact Person: Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
Telephone: 956.388.8211

- City of Edinburg - Drainage Improvements
- City of Edin burg - WWTP Aeration Basin Repair Project
- City of Edinburg - Wastewater Master Plant Study
- City of Edinburg - Proposed 24-Inch Potable Waterline along 17th Street
- City of Edinburg - Site Plan for the New Edinburg City Hall
- City of Edinburg - Wastewater Water Treatment Plant/Orbal Unit
- City of Edinburg - East Water Treatment Plant
- City of Edinburg - Swimming Pool Slide Improvements
- City of Edinburg - Facilities Planning and Hydraulic Modeling
- City of Edinburg - Sprague Rd. Drainage Improvements
- City of Edinburg - West WTP Initial Phase
- City of Edinburg - Paving & Drainage; McIntyre Amphitheater Project
- City of Edinburg - Paving & Drainage; Lull Subdivision Paving Improvement
- City of Edinburg - Paving & Drainage; Old Townsite South Drainage
- City of Edinburg - Lull Drainage and Paving Improvement Project
- City of Edinburg - Downtown Amphitheater Project
- City of Edinburg - Municipal Park Baseball Turf Project
- City of Edinburg - Ebony Hills Survey Project
- City of Edinburg - Freddy Gonzalez Drive Survey Project
- City of Edinburg - WWTP Expansion

Wastewater Water Treatment Plant Lift Station and Headworks Structure Phase II
Wastewater Water Treatment Plant Carousel, Clarifiers, UV System and Belt Press III

Services Performed: Planning, Design, Bidding, and Construction Administration

Project Funding:	Phase II – TWDB - CWSRF
	Phase III – Self-funded
Total Project Cost:	Phase II - $5,850,000
	Phase III - $14,322,900
Project Date:	Phase II –August 2008 thru December 2011
	Phase III – February 2010 thru October 2013

Project Description Phase II: This project provided for certain improvements to the wastewater treatment plant, The project included construction of a new plant lift station, new headworks station (screening, degritting, flow division, flow measurement functions), and other miscellaneous appurtenances and yard piping necessary to connect to existing treatment facilities. The construction cost was $5,386,537. (Finalized and Constructed)

Project Description Phase III: This project provided for a 5.6 MGD expansion to the treatment capacity of the plant. The project included the construction of a carrousel aeration basin, two clarifiers, a return and waste activated sludge pumps station, parshall flume flow measurement, ultraviolet light disinfection system, post aeration system, solids processing building with a 2-meter belt filter press, and other miscellaneous improvements necessary to consolidate the existing plant with the new additions. The construction cost was $13,336,000. (Finalized and Constructed)

Firm Information, Qualifications & Experience Continued

Previous Agency & Grant Funded Projects

Our team excels at coordinating grant and loan applications and fulfilling the requirements of various agencies to help our clients turn projects from ideas into realities. We will help you win financing for your project.

We've helped our clients secure over $100M in funding from TWDB to help offset the cost of infrastructure projects.

Experienced Working with TWDB			
Melden & Hunt, Inc.	TWDB Clean Water SRF	TWDB Clean Water SRF	TWDB EDAP Program
Ruben J. De Jesus, P.E., R.P.L.S.	X	X	X
Allan F. Booe, P.E.	X	X	X
Mike Hernandez	X	X	X
Lupe Montelongo	X	X	X
Manny Lopez	X	X	X

Funding Agency: U.S. Economic Development Administration & Mission Economic Development Corporation
Project: Shary Village Industrial Park Roadway and Drainage Improvements Mission Infrastructure
Client: City of Mission, Mission, TX
Contact Person: JP Terrazas, Assistant City Manager
Telephone: 956-580-8663
Melden and Hunt, was selected as the design firm for the Shary Village Industrial Park in 2020. The Mission Economic Development Corporation received funding for the project thru the United States Economic Development Administration. The scope of project was to develop 175 acres of raw land into a subdivided industrial park with installation of sanitary sewer, water, storm drainage, street and miscellaneous infrastructure improvements. The construction cost of the project was $3,910,000.

- **City of Elsa:**
  Misc. Texas Water Development Board – American Recovery and Reinvestment Act Projects
  - City of Elsa - Emergency Raw Waterline to Water Plant
  - City of Elsa - TWDB Sewer Collection System Improvements
  - City of Elsa - TWDB Water Line System Improvements
  - City of Elsa - TWDB Water Treatment Plant Improvements
  - City of Elsa -TWDB Wastewater Treatment Plant Improvements

  Contact Person: Manuel Lopez, Utilities Director

- **Skidmore Water Supply Corporation:** Skidmore Water Supply Corporation;
  Texas Water Development Board – Economically Distressed Areas Program Project;
  Contact Person: Jim Strong, President

- **City of Mission:** Shary Village Industrial Park Roadway and Drainage Improvements Mission Infrastructure;
  United States Economic Development Administration Grant Funded Project
  Contact Person: Mike Perez, City Manager

Team Member Qualifications & Experience

Melden & Hunt, Inc. has assembled a project team of engineering professionals with the proven experience to efficiently and successfully complete and submit the services requested by the City of Hidalgo. These representatives are all full-time members of Melden & Hunt, Inc. staff. Not only does this team bring to the project the professional background for completing projects of this nature, but this team also possesses the relationship and experience of working with the City of Hidalgo. Our team of professionals will work out of our Edinburg office to serve as our base of operations and

Melden & Hunt, Inc. has designated ***Mr. Ruben James De Jesus, P.E., R.P.L.S.*** as the Project Principal/Chief Project Engineer. He will develop a work plan and be responsible for scheduling and performance of all work associated with your project. Mr. De Jesus along with the project team will function as an extension of your staff to exceed your performance objectives and to respond to your needs. He will be responsible for project management and will select the appropriate personnel from our staff based on the requirements of the tasks needed. He is also committed to engaging all the necessary resources to expedite the proposed project. Mr. De Jesus will actively participate in any questions and/or consultation requested by the City of Hidalgo. He is based out of our Edinburg office, which serves as our base of operations for the entire team.

Furthermore, Mr. De Jesus will provide his project understanding gained through more than 10 years of engineering experience from various clients in South Texas. Also, he will ensure that key project staff members will be active participants committed to the project and that they will have available to them the support staff and technical resources necessary for successful results.

Ruben James De Jesus, P.E., R.P.L.S.
Office Number: 956.381.0981 **Mobile Number:** 956.381.2820
Fax Number: 956.381.1839 **E-Mail:** ruben@meldenandhunt.com

Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide the staff described previously, plus any additional resources required for completing your project.

Our wide range of professionally registered and certified staff to deliver the efficiency and competency our clients deserve. We help our clients by providing them with a direct connection to team members ensuring communication and responsiveness to their projects. Our technical staffing resources ensure quality work products are produced on time and within budget for all our clients.

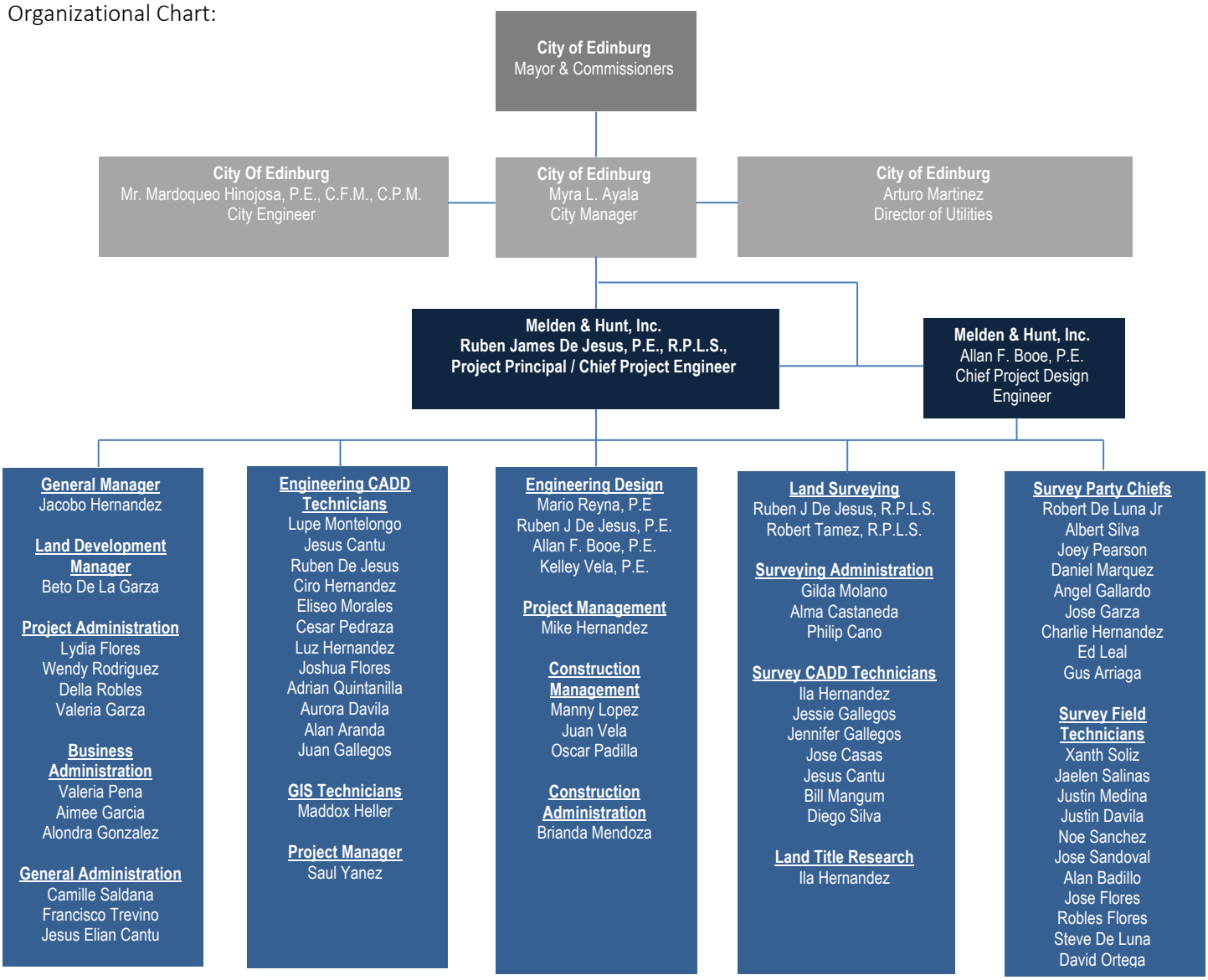
Proposed Project Organziation Team Leads:

Name	Project Role
Ruben James De Jesus, P.E., R.P.L.S.	Project Principal and Chief Project Engineer
Allan F. Booe, P.E.	Chief Project Design Engineer
Mike Hernandez	Assistant Project Manager
Lupe Montelongo	Chief Design Technician
Jesus Cantu	Design Technician
Manny Lopez	Construction Inspector

Team Member Qualifications & Experience Continued

Our proposed Project Organization is shown below. Our team is led by ***Ruben James De Jesus, P.E., R.P.L.S.***, and Project Principal/Chief Project Engineer. Mr. De Jesus is one of the most seasoned engineers in the Rio Grande Valley with over 12 years of engineering and surveying experience. The given organizational chart shows other key professionals that will have responsibility for individual project tasks. All of these individuals will report up through Mr. De Jesus who will hold management and decision-making responsibility for this project. As mentioned before, Mr. De Jesus will be responsible for committing the human and equipment resources required to successfully meet the city's schedule and needs.

Organizational Chart:



Personnel

Ruben James De Jesus, P.E., R.P.L.S.



Present Position
Principal In Charge
Lead Project Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 126282

Licensed Professional Land Surveyor
Texas No. 6813

Education
University of Texas Pan American
BS Civil Engineering, 2011

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Lift Stations
Permitting
Construction Administration
Construction Management
Hydraulic Modeling
Project Funding
Pump Selection
Grading
Drainage
Paving
Roads
Site Planning
Land Development

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. De Jesus, started his civi engineering career at Melden & Hunt, Inc. after graduating from the University of Texas at Pan American. He has designed and managed many types of Civil Engineering projects and has extensive background in surveying. He has been responsible for studies, designs and management of public and private sector projects throughout the South Texas region. He is proficient in scheduling and coordinating large public and private projects and has worked on a wide range of federal, state and local infrastructure projects.

As a Lead Engineer, Mr. De Jesus will develop a work plan and be responsible for scheduling and performance of all work associated with this proposed project. He will function as an extension of your staff to exceed your performance objectives and to respond to your needs on short notices. He is also committed to engaging all the necessary resources to expedite this proposed project. He will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the District.



North Alamo WSC Hidlago County
Plant No. 1 HSP Improvement Project

Personnel

Allan F. Booe, P.E.



Present Position
Chief Design Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 57738

Education
Texas A&M University, College Station
BS Civil Engineering, 1979

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Booe, has extensive experience in the design, maintenance, and operation of water and wastewater treatment plants and their related appurtenances. He specializes in the engineering design and management of Melden & Hunt's water and wastewater utility projects.

What is more, he has over forty-five (45) years of engineering experience primarily with treatment plants, water distribution and sewer collection systems.

He served as Utilities Director for McAllen Public Utility for four (4) years. He has been the chief engineer on the design and construction of numerous water and wastewater treatment plant projects throughout his career including Mission's North Water Treatment Plant, Edinburg's West Water Treatment Plant, North Alamo's Delta Regional Water Treatment Plant, Mission's Wastewater Treatment Plant, Hidalgo's Wastewater Treatment Plant, Rio Grande City Wastewater Treatment Plant, Elsa's Wastewater Treatment Plant and North Alamo's Wastewater Treatment Plant. His experience includes a wide variety of projects including rehabilitation, expansion and new construction.

More important, Mr. Booe has been successful in obtain funding for many of these projects using the Texas Water Development Board and USDA Rural Development.


North Alamo WSC Hidalgo County
Plant No. 7 Reservoir Improvement Project

Personnel

Michael Hernandez



Present Position

Project Manager

Education

University of Texas Pan American-Marketing
South Texas Community College-Business Management

Areas of Expertise

Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience

Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Hernandez's professional career started with Melden & Hunt, Inc. as a project manger twenty-two years ago. He is responsible for the supervision of water, wastewater, irrigation, and various other civil design projects. His primary focus is to provide the utmost satisfaction to the client, ensuring projects are complete with the allocated period or time and within the budget that has been assigned.

He operated under a certain degree of automy using engineering staff and resources allocated to him to provide top quality service to the client.

Mr. Hernandez's water and wastewater project managment experience has been with the North Alamo Water Supply Corporation where he was part of a design team preparing plans and specifications for the expansion to the Delta Regional Water Treatment Plant and Water Distribution System, Victorias Road Water Treatment Plant, North Weslaco EDAP Colonias Sewer Treatment Plant and Collection System. In addtion, he was part of a second design team who worked on the expansion to City of Mission Sewer Treatment Plant.



North Alamo WSC Willacy County
San Perlita Booster Station Improvement Project

Personnel

Lupe Montelongo

Present Position
Chief Designer

Professional Registration
Class “B” Certification of Competency of Water
Class “B” Certification of Competency of Wastewater

Education
University of Houston
Donna High School

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
TCEQ
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Montelongo has over 45 years of diversified engineering experience. His career has touched virtually every facet of water and wastewater systems, land development, surveying, transportation and public works projects. His experience includes design and construction inspection, administration and documentation. He is proficient in scheduling and coordinating public and private project and has worked with a wide range of federal, state and local infrastructure projects. In addition, he assists project engineers administer projects during the design, bid and construction. He makes review of all shop drawing and works with the contractors on the interpretation of drawings.

Furthermore, Mr. Montelongo is particularly strong in his knowledge of electrical, instrumentation, and control systems. In addition to his talents as a design and construction inspector, Mr. Montelongo is also a certified water and wastewater treatment plant operator, so his vision and efforts are consistent with operating personnel.



References

City of Edinburg Municipal Projects; Edinburg, TX

Contact Person: Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
Telephone: 956.388.8211

- City of Edinburg - WWTP Lift Station and Headworks Structure Phase II – TWDB – CWSRF
- City of Edinburg – WWTP Plant Carousel, Clarifiers, UV System and Belt Press III
- City of Edinburg - Drainage Improvements
- City of Edin burg - WWTP Aeration Basin Repair Project
- City of Edinburg - Wastewater Master Plant Study
- City of Edinburg - Proposed 24-Inch Potable Waterline along 17th Street
- City of Edinburg - Site Plan for the New Edinburg City Hall
- City of Edinburg - Wastewater Water Treatment Plant/Orbal Unit
- City of Edinburg - East Water Treatment Plant
- City of Edinburg - Swimming Pool Slide Improvements
- City of Edinburg - Facilities Planning and Hydraulic Modeling
- City of Edinburg - Sprague Rd. Drainage Improvements
- City of Edinburg - West WTP Initial Phase
- City of Edinburg - Paving & Drainage; McIntyre Amphitheater Project
- City of Edinburg - Paving & Drainage; Lull Subdivision Paving Improvement
- City of Edinburg - Paving & Drainage; Old Townsite South Drainage
- City of Edinburg - Lull Drainage and Paving Improvement Project
- City of Edinburg - Downtown Amphitheater Project
- City of Edinburg - Municipal Park Baseball Turf Project
- City of Edinburg - Ebony Hills Survey Project
- City of Edinburg - Freddy Gonzalez Drive Survey Project
- City of Edinburg - WWTP Expansion

Proposed Team Member Experience Working with City of Edinburg				
Melden & Hunt, Inc.	Project Engineer	Project Manager	Senior CAD Tech	Inspector
Water Distribution 281 – N of 490	A. Booe	M. Hernandez		
Master Plan for WWTP	A. Booe	M. Hernandez		
WWTP Expansion - Phase II	A. Booe	A. Booe	L. Montelongo	J. Vela
WWTP Expansion - Phase III	A. Booe	A. Booe	L. Montelongo	J. Vela
Sprague Rd Drainage Improvements	M. Reyna	M. Reyna	R. De Jesus	M. Lopez
Edinburg West WTP Initial Phase	A. Booe	A. Booe	L. Montelongo	J. Vela
Lull Drainage and Paving Improvements	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Downtown Amphitheater Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Municipal Park Baseball Turf Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela

References Continued

1. Military Parkway Roadway and Drainage Improvement Project - City of Mission & Hidalgo County

Client: City of Mission & Hidalgo County
Contact Person: Mike Perez, City Manager
Telephone: 956.580.8650
Location: Mission, Texas

Professional Services: Planning, Environmental, Right-of-Way Acquisition, Surveying, Design Phase Service, Bid Phase Services, Construction Administration and Inspection.

Melden & Hunt, Inc. was hired by the City of Mission to plan, design and construct Military Parkway being a 3.5-mile, 150.0-foot road right-of-way located south of Mission beginning on Bates Road and ending on Inspiration Road. Total Cost for the project amounted to approximately $2 million.

As part of Bentsen Palm Development, Military Parkway was also created for the initial corridor of the Hidalgo County Southwest Loop for which it has been adopted by the Hidalgo County Metropolitan Planning Organization.

The project consisted of designing and constructing a 4-lane divided highway to serve as major east-west thoroughfare in the City of Mission, as well as access to the Anzalduas International Bridge. Currently the north bound lane is constructed and being used as a 2-lane rural roadway. The south bound lane will be constructed during the construction of the Southwest Loop. Upon the full completion of Military Parkway, the road will consist of four 12-foot lanes, two 10-foot shoulders, two 4-foot shoulders and two 20-foot bar ditches for drainage, with a 34-foot median. Drainage improvements include the installation of storm sewer lines and drainage channels adjacent to the roadway pavement. Other improvements included the installation of sidewalks and landscaping, asphalt pavement markings, signage, waterline and irrigation utility relocates.

A key component to the success of the project included extensive coordination with the City of Mission Public Works Department, City of Mission Utility Department, Hidalgo County Precinct No. 3, Texas Department of Transportation, United Irrigation District, Texas Gas Company, and Magic Valley Electric Cooperative. This roadway is open for public use.

2. North Alamo Water Supply Corporation – La Feria Water Well Project

Client: North Alamo Water Supply Corporation
Contact Person: Steve Sanchez, General Manager
Telephone: 956-383-1618
Location: La Feria, TX

Melden & Hunt Inc. has been contracted to plan, design, and construct a water supply project which included the construction of one public water well, a ground storage tank, and two high service pumps. Ancillary facilities included as part of the water supply project included a pump building, disinfectant feed systems, electrical, instrumentation and control. This project also required all site development work such as fencing, paving, grading, drainage, and landscaping.

Moreover, Melden & Hunt, Inc. collaborates with hydrogeologist Kevin Spencer on this project to design the municipal well. Together, we possess a wealth of expertise beneficial for the construction of municipal wells in the North Alamo service area. The estimated cost for this project is $1,200,000.

References Continued

3. City of McAllen - McAllen Public Utility – 8.25 MGD Water Treatment Plant

Client: McAllen Public Utilities
Contact Person: Mark Vega, P.E., General Manager
Telephone: 956-681-1630
Location: McAllen, Texas

Melden and Hunt, Inc. was subcontracted for the construction of McAllen's new Northwest Water Treatment Plant. Melden and Hunt, Inc.'s role in this contract included the development, design, bidding, and construction administration for the construction of City of McAllen's 8.25- MGD Northwest Water Treatment Plant. The raw water facilities constructed included a canal intake, raw water piping, and a 200-million-gallon storage reservoir with intake structure. The main plant facilities constructed included a low lift pump station, a flocculation/sedimentation basin with chlorine dioxide disinfection chamber, dual-media filters, a transfer pump station, and associated yard piping. Sludge handling facilities that were constructed included a backwash equalization basin, a plate settler, lagoons, and a decant pump station. Ancillary facilities work included a chemical building and chemical feed systems, an electrical building, an operations building, grading, paving and drainage, and landscaping.

Additional References

LISTING OF RECENT TWDB PROJECTS WITH REFERENCES				
Client	Contact	Phone	Project	TWDB Funding Program
North Alamo WSC	Steve Sanchez, GM	(956)-383-1618	North Weslaco WWTP & Collection System	CWSRF/EDAP
City of Mission	J.P. Terrazas, P.E.	(956)-580-8780	WWTP 4.5 MGD Expansion Project	CWSRF
City of Elsa	J.J. Ybarra	(956)-802-7772	WWTP & Collection System Improvements	CWSRF/ARRA
Rio Grande City	Eric Flores, Utilities Dir.	(956)-487-0672	WWTP Improvement Project	CWSRF/ARRA
McAllen Public Utilities	Mark Vega, P.E.	(956)-681-1630	New Boeye Reservoir	DWSRF
Agua SUD	Roberto Salinas, P.E.	(956)-585-1188	Abram Rd, WTP	DWSRF
City of Taft	Ryan Smith	(832)-205-3699	WWTP Rehabilitation Project	CWSRF

LISTING OF PAST PROJECTS WITH THE REFERENCES				
Project	Team Member and Role			
	Project Engr	Project Mgr.	Senior CAD Tech	Inspector
North Alamo WSC FM 1425 Booster Station	A. Booe	M. Hernandez	L. Montelongo	M. Lopez
City of Mission North Water Plant	A. Booe	M. Hernandez	L. Montelongo	J. Vela
City of Edinburg Water Plant	A. Booe	A. Booe	L. Montelongo	J. Vela
City of Rio Grande City WWTP	A. Booe	R. De Jesus	L. Montelongo	J. Vela
McAllen PU North Water Plant	A. Booe	M. Hernandez	L. Montelongo	J. Vela
City of Pharr Reservoir	A. Booe	R. De Jesus	L. Montelongo	M. Lopez
North Alamo WSC FM 493 Booster Station	A. Booe	M. Hernandez	F. Perez	L. Montelongo
Edinburg Lull Drainage & Paving Improv.	R. De Jesus	R. De Jesus	C. Pedra	J. Vela

Insurance

OUR INSIGHT. YOUR SUCCESS.



Melden & Hunt, Inc. has not been involved in any litigation, arbitration, administrative action related to past or current performance, or the subject of any professional censure or licensure suspension. There have been no insurance claims in the past 5 years. Notably, Melden & Hunt, Inc. has never been terminated from an assignment for non-performance or unsatisfactory work.

Plus, we maintain an outstanding performance record with our clients, maintain all required insurance, and have a bonding capacity to meet any project. For the City's projects, Melden & Hunt, Inc. will sign and administer all contracts as needed, as well as meet all insurance requirements.

The city of Edinburg will be named as Additional Insured, as per requirements, at the time of contracting. And we will furnish updated certificates of insurance with the Additional Insured added and any proof of payment of insurance premiums as requested and required by contract.

Melden & Hunt's insurance limits, carriers and agents are as follows:

State Farm
Robert Elizalde
5107 S McColl Rod
Edinburg, TX 78539
General Liability $1.0M/$2.0M
Automobile Liability $1.0M

Assured Partners Design Professionals Insurance Services, LLC
Frank Hammers
3697 Mt. Diablo Blvd, Suite 230
Lafayette CA 94549
Cyber Liability $1.0M
Professional Liability $2.0M/$2.0M

Valley Insurance Services
Leena Smith
508 S. 12th Avenue
Edinburg, TX 78539
Workers Compensation and Employer Liability $1.0M

Professional Services Agreement

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has read the enclosed Services Agreement within the RFQ packet and will execute the proposed agreement upon receiving a work order. Melden & Hunt, Inc. commits to all required insurances, and we have a bonding capacity to meet any project. Melden & Hunt, Inc. will sign and administer all contracts, as needed.

Further, Melden & Hunt, Inc. has always been proud of its strength and ability to perform complex tasks. The overall entrepreneurial spirit of this company has been characterized by the ability and will to think differently and to find better, more future-oriented ways to generate value.

Melden & Hunt, Inc. reports good earnings for 2023. Along with many exciting projects, a solid financial position, and prospects for the future we have no doubt that 2024 will be the same.

It is important for the City of Edinburg to realize that Melden & Hunt, Inc. carefully manages its workload to minimize financial risk, never undertaking a contract without the proper resources to guarantee its absolute success; the firm is always investing in and maintaining its capital resources to keep up with the demands of its clients and the ever-changing world.

Melden & Hunt's business model has been to pursue work experience spanning nearly every conceivable sector of civil engineering and land surveying, and this unique diversity ensures our strength.

Melden & Hunt, Inc. is well positioned for future growth and together.with our experience and committed employees; this will give Melden & Hunt, Inc. an excellent opportunity to take on new challenges. That is why Melden & Hunt, Inc. wants for the City of Edinburg to rely on our firm for its engineering and surveying needs.

Date: 7.29.24

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.

Contact Information

OUR INSIGHT. YOUR SUCCESS.



Melden & Hunt, Inc. has designated **Ruben James De Jesus, P.E., R.P.L.S.**, Vice President as Project Principal/Chief Project Engineer and primary point of contact. He will develop a work plan and be responsible for scheduling and performance of all work associated with your projects.

O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Melden & Hunt, Inc. has designated **Mike L. Hernandez**, Vice President as a secondary point of contact. Together with Mr. De Jesus he will coordinate and administers negotiations, contracting, and project management.

O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Both representatives above are authorized agents of the firm empowered to respond to RFQs, negotiate and bind contracts.

Melden & Hunt, Inc.
Consultants · Engineers · Surveyors

YOU'VE WORKED WITH OUR FIRM.

At Melden & Hunt, Inc. we eagerly anticipate the opportunity to present our qualifications to the representatives of the Agua Special Utilities District. Our goal is to provide you with not only our knowledge and resources but also our innovative technical excellence, which consistently delivers solutions that enhance and sustain your sanitary sewer endeavors. With firm conviction, we believe that Melden & Hunt, Inc. is the perfect fit for your project needs, and we encourage you to proceed confidently in selecting us for your project. We look forward to partnering with you once again.

Thank you for your time and attention.

WE LISTEN. WE ENGINEER. WE DELIVER.

www.meldenandhunt.com

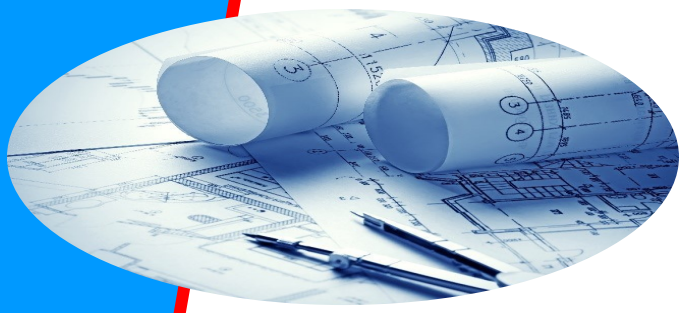
THE CITY OF Edinburg

Statement of Qualifications

RFQ# 2024 — 3

Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

Date of Submittal: July 16, 2024



R. Gutierrez Engineering Corporation

Professional Engineers & Land Surveyors

130 E. PARK AVENUE • PHARR, TEXAS 78577

(TEL) 956-782-2557 • (FAX) 956-782-2558

Engineering Firm F · 486 • Surveying Firm #101650-00

July 30, 2024

City of Edinburg
C/O City Secretary
415 W. University Drive
Edinburg, TX 78539

Dear City Secretary,

In response to the City of Edinburg's **RFQ #2024-3 " Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements"**, **R. Gutierrez Engineering Corporation** (**RGEC**) is pleased to present its qualifications. **RGEC** understands that the **City of Edinburg**'s (**City**) Engineering Department is currently soliciting sealed proposals from qualified vendors for Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements. Selected firms will be required to adhere to guidelines and code as set forth by International Building Code, Unified Development Code and City's Engineering Design Standards for assigned projects (unless otherwise instructed by **City** Staff)..

RGEC has an extreme interest and is fully committed to providing professional engineering and project management services for the **City**. I, Ramiro Gutierrez, PE, will be your point of contact for all communications pertaining to this RFQ. As principal in charge of the firm, I am fully authorized to bind the firm to a contract with the **City** and have checked and verified that there are no addendums to this RFQ.

RGEC is registered with the State of Texas as both an engineering and land surveying firm and as a **Historically Underutilized Business (HUB)** and **Disadvantaged Business Enterprise (DBE)**. **RGEC** is an equal opportunity employer and does not discriminate in hiring, promotion, treatment, or other terms and conditions of employment based on race, sex, national origin, age, disability, or in any way violate Title VII of 1964 Civil Rights Act and amendments, except as permitted by said laws.

Respectfully submitted this 30th day of July 2024.

Company: **R. Gutierrez Engineering Corporation**

Signature: 

Ramiro Gutierrez, PE
President

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A. TRANSMITTAL LETTER

R. Gutierrez Engineering Corporation (**RGEC**) has prepared and included at the beginning of this Statement of Qualifications, a transmittal letter indicating our interest and commitment to perform professional engineering services for the **City of Edinburg**. All pertinent information as required by the RFQ has been provided.

B. FIRM QUALIFICATIONS & EXPERIENCE (Overall Qualification of Team)

RGEC is a fully staffed civil engineering and land surveying firm located in Pharr, Texas. The firm has been in business for 26 years, having begun operation in July 1998. **RGEC** is registered and licensed to practice in the State of Texas as **Engineering Firm Number F-486** and **Land Surveying Firm Number 101650-00**. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. **RGEC** can provide services and has staffing able to cover the specialized categories listed below:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements
- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improvements
- Structural Engineering (Improvements & Design)
- Hydrology & Hydraulics
- Environmental Engineering Services in accordance with 24 CFR Part 58 and the National Environmental Policy Act (NEPA)
- Civil Engineering

In addition, **RGEC** has performed as project manager or lead firm with consultants performing the following services as sub-consultants to **RGEC**:

- Structural Engineering (Improvements & Design)
- Environmental Engineering Services

RGEC understands that the services to be provided might include, but may not be limited to:

- General – A wide range of services may be required including, but not limited to:
  - Perform assigned duties and responsibilities upon issuance of Job Task Order or notice to proceed in accordance with the scope provided in such work order or notice or upon direction of the City's designee.
  - Work will consist of trades necessary to complete work as detailed in the construction documents, specifications and/or as directed by the City's Project Manager.
  - All work must comply with current codes in effect at the time of work and with all OSHA requirements. Appropriate safety and security of the construction site and related area, including staging area(s) and roadway(s) is required, and will be provided by the CM at no additional cost to the City.
  - Provide recommendations regarding construction feasibility, labor availability, material usage, time requirements and update completion date based on project plans, specifications, verbal instruction(s) or combination thereof.

- Prepare an Environmental Assessment in compliance with 24 CFR Part 58 and the National Environmental Policy Act (NEPA).
- Prepare cost estimates for alternative designs and material recommendations to improve project budget and its management.
- Prepare Guaranteed Maximum Price (GMP) to include any construction, material, labor, self-performed work and management cost, detailing each area of the proposal.
- Provide Value Engineering Services and make recommendations to assure compliance with GMP.
- Prepare/coordinate construction schedule for the Construction Team.
- Update schedules, activity sequences, and duration milestone dates as needed.
- Always provide site supervision during the requested services.

➢ Pre-Construction Phase
- Assist the City and the City's Professional Consultants during the scope development, preliminary design, and design development phases in evaluation of options for the project.
- Review environmental requirements using the Texas General Land Office (GLO) and US. Department of Housing and Urban Development HUD Exchange websites: https://recovery.texas.gov/grant-administration/technical-assistance/index.html https://www.hudexchange.info/
- Complete the Environmental Assessment using the attached template.
- Establish the master project schedule identifying all different phases and all milestone items.
- Develop a project budget and itemized Guarantee Maximum Price (GMP) upon negotiations with the City. The GMP shall include the substantial completion date of the project.
- Review and familiarize itself with all reports, surveys, drawings, tests and results concerning the condition of existing facilities, systems, structures, and sites.
- Work with and coordinate activities with any other contractors that the City contracts work with for the project.
- Review all applicable documents to ensure constructability and to minimize change orders.
- Review the project design to identify long-lead procurement items and equipment/materials which are eligible to be purchased by the City as direct material purchases.
- Coordinate with the City's Professional Consultants to finalize construction documents and develop bid packages.

➢ Procurement (Bids and Awards)
- Schedule and conduct pre-bid conferences with the interested subcontractors, material suppliers, and equipment suppliers.
- Assess conditions in the construction market to identify factors that will or may affect costs and time for completing the project.
- Identify and solicit multiple bid packages that together will represent the entirety of the scope of work for the project.
- Compile bid specifications and packages, utilizing City's bid procedures, obtaining bids for any and all construction, sub-contractor, material suppliers, including direct material purchases.
- Solicit, advertise, accept, review, and, based on approvals by the City, award bids to qualified subcontractors based on the bid packages identified.

- Construction Phase
  - Schedule and plan construction meetings, take and issue meeting minutes, and attendance sheets as directed by the City's Project Manager.
  - Coordinate with the Professional Consultants and IDA to schedule and conduct Pre-Construction meetings with subcontractors.
  - Plan and recommend timing for the release of drawings and specifications to enable phasing of construction project.
  - Maintain and update the master project schedule, detailed construction schedules, submittal schedules, inspection schedules, and occupancy schedules.
  - Provide materials to job site in a timely manner and assure their safe keeping, meeting the terms of the contract, adhering to project scheduling, and direct material purchase program.
  - Develop, implement cost controls, and provide financial accounting services for documentation of projects.
  - Coordinate on-site construction management services including, but not limited to:
  - progress job site meetings
  - maintain daily on-site project log and schedule report
  - oversee quality assurance testing and inspection programs
  - monitor construction management staff and subcontractor work performance for deficiencies
  - maintain record copy of all contract documents
  - coordinate requests for information (RFI) submittals
  - review adequacy of and oversee and ensure compliance with construction management staff and subcontractor safety programs and policies.

- Close-Out Phase
  - Assemble and deliver sufficient hard copies and electronic copies on USB/Flash Drive of closeout documents, parts and operational manuals, and repair and parts manual.
  - Coordinate project close-out, start-up and transition to operation
  - Coordinate completion of As-Built documents with City's Building Official and Project Manager.
  - Complete or coordinate completion of punch-list items generated by the City's Professional Consultant and the City's representatives during their inspections.
  - Coordinate with the City's Professional Consultant to provide complete Project records including Project Manual and CAD drawings corrected to show all construction changes, additions, and deletions compared to the Construction Document.
  - Coordinate with the City's Building Official to prepare the Certificate of Final Inspection.
  - Coordinate and conduct Building Warranty Inspections
  - Warrantee all workmanship and material for one (1) year following substantial completion.
  - Ensure coordination and implementation of equipment training for City staff.
  - Provide USB/Flash Drive for all project photos.
  - Project video record of any training provided to City's staff.

RGEC has extensive experience and has provided professional engineering services for multiple local government agencies on locally funded public works projects, federally funded construction projects, public transportation related projects, and projects located in this general region of the state for local government agencies. This past experience makes **RGEC** uniquely qualified to provide engineering services to the **City**.

RGEC is currently pre-certified by TXDOT in various work categories as listed in the following table.

TXDOT CERTIFICATIONS	
3.2.1	ROUTE STUDIES & SCHEMATIC DESIGN
4.2.1	ROADWAY DESIGN
4.4.1	FREEWAY INTERCHANGES
8.1.1	SIGNING, PAVEMENT MARKING, AND CHANNELIZATION
10.1.1	HYDROLOGIC STUDIES
10.2.1	ROADWAY HYDRAULIC DESIGN
10.3.1	BRIDGE HYDRAULIC DESIGN
11.1.1	ROADWAY CONSTRUCTION MANAGEMENT AND INSPECTION
15.1.1	RIGHT-OF-WAY SURVEYS
15.2.1	DESIGN SURVEY
15.2.2	CONSTRUCTION SURVEY

Additionally, **RGEC** specializes and has experience in the following types of engineering projects:

Transportation Services

- Streets & Highways
- Roadway Geometrics
- Signing & Striping
- Traffic Control Plans
- Traffic Signal Design
- Airport Design

Drainage Services

- Hydrologic Studies
- Hydraulic Design
- Storm Sewer Design
- Drainage Channel Design
- Detention Ponds
- Floodplain Mapping

Land Surveying Services

- Residential & Commercial Land Surveys
- Residential & Commercial Improvement Surveys
- Acreage Surveys
- ROW & Easement Parcels
- Topographical Surveys
- Construction Staking
- ALTA Surveys
- Elevation Certificates

Land Development Services

- Feasibility Studies
- OSSF Site Evaluations
- Drainage Studies / Reports
- Subdivision Plans
- Civil Site Plans

Subdivision Plat Processing & Reviews

Water Resources

- Water Distribution
- Wastewater Planning/Collection/Treatment
- Pumping/Lift Stations
- Storm Water Pollution Prevention Plans
- Pre-treatment Compliance
- Public Works
- Pumping/Lift Stations

Other Services

- Environmental Services
- Project Management
- Construction Phase Services
- Permitting
- Landfill Services
- Municipal Engineering

RGEC specializes and has provided professional engineering services for various clients in both the public and private sectors. The staff at **RGEC** has diversified experience in providing professional engineering services and over 1850 engineering and land surveying projects completed. **RGEC** can provide clients the expertise and innovation necessary to provide cost-effective solutions.

ABILITY TO MEET SCHEDULES & DEADLINES



RGEC is committed to providing the **City** with the attention it deserves. The firm has the capability to incorporate any project into its current schedule with ease. The firm is fully staffed and includes ***three (3) registered professional engineers and one (1) registered professional land surveyor***. With this amount of professional staffing, the firm is able to distribute the work strategically to enable work on multiple projects simultaneously. In addition, the firm's current workload is significantly less than the usual workload; thus, the firm finds itself ready and able to commence providing engineering services to the **City** immediately after negotiating an agreement. The approach and philosophy at **RGEC** is to have efficient management and quality control as part of every project. This approach enables **RGEC** to deliver services on time and within budget. At **RGEC**, "**quality**" is the responsibility of the entire staff. Management sets the "**quality**" standards and each team member works to achieve those standards.

A Quality Control Plan will be developed for each task. This plan allows **RGEC** to identify objectives and priorities as well as establish quality control policies and requirements for each team member. The plan also establishes schedules and milestones, scope of the work to be undertaken, and a working budget. The schedule will provide work sequences and review times of the work to be performed. **RGEC** will diligently pursue the completion of the task, as defined by the milestones and deliverable due dates outlined in the schedule. **RGEC** will attend meetings with the **City** to communicate all progress and to assist in the decision-making process as requested. **RGEC** will also assist the **City** at meetings with other entities as may be needed. **RGEC** will have regular meetings with the **City** to keep them abreast of the progress on the task.

The project manager will be responsible for all project coordination and communication with the **City's** appointed project personnel. Communications in the form of meetings, email, on-line communications, or telephone conversations will all be documented, and minutes or notes of these communications will be distributed to all interested parties.

Below is description of basic steps involved in developing a project. Construction inspection, construction management, and construction materials testing are not included but will be an important part of the professional services to be provided to the City of Harlingen.

Preliminary Engineering - Once the **City of Edinburg** is ready to commence a project, the Project Manager will coordinate with City officials to clearly determine the scope of the work to be undertaken. A preliminary project concept conference may be conducted if it is found to be beneficial. A topographic and possible right-of-way survey will be conducted to obtain the necessary information to begin the drainage analysis and design and to determine the available existing right-of-way. A geotechnical survey will be conducted to determine the condition of the existing soils for use in the drainage improvements design. A detailed hydrologic and hydraulic study will be conducted to determine volumes of storm water runoff to be managed. With this data,

the needed drainage improvements will be developed.

Alternatives for improvements will be developed for consideration and further refinement. Existing utilities will be identified and taken into consideration in the final design decisions. If acquiring right-of-way is found to be feasible, then preliminary right-of-way parcels will be developed. Finally, a preliminary engineer's estimate of probable costs will be developed for further planning of the project.

Schematics – Using the information developed, preliminary schematics showing the proposed improvements and any additional right-of-way required will be developed. The Project Manager will conduct meetings with **City of Edinburg** to obtain their input and finalize the schematic. Once the schematic is completed, the preliminary engineering phase will be complete.

Development of Project - Once a decision is made to develop plans and specifications for the project, the Project Manager will begin the development of any needed individual parcel sketches with metes and bounds descriptions to commence the right-of-way acquisition process while the plans are being developed. He will develop detailed construction plans for the proposed improvements. These plans will include any needed drainage structures layouts, plan and profile sheets, general notes, and plan details. Concurrent with the design, the right-of-way acquisition will be taking place, appraisals will be made, and right-of-way negotiations will take place. Any utility adjustments identified will be coordinated with the appropriate utility companies during the right-of-way process. Once the design is finalized, the right-of-way is acquired, and utilities are adjusted, the project can be let to bid.

Project Letting and Construction – Once bids are received, the bids will be publicly opened, and the lowest qualified responsive bidder will be awarded the project. The Project Manager will assign a resident project inspector to the project to see that the Contractor constructs the project according the plans and specifications. The materials will be tested by the Materials Testing Lab to verify that the materials used meet the requirements of the specifications. Upon completion of the construction, the Project Manager will conduct a final inspection in the presence of the Contractor and City of Harlingen officials. Incomplete or unsatisfactory work items, discovered during the inspection, will be completed by the Contractor prior to accepting the project.

Exceptions to the Above Procedure - Projects that will be constructed by **City of Edinburg** work forces may not require plans and specifications developed to the same level of detail. The plans will contain sufficient information so that the workers will be able to clearly determine the intent of the project. The Project Engineer will be available to visit the project site, review plans with City officials and clearly answer any questions that may be raised and will visit with **City** officials as many times as necessary to assure a quality project.

RGEC has provided engineering services to multiple governmental agencies. The following is a list of projects, ongoing and completed, by **RGEC** within the last 2 years for various governmental agencies along with contact and phone number information for each project.

2019 Bond Drainage Projects (Jay & Main Improvements) – McAllen, Texas.

RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for preparing plans and specifications for the construction of drainage improvements for an area in the vicinity of Jay Ave and Main St. A study/report providing an analysis of the area's needs was prepared and presented to the City. Plans and specifications are being prepared. During the construction phase, periodic construction site observations for proposed drainage improvements will be done. **RGEC** will provide construction administration and inspection during the construction phase of the project. This project is in the design phase.

Owner: City of McAllen
Contact: Mario Cruz, PE / Project Engineer
Phone: (956) 681-1181

2018 Bond Drainage Projects (Group C) – McAllen, Texas.

RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for developing solutions for the Stormwater Management Improvements Projects, Group C Projects. A topographic survey of the existing streets, drainage system, spotted utilities, and existing right-of-way was performed for each of the 6 project locations. A drainage analysis and design were performed, to determine what improvements were needed to alleviate current flooding issues within the 6 project locations. A schematic design of the proposed improvements was prepared for review and approval by the City of McAllen. Construction plans, specifications, cost estimates and bid documents for bidding the 6 projects together were prepared for advertising the project and obtaining bids. During the construction phase, periodic construction site observations for proposed drainage improvements for the Group C Projects are being done. **RGEC** is providing construction administration and inspection during the construction phase of the project. This project is under construction.

Owner: City of McAllen
Contact: Mario Cruz, PE / Project Engineer
Phone: (956) 681-1181

Various Streets Rehabilitation Project – La Feria, Texas.

RGEC was contracted by the City of La Feria to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the reconstruction and/or repair of 37 street sections throughout the City of La Feria, Texas. **RGEC** is providing construction administration and inspection during the construction phase of the project. This project is complete.

Owner: City of La Feria
Contact: Jaime Sandoval / City Manager
Phone No: (956) 797-5561

PSJA Tri-City Pedestrian Improvements Project (Phase I) – Pharr, Texas.

RGEC was contracted by the City of Pharr to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the design of sidewalk and ramps in the vicinity of 3 different elementary schools throughout the PSJA area to meet ADA standards. The plans will consist of a layout showing the proposed sidewalk location. Details will be provided to include cross-sections at each driveway or roadway crossing. Both cross-slope and longitudinal slope will be verified to meet ADA standards. Details will be provided to either go around, relocate, or adjust any obstructions encountered, such as mailboxes, water valves, or sanitary sewer cleanouts. The Engineer will also include the necessary TxDOT standard details required for both the sidewalk and ramps as well as traffic control. **RGEC** will provide construction administration and inspection during the construction phase of the project. Project is under construction.

Owner: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phoner: (956) 402-4221

North Hutto Road Improvements Project – Donna, Texas.

RGEC was contracted by the City of Donna to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the reconstruction and/or repair of N. Hutto Road, with approximate limits being Interstate 2 on the north and will go approximately 750 feet south of I-2. The street will be reconstructed and/or repaired with an asphalt pavement. As part of the project development, and to improve the drainage conditions of the local area, coordination with TXDOT will be done to obtain approval for connecting additional inlets to the TXDOT drain line that runs from along I-2. The connections from any new inlet to the TXDOT drain line will be by a bleeder line as approved by TXDOT. A boundary and topographic survey were performed to establish horizontal and vertical control and benchmarks for use in the development of the project were set. Cross-sections of the project at every 100' were done to collect detailed topographic information. The existing right-of-way was mapped using existing plat information. Close coordination with utility companies was done in order to identify and resolve potential conflicts with underground utilities. This project is complete.

Owner: City of Donna
Contact: Daniel Ramirez / Asst. Public Works Director
Phone Number: 956-464-6960

Owassa Road Waterline & Sanitary Sewer Relocations – Pharr, Texas.

RGEC was hired by TEDSI Infrastructure Group to provide engineering services required for the preparation of the plans, specification and estimate, and related documents for joint bidding with the Owassa Road project by TxDOT under CSJ 0921-02-140. This City of Pharr Water and Sanitary Sewer relocations project included the 12" (twelve inch) Owassa Road Water line improvement/relocation and upgrade of the existing 8" (eight inch) water main line along the south side of the Owassa Road from Jackson Road to Sugar Road, adjustment/relocation of an existing 8" water line west of Sugar Road, and the Sanitary Sewer relocation of the existing sanitary sewer lines in

conflict with the proposed Owassa Road West and East Outfall along Minnesota Road at the crossing west of Sugar Road and along the center line of Minnesota Road between Sugar Road and West of the I-69C (US 281 Expressway southbound frontage road). This project is complete.

Owner: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phone: (956) 402-4221

In addition to the various civil engineering projects listed above, **RGEC** provided engineering services for multiple Border Colonia Access Roads Program projects. Work consisted of developing plans and specifications for the improvement of existing colonia streets which were upgraded to curb and gutter residential streets and included a storm sewer system. Sidewalks were also included where funding was available. Survey work included identification of road right-of-way, topography, and construction staking. Below is a list of Colonia Projects that were done by **RGEC**, some of which were completed more than 5 years ago.

Country Living Estates	Pentecostal Subdivision
El Charro Subdivision No. 2	Primavera I
Eldora Gardens Subdivision	Rancho Escondido Subdivision
Las Fuentes Subdivision	Red Barn Subdivision
Las Haciendas	Roadrunner Subdivision II
Las Milpas Subdivision	RSW Unit I
LJ Subdivision #1	Santana (Nadia Street) Subdivision
McColl Estates Subdivision	South Tower Estates
Morning Sun Subdivision	Southfork Estates Subdivision
North Alamo Village	Southside Village Subdivision
Northside Village Subdivision	Tiny Acres Subdivision
Val-Bar Subdivision	

RGEC has one office located at 130 E. Park Avenue, Pharr, TX 78577 which will be providing services for the **City of Edinburg**.

To handle part-time staffing needs for smaller assignments, **RGEC** has the financial stability and resources to hire additional personnel and has done so in the past. **RGEC** maintains an excellent working relationship with several local firms. *If necessary, the firm would request permission to sub-contract work on a project by project basis.*

C. TEAM MEMBER QUALIFICATIONS & EXPERIENCE

Ramiro Gutierrez., PE
President and Principal In Charge

Professional Engineer, State of Texas, #65948

Hernan A. Lugo, PE, CFM
Engineering Design / Quality Control

Professional Engineer, State of Texas, #108728

Certified Floodplain Manager, State of Texas Certification #1747-09N

Certified Stormwater Manager

Certified Water Quality & Bacteria Monitor

Professional Engineer, State of Florida, #74961

Pablo Soto, Jr., PE, RPLS
Survey Project Manager

Registered Professional Engineer, Texas, #66278

Registered Professional Land Surveyor, Texas, #4541

RGEC is a fully staffed professional engineering and land surveying firm located in Pharr, Texas. The firm is registered to practice in the State of Texas with **engineering firm number F-486** and **land surveying firm number 101650-00**. Copies of the firm's current registration certificates are provided on page 15. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. With **three (3) professional engineers, one (1) engineer- in – training, and one (1) RPLS** on staff, **RGEC** can assure each project will receive the professional attention it merits. The firms' capabilities and diversity enable **RGEC** to devote personal attention to the City. **RGEC** provides clients the expertise and innovation necessary to provide practical, cost-effective solutions.

RGEC has been in business for 26 years, having begun operation in 1998. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease.

Mr. Ramiro Gutierrez, PE, will be the primary contact for this contract and will be responsible for the day-to-day dealings with the City. Mr. Gutierrez is a longtime resident of the Rio Grande Valley and is extremely knowledgeable of the Rio Grande Valley area, the people, and their needs. He grew up in San Juan, Texas**,** and currently resides in Pharr, Texas.

Mr. Gutierrez has more than 35 years of professional experience and is registered with the State of Texas as **Professional Engineer #65948** and is TXDOT pre-certified to provide civil engineering services. He is a former Texas Department of Transportation (TXDOT) engineer where he worked in various capacities in the Pharr District, in Austin and the Corpus Christi District. While working with TXDOT for 14 years, Mr. Gutierrez moved up the ladder and his last position with TXDOT was that of Area Engineer in the Alice Area Office. He was responsible for the design, construction, maintenance and operation of the State highway system in all of Jim Wells and Kleberg Counties and part of Live Oak and Nueces Counties. While at TXDOT, one of Mr. Gutierrez' tasks was being responsible for the environmental assessments for the Pharr District.

In addition to Mr. Gutierrez, a key member of the staff at **RGEC** is Mr. Hernan A. Lugo, PE, CFM. Mr. Lugo is registered with the **State of Texas as Professional Engineer #108728** and **CFM Certification #1747-09N**. He grew up in Caracas, Venezuela and graduated from Universidad Nueva Esparta in Caracas, Venezuela with a Bachelor of Science degree in Civil Engineering in 1998. In 2011 he earned a Master of Science degree in Environmental Engineering from Texas A&M University at Kingsville.

Mr. Lugo has more than 25 years of experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager. Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In the meantime, he developed and maintained an excellent working relationship with private and public agencies as well with other engineering firms. He has worked in various capacities in the region and coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

Another key member of the staff at **RGEC** is Mr. Pablo Soto, Jr., PE, RPLS. Mr. Soto is registered with the **State of Texas as Professional Engineer #66278** and **Registered Professional Land Surveyor #4541**. He is TXDOT pre-certified to provide land surveying services and is a long-time resident of the Valley. Mr. Soto grew up in San Juan and currently resides in Pharr. He has a long history of working in the Rio Grande Valley as a consultant in professional engineering and land surveying. Mr. Soto has extensive surveying experience in South Texas and provides a vast and in-depth knowledge of the local area with his tremendous background in design engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also performs boundary surveying services for acquisition of right-of-way and easements on municipal projects. He has developed and maintained an excellent working relationship with various public agencies in the Rio Grande Valley as well with other engineering firms.

The staff at **RGEC** has more than 75 years of combined and diversified professional engineering and surveying experience and over 1,850 engineering and land surveying projects completed. **RGEC** is a well-staffed civil engineering and land surveying firm. The firm has extensive experience and has provided professional engineering services for multiple local government agencies on locally funded public works projects, federally funded construction projects, and projects located in this general region of the state. This experience makes **RGEC** uniquely qualified to provide engineering services for the **City**.



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-486

Expiration Date
7/31/2025



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R. GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10165000

Expiration Date
12/31/2024

Experience with Government Agencies

RGEC has considerable knowledge and experience working with various government agencies throughout most of the South Texas Region; and as such is familiar with Federal, State and Local Regulations, Policies and Procedures.

RGEC has experience developing projects for or while coordinating with many governmental agencies. **RGEC** has developed projects for the cities of Edinburg, Pharr, McAllen, TXDOT, Cameron County, Hidalgo County, the Regional Mobility Authority, the cities of Pharr, McAllen and **Edinburg** and various school districts across the Rio Grande Valley. These projects have consisted of parking lots, roadways and street projects, overpass design projects, traffic signal design projects, airport expansion projects, water and sanitary sewer infrastructure projects. On many of these projects, **RGEC** has been required to coordinate with various governmental agencies such as **the International Boundary & Water Commission, the US Army Corps of Engineers, US Fish & Wildlife, Texas Parks & Wildlife, Texas Historical Commission, Texas Commission on Environmental Quality (formally Texas Natural Resources Conservation Commission), Texas Department of Transportation, Federal Highway Commission, Federal Aviation Administration, Federal Emergency Management Agency**, and many others.

Additionally, our staff is familiar with the requirements of numerous utility companies such as Texas Gas Service, American Electric & Power, Magic Valley Electric Coop, Time Warner Communications/Spectrum, Oil/Gas Exploration/Production, Sprint, Verizon, and ATT. This list of agencies/companies is as follows:

R. Gutierrez Engineering Corporation

EDUCATION

- Bachelors of Science in Civil Engineering

  University of Texas at Austin, Austin, Texas
  1983

PROFESSIONAL REGISTRATION

- Professional Engineer, State of Texas, #65948

LANGUAGE

- Speaks proficient English and Spanish.

AFFILIATIONS

- National Society of Professional Engineers, President of RGV Chapter
- American Society of Civil Engineers
- American Concrete Institute

LEADERSHIP AND COMMUNITY INVOLVEMENT

- City of Pharr Building Standards Commission
- City of Pharr Board of Adjustments
- City of Pharr Civil Service Commission (Previous Member)

YEARS WITH FIRM

26 Years

PE LS
Texas Board of Professional Engineers and Land Surveyors

Ramiro Gutierrez., PE

President and Principal In Charge

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Ramiro Gutierrez, PE is the principal of R. Gutierrez Engineering Corporation and through his broad range of experience offers his clients a commitment of unsurpassed integrity, excellence and satisfaction. Mr. Gutierrez is proud of his excellent reputation in meeting client's aggressive schedules, and his ability to assemble multi-disciplinary project teams to give the client the specialized attention and service they merit.

Mr. Gutierrez, PE is a long-time resident of the Rio Grande Valley. He grew up in San Juan, Texas, and currently resides in Pharr, Texas. He is a former Texas Department of Transportation (TXDOT) engineer. While with TXDOT, Mr. Gutierrez worked in various capacities in the Pharr, Austin, and Corpus Christi Districts. His last position with TXDOT was that of Area Engineer in the Alice Area Office where he was responsible for the design, construction and maintenance activities on State roads in Jim Wells, Kleberg, Live Oak and Nueces Counties. Before opening his own firm, Mr. Gutierrez worked for a large engineering firm as a Project Manager responsible for developing transportation, municipal and site development type projects. Since founding his own firm Mr. Gutierrez has worked extensively in the Hidalgo County area on a wide variety of projects including municipal infrastructure projects related to streets, drainage, water, sanitary sewer, parks, etc., and has become intimately familiar with the local area's characteristics

Mr. Gutierrez is a licensed Professional Engineer with over 34 years' experience in management, design, construction and maintenance of drainage, highway, airport, street, and utilities projects. The work involved analyzing and developing design alternatives, developing construction plans and bid packages; managing sub-consultant design and surveying contracts; managing construction projects; recommending, approving and processing change orders; assuring compliance with state and federal policies and procedures; monitoring project costs; developing and implementing maintenance action plans; recommending and implementing changes in the operation of our transportation system; providing quality customer service; developing and maintaining good working relationships with local public officials.

Mr. Gutierrez has worked as a Project Engineer and designer multiple street, drainage, roadway, and utility improvement projects, some which included flood plain mapping and flood elevation studies in the south Texas and Rio Grande Valley areas. He has analyzed and developed preliminary engineering design alternatives, prepared final design, final construction plans and technical specifications and contract documents for the projects. Managed the construction of projects assuring compliance with the plans and specifications all the way through final inspection, project acceptance and final payment to contractor. Assured that industry standard construction procedures were followed on all projects.

R. Gutierrez Engineering Corporation

Education

- Master of Science in Environmental Engineering Texas A&M University at Kingsville, Kingsville, Texas 2011

- Bachelors of Science in Civil Engineering Universidad Nueva Esparta, Caracas, Venezuela 1998

Professional Registration

- Professional Engineer, State of Texas, #108728
- Certified Floodplain Manager, State of Texas Certification #1747-09N
- Certified Stormwater Manager
- Certified Water Quality & Bacteria Monitor
- Professional Engineer, State of Florida, #74961

Language

- Proficient in English & Spanish

Affiliations

- American Society of Civil Engineers
- American Water Works Association
- American Public Works Association
- Environmental & Water Resources Institute
- American Planning Association
- Texas Floodplain Association
- International Code Council

Years with Firm

14 Years

PE LS
Texas Board of Professional Engineers and Land Surveyors

Hernan A. Lugo, PE, C.F.M.

Engineering Design / Quality Control

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Hernan A. Lugo, PE, CFM grew up in Caracas, Venezuela and worked as a resident engineer for a private firm in Venezuela from 1998 to 2001 where he provided design and project management services for various civil engineering projects. In 2001, Mr. Lugo moved to Miami, Florida where he worked for Voice Stream, Inc. as a technical consultant for the sales force.

Mr. Lugo graduated with a Bachelor of Science degree in Civil Engineering in 1998 and a Master of Science degree in Environmental Engineering in 2011. Mr. Lugo is licensed by Texas Board of Professional Engineers to practice civil and environmental engineering under license #108728 and has more than 13 years experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager.

Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In that position, he developed and maintained and excellent working relationship with privates and public agencies as well with other engineering firms. He has worked in various capacities in the region and also coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

RECENT PROJECTS

2018 Bond Drainage Projects (Group C) – McAllen, Texas. RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for developing solutions for the Stormwater Management Improvements Projects, Group C Projects. A topographic survey of the existing streets, drainage system, spotted utilities, and existing right-of-way was performed for each of the 6 project locations. A drainage analysis and design were performed, to determine what improvements were needed to alleviate current flooding issues within the 6 project locations. A schematic design of the proposed improvements was prepared for review and approval by the City of McAllen. Construction plans, specifications, cost estimates and bid documents for bidding the 6 projects together were prepared. During the construction phase, periodic construction site observations for proposed drainage improvements for the Group C Projects are being done.

2019 Bond Drainage Projects (Jay & Main Improvements) – McAllen, Texas. RGEC was contracted by the City of McAllen to provide professional engineering and surveying services to preparing plans and specifications for the construction of drainage improvements for an area in the vicinity of Jay Ave and Main St. A study/report providing an analysis of the area's needs was prepared and presented. Plans and specifications are being prepared. During the construction phase, periodic construction site observations for proposed drainage improvements will be done.

R. Gutierrez Engineering Corporation

Education

- Bachelors of Science in Civil Engineering

  Texas A&I University
  Kingsville, Texas, 1982

Professional Registration

- Registered Professional Engineer, Texas, #66278
- Registered Professional Land Surveyor, Texas, #4541

Language

- Speaks proficient English and Spanish.

Leadership and Community Involvement

- City of Pharr City Commissioner (Previous Member)
- Pharr Economic Development Corporation (Previous Member)

Years with Firm

15 Years

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Pablo Soto, Jr., PE, RPLS

Survey Project Manager

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Pablo Soto, Jr., PE, RPLS grew up in San Juan and is a resident of Pharr, Texas. He has had a long working experience as a consultant in civil engineering and surveying. Mr. Soto provides a vast and in depth knowledge of the San Juan area with his background in civil engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also is responsible for all property boundary surveys for the office. He has developed and maintained an excellent working relationship with various private and public agencies as well as with other engineering and land surveying firms. Mr. Soto brings over 30 years of professional surveying experience to our team. Mr. Soto's experience includes all types of Land Surveying, Parcel Descriptions, Subdivision work and TX-DOT Right of Way Surveying & Parcel Descriptions. Most of his experience has been in the South Texas community.

RECENT PROJECTS

Owassa Road Right-of-Way & Topographic Survey – Pharr, Texas. Worked as Project Survey Manager responsible for surveying services needed to provide topographic surveying and right-of-way mapping services to the City of Pharr. Topographic surveys included cross-sections every 100' to 10' outside the proposed right-of-way when possible. Driveway cross-sections were also obtained with driveways being identified by type of access and type of surface. Approximate centerline stations were identified. Drainage structure types and flow lines were also obtained. Fences, mailboxes, and signs were tied down. Utilities were marked as per DIGTESS and utility company information. A right-of-way map was prepared using the most current adjoining information such as deeds, plats, ownership information and title reports provided by owner. Six individual parcels were prepared for use in acquisition of additional right-of-way.

URS Surveys – Rio Grande Valley, Texas. As part of URS's contract for Management Services for Community Development Block Grant Disaster Recovery Program for Hurricane Dolly with the Lower Rio Grande Valley Development Council, RGEC was hired to provide detailed topographic and boundary surveys for all the properties within the Rio Grande Valley. Surveys included legal description of properties, utility easements, improvements including but not limited to houses, fences, driveways, trees over 6" in diameter, sidewalks, slabs, etc…, utility locations, staking of property corners, building setback lines and plat of property to meet permitting requirements for construction of a single family residential structure. Multiple properties also required elevation certificates.

Scott Sloan & Veterans Memorial Parks Project – La Feria, Texas. RGEC was contracted by the City of La Feria to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for constructing various improvements to two (2) existing municipal parks in La Feria, Texas. Improvements included upgrades to sports fields, installation of new score boards, construction of playscapes, parking lot expansions, and addition of new bathroom facilities.

D. REFERENCES / PROJECTS WITH THE CITY OF EDINBURG

The following is a list of references for **RGEC**:

City of Pharr
Owassa Road Waterline & Sanitary Sewer Relocations
Ms. Maria Rangel, PE
Project Engineer
118 South Cage Boulevard
Pharr, TX 78577
956-402-4221

City of McAllen
2018 / 2019 Bond Drainage Projects
Mario Cruz, PE
Project Engineer
301 N. 15th Street
McAllen, TX 78501
956-681-1151

City of La Feria
Various Streets Rehab
Mr. Jaime Sandoval
Former City Manager
115 E Commercial Ave
La Feria, TX 78559
956-566-0711

Hidalgo County Regional Mobility Authority
SH365
Mr. Pilar Rodriguez, PE
Executive Director
118 S. Cage Blvd, 4th Floor
Pharr, Texas 78577
Number: 956-402-4762

Hidalgo County Drainage
District No. 1
2018 Bond Referendum Projects
East Mercedes Project 10B
Raul Sesin, PE
District Manager
902 N. Doolittle Road
Edinburg, TX 78542
956-292-7080

PREVIOUS EXPERIENCE WITH THE CITY OF EDINBURG

Listed here for reference regarding the success and capabilities of the firm's past services are five individual projects for which **RGEC** performed engineering services for the **City**.

1. **Edinburg Downtown Water Treatment Plant – Edinburg, Texas.** The firm was responsible for the engineering design of underdrain rehabilitation at the Edinburg Downtown Water Treatment Plant. The work includes review of current water quantity & quality issues, evaluation of applicable regulations, review of past inspection reports, and discussion of current operations to identify & address issues. Design drawings were prepared showing existing facilities and proposed facilities. Pipes & blower for filter backwash were sized and hydraulic calculations for the proposed modifications were done. Services involved preparing estimates, preparing bid packages, assisting during the bid process, construction phase services, surveying services and periodic site observations will be provided. Record drawings will be issued at completion of the project.

2. **University Drive Topography – Edinburg, Texas.** RGEC was hired by the City of Edinburg to provide a detailed topographic survey of University Drive (SH107) from 10th Avenue west to approximately 100' west of 6th Avenue. The firm obtained cross sections from ROW to ROW at 100' intervals and all appropriate locations providing information regarding existing median, median openings, private & commercial driveways, sidewalks, ramps, drainage structures, fences, signs, mailboxes, traffic signals and utilities. The survey was provided to the City in AutoCAD format.

3. **Edinburg Land Fill – Edinburg, Texas.** The firm was responsible for the civil site plan and surveying services for construction of the Edinburg Landfill Administrative Office & Maintenance Yard Complex. The work includes sanitary sewer, water, drainage, grading, paving and dimensional control plans. Final schematic design of the proposed civil-site improvements was also developed. Cost estimates of the work developed by the engineer were prepared for bidding purposes. Bid documents for the engineer's work were also prepared and delivered to the architect. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

4. **Jackson Road Paving & Drainage – Edinburg, Texas.** Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

5. **Canton Road Paving & Drainage – Edinburg, Texas**. Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

E. INSURANCE

RGEC carries $2,000,000.00 of general aggregate liability insurance with a $1,000,000.00 limit per each occurrence. The firm also carries $1,000,000.00 auto liability insurance, the required workman's compensation insurance and $1,000,000 of professional liability coverage. A copy of a current insurance certificate is included in "Appendix A – Additional Information and Submittals". A completed City of Edinburg Certificate of Insurance will be provided immediately after award of contract showing RGEC's type of insurance and coverage limits as stated above. Types of insurance to be verified are Commercial General Liability, Texas Business Automobile Liability, Worker's Compensation, and Professional Liability Coverage.

The following is a list of insurance claims against the firm within the past 5 years:

- 2019 – Workers Comp. – 1 Claim
- 2022 – Automobile – 1 Claim
- 2023 - Workers Comp. – 1 Claim

F. PROFESSIONAL SERVICES AGREEMENT

RGEC has read the Professional Services Agreement provided in the **City's** request for statements of qualifications and will meet all the prerequisite insurance requirements. RGEC also agrees to enter into a Professional Services Agreement such as the one provided.

G. CONTACT INFORMATION

Below are the names and information for 2 contact persons for **RGEC**.

Name:	Ramiro Gutierrez, PE	**Name**:	Javier Gutierrez
Title:	President	**Title**:	Office Manager
Address:	130 East Park Avenue, Pharr, Texas 78577	**Address**:	130 East Park Avenue, Pharr, Texas 78577
Phone:	(956) 782-2557	**Phone**:	(956) 782-2557
Mobile:	(956) 227-2154	**Mobile**:	N/A
Email:	rgutierrez@rgec.net	**Email**:	javier@rgec.net

H. PRESENTATION

RGEC is proud to present our professional land surveying qualifications by submitting electronically.

Request for Qualification
2024-3
Community Development Block Grant-Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements

PREPARED BY:

200 S. 10TH ST. SUITE 1500
MCALLEN, TEXAS 78501
PHONE: (956) 702-8880
FAX: (956) 702-8883

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THE CITY OF Edinburg

Engineering Firm Reg # 10602 Surveying Firm Reg # 101416-00
200 S. 10th Street, Suite 1500, McAllen, Texas 78501 Phone: (956) 702-8880 Fax: (956) 702-8883

July 30, 2024

Mardoqueo Hinojosa, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

RE: **Request for Qualifications #2024-3 Community Development Block Grant- Disaster Recovery (CDBG-DR) Chapin Pumps Rehabilitation Drainage Improvements**

Greetings Mr. Hinojosa,

SAMES, Inc. ("SAMES") is extremely interested and pleased to present our Qualifications for professional Engineering Services to the City of Edinburg ("City"). We have reviewed the Request for Qualifications and strongly believe that our extensive experience in quality engineering along with our team mentality and commitment to the City of Edinburg will deliver the best solution for this project.

SAMES' professionals have considerable experience working with municipalities to analyze, design, and provide strategic support for infrastructure improvements that will enhance the quality of living for our local communities. Our team is especially skilled in the design of public improvements and performance of Storm Sewer Analysis, Environmental Assessments, Utility Coordination, Regulatory Compliance, and Construction Administration of State or Federally funded projects. Additionally, we offer in-house support services including surveying, drafting, environmental compliance, and construction management and inspections. Due to our definitive experience with CDBG funded projects, this specific scope of work, and our history of successfully completing similar projects within the South Texas region, we are confident in our ability to perform this work in a professional, timely and cost-effective manner.

I, Saul D. Maldonado, will be the primary point of contact for all correspondence and communications pertaining to this RFQ. As one of the two firm principals, I have the authority to submit this Statement of Qualifications and contractually bind the firm. Should you have any questions regarding our services or this Statement of Qualifications, my contact information is noted below.

Saul D. Maldonado, PE – Principal / President
200 S. 10th Street, Suite 1500, McAllen, TX 78501
O: (956) 702-8880 F: (956) 702-8883 M: (956) 451-5826
saul@samengineering-surveying.com

SAMES is committed to providing the City of Edinburg with excellent service in the performance and delivery of a fully functional project, delivered in compliance with all local, state, and federal funding requirements. To date we have not received any addendums to this RFQ. Thank you for your time and consideration of our qualifications.

Respectfully Submitted,

Saul D. Maldonado, PE
Principal / President

FIRM QUALIFICATIONS AND EXPERIENCE

SAMES is a minority owned company established in 2008 by Samuel and Saul D. Maldonado, two brothers with a vision to develop a legacy of leadership succession serving communities worldwide. Originally established as a professional engineering and surveying firm, SAMES expanded in 2010 and started providing general construction and construction management services. In 2013 SAMES expanded once more and added federal government contracting as another strategy for business growth. Today, SAMES proudly serves local, municipal, state, federal, and private/commercial clients from any one of our four (4) office locations: McAllen, TX; Harlingen, TX; Santa Fe, NM; Los Alamos, NM. SAMES is headquartered in McAllen, Texas.

Principal Owners:	**Office Locations:**	**General Information:**
Saul D. Maldonado Principal & President Mobile: (956) 451-5826 saul@samengineering-surveying.com Samuel D. Maldonado, PE, RPLS Principal & CEO Mobile: (956) 207-7130 sam@samengineering-surveying.com Firm Established: 2008	* The Chase Tower 200 S 10th St, Suite 1500 McAllen, TX 78501 222 E. Van Buren Ave, Suite 306 Harlingen, TX 78550 1596 Pacheco St, Suite 203 Santa Fe, NM 87505 1247 Central Ave, Suite 220 Los Alamos, NM 87544 * Location serving City of Edinburg	• Type of Organization: S-Corp. • Engineering Firm No.: F-10602 • Surveying Firm No.: 10141600 • Texas HUB No. 59680 • TxDOT DBE No. VN 23559 • Federal HUBZone No. 54823 • Small Disadvantaged Business • UEI No. DP31KANLHAT1 • Cage Code: 66n60 • TIN: 26-2941288

SAMES is registered and in good standing with the Texas Board of Professional Engineers and Land Surveyors. We are a certified Disadvantaged Business Enterprise **(DBE)**, a State of Texas Historically Underutilized Business **(HUB)**, and a Small Disadvantaged **HUBZone** firm certified through the U.S. Small Business Administration. SAMES is also administratively qualified and pre-certified with the Texas Department of Transportation (TxDOT) to provide civil engineering, surveying and related services for state and federally funded projects.

Uniqueness to Best Perform

SAMES specializes in a complete range of services in multiple professional disciplines, including Project/Program Management; Civil Engineering, Land Development, and Surveying; Construction Administration and Construction Engineering Inspection. We have a fully staffed and operational Survey and CADD department which allows us to research, collect, analyze and transfer technical data quickly and efficiently. SAMES' ability to provide project turnkey services will provide the best value to the City of Edinburg. Rather than working with multiple firms to successfully complete the project, the City can rely on the knowledge and responsiveness of one (1) firm that will ensure compliance with all design standards and applicable rules and regulations. Regardless of scope or size, SAMES can successfully manage this project from inception to completion.

Professional Services

SAMES provides client-focused quality Engineering, Surveying and Construction services. We offer design services that encompass CORE civil engineering disciplines: **Water Distribution Systems, Wastewater Collection Systems, Storm Sewer Collection Systems,** and **Roadway Design.** To better serve our clients, we have gradually expanded our services to include **Development and Planning**, **GIS and Mapping Services, Land Surveying**, **General Construction Services**, and **Construction Engineering Inspections**.

SAMES provides the following services in-house:

- **Design Services**
  - Civil Engineering
  - Construction Engineering Inspections
  - GIS and Mapping
  - Project Management
- **Development and Planning**
  - Subdivision Platting
  - Feasibility Studies
- **Land Surveying**
  - Topographic & Boundary
  - ROW & Utility Mapping
  - Aerial Mapping & LiDAR
  - Construction Staking
- **Construction Services**
  - General Contractor
  - Heavy Civil & Highway
  - Commercial & Institutional

Fundamental Engineering Service Areas

- *Planning, Research & Development*
- *Feasibility Studies & Engineering Reports*
- *Roadway Design*
- *Storm Water Collection Systems / Drainage Design*
- *Hydrology Analysis and Hydraulics Design*
- *Erosion and Sediment Control Designs*
- *Water and Wastewater Infrastructure Design*
- *ROW Mapping & Easement Acquisitions*
- *Plans, Specifications & Cost Estimates*
- *Procuring Federal/State/Local Grants/Permits*
- *Bid Procurement & Construction Administration*

Texas CDBG Experience

Many of the projects SAMES has completed have involved infrastructure improvements administered by state government agencies including Texas Department of Agriculture, Texas General Land Office, Texas Water Development Board, and Texas Department of Transportation. Working with these agencies and within their funding programs has provided SAMES' professionals with the requisite knowledge of federal funding requirements and rules / regulations that must be adhered to in order to remain within strict funding and regulatory compliance.

SAMES' professionals have particular experience in design and construction administration of projects funded by the Disaster Recovery Programs of the State's General Land Office (GLO) and the Texas Department of Rural Affairs' (TDRA) Community Development Block Grant Program (CDBG). The successful delivery of over 20 state funded projects, aimed to specifically address disaster recovery, and 9 CDBG funded projects addressing infrastructure improvements, is testament to our experience in contract administration of state government funded projects. These projects, listed

below, all called for compliance with federal requirements, strict document control and detailed progress reporting.

- *2020 San Juan CDBG Street Improvements*
- *2020 Donna CDBG Street Improvements*
- *2021 San Juan CDBG Street Improvements*
- *2021 La Joya CDBG Street Improvements*
- *City of Escobares CDBG Street Improvements*
- *City of Roma CDBG Street Improvements*
- *City of Rio Grande City CDBG Street Improvements*
- *2022 Sullivant City CDBG Street Improvements*
- *2023 San Juan CDBG Street Improvements*

Projects specifically funded by the Texas General Land Office Disaster Recovery Program or the Texas Department of Rural Affairs, Community Development Block Grant Program Disaster Recovery Division after Hurricanes Dolly and Ike include:

- *Barcelona Heights Subdivision Drainage Improvements, Penitas, TX*
- *Espanola Heights Paving and Drainage Improvements, Penitas, TX*
- *Pharr Downtown Drainage Improvements, Pharr, TX*
- *Hutto Road Drainage Improvements, Donna, TX*
- *Water Treatment Plant and Emergency Power Generator, Donna, TX*
- *Sullivan City Surveying and Land Acquisition Hurricane Relief, Sullivan City, TX*
- *La Rosita, Salineno, West Alto Bonito, Las Lomas, Starr County, TX*
- *La Villa Street, Roadway and Drainage Improvements, La Villa, TX*
- *GLO Disaster Recovery, Street & Drainage Improvements to Los Ebanos Road and Evie Subdivision, Palmhurst, TX*
- *Bentsen Palm Drive, La Homa Road and Goodwin Road Drainage Improvements, Palmview, TX*
- *Catarina Subdivision Street/Drainage Improvements, Progreso, TX*
- *City of Escobares GLO Disaster Recovery, Drainage Improvements, Escobares, TX*
- *Starr County GLO Disaster Recovery, Rnd. 2.1 Pavement and Drainage Improvements for Pct. 1, Pct. 2, Pct. 3 and Pct. 4, Starr County, TX*
- *Duval County Water & Sewer System Improvements, Freer & San Diego, TX*
- *Kleberg County Water & Sewer Improvements, Ricardo and Riviera, TX*
- *San Diego Municipal Utility District No. 1 Waterline Improvements, San Diego, TX*
- *Kleberg County GLO Disaster Recovery, Rnd. 2.1 Drainage Improvements to East Siesta Estates, West Siesta Estates and 772 Ranchettes Colonias, Kleberg County, TX*
- *Kleberg County GLO Disaster Recovery, Rnd. 2.2 Drainage Improvements, East Chavez Street and Country Meadows-Paisano Addition, Kleberg County, TX*
- *GLO Flood and Drainage Improvements, Delta Area Connector/East Lateral Colonia Infrastructure I (Bernal Heights #1, #2, and Bar #3), Hidalgo County, TX*
- *GLO Flood and Drainage Improvements, Delta Area Connector/East Lateral Colonia Infrastructure II (Acre Tract, Chapa North, and Chapa South), Hidalgo County, TX*
- *GLO CDBG-DR 2015 Floods Grant, Alamo and Edinburg Area Stormwater Relief Project, Phase II and III, Hidalgo County, TX*

Municipal Public Works Experience

As a direct result of our firm's qualifications, team experience, and the responsiveness of our professional staff, SAMES has completed numerous government-funded projects for Municipal and Local government entities. In the past two (2) years alone, SAMES has successfully completed over 25 engineering projects for municipalities in the Rio Grande Valley. The projects noted below are just a few of the major Municipal and Government funded projects we have completed since our inception in 2008.

- ***City of Edinburg*** *– Surveying, Drainage Design and Construction Administration for 2018 Bond Project Schunior Regional Detention Pond; Schunior Phase III Mon Mack Project;*
- ***City of McAllen BOND Drainage Utility Fee Projects*** *– Surveying, Assessment and Design of Drainage Improvements.*
- ***City of McAllen*** *TxDOT Expansion - Ware Road Utility Relocation Project; Trade Zone Stormwater Pump Station;*
- ***City of San Juan*** *– 2019/2020/2021/2022 CDBG Street Improvements – Surveying and Design of Roadway Improvements; Fire Station Sanitary Sewer Improvements; San Juan Park and Recreation Center; City Hall Gateway Utility Relocation;*
- ***City of Donna Planning & Zoning Division*** *Engineering Services for Hidalgo County Metropolitan Planning Organization – Transportation Alternatives Program Sidewalk and ADA Ramps;*
- ***City of Pharr*** *– TxGLO Downtown Drainage Improvements*
- ***City of Palmview*** *– Surveying and Engineering Services for Showers Road Municipal Park; Ramirez Drainage Project; Riverside Estate Drainage Improvements;*
- ***City of Rio Grande City*** *– Public Safety Subdivision Off-Site Improvements; Public Safety Water and Sewer Improvements; CDBG Street Improvements;*
- ***City of Roma*** *– Las Americas Roma Logistics and Industrial Park; CDBG Street Improvements;*
- ***City of Escobares*** *– CDBG Projects for Water, Lighting, Street/Roadway Improvements; Surveying and Engineering design for Municipal Park Project;*
- ***City of Brownsville*** *– Repairs and Renovations to Dean Porter Park and Brownsville Event Center;*
- ***City of Harlingen*** *– Drainage Improvements for Storm Sewer Systems 204 and 252;*
- ***Hidalgo County Urban County Program (UCP)*** *Professional Engineering Services for 2015 CDBG – Disaster Alamo and Edinburg Area Stormwater Relief Project*
- ***Hidalgo County Housing Authority -*** *Hacienda De San Miguel, Professional Engineering Services*
- ***Hidalgo County*** *Engineering design and Construction management services for Hidalgo County Border Colonia Access Program 3rd Call*
- ***Hidalgo County Drainage District No. 1 BOND Projects*** *– Design of Drainage Improvements*
- ***Hidalgo County Pct. 1 -*** *Construction Engineering Inspections for Mile 6 W Road Project*

Staffing

SAMES has a total of 86 employees which includes licensed professional staff, state registered/certified technicians and highly trained support and administrative/management personnel. SAMES professional staff includes:

- Six (6) State of Texas Licensed Engineers
- Two (2) State of Texas Registered Professional Land Surveyors
- One (1) Certified Project Management Professional
- Two (2) Certified Floodplain Managers
- Seven (7) State Registered Engineers in Training

- Eight (8) Graduate / Field Engineers

SAMES' staffing plan will designate assignments according to project scope of work taking into consideration specific discipline and expertise – as each project team member brings complementary strengths to the team and has unique experience that will be called upon as projects arise and scopes are identified. Additionally, all members of our professional team have cross-discipline capabilities which will allow personnel to perform dual roles if the need arises – such as during sickness, personal leave or during periods of increased workloads.

SAMES' management system will allow for adequate flexibility to compensate for unanticipated workloads within the firm - thereby providing a balanced staffing plan that will never jeopardize the responsiveness of our team. Moreover, our staffing plan will allow the firm to manage multiple concurrent projects without compromising the quality and the attention to detail that encompasses our commitment to our clients.

Commitment

SAMES is committed to providing professional services that are focused on efficiency and production, meeting contractual obligations and commitments, quality designs, and environmental awareness that promotes public welfare. The SAMES team adheres to a strong Code of Ethics and is committed to the highest standards in protecting the interests of the public and our clients while evaluating prospective projects, establishing key business relationships, and supporting our clients in the achievement of their infrastructure goals.

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

SAMES professionals have a "team" mentality and work together to accomplish a common goal – Excellence Thru Teamwork. The City of Edinburg will be facilitated by a solid team of professionals and experts in a variety of fields needed to fulfill the scope requirements for any civil engineering project. The combined human and technical resources of the SAMES project team will offer the City of Edinburg professional engineering services that are tailored to the unique needs and conditions of each project. Most of our professional team have collaborated on multiple projects involving various scopes thus demonstrating the proven capability to work together effectively and perform seamlessly on a wide array of projects. SAMES plans to self-perform all aspects of the proposed project's scope of work. However, should the project call for a service we do not provide in-house, SAMES has developed key business relationships with experienced and respected professionals that can be called upon to provide support if/when needed.

SAMES is led by our two (2) highly qualified firm principals, Samuel D. Maldonado, PE, RPLS and Saul D. Maldonado, PE. Samuel D. Maldonado has over 25 years of experience in Civil Engineering and Construction Management of infrastructure and capital improvement projects and over 16 years of experience in Professional Land Surveying. Saul D. Maldonado has over 20 years of experience in managing the design and construction of multi-disciplined projects and has extensive experience in Project Management of large-scale developments. Together, they offer over 40 years of professional civil engineering and project management experience and will lead the professional team facilitating the City of Edinburg's projects.



Name	Role	Credentials	Education
Saul D. Maldonado, PE	Principal-in-Charge & Environmental QA/QC	• TX Licensed Engineer #100320	• B.S., Civil Engineering (2003)
Samuel D. Maldonado, PE, RPLS	Principal & RPLS	• TX Licensed Engineer #91889 • AZ Licensed Engineer #71257 • TX Professional Surveyor #6027	• M.B.A. (2017) • B.S., Civil Engineering (1997)
Jessica M. Maldonado, PE, PMP, CFM, SIT	Vice President of Professional Services	• TX Licensed Engineer #111579 • Project Management Professional, TX #2077158 • Certified Floodplain Manager, TX #3995-21N • Certified Surveyor-In-Training, TX 110912	• M.B.A. (2018) • B.S., Civil Engineering (2005)
Mario A. Garcia, PE	Project Manager	• TX Licensed Engineer #137503	• B.S., Civil Engineering (2015)
Phillip Harris, EIT	Project Engineer	• TX Engineer-In-Training #71223 • Certified Floodplain Manager, TX #4183-22N	• B.S., Civil Engineering (2015)
Luis Mendez	Project Engineer	• Multiple TSPS Trainings	• B.S., Civil Engineering (2023) • A.A.S. Engineering & Technology (2018)
Isael Posadas Jr., EIT	Assistant Project Engineer	• TX Engineer-In-Training #80390	• B.S., Civil Engineering (2020)
Justin M. Serna, EIT	Assistant Project Engineer	• TX Engineer-In-Training #72300	• B.S., Civil Engineering (2020)
Esequiel Garcia, SIT	Survey Manager	• TX Surveyor-In-Training #110318	• B.S. Psychology (2013) • A.A.S. Drafting & Design (1998)

The following is a table of the key personnel who may be involved in this contract followed by resumes highlighting relevant professional experience. The resumes are followed by an organizational chart which includes multiple personnel under certain roles to substantiate SAMES' staffing plan.

Table of Key Personnel

Resumes

Saul D. Maldonado, PE, Principal-in-Charge & Environmental QA/QC is a Licensed Professional Engineer and experienced Construction Manager with over 20 years of experience. Mr. Maldonado has managed the design and construction of Sanitary Sewer Collection Systems, Road Improvements, Water Distribution Systems, Subdivision Development, as well as Storm Runoff Collection Systems. Mr. Maldonado offers a unique understanding and knowledge of general engineering inspection strategies and provisions related to assessment, information gathering, and alternative analysis and infrastructure development projects. He is highly proficient in the permitting requirements for TxDOT, TCEQ, Texas Department of Licensing and Regulations and U.S. Army Corps of Engineers. Saul's environmental experience extends to preparation of Storm Water Pollution Prevention Plans (SW3P), Environmental Permits Issues and Commitments (EPIC) Sheet, Construction General Permit (CGP), and District Standard Operating Procedures (SOP). He has a working knowledge of Texas Commission Environmental Quality (TCEQ) procedures and processes for developing and implementing storm water Best Management Practices (BMPs). Saul Maldonado's management experience includes working for the City of McAllen as their Capital Improvements Project Engineer and Manager, and Subdivision Coordinator. He served as District Engineer to Agua Special Utility District for seven (7) years and City Engineer for the City of Palmview six (6) years. As City and District Engineer, he designed and oversaw water and wastewater projects, budget preparations, cost estimating, bid procurement, and construction management. His experience includes design and management of federal, state, county, city, and school district projects.

Representative Projects:

Athens Road East Bravo Avenue to Roma Creek Road – Roma, Texas

- Oversight of SW3P reviewed and managed the Storm Water Pollution Prevention Plan for 1.1 miles of new roadway, including integration with existing drainage systems.
- EPIC Sheets Review and completed the initial review and management of EPIC Sheets.
- Periodic Inspections and Conducted inspections to ensure SW3P compliance.
- Project Management and Oversaw construction and Quality Assurance/Quality Control (QA/QC).
- Compliance and ensured adherence to District SOPs and TCEQ BMP requirements.

2013 Street Improvements: La Homa Road Realignment and Bridge Project – Palmview, Texas

- Provided design and construction management for the construction of a new bridge structure spanning the width of an Irrigation Canal and then realigning the road to the existing intersection at Business Hwy. 83.
- Coordinated with TxDOT for approval of design and with local utility owners for conflict avoidance and/or resolution and obtained all required permits (TxDOT, Hidalgo County Irrigation District #1)
- Performed roadway design for the realignment of the road, structural design for the new bridge structure and hydraulic calculations and design for a new storm sewer system that required both a gravity collection system and pumping system to move the water over the irrigation canal and into the ultimate outfall at Business Hwy. 83.

Starr County BCAP Rnd III Street Improvements – Athens Road – Roma, Texas

- Provided design quality assurance/quality control and construction management oversight for 1.1 miles of new roadway construction with connection and protection of existing adjacent storm water drainage systems.
- Performed oversight and administrative design and review of the proposed SW3P and verified compliance with District Standard Operating Procedures and TCEQ requirements for Best Management Practices (BMPs).
- Performed initial review and completion / management of the EPIC sheets.

City of McAllen Trenton Road Expansion Project – McAllen, Texas

- Provided design and construction management for the 1.25-mile extension of the 5-lane roadway, including the extension and relocation of waterlines, sanitary sewer lines, and drainage systems.

Samuel D. Maldonado, PE, RPLS, Principal and Project Surveyor is a Licensed Professional Engineer, a Registered Professional Land Surveyor, and experienced Construction Manager with over 25 years of experience. Mr. Maldonado's experience includes project management and professional administrative service with respect to scheduling, cost analysis, budget management, and overall contract support on all projects. He manages the design and construction of Capital Improvements Infrastructure Projects, Municipal Sanitary Sewer Collection Systems, Water Distribution Systems, Road Improvements, Drainage Systems, and vertical construction projects such as office buildings and facilities. As a Registered Professional Land Surveyor, Mr. Maldonado spearheads all our surveying projects and has developed relationships with entities such as AT&T, American Electric Power (AEP) and Time Warner Cable Communications (TWC) for general coordination while continuously providing surveying and engineering services. Mr. Maldonado's experience includes design and management of federal, state, county, city, and school district projects.

Representative Projects:

2018 Bond Project Schunior Regional Detention Pond – Edinburg, Texas

- Provided project management services for the design of a new lateral detention system (appx. 900 acres).
- Oversaw the preparation of a detailed study and the hydrologic and hydraulics engineering design including modeling of system utilities which included conveyance design of 10 and 25-year options, detention volumes included 25 and 50-year options.

New Hidalgo County Courthouse – Edinburg, Texas

- Provided surveying specific to construction staking of utilities, drainage and site infrastructure.
- Provided project benchmarks and performed construction staking of building corners, building piers, water and sewer lines, storm drain lines and other utility improvements.
- Surveying services were provided in multiple phases to allow for minimal disturbance to ongoing construction work.

Schematic Right-of-Way Acquisition Strip Map of Davis Road (I69C to East City limits) and Schunior road (Jackson to West City limits) – Edinburg, Texas

- Provided surveying services to develop a schematic Right-of-Way acquisition strip map of Schunior Road, a 2.73-mile length of road, and Davis Road, a 1.75-mile length of road.
- Performed research and data collection using Hidalgo County City maps and Appraisal District property information.
- Performed aerial surveying to capture and include all structures while conventional field surveying established minor control for the project.

Hidalgo County Regional Mobility Authority Surveying Services – Hidalgo County, Texas

- Provided boundary surveying services for multiple parcel plats located throughout the County, including abstracting and plotting, setting of control monuments and establishment of benchmarks, prepared parcel plats with metes and bounds description.
- Topographic survey and right-of-way map for FM 493 in Donna, Texas which included appx. 105 parcel plats with metes and bounds description.

Taylor Road Widening – Mission, Texas

- Provided surveying services and developed topographic map of existing ground features to include all structures and current right-of-way information.
- Established construction benchmarks throughout the project according to TxDOT specifications.
- Performed research and delineation of current ROW and developed ROW strip map.
- Coordinated with utility providers and property owners to confirm all existing utilities and easements within the project limits.
- Performed document control and project scheduling as required by client.

Jessica M. Maldonado, PE, PMP, CFM, SIT, Vice President of Professional Services is a Licensed Professional Engineer, Certified Project Management Professional, Certified Floodplain Manager and Surveyor in Training with over 17 years of experience in municipal civil engineering, public works construction and project management of multi-disciplined projects. She provides engineering design and management throughout project phases and has provided engineering services encompassing civil design, site surveying, and construction phase improvements to various projects in Hidalgo County. Much of Mrs. Maldonado's career has been associated with the design, contract administration and construction management of disaster recovery roadways and storm sewer improvement projects. She is proficient in the preparation of documents required for government funded projects and has ensured funding compliance for over 16 projects funded by the State's General Land Office She prepared and/or oversaw the completion and submission of all required submittals and progress reports to the Texas General Land Office (GLO) and ensured compliance with the GLO's standards and requirements. Mrs. Maldonado has also provided project management and contract administration services for FEMA funded roadway improvements and housing inspections required by FEMA in the wake of Hurricane Harvey. Mrs. Maldonado serves as Vice President for the Department of Professional Services and manages a staff of approximately 50 professionals, technicians, and administrative support staff.

Representative Projects:

Ware Road Utility Relocation Project, TxDOT Roadway Expansion – McAllen, Texas

- Oversaw the design and provided project management of the PS&E utility relocation package which included the waterline and sanitary sewer line improvements.
- Assisted McAllen Public Utility (MPU) with compensable utility support documentation required for the Advance Funding Agreement and Standard Utility Agreement.
- Provided project estimates and review submittals for TxDOT and MPU to review and approve.
- Oversaw the preparation of construction approved plans and specifications in accordance with TxDOT standards and MPU requirements.
- Performed TxDOT utility coordination to avoid conflicts during construction and provided responses to all contractor requests for information.
- Prepared final as-built drawings and submitted them to MPU and TxDOT.

TxGLO Flood and Drainage Improvements Ph. I – Hidalgo County, Texas

- Provided contract administration services and oversaw the design and construction of a new storm drain network, consisting of over 4,000 LF of 36-inch and 48-inch steel polymer coated storm pipe and a 1,250 linear foot long by 130-foot wide ditch excavation.
- Obtained all required permits, prepared and submitted all funding reports and provided quality assurance during construction.
- Coordinated with the Texas General Land Office and ensured compliance with their program funding requirements.

Sam Houston Boulevard Widening – Pharr, Texas

- Provided design management for the roadway and drainage improvements, as well as the adjustment of waterline and sanitary sewer lines.
- Completed the environmental study for TxDOT funding regulations.
- Provided utility coordination and construction oversight for the relocation of existing utilities located along the proposed route for expansion.

TxGLO 2015 Floods Grant Stormwater Relief Project Ph. II – Alamo & Edinburg, Texas

- Provided contract administration and construction management services for the design and installation of a new storm sewer system that included drainage swales, roadside ditches, inlets, and pipe networks ultimately flowing into an existing drainage ditch owned by Hidalgo County Drainage District #1.
- Prepared and submitted grant application and obtained all required permits.
- Coordinated with the GLO and County to ensure funding and schedule compliance during design and construction.

Mario A. Garcia, PE, is a Licensed Professional Engineer with 8 years of experience working in the civil engineering field. He has extensive experience in conducting feasibility studies and managing projects for multi-family and commercial developments for private and public clients. Mr. Garcia has also managed the preparation of construction documents and construction administration for land and site development projects specifically focusing on platting, paving, drainage, and sanitary and water improvements. Additionally, he has demonstrated experience in the design and project management of street improvements and restoration projects. Mr. Garcia manages civil engineering projects from proposal submittal to construction-closeout. He leads proposed design and works with the client to ensure their project is designed and constructed as requested. Mr. Garcia prioritizes his team's workload and schedules work activities as needed to

ensure budget and project milestones are met. He directs team production and provides quality assurance/quality control measures through interim and final review of project plans, specifications, and estimates.

Representative Projects:

2021/2022 La Joya CDBG Street Improvements – San Juan, TX

- Managed the production of 2,000 linear feet of required street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.
- Verified Submittals, Requests for Information, Pay Applications from Contractor for final recommendation.
- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG funds.

2021/2022 San Juan CDBG Street Improvements – San Juan, TX

- Managed the production of seven (7) streets requiring street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.
- Verified Submittals, Requests for Information, Pay Applications from Contractor for final recommendation.
- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG funds.

City of Escobares CDBG Street Improvements Project – Escobares, TX

- Manage the production of three (3) streets requiring street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.

Hidalgo County Drainage District No. 1 - FM 493 & County Rd (Project 12 Phase II)

- Manage and coordinated the approval of final design for the upgrade of an existing storm drain system and installation of a new story drain system for the neighborhoods located between South River Road and surrounding the Chaparral Drain in Donna, TX.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.
- Oversaw construction administration services including construction site visits and administration of contract documents for payment applications, requests for information and material submittals.

Phillip R. Harris, EIT, CFM, Project is a certified Engineer-in-Training and Floodplain Manager with experience in Civil Engineering Design related to land and site development projects both private and public. He has a broad background of design experience with projects located throughout the State of Texas, extending nationally. This makes him proficient in the various stages of design regarding site access, grading, drainage, water, sanitary sewer, and dry utility improvements.

Representative Projects:

City of La Villa Wastewater Treatment Plant – Drying Bed Rehabilitation – La Villa, Texas

- Managed the production and design of waste-activated-sludge conveyance lines, rehabilitation of existing sludge drying beds, and subsequent drainage system.
- Coordinated directly with TCEQ regarding construction document approval.
- Assisted the City of La Villa with American Rescue Plan Act funding applications.

City of Harlingen Strom Drainage Improvements – Harlingen, Texas

- The project is comprised of two drainage systems including approximately 2,664 linear feet of storm drains with 22 inlet/outlet structures.
- The project was part of a larger effort by the city to analyze various storm drain systems for improvements using funds from the American Rescue Plan Act.
- Managed the production of the approved construction documents.
- Assisted the City of Harlingen with the bidding and procurement process.
- Responsible for managing construction administration duties pending construction commencement.

San Benito Street Rehabilitation Project – San Benito, Texas

- Designed a street rehabilitation project in accordance with the needs of San Benito, Texas.
- Consulted with city officials, analyzed geotechnical engineering reports, and developed a cost-effective solution to enhance the drainage and driving conditions for residential roads across the City of San Benito.

Edinburg Residential Drainage Improvements – Edinburg, Texas

- In cooperation with Edinburg, Texas, oversaw the construction of residential drainage improvements to ensure strict compliance with the Texas Department of Transportation Code, as well as implemented and designed change-orders to ensure the project's completion by its scheduled date.

SAWS Blanco Road 24" Water Main – 15,200 LF of Public Waterline Design – San Antonio, Texas

- Assisted in the design and production of the construction documents for the proposed water main.

Luis A. Mendez, Project Engineer is a Project Engineer and senior CADD technician with over 6 years of experience in computer aided drafting design and civil engineering design. As Project Engineer, Mr. Mendez provides leadership and direction for the completion of project deliverables. Perform the responsibility, and professional engineering work in the design, and construction for a wide range of engineering projects. Coordinate projects within the engineering division, with City departments, public and private utility owners, and state regulatory agencies keeping parties informed and developing solutions to issues that arise. He oversees the training of new employees and provides quality assurance for all surveying and engineering projects he works on by ensuring they are completed on time and in accordance with applicable engineering standards and city or state specifications.

Representative Projects:

Roma Industrial Park Subdivision, Roma, Texas

- Coordinated the process of the plan development for a new industrial park (297-acre tract) development, located within the City of Roma.

- Managed the design of all utilities (water, sanitary sewer), storm sewer improvements, and roadway improvements.
- Coordinated with various agencies, TxDOT, USACE, and public works ensuring compliance with all applicable rules, regulations and requirements.

Space X SH Camber Adjustment Design, City of Brownsville, Cameron County, Texas

- Provided redesign for the adjustment of a roadway with superelevation curves including redesign of the subgrade base and pavement thickness to withstand heavy traffic flows.

Sunset Breeze at Laguna Vista Subdivision, Laguna Vista, Cameron County, Texas

- Coordinated the process of the plan development for a new 56-acre tract commercial development.
- Managed the design of all utilities (water, sanitary sewer), storm sewer improvements, and roadway improvements.

Glazers Beer and Beverage Site Civil – Weslaco, Hidalgo County, Texas

- Provided drafting design and production of engineering construction plans sheet set as per the Architectural plans provided from the client for a 20-acre tract of land to be used for a new warehouse distribution area.
- Provided design and modeling of the grading plan for the parking lot to design the utilities layout plan and profiles along with the proposed surface.

Isael Posadas Jr., EIT, Assistant Project Engineer is a certified Engineer-in-Training with experience in Civil Engineering Design and Construction Management as well as Field Inspections. With a combined 5 years of experience of engineering and drafting, he has dealt with multiple local government and state entities to design and manage construction of subdivisions, site plans, and utility and roadway improvement projects. His recent experiences include design and management of a $2.3 Million detention pond and various street improvement projects where he was lead designer. He has also worked on a variety of drainage improvement projects such as expanding existing ditches and managing their construction. He has designed and managed various subdivisions ranging from new Plats to Replats and worked on designing local parks. Mr. Posadas has a vast project list that makes him familiar with a wide range of design standards and regulations in a variety of project scenarios.

Representative Projects:

The Highland Heights Subdivision – Edinburg, TX

- Managed design and review of drainage, grading, water, sanitary sewer, pavement, striping, traffic signs, stormwater pollution prevention plan, and street lighting design items needed for the development of the 124-lot single family subdivision.
- Provided drainage report analysis of subdivision to Drainage District and City of Edinburg.
- Prepared and shared engineer's construction cost estimate for development of the subdivision.
- Coordinated with owner, city, county, and utility providing entities for approval of design and subdivision requirements.

2022 San Juan Street Improvements – San Juan, TX

- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG grant money.
- Created preliminary cost analysis of project based on site visits.

- Designed the improvements and repairs of 7 asphalt roads.
- Created construction cost estimates and construction plan set.

2022 La Joya Street Improvements – San Juan, TX

- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG grant money.
- Created preliminary cost analysis of project based on site visits.
- Designed the improvement of about half of a mile.
- Created construction cost estimates and completed construction plan set.

Hidalgo County Irrigation District No. 1 Project 12 PH II – Hidalgo County, TX

- Designed utility improvements, asphalt improvements/repairs, drainage improvements, and miscellaneous items to improve admin office.
- Coordinated with contractor and vendors on behalf of owner, reviewed submittals and construction documents.
- Assisted in creation of bid documents and bid forms.
- Weekly site visits and reports of progress of construction and conflict resolution as they appeared.
- Conducted Bi-weekly meetings with owner and contractor

Justin M. Serna, EIT, Assistant Project Engineer is a certified Engineer-in-Training with experience in Civil and Structural Engineering Design as well as Structural and Windstorm Inspections. His engineering experience includes engineering design and platting services for several subdivision projects in Hidalgo County which served to increase his knowledge of the development process and the design of roadways, embankment, utilities, and drainage infrastructure. Mr. Serna's experience ranges from windstorm engineering and inspections for structures and forensic inspections to land surveying and design of public utilities and drainage systems for subdivision developments. His most recent projects in land development include residential and industrial improvements which have allowed him to become well versed in design standards and regulations at state and municipal levels.

Representative Projects:

SpaceX Massey's Island Development – Drainage Improvements Design – Boca Chica, Texas

- Designed five storm drainage culverts to drain runoff from 20 ac. Massey's Island.
- Proposed flatwork grading and designed storm sewer network to outfall into existing resaca with slope stabilization measures.
- Assisted in preparation of drainage report for submittal to Cameron County Department of Transportation.
- Led production of construction plans for approval by the Cameron County Department of Transportation.

SpaceX Launchpad – Engineering Services – Boca Chica, Texas

- Designed drainage improvements consisting of four culverts and two detention ponds for SpaceX Launchpad facility.
- Led production of construction plans and drainage report for submittal to Cameron County Department of Transportation.
- Designed storm drainage improvements along State Highway 4 in area of launchpad site.

West Palm Subdivision – 15.5 Acre Subdivision– Edinburg, Texas

- Designed sanitary sewer collection and water distribution networks in accordance with TCEQ and City of Edinburg requirements to service 58 residential lots.
- Proposed street and lot grading and designed storm sewer network including detention pond and outfall to existing structures.
- Assisted in preparation of subdivision plat and drainage report for submittal to City of Edinburg and Hidalgo County Drainage District No. 1.
- Coordinated underground utility marking and topographic surveying for site.
- Led production of construction plans for approval by the City of Edinburg.

The Heights on Wisconsin Phase III Subdivision – 18 Acre Subdivision – Edinburg, Texas

- Assisted in design of public improvements and production of construction plans for approval by the City of Edinburg.
- Assisted in preparation of subdivision plat and drainage report for submittal to the North Alamo Water Supply Corporation and Hidalgo County Drainage District No. 1.
- Designed concrete foundation for proposed lift station improvements.

T.M.J.C. Phase 1 – Environmental Site Assessment – McAllen, Texas

- Performed on-site inspection of one-acre commercial site for potential environmental concerns.
- Produced Environmental Site Assessment based on site findings and research of the site

Esequiel Garcia, SIT, Survey Manager is a certified Surveyor-in-Training with experience in land development, surveying, civil engineering design, and project management. Mr. Garcia is proficient in organizational leadership and client relations and uses these skills to manage the Survey Department's operations and production. His responsibilities include management and coordination of survey work and crews, preparation of surveying cost estimates and proposals, review of project plans and drawings to provide quality assurance, networking and business development activities involving survey clients. Mr. Garcia works closely with SAMES' Registered Professional Land Surveyor's and the department coordinator to ensure a quality survey deliverable prepared on time and within the client's budget.

Representative Projects:

City of McAllen Medical Center Topographic Survey

- Oversaw project to create a digital cad file of all existing improvements for a Utility Emergency Power Upgrade Project.
- Provided utility coordination with Hospital staff and Electrical Company as well as utilized GPRS to provide CADD file and final topographic survey.

Adolph Thomae Jr. County Park Shoreline Protection Project Phase III & IV

- Prepared Survey Control Plan for establishing and maintaining horizontal and vertical control
- Prepared Pre-Construction Survey
- Prepared Post-Construction Survey
- Coordinated with client and field crews to stake out a proposed alignment for a gravity wall.
- Collected proposed materials for the wall as it was installed to create as-builts cross sections.
- Provided quality assurance and quality control procedures for project.

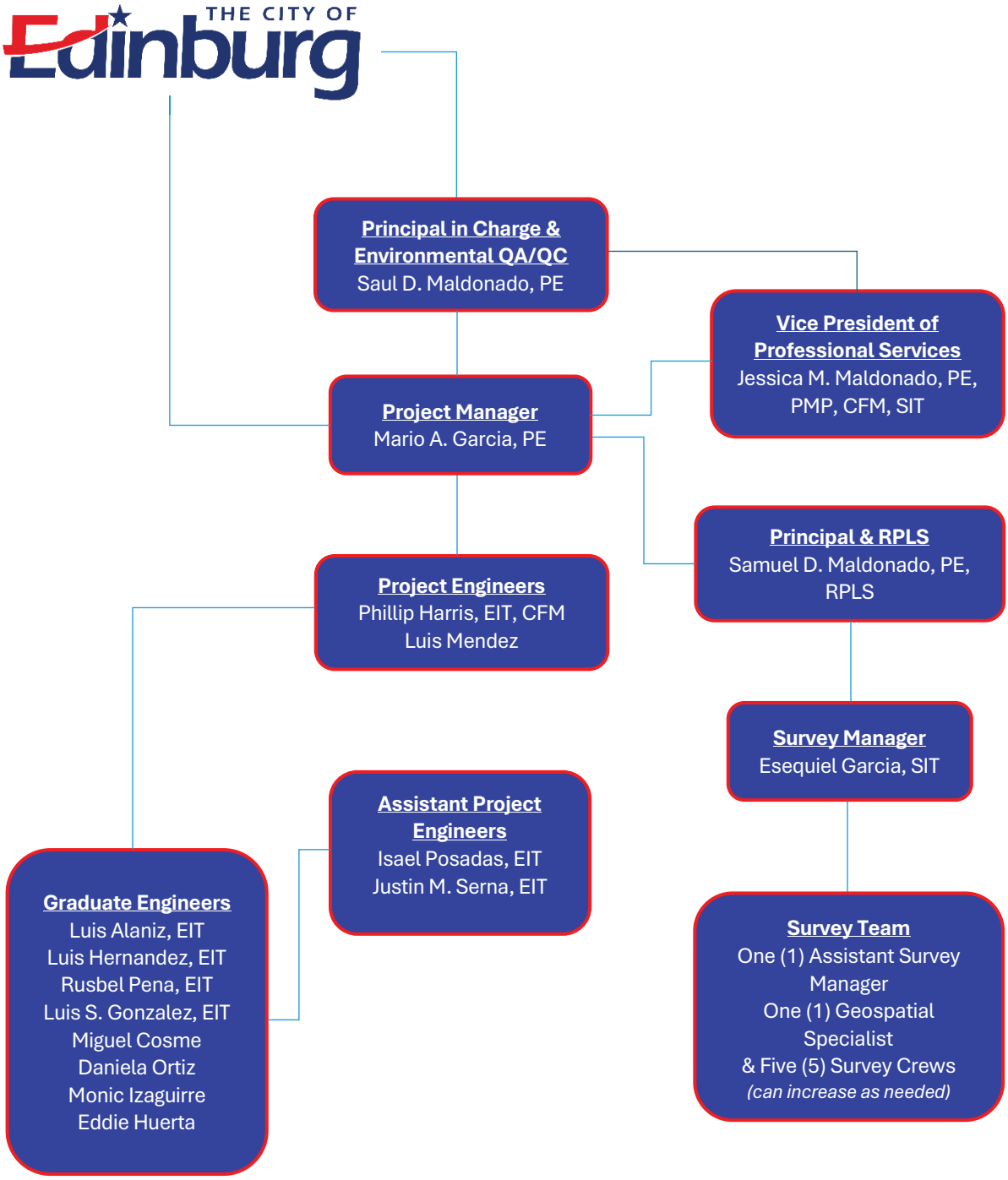
Schematic of Right-of-Way Acquisition Strip Map of Davis Road, Edinburg

- Oversaw the schematic for Right-of-way acquisition project of approximately 1.75 miles
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map.

Schematic of Right-of-Way Acquisition Strip Map of Schunior Road, Edinburg

- Oversaw the schematic for Right-of-way acquisition project of approximately 2.73 miles
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map.

Organizational Chart



REFERENCES AND PROJECT EXPERIENCE

SAMES will offer the City of Edinburg access to a wealth of resources, qualified staff, and technical experts in the local geographical area to complete respective assignments and other logistical tasks required for the project. SAMES plans to self-perform any land surveying scopes required and will ensure only licensed and highly qualified professionals will be contracted to perform scopes outside our purview.

The following projects denote *SAMES* key representative experience with respect to scope of service areas in: ***(1) Sanitary Sewer, Lift/Pump Stations, Civil Design; (2) Project Management and Construction Administration; and (3) Federal, State, and County-Funded Projects.***

2019 McAllen Foreign Trade Zone Pump Station Upgrades, McAllen, TX

Client: City of McAllen
1300 Houston Avenue, McAllen, TX 78501
Jorge Gutierrez
(956) 681-1151

Contract Value: $20K (A/E)
Start/Stop: 04/26/2022 – 10/31/2023

Project Description: McAllen's Foreign Trade Zone (FTZ) currently has a large detention area on the south side of the property that is drained using a manually operated pump to discharge to a control structure located across the levy just south of the subject property. SAMES Inc. was contracted to assess the existing conditions of the inlet control structure, pumps, and electronic controls currently in place. The intent being to provide similar pumping capacity while providing the ability for the pumps to operate automatically with the capability to upgrade to remote monitoring and operation (SCADA). Using historical data, the drawdown time for the detention pond was used to calculate the flow rate of the existing pump. Through coordination with an accepted pump vendor, an axial flow pump was selected to replace the existing pump. The requested control features also required coordination with an MEP engineering firm (DBR) as well as AEP to determine if any upgrades to the power distribution system were required. The existing electrical infrastructure was suited to the proposed upgrades and pump motor requirements. The existing inlet control structure was assessed for structural integrity and safety. While structurally sound, it was observed through topographic data and site visits that the earthen side slope of the detention area near the inlet control structure exceeded the maximum allowable slope of 2H:1V. City of McAllen did not wish to perform any improvements to the detention pond therefore it was proposed to extend the concrete rip rap at either side to a point where the required slope was achieved, providing additional bank stability in this area of the pond. Using as-built drawings provided by McAllen the proposed duty point of the pump was established since there were to be no upgrades to the existing discharge forcemain. Final deliverables included construction plans, technical specifications, and cost estimate to support McAllen's bidding processes

Offsite Sanitary Sewer Improvements for Mid-Valley International Industrial Park Subdivision, Weslaco, TX



Client: City of Weslaco
255 S Kansas Ave, Weslaco, TX 78596
Albert Aldana, City Engineer
(956) 968-3181

Contract Value: $100K
Start/Stop:

Project Description: : Design of sanitary sewer lift station to service the new Mid Valley International Industrial Park Subdivision located within City of Weslaco city limits. The proposed lift station was designed to service approximately 700 acres of mixed land uses including existing residential, commercial, industrial, and future developments. Existing and future flows were determined using historical data where available and review of as-built utility drawings. Existing Lift Station #26 was assessed for potential rehabilitation by evaluating pump capacities, structural integrity of existing concrete wetwell, and general site conditions. Due to a lack of available depth and poor condition of the existing discharge forcemain; it was determined that rehabilitation would not be feasible. Therefore, the new lift station design also accounted for the interception of sanitary sewer flows to existing Lift Station #26, which was decommissioned following construction, testing, and city acceptance. The scope of work included the design of approximately 9,500 linear footage of forcemain piping through Weslaco, TxDOT, and HCCID #9 Right-of-Way. The forcemain is to discharge to the receiving sanitary sewer manhole of Lift Station #12. Due to the proximity of existing roadways to the proposed forcemain, traffic control plans were provided as part of the construction documents. A final cost estimate and technical specifications were also included as part of the construction documents for the proposed scope of work.

Offsite Sanitary Sewer Improvements for Heights on Wisconsin Phase III, Edinburg, TX

Client: City of Edinburg
415 West University Drive Edinburg TX 78539
Peter Hermida, Engineer
(956) 388-8211

Contract Value: $1.9 M
Start/Stop:

Project Description Relevant scope: Design of new sanitary sewer lift station to service Heights on Wisconsin Subdivision located within City of Edinburg city limits. The proposed lift station was designed to service approximately 700 acres of residential and future developments. Existing sanitary sewer flows were determined using as-built utility drawings provided by City of Edinburg and other private utility entities. Future anticipated flows were determined using TCEQ, SAWS, and City of Edinburg Construction Standards. Pumps were selected by generating a system curve of the proposed improvements and coordinating with vendors to provide a practical option that meets all applicable standards and regulations. The discharge forcemain was designed to outfall to an existing sanitary sewer manhole located at the intersection of Veterans Blvd and Wisconsin Rd, approximately 1000 feet away from the subject property. Due to the proposed forcemain alignment's proximity with existing roadways, a detailed traffic control plan was included as part of the

construction documents. An approved final cost estimate and technical specifications were included in the construction documents.

Wastewater Treatment Plant Drying Beds Rehabilitation, La Villa, TX

Client: City of La Villa
916 Mike Chapa Rd La Villa, TX 78562
Antonio Barco, City Manager
(956) 262-2122



Contract Value: $183K
Start/Stop:

Project Description: Relevant scope: SAMES was contracted by the City of La Villa to provide TCEQ permitting, surveying, civil engineering and construction administration services for the rehabilitation of two sludge drying beds. Survey services included conventional topographic data collection. Civil engineering services included the design of drying bed filter media and drains, flatwork, sludge pipelines, pipe fittings and valves, and a new sludge pump. This project consisted of the rehabilitation of two existing sludge drying beds that were reported to be leaking into the ground below. The existing wastewater treatment plant was originally designed for 0.580 MGD with a final phase of 0.78 MGD, which was considered when specifying the proposed waste activated sludge pump to discharge sludge into both drying beds. With a limited budget, SAMES decided to keep in place the existing retaining walls and only demolish and rebuild flatwork as necessary. The waste activated sludge line was routed to both drying beds to maximize use of the existing facilities. SAMES is coordinating efforts with TCEQ to obtain amended discharge permits for the sludge drying beds.



SAMES provided schematic plans for review and once approved, will provide plans and specifications approved for construction. At the onset of the bidding phase SAMES will coordinate the advertising and bid procurement process, assist the City of La Villa with the pre-bid meeting and bid opening, prepare final bid tabulations, and issue a recommendation for award. Once a contractor is selected SAMES will conduct the pre-construction meeting, review and approve all material submittals, provide monthly status reports and oral presentations (as needed) to the city, coordinate the construction work, process contractor requests for information and monthly payment requests. At substantial completion SAMES will conduct a final walk-thru and prepare the punch-list of pending issues, then process the close out documents and submit final as-builts to the City of La Villa

Drainage Improvements for Storm Sewer Systems 204 and 252, Harlingen, Texas

Client: City of Harlingen
24200 FM 509, Harlingen, TX 78550
Luis Vargas, PE, CFM, City Engineer
(956) 216-5223

Contract Value: $61K (A/E), $508K (Const.)
Start/Stop: 10/10/2023 - 03/10/2024

Project Description: SAMES was contracted to update two of the City of Harlingen's storm sewer systems to meet current standards. This project was part of a larger effort by the City to analyze various storm drain systems for improvements using funds acquired from the American Rescue Plan Act of 2021. The two drainage systems analyzed serviced the Lazy Palms subdivision in the northern part of the city and the Sun County Estates subdivision near Vela Middle School and totaled approximately 2,664 linear feet of storm drains with 22 inlet/outlet structures. During the design phase, SAMES faced numerous challenges stemming from the location of existing water and sewer utility pipelines and lot services. We resolved crossing conflicts by coordinating with both the City and Harlingen Waterworks System to pothole an existing 20" water transmission line to verify that our proposed outfall pipes would not be in conflict. SAMES also dealt with the existing grades of the subdivisions, where the relatively flat street grades made fitting larger storm drains difficult. We managed to create an effective design by utilizing concrete arch pipes and proposing retrofit improvements to several curb inlets to increase their inflow capacity. Overall, the scope of work included topographic and boundary mapping, including sealed and signed surveys for drainage systems and current utility locations, as well as potholing waterline depths and designing two drainage systems' worth of stormwater upgrades, including suggested pipelines, curb intake adjustments, and outfall structures. SAMES prepared "approved for construction" documents such as technical specifications, plans, and an estimate of the expected cost of construction. We also provided support for procurement, bidding paperwork services related to procurement, participation in pre-bid conferences, and letter of recommendation for award to the City. During construction SAMES provided construction administration services and addended the pre-construction meeting, reviewed and addressed contractor RFIs and submittals, coordinated the final walkthroughs, reviewed close-out paperwork, and ensured the contractor submitted as-built plans for record keeping to the City of Harlingen.

Additional References

Steven Valdez - Executive Director for Weslaco E.D.C.
(956) 969-0838 svaldez@weslacoedc.com

- Project(s)- Mid-Valley International Industrial Park
- Scope: Planning, Environmental Site Assessment, Land Development, Surveying, Schematic and Final Design of Public Improvements, Construction Management and Inspection, Construction Material Testing

Raul E. Sesin, PE, CFM – GM/Floodplain Administrator for the Hidalgo County Drainage District No.1
(956) 292-7080 raul.sesin@hcdd1.org

- Project(s)- 2018 Bond Referendum Project #12 FM 493 & County Road, Mission McAllen Drain Ph 3: 2023 Bond Referendum Project No. 12, 20' Drainage Easement for El Pinto Drainage Improvements, West Main Drain III Extension Phase 2 (Project #14)
- Scope: Surveying, Civil Engineering Design, Hydrology/Hydraulic Engineering, Construction Management

Lazaro Guerra – Interim Executive Director for the Pharr Housing Authority
(956) 787-1822 lazaro.guerra@pharrha.org

- Project(s)- ADA Parkview Terrace ADA Ramp Improvements, Camelia Court Apartments, Grant Preparation and Technical Writing for GLO 2018/2019 South Texas Affordable Housing Program, Housing & Buildings Inspections, Lakeview Villa Feasibility Studies,
- Scope: Planning, Grant Administration, Surveying, Civil Engineering Design, Program Management, Inspections, Construction Management

Experience with the City of Edinburg

City of Edinburg Projects	Project Description	Team Member	Completed	City POC
Mon Mack Drainage Ditch Improvements	Topographic & as-built surveying, civil engineering drainage design, construction plans & specifications, construction administration	Jessica Maldonado	2024 (estimated)	Mardoqueo Hinojosa, City Engineer
Schunior Road Detention Pond Project	Topographic surveying, hydraulics and hydrology analysis of detention design, and preparation of plans, specifications and estimates.	Jessica Maldonado	2023	Mardoqueo Hinojosa, City Engineer
8th Street & McIntyre Intersection Improvements	Design of Street & Drainage Improvements	Sam Maldonado	2009	Daniel Tijerina, Former Public Works Director
Chapin Road Sanitary Sewer Line Improvements	Design of 24" Sanitary Sewer line	Jessica Maldonado	2016	Tomas Reyna, Assistant Director of Public Works
University Drive Bus Stop & Shelter Improvements	Surveying, design and construction management of Civil Improvements, including site infrastructure	Jessica Maldonado	2016	Tomas Reyna, Assistant Director of Public Works
WWTP Clarifier Rehabilitation Project	Design & Bid Procurement of WWTP Improvements	Saul Maldonado	2018	Arturo Martinez, Director of Utilities
Municipal Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager

Apollo Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Memorial Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Fountain Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Municipal Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer
Dr. Diaz Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer
Edinburg School District (ECISD) Projects	**Project Description**	**Team Member**	**Year Completed**	**ECISD POC**
Cano/Gonzalez Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF existing gym renovation and 1,500 SF of gym addition	Luz Maria Ibarra	2022	Heralio Perez, Jr., Project Manager
Travis Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF of existing gym renovation, 1,500 SF of gym addition, and 1,000 SF of gym stage	Luz Maria Ibarra	2022	Heralio Perez, Jr., Project Manager
Norma Linda Trevino Elementary Site Imp.	Surveying & Design of site improvements	Nadia Lopez	2021	Robert Estrada, AIA
BL Garza Middle School New Visitors Parking and Pavement Reconstruction	Surveying, Design & Construction for a new visitors parking lot and reconstruction of existing pavement.	Jessica Maldonado	2019	Robert Estrada, AIA
New Edinburg High School Off-Site Improvements	Design & Construction of waterline, lift station, paving & drainage improvements	Sam Maldonado	2004	Robert Estrada, AIA
New Edinburg High School On-Site Improvements	Design & Construction of parking lot, driveways and onsite detention & grading improvements	Sam Maldonado	2004	Robert Estrada, AIA
Off-Site Improvements for Anne McGee Elementary	Design & Construction of waterline, paving & drainage improvements	Sam Maldonado	2005	Robert Estrada, AIA

On-Site Improvements for Anne McGee Elementary	Design & Construction of parking lot, driveways and onsite detention improvements	Sam Maldonado	2005	Robert Estrada, AIA
Elementary Parking Lot Improvements - Various Campuses	Design & Construction of parking lot improvements w/ improved drainage systems	Sam Maldonado	2007	Robert Estrada, AIA
Bus Barn - Maintenance Campus	Design & Construction of parking lot improvements including drainage & detention w/ installation of a permanent outfall	Sam Maldonado	2007	Robert Estrada, AIA
Economedes High School Parking Lot Improvements	Redesign of parking lot facilities w/ improved site grading for positive storm runoff to existing drainage system	Jessica Maldonado	2012	Robert Estrada, AIA

ADDITIONAL REQUIREMENTS

Insurance

SAMES carries Professional Liability in the amount of $3,000,000, Commercial General Liability, Workers Compensation, and meet all County and State insurance requirements. An exhibit of our current certificates of insurance is included at the end of this section to demonstrate current and active required coverage.

Professional Services Agreement

SAMES has read the sample Professional Services Agreement included with the City of Edinburg's RFQ packet and will meet all prerequisite requirements. Furthermore, if selected, we agree to enter into such an agreement.

Contact Information

Firm principal, Saul D. Maldonado, PE, will serve as the Primary Point of Contact for any correspondence regarding this Statement of Qualifications. Mario A. Garcia, Director of Engineering at SAMES and proposed Project Manager for this contract, will serve as the Secondary Point of Contact for correspondence regarding this Statement of Qualifications and, if awarded a contract resulting from this submittal, will thereafter serve as the primary point of contact for all contract related information. Please find their contact information below:

Primary POC:
Saul D. Maldonado, PE
Principal & President
200 S. 10th Street, Suite 1500
McAllen, TX 78501

Secondary POC:
Mario A. Garcia, PE
Director of Engineering
200 S. 10th Street, Suite 1500
McAllen, TX 78501

O: (956) 702-8880
M: (956) 451-5826
saul@samengineering-surveying.com

O: (956) 702-8880
M: (956) 878-5633
mario@samengineering-surveying.com

Supplier Diversity

SAMES is a State of Texas Historically Underutilized Business (HUB) and is certified as a Disadvantaged Business Enterprise (DBE) by the Texas Department of Transportation (TxDOT) and the Texas Unified Certification Program (TUCP). The Texas Unified Certification Program certifies businesses for the Federal Disadvantaged Business Enterprise Program. SAMES is also an active HUBZone certified firm through the U.S. Small Business Administration.

Exhibit: ACORD Form (Insurance Certificates)

See next page.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Judith Webb
AssuredPartners of Texas, LLC 500 N. Central Expressway #550 Plano TX 75074	PHONE (A/C, No, Ext): 972-331-3722 FAX (A/C, No):
	E-MAIL ADDRESS: judith.webb@assuredpartners.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Bridgeway Insurance Company	12489
INSURER B : StarStone National Insurance Company	25496
INSURER C : LEXINGTON INS CO	19437
INSURER D : Nautilus Insurance Company	17370
INSURER E :	
INSURER F :	

INSURED: SAMEINC-02
SAMES, Inc.
200 S. 10th Street
Suite 1500
McAllen TX 78501

COVERAGES **CERTIFICATE NUMBER:** 211505442 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			674BG0529803	10/1/2023	10/1/2024	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
	X Blkt AI&WOS per						MED EXP (Any one person)	$ 10,000
	X Blkt PNC						PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:						Policy Aggregate	$ 5,000,000
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
B	UMBRELLA LIAB X OCCUR			87449X233ALI	10/1/2023	10/1/2024	EACH OCCURRENCE	$ 5,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 5,000,000
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N	N / A					PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
C	Professional Liability			031565508	10/1/2023	10/1/2024	Each Claim/Aggregate	3,000,000
D	Pollution Liability			CPL203883211	10/1/2023	10/1/2024	Deductible per Claim	50,000
							Occurrence/Aggregate	$5,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The general liability policy include an automatic additional insured endorsement that provides additional insured status to the certificate holder only when there is a written contract between the named insured and the certificate holder that requires such status. The general liability policy contains a special endorsement with "primary and non-contributory" wording. The general liability and professional liability policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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405580

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

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IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
SafeGuard Insurance Agency
902 W. Hackberry Ave.
McAllen, TX 78501

CONTACT NAME: Abraham C. Padron
PHONE (A/C, No, Ext): (956) 631-1911 **FAX (A/C, No):** (956) 631-3911
E-MAIL ADDRESS: cl@safeguardnow.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : National Specialty Insurance Company	
INSURER B : Texas Mutual Fund	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Sames, INC
DBA Sam Engineering & Surveying
200 S 10th ST Suite 1500
McAllen, TX 78501

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	GENERAL LIABILITY						EACH OCCURRENCE	$
	COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
	CLAIMS-MADE / OCCUR						MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
							GENERAL AGGREGATE	$
	GEN'L AGGREGATE LIMIT APPLIES PER: POLICY / PRO-JECT / LOC						PRODUCTS - COMP/OP AGG	$
								$
A	AUTOMOBILE LIABILITY	X	X	GMI04970000	1/19/2024	1/19/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	ALL OWNED AUTOS / SCHEDULED AUTOS (X)						BODILY INJURY (Per accident)	$
	HIRED AUTOS (X) / NON-OWNED AUTOS (X)						PROPERTY DAMAGE (Per accident)	$
							PIP-Basic	$ 5,000
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	N / A	X	0001273721	8/5/2023	8/5/2024	X WC STATU-TORY LIMITS / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N: Y						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)
worker's compensation policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER
City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Abraham C. Padron

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CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.B.
2024-2026 Real Estate Appraisal Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-004, Real Estate Appraisal Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion, the City of Edinburg requires Real Estates Appraisal Services on City projects, which require this type of specialty. The qualified firm(s) selected should be experienced in the field of general appraisals as well as commercial appraisals and have extensive experience in right-of-way appraising. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and appraisal expertise to carry out the projects without constraints to produce documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date. The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

On Tuesday, July 30, 2024, Request for Qualifications for RFQ 2024-004, Real Estate Appraisal Services. A total of three (3) Request for Qualifications were received and opened. The requests for qualifications were reviewed by staff and all met the criteria set out in the Request for Qualifications.

The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:
1. Appraisal Haus
2. Leonel Garza Jr. & Associates*
3. Scroggin Appraisal Services

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 1 and 3 will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 1 firm and they have received approximately 4 projects.

3. **Staff's Recommendation:**
Approve Awarding RFQ 2024-004, Real Estate Appraisal Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise.

Reviewed by:		**Prepared by:**
Mardoqueo Hinojosa, City Engineer	Approved - 8/16/2024	Mardoqueo Hinojosa, City Engineer
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	

Attachments:

A. RFQ Real Estate Appraisal Services
B. RFQ Sample Agreement
C. Appraisal Haus
D. Leonel Garza Jr & Associates
E. Scroggin Appraisal Services

Solicitation Created

CLOSED

Request for Qualifications - Real Estate Appraisal Services Rotation

Engineering

94615

Project ID: 2024-4

All dates & times in Central Time

Edit Preview

1. Introduction

1.1. Summary

The City of Edinburg's Engineering Department is currently seeking to retain a rotation list of qualified professional Real Estate Appraisal Services to provide Appraisals. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The services request is to provide the following services: appraisal of real estate properties for acquisition, lease, financial and/or strategic planning and other informational interests and purposes by the City. Generally, the selected real estate appraiser(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation. The City of Edinburg reserves the right to issue multiple awards under this solicitation as deemed in its own best interests.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

2. Scope of Work

2.1. Scope of Services

The City of Edinburg is seeking statements of qualifications from firms interested in providing the City with the services of a licensed real estate appraiser(s) to provide Real Estate Appraisal Services on an "as needed" basis. The required services will consist of the appraisal of real estate properties for acquisition, lease, financial and/or strategic planning and other informational interests and purposes by The City. Generally, the selected real estate appraiser(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation.

1. The real estate appraiser shall perform at a minimum the following tasks:

A. Provide "fair market value" for viable real estate acquisitions by the City;
B. Prepare market analysis reports that will establish "fair market value" on properties;
C. Research markets and identify potential properties' values selected for acquisition or disposal by the City;
D. Provide professional opinions and reasonable conclusions on value in land developments, business viability, tax appraisals and eminent domains on the City properties and surrounding areas;

E. Prepare comparable reports on the City properties or potential properties as required.
F. Assist the City personnel and/or Broker Agent in the evaluation of real estate acquisition process;
G. Present oral presentations to the City Board of Trustees, as requested by the City; and
H. Ensure all State of Texas laws and procedures regarding real estate appraisals are followed.
I. Appraisal Report Review

2. The firm(s) is to provide real estate appraisal services for various properties on an as needed basis. Services may include, but are not limited to, typical appraisal services pertaining to:

A. Single family structures;
B. Multifamily structures and complexes;
C. Commercial properties including retail, industrial and office;
D. Vacant land, including residential and commercial; and
E. Mixed Use.

3. Appraisal services must comply with all provisions of the Uniform Standards of Professional Appraisal Practice (USPAP), the USPAP Competency Rule, as well as all provisions of local, state and federal applicable laws, ordinances and regulations and may include the following:

A. Income approach appraisals;
B. Cost approach appraisals; and
C. Comparison approach appraisals.

4. Selected firm(s) must be licensed and/or certified in accordance with the Texas Appraisal Licensing and Certification Act, Occupations Code, Title 7 –Practices and Professions Related to Real Property and Housing, Subtitle A –Professions Related to Real Estate, Chapter 1103 – Real Estate Appraisers amended September 1, 2005 and any future amendment.

3. Evaluation Criteria

1. Overall Qualification of Team

Scoring Method:
0-100 Points
Weight (Points):
40 (*40% of Total*)

2. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

3. Ability to meet Schedules and Deadlines

Scoring Method:
Points Based
Weight (Points):
30 (*30% of Total*)

4. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT "B" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

appraisal haus

Real Estate Valuation Services

George J. Salazar II
502 W. Kuhn Street
Edinburg, Texas 78541
Ph:956-386-1500
jaimesalazar@appraisalhaus.org

REQUEST FOR QUALIFICATIONS
RFQ No. 2024-4
Real Estate Appraisal Services Rotation

Acceptance Date: July 30, 2024
Acceptance Time: 3:00 PM

Submitted to The City of Edinburg Engineering Department
C/O: Mardoqueo Hinojosa, City Engineer
415 W. University Drive, Edinburg, TX 78541
Email: mhinojoysa@cityofedinburg.com

Ph: (956) 388-8211

July 30, 2024

To: Mardoqueo Hinojosa
City Engineer/Engineering Director
City of Edinburg Engineering Department
415 W. University Drive
Edinburg, TX 78541

RE: RFQ No. 2024-4

Mr. Hinojosa,

Thank you for the opportunity to provide the City of Edinburg information on Appraisal Haus LLC. I have completed the Request for Qualifications electronically via the portal: https://secure.procurenow.com/portal/cityofedinburg. I am confident that Appraisal Haus LLC meets and exceeds the qualifications/requirements set forth by the City of Edinburg. Given the opportunity, Appraisal Haus LLC will conduct and provide services that are comprehensive and timely for the City's projects, and I look forward to establishing a working relationship with the City of Edinburg.

Respectfully submitted,

George J. Salazar II, Certified General Appraiser
Appraisal Haus LLC

Request for Qualification (RFQ)
For
The City of Edinburg

"Request for Qualifications-Real Estate Appraisal Services Rotation"
RFQ No: 2024-4

To: Mardoqueo Hinojosa, City Engineer/Engineering Director
City of Edinburg Engineering Department
415 W. University Drive
Edinburg, TX 78541

In accordance with the requirements, and subject to all laws and regulations of the United States and state and local laws, the undersigned respondent proposes and commits to furnish all labor, equipment, material, software and services as set forth in the documents hereinbefore mentioned. The undersigned further agrees, upon acceptance of the its qualification, to execute a contract and/or Purchase Order issued by the City of Edinburg for performing and completing the work described in the RFQ Appraisal Services Rotation requirements/specifications and instructions.

Respondents acknowledge receipt of all the pages of the documents referenced in the "Request for Qualifications-Real Estate Appraisal Services Rotation" presented in connection with this procurement. Respondent understands that the City of Edinburg reserves the right to reject any or all qualifications and further reserves the right to design the evaluation criteria to be used in selecting the lowest and best qualification.

Respondent agrees that this qualification shall be good and may not be withdrawn for a period of ninety (90) calendar days after the scheduled closing time for receiving qualifications, as contained in the Requirements.

Respectfully submitted,

Respondent: George J. Salazar II, Appraisal Haus LLC

Address: 502 W. Kuhn St.
Edinburg, TX 78541

By:



Printed Name: George J. Salazar II

Title: Principal Appraiser/Certified General Appraiser

PROPOSAL
"Request for Qualifications-Real Estate Appraisal Services Rotation"
RFQ No: 2024-4

PURPOSE

Appraisal Haus LLC submission of Professional Services Request for Qualifications - Real Estate Appraisal Services Rotation 2024-4 for purpose/opportunity to be considered for the rotation list of qualified professional Real Estate Appraisal Services to provide Appraisals for the term of two (2) years from 10/01/2024 – 09/30/2026. Appraisal Haus LLC agrees to provide the following services: appraisal of real estate properties for acquisition, lease, financial and/or strategic planning and other informational interests and purposes by the City.

INTENT

The services to be provided under this RFQ shall be in accordance with and shall meet all specifications and/or requirements as shown in the solicitation for RFQ 2024-4.

SUBMITTAL ELECTRONICALLY

https://procurement.opengov.com/portal/cityofedinburg

INDEMNIFICATION CLAUSE

Appraisal Haus LLC agrees to indemnify and save harmless the City of Edinburg, from all suits and actions of every nature and description brought against them.

UNDERSTANDING THE PROJECT

Appraisal services/appraisal review services for the City of Edinburg may include the valuation of whole properties or partial acquisitions. Appraisal Haus LLC is thoroughly familiar with the requirements of both types of assignments.

Appraisal Haus LLC will consider all State of Texas requirements as well as additional client requirements when appraising properties for the City of Edinburg. If any Federal funding would be included for acquisition or construction purposes it would be necessary to comply with the requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of1970 (the Uniform Act).

Each appraisal shall be developed as specified by the City of Edinburg. The appraisal report shall indicate the current market value of the subject property as per the date of on-site and/or off-site inspection without project influence as indicated by the scope.

The inspection is limited by the permissibility of the subject owner as per the date of the report. In the event an on-site inspection is not permitted, the appraiser shall continue the inspection off-site. Once the appraisal has been completed the report shall be delivered to the client.

Once negotiations have commenced, the appraiser shall be available to answer any questions or concerns by the property owner and assist the negotiator as needed.

In the event a consensus cannot be made as to the market value, the appraiser shall be prepared to continue and prepare condemnation proceedings of which will be billed at an additional cost. This service shall continue until all trial and/or other court proceedings are concluded in the acquisition of the subject property.

If corrections or changes are necessary for the appraisal report, then the revisions and changes will be completed within three (3) business days.

FIRM INFORMATION

I, George J. Salazar II, am the principal appraiser for Appraisal Haus LLC. I have been a licensed real estate appraiser in the Rio Grande Valley since 2008. My clientele includes financial institutions, political subdivisions, private citizens, etc.

Firm Name, Address, Phone Number, and Contact Person regarding the Statement of Qualification:

Appraisal Haus LLC
502 W. Kuhn St.
Edinburg, TX 78541
Contact: George J. Salazar II, Owner
Phone: (956) 386-1500
Email: jaimesalazar@appraisalhaus.org

PERSONNEL AND STAFFING

George J. Salazar II, Certified Appraiser
Principal State Certified Appraiser for Appraisal Haus LLC directly responsible for property inspections and for preparation and delivery of appraisal reports and for all analysis and conclusions.

Andrew Wetegrove, Appraiser Trainee/Assistant
Provide research assistance such as preparing contract letters, securing deeds, subdivision plats, and appraisal district records, preparing maps, scanning exhibits, and report assembly.

Lorena C. Salazar, Bookkeeping Clerk
Bookkeeping duties consisting of accounts receivable, accounts payable, payroll and maintains all financial records for Appraisal Haus LLC.

Required Certifications and Submittal: Current licenses and/or certifications as required by the State of Texas are included.

Firm's Experience and Qualifications/Scope of Services: Appraisal Haus LLC is interested in performing appraisal/appraisal review and consulting services for the City of Edinburg. Appraisals and appraisal reviews will be performed based on the requirements of the City of Edinburg which are discussed as follows:

SCOPE OF APPRAISAL SERVICES

- Property appraisals will be based on "Fair Market Value" unless otherwise specified or requested. The appraisal report shall be bound, clearly labeled, and signed by the primary certified General Appraiser and any other certified General Appraiser and/or licensed Trainee which aided the process.
- All photographs used within the report must be originals. No digital photos shall be used for the subject property. Digital photos shall only be used for comparable sales. All adjustments to any comparable sales must be clearly explained in a narrative format. All comparable sales must be within a two year time frame. If any sales which have occurred prior to the two year limit, they must be clearly explained and added to the conventional three comparable sales typically used in the appraisal process.
- Current location maps of the subject property that will include, regional, plat, and flood maps. This information must be clearly labeled for the subject property.
- All reports shall be a "Self-Contained Narrative Report" unless otherwise requested and shall follow the 2014/2015 or most current Uniform Standard of Professional Appraisal Practice (USPAP) rules and regulations. Each appraisal report must be physically inspected, photographed, and personally signed by the primary General Certified Appraiser of the firm. Appraiser trainees may aid in the collection of the information; however, all analysis and conclusions must be performed by the primary General Certified Appraiser.

SCOPE OF APPRAISAL REVIEW SERVICES

- Review all appraisal reports for each property to determine consistency of values, supporting documentation related to the conclusion reached, compliance with the Uniform Standards of Professional Appraisal Practices.
- As a review of an initial and update appraisal are two separate and distinct appraisal assignments, the fees must consider the complexity of each separate assignment.
- Beyond delivery of the review appraisal of the initial and updated appraisal documents, the review appraiser can be called to provide preparation and testimony for any Special Meeting/Commissioners Court.
- Appraisal review reports will be completed within a negotiated timeframe and receipt of a fully executed purchase order.
- It is the City of Edinburg's sole option to require TXDot's form ROW-A-10 "Tabulation of Values" in the deliverable for appraisal review assignments.

Appraisal Haus LLC agrees to the following as requested by the City of Edinburg:

- Provide "fair market value" for viable real estate acquisitions by the City;
- Prepare market analysis reports that will establish "fair market value" on properties;
- Research markets and identify potential properties' values selected for acquisition or disposal by the City;
- Provide professional opinions and reasonable conclusions on value in land developments, business viability, tax appraisals and eminent domains on the City properties and surrounding areas;
- Prepare comparable reports on the City properties or potential properties as required.
- Assist the City personnel and/or Broker Agent in the evaluation of real estate acquisition process;
- Present oral presentations to the City Board of Trustees, as requested by the City; and
- Ensure all State of Texas laws and procedures regarding real estate appraisals are followed.
- Appraisal Report Review

Services may include, but are not limited to, typical appraisal services pertaining to:

- Single family structures;
- Multifamily structures and complexes;
- Commercial properties including retail, industrial and office;
- Vacant land, including residential and commercial; and
- Mixed Use.

Appraisal services must comply with all provisions of the Uniform Standards of Professional Appraisal Practice (USPAP), the USPAP Competency Rule, as well as all provisions of local, state and federal applicable laws, ordinances and regulations and may include the following:

- Income approach appraisals;
- Cost approach appraisals; and
- Comparison approach appraisals.

Qualifications and Recent Experience of the Firm: Our recent appraisal experience includes appraisals of unimproved land, subdivided lots, single family residential property, offices, warehouses, restaurants, and retail buildings. Special use properties include churches, event centers, and golf courses. In addition, Appraisal Haus LLC has been involved in the appraisal of several projects involving partial acquisitions of land for road widening, utility easements, and irrigation right of way (references available upon request).

Ability to Commence Services: Appraisal Haus LLC is committed to commencing services immediately upon negotiating a contract for services.

Familiarity with the Geographic Area: Our firm has over 20 years of appraisal experience in the Hidalgo County and surrounding areas. Our work encompasses all types of property and we have worked in almost every community in Hidalgo County.

Affirmative Action Programs: Appraisal Haus LLC does not discriminate against any employee or applicant for employment because of race, religion, sex national origin, or disability, unless those factors are bona find occupational qualifications necessary to the normal operation of the contractor.

Insurance Requirements: Commercial General Liability, Automobile Liability, Workers Compensation, Professional Liability Acord Certificate attached.

Statutory Compliance: Appraisal Haus LLC will comply with all applicable State & Federal laws, Executive Orders and Municipal Ordinances, and the Rules and Regulations of all authorities having jurisdiction over the work to be performed hereunder and such shall apply to the contract throughout, and that they will be deemed to be included in the contract as though written out in full in the contract documents.

Non-Discrimination: Respondent does not discriminate against any employee or applicant for employment based on race, religion, sex, national origin, or disability.

Jurisdiction: Contract(s) executed as part of this solicitation shall be subject to and governed under the laws of the State of Texas. Any and all obligations and payments are due and performable and payable in Hidalgo County, Texas.

Subcontracting: Appraisal Haus LLC will not subcontract the award.

GEORGE JAIME SALAZAR II
502 W KUHN ST
EDINBURG, TX 78541

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: **George Jaime Salazar II**
License #: **TX 1338209 G** License Expires: **10/31/2024**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner

REQUEST FOR QUALIFICATIONS 2024-4

"REQUEST FOR QUALIFICATIONS – REAL ESTATE APPRAISAL SERVICES ROTATION"

CITY OF EDINBURG
415 W. UNIVERSITY DRIVE, EDINBURG, TX 78541

ACCEPTANCE DUE DATE: JULY 30, 2024
OPENING TIME: 3:00 PM

RESPONDANT

LEONEL GARZA JR. & ASSOCIATES, LLC
LEONEL GARZA III, PRESIDENT
1419 W DOVE AVENUE, McALLEN, TEXAS 78504

SUBMITTED TO:

ELECTRONIC SUBMISSION: OPENGOV

http://procurement.opengov.com/portal/cityofedinburg

ATTN: Mardoqueo Hinojosa
City of Engineer
415 W. University Drive, Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

GARZA & ASSOCIATES

JULY 30, 2024

TO WHOM IT MAY CONCERN:

We appreciate the opportunity to provide the “Request of Qualifications - Real Estate Appraisal Services Rotation” services pool via City of Edinburg RFQ 2024-4”. Leonel Garza III of Leonel Garza Jr. & Associates LLC is available to answer any questions or concerns you may have with this submittal, and we are prepared to begin to provide appraisal services immediately.

Sincerely,

Leonel Garza III
President

GARZA & ASSOCIATES

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GARZA & ASSOCIATES

FIRM RESPONSE

LEONEL GARZA JR & ASSOCIATES LLC

REQUIREMENTS/SPECIFICATIONS

CITY OF EDINBURG

REQUEST FOR QUALIFICATIONS 2024-4

“REQUEST OF QUALIFICATIONS - REAL ESTATE APPRAISAL SERVICES ROTATION”

SECTION I

UNDERSTANDING OF THE PROJECT

FIRM HISTORY

Leonel Garza III, owner of Leonel Garza Jr. & Associates, LLC, situated at 1419 Dove Avenue, McAllen, Texas, leads a longstanding family-operated business with over 30 years of operation. Following the passing of Leonel Garza Jr. in 1998, Leonel Garza III assumed ownership of the firm. With over 20 years of specialization in right-of-way acquisition projects, Leonel Garza III has facilitated projects across several Texas counties, including Cameron, Hidalgo, Starr, Zapata, Webb, Nueces, and Brooks.

SCOPE OF APPRAISAL

The appraisal report aims to determine the current market value of the subject property as of the date of on or off-site inspection, devoid of project influence. The inspection scope is contingent upon the subject owner's permissibility on the date of the report. If on-site inspection is prohibited, the appraiser shall proceed with an off-site inspection along the project route. Upon commencement of negotiations, the appraiser shall remain available to address property owner queries and support negotiators. In the absence of a consensus on market value, the appraiser will prepare for condemnation proceedings, with additional costs billed accordingly. This service will persist until all acquisition proceedings conclude.

APPRAISAL METHODOLOGY

All appraisals will be based on market value derived from analyzing comparable sales, cost, and rental information in the surrounding markets. The report shall include specified originals and copies unless stated otherwise. Compliance with Texas State Law and USPAP mandates all licensed individuals involved in the appraisal process to sign the report. Each appraiser will contribute to report preparation.

PROPERTY INSPECTION

Property owners will receive a letter of intent for inspection. Access to the subject property is expected, with additional on-site inspections available upon request. In the absence of access, off-site inspection will proceed along existing road right-of-way.

MARKET ANALYSIS

Comparable sales will be analyzed for comparability and reliability in determining the unit rate applied to the subject. Sources for confirmation include Multiple Listing Service (MLS), local Realtors & Brokers, Real Estate Appraisers, and Hidalgo County Deed Records.

COMPLIANCE WITH RFQ 2024-4

All requirements outlined in RFQ 2024-4 fall under the scope of the assignment and will be integrated into each report.

COMMENCEMENT OF SERVICES

Garza & Associates is prepared to commence work on projects immediately upon negotiation of service contracts.

USPAP COMPLIANCE

The appraisal reports prepared by Leonel Garza Jr. & Associates LLC adhere strictly to the regulatory standards set forth by the Texas State Licensing and Certification Board, Texas Appraisal & Licensing Board, as well as the current Uniform Standards of Professional Appraisal Practice (USPAP) and guidelines established by the National Appraisal Institute. Our commitment to compliance extends to all services provided by our firm, ensuring alignment with relevant State, Federal, and USPAP regulations.

It is imperative to note that all appraisals conducted by our office undergo rigorous scrutiny and oversight. Each appraisal is personally inspected and photographed by the primary appraiser assigned to the project. This personal involvement ensures meticulous attention to detail and guarantees compliance with State, Federal, and USPAP requirements. Furthermore, the primary appraiser is responsible for certifying the accuracy of the appraisal report, affirming adherence to regulatory standards, and validating the market valuation analysis conducted for the subject property. At Leonel Garza Jr. & Associates LLC, our unwavering commitment to professionalism, integrity, and regulatory compliance underscores every aspect of our work, ensuring the highest standards of quality and reliability in our appraisals.

GEOGRAPHICAL COMPETENCY

All team members of Leonel Garza Jr. & Associates LLC possess intimate knowledge of the geographical area encompassing the Rio Grande Valley. Led by Leonel Garza III, Alma Oyervides, Gloria Casa, Elvira Vazquez, Monica Valdez-Garza, and Miguel Martinez were all born and raised in the Valley, granting them firsthand familiarity with its unique characteristics and nuances.

Thomas M. Davis, though born in Austin, Texas, boasts over twenty years of experience working within the Rio Grande Valley real estate market. Through his extensive tenure, Thomas has honed his expertise and developed a deep understanding of the region's dynamics, further enriching the collective knowledge base of our team.

This wealth of local expertise ensures that Leonel Garza Jr. & Associates LLC is uniquely positioned to provide comprehensive and accurate appraisals tailored to the specific intricacies of the Rio Grande Valley area, delivering exceptional value and insight to our clients.

SENATE BILL 18 TRAINING

Leonel Garza III has fulfilled the mandatory training requirements mandated by the Texas Department of Transportation at the Pharr District Office. Additionally, he has undergone comprehensive training in compliance with Senate Bill 18 and remains abreast of current case law developments.

Leonel Garza III's commitment to ongoing education and professional development ensures that Leonel Garza Jr. & Associates LLC remains at the forefront of industry knowledge and expertise, delivering high-quality appraisal services to our clients.

SECTION II: FIRM INFORMATION

FIRM NAME & CONTACT INFORMATION

Firm Name	Leonel Garza Jr. & Associates LLC
Address	1419 Dove Avenue, Suite #1, McAllen, Texas 78504
Primary Contact	Leonel Garza III
Office	(956) 687-7295
Fax	(956) 687-9236
Email	leonel3@garza-associates.com

FIRM HISTORY

Leonel Garza Jr. & Associates, LLC is a reputable provider of real estate consulting services, specializing primarily in real estate appraisals and appraisal litigation support. With a focus on General Commercial Real Estate, Estate Valuations, and Right-of-Way Easement Acquisition and Defense, the firm offers a comprehensive range of services to meet diverse client needs. Led by principal officer Leonel Garza III, a Texas General Certified Real Estate Appraiser since 1998, the firm upholds a legacy of excellence established by Leonel Garza Jr., a highly respected figure in the field with over 24 years of appraisal experience.

The Right-of-Way Division of the firm specializes in conducting Real Estate Appraisals for various local and government agencies across South Texas. These appraisals adhere to the Texas Department of Transportation A-5 & A-6 Formats, also utilized for Local Participating Agencies (LPAs). With over 25 years of experience and extensive training in this field, Leonel Garza III specializes in acquisitions involving diminution of market value and property bisections. The division's expertise spans a wide range of acquisitions, including expansion of existing roadways, development of new roadways, utility easements, drainage or irrigation easements, damage assessment, cost-to-cure analysis, relocation assistance research, budget analysis, condemnation hearing, and trial support. Throughout its history, this division has produced over 1,000 reports, with notable projects such as an approximately 327-parcel project covering two counties showcasing the firm's capabilities and commitment to excellence.

Texas Department of Transportation (TxDOT)

Leonel Garza III is currently on the “Precertification List” for the Texas Department of Transportation. Mr. Garza also has an “Appraisal Contract” with TxDOT to perform appraisal reports for various State agencies included by not limited to the Texas Department of Transportation Division Section, Texas Attorney General Office Real Estate Division and other divisions of TxDOT.

PERSONNEL AND STAFFING

At Leonel Garza Jr. & Associates LLC, all staff members operate under the direction of Leonel Garza III. Each member of our team undergoes rigorous training programs tailored to their respective fields to ensure qualification to work on right-of-way and associated projects. Below is an organizational chart of the firm and their respective duties. Each staff member is vital to the overall completion of projects.

LEONEL GARZA III
Certified General Real Estate Appraiser; License: TX-1328375-G
Principal Officer - Oversight of All Operations and Projects

Thomas M. Davis
Certified General Real Estate Appraiser; License: TX-1336454-G
Project Manager

Miguel Martinez
Appraiser Trainee, License: TX-1344042-T

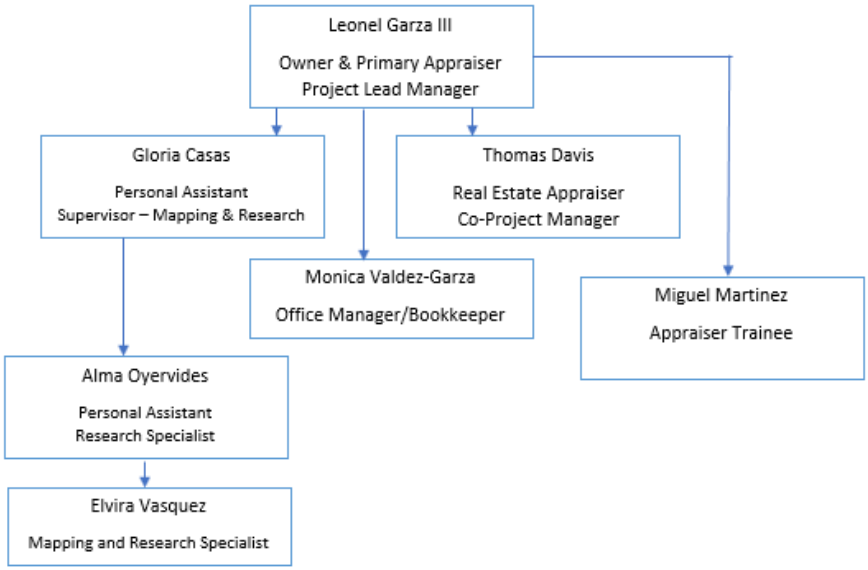
Gloria Casas
Senior Administrative Assistant

Alma Oyervides
Senior Administrative Assistant

Monica Valdez-Garza
Personal Assistant / Bookkeeper

Elvira Vazquez
Data Collection / Mapping Department

At Leonel Garza Jr. & Associates LLC, our dedicated team brings expertise and commitment to every project, ensuring the highest standards of quality and service delivery in the realm of real estate appraisals and related consulting services.



SUMMARY OF STAFF

LEONEL GARA III
CERTIFIED GENERAL REAL ESTATE APPRAISER, LICENSE: TX-1328375-G

Born and raised in the Rio Grande Valley and a real estate appraiser since 1995. Specializing in right of way acquisitions type reports for over 25 years in the Rio Grande Valley with a concentration of work within Hidalgo County, Texas. Mr. Garza has testified as an expert in Local, State and Federal Court and has been involved in over 500 eminent domain hearings.

THOMAS M DAVIS
CERTIFIED GENERAL REAL ESTATE APPRAISER, LICENSE: TX-1336454-G

Joined Garza & Associates over 20 years ago as a real estate appraiser. Trained under Leonel Garza III for over 5 years before becoming a State Licensed General Real Estate Appraiser. With a concentration on right of way acquisition type appraisals, Mr. Davis has also testified as an appraisal expert in Eminent Domain Hearing, and bankruptcy cases with the Federal Court. His expertise and concentration of work product has been primarily in Hidalgo County over the past 15 years.

MIGUEL MARTINEZ
APPRAISER TRAINEE, LICENSE: TX-1344042-T

Joined the Garza & Associates in 2018. Is currently a Real Estate Appraiser Trainee under the supervision and sponsorship of Leonel Garza III. Mr. Martinez, comes from an appraisal background working for a McAllen appraisal firm before moving to the City of McAllen Planning Department for over 11 years. Mr. Martinez brings his expertise in subdivision development and pre-development site analysis to the firm which is vital for eminent domain acquisition cases. Mr. Martinez was born and raised in McAllen.

GLORIA CASAS
SENIOR ADMINISTRATIVE ASSISTANT

Joined the firm in 2015

ALMA OYERVIDES
SENIOR ADMINISTRATIVE ASSISTANT

Joined the firm in 2002

MONICA VALDEZ-GARZA
BOOKKEEPER

Joined Garza & Associates over 15 years ago. Focus has been on office operations and management with a concentration in the bookkeeping and finance department handling payroll for staff.

ELVIRA VAZQUEZ
MAPPING SPECIALIST - Joined the firm in 2016 as a data entry specialist.

GARZA & ASSOCIATES

QUALIFICATION OF APPRAISER
LEONEL GARZA III

LEONEL GARZA III, PRESIDENT
Leonel Garza Jr. & Associates LLC
1419 W Dove Avenue, McAllen, Texas 78504
Office (956) 687-7295
Email leonel3@garza-associates.com
Website www.garza-associates.com



EDUCATION
Texas A&M University, College Station, Texas
Bachelor of Science Graduate, 1995

LICENSES
State Certified General Real Estate Appraiser
TX-1328375 G Expires: December 31, 2024

State Certified Property Tax Consultant
TX–00003181 Expires: June 16, 2025



OTHER CERTIFICATIONS
Disadvantaged Business Enterprise (DBE)
Texas Historically Underutilized Business (HUB)

PROFESSIONAL ORGANIZATIONS
Practicing Affiliate of the Appraisal Institute (303542)
International Right of Way Association (IRWA) Associate Member (7899430)

ACTIVE PUBLIC SERVICE

Hidalgo County Subdivision Advisory Board	Chairman
Hidalgo County Building Line of Adjustments	Chairman
Spina Bifida-250 / Suzanna Smiles Organization	Board Member
Gladys Porter Zoo	Board Member

PAST PUBLIC SERVICE

McAllen Planning and Zoning Board	Chairman
McAllen Zoning Board of Adjustments and Appeals	Chairman
McAllen Traffic Commission Board	Vice Chairman
McAllen Ambulance Advisory Committee	Vice Chairman
McAllen Building Board of Adjustments and Appeals	Member
McAllen Palm City Lions Club	Member

REAL ESTATE VALUATIONS & EMINENT DOMAIN SUPPORT SERVING SOUTH TEXAS SINCE 1998

Consult us for any general commercial real estate, and estate evaluation queries.

Contact Us

SPECIALIZING IN EMINENT DOMAIN VALUATION AND REVIEW SERVICES

Leonel Garza, Jr.& Associates, LLC, provides a variety of real estate consulting services with primary focus on real estate appraisals and appraisal litigation support. The company specializes in General Commercial Real Estate, Estate Valuations, and Right-of-Way Easement Acquisition and Defense. In addition to the appraisal services, the company provides Real Property Tax Consulting Services.



DRAINAGE PROJECTS



ROAD PROJECTS



TRANSMISSION LINE PROJECTS

REAL ESTATE APPRAISALS | RIGHT OF WAY DIVISIONS | CONTACT US

SITE LINKS

- Home
- Real Estate Appraisals
- Right Of Way Divisions
- Contact Us

CONTACT INFORMATION

GARZA & ASSOCIATES

1419 W Dove Ave., Suite 1
McAllen, TX 78504

Phone: (956) 687-7295

Fax: (956) 687-9236

leonel3@garza-associates.com

Hours:
Monday-Friday:
8:00 AM - 5:00 PM

GARZA & ASSOCIATES

Texas Appraiser Licensing &
Certification Board
P.O. Box 12188
Austin, TX 78711-2188
512-936-3005

CERTIFICATE OF LICENSE HISTORY

An automated search of the Texas Appraiser Licensing & Certification Board's database reveals the following licensing information current as of 07/28/2024.

Name: GARZA, LEONEL III
License Type: Certified General Appraiser
License Number: 1328375
License Status: Active
Original License Date: 12/30/1998
Exam Date: 12/19/1998
License Expiration Date: 12/31/2024

DISCIPLINARY ACTIONS

An automated search of the Texas Appraiser Licensing & Certification Board's database for the past ten (10) years reveals the following disciplinary action record(s) as of 07/28/2024. Any disciplinary actions listed below are final as of the disposition date. If this section is blank, there were no disciplinary records located.

Additional information about this license holder may be viewed at the agency's website (www.talcb.texas.gov) using the License Holder Search found on the home page. The original license date does not necessarily reflect continuous licensure. Copies of any final orders resulting from disciplinary action taken against the license holder may also be found using the Check for Disciplinary Actions link displayed under the "Related Information" on the sidebar of the License Holder Search results.

--------END OF RECORD--------



Texas Department of Transportation

Texas Unified Certification Program

TUCP

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE** in accordance with Federal Regulations 49 CFR, Part 26

LEONEL GARZA, JR. & ASSOCIATES, LLC.

Issuance Date: February 12, 2008

This Certificate is subject to suspension or revocation, and DBE information is verified annually upon the issuance month.

Efrem Casarez

Efrem Casarez, Program Manager
Business Opportunity Programs

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1742948770900**
Approval Date: **February 15, 2022**
Scheduled Expiration Date: **February 15, 2026**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

LEONEL GARZA, JR. & ASSOCIATES, LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **February 15, 2022**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

GARZA & ASSOCIATES

SAM.GOV®

LEONEL GARZA, JR. & ASSOCIATES, LLC ● Active Registration

Unique Entity ID:
FL9NLRB8MJD8

Doing Business As:
(blank)

Purpose of Registration:
All Awards

Expiration Date
Feb 21, 2025

CAGE/NCAGE:
6Z4C9

Physical Address:
1419 W DOVE AVE STE 1
MCALLEN, TX 78504-3459 USA

GARZA & ASSOCIATES

QUALIFICATIONS OF APPRAISER
THOMAS M. DAVIS

EDUCATION
Bachelor of Business Administration, Finance Major with Real Estate Option.
Graduated December 2002, Angelo State University, San Angelo, TX

LICENCES
Certified General Real Estate Appraiser
TX – 1336454-G
Expires: October 31, 2024 (Active)

State Certified Property Tax Consultant
Number TX – 000011833
Expires: April 21, 2024

PUBLIC SERVICE ORGANIZATION
Delta Sigma Pi – Professional Business Fraternity
Supporting Member of Gladys Porter Zoo (Member #0901-DAV0269-3 A)
Associate Member of the Appraisal Institute (Not MAI Designated)

Associate Member of the International Right of Way Association (IRWA) (Member # 7898377)

WORK EXPERIENCE
- Employee of Leonel Garza Jr. and Associates since 2003



Texas Appraiser Licensing & Certification Board
P.O. Box 12188
Austin, TX 78711-2188
512-936-3005

CERTIFICATE OF LICENSE HISTORY

An automated search of the Texas Appraiser Licensing & Certification Board's database reveals the following licensing information current as of 07/28/2024.

Name: DAVIS, THOMAS MICHAEL
License Type: Certified General Appraiser
License Number: 1336454
License Status: Active
Original License Date: 10/16/2006
Exam Date: 09/29/2006
License Expiration Date: 10/31/2024

DISCIPLINARY ACTIONS

An automated search of the Texas Appraiser Licensing & Certification Board's database for the past ten (10) years reveals the following disciplinary action record(s) as of 07/28/2024. Any disciplinary actions listed below are final as of the disposition date. If this section is blank, there were no disciplinary records located.

Additional information about this license holder may be viewed at the agency's website (www.talcb.texas.gov) using the License Holder Search found on the home page. The original license date does not necessarily reflect continuous licensure. Copies of any final orders resulting from disciplinary action taken against the license holder may also be found using the Check for Disciplinary Actions link displayed under the "Related Information" on the sidebar of the License Holder Search results.

--------END OF RECORD--------

QUALIFICATIONS OF APPRAISER TRAINEE
MIGUEL A. MARTINEZ

EDUCATION
Bachelor of Business Administration, International Business Management
Graduated May 2000, University of Texas Pan-American, Edinburg, TX
Master of Public Affairs
Graduated December 2017, University of Texas Rio Grande Valley
\

LICENSES
State Real Estate Appraiser Trainee
Number TX – 1342042

PUBLIC SERVICE ORGANIZATION
Knights of Columbus

WORK EXPERIENCE
City of McAllen Planning Department 2008-2018
Leonel Garza Jr. and Associates since May 2018 till present

Appraiser Trainee, License #1342042

License Status	Expiration Date
Active	08/31/2025
County	
HIDALGO	

Sponsoring Appraisers

Name (License Type)	
GARZA, LEONEL III (Certified General Appraiser)	
Effective Date	**License #**
08/07/2019	1328375
License Status	**Expiration Date**
Active	12/31/2024

GARZA & ASSOCIATES

Texas Appraiser Licensing &
Certification Board
P.O. Box 12188
Austin, TX 78711-2188
512-936-3005

CERTIFICATE OF LICENSE HISTORY

An automated search of the Texas Appraiser Licensing & Certification Board's database reveals the following licensing information current as of 07/28/2024.

Name: MARTINEZ, MIGUEL ARCADIO
License Type: Appraiser Trainee
License Number: 1342042
License Status: Active
Original License Date: 08/07/2019
License Expiration Date: 08/31/2025

DISCIPLINARY ACTIONS

An automated search of the Texas Appraiser Licensing & Certification Board's database for the past ten (10) years reveals the following disciplinary action record(s) as of 07/28/2024. Any disciplinary actions listed below are final as of the disposition date. If this section is blank, there were no disciplinary records located.

Additional information about this license holder may be viewed at the agency's website (www.talcb.texas.gov) using the License Holder Search found on the home page. The original license date does not necessarily reflect continuous licensure. Copies of any final orders resulting from disciplinary action taken against the license holder may also be found using the Check for Disciplinary Actions link displayed under the "Related Information" on the sidebar of the License Holder Search results.

--------END OF RECORD--------

PROOF OF LICENSES AND CERTIFICATIONS

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: **Leonel Garza III**
License #: **TX 1328375 G** License Expires: **12/31/2024**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: **THOMAS MICHAEL DAVIS**
License #: **TX 1336454 G** License Expires: **10/31/2024**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Appraiser Trainee

Trainee: **Miguel Arcadio Martinez**

Authorization #: **TX 1342042 Trainee** Expires: **08/31/2023**

Review the list of the above Trainee's Supervisors on the License Holder Search at www.talcb.texas.gov.

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Appraiser Trainee

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner

GARZA & ASSOCIATES

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

▶ Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

Print or type. See Specific Instructions on page 3.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.
Leonel Garza Jr. & Associates LLC

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor or single-member LLC ☐ C Corporation ☐ S Corporation ☐ Partnership ☐ Trust/estate

☑ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ S

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is **not** disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) ▶

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from FATCA reporting code (if any)

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.
1419 W Dove Ave Suite 1

6 City, state, and ZIP code
McAllen, TX 78504

Requester's name and address (optional)

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

7	4	–	2	9	4	8	7	7	0

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** ▶ [signature] | **Date** ▶ 02/23/2024

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, *later.*

GARZA & ASSOCIATES

CONTIGENCY PLAN

During any project, the Office of Leonel Garza Jr. & Associates LLC has maintained a contingency plan in the event one or more staff members are not available and or are affected by Covid 19. With remote desktop communication, we are available to work from home or other locations. We have multiple appraisers who have been trained in all aspects of the appraisal process in order to complete all assignments in the event one or more are not available to participate in a particular project. We have prepared the office for this type of scenario and others in the course of the past year pandemic and hurricane season. Our office is prepared to continue projects in the event there is a loss of power and or internet service with our multiple backup systems and remote work environments.

COMMENCEMENT OF SERVICES

Leonel Garza Jr. & Associates LLC is committed to performing our services immediately upon approval of work authorization.

AFFIRMATIVE ACTION

Leonel Garza Jr. & Associates LLC does not discriminate against any employee or applicant for employment based on race, religion, sex, national origin or disability.

ERRORS & OMISSIONS INSURANCE

Leonel Garza Jr. & Associates LLC does have errors and omissions insurance as required by the City of Edinburg.

CONTRACTED PRICE

During the bid for general appraisal projects, the proposal is based on total estimated hours required to complete an assignment. It is understood that prices afforded to other customers shall be afforded to the City of Edinburg as well, if the subject properties are located within the same market area and are similar in assignment.

EMPLOYEE PAYMENT

All appraisers and personal assistants of Leonel Garza Jr. & Associates LLC are paid on a salary basis in which all state, federal and social security withholdings are applied. It is understood that no employee is entitled to benefits received by the county civil service system.

ETHICAL STANDARDS

Leonel Garza III, the primary appraiser of Leonel Garza Jr. & Associates LLC, holds positions of responsibility within the Hidalgo County Subdivision Review Board and the Hidalgo Building Line of Adjustments Board. Appointed in 1999 and 2005 respectively, these roles, appointed by Hidalgo County Commissioner Oscar Garza, demonstrate a commitment to upholding ethical standards in local governance. However, it is crucial to note that these positions do not compromise the ethical standards mandated by county, municipal, and state regulations regarding real property valuation.

The Hidalgo County Subdivision Review Board's primary objective is to ensure adherence to proper standards established by Texas State Law and the Texas State Attorney General's Office. This oversight extends to proposed subdivision developments and landowners within Hidalgo County and its Extraterritorial Jurisdiction. Emphasizing quality of life, the commission ensures that utilities, property drainage, street access, setbacks, septic tank installation, and variances are compliant with regulations before submission to the Hidalgo County Commission for final approval. Discussions during these meetings do not involve property values, purchases, or sales of land by applicants.

Membership on the Hidalgo County Subdivision Review Board is voluntary, with appointments made by individual Precinct County Commissioners for a two-year term. Appointments are based on the individual's comprehensive understanding of real estate, right-of-way, easements, and other factors impacting raw land and proposed subdivision development.

Leonel Garza Jr. & Associates LLC acknowledges and embraces the ethical standards outlined in RFQ NO: 2024-4, as well as those established by the Appraisal Institute, Texas Licensing and Certification Board, and the current Uniform Standards of Professional Appraisal Practice. Copies of the certification page, along with assumptions and limiting conditions, are included in each appraisal report to uphold transparency and compliance with ethical guidelines.

SECTION III: FIRM EXPERIENCE AND QUALIFICATIONS

COMPETENCY

Leonel Garza Jr. & Associates, LLC provides a variety of real estate consulting services with primary focus on real estate appraisals and appraisal litigation support. The company specializes in General Commercial Real Estate, Estate Valuations, and Right-of-Way Easement Acquisition and Defense. The Principal officer is Mr. Leonel Garza III. Leonel Garza III has been a Texas General Certified Real Estate Appraiser since 1998. Leonel Garza III was originally trained by Leonel Garza Jr., a well-respected Real Estate appraiser who had roughly 25 years of appraisal experience at the time of his passing in 1998. Leonel Garza Jr. & Associates was established thereafter, and Leonel Garza III has continued in the appraisal business. In addition to the appraisal services, the company provides Real Property Tax Consulting Services. The purpose of this division is to support property tax owners in the verification of property tax assessment as promulgated by the Texas Property Tax Code.

The Right-of-Way Division of the firm conducts Real Estate Appraisals for various local and government agencies throughout South Texas. These reports conform to the Texas Department of Transportation A-5 & A-6 Formats which are also utilized for LPA's (Local Participating Agencies). Leonel Garza III has undergone extensive training in this field of work over the past 25 years. He specializes in acquisitions concerning diminution of market value and or property bisections. ROW experience extends to various types of acquisitions including, but not limited to, expansion of existing roadways, development of new roadways, utility easements, drainage or irrigation easements, damage assessment, cost to cure, relocation assistant research, budget analysis, condemnation hearing and trial support. Over the course of this company's history, this division has produced well over 1,000 reports with the single largest project being approximately 327 parcel projects covering two counties.

Leonel Garza III is currently on the "Precertification List" for the Texas Department of Transportation. Mr. Garza also has an "Appraisal Contract" with TxDOT to perform appraisal reports for various State agencies included by not limited to the Texas Department of Transportation Division Section, Texas Attorney General Office Real Estate Division and other divisions of TxDOT and the State of Texas.

RIGHT OF WAY APPRAISAL EXPERIENCE

The most recent project done by the above appraisers for a condemning authority include but not limited to the following from the past 24-months and active projects:

Various Hidalgo County 2018 Bond Projects	Hidalgo County Drainage District No 1
J-O8 Ditch	Hidalgo County Drainage District No. 1
Taylor Road	Hidalgo County Precinct 3
3 Mile Line	Hidalgo County Precinct 3
Veterans Boulevard	Hidalgo County Precinct 3
Russel Road	Hidalgo County Precinct 4
Cesar Chavez Road	Hidalgo County Precinct 2
Liberty Road	Hidalgo County Precinct 3
FM 676 (5 Mile Road) to State Highway 107	L&G Engineering & Transportation Consultants
Cesar Chavez Road	L&G Engineering & Transportation Consultants
McColl Road Widening – Trenton to SH-107	Texas Department of Transportation
Farm to Market 676	Texas Department of Transportation
State Loop 195 – Rio Grande City to Roma	Texas Department of Transportation
US Highway 281 Phase I & II	Texas Department of Transportation
State Highway 107 & University Drive (Edinburg)	
• Hidalgo County Court House – ROW Project	Texas Department of Transportation

ACTIVE PROJECTS UNDERWAY

Sugar Road (SH-107 to Monte Cristo)	City of Edinburg
Jackson Road (North of SH-107 to Monte Cristo)	City of Edinburg
Monte Cristo Road (Ware Road to Sugar Road)	Texas Department of Transportation
Ware Road (Mile 5 to Monte Cristo Road)	Texas Department of Transportation
US Highway 83 (Zapata)	Texas Department of Transportation
Electrical Transmission Line Project (Starr & Hidalgo County)	American Electric Power & ETT

DISCUSSION OF EXPERIENCE AND RECENT PROJECTS

FM 2220 -WARE ROAD WIDENING PROJECT (PHASE I)

This project was conducted in accordance with the standards outlined by the Texas Department of Transportation. Every effort was made to ensure thoroughness and accuracy in our appraisal process. All property owners were contacted, and each property underwent physical inspection. This included several tracts involving residential bisections and relocations of homesteads and businesses, presenting unique challenges that our firm is well-equipped to address.

Throughout the project, our entire team at Leonel Garza Jr. & Associates LLC actively participated. This included the primary appraiser, Leonel Garza III, as well as Thomas Davis and Miguel Martinez. Additionally, we conducted several condemnation hearings as part of the process, demonstrating our commitment to comprehensive and diligent appraisal practices. Our firm's extensive experience and expertise enable us to effectively meet the needs of our clients, even in complex situations such as those encountered in this project. We remain dedicated to delivering high-quality appraisal services that adhere to regulatory standards and serve the best interests of our clients.

PROJECT REFERRAL

Carlos Lascurain, Principal of Sendero Acquisitions
Office: (956) 821-9869
Email: clascurain@senderotx.com

HIDALGO COUNTY DRAINAGE BOND PROJECT

This project was executed in compliance with the standards established by both the Texas Department of Transportation and the Hidalgo County Drainage Department. Throughout the duration of this project, our team ensured meticulous adherence to regulatory guidelines and industry best practices. To guarantee accuracy and thoroughness, every property owner was contacted, and comprehensive physical inspections were conducted on all properties involved. This encompassed several tracts, including those experiencing residential bisections and relocations, as well as instances where damage to the remainder of the land was evident. Despite the complexities presented by these challenges, our firm's extensive experience uniquely positioned us to effectively address the needs of our clients.

As part of the project, multiple condemnation hearings were conducted, underscoring our commitment to resolving issues and facilitating fair outcomes. The entire team at Leonel Garza Jr. & Associates LLC, including appraisers Leonel Garza III, Thomas Davis, and Miguel Martinez, actively contributed to the project's success. Our firm remains dedicated to providing top-tier appraisal services that not only meet but exceed the expectations of our clients. By leveraging our expertise and unwavering commitment to quality, we strive to deliver comprehensive solutions tailored to the unique requirements of each project.

PROJECT REFERRAL

Eli Villegas, Right of Way Agent
Office: (956) 929-0397
Email: eli.villegas@hcdd1.org

REFERENCES

Each of the following references have direct knowledge of the right of way experience of Leonel Garza III and Leonel Garza Jr. & Associates LLC. We have past and current projects with each of the following referenced:

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1
Raul Sesin – District Manager
902 N. Doolittle, Edinburg, Texas.
(956) 318-2840

TEXAS DEPARTMENT OF TRANSPORTATION
Ramon Jimenez – Right of Way Supervisor
600 W. Expressway 83
(956) 702-6287

SENDERO ACQUISITIONS LP
Carlos Lascurain, Principal
2662 Industrial Boulevard, Abilene, Texas 79605
Website: www.senderoacquisitions.com
Office: (956) 821-9869

L&G ENGINEERING TRANSPORTATION CONSULTANTS
Fred Herrera, Right of Way Administrator
900 S. Stewart Road, Suite 9
Mission, Texas 78572
(956) 607-2526

HIDALGO COUNTY REGIONAL MOBILITY AUTHORITY
Pilar Rodriguez P.E., Executive Director
203 W. Newcombe Avenue
Pharr, Texas 78577
(956) 402-4762

Sendero Acquisitions, LP

PO Box 5848
Abilene, TX 79608
325.672.5540 phone
325.672.5549 fax

Subject: Reference Letter

February 21, 2023

To Whom it May Concern:

Leonel Garza Jr. & Associates LLC has been hired by Sendero Acquisitions for multiple projects involving the Texas Department of Transportation in 2019, 2020, 2021 and 2022 for multiple project that include appraisal services and appraisal review services. These services have been performed and exceeded expectations and have had deliverables produced on a timely manner. The quality of work product has been excellent and has delivered on or before due dates as contractually required. Garza & Associates is currently preparing estimates for multiple projects Sendero Acquisition shall be working on in conjunction with the Texas Department of Transportation in year 2022.

If you have any questions or concerns, feel free to contact my office at your convenience at (956) 627-2298.

Thank you for your time and consideration for Garza & Associates.

Carlos Lascurain

Very Truly Yours

Carlos Lascurain R/W-NAC
Sendero Acquisitions, LP

GARZA & ASSOCIATES

HIDALGO COUNTY DRAINAGE DISTRICT No. 1
RAUL E. SESIN, PE, CFM
District General Manager
Hidalgo County Floodplain Administrator

BOARD OF DIRECTORS

DAVID L. FUENTES	EDUARDO "EDDIE" CANTU	RICHARD F. CORTEZ	EVERARDO "EVER" VILLARREAL	ELLIE TORRES
Board Member	Board Member	Chairman of the Board	Board Member	Board Member

February 24, 2023

RE: Recommendation Letter for Leonel Garza Jr. & Associates

To Whom It May Concern:

Leonel Garza Jr. & Associates LLC, under the direction of Leonel Garza III has performed appraisal and appraisal review services for the Hidalgo County Drainage District No. 1 for over a 20-year period. Projects include appraisal services for proposed right of way acquisition for the expansion and or creation of drainage systems throughout Hidalgo County and appraisal review services. Mr. Garza is currently working on various projects for the Hidalgo County Drainage District No 1 2018 Bond Program. Work has been performed satisfactory and has met the needs and requirements of the Hidalgo County Drainage District No. 1

If you should have any questions or require addition information, please contact me at 956-292-7080. Thank you.

Respectfully,
HIDALGO COUNTY DRAINAGE DISTRICT No. 1

Raul E Sesin, PE, CFM
District General Manager

902 N. Doolittle Road • Edinburg, Texas 78542 | Office 956 292.7080 • Fax 956 292.7089
www.hcdd1.org

GARZA & ASSOCIATES

DocuSign Envelope ID: 9B382CE1-D8CD-4EAD-A98E-5EE3421D0B28

Texas Department of Transportation
125 EAST 11TH STREET | AUSTIN, TEXAS 78701-2483 | (512) 463-8588 | WWW.TXDOT.GOV

Date: February 21, 2023

Leonel Garza III
Leonel Garza Jr. & Associates, LLC
Dove Avenue
McAllen, Texas 78738

RE: Verification of Work Performed – Leonel Garza III, Leonel Garza Jr. & Associates, LLC

Dear Mr. Garza,

Please accept this letter as verification that Leonel Garza III, of Leonel Garza Jr. & Associates has provided right of way appraisal services to the Texas Department of Transportation Pharr District.

Leonel Garza III, State Certified Appraiser with Leonel Garza Jr. & Associates LLC has performed various appraisal and appraisal review services for the Texas Department of Transportation. Mr. Garza has performed Appraisal Services and Appraisal Review Services satisfactory with an existing State Contract promulgated by the Texas Department of Transportation. Appraisal Services have been for proposed right of way acquisition for expansion of various road projects in Hidalgo, Cameron, Starr and Zapata County. Leonel Garza III is currently engaged to appraise various appraisal reports for multiple State funded road projects. Services performed are considered acceptable to the Texas Department of Transportation.

If you have any questions or need additional information, please feel free to contact me at (956) 702-6287.

Sincerely,

DocuSigned by:
Ramón Jiménez
0ACB94A0EAD44C4...

Ramon Jimenez, Jr.
South ROW Project Delivery Manager

GARZA & ASSOCIATES

SECTION IV: SCOPE OF SERVICES

LIST OF SERVICES

APPRAISAL SERVICES

At Leonel Garza Jr. & Associates LLC, all appraisals are conducted based on the principle of "Fair Market Value," which is determined through meticulous analysis of comparable sales, cost, and rental information within the surrounding markets. Each report includes specified originals and copies, as required, with all licensed individuals who have significantly contributed to the appraisal process signing the report in compliance with Texas State Law and USPAP regulations.

All appraisal reports are completed using the "current" USPAP requirements applicable from the date of order. Additionally, Leonel Garza Jr. & Associates LLC is committed to meeting client delivery day requirements, provided that all pertinent information regarding the subject property is made available at the time of the order. This includes tax information, surveys, and access to the property.

Our firm's commitment to excellence ensures that each appraisal is conducted with the highest standards of professionalism, accuracy, and compliance with regulatory guidelines, ultimately serving the best interests of our clients.

APPRAISAL REVIEW SERVICES

Due to the number of appraisal reports and on-going condemnation cases with the County and other local municipalities where Mr. Garza is the lead appraiser, it would be a conflict of interest for my company to prepare review appraisal reports for competing firms. Hence, we have limited our service for the RFQ to be for “Appraisal Services”.

APPRAISAL PROCESS FOR EMINENT DOMAIN CASES

WHOLE PROPERTY

In a right of way appraisal report, the term "whole property" or "parent tract" refers to the entirety of the property under consideration. It represents the entire parcel of land that is subject to appraisal, encompassing all its land area, improvements (such as buildings or structures), rights, and easements.

When conducting a right of way appraisal, the appraiser typically starts by analyzing the whole property or parent tract to understand its characteristics, potential uses, and market value. This analysis helps establish a baseline for assessing the value of the property and determining the impact of the proposed acquisition or project. The appraiser will examine various aspects of the whole property, including:

Land Area

The total land area of the property is determined by the survey provided and public information gathered from either deed records or the local appraisal district.

Improvements

Any structures, or site improvements that are contributory to the market value shall be included. The existing condition/depreciation, functionality, age are some of the economic factors taken into consideration for their contribution to market value.

Market Value

The appraiser determines the market value of the whole property by considering various economic factors that include but are not limited to the date of sale, relative location, available utilities at the time of sale, highest and best use and size of the sale. By thoroughly analyzing the whole property or parent tract, the appraiser gains a comprehensive understanding of its characteristics, market value, and highest and best use.

PART TO BE ACQUIRED

In a right of way appraisal report, a "part to be acquired" refers to a specific portion of a property that will be acquired by a government agency or other entity for a public project or development. This could include land or structures, such as buildings or infrastructure, that will be affected by the project and will need to be acquired in order for the project to proceed. This analysis will take into account a variety of factors, including the property's current use, its potential future use, any improvements made to the property, and the market value of similar properties in the area.

REMAINDER

In a right of way appraisal report, the “remainder before” and the "remainder after" refers to the portion of a property that remains after the portion required for the public project or development has been acquired. The appraisal report will review the market value of the subject in the before and after state to determine if any diminution or damages must be applied to the overall compensation of the part to be acquired.

DIMINUTION OF MARKET VALUE

Diminution of market value refers to the loss in value of a property that occurs as a result of a right-of-way acquisition. The appraiser will conduct a before-and-after analysis of the property to determine if any damages to the remainder market value exist due to the proposed acquisition.

COST TO CURE

This analysis is used for the replacement of site improvements required in the remainder after (i.e. fencing)

APPRAISAL METHODOLOGY

An appraisal report communicates the analysis, opinions, and final estimate of value of the subject property based on a scope of assignment. This is done in such a manner as to be meaningful to the client and not be misleading to the reader of the report. The appraiser follows certain processes in the appraisal of a property, starting with the identification of the "rights" to be appraised, the effective date at which the appraisal will be prepared, and the intended use of the appraisal. The appraiser will then identify the property, and discuss economic factors that may impact the value, such as, zoning, the neighborhood trends, highest and best use, access, size of the tract, etc. The appraiser uses these three traditional approaches to value, the cost approach, income approach and sales comparison approach to value as they apply to the subject.

SALES COMPARISON APPROACH

A major premise of the sales comparison approach is a review of sales that are most similar to the subject property that has been purchased in the market area. This is utilized with a paired sales analysis of these sales reviewed directly in comparison to the subject property. These similar properties are compared with the subject property to review economic factors used to develop an opinion of value. The appraiser reviews the adjusted unit values indicated for the subject property and selects a unit rate to be applied to the whole property, the part to be acquired and the remainder before and after.

COST APPROACH*

"In the cost approach, appraisers compare the replacement cost of the subject improvements to the cost to develop similar improvements as evidenced by the cost of construction of substitute properties with the similar utility as the subject property. The estimate of development cost is adjusted for market-extracted losses in value caused by the age, condition, and utility of the subject improvements or for locational problems. The land value as if unimproved is then added, usually based on comparison with sales of comparable sites with the same or a similar highest and best use. The sum of the value of the land and the improvements is adjusted for any existing property rights (e.g., leased fee, leasehold interests) included with the subject property, which are implicit in the two other approaches to value." The appraiser prepares a schedule of depreciated market value for the improvements using a combination of Marshall & Swift Valuation Service and data from local contractors, stores and other experts in the field. The appraiser will examine the age and condition of the improvements, quality of the construction, materials used in construction, and the functional utility structure and site improvements. In the event a structure that has contributory value to the whole property but is not affected by the acquisition, the appraiser may elect to utilize the assessed value determined by the local appraisal district. This will apply only when the remainder is not affected by the part to be acquired, which is the subject of the report. The final step in the cost approach is adding the underlying land value determined within the sales comparison approach.

INCOME APPROACH

"In the income capitalization approach, an appraiser analyzes a property's capacity to generate future benefits and capitalizes the income into an indication of present value. The principle of anticipation is fundamental to the approach. Techniques and procedures from this approach are also used to analyze comparable sales data in the sales comparison approach and to measure obsolescence in the cost approach."

The income approach assumes that a property's net income (which excludes expenses) has a measurable relationship to its most probable sale price. This approach to value is not applicable to the scope of this assignment nor is it reliable for the determination of market value of the parent tract or part to be acquired.

SECTION V: MISCELLANEOUS

Leonel Garza Jr. & Associates LLC does not have any State exemptions to any of the requirements in this procurement packet nor any proprietary documents to submit pursuant to this request for qualifications. Garza & Associates agrees and will adhere to all aspects of this procurement packet and accept the requirements set forth in RFQ 2024-4. Leonel Garza III is available to answer any concerns or questions during this process.

FEE PROPOSAL EXCLUSION
A fee proposal is not included within this submittal as required by RFQ.

SECTION VI: SCOPE OF SERVICES (AGREEMENT)

Garza & Associates understands the specifications of the “Scope of Services” and agrees the perform the task set forth under Section 4.1 of the City of Edinburg RFQ 2024-4.

GARZA & ASSOCIATES

JULY 30, 2024

TO WHOM IT MAY CONCERN:

LEONEL GARZA JR. & ASSOCIATES LLC APPRECIATES THE OPPORTUNITY TO PROVIDE A SUBMITTAL FOR THE CITY OF EDINBURG RFQ 2024-4.

THANK YOU.



LEONEL GARZA III
PRESIDENT
LEONEL GARZA JR. & ASSOCIATES LLC

Project ID: 2024-4
Real Estate Appraisal Services Rotation

Submitted by

SCROGGIN APPRAISAL SERVICES
1105 Vine Avenue, McAllen, TX 78501 (956) 668-7478 scrogginappraisals.com

Clark Scroggin
Texas General Real Estate Appraiser Certification #1327321
July 30, 2024

SCROGGIN APPRAISAL SERVICES
1105 Vine Avenue, McAllen, TX 78501 (956) 668-7478 scrogginappraisals.com

July 30, 2024

City of Edinburg
415 W University Dr
P.O. Box 1079
Edinburg, TX 78540

Re: Project ID: 2024-4
Real Estate Appraisal Services Rotation

To Whom It May Concern:

I am pleased to present my Proposal for Real Estate Appraisals Services Rotation.

We are proud at Scroggin Appraisal Services to be the largest and leading provider of appraisal services in the Rio Grande Valley. Our staff includes five licensed/certified appraisers, one appraiser trainee, an appraisal assistant, an office manager and a Director of Operations. Established in McAllen in 1997, we have a long history of providing appraisal services to clients of all sorts for various intended uses. My personal appraisal experience includes an extensive range of nearly every property type over four decades. We are well equipped and staffed to execute your real estate appraisals in a timely and efficient manner. We have extensive experience working with numerous federal, state and local municipalities. These clients include the FDIC, TXDOT, CDI Head Start, AVANCE Headquarters, Edinburg Economic Development Corporation, Webb County C.A.A., San Juan EDC, City of San Juan, City of Mercedes, Harlingen Community Development Corporation, City of Harlingen, Housing Authority- City of Brownsville, Brownsville PUB, Brownsville ISD, Sharyland ISD, PSJA ISD, City of Alamo, City of Donna, City of South Padre Island and South Texas College. Additionally, I have extensive experience testifying as an expert on appraisals in numerous state and federal courts of law. I have also completed Yellowbook appraisals for The City of South Padre Island, The City of Los Indios and the Texas Civil Rights Project.

I declare that reasonable diligence has been used in responding to this proposal and that all information presented is accurate and complete.

I certify that neither Clark Scroggin and Scroggin Appraisal Services are not subject to an exclusion, debarment, suspension, or other disciplinary action by any government agency including but not limited to the U.S. Government or the State of Texas.

I believe that all requirements included in your Project ID are included in this document. Should any further information be required please let me know. Thank you for your consideration.

Best regards,

Clark Scroggin
TX-1327321 Certified General Appraiser

Qualifications of the Appraiser
Clark Scroggin

Professional Designations

CAE (Certified Assessment Evaluator); International Association of Assessing Officers

Texas State Certified General Appraiser # TX-1327321-G

HUD/FHA Approved Appraiser

Certified National Instructor- International Association of Assessing Officers

Expert witness- Condemnation trials and State property tax appeals

Education

Bachelor of Business Administration- Texas Christian University, Fort Worth, Texas, 1985.

Real Estate Coursework

Texas Christian University

- Real Estate Principles
- Real Estate Management

Appraisal Institute

- Course 1A1: Real Estate Appraisal Principles
- Course 1A2: Basic Valuation Procedures
- Course SPP: Standards of Professional Practice (2)
- Course 1BA: Capitalization Theory and Techniques, Part A
- Course 1BB: Capitalization Theory and Techniques, Part B
- Course 2-1: Case Studies in Real Estate Valuation

International Association of Assessing Officers

- Course 1: Fundamentals of Real Property Appraisal
- Course 2: Income Approach to Valuation
- Course 3: Development and Writing of Narrative Appraisal Reports
- Course 302: Mass Appraisal of Income-Producing Properties
- Case Studies Examination successfully completed

Seminars

Speaker: Building Owners and Managers Association (mock trial)- 1993
Speaker: Mayer Hoffman McCann Real Estate Seminar (mock trial)- 1992
Speaker: North Central Regional Assessor's Association (mock trial)- 1992
Attend: Marshall-Swift Cost Service Seminar- 1988

Professional Affiliations

Certified Instructor: International Association of Assessing Officers
Subscribing Member: International Association of Assessing Officers

Employment History

Appraiser:	Scroggin Appraisal Services,	1992- Present
Appraiser:	Tenenbaum & Associates, Inc.,	1987- 1994
Appraiser:	Dallas Central Appraisal District,	1986- 1987

Summary of Appraisal Experience

Property Types Appraised	Special Use Properties	States Worked
Office Buildings	Health Clubs	Alaska
Medical Office Buildings	Racquetball Clubs	Arizona
Retail	Country Clubs	California
Shopping Centers	Tennis Clubs	Colorado
Apartments	Automotive Showrooms	Connecticut
Multi-Family Residential	Automotive Centers	Delaware
Single-Family Residential	Nursing Homes	D.C.
Warehouses	Mini-Warehouses	Iowa
Industrial Buildings	Grain Elevators	Kansas
Main Banks	Lumber Yards	Maine
Branch Banks	Television Studios	Maryland
Hotels	Cinemas	Massachusetts
Motels	Day Care Centers	Minnesota
Restaurants	Fast Food Restaurants	Missouri
Garages	Farm Buildings	Montana
Vacant Land	Truck Terminals	Nebraska
Condominiums	Parking Structures	Nevada
Residential Subdivisions	Greenhouses	New Hampshire
Convenience Stores	Skating Rinks	New Mexico
Residential Condominiums	Recreational Centers	North Dakota
Office Condominiums	Churches	Oregon
	Horse Stables	Pennsylvania
	Night Clubs	South Dakota
	Car Wash Building	Texas
	Mobile Home Parks	Utah
	Recreational Vehicle Parks	Virginia
	Ranch Land	Washington

Scroggin Appraisal Services, LLC

Commercial & Residential Real Estate Appraisal



1124 Pecan Avenue, McAllen, TX 78501 (956) 668-7478 (956) 668-1728 FAX
632 N. Ed Carey Dr., Suite 500, Harlingen, TX 78550 (956) 423-9500 (956) 423-9535 FAX
6243 IH 10 West, Suite 830, San Antonio, TX (210) 732-6100 (210) 732-6109 FAX

Client List

Regional/Local Banks
Alamo Bank of Texas
City National Bank
Coastal Banc ssb
Elsa State Bank & Trust
Falcon International Bank
First National Bank
Frost National Bank
Inter National Bank
IBC
Laredo National Bank
Lone Star National Bank
McAllen National Bank
Mercedes National Bank
Rio Bank
Texas Country Bank
Texas State Bank
Zapata National Bank

National Appraisal Co.
Advanced Collateral Sol.
Atlantic Assurance LLC
Chesapeake App. & Stl.
Datacomp Appraisal Svc.
General American Corp.
Nationwide Appraisal Svc.
PCV/Murcor
Value IT

Municipalities
City of Alamo
City of Donna
City of Harlingen

Gvmt. Entities
Edinburg Eco. Dev. Corp.
F.D.I.C.
Harlingen Com. Dev. Corp.
PSJA ISD
Texas Dept. of Transportation

Law Offices
Armando Puente
Atlas & Hall, LLP
Crain, Caton & James
James H. Lauderdale
John Robert King
Julian Rodriguez, Jr.
McLaren & Associates
Moore & Guerra
Mark Mackie
Ricardo R. Godinez
Zayas & Zomora

National Banks
American Bank
Bank of America
Chase Manhattan Bank
Citicorp Trust Bank
Flagstar Bank
Wells Fargo Bank

National Lenders
Aames Capital Corp.
Access Lending
Advanced Mtg. Solutions
Advantage Inv. Mortgage
American General Fin. Svc.
AmeriMortgage
Amerinet Mtg. Svc.
Ameriquest Mortgage
America's Money Line, Inc.
Allied Home Mtg Capital
Argent Mortgage Company
Centex Home Equity
CMG Diversified
Conseco Financing Svc.
Countrywide Home Loans
East 2 West Mortgage
Finance America, LLC
Financing USA
First Choice Lenders
First Franklin
Fox Funding
GMAC Mortgage
Greenwich Capital Fin.
Home Capital, Inc.
Home Loan Direct
HomeTown America
Household Direct
Household Fin. Services
InterBay Funding, LLC
Iwayloan
JLM Direct Funding
Mortgage Buyers, Inc.
Mortgage IT
Mortgage Portfolio Svc.
National City Corp.
National Mortgage Link
Network Funding
New Century Mortgage
North American Mtg. Co.
Old Kent Mortgage Co.
Olympic Funding
Sebring Capital Corp.
Source One Services Corp.
Union Planters Mortgage
US Fidelity
Waterfield Financial Corp.
Wells Fargo Financial
Wells Fargo Home Mortgage

Regional/Local Mortgage Co.
Aladdin Mortgage
All Fund Mortgage
All Star Mortgage Company
All Valley Mortgage Services
Alpha Horizon Mortgage
Alpha Resource Mortgages
American Home Mortgage
American Mortgage
AMC Mortgage
Austin-Hunter Mortgage
Austin Mortgage Connection
Available Mortgage Funding
Benchmark Mortgage
Best Texas Mortgage Company
BNC Mortgage, Inc.
C. U. Members Mortgage
Celco Mortgage
CB Mortgage, Inc.
City Mortgage Group
Coastal National Mortgage
Community Mortgage
Consolidated Financial Group
CSI Mortgage Corporation
CTX Mortgage Company
Encino Mortgage
Enterprise Mortgage
ESI Mortgage, LP
Eventus Inspections
Express Financial Services, Inc.
F & T Mortgage
Fidelity First Lending, Inc.
Financial City
First Alliance Mortgage
First Consolidated Mortgage Company
First Equity Corporation
First Horizon Construction Lending
First Metropolitan Mortgage
First Preference Mortgage Corporation
First Valley Mortgage Brokers
FirstStreet Financial
Fort Worth Mortgage
Frontera Mortgage
GEO Mortgage Services, Inc.
Global Mortgage Group
Great Lakes Mutual LLC
Greatstone Mortgage
Guaranty Residential Mortgage
Hansen Quality Loan Services
Harper & Associates Company
Hi Capital Finance Company
Hibernia Mortgage Banking
Hidalgo Federal Credit Union
Home Mortgage Center
Hometown Mortgage Company
Independent Mortgage Services
Landmark Mortgage

Regional/Local Mortgage Co.
Liberty Financial Services
M & T Mortgage Corporation
Matchmaker Mortgage
McAfee Mortgage
McAllen Mortgage
Meier Mortgage, Inc.
Memorial Park Mortgage
Meyers Mortgage
Mid Valley Mortgage
Milagro Mortgage
Millenium Mortgage
Mortgages Unlimited
New Home Mortgage Corp.
Obra Financial Services, Inc.
Onion Creek Mortgage
Parra Mortgage Company
Pride Financial Mortgage LLC
Primary Residential Mortgage
Prime Lending, Inc.
Prime Source Mortgage Co.
Principle Residential Mortgage
Professional Mortgage Services
Rapid Mortgage Company, Inc.
Realty Mortgage Corporation
RMC Vanguard Mortgage Corp.
Rose Mortgage Services Corp.
Sante Fe Financial Services
Secure Mortgage Company
Service First Mortgage
Sharyland Mortgage Company
Smart Mortgages, LLC
Southern Lending Corporation
Southwest Mortgage
Southwestern Mortgage Co.
Texas Community Mortgage
Texas Home Equity Center
Texas Mtg. & Financial Services
Texas Nations Title
Texas Residential Mortgage
Texas State Home Loans, Inc.
The Mortgage Market
The Mortgage Shop
Tiempo Finance Company
Town & Country Mortgage Svc.
TriCo Mortgage
Unistar Mortgage, Inc.
Unity Home Loan Mortgage
Urban Financial Mortgage Corp.
USA Mortgage
Valley Home Equity
Valley Mortgage Company
Valley Vista Mortgage
Valley One
Vista Mortgage
Westlake Mortgage
Yosemite Brokerage, Inc.

CLARK C SCROGGIN
PO BOX 6087
MCALLEN, TX 78502

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: **Clark C Scroggin**
License #: **TX 1327321 G** License Expires: **04/30/2025**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner

GREAT AMERICAN INSURANCE GROUP
301 E. Fourth Street, Cincinnati, OH 45202

DECLARATIONS
for
REAL ESTATE PROFESSIONAL
ERRORS & OMISSIONS INSURANCE POLICY

THIS IS A CLAIMS MADE INSURANCE POLICY.

THIS POLICY APPLIES ONLY TO THOSE CLAIMS THAT ARE FIRST MADE AGAINST AN INSURED DURING THE POLICY PERIOD. ALL CLAIMS MUST BE REPORTED IN WRITING TO THE COMPANY DURING THE POLICY PERIOD OR WITHIN SIXTY (60) DAYS AFTER THE END OF THE POLICY PERIOD.

Insurance is afforded by the company indicated below: (A capital stock corporation)

☒ Great American Assurance Company

Note: The Insurance Company selected above shall herein be referred to as the **Company**.

Policy Number: **RAB4451355-23** Renewal of: **RAB4451355-22**

Program Administrator: **Herbert H. Landy Insurance Agency Inc.**
100 River Ridge Drive, Suite 301
Norwood, MA 02062

Item 1. **Named Insured**: **Clark C Scroggin dba Scroggin Appraisal Services**

Item 2. **Address**: **1101 Vine Ave Suite A**

City, State, Zip Code: **McAllen, TX 78501**

Attn:

Item 3. **Policy Period**: From **08/25/2023** *(Month, Day, Year)* To **08/25/2024** *(Month, Day, Year)*
(Both dates at 12:01 a.m. Standard Time at the address of the **Named Insured** as stated in Item 2.)

Item 4. **Limits of Liability**: **(inclusive of claim expenses):**
A. $ 1,000,000 Limit of Liability - Each Claim
B. $ 1,000,000 Limit of Liability - Policy Aggregate
C. $ 500,000 Limit of Liability - Fair Housing Claims
D. $ 500,000 Limit of Liability - Fungi Claims

Item 5. **Deductible:** **(inclusive of Claim Expense): $ 10,000 Each Claim**

Item 6. **Premium**: $ **3,112.00**

item 7. **Retroactive Date** (if applicable): **08/25/2017**

Item 8. **Forms, Notices and Endorsements attached:**
D43100 (08/19) D43300 TX (05/13) D43444 (03/17) D43411 (05/13)
D43442 (03/15) D43447 (06/17) D43448 (06/17) D43445 (06/17)
D43421 (03/15) D43432 (05/13) D43425 (05/13) IL7324 (07/21)

Authorized Representative

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.C.
2024-2026 Right of Way Acquisition Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-005, Right of Way Acquisition Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion the City of Edinburg requires ROW Acquisition Services on City projects which require acquiring land. The qualified firm(s) selected should be experienced in the field of Right-of-Way Acquisition Services, having experience but is not limited to: review appraisal, negotiation, escrow, title coordination, project management and administrative services and other informational interests and purposes by The City. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and expertise to carry out the projects without constraints to produce documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date. The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

On on Tuesday, July 16, 2024, Request for Qualifications were received for RFQ 2024-005, Right of Way Acquisition Services. A total of six (6) Request for Qualifications were received and opened. The requests for qualifications were reviewed by staff and they all met the criteria set out in the Request for Qualifications.

The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:
1. Bender Consulting
2. Briggs Field Services
3. Caso Law Firm
4. Clark Land Resources
5. Cobb, Fendley & Associates*
6. Halff Associates*

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 1 and 3 will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 3 firms and they have received approximately 2 projects.

3. **Staff's Recommendation:**
Approve Awarding RFQ 2024-005, Right of Way Acquisition Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise.

Reviewed by:		**Prepared by:**
Mardoqueo Hinojosa, City Engineer	Approved - 8/16/2024	Mardoqueo Hinojosa, City Engineer
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	

Attachments:

A. RFQ Right of Way Acquisition Services
B. RFQ Sample Agreement
C. Bender Consulting
D. Briggs Field Services
E. Caso Law Firm
F. Clark Land Resources
G. Cobb Fendley & Associates
H. Halff Associates

Solicitation Created

CLOSED

Request for Qualifications - Right of Way Acquisition Services Rotation

Engineering

96866

Project ID: 2024-5

All dates & times in Central Time

Edit Preview

1. Introduction

1.1. Summary

The City of Edinburg's Department of Engineering is currently seeking to retain a rotation list of qualified professional Right-of-Way Acquisition Services. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The services request is to provide the following services review appraisal, negotiation, escrow, title coordination, project management and administrative services. and other informational interests and purposes by the City. Generally, the selected right-of-way acquisition service(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation. The City of Edinburg reserves the right to issue multiple awards under this solicitation as deemed in its own best interests.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

2. Scope of Work

2.1. Scope of Services

The City of Edinburg is seeking statements of qualifications from firms interested in providing the City with the services to provide Right-of-Way Acquisition Services on an "as needed" basis. The required services will consist of but is not limited to: review appraisal, negotiation, escrow, title coordination, project management and administrative services and other informational interests and purposes by The City. Generally, the selected firm will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation.

Consultant services may include, but not necessarily be limited to:

A. Appraisal Services - Consisting of reviewing property appraisals, preparation of appraisal reports. (However, the City reserves the right to contract directly with Appraisers independent of this contract and provide said appraisals and reports to the Right-of-Way Consultant.)

B. Negotiation Services - Consisting of negotiating with the property owners for the purchase of partial or full properties, right-of-way, easements, relocation and temporary construction easements (TCE's). Preparation of all letters and documents required including the offer letters, appraisal summary agreement for purchase, and other documents as required, including relocation. All negotiation services shall be in accordance with State of Texas statutes and other applicable requirements, including, but not limited to review and approval by the City and by the State. Note: Plat, legal description and deeds will be prepared by others.

C. Escrow and Title Coordination Services - Consisting of handling the escrow and title work.

D. Project Management and Administrative Services - Consisting of attendance at meetings, general consultation on right-of-way matters and all necessary tracking or clerical work associated with services provided.

E. Selected firm(s) must be licensed and/or certified in accordance with the Texas Appraisal Licensing and Certification Act, Occupations Code, Title 7 –Practices and Professions Related to Real Property and Housing, Subtitle A –Professions Related to Real Estate, Chapter 1103 – Real Estate Appraisers amended September 1, 2005 and any future amendment.

F. Written proposals will be requested from the on-call consultant when additional right-of-way services tasks are required. Specific efforts the City has identified, which may result in the need for additional right-of-way acquisition assistance include the following:

- Right-of-way acquisition and temporary construction easement associated with any City of Edinburg projects.
- Right-of-way acquisition and temporary construction easement associated with creating turn lanes at intersections.
- Easements associated with utility underground projects.
- Representation of City interests for an easement that would be granted to an outside agency wanting to construct across City owned land.
- Coordination of appraisals by others for the City to grant an easement for a utility line that will need to be placed within City property.
- Necessary right-of-way, easement, and TCE's associated with future Federal and Stat funded capital improvements projects or as requested by the City.

The written proposals will set forth the scope, personnel, and time of performance for the primary work task and will be approved through a task order under the agreement. Consultant selection will be based on qualifications as set forth in the Statement of Qualifications. Consultant selection will be at the sole discretion of the City. No consultant is guaranteed work.

3. Evaluation Criteria

1. Overall Qualification of Team

Scoring Method:
Points Based
Weight (Points):
40 (*40% of Total*)

2. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

3. Ability to meet Schedules and Deadlines

Scoring Method:
Points Based
Weight (Points):
30 (*30% of Total*)

4. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT “B” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

BCI
Bender Consulting Inc
PO Box 733
Spring, TX 77373

Chase Bender
(501) 733-3139
chase@benderconsultinginc.com
benderconsultinginc.com



REQUEST FOR QUALIFICATIONS

THE CITY OF EDINBURG

ROW ACQUISITION SERVICES ROTATION

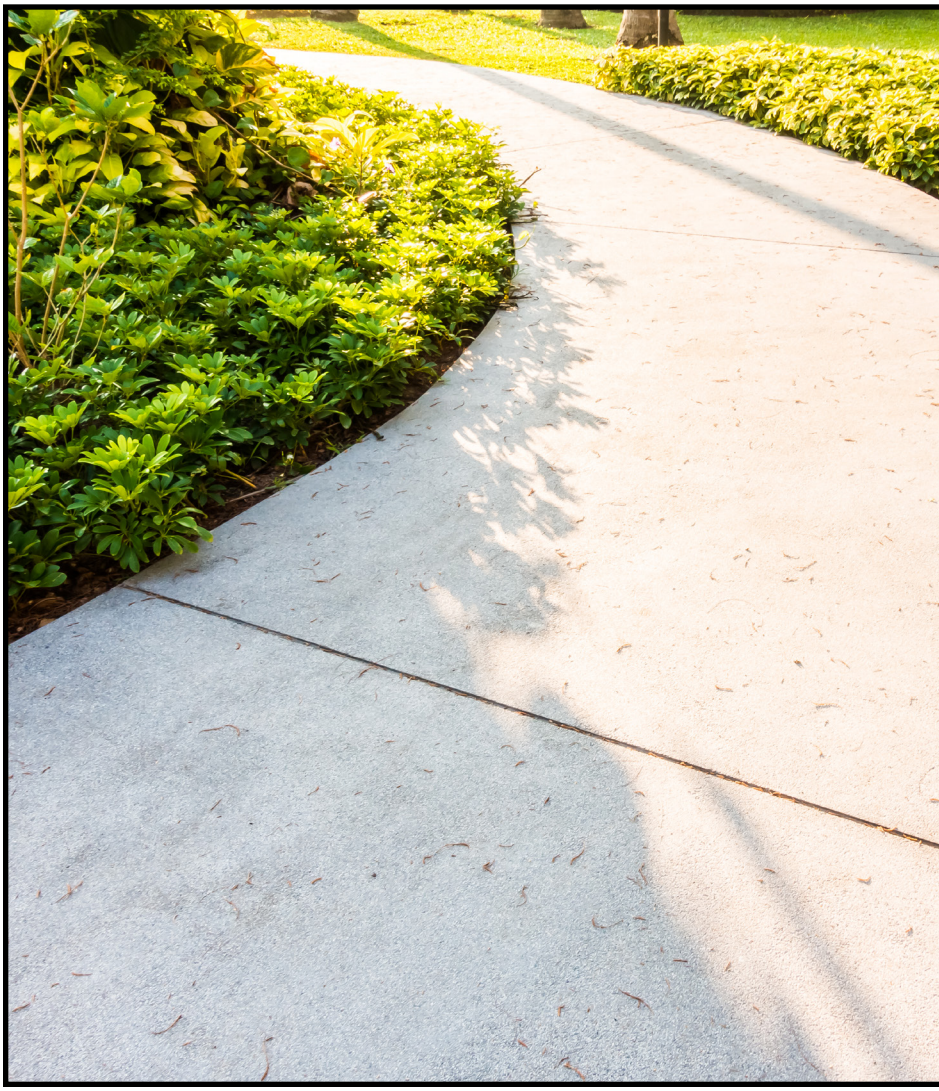
PROJECT:
City of Edinburg, Texas
Right of Way
Acquisition Services

CONTACT:
Mardoqueo Hinojosa
415 W. University Drive
Edinburg, TX 78539

City Engineer
mhinojosa@cityofedinburg.com
(956) 388-8211

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ABOUT BCI

For the past 17 years, we have stood at the forefront of our industry, taking on tasks in the nation's transportation, oil & gas, utility, and renewable energy sectors. Our commitment to excellence has propelled us forward, allowing us to not only meet but exceed expectations time and time again.

At Bender Consulting, we provide products and services that go above and beyond expectations while remaining affordable. We grasp the importance of achieving outcomes that not only satisfy but astound our clients. Day in and day out, our dedicated team works tirelessly to ensure that each project we undertake is executed with precision. Every project, every time.

From the smallest ventures to the grandest enterprise, we approach each with the same unwavering dedication and expertise. Our vast experience and knowledge empower us to navigate even the most intricate tasks with ease. Because of this, Bender Consulting prides itself on our ability to handle any project, regardless of size, scope, or complexity.

Our team of experienced land agents is a critical component that sets us apart from the competition. These career specialists are experts in their field and embody the highest level of professionalism and reliability. Their industry knowledge and commitment to our clients' needs ensure that every project we undertake is handled with the utmost care and attention to detail. Every project, every time.

Furthermore, we maintain rigorous internal quality controls to guarantee the highest standards of excellence throughout our organization. This commitment to quality and distinction is central to every step of our processes. From initial planning to final execution, we pursue efficiency and accountability.

I take pride in our work, past and future.. Our commitment to excellence, dedicated team of professionals, and steadfast determination to exceed expectations will always set us apart. As we move forward, we will embrace the challenges ahead and pave the way for innovation and success in our industry.

Every project. Every time.

Chase Bender

Chase Bender
Owner + President

OUR SERVICES & SOLUTIONS

Our team is dedicated to researching the best solutions to any project, whether simple or complex. From preliminary research to successful project completion, we work with you and your team of stakeholders every step of the way to ensure things keep moving forward.

Whether you are looking to supplement your existing project with qualified professionals who know how to get the job done or you're needing a team to take the lead from start to finish on any size of project, Bender Consulting has you covered.

LAND ACQUISITION

With our land acquisition services, you can rely on us to handle all the details of acquiring land or property, so you can focus on your core business and investment goals. Our services include:

Evaluating and appraising properties: We'll ensure that you are getting a fair and accurate price by reviewing comparable sales data, conducting site visits, and analyzing market conditions.

Negotiating and executing purchase agreements: We'll assist in negotiating terms such as price, financing, and closing dates, as well as handling any legal and regulatory requirements related to the acquisition.

Facilitating the acquisition process: We work with you to coordinate with owners, lawyers, and other relevant parties to ensure that the acquisition is completed smoothly and efficiently.

HYBRID PROJECT MANAGEMENT

Your project's success depends on having reliable and accurate information, that's why we use the most advanced and accurate software available to guide our recommendations.

Our team is constantly staying up-to-date with the latest developments in our industry and use this expertise to analyze your project data and provide recommendations based on the most accurate and current information available.

Whether you are planning a new construction project, conducting a land acquisition, or need support with consulting and project management, you can trust that our team will use the most advanced software and technologies to guide our recommendations and ensure the success of your project.

OUR SERVICES & SOLUTIONS (CONT'D)

TITLE RESEARCH

Before you make the commitment, it's important to ensure that the property has clear title and no outstanding issues. That's where our title research service comes in.
Services include:

Searching public records to identify the current owner and any liens, mortgages, or other encumbrances on the property

Examining deeds, mortgages, and other documents related to the property's ownership history

Verifying that all necessary documents are properly executed and recorded

Identifying any potential issues or disputes related to the property's title

Providing a report summarizing the findings of the title research

Assisting with resolving any issues or disputes that may arise during the title research process.

CONSTRUCTION SUPPORT & COUNSELING

Bender experts act as a liaison between contractors and landowners, so you can focus on the big picture.

We utilize the most advanced and accurate software to guide our recommendations, ensuring that your project is on track and running smoothly. Our team is trained in the latest technologies and stays up-to-date with industry developments and efficient solutions.

Whether you need help with project management, consulting, or any other aspect of your construction project, we are here to support you.

OUR TEAM

CHASE BENDER **Lead Project Manager**
Chase's background includes projects in all major oil and gas plays in the lower 48 states. He also brings over 17 years of experience in project management, land acquisition, and title procurement for the public utility and renewable energy sector.
Credentials: TREC licensing, International Right of Way Association, American Association of Professional Landmen

CARISSA J. HILL **Senior Project Manager**
Carissa J. Hill is a project manager bringing 15 years of combined utility and oil and gas experience, as well as 7 years of project management to our team. Carissa brings negotiation and organizational skills,
Credentials: TREC licensing, International Right of Way Association, American Association of Professional Landmen, Registered Professional Landman

RYAN KETTLE **Senior Project Manager**
Ryan Kettle is a project manager with 20 years of experience in the development of power line and pipeline layouts. He has negotiated across many industries.
Credentials: TREC licensing, International Right of Way Association, American Association of Professional Landmen, Permian Basin Landman Association

MATT DUFFY **Senior Project Manager**
Matt has 18 years of experience in acquisition and project management. Beginning with seismic agreements before transitioning into acquisition of oil and gas leasehold, title examination, and well-site surface-use agreements. For the past 12 years he has provided title examination and acquisition of oil & gas, utility, and electrical easements. He's led a team of ~30 agents acquiring electrical easements across multiple states.

FRED CHEEK **Senior Project Manager**
Fred is a U.S. Army veteran and retired from the White County Sheriff's Department after 20 years of service. He started in the oil & gas Industry as a permit and field agent on Fayetteville Shale in 2006. Fred continued in oil & gas, working as a Landman over the next 10 years, expanding his knowledge in title and acquisitions, including water procurement and overseeing tank battery construction.
Credentials: TREC licensing, International Right of Way Association

NICK WHITENER **Senior Title Manager**
Nick Whitener is a Title Manager with over 16 years of experience in research and review. He has worked in Arkansas, Michigan, Colorado, Kansas, Illinois, West Virginia, Oklahoma and Texas. Nick holds a Bachelor's of Business Administration and has a strong background in the field. With his extensive experience and knowledge, Nick is able to provide valuable insights and guidance to our clients, ensuring that they receive the highest quality title services.
Credentials: Certified Member - American Association of Professional Landmen, International Right of Way Association

OUR CLIENTS

We are pleased to present our proposal for Right of Way services, showcasing our collaboration with esteemed utility providers renowned for their reliability and excellence in service delivery. These partnerships ensure our capacity to meet and exceed project requirements, guaranteeing efficiency, sustainability, and innovation. Our most recentfull-service acquisition work with Entergry's Texas Substation and Crystal Substation projects in the Conroe, Texas area showcases the scope and ability of our team throughout the acuisition process.

entergy

evergy

Southern Company

Alabama Power

REFERENCES

We take pride in the successful projects we have completed and the lasting relationships we have built with our clients. Below are references from key clients who can attest to the quality of our work, our professionalism, and our commitment to exceeding expectations. Most importatly, these stakeholders can attest to our ability to meet rigid deadlines while remaining flexible in field. These references provide insight into our capabilities and the positive impact of our services on their operations.

ERIN DIXON
Senior Right-of-Way Agent
Entergy
edixon1@entergy.com

AL HARRINGTON
Engineer
Entergy
aharrin@entergy.com

TINA GIVENS
Lakes & Property Coordinator
Entergy
kgivens@entergy.com

JOSH HARRISON
Land Acquisition Supervisor
Alabama Power
joshharr@southernco.com

STATEMENT OF QUALIFICATIONS

RIGHT-OF-WAY ACQUISITION SERVICES

For CITY OF EDINBURG RFQ 2024-5

UNDER THE FEDERAL UNIFORM RELOCATION ASSISTANCE AND REAL PROPERTY ACQUISITION POLICY ACT OF 1970, AS AMENDED; STATE OF TEXAS STATUTES; CITY OF EDINBURG PROCEDURES; OTHER LOCAL, STATE AND FEDERAL REGULATIONS

BRIGGS
Field Services, Inc.



Prepared For:

City of Edinburg, Texas
CITY OF EDINBURG
C/o City Secretary
415 W. University Drive
Edinburg, Texas 77588

THE CITY OF Edinburg

Submitted by:

BRIGGS FIELD SERVICES, INC. (DBE)
3920 Cypress Creek Parkway, Suite 350
Houston, Texas 77068
In Association with:
THE WATTS GROUP, Review Appraiser

July 16, 2024

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INSURANCE

2. **STATEMENT OF INSURANCE**
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BRIGGS Field Services, Inc.

3920 Cypress Creek Parkway, Suite350
Houston, TX 77068
Tel: 281-583-9400
Fax: 281-583-9488

July 16, 2024

Mr. Mardoqueo Hinojosa
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Reference: RFQ #2024-5 Right-of-Way Acquisition Services

Dear Mr. Hinojosa:

In response to your Request for Statement of Qualifications (SOQ), **BRIGGS FIELD SERVICES, INC.**, (BFS) a prime consultant with over 28 years of experience, herewith submits our Statement of Qualifications to provide right-of-way acquisition services that include administrative services, acquisition of property rights, relocation advisory services and title curative & closings in accordance with the Property Acquisition Law, Eminent Domain Law, the Uniform Standards of Professional Appraisal Practice (USPAP), the Uniform Relocation Assistance and Real Property Acquisition Policies for Federal and Federally Assisted Programs (42 USC 61) as amended (URA), **CITY of EDINBURG** (City) and other local, state and federal regulatory agencies policies and procedures.

BFS is highly qualified to provide professional services in the areas of project management, right-of-way acquisition, right-of-entry, relocation assistance, title curative, and closing. We have provided previous services to the City of Edinburg consisting of the Veterans Boulevard Detention Pond Project. We have provided similar services to the Harris County Metropolitan Transit Authority, City of Houston, the Texas Department of Transportation, the Arkansas Department of Transportation, and other local and state agencies. BFS has a proven track record of delivering the required right of way timely and within budget.

BFS staff has the commitment from our top management as well as resources and systems in place to perform the above-selected services efficiently. Our team will provide and deliver to the City the following unique benefits:

- Over 28 years of real estate and property acquisition experience and relocation advisory services.
- Commitment to County from BFS management.
- Current experience and accomplishments in TXDOT Right of Way Management and FEMA hazard mitigation projects.
- Over 3,000 parcels were acquired, including more than 500 rights of entry and over 500 relocation assignments.
- Proven in-house quality control process directed and monitored by senior staff.
- In-house database tracking system, including schedules for project critical due dates and milestone completion dates.

The Principal/Project Manager is Mr. Kerry J. Briggs, who is authorized to negotiate and bind all contractual decisions on behalf of the BFS Team. Mr. Briggs's contact information is as follows:

Mr. Kerry J. Briggs
BRIGGS FIELD SERVICES, NC.
3920 Cypress Creek Parkway, Suite 350, Houston, TX 77068
Tel: 281-583-9400; Fax: 281- 583-9488; Direct: 832-541-8733
Email: kerry.briggs@briggsfieldservices.com;

During the project assignment, BFS will manage the Project Team's day-to-day operation from offices in the City of Edinburg and from our City of Houston, Texas headquarters. In preparing our proposal, no attempt has been made to induce any other person or firm to submit or not to submit a proposal. BFS is an "Equal Opportunity Employer." The firm does not discriminate in employment practices with regard to race, color, religion, age, sex, marital status, political affiliation, national origin, or disability. BFS presently has no interest, direct or indirect, which would conflict with the performance of services under this contract and shall not employ any person having a conflict in the performance of this contract.

BFS has no past or pending lawsuits, civil judgments, or criminal convictions. It has never been terminated from a contractual agreement for default. The firm is financially sound and will have no difficulty meeting the project's demands.

WHY THE BFS TEAM?

The BFS Team has demonstrated experience that meets and exceeds all the requirements set forth in RFQ. The following is a summary of why the team should be selected:

- BFS Team has adequate financial resources and the capability to obtain additional resources as required during the project's performance.
- BFS has diverse experience in project administration, right-of-way management, right-of-way acquisition, relocation assistance, property management, project management, permitting, and coordinated utility relocation.
- Certified and licensed appraisers for appraisal and review appraisal; team and staff members are pre-certified with TXDOT in their areas of expertise.
- Experience in the assessment of environmental reports, including obtaining a listing of contaminated sites (petroleum, solid/hazardous waste) and preparing written notification of any environmental concerns associated with the acquisition that could require environmental remediation.
- The BFS Team has the necessary personnel and management capability to perform the project and repeat clients demonstrate a satisfactory record of past performance.

BFS appreciates the opportunity to work with **the City of EDINBURG on this significant project. We are available to present our qualifications orally** upon request. We affirm that all information provided in our proposal is correct and accurate to the best of our knowledge.

Respectfully Submitted,

BRIGGS FIELD SERVICES, INC.

Kerry J. Briggs
Principal

1. ABOUT BRIGGS FIELD SERVICES

BRIGGS FIELD SERVICES, INC. (BFS), with headquarters in Houston, Texas, and a proposed project office in Edinburg, Texas, is a full-service right-of-way acquisition and support service company that provides a complete range of right-of-way support services to the private and public sectors. All right-of-way services shall be conducted in accordance with all local, state, and Federal laws and regulations, including, without limitation, the Uniform Relocation Assistance and Real Property Acquisition Policies for Federal and Federally Assisted Programs (42 USC 61), as amended (the Uniform Act), 49 CFR Part 24, as well as all applicable City of Carrollton and Texas Department of Transportation (TxDOT) policies and procedures. BFS has provided right-of-way services to TxDOT and other state transportation agencies. We recently completed eminent domain proceedings for the County of Benton, AR.

Company Legal Name:
Briggs Field Services, Inc.

Corporate Office:
3920 Cypress Creek Parkway, Suite 350
Houston, TX 77068

Dallas Office:
2655 Villa Creek Drive Suite 276
Dallas, TX 75234

Edinburg Office: Pending

Years in Business:
29 Years (1993)

Type of Operation:
C Corporation (Texas)

Certifications:
HUB (State of Texas)

Number of Employees : 12

Discipline:
22 Total Employees

Annual Average Revenue for Last 10 Years:
$ 1M to Less than $ 2M

BFS provides a full range of right-of-way management and real estate services to public and private organizations that need to acquire property for public works projects. BFS maintains a staff of professionals with expertise in every phase of the right-of-way process, from route selections to property acquisition to project closeout. We currently have on staff over 20 qualified right-of-way agents and real estate professionals with an average of 15 years of experience acquiring rights of entries and property acquisition through negotiation, settlement, and eminent domain when necessary.

At BFS, we provide unique, innovative, and cost-effective solutions to the most challenging right-of-way projects. We offer a variety of project management, acquisition, relocation, and property management services to federal, state, county, and municipal governments. BFS's highly effective core team of professionals is experienced and knowledgeable in all right-of-way disciplines, ensuring that both large and small-scale assignments are handled efficiently and appropriately without compromising any attention to detail.

Our success over the past 28 years is a testament to the fact that we do not achieve by merely adhering to a rigid protocol. We have been established at the forefront of the professional real estate and right-of-way industries by proving time and time again that fresh ideas are synonymous with success. Our team offers an unmatched set of qualifications – project understanding, experience, and depth of resources – to provide the City with the best option for achieving its time-critical right-of-way acquisition objectives.

FINANCIAL STATEMENT

BFS is financially sound and will have no difficulty meeting the demands of any assignment **(Dun & Bradstreet No. 95-765-3942 and Tax ID No. 76-0399207)**. BFS has never been subject to any audit or removal by any governmental and/or public agency. Financial statements are available upon request.

BFS has the resources, availability, experience, and systems in place to efficiently perform the selected services. BFS meets all industry requirements, and our experienced staff ensures that we comply with the required performance schedule, taking into consideration our existing business commitments. We have adequate financial resources and can obtain such resources as needed. Our repeat clients demonstrate a satisfactory record of past performance.

BFS has no past or pending bankruptcies, lawsuits, civil judgments, or criminal convictions. We have never been terminated from a contract for default or any reason. BFS has never had any claim for professional omissions and/or errors.

1. SUB-CONSULTANT

BFS's proposed staff, including sub-consultants, committed to the project and delivery schedule. **Even though our corporate office is in Houston, we will work from offices in the project area to save on travel time and cost.** We commit our staff for the project's duration and can add additional personnel from Houston's corporate office. Our sub-consultant (The Watts Group) has recently worked with BFS in Edinburg, Texas. The business relationship with the Watts Group exceeds 10 years.

THE WATTS GROUP
REAL ESTATE APPRAISAL AND CONSULTING

THE WATTS GROUP (SUB-CONSULTANT – APPRAISAL REVIEW AND CONDEMNATION SUPPORT SERVICES)

Contact: Brian Watts, MAI, President

5622 Ballina Canyon Lane, Houston, Texas77041 Phone:

(713) 849-3500; Email: wattsgroup@earthlink.net

THE WATTS GROUP (Watts) is a real property appraisal firm located in Houston, Texas. The company was founded in 1992. The firm primarily operates in the Appraisal, Real Estate business/industry within property types: commercial, residential, industrial, land, agricultural, public, recreational, and specific purposes. This organization has been operating for approximately 22 years. Watts has completed several appraisal assignments for the TXDOT. He has testified as an expert witness regarding real property on numerous occasions in various courts of law throughout the country.

In addition, Brian Watts holds the MAI designation through the Appraisal Institute and General Appraiser License with the State of Texas. Mr. Watts is a past officer with Gulf Coast Chapter 8 of the International Right of Way Association. He has also served on various International and Chapter committees for the International Right of Way Association. He is a graduate of the University of Texas at Austin.

2. SERVICES PROVIDE BY PROJECT TEAM

BFS provides a full range of right-of-way management and real estate services to public and private organizations that need to acquire property for public works projects. BFS maintains a staff of professionals with expertise in every phase of the right-of-way process, from route selections to property acquisition to project closeout. The following is a detailed list of services provided by the BFS Project Team:

CONSULTANTS

TABLE 1 - SERVICES PROVIDED BY THE PROJECT TEAM

SERVICES PROVIDED	BY	DESCRIPTION	CRITERIA
Rights of Entry (ROE)	BFS	Obtain legal agreement that allows the City access private property.	[4] TxDOT
Property Acquisition Services	BFS	Implement acquisition of property	[1] URA [4] TxDOT
Property Appraisal Services	CITY SELECTED	Provide valuations and independent fee appraisal reports, appraisal problem analyses, administer the appraisal procurement process and expert witness testimony. If required by the City	[6] USPAP
Appraisal Review Services	WATTS	Provide review appraisal reports to determine "Just Compensation" in compliance with USPAP and related State and City regulations.	[6] USPAP
Condemnation and Settlement Support Services	BFS WATTS	Assist in acquiring parcels for which amicable settlements have not been reached prior to construction. Will make recommendations for settlements, refer parcels to City Legal Department for legal settlements, and eminent domain proceedings.	[6] USPAP [1] URA
Relocation Assistance and Advisory Services	BFS	Provide relocation activities to guarantee parcels are vacated in accordance with project schedule. BFS will ensure all displacees receive all written notices of vacate dates and benefit entitlements as prescribed by the Uniform Relocation Act, including-acquisition interviews, pre-acquisition reports, residential & non-residential benefit entitlement, & relocation advisory assistance.	[1] URA
Administrative and Project Management Services	BFS	Oversee project from initial notice to proceed to project closeout. Our project managers have proven experience in all facets of the right-of-way management process, including kick-off meetings, progress reports, database management, quality plan, safety plan, and checklist, administering sub-contracts, prepare and submit invoices, project tracking, and final contract report.	[1] URA [4] TxDOT [5] City
Real Property Management Services	BFS	Manage property during the acquisition process, including but not limited to assisting with the disposal of acquired personal property, coordinating interim leases with occupants, and contracting for services for lawn services, maintenance, and property demolition.	[4] TxDOT [5] C
Title Company and Closing Services	BFS/CITY SELECTED	Prepare title needs, including title abstracts and research, title contracting, in-house closings, and procurement of title insurance policies.	[8] TREC [5] City
Public Outreach/Hearing Services	BFS	Prepare and provide required public oversight on identified projects.	[5] City [1] URA
Utility Relocation Coordination	BFS	Assist in development of plans with both public and private utility companies for successful relocation of existing and future facilities.	[5] City

1. RELEVANT PROJECT EXPERIENCE



BRIGGS FIELD SERVICES, INC. (BFS) has diverse experience in right-of-way management, land acquisition, relocation assistance, property management, project management, permitting, and coordinated utility relocation. We have a proven track record of successfully providing services as described in RFQ and BFS Scope of Work.

The relevant projects have provided the BFS Team with the needed experience as required in the RFQ, including experience in right-of-way acquisition for Federal, State, and local government agencies in accordance with State Eminent Domain Laws and Federal Uniform Real Property Acquisition Policies Statutes. Additional past project experience includes the following:

- Acquisition and permitting of the right of way for highway and transportation, regional light rail projects, municipal water, and sewer line projects, and electric utilities.
- Right-of-way acquisitions that involve politically and culturally sensitive issues. Acquisition of right of entry permits and right-of-way negotiations for local public agencies.
- Administering a federally funded program relating to negotiation and acquisition of right of way and real property relocation, title research, title report, title opinion preparation, appraisal review, and property management.
- Management of railroad right-of-way; coordinated utility relocations for railroad expansion projects; title research; and damage claim settlements.
- Reviewed appraisals for determination of just compensation in compliance with all applicable rules and regulations. Developed and administered relocation advisory assistance plans.

This is a summary of the BFS relevant projects log, including the number of parcels acquired, property types, location, clients, and condemning agencies, as shown in the following table.

TABLE 2 - RIGHT OF WAY ACQUISITION AND RELOCATION EXPERIENCE LOG

PROJECT NAME	NO. OF PARCELS	WORK DATE (MO/YR)	TYPE OF PROPERTY	LOCATION	CLIENT
Veterans Blvd Detention Project	1 74 owners	12/23	Commercial Residential	Edinburg, TX	City of Edinburg
Loop 112-412	68	11/21	Commercial Residential	Springdale, AR	Arkansas DOT
Southeast LRT Corridor	139	11/14	Commercial Residential	Houston, TX	Metro Transit Authority
East End LRT Corridor	137	11/14	Commercial Residential	Houston, TX	Metro Transit Authority
Bus Transit Center (Duck-Out Site)	15	02/12	Industrial	San Antonio, TX	VIA Metro
35-Mile Waterline Extension	144	12/03	Vacant Land	Hughes Springs, TX	NE Texas Mun. Water District
FM 1774: Waller Co. to FM 1488	9	01/15	Vacant Land Residential	Fort Bend, CO, TX	TXDOT

FM 2234 at UPRR:	9	05/16	Vacant Land	Montgomery County, TX	TXDOT
FM 521: Harris / Montgomery Co. to FM 2234	5	05/16	Vacant Land Residential	Montgomery., TX	TXDOT
West LRT Corridor	62	12/14	Commercial Residential	Denver, CO	[1] RTD
Eagle P-3 Commuter Rail	66	12/17	Commercial Residential Vacant Land	Denver, CO	[1] RTD
Rio Blanco Bridge	5	08/15	Vacant Land	Denver, CO	Archuleta County
Harebell Bridge	7	09/14	Vacant Land	Pagosa Springs, CO	San Juan Village
Acquisition Services HSR 14-14 ROW #7	11 7	10/19	Vacant Land	Fresno, CA	High-Speed Rail Authority
WCR 49 Corridor ROW Acquisition	51	12/15	Residential Vacant Land	Weld County, CO	Weld County
Tasman West Light Rail	72	08/02	Commercial Residential	San Jose, CA	[2] VTA
Tasman East Light Rail	78	09/03	Commercial Residential	San Jose, CA	[2] VTA
Valona Light Rail,	85	10/04	Commercial Residential	San Jose, CA	[2] VTA
Capitol Light Rail	83	07/03	Commercial Residential	San Jose, CA	[2] VTA
County Road – Hwy 147	34	12/16	Vacant Land Farm Land	Little Rock, AR	ARDOT
Alcoa Road & Roundabouts	63	10/15	Commercial Residential	Benton, AR	Saline County

[1] RTD denotes Regional Transportation District, Denver CO

[2] VTA denotes Santa Clara Valley Transportation Authority, San Jose, CA

BFS will manage the project utilizing the project task force methodology for the organization and execution of this project. Project assignments will be based upon the discipline required after the issuance of a written work directive authorized by City. BFS will also utilize the Right of Entry and Possession and Use Agreement to bring properties in City possession and meet the scheduled project schedule.

All right of way services required shall be conducted in accordance with all local, state, and Federal laws and regulations, including without limitation, the Uniform Relocation Assistance and Real Property Acquisition Policy Act of 1970, as amended (URA).

PROJECT EXPERIENCE AND QUALIFICATIONS

2. KEY STAFF PERSONNEL

To meet the CITY of Edinburg (City) needs and requirements, BFS has assembled a team that has worked together on previous projects and included right-of-way appraisers, acquisition agents, relocation assistance specialists project, and property management providers.

Kerry J. Briggs, ERW, Principal/Project Manager, is authorized to negotiate and bind all contractual decisions on behalf of the BFS Team. Mr. Briggs is a former right-of-way agent and engineering technician with the Union Pacific Railroad. He managed the railroad right of way in over 16 states, including right-of-way acquisition, relocation assistance, utility coordination, license agreements, lease management, legal description, and plat reviews. He is a certified easement/right-of-way agent by the Texas Real Estate Commission.

Glenda Briggs, SR/WA, R/W-NAC, R/W-AMC, is the Utility Relocation & QA/QC Manager. Mrs. Briggs has over 25 years of right-of-way acquisition experience. Over the past years, Ms. Briggs' vast work experience includes working in both the public and private sector on utility relocation projects. She is knowledgeable of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970.

Amelia Pellerin, SR/WA, is the Acquisition Manager. She is a licensed Texas real estate broker with over 28 years of experience in real estate acquisition services throughout Texas. Mrs. Pellerin will be responsible for the internal quality control review for all acquisition assignments.

Linda Norwood is a Relocation Assistance Specialist. She has over 30 years of experience as an established relocation professional. She has provided permanent and temporary professional relocation services to transit districts, the Department of Transportation, water districts, economic and community development agencies, redevelopment agencies, non-profit housing agencies, municipalities, public housing authorities, and private developers. She is knowledgeable of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970.

Brian Watts, MAI (Watts Group) is our Review Appraisal and Condemnation Support. He is a certified Texas real estate appraiser with over 30 years of appraisal experience on multiple infrastructure projects. He will be responsible for the independent review of appraisals by City selected appraisers. Watts Group has previously provided similar services on the recent project for BFS.

Other BFS team members have years of experience in municipal, transportation, and transit-related projects and a working knowledge of the U.S. Transportation Department (FTA), Federal Highway Administration (FHWA), Federal Uniform Relocation Assistance Policies Act of 1970 (as amended) (URA), Uniform Standards of Professional Appraisal Practice (USPAP), and TxDOT Right of Way guidelines.

Key members of the BFS Team staff have direct project experience providing acquisition and relocation assistance services for municipal, transportation, and public works projects in Texas and other states utilizing both Uniform Relocation Assistance and Real Property Acquisition Act of 1970 (as amended) and several states Department of Transportation guidelines and local assistance procedures including TxDOT and other state and federal regulatory policies and requirements. A summary of key personnel experience is shown below.

PROJECT EXPERIENCE AND QUALIFICATIONS

TABLE 3 - KEY PERSONNEL/TASK MANAGER EXPERIENCE MATRIX

KEY STAFF	TITLE	DESIGNATION	AVAILABILITY	FIRM
Kerry J. Briggs	Principal/Project Mgr.	TREC ERW Agent	80%	BFS
Glenda Briggs	QA/QC Manager	SR/WA, R/W-NAC, R/W-AMC	As Needed	BFS
Amelia Pellerin	Acquisition Manager	SR/WA, Notary Public	100%	BFS
Linda Norwood	Relocation Manager	HUD Certification	80%	BFS
Luis Perches	Property Mgmt.	SR/WA, R/W-NAC	100%	BFS
Brian W. Watts	Appraisal Review	MAI	As Needed	Watts

Other BFS team members have years of experience on municipal and transportation-related projects and a working knowledge of the Federal Highway Administration (FHWA), Federal Uniform Relocation Assistance Policies Act (URA), FEMA Hazard Mitigation, and TXDOT procedures and guidelines. The following experience matrix summarizes project team key personnel, including education level and associated agencies' experience.

The BFS team will manage the project utilizing the project task force methodology project's organization and execution. Project assignments will be based on the discipline required after the issuance of a written work directive authorized by City.

ACQUISITION, CONDEMNATION, PROPERTY MANAGEMENT AND RELOCATION STAFF

Amelia Pellerin, SR/WA, will lead the acquisition staff with two agents with both the Texas licensing and Uniform Act requirements. Acquisition staff includes three staff members with SR/WA designation. Lisa Erkila will lead the relocation assistance staff. Staff includes two relocation agents. Brittany Kilgore will lead the property management staff of 2 agents. The following experience matrix summarizes acquisition and relocation, property management, and condemnation/eminent domain staff, including education level, real estate licensing, and experience with all associated agencies.

TABLE 4 - ACQUISITION AND RELOCATION AGENTS STAFFING MATRIX

STAFF/PERSONNEL	ASSIGNMENT	YRS. EXP.	EDUCATION	REAL ESTATE LICENSE NUMBER	FIRM
Glenda Briggs, SR/WA	Acquisition	40	BS	-	BFS
Luis G. Perches, SR/WA	Acquisition	29	-	410899-	PLS
Amelia Pellerin, SR/WA	Acquisition	21	BS	250654 (Broker)	BFS
Lance Jack, SR/WA	Acquisition	14	BS	504614	BFS
Kerry J. Briggs, ERW	Acquisition	25	BS	439 (ERW)	BFS
Brittney Kilgore	Acquisition/Prop. Mgmt.	7	BS	0604258	BFS
Michael Powell	Condemnation	22	BS	-	BFS
Emanuel Marsenburg	Property Mgmt.	22	BS	-	BFS
Linda Norwood	Relocation	27	MA	-	BFS
Lisa Erkila	Relocation	16	-	-	BFS
Joan Festival	Relocation	10	-	-	BFS

APPRAISAL STAFF

Brian Watts, MAI (Watt Group), will be our review appraisal. He will provide independent review appraisals for City selected appraisers. The following experience matrix summarizes review appraiser, including years of experience, education level, real estate licensing, and sub-consultant association.

TABLE 5 - APPRAISERS STAFFING MATRIX

PERSONNEL	ASSIGNMENT	YRS. EXP.	EDUCATION	REAL ESTATE APPRAISER LICENSE NUMBER	FIRM
Brian W. Watts, MAI	Review Appraiser Expert Witness	30	BBA	1326490	Watts
Leonel Garza, III	Review Appraiser Expert Witness			1328375	Garza

All staff identified above are available for full-time assignment if required by City scope or work authorizations.

3. STAFF AVAILABILITY

As stated in the Project Management Approach, BFS Team is committed and prepared to handle the project professionally and expeditiously. We recognize that our role is complementary and will ensure county and community needs are addressed throughout the term of the project contract and beyond.

The matrix shows staff by job classifications, including the expected number of work hours per year and percentages of total hours over the duration of Project. Adjustments to percentages of total hours shall be provided if warranted by changes to the City's scope of work and/or work authorization.

The following matrix summarizes project team readiness and availability to perform and meet the Project schedule.

TABLE - JOB CLASSIFICATIONS AVAILABILITY MATRIX

	JOB CLASSIFICATIONS	NO. OF STAFF	EXPECTED NO. OF HOURS PER YEAR	PERCENT OF TOTAL HOURS FY 24	FY 25	FY 26	FY 27	FY 28
KEY STAFF	Principal	1	208	10	10	10	10	10
	Project Manager	1	1664	80	80	80	80	80
	Quality Manager	1	416	20	20	20	20	20
	Acquisition Manager	1	1664	80	80	80	80	80
	Review Appraisal Task Leader	1	416	20	20	20	20	20
	Condemnation/Eminent Domain Task Leader	1	1664	80	80	80	80	80
	Property Management Task Leader	1	1664	80	80	80	80	80
STAFF PERSONNEL	Senior ROW Agent	3	8320	90	90	90	90	90
	ROW Agent	1	2080	65	75	75	75	75
	Senior Relocation Agent	3	TBD	80	80	80	80	80
	Relocation Agent	1	1040	50	50	50	50	50
	Senior Administrative Support	1	2080	90	90	90	90	90
	Administrative Support	1	2080	90	90	90	90	90
	Data and Reporting Technician	1	2080	90	90	90	90	90
	Other Personnel	1	TBD	-	-	-	-	-
	TOTAL PERSONNEL	20						

The BFS Team has the capability to place additional staff as warranted.

4. PROJECT ORGANIZATION

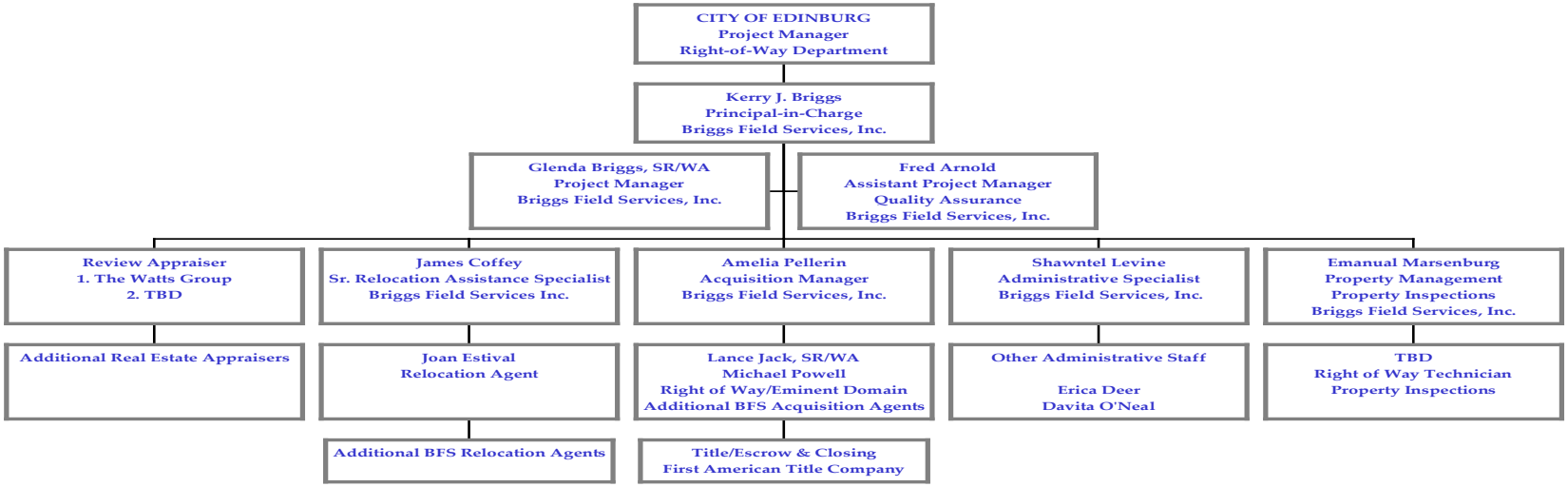
See the following Project Organization Chart that delineates communication and reporting relationships among the project staff, including sub-consultants.

5. KEY STAFF RESUMES

See the Resumes of Key Staff in Appendix.

BRIGGS FIELD SERVICES, INC.
Right of Way Acquisition Services
For
The City of Edinburg

Organization Chart



WORK PLAN AND APPROACH TO TASKS IN PROPOSED SCOPE OF WORK

The City of Edinburg (CITY) proposes to secure professional Right of Way Acquisition Services for projects in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (Uniform Act), Federal and State laws and regulations, and TXDOT Right of Way policies and procedures. The general scope of services includes but is not limited to Tasks one (1) through fourteen (14) as spelled out in the RFP. consisting of Administration and Project Management, Appraisal Services, Appraisal Review, Negotiation Services, Closing Services, Relocation Assistance Services, Property Management Services, Appraisal Updates, Appraisal Review Updates, Initial Waiver Valuation Services, Initial Waiver Valuation Review, Waiver Valuation Updates, Waiver Valuation Review Updates.

TASK 1- ADMINISTRATIVE AND PROJECT MANAGEMENT

Briggs Field Services (BFS) will provide project management services for all functions and tasks. The assigned project manager will be assigned to the project for the duration of the project. The project will be managed and administered from offices located in Houston and Edinburg, Texas. BFS will participate in the preparation of Task Orders (TO), monitor and track each task order, manage plans and schedules, and coordinate and manage real property functions and tasks required under contract at the direction of CITY to meet CITY overall project schedules and ensure completion of functions and tasks based on the project timeline.

BFS staff will attend the Kickoff Meeting and prepare Progress Reports using standard scheduling software to prepare and report project schedules. The Project Manager will provide information, reporting, and assistance to CITY, as required, on project issues related to complex negotiations, program scheduling budgeting, condemnation, and eminent domain proceedings, and Right of Way Certificates as required by the CITY. BFS will assist in informational presentations concerning land acquisition procedures at formal public hearings. BFS will develop a Risk Management Plan, administer subcontracts, prepare and submit invoices, and provide database management to ensure all required data is entered into the CITY database. BFS will provide the final contact report and participate in the final meeting.

PROJECT METHODOLOGY & STAFFING

Our experience matrix shows staff to be assigned to the project and the depth of knowledge and experience that we are prepared to commit to this project. BFS will utilize the project task force methodology for the organization and execution of this project. Project assignments will be based upon the discipline required after the issuance of a written work directive authorized by CITY.

PROJECT MEETINGS

BFS team members will be assigned to the CITY project, if required, for the duration of the project. Weekly project coordination meetings will be conducted to discuss the project. Joint meetings of the participants will be conducted to address specific issues rather than programmed. It is recommended that weekly status meetings with all participants be conducted to discuss the project status. Project meetings during COVID-19 will be by Zoom, conference call, or other electronic apps to allow for safety measures.

PROBLEM RESOLUTION

BFS Project Manager will work closely with the CITY to resolve any problems. Problems to be addressed will also be submitted to the Quality Assurance Manager for his/her review and approval. Weekly staff meetings will be held to allow for technical direction and to discuss any problems to assure that all functions are within total compliance with the statutory requirements and guidelines of the Uniform Relocation Assistance and Real Property Acquisition Policies Act and amendments thereto of the U.S. Department of Transportation, the Federal Transit Administration, Caltrans, and the CITY as it relates to land acquisition, relocation assistance, and real estate appraisal for the project.

REPORTS FUNCTION

BFS proposes to utilize various software to prepare the necessary reports for the CITY. We understand the report function plays a vital role in the work process. Reports will be generated using the city's guidelines. All reports will be generated using various software, including SharePoint, e-Builder, Microsoft Word, Excel, Access, Microsoft Project Management, SharePoint, and others, as directed by the city.

Excellent communication from the project start-up is essential. A kick-off meeting is recommended. Guidelines will be given to each person working on the project during the start-up phase to ensure proper documentation. The required information will be compiled daily to keep the report information current. Each person assigned to the project will know what is expected of them individually as well as the whole Team.

TASK 2 – ESCROW & TITLE COORDINATION SERVICES

BFS will provide title services through a reputable title company. The title company will provide title certificates and supporting documents, provide title commitments, including 30-year title searches in accordance with CITY and TXDOT Right of Way procedures, furnish updates orrevised information to the CITY and TXDOT's Right of Way Engineering Section when the change of ownership following certificates obtained during rights of way plan preparation. BFS and Title Company will perform title curative and prepare proper instruments of conveyance and releases upon determination of title status.

TASK 3 – INITIAL APPRAISAL SERVICES

BFS sub-consultants will provide real estate appraisals and appraisal reviews in accordance with the Uniform Act and the requirements of 49 CFR Part 24, Section 24.103, and Section 24.104 that are intended to be consistent with Professional Appraisal Practice (USPAP). An appraisal review will be performed. If necessary, corrective action will be taken to provide the CITY with recommendations for fair market values and ensure proper formats are utilized and required standards are met. BFS will ensure appraisal reports are complete; calculations are correct, and correct typographical errors.

TASK 4 – INITIAL APPRAISAL REVIEW SERVICES

Review appraisers will make recommendations that the fair market values be utilized in determining fair market values and have the capabilities to provide expert witness testimony when required. Review Appraisers will meet all USPAP requirements and standards. Review appraisers will have

no relationship to BFS and the appraiser firm that prepared the appraisal. No appraiser who prepares an appraisal report on the project will be allowed to perform review appraisal activities.

TASK 5 – NEGOTIATION SERVICES

Utilizing the Uniform Act, CITY, and TxDOT Right of Way Manual, BFS will coordinate all phases of the acquisition process. All work for the acquisition task will be performed in compliance with the Guidelines, Standards, and Requirements for Right of Way Acquisition Services.

BFS will coordinate all phases of the acquisition process; Ensure all phases of the acquisition process are coordinated to meet all project schedules; Document the acquisition process and all work activities in a parcel diary; Maintain all records and documents, and prepare status reports throughout the acquisition process; Order Preliminary Title Reports prior to the acquisition process and coordinate all acquisition title requirements; Develop, present and negotiate all phases of the acquisition process using TXDOT standard documents; Coordinate all phases of escrow; Provide condemnation support, including Resolution of Necessity package preparation; Prepare all necessary documents; Ensure nondiscrimination in all phases of the acquisition process; Ensure compliance with Environmental Justice and Guidelines.

BFS will develop, maintain, and update project Logs to prepare status reports. It will also assemble necessary documents in accordance with right-of-way and construction plans, legal opinions, fair market value estimates, and other instructions as provided by CITY.

BFS will review title reports, appraisals and appraisal reviews, offer letters, waivers, instruments of conveyance, and other necessary documents before the actual acquisition process begins.

BFS will conduct negotiations for acquisitions of property in accordance with CITY and TXDOT guidelines and procedures. BFS will take the following actions on each tract to be acquired for the project:

1. Deliver acquisition brochures, plats, offer letters, unsigned agreements, and releases by personal contact and or registered mail.
2. Maintain a diary of the negotiator's contacts with property owners to document expedited negotiations, efforts to achieve amicable settlements, and responses to owner counter-proposals.
3. Submit acquisition documents to the CITY and recommend action for settlements in accordance with CITY and TXDOT procedures or recommend initiating eminent domain proceedings. BFS will provide continued support during the eminent domain process.

CONDEMNATION AND SETTLEMENTS

In accordance with the Uniform Act, BFS will provide assistance in acquiring parcels for which amicable settlements have not been reached prior to construction. We will make recommendations for settlements; and recommend parcels to be referred to the CITY Legal Department for rights of entry, legal settlements, and eminent domain proceedings.

SUPPORT TO ENGINEERING

BFS will provide title research, prepare necessary title reports to identify current landowners, and will assist the CITY in location studies, cost estimating, acquiring maps, and other documents. We will coordinate our efforts in amending title reports and documents, correcting errors, and plan changes. BFS will provide assistance for and during required land surveys. We will assist with right-of-way plan changes, as-built documentation, and related duties as directed by the CITY. A due diligence review of legal descriptions will be made to confirm legal descriptions are correct.

TASK 6 – CLOSING SERVICES

In accordance with the Uniform Act, BFS will coordinate closings on behalf of the CITY, which will consist of delivering instructions to landowners, scheduling closings, and obtaining closing documents from property owners, mortgage companies, title companies, and the CITY. We will assist the Title Company in assembling closing packages, deliver pertinent documents to the closing company, and represent the CITY at closings. BFS will coordinate with the closing officer to ensure instruments conveying title of rights of way to the CITY are appropriately filed in appropriate county offices public records, ensure disbursements are correctly made and promptly, ensure delivery of documents and warrants for acquisition payments to property owners and other duties as directed by CITY.

TASK 7 – RELOCATION ASSISTANCE SERVICES

In providing relocation assistance and relocation advisory services, BFS will adhere to the Uniform Relocation Assistance and Real Property Acquisition Act of 1970 (as amended) "The Uniform Act" and Title 49 CFR Part 24. BFS will ensure that in providing Relocation Assistance services, all displaced persons are treated fairly, consistently, and equitably so that such persons will not suffer disproportionate injuries as a result of the project for the benefit of the public.

Relocation assistance services will include but not be limited to providing relocation advisory assistance, providing displaces and CITY with continued information on business and residential replacement properties, calculating monetary entitlements and informing displaces in writing of their calculated entitlements, including specific comparable replacement property, issuing appropriate notices, inspect replacement housing and assure replacement housing is decent, safe and sanitary. BFS will maintain contact reports and other related obligations in accordance with CITY and TXDOT standard procedures.

TASK 8 – PROPERTY MANAGEMENT

BFS will inspect property and identify and create records of improvements on parcels or tracts. After negotiations, BFS will verify the property owner's intent regarding the retention of the improvements. BFS will perform an initial inspection of the project in accordance with the Right of Way Division Operations Manual. BFS will take photographs to document all improvements within the right of way and search for underground storage tanks, tank pumping systems, and other hazardous materials.

Periodic inspections will be made to determine the progress of the removal of improvements that have been retained by the property owner and to determine the method of disposal of improvements not retained. BFS will prepare a Removal and Disposal List of structures to be removed, including

buildings slabs, footings, foundations, wells, septic systems, storm cellars, and other man-made objects in the acquisition area. The Removal and Disposal List will be provided to the Right of Way Division to be incorporated into the construction plans and removed by the project contractor.
BFS will arrange and complete an asbestos inspection, collect samples for asbestos testing, and hire an asbestos testing lab and or asbestos abatement contractor to handle asbestos abatement in accordance with the Right of Way Operations Manual. BFS will prepare estimates for improvements to be demolished, solicit bids, recommend bid awards, and prepare demolition contracts. BFS will perform site inspection, upon completion of demolition. BFS will close the demolition by documenting the inspection and preparing an invoice for payment of the demolition contractor's invoice. BFS will provide right-of-way certification in accordance with the Department's Right-of-Way Operations Manual.

TASK 9 – APPRAISAL UPDATES

BFS will revise, update, or obtain new compensation estimates or appraisals as needed in accordance with responsibilities for On-Call Right of Way Acquisition Services.

TASK 10 – APPRAISAL REVIEW UPDATES

BFS will review appraisal reports for each tract to determine the consistency of values and compliance with CITY and TXDOT policies and procedures, and the Uniform Act approves the fair market value and recommend just compensation to the CITY in accordance with responsibilities for On-Call Right of Way Acquisition Services.

TASK 11 – WAIVER VALUATION

BFS will work closely with the CITY to determine when an appraisal is necessary for uncomplicated valuation problems and when the proposed acquisition is estimated to be $10,000 or less based on the available data review. BFS will utilize the TXDOT Right of Way Division Operations Manual as a guide for preparing the "Compensation Estimate."

TASK 12 – WAIVER VALUATION REVIEW

BFS will ensure the Review Appraiser will check waiver valuations to ensure consistency with other waiver valuations and appraisals done on the project.

TASK 13 – QUALITY ASSURANCE

Include checks and balances to ensure that CITY is getting a quality service and to ensure that all functions are within total compliance with the statutory requirements and guidelines of the Uniform Relocation Assistance and Real Property Acquisition Policies Act and amendments thereto as it relates to land acquisition, relocation assistance and real estate appraisal for CITY projects as well as the following:

1. To assure that the Management Review Checklist is explained, offered, or discussed with landowners and to be in compliance with all applicable laws, rules, and regulations.
2. To ensure that acquisition functions are in accordance with the CITY and TXDOT policy and procedures in preparing Appraisal Summary Statements, Contract Clauses, Title Exceptions, preparation of the Property Data Sheets, and Eminent Domain procedures.

3. BFS is aware of the importance of protecting the present and future Federal funding involved in this project. BFS will be precisely guided by the requirements of Sections 301 and 302 of Title III Uniform Real Property Acquisition Policy.
4. To ensure that monthly Project Status/Progress Reports are submitted to the Contract Administration by the fifth working day of each month, they will include the status of negotiations on each parcel, a summary of activities for the past month, specific problems encountered, and actions needed to resolve specific issues. They will also identify progress against the time schedule for each item and provide a forecast of completion dates from current progress.
5. To ensure complete and accurate records are maintained, including a separate file with appropriate reference by parcel number and grantor surname for each parcel to include originals of all correspondence.
6. To control cost by using a practical approach to acquisition and reviewing the required tasks and scheduling the proper personnel to complete the task in the most economical manner, reviewing the proposed project in the field as well as maps to budget for the required work properly. Submit an estimate to budget for the required assignment or each directive. Extra work and change orders will be documented appropriately to adjust costs in the directive.

TASK 14 – SAFETY

BFS is committed to providing a safe and secure work environment. BFS maintains a Safety Manual to be distributed to all employees and sub-consultants. Monthly safety meetings will be scheduled, and safety will be stressed at all project meetings. BFS safety measures will meet the standards required by the CITY. Safety will be the priority as we work to meet the project needs of the CITY.

TYPICAL RIGHT-OF-WAY ACQUISITION/REAL ESTATE TRANSACTION ISSUES

BFS understands that in providing right-of-way services, it is impossible to identify each task associated with an acquisition project. BFS is committed to working with CITY in every way possible to ensure the success of the project and to keep the project on schedule for construction. BFS will provide those services that we consider normal to the acquisition process that includes but is not limited to obtaining Agreements for Possession and Use; Obtaining rights of entry; Obtaining agreements for road or railroad relocations; Coordinating project site visits with regulatory agencies; Negotiating damage contracts, borrow agreements; acquiring encroachment permits, and ground lease agreements, Coordinating the issuance of encroachment permits; Coordinating Utility Relocations, Identifying and clearing existing encroachment permits, Demolition, and clearance of improvements; Completing real property acquisition estimates; Providing escrow and title services to include title insurance and possibly litigation guarantees; and property management services, as required.

APPENDIX

KERRY J. BRIGGS, ERW

Principal/Project Manager

BRIGGS Field Services, Inc.

Kerry J. Briggs, ERW, Principal/Project Manager, is authorized to negotiate and bind all contractual decisions on behalf of BFS Team. Mr. Briggs has over 30 years of experience in the right of way profession. He has served as Project Manager, Principal-in-Charge and Sr. Acquisition Agent on transportation acquisition projects nationwide that include projects for Arkansas Department of Transportation, Little Rock National Airport, Saline County, AR, Harris County Metropolitan Transit Authority, Regional Transportation District, Santa Clara Valley Transportation Authority, VIA Metropolitan Transit Authority, Houston Airport System and Texas Department of Transportation. He is familiar with the Uniform Relocation Assistance and Real Property Acquisition Policies Act.

Mr. Briggs has over eight (8) years experience with the Union Pacific Railroad, where he managed railroad right of way in over 16 states, including right-of-way acquisition, relocation assistance, license agreements, lease management, legal descriptions, and plat reviews.

Education

BS, Industrial Technology
Grambling State University, Grambling, LA

Arizona Department of Transportation, Relocation Course

Various Real Estate and IRWA Courses

Certifications

Texas Real Estate Commission Easement/Right of Way Agent (ERW) #439

Affiliations

Member, International Right of Way (IRWA)

Association Member, IRWA Pipeline Committee

Member, COMTO & Southwestern Transit Association

PROFESSIONAL EXPERIENCE:

PRINCIPAL/PROJECT MANAGER, BRIGGS FIELD SERVICES, INC., Houston management and QA/QC to Briggs Field Services, Inc. on rights of way acquisition projects. 1993–Present.

PRESIDENT, BRIGGS, THOMAS & ASSOCIATES, Houston, TX; Provide technical support services to multiple engineering firms in the Houston area. 1989-1993.

CONTRACTS & REAL ESTATE AGENT– UNION PACIFIC RAILROAD (Merger Missouri Pacific Railroad), Omaha, NE. 1980–1988.

ENGINEERING TECHNICIAN, GARVER + GARVER ENGINEERING, INC., Little Rock, AR. Prepared schematic design and plans, specifications, and estimates (PS&E) on several highway projects. 1979-1980

RELEVANT PROJECT EXPERIENCE:

ALCOA ROAD & I-30 IMPROVEMENTS, Saline County, AR. Provided project management, negotiation services for property acquisition, relocation assistance services, title, closing services, property management and disposal of property services, and title curative and condemnation support services required for preparations for eminent domain filings. Services were performed for 56 acquisitions and 3 residential and business relocation services.

COUNTY ROAD 375 – HWY 147 (WIDENING) (S), ARKANSAS DEPARTMENT OF TRANSPORTATION ARDOT), Bono, AR. Provided project management, negotiation services for property acquisition, relocation assistance services, title, closing services, property management and disposal of property services, and title curative and condemnation support services required for preparations for eminent domain filings. Services were performed for 34 acquisitions. All services were subject to review and approval by the Arkansas Department of Transportation.

SOUTHEAST & EAST END CORRIDOR LRT EXPANSIONS, METROPOLITAN TRANSIT AUTHORITY, Houston, TX. Provided project management, planning, cost estimating, and oversight for right-of-way acquisition and relocation assistance for the extension of East Corridor and Southeast Corridor light rail expansion. Project consisted of 226 acquisitions and 219 residential and business relocations.

35-MILE WATERLINE EXTENSION, NE TEXAS MUNICIPAL WATER DISTRICT, Hughes Springs, TX. Provided project management, route selection, planning, title research, survey permission, right of way acquisition, site acquisition for water treatment plant and booster pump sites, closing, title curative, and presentations. Project consisted of 144 acquisitions.

ROW CSJ: 1400-04-026 FM1774 FROM WALLER COUNTY LINE TO 0.348 MILES SOUTH OF FM 1488, TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT), Montgomery County, TX. Provided project management, title services, condemnations, right-of-way negotiations/acquisitions, and relocation.

GLENDA BRIGGS, SR/WA

Principal/Utility Relocation Manager

BRIGGS Field Services, Inc.

Glenda Briggs, SR/WA, R/W-NAC, R/W-AMC, has over 30 years of progressive right-of-way management experience with CenterPoint Energy, formerly Houston Lighting & Power Company, later named Reliant Energy, and Briggs Field Services, Inc. Glenda is currently VP and Project Manager for Briggs Field Services, Inc. She has developed and implemented the company's land and commercial lease program that evolved into the current lease program. Coordinated use of employer's property with internal customers such as Transmission Engineering, Environmental, Gas Engineering, Plant Accounting, and Legal Departments; and external customers such as the Texas Department of Transportation, Coastal Water Authority, Union Pacific Railroad, Enterprise Pipeline, Kinder Morgan and BPNA Pipeline to maximize the safest and best use of employer assets. Arranged for appraisal of property and evaluated appraisals to determine the fair market value and generated significant revenue returns from government entities, pipeline companies, communication companies, and private landowners to utilize the company rights-of-way and relocation of facilities. Prepared and reviewed legal documents, resolved land rights disputes, and handled lease issues.

Education

Bachelor of Art, Consumer Science and Merchandising, University of Houston, Houston, TX

Certifications

Senior Right of Way Agent (SR/WA) – IRWA Designation

Right of Way Negotiation & Acquisition Certification (R/W-NAC) – IRWA Designation

Asset Management Certification (R/W-AMC) – IRWA Designation

Notary Public – State of TX

Affiliations

Member, International Right of Way Association (IRWA)

Member, Conference of Minority Transportation Officials (COMTO)

Ms. Briggs trained right-of-way personnel on the process and management of the lease program. She has coordinated the use of company property with land developers, builders, and government entities, interpreted real estate documents, prepared legal descriptions, reviewed maps, plats, and construction drawings to secure easement rights, and resolved damage claim settlements. She is knowledgeable of the Federal Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (as amended).

PROFESSIONAL EXPERIENCE:

PROJECT MANAGER/RIGHT OF WAY AGENT, BRIGGS FIELD SERVICES, INC., Houston, TX, 2018 - Present Provided project management on specific projects that include The City of Edinburg, The California High-Speed Rail Project, CP-4, Harris County METRO University Corridor, Arkansas Department of Transportation Springdale Bypass (S), and Santa Clara Valley Transportation Authority Capital Light Rail Project.

SENIOR RIGHT OF WAY AGENT, CENTERPOINT ENERGY HOUSTON ELECTRIC, LLC (FORMERLY RELIANT ENERGY), Houston, TX, 2002 – 2018. Provided oversight, mentoring, and guidance to organization's personnel. Directed land title research, utilized both internal and external resources to determine ownership and other land rights. Facilitated and led activities involving real estate, construction, and associated documents.

SENIOR RIGHT OF WAY AGENT, RELIANT ENERGY, Houston, TX, 1999 – 2002. Prepared legal documents by composing and constructing phrases or clauses in a clear, concise, and professional manner, which define the rights, interests, and obligations of the parties involved and define various types of easement locations, rights of way, and real estate properties, following established methods of writing land descriptions. Performed commercial and residential plat reviews and approvals.

RIGHT OF WAY REPRESENTATIVE/AGENT/SR. AGENT, HOUSTON LIGHTING & POWER COMPANY, Houston, TX, 1987 - 1999. Acquired rights by negotiating both non-monetary and monetary terms and conditions for easements, deeds, permits, access, agreements, and licenses by contacting landowners and other entities such as Railroads, Corps of Engineers, Fish and Wildlife, Federal Aviation Authority, and other governmental entities to accommodate the installation and/or maintenance of company facilities.

RELEVANT PROJECT EXPERIENCE:

Provided project management on specific projects that include The California High-Speed Rail Project, CP-4, Harris County METRO University Corridor, Arkansas Department of Transportation Springdale Bypass (S), and Santa Clara Valley Transportation Authority Capital Light Rail Project.

Provided project management, negotiation services for property acquisition, relocation assistance services, title, and closing services, property management and disposal of property services, and title curative and condemnation support services required for preparations for eminent domain filings. Services were performed for 56 acquisitions and 3 residential and business relocation services.

AMELIA PELLERIN, SR/WA

Acquisition Manager

BRIGGS Field Services, Inc.

Amelia Pellerin has over 31 years of experience in high-profile right-of-way acquisition as a right-of-way consultant and Real Estate Broker. She has developed positive relationships with the Texas Department of Transportation, the County of Houston, and Harris County management staff. Mrs. Pellerin is an accomplished manager of transportation-related projects with extensive knowledge of eminent domain issues. As a Senior Right-of-Way Agent for BFS, she provides real estate expertise and administrative guidance in developing right-of-way acquisition projects for both the public and private sectors. She is familiar with the Uniform Relocation Assistance and Real Property Acquisition Policies Act.

Education
BS, Psychology/Sociology
University of Houston,
Houston, TX

Certifications
Senior Right of Way Agent (SR/WA) – IRWA Designation

Texas Real Estate Commission Broker License #250654

Affiliations
Member, International Right of Way Association (IRWA), Chapter8

Vice Chair, IRWA Chapter 8 Education Committee and Certified Course Coordinator

Volunteer/Mentor, Houston Community College's Real Estate Co-op Course

Affiliations
Outstanding Performance Award from Houston's Mayor for High Closing Ratio

PROFESSIONAL EXPERIENCE:

ACQUISITION MANAGER/SR. RIGHT OF WAY AGENT, BRIGGS FIELD SERVICES, INC. Houston, TX, Present – 09/2015. Acquisition and relocation assistance correspondences, including offers, for compliance with Texas Department of Transportation & Federal Highway Administration Rules and Regulations.

REAL ESTATE BROKER, COMMERCE REALTY, Houston, TX, 09/2014 – 09/2015. List and sold both residential and commercial properties.

SENIOR RIGHT OF WAY AGENT, TERRA RIGHT OF WAY SERVICES, Houston, TX, 01/2013 – 08/2014. Audited Client's acquisition and relocation correspondences, including offers, for compliance with Texas Department of Transportation Rules and Regulations, Federal Highway Administration Guidelines, Uniform Relocation Assistance, and Real Property Acquisition Policies Act-1970 and Senate Bill 18.

RIGHT OF WAY CONSULTANT, UNIVERSAL FIELD SERVICES/EXP ENERGY SERVICES, Houston, TX, 07/2012 – 12/2012. Assisted Engineers with plat development for Keystone Pipeline Project. Reviewed plat maps and legal descriptions for accuracy.

CEO/REAL ESTATE BROKER, COMMERCE REALTY, Houston, TX, 08/2010 – 06/2012. Listed and sold both residential and commercial properties. Developed training manual for agents and loan officers to meet State Audit and Compliance requirements.

CEO/REAL ESTATE BROKER, COMMERCE REALTY, Houston, TX, 03/2004 – 07/2008. Listed and sold both residential and commercial properties. As Broker/Owner, responsible for managing the brokerage as well as managing new and seasoned real estate agents and loan officers.

INDEPENDENT BROKER, HARRIS COUNTY/HCFCD, Houston, TX, 08/1997 – 03/2004. Chosen by Harris County Commissioners to acquire right of way on behalf of Harris County.

SENIOR RIGHT OF WAY ACQUISITION AGENT, COUNTY OF HOUSTON – PWE, Houston, TX, 10/1989 – 10/1993. Verified and located property owners, prepared Heirship Affidavits. Reviewed title commitments, appraisals, plats, legal descriptions, and surveys for use in preparation of offers. Initiated Offers to owners and negotiated acquisition from beginning to closing or condemnation.

RELEVANT PROJECT EXPERIENCE:

SOUTHEAST & EAST END CORRIDOR LRT EXPANSIONS, METROPOLITAN TRANSIT AUTHORITY, Houston, TX. Provided project management, planning, cost estimating, and oversight for right-of-way acquisition and relocation assistance for the extension of East Corridor and Southeast Corridor light rail expansion. Project consisted of 226 acquisitions and 219 residential and business relocations.

ROW CSJ: 1400-04-026 FM1774 FROM WALLER COUNTY LINE TO 0.348 MILES SOUTH OF FM 1488, TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT), Montgomery County, TX. Provided project management, title services, condemnations, right-of-way negotiations/acquisitions, and relocation assistance for roadway improvements. Project consisted of 9 acquisitions.

ROW CSJ: 0111-01-093 FM 521: HARRIS COUNTY/FT. BEND COUNTY LINE TO SOUTH FM 2234 TEXAS DEPARTMENT OF TRANSPORTATION (TxDOT), Fort Bend County, TX. Provided project management, appraisal, review appraisal, title services, condemnations, right-of-way negotiations/acquisitions, and relocation assistance for roadway improvements. Project consisted of 9 acquisitions.

MICHAEL POWELL

Acquisition Agent/Eminent Domain

BRIGGS Field Services, Inc.

Responsible business professional who reduced State DOT Right of Way department annual spending in 2008 through new print vendor and process server contracts, while improving efficiency. Principal involved in the editing of documents for attorney review. Development of Percheron eminent domain procedures and ensuing employee training. Electronic File and document management, including quality reviews. Successful work as a liaison for government agencies with business entities, community officials and other government agencies. Experience conducting due diligent legal and real estate searches. In- depth knowledge of right of way procedures and real estate law. Highly skilled professional writer.

Education

BS, Psychology/Sociology
University of Houston,
Houston, TX
BA, Public Relations
University of Houston

Certifications

Paralegal Certification
Houston Community
College

Affiliations

International Right of Way
Association
Houston Metropolitan Paralegal
Association

PROFESSIONAL EXPERIENCE:

JR. RIGHT OF WAY AGENT, BRIGGS FIELD SERVICES, 2023-current
Responsible for the preparation and submission of property inspection forms for the Meto University Corridor project. Composition and preparation of Right of Way and Eminent Domain policies and procedures. Maintenance of all appropriate real estate training and certifications. Other duties as assigned by manager.

RIGHT OF WAY/EMINENT DOMAIN DOCUMENT SPECIALIST, HDR, 2021-2023

Timely and accurate completion and submission of TxDOT property acquisition documents and eminent domain packets for the following projects: IH20, IH 20 Southeast Connector and IH-10. Coordinated with property owners, attorneys, and other parties for the execution of legal documents via telephone and written correspondence. Reviewed title reports, identified and assisted with clearing title exceptions and errors. Active use of Google Earth to ensure accuracy of proposed acquisition and property ownership (in relation to tax rolls) Coordinated community notifications for final project mapping by the U.S. Army Corps of Engineers.

EMINENT DOMAIN SPECIALIST/LEGAL ASSISTANT, PERCHERON LLC, 2018-2021

Expertly prepared and submitted 75 eminent domain packets, including the review, composition, and editing of related documents. Perform real estate due diligence research of property ownership chain by reviewing conveyance documents and tax rolls along with Google Earth. Coordinated activities with outside parties in advance of and during property acquisition. Reviewed title reports identified errors and coordinated with title companies to clear issues and obtain amended title reports in accordance with TxDOT project timeline schedules. Reviewed and edited all eminent domain packets.

FBSS WORKER II, TEXAS DEPARTMENT OF FAMILY AND PROTECTIVE SERVICES, 2015-2017

Conducted weekly in-home inspections and coordinated on-going services to reduce risk and assure child safety. Assessed risk and arranged court-ordered support services. Maintained reports and databases with pertinent information regarding open cases and file closings.

REAL ESTATE ANALYST, CITY OF HOUSTON, 2012-2015

Facilitated weekly intake meetings and managed 175 new and revised Joint Referral Committee (JRC) applications related to the purchase of surplus city property. Analyzed data and prepared monthly project status reports to management and accounting to assist with Real Estate Department budget. Coordinated with other departments to resolve outstanding JRC applications including composing and distributing related correspondence.

RIGHT OF WAY AGENT II/LEGAL ASSISTANT, TEXAS DEPARTMENT OF TRANSPORTATION, 2006-2012
Managed 75 eminent domain case files, creating court documents, and corresponding with authorities. Assisted with Right of Way services on the following projects: I-10H Katy, IH45 Conroe, SH 332 Brazoria County and SH 288 Angleton. Coordinated with multiple departments on over 350 property acquisition parcels, including community meetings, commissioners' hearings and document preparation and quality review. Managed law library and filed updates accordingly. Assisted state attorney generals with discovery requests. Prepared and filed court documents per attorney instructions. Coordinated all notification of service activities.

CEO/REAL ESTATE BROKER, COMMERCE REALTY, Houston, TX, 03/2004 – 07/2008. Listed and sold both residential and commercial properties. As Broker/Owner, responsible for managing the brokerage as well as managing new and seasoned real estate agents and loan officers.

QUALIFICATIONS OF BRIAN W. WATTS, MAI

Brian W. Watts is the principal of The Watts Group, an independent real estate appraisal and consulting firm with offices in Houston, Texas. Mr. Watts' responsibilities include appraisal and appraisal review of all types of right of way and commercial properties. He has testified as an expert witness regarding real property value on numerous occasions in various courts of law throughout the country. Mr. Watts has been engaged in real estate appraisal since 1992.

BIOGRAPHICAL DATA

Mr. Watts was born in Dallas, Texas in 1969. He graduated from the public schools in Mesquite, Texas prior to attending The University of Texas at Austin. While attending The University of Texas, Mr. Watts was a distinguished student. He is married and has two children.

EDUCATION

Bachelor of Business Administration Degree (Finance):
The University of Texas at Austin (1992)
Appraisal Institute:
Various Coursework and Seminars
International Right of Way Association:
Various Coursework and Seminars

PROFESSIONAL AFFILIATIONS

Appraisal Institute (MAI No. 11574)
International Right of Way Association (Member, Past Chapter Officer)
State Certified General Real Estate Appraiser:
Texas Certificate No. TX-1326490-G

ACTIVITIES

Mr. Watts is a past officer with Gulf Coast Chapter 8 of the International Right of Way Association. He has also served on various International and Chapter committees for the International Right of Way Association.

BRIAN W WATTS
5622 BALLINA CANYON LN
HOUSTON, TX 77041

TALCB
TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: **Brian W Watts**
License #: **TX 1326490 G** License Expires: **11/30/2024**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title: Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Commissioner



MEMBERSHIP CERTIFICATE

This Certifies That

Brian W. Watts

has been admitted to membership as an

MAI Member

in the Appraisal Institute and is entitled to all the rights and privileges of membership subject only to the limiting conditions set forth from time to time in the Bylaws and Regulations of the Appraisal Institute.

In Witness Whereof, the Board of Directors of the Appraisal Institute has authorized this certificate to be signed in its behalf by the President, and the Corporate Seal to be hereunto affixed on this 25th day of February 2000

Woodward D. Hanna III

President

THIS CERTIFICATE IS THE PROPERTY OF THE APPRAISAL INSTITUTE AND MUST BE RETURNED TO THE SECRETARY UPON TERMINATION OF MEMBERSHIP

APPRAISAL INSTITUTE®

ON-CALL RIGHT OF WAY ACQUISITION SERVICES, VETERANS BOULEVARD DETENTION POND PROJECT, JOB CA0101



City of Edinburg, Edinburg, TX

November 2018, voters Passed two propositions for; Proposition C – four drainage Detention projects and Proposition D – four street projects. City Council selected four engineering firms for the four drainage projects; Quintanilla, Headley & Associates (Doolittle Detention Pond), Javier Hinojosa Engineering (Sugar Detention Pond), Sam's Engineering & Surveying (Schunior Detention Pond) and Guzman & Munoz Engineering & Surveying (Veteran's Detention Pond). Construction is scheduled to be done in several phases with the last phase estimated to begin in May 2021. This project is designated to improve the drainage system within the City of Edinburg. The drainage city system will allow residents not deal with any floods during heavy rain activity. The City of Edinburg broke ground on Phase 1 of the Veteran's Detention Pond Drainage Conveyance and Street Improvement Project on August 12, 2021. The project is being funded by a $30M bond for drainage improvements was approved by Edinburg that citizens during the November 2018 election. City of Edinburg has since been working diligently on flood relief and street improvements for its residents throughout the city.

Briggs Field Services, Inc. was assigned the above-referenced project with the City of Edinburg (CITY) Right of Way Services for the Veterans Boulevard Project required Title Services and title curative on a 7.94 acre parcel that was identified to have approximately 75 undivided interest holders (heirs). Services provided included project management, title and closing, appraisal services, appraisal review services, negotiations for acquisition, property management, and eminent domain support services on 2 parcels. All services were provided according to the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (Uniform Act), federal and state laws and regulations, and City of Edinburg policies procedures.

Relevance:
- Project Management
- Title Services
- Negotiations
- Acquisition
- Condemnation
- Administrative Services
- Appraisal Review

Project Dates:
09/25/2020 – 12/30/2023

Key Staff Involved:
Kerry J. Briggs, ERW
Amelia Pellerin
Glenda Briggs, SR/WA

References:
Patrizia Longoria
Project Manager
City of Edinburg,
415 W. University Drive,
Edinburg, TX 78541; Phone: 956-388-8960

The work performed by Briggs Field Services is being managed by the City of Edinburg Engineering Department. All services have been subject to review and approval by the City of Edinburg.



ALCOA ROAD ROUNDABOUTS IMPROVEMENTS

Saline County, Benton, AR



The Federal Highway Administration studied four-way intersections and reported 2.7 million collisions, 900,000 injuries, and 9,117 fatalities. Alcoa Road has long been the primary vehicle artery connecting Benton and Saline County areas to major interstates. It was also used as a thoroughfare for workers heading to the Alcoa plant in Benton. As the population of the area has increased, so has traffic on Alcoa Road.

In 2016 The Arkansas Highway and Transportation Department awarded Weaver-Bailey the $14 million roadway improvement project along Alcoa Road. The construction consisted of excavation, embankment, railroad crossings, and Alcoa Road widening to four lanes from I-30 to the Benton Parkway, including four roundabouts.

Roundabouts are designed to accommodate vehicles of all sizes, including emergency vehicles, buses, farm equipment, and semi-trucks with trailers. Oversize vehicles and vehicles with trailers may straddle both lanes while driving through a roundabout.

Many roundabouts are also designed with a truck apron, a raised section of pavement around the central island that acts as an extra lane for large vehicles. The oversize vehicle's back wheels can ride up on the truck apron so the truck can efficiently complete the turn, while the raised portion of concrete discourages use by smaller vehicles. Because large vehicles may need extra room to complete their turn in a roundabout, drivers should remember never to drive next to large vehicles in a roundabout.

Relevance:
- Project Management
- Right of Entry
- Negotiations
- Acquisition
- Condemnation
- Escrow Support
- ROW Budgeting
- Title Services
- Appraisal

Project Dates:
June 2017

Key Staff:
Kerry J. Briggs
James Coffey
Linda Norwood
Emanuel Marsenburg
Glenda Briggs

References:
JEFF AREY, County Judge, Saline County, 200 North MainStreet, Room 117, Benton, AR72015; Phone: 501-303-5640

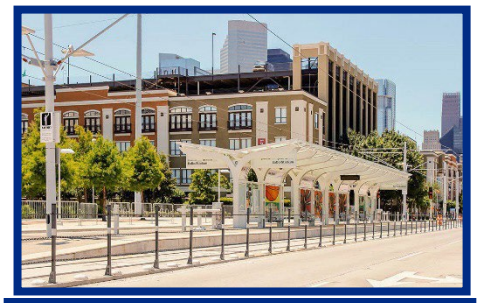
Our scope of work included appraisal services, appraisal review services, negotiation services for property acquisition, relocation assistance services, title and closing services, property management and disposal of property services, title curative, and condemnation support services as required for preparations for eminent domain filings. Appraisals and review appraisals were performed by BFS selected sub-consultants. Saline County managed work performed by Briggs Field Services. Services were performed for 56 acquisitions and 3 residential and business relocation services, including condemnation support services on one (1) business tract on the project.

All services were subject to review and approval by Saline County. Services were provided in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended and all, state and local statutes, rules, and regulations pertaining to the acquisition and relocation assistance on right-of-way projects.



EAST END & SOUTHEAST LRT CORRIDORS

Metropolitan Transit Authority, Houston, TX



The METRO light rail expansion, which includes multiple lines extending north, southeast, and west, is a $1.4 billion project. Metro opened two additional light rail lines in 2015, the Purple (Southeast) and Green (East End) Lines. Destinations served by these new lines include Texas Southern University, the University of Houston, BBVA Compass Stadium, and the Theater District. These new lines added another 9.9 miles of light rail. In total, Metro operates 22.7 miles of light rail service. Metro will reach approximately 18.6 million light rail boarding's in FY17.

History and progress have come together in a new Houston project, the Southeast Corridor of the Metropolitan Transit Authority of Harris County (METRO) 's light rail set to open in early 2015. The six stations along the route, connecting to downtown through the Ado/Stadium stop near BBVA Compass Stadium and ending at the Palm Center Transit Center, will inform riders about the history of African Americans in Houston and Texas.

The stations along the route, many in the predominantly African American neighborhoods, highlight eight different themes of Black History: Pioneer, Community, Emancipate, Educate, Contribute, Protect, Dream, and Empower. Each station's mural, which envelops the rider waiting on the platform, is designed to evoke a feeling of protection through the West African belief in the written words' protective power and the physical windscreen that the mural provides the visitors.

The East End Corridor runs through the historic East End with seven stations, including Magnolia Park Transit Center, BBVA Stadium, and the Theater District. The portion of the track closest to downtown will be shared with the Purple Line (Southeast). From the Ado / Stadium Station, passengers can transfer to the Purple Line and travel to the University of Houston central campus and the Palm Center Transit Center.

Relevance:
- Project Management
- Right of Entry
- Negotiations
- Acquisition
- Condemnation
- Escrow Support
- ROW Budgeting
- Title Services
- Appraisal

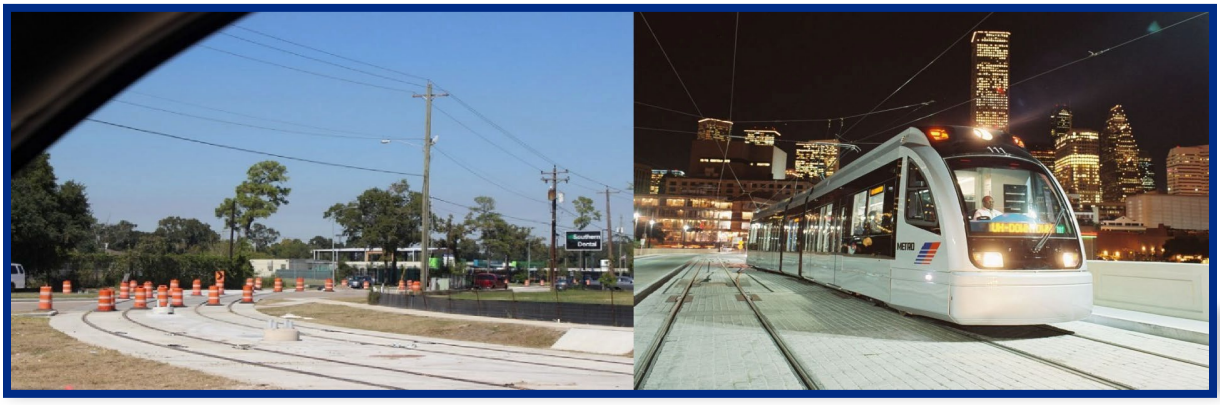
Project Dates:
June 2017

Key Staff:
Kerry J. Briggs
James Coffey
Linda Norwood
Emanuel Marsenburg
Glenda Briggs

References:
GABRIEL MATOS, Manager, Real Estate, Metropolitan Transit Authority of Harris County 1900 Main Street, Houston, TX 77002; Phone: 713-652-8006; Email: GM17@ridemetro.org

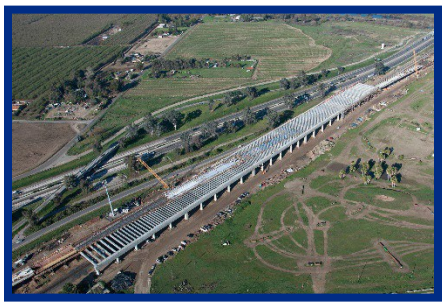
BFS provided right of way acquisition and relocation assistance for extension of East End and Southeast Corridors light rail expansion in Houston, Texas. Services provided included project management, planning, cost estimating, 137 acquisitions (parcels), and 73 relocations (residential and commercial). Work performed by BFS was acceptable to Metropolitan Transit Authority.

All Right of Way services were subject to review and approval by Metropolitan Transit Authority. Services were provided in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended and all, state and local statutes, rules, and regulations pertaining to the acquisition and relocation assistance on right-of-way projects.



ACQUISITION SERVICES - HSR 14-14 ROW #7

California High-Speed Rail Authority, Sacramento, CA



As the most extensive public works project in California history, the California High-Speed Rail Project presents an unprecedented opportunity to demonstrate efficient right-of-way acquisition methods while at the same time delivering fair, equitable, and consistent treatment of those affected. BFS was fortunate to have provided services on this landmark project.

In 2015, BFS was selected as a primary ROW services consultant to the California High-Speed Rail Authority (HSRA) to provide land rights/property acquisition services and relocation assistance for properties in the affected right-of-way. BFS and our partners worked on the acquisition and relocation of 117 parcels in the central valley area in California.

Throughout the HSR Project's project, BFS worked closely with the HSRA to suggest ways to reduce cost and improve schedule performance. Some suggestions were implemented and have had material improvement, while others have been held up due to conflicting requirements of the many partner agencies involved in the HSR Project.

The scope of work included appraisal services, appraisal review services, negotiation services for property acquisition, relocation assistance services, title, and closing services, property management and disposal of property services, and title curative and condemnation support services as required for preparations for eminent domain filings. Appraisals and review appraisals were performed by BFS selected sub-consultants. Our initial role was to handle right-of-way coordination from Merced to Fresno.

Work performed by Briggs Field Services was managed by HSRA. Services were performed for 117 acquisitions and 3 residential and business relocation services, including condemnation support services and property disposal services on the project. All services were subject to review and approval by California High-Speed Rail Authority.

Services were provided in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended and all, state and local statutes, rules, and regulations pertaining to the acquisition and relocation assistance on right-of-way projects.

Relevance:
- Project Management
- Right of Entry
- Negotiations
- Acquisition
- Condemnation
- Escrow Support
- Environmental Services
- Title Services
- Review Appraisal
- Appraisal

Project Dates:
01/01/2015 - 10/31/2019

Key Staff Involved:
Kerry J. Briggs Glenda Briggs, SR/WAFred Arnold
Thomas Zia, SR/WA
Linda Norwood
Emanuel Marsenburg
Glenda Briggs, SR/WA

References:
ROBERT ROSAS, JR., Deputy Director of Real Property, California High-Speed Rail Authority, 770 L St., Suite 800, Sacramento, CA 95814; Phone: 916-403-1128; Email: Robert.rosas@hsr.ca.gov



ON-CALL RIGHT OF WAY ACQUISITION SERVICES, TASK ORDER C112, JOB CA0101 CO. RD. 375 - HWY. 147 (WIDENING) (S)

Arkansas Department of Transportation, Little Rock, AR



Relevance:
- Project Management
- Title Services
- Negotiations
- Acquisition
- Condemnation
- Appraisal Services
- Appraisal Review

Project Dates:
09/25/2015 - 05/26/2016

Key Staff Involved:
Kerry J. Briggs, ERW
James Coffey
Linda Norwood
Emanuel Marsenburg
Glenda Briggs, SR/WA

References:
JENNIFER R. WILLIAMS, Division Head, Arkansas Department of Transportation, P.O. Box 2261, Little Rock, AR 72203; Phone: 501-569-2311

In 2009, the 87th Arkansas General Assembly (AGA) passed Act 374 to create the Blue-Ribbon Committee on Highway Finance. The committee was tasked with determining an equitable and adequate system to appropriately finance transportation improvements in Arkansas and propose and recommend highway finance legislation for the 2011 session.

The Connecting Arkansas Program (CAP) is one of the largest highway construction programs ever undertaken by the Arkansas Department of Transportation (ARDOT). In 2012, through a voter-approved constitutional amendment, the people of Arkansas passed a 10-year, half-cent sales tax to improve the state's intermodal transportation system, including projects that widen and improve approximately 200 miles of highways and interstates.

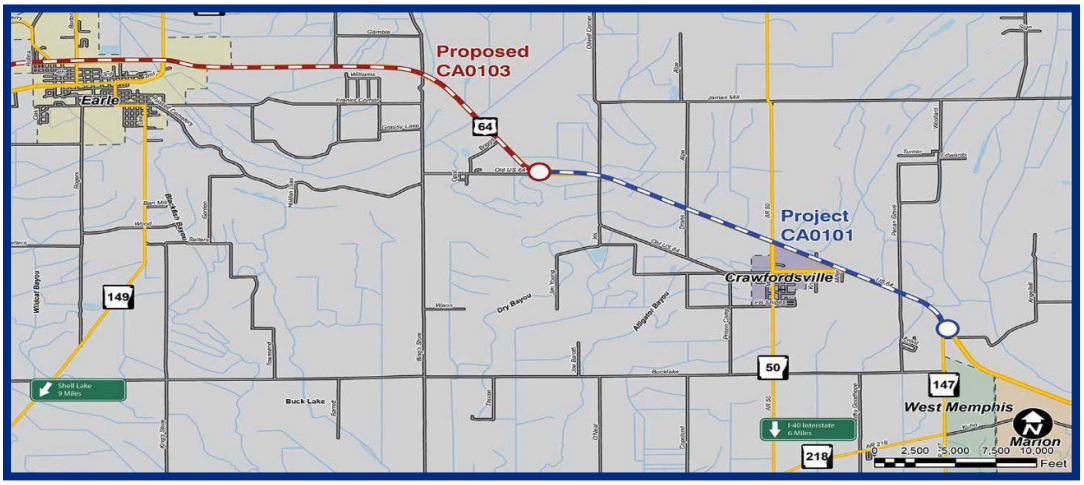
The design and construction of highway and interstate widening projects will be funded with the estimated $1.8 billion anticipated to accrue from 70% of the tax revenue. The remaining 30% of the tax revenue will be turned back to local governments for road and street projects – 15% each for cities and counties.

This project widened approximately 5.5 miles of Highway 64 to four lanes, generally extending from County Road 375 to Highway 147 in Crittenden County.

Briggs Field Services, Inc. was assigned the above-referenced project with the Arkansas Department of Transportation (ARDOT) (formerly Arkansas State Highway and Transportation Department) and has actively worked on the project since May 2015.

Services provided included project management, title and closing, appraisal services, appraisal review services, negotiations for acquisition, property management, and eminent domain support services on 34 tracts. All services were provided according to the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (Uniform Act), federal and state laws and regulations, and AHTD's policies procedures.

The work performed by Briggs Field Services is being managed by ARDOT's program management consultantfor the Connecting Arkansas Program. All services have been subject to review and approval by ARDOT.



INSURANCE

1. STATEMENT OF INSURANCE

The following is a list of current insurance carried by **BRIGGS FIELD SERVICES, INC.** (BFS), including coverage amounts, agent, and expiration dates.

Workers' Compensation and Employers Liability as required by statute. Employer liability coverage is to be carried for each accident of $1,000,000. Insurer: Hartford Fire & PC Affiliates. Expiration Date: 10/19/2024.

Automobile Liability for limits not less than $2,000,000 combined single limit for bodily injury and property damage for each occurrence. Coverage includes owned, non-owned, and hired automobiles. Insurer: Sentinel Insurance. Expiration Date: 12/08/2024.

Commercial General Liability for limits not less than $2,000,000 combined single limit for bodily injury, $1,000,000 property damage for each occurrence and not less than $4,000,000 aggregate. Coverage includes premises and operations liability, blanket contractual, broad form property damage, products, and completed operations and personal injury endorsements. Umbrella Excess Liability is $1,000,000 per occurrence and $1,000,000 aggregate. Insurer: Sentinel Insurance. Expiration Date: 12/08/2024.

Professional Liability Insurance provides coverage for acts, errors, or omissions committed or alleged to have been committed by agents arising out of the conduct of their professional practice. The coverage shall carry a project limit of $1,000,000 for each claim, $2,000,000 aggregate with a $10,000 deductible. Insurer: Underwriter at Lloyds. Expiration Date: 12/30/2024. The coverage shall have an extended reporting period of 2 years following the date of substantial completion of the project for reporting claims.

Certificates of Insurance shall be submitted before commencing the work, and 30 days notice shall be provided prior to any cancellation, except for 10-day notice with respect to non-payment of premium.

2. INSURANCE CLAIMS

BFS has never had any claim for professional omissions and/or errors. In addition, we have never had a workers' compensation claim due to an on-the-job accident. BFS has no past or pending lawsuits, civil judgments, and/or criminal convictions. We have never had any claim for professional omissions and/or errors.

BFS had positive feedback on over 99.6% of acquisitions; and performed 99.9% of acquisitions within budget and on time, which also included no litigations, no major dispute resolutions, no insurance claims, mediations, and/or arbitrations.

3. CERTIFICATE OF INSURANCE

BFS Certificates of Insurance (COI) to be furnished upon request.

Caso Law Firm, PLLC

112 E. Cano St., the City of Edinburg, Texas 78539 | jcaso@caso.law | 956 – 433 – 2276

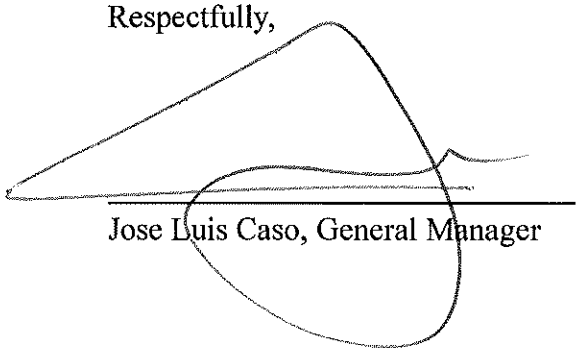
July 16, 2024

Via Hand Delivery
City of Edinburg
c/o City Secretary Department
415 W. University Drive
Edinburg, TX 78541

RE: Transmittal Letter - Statement of Qualifications - Caso Law Firm, PLLC
Right Of Way Acquisition Services Rotation - RFQ No. 2024-5

Caso Law Firm, PLLC (CLF) hereby submits its response to Request for Proposals (RFP) for Right Of Way Acquisition Services Rotation for the City of Edinburg.

Respectfully,



Jose Luis Caso, General Manager

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Executive Summary

Caso Law Firm, PLLC ("Caso Law Firm" or "Firm") is ready and able to deliver exceptional real estate legal services to the the City of Edinburg . With a profound understanding of government-related real estate matters, our firm stands ready to meet and exceed the specific needs of the City of Edinburg in this specialized legal field.

At Caso Law Firm, we specialize in the intricate field of real estate within the governmental context, particularly in areas critical to the City of Edinburg's operations and growth. Our expertise encompasses a wide range of real estate services, including:

Texas Department of Transportation ™

Right-of-Way Easements / Acquisitions: We have a proven track record in managing right-of-way ("ROW") easements and acquisitions, essential for infrastructure projects. Our experience includes working on over $100 million in TxDOT projects and handling numerous eminent domain cases. Our experience goes beyond the numbers, our true value comes from our unparalleled experience and skill.

Caso Law Firm is well-equipped with the necessary tools and expertise to proficiently guide the the City of Edinburg through the complex legal landscape it encounters in acquiring right of way to deliver critical projects for the community.

Our firm focuses on both the legal aspects as well as the non-legal aspects such as psychology, safety, and a sense of belonging ensure success in the projects we undertake.

As proof of our excellence and commitment in real estate matters and ROW acquisition, both Caso Law Firm, PLLC and Garza & Associates are members of the International Right of Way Association, which serves the needs of 10,000 multi-disciplined industry professionals who acquire, manage, and transfer the land rights needed for building of both governmental and private agencies. The members of IRWA are recognized for their high ethical standards and proficiency gained through education, training, and certification. (www.irwaonline.org)

IRWA BUILDING A BETTER WORLD TOGETHER®

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Appraisals: Our teaming partner is Leonel Garza, Jr .& Associates, LLC, which is licensed and/or certified in accordance with the Texas Appraisal Licensing and Certification Act, Occupations Code, Title 7 –Practices and Professions Related to Real Property and Housing, Subtitle A –Professions Related to Real Estate, Chapter 1103 – Real Estate Appraisers amended September 1, 2005.. Leonel Garza, Jr .& Associates, LLC provides a variety of real estate consulting services with primary focus on real estate appraisals and appraisal litigation support. The company specializes in General Commercial Real Estate, Estate Valuations, and Right-of-Way Easement Acquisition and Defense.

Garza & Associates has been performing appraisal services for local financial institutions in the Rio Grande Valley since 1998. The firm has extensive experience in appraising a variety of properties that include agricultural tracts, commercial tracts, apartments, shopping centers, medical office plazas, auto dealerships, office buildings, warehouses, government buildings, jails and holding facilities, concrete batch plants, subdivision development, hotels, and surplus properties.

Garza & Associates is also a member of the Appraisal Institute, a global professional association, with nearly 20,00 professionals in almost 60 countries throughout the world. Its mission is to advance professionalism and ethics, global standards, methodologies, and practices through the professional development of property economics worldwide. (www.appraisalinstitute.org).

Together, our firms have a robust portfolio in dealing with specific real estate legal services, including:

Real Estate Review and Closings: Our team excels in the detailed review and efficient handling of real estate closings, ensuring legal accuracy and compliance for the City of Edinburg's property transactions. As further explained, we have successfully managed over 250 real estate transactions in recent years.

Title and Boundary Disputes: Our firm is adept at navigating the complexities of title and boundary disputes, a critical aspect for managing county projects. We are familiar with surveying techniques and have developed a system to ensure accuracy in all transactions.

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Eminent Domain: With extensive experience in over 100 eminent domain matters, we are well-equipped to handle these sensitive cases, balancing public necessity with legal precision.

Ad Valorem Taxation: Our expertise extends to managing legal aspects of ad valorem taxation, ensuring that the City of Edinburg's interests are well-represented and protected.

Pipeline Right-of-Way Easements: We are adept at navigating legal issues surrounding pipeline easements for water, sewer, oil, and gas, including permitting requirements.

Utility Line Easements: Our current involvement in an $80 million water and sewer line relocation project speaks to our capability in utility line easements.

Drainage Easements: We have a strong background in drainage easement projects, evidenced by our real estate legal services on major bond sales for drainage districts: multiple projects for recent bond sales for Hidalgo County Drainage District No. 1 and $22.5 million for Cameron County Drainage District No. 6.

Condemnation Authority Challenges and Easement Disputes: Our experience in validating the legality of a condemnation authority and resolving easement disputes positions us to effectively safeguard the City of Edinburg's interests. We are also familiar with inverse condemnation claims under the Texas Constitution.

Surface Use Agreements and Feasibility Studies: Our ability to manage long-term leases and conduct comprehensive feasibility studies aligns with county requirements for sustainable development.

Caso Law Firm is also proficient in buyouts and relocations in accordance with the Uniform Relocation Assistance and Real Property Acquisition Act (URA). Our firm also assists with abstract/title searches, permitting for right of entry, and coordinating with governmental agencies at all levels. Our negotiation skills and risk assessment capabilities ensure the City of Edinburg's real estate transactions will be handled with the utmost efficiency and foresight.

Prior Experience:

Our approach emphasizes efficient, solution-focused legal services while diligently protecting taxpayer resources. The following is a list of some of the governmental clients that our firm has assisted over the last several years:

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Prior Experience



We have over a decade of legal experience assisting multiple governmental entities in matters related to real estate legal matters, making us an ideal partner for the the City of Edinburg :

> Hidalgo County, Willacy County, Cameron County, Bexar County, City of Mission, City of McAllen, Cameron County Drainage District No. 6, Military Highway Water Supply Corporation, City of Von Ormy, Hidalgo County Drainage District No. 1, City of Edinburg, and Santa Maria Independent School District.

We have further assisted these entities with real estate matters in compliance with both state and federal acquisition guidelines:

> Texas Department of Transportation ("TxDOT"); Texas Water Development Board ("TWDB"); and Texas General Land Office ("GLO").

The Caso Law Firm Edge:

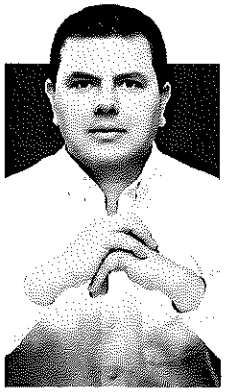
What truly sets Caso Law Firm apart is our exceptional team, imbued with a culture of success and a commitment to excellence.

Our skilled professionals are not just legal experts; they embody a deep-seated value system focused on compassion, community engagement, and creative curiosity. This ethos drives us to adopt cutting-edge technologies, such as Artificial Intelligence (AI) and Geographic

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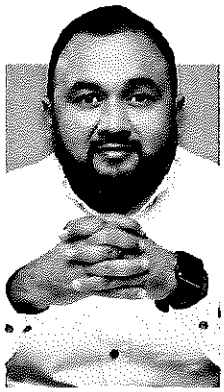
Information System (GIS) mapping, enhancing our efficiency and reducing costs. These tools enable us to improve real estate mapping processes and embrace globally recognized best practices in infrastructure real estate management.

Executive Team


Jose Luis Caso


Lee Reyes


Carlos Jasso


Oliver De La Garza


Martin Walker

At Caso Law Firm, we believe that showing compassion and empathy for all is paramount.

We actively engage with the community, understanding that our legal services are not just transactions, but are integral to the lives and well-being of the people in the City of Edinburg.

Our team's inherent curiosity fosters a culture of creativity, allowing us to think outside the box and bring innovative solutions to complex real estate challenges. This unique blend of advanced technology, community commitment, and creative problem-solving sets us apart, ensuring that the the City of Edinburg receives not only expert legal services but also a partnership that truly understands and values the community it serves.

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Business Information

Name and address of business entity submitting the proposal;

Caso Law Firm, PLLC
112 E. Cano St.
Edinburg, Texas 78539

Caso Law Firm, PLLC is a Professional Limited Liability Company licensed in the State of Texas

Authorization To Bind Respondent To RFQ

The Offeror's principal contact person regarding all contractual matters relating to this RFQ;

Jose Luis Caso, General Manager of Caso Law Firm, PLLC
112 E. Cano St.
Edinburg, Texas 78539
Phone: (956) 433-2276
Fax: (956) 306-6930
E-Mail: jcaso@caso.law

Indemnification

Caso Law Firm, PLLC agrees to indemnify and save harmless the City, from all suits and actions of every nature and description brought against them or any of them, for or on account of the use of patented appliances, products or processes, and he shall pay all royalties and charges which are legal and equitable..

Community and Financial Stability

Caso Law Firm has been serving the community in and around Edinburg for since 2012. The firm has the reputation of providing excellent legal representation and a sound business partner.

Caso Law Firm is financially stable, including the ability of the firm to perform the functions required by this RFQ and to provide those services represented by the firm in its response.

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Caso Law Firm, PLLC is financially stable, solvent, and has adequate cash reserves to meet all financial obligations including any potential costs resulting from an award of this contract.

Caso Law Firm, PLLC currently possesses a cash reserve with an equivalent value of 24 months of payroll and firm expenses.

Legal Services - Experience

Law Firm Experience

Caso Law Firm, PLLC is uniquely positioned to offer comprehensive real estate legal services to the the City of Edinburg , combining a deep understanding of local government law with extensive practical experience in real estate.

Our Commitment:

We understand the challenges and opportunities that the City of Edinburg faces. It is tasked with providing the infrastructure backbone of a quickly-growing community. It is also tasked with overseeing many community programs. Beyond that, the price escalation in the price of materials and services makes it difficult to forecast costs and to maintain a conservative budget that maximizes every taxpayer dollar.

Our commitment to the City of Edinburg is to create legal solutions that will be practical and yield results.

Our commitment goes beyond the drafting of real estate instruments. We seek to be active partners with the City of Edinburg. As part of our commitment to excellence and results-driven approach, Caso Law Firm, PLLC has a proven track record of effectively managing and overcoming challenges in various projects for our clients:

- We recently played a pivotal role in securing additional MPO right-of-way ("ROW") funding for a project. This intervention was crucial for a client who faced budget overruns in Right of Way (ROW) due to unforeseen cost escalations caused by extended environmental processes. Although the initial ROW cost projections were accurate, the delays led to increased expenses. Our successful advocacy for additional funding was instrumental in getting the project back on track.

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- In another notable project, we encountered community resistance fueled by rumors and misconceptions that the development would lead to flooding and dangerous crossings for children going to school. To address these concerns, our firm conducted several public meetings to clarify the project's objectives and benefits. This proactive approach in community engagement not only dispelled the rumors but also garnered overwhelming community support for the project. A picture of our public meeting is presented below:



- Furthermore, we recently tackled a challenging situation where there was insufficient MPO funding available for the ROW acquisition of a critical transportation project. Our strategic solution involved finalizing the negotiations of all utility relocations with significant cost savings. We then advocated for a transfer of funds from the utility relocation budget to the ROW budget, ensuring project delivery within budget.

At Caso Law Firm, we understand the lifecycle of a project intimately - from the initial conception and feasibility studies to funding the planning, acquisition, and design (PAD) stages, through to the construction and ultimate operation of the asset.

Our firm is dedicated to delivering successful outcomes, navigating each phase involving the purchase and management of real estate with expertise and commitment, ensuring that all environmental and regulatory requirements are met on all projects, to not only meet but exceed the expectations and needs of the City of Edinburg .

Who We Are:

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Our firm has been operating for over a decade, primarily offering legal services to counties and special districts. Our firm has 12 employees, but Mr. Jose Luis Caso will serve as lead attorney for this project. Mr. Caso brings over 16 years of legal and government experience having himself worked as both a staff attorney and administrator for state and county agencies.

Our firm's extensive history in handling a wide range of real estate matters for various governmental entities equips us with the necessary expertise to address the diverse legal needs of the City of Edinburg .

Below is a detailed response to each of the categories requested in the present Request for Qualifications:

1. Pipeline Right-of-Way Easements

Caso Law Firm, PLLC's expertise in pipeline right-of-way easements ensures that our clients' interests are effectively represented in both the negotiation of easements and the resolution of any subsequent disputes. Pipeline right-of-way easements are a complex and critical aspect of real estate and environmental law, particularly in states like Texas with significant oil and gas industries. The nuances of these agreements involve not only the initial granting of the easement but also ongoing issues related to access, maintenance, and compensation.

One of the primary concerns in pipeline easements is the determination of fair compensation for landowners. Caso Law Firm, PLLC has extensive experience assessing the market value impact of the easement on the property and considering factors such as the easement's size, duration, and the specific use of the land. Furthermore, issues related to ingress and egress rights, restoration of the land post-installation, and potential environmental impacts are also critical considerations.

Our firm's expertise in pipeline right-of-way easements encompasses both negotiation and litigation aspects. We provide counsel to landowners to ensure that their rights are protected and that they receive just compensation for the use of their land. This includes advising on the intricacies of the easement agreement, such as terms of access, maintenance responsibilities, and environmental safeguards.

We are also familiar with ancillary issues pertaining to pipeline crossings, such as obtaining the necessary permits to operate and construct infrastructure above these assets.

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Additionally, we are experienced in litigating disputes that arise from pipeline easements, whether they concern compensation, property damage, or environmental compliance. Our approach combines a deep understanding of real estate law with practical experience in dealing with utility companies and regulatory bodies.

2. Utility Line Easements

Caso Law Firm, PLLC, has demonstrated considerable expertise and experience in dealing with utility easements, a critical aspect of real estate law in Texas. Utility easements are essential for providing the necessary infrastructure for utilities like electricity, water, and gas, often involving agreements with utility or oil and gas companies for the placement of utility lines or pipelines.

Our firm's approach to utility easements is multifaceted, involving both the drafting and negotiation of easement agreements and litigating the scope and validity of such agreements when disputes arise. This dual capacity ensures that we can provide comprehensive legal services tailored to the unique needs of each client, whether they are a landowner, a utility company, or other entities involved in utility easements.

The complex nature of utility easements often requires a deep understanding of both statutory and case law. At Caso Law Firm our firm is well-versed in the intricacies of Texas easement law, enabling us to navigate the legal landscape effectively. This includes advising clients on the establishment and enforcement of easements, as well as representing them in legal proceedings if disputes cannot be resolved through negotiation.

We are also very familiar with irrigation districts and their channels. We are familiar with the compensation mechanisms and their potential arguments pertaining to governmental immunity in eminent domain. Moreover, we are familiar with permits for crossings that will allow irrigation channels to remain in place while delivering TxDOT or other infrastructure projects.

In summary, Caso Law Firm's extensive experience in utility easements reflects our commitment to providing knowledgeable and effective legal solutions in this vital area of real estate law. Whether it involves drafting easement agreements or representing clients in disputes, our firm is equipped to handle the legal challenges that utility easements present.

3. Road Easements

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Handling over 500 agreements for roadway and utility easements, Caso Law Firm, PLLC brings extensive experience to this area. We specialize in securing linear projects, acquiring fee simple and easement rights for continuous corridors that may even cross challenging assets such as highways or railroads.

Our firm has extensive experience in drafting and recording plats, and reviewing documentation to safeguard county rights. Additionally, our expertise includes interpreting surveys and efficiently recording documents with the the City of Edinburg Clerk. We maintain a well-organized registry of filings to ensure seamless and easy access to our real estate files, including mapping out these assets in GIS to keep a clear inventory of assets.

Our firm is intimately familiar with the funding process through the Texas Department of Transportation through Advance Funding Agreements ("AFA") for right-of-way acquisition as well as through other state and federal agencies. Our firm also ensures compliance with environmental requirements and the Uniform Relocation Assistance and Real Property Acquisition Act ("URA").

In a recent case we were working on, a landowner refused to sell half an acre of land for less than $500,000. While our appraisal was originally for $26,000, the landowner had information that showed that he ran a horse rehabilitation program that yielded significant income. Our first approach was to determine if it was possible to reroute the road in order to avoid this confrontation. Due to a regional electrical line being located just south of the property, it was not feasible to reroute. We then undertook significant research and found that a transportation easement had been tendered to our client by a previous owner that both the surveyor and the title company had missed. With that information, we were able to successfully negotiate the acquisition of the parcel at the original appraisal value keeping the project within budget.

We now advise our governmental clients to obtain an easement for any assets it develops, rather than relying on the traditional method of using the "free" right of way. This approach is beneficial because if the City of Edinburg holds an easement and needs to relocate it (such as for road expansions), the responsible party like TxDOT will cover the relocation expenses.

Finally, we also recommend as a best practice to use title companies for closings of both easements and fee simple matters for large transactions. Title Companies offer title insurance at a nominal cost, which in turn protects the City of Edinburg for future claims that may not be foreseeable at the time of closing. Our firm has closed on hundreds of parcels with title companies, and we are familiar with their requirements and guidelines. We are ready and able to

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use our expertise to guide the City of Edinburg to deliver projects in an expedited and compliant manner.

4. Implied Easements

In addition to our extensive experience, Caso Law Firm, PLLC is deeply committed to thorough research and nuanced understanding of various easement types, including blanket easements, easements by prescription, and particularly implied easements. Our firm recognizes the complexity and significance of these matters, especially in situations where legal rights are not explicitly documented but have evolved through usage or necessity.

A recent case exemplifies our expertise in this area. We assisted a government client in addressing a challenging situation involving a drainage ditch. This ditch, which had historically been submerged for over 50 years, presented a unique scenario. Our team conducted meticulous research and analysis of covenants and relevant case law. Leveraging this comprehensive investigation, we successfully argued that the land was effectively dedicated for drainage purposes, establishing an implied easement. This outcome not only served our client's immediate needs but also set a precedent for handling similar issues in the future.

Our approach to such cases is comprehensive, always considering the historical context, current legal frameworks, and future implications. We ensure that the City of Edinburg's interests are protected and advanced, particularly when dealing with the complexities of real estate law where explicit documentation may be lacking but the intention and usage clearly suggest legal rights.

In summary, our firm is not only experienced in conventional easement acquisition and documentation but is also skilled in navigating the intricate and often nuanced realms of implied easements. We believe this expertise will be invaluable to the City of Edinburg, ensuring that your real estate matters are managed with the highest level of professional care and legal acumen.

5. Drainage Easements

Caso Law Firm, PLLC's expertise in drainage easements extends beyond legal analysis to include substantial, hands-on experience in significant infrastructure projects. Our firm played a pivotal role in the assisting in projects in bond projects for Hidalgo County Drainage District No. 1, demonstrating our proficiency in handling complex financial and legal aspects of large-scale drainage projects. Additionally, our involvement in the $22.5 million bond sale for Cameron

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County Drainage District No. 6, where we are actively engaged in acquiring 60 parcels for linear drainage projects, further exemplifies our capability in this specialized field.

Our work with entities such as the International Boundary and Water Commission (IBWC) underscores our ability to navigate the intricacies of drainage easements within diverse legal and environmental contexts.

A significant aspect of our work involves dispelling common misconceptions about drainage projects, particularly the fear of flooding due to creation of drainage ditches and channels. We address these concerns proactively, engaging in community education and public meetings. By explaining the engineering and legal safeguards in place, we help build public trust and facilitate smoother project implementation.

Through these efforts, Caso Law Firm, PLLC ensures that drainage easement projects are not only legally sound but also aligned with community needs and environmental standards. Our firm's comprehensive approach, combining legal expertise with community engagement and project management, positions us uniquely to serve the diverse needs of the City of Edinburg in managing its drainage easement challenges.

6. Condemnation Authority Challenges

Caso Law Firm, PLLC's proficiency in Condemnation Authority Challenges is further reinforced by our comprehensive understanding of the legal intricacies involved in establishing public need and navigating the initial steps of the Texas Constitution and Chapter 21 of the Texas Property Code. Our expertise extends to the critical processes of determining public necessity for acquisition, a fundamental aspect of condemnation cases.

From the beginning of any eminent domain proceeding, it is important to distinguish the federal standard of takings in the U.S. Constitution being "just compensation" from the standard in the Texas Constitution being "adequate compensation." These standards are then distinguishable from the standards utilized in states like Florida, which require "full compensation."

The Texas Legislature has created a clear statutory pathway in Chapter 21 of the Texas Property Code that establishes the necessary steps for governmental entities to acquire property in eminent domain.

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We are acutely aware of the recent legislative changes impacting condemnation proceedings, particularly the requirements for issuing multiple notices to landowners. This knowledge is crucial in ensuring that our clients are fully compliant with the procedural mandates of these laws. Furthermore, our firm is well-versed in the nuances of legal provisions that offer the return of property to landowners if property acquired by eminent domain is not developed for the intended project within a 10-year period. Understanding these nuances allows us to provide strategic advice and robust defense in related litigation.

Our firm's extensive experience in handling dozens of eminent domain cases annually equips us with the practical know-how and legal acumen necessary to navigate these complex challenges. We are adept at managing the various timelines and procedural requirements set forth by new legislation, ensuring that our clients' interests are protected and advanced effectively.

Through this combination of legal expertise, strategic foresight, and commitment to compliance, Caso Law Firm, PLLC stands ready to expertly handle Condemnation Authority Challenges for the City of Edinburg and other governmental entities. Our approach is not only rooted in a deep understanding of the law but also in a proactive stance towards legislative changes and their implications for our clients.



Mr. Caso presenting at the Texas City Attorneys' Association meeting (June 2024)

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Mr. Caso is regarded statewide as a subject-matter expert in complex coordination with TxDOT matters. Just this month, in June of 2024, as can be seen below, Mr. Caso gave a continuing legal education ("CLE") class at the Texas City Attorneys' Association meeting to over 200 city attorneys from the State of Texas pertaining to Multi-Agency TxDOT Projects

7. Easement Disputes

Caso Law Firm, PLLC's comprehensive approach to easement disputes takes into special consideration cases where multiple easements cover the same property — a common scenario in the City of Edinburg. In such instances, there is an established legal hierarchy of easements, and our role becomes crucial in securing and prioritizing the City of Edinburg's position. We are adept at presenting compelling arguments to ensure that the county holds the necessary easements for its projects, especially when these are critical for the health and safety of the community.

Our firm's methodology in these complex situations involves a rigorous legal analysis to discern the priorities of different easements and their impact on the City of Edinburg's interests. We understand that securing the correct easement position can be pivotal for county projects, from infrastructure development to ensuring public safety. Therefore, we meticulously analyze the overlapping claims to determine the best course of action for our client.

In resolving these disputes, we prioritize the City of Edinburg's rights, leveraging our expertise to navigate the intricacies of easement law. This involves a thorough review of all relevant property records and legal precedents to build a strong case for the county's easement needs. Our approach is not just about defending the City of Edinburg's interests but also about proactively securing its position in complex easement situations.

Our firm's ability to handle such disputes extends to negotiation and, if necessary, litigation. We are prepared to represent the City of Edinburg effectively in court, should negotiations not yield the desired outcome. Our experience in litigation, coupled with our deep understanding of property and easement law, ensures that we can adeptly manage these disputes, defending the county's interests robustly in any legal setting.

8. Surface Use Agreements

Caso Law Firm, PLLC, has established a strong foundation in dealing with Surface Use Agreements, particularly within the context of oil and gas law and environmental matters. Moreover, we have seen specific uses allocated by city's zoning and power authority.

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These agreements are crucial in situations where oil and gas or other infrastructure operations intersect with the rights of landowners. Surface Use Agreements are negotiated contracts that delineate the rights and responsibilities of both the energy company and the landowner regarding the use of the land for oil and gas exploration and production.

Caso Law Firm's approach to Surface Use Agreements is informed by our comprehensive knowledge of administrative and public law, as well as their experience in civil law practices. This broad legal background enables the firm to adeptly navigate the regulatory landscape, ensuring that agreements comply with relevant laws and regulations while protecting the interests of their clients.

In summary, the firm's dealings with Surface Use Agreements reflect a blend of skilled negotiation, legal expertise, and a keen understanding of the oil and gas industry. This positions Caso Law Firm, PLLC, as a competent and reliable advisor in this specialized area of law.

9. Feasibility and Routing Studies

When it comes to feasibility and routing studies, a law firm like Caso Law Firm, PLLC plays a crucial role in interpreting these studies on behalf of their clients. Feasibility studies, which encompass economic, marketing, technical, financial, and management aspects, are essential for assessing the viability of a project. A law firm's role in this context involves analyzing the legal implications of these studies, ensuring that any proposed project or plan is not only feasible in a broader sense but also legally sound and compliant with relevant regulations.

For routing studies, particularly those related to infrastructure or urban development, legal interpretation is key to understanding the potential legal challenges or requirements. This includes analyzing land use rights, environmental regulations, and any potential conflicts with existing laws or ordinances. A law firm can provide invaluable advice on mitigating legal risks associated with the proposed routes or strategies outlined in these studies.

By interpreting feasibility and routing studies, law firms like Caso Law Firm, PLLC help their clients make informed decisions. They also ensure that any project undertaken is not only economically viable and technically feasible but also legally compliant and strategically sound. This legal interpretation is crucial in guiding clients through complex projects, minimizing legal risks, and maximizing the chances of successful project completion.

10. Abstract/title search

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The ability to effectively handle abstract and title searches is a crucial aspect of legal work in real estate and property law, areas in which Caso Law Firm, PLLC, is well-equipped to excel. These searches are essential for establishing the history of ownership, identifying any encumbrances, liens, easements, or other claims against the property that might affect the rights of the owner or a potential buyer.

At Caso Law Firm, PLLC, our team possesses the necessary expertise and access to resources to conduct thorough abstract and title searches. This process involves examining public records and documents to compile a complete historical record of ownership and any other legal issues associated with the property. The firm's professionals are adept at analyzing these records to uncover any potential legal issues that could affect the transaction or the rights of the parties involved.

Furthermore, the firm's ability to interpret complex legal documents and navigate the intricacies of property law ensures that clients receive accurate and comprehensive information. This enables clients to make informed decisions regarding property transactions, be it purchasing, selling, or resolving disputes.

We were recently tasked with reviewing and interpreting a 121 page handwritten deed that was drafted and recorded over 100 years ago. We effectively identified the key provisions within the instrument and provided our clients with the necessary legal advice to proceed with a critical transportation project.

By providing meticulous abstract and title search services, Caso Law Firm, PLLC, helps clients mitigate risks and ensures smooth property transactions, reinforcing their reputation as a reliable and skilled legal practitioner in the realm of property law.

11. Permitting for Right of Entry

Caso Law Firm, PLLC is well-equipped to handle the intricacies of permitting for right of entry, a critical aspect in various legal scenarios, particularly in real estate, environmental law, and public works. The process involves securing legal permission to access private or public property for specific purposes, which may include construction, surveying, or environmental assessments.

We possess deep knowledge of the legal frameworks governing right of entry. This expertise is crucial for navigating the complex regulations and statutes that vary by jurisdiction. Our team is proficient in preparing and reviewing right-of-entry agreements and permits. We

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ensure these documents accurately reflect the terms of access, including duration, scope, and any specific conditions or limitations. We are skilled in negotiating terms with property owners and governmental entities. Our approach prioritizes clear communication and seeks to establish agreements that respect the interests of all parties involved. Our experience extends to ensuring compliance with all relevant local, state, and federal regulations. This includes understanding and adhering to any environmental, safety, or zoning laws that may apply.

We assess and address potential legal risks associated with right of entry. This includes advising on liability issues, potential disputes, and ways to mitigate these risks. We provide ongoing support to ensure compliance with the terms of entry and to address any legal issues that may arise during the period of access.

In summary, our firm's comprehensive approach to permitting for right of entry combines legal expertise, meticulous document preparation, skilled negotiation, and a deep understanding of regulatory compliance to effectively serve our clients' needs.

12. Permitting Governmental, State, Federal and Local Agencies

Caso Law Firm, PLLC, possesses a robust expertise in navigating the complex terrain of permitting processes across various governmental levels – federal, state, and local. This expertise is critical in areas such as environmental law, land use, construction, and infrastructure projects, where obtaining the appropriate permits is essential for legal compliance and project success.

Our experience at the Texas Commission on Environmental Quality (TCEQ) is a cornerstone of our proficiency. Here, we gained in-depth knowledge in regulatory compliance, enforcement, and permitting, particularly regarding environmental issues such as water quality and supply. This experience is invaluable when dealing with federal and state agencies, ensuring adherence to stringent regulations and facilitating the smooth processing of permits.

At the local level, our understanding of municipal codes, zoning laws, and local government procedures enables us to efficiently navigate the permitting process. Whether it's securing permits for construction, land development, or business operations, our team is adept at liaising with local authorities to meet our clients' needs.

Our approach is comprehensive. We assist clients from the initial stages of application, through the intricacies of compliance and documentation, to the final stages of permit approval. This includes addressing any legal challenges or objections that may arise during the process.

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We also provide strategic advice to clients, helping them understand the implications of various regulatory frameworks. This ensures that clients are not only compliant but also positioned to make informed decisions that align with their business objectives and project timelines.

In summary, Caso Law Firm, PLLC's expertise in permitting across governmental, state, federal, and local agencies is a testament to our ability to provide clients with thorough, knowledgeable, and efficient legal services in the complex world of regulatory compliance and permitting.

13. Ad Valorem Taxation

Caso Law Firm, PLLC boasts a comprehensive understanding of ad valorem taxation, a critical aspect for the the City of Edinburg . Our firm is well-versed in the various methods of property appraisal recognized by appraisal districts, ensuring accurate and fair valuation processes. We are also adept at navigating the regulations surrounding rollbacks due to increases in appraisal values for existing properties, a significant factor in maintaining fiscal balance and equity.

Moreover, our team is not only familiar with standard appraisal manuals but also remains constantly updated on evolving caselaw in this domain. This knowledge positions us to offer invaluable assistance in correlating these appraisals to the tax rate set by the the City of Edinburg for Maintenance & Operations (M&O) and Interest & Sinking (I&S) funds.

In addition, Caso Law Firm, PLLC is equipped to provide strategic advice regarding patterns of property valuation and proposed litigation. Understanding the implications of these factors is crucial for the the City of Edinburg as they can significantly impact fiscal planning and resource allocation. Our expertise in ad valorem taxation law means we are well-prepared to guide the City of Edinburg through the complexities of taxation, valuation disputes, and related legal challenges, ensuring that the county's tax policies are both legally sound and strategically aligned with its financial goals

14. Negotiations and Acquisition

Caso Law Firm, PLLC recognizes the critical importance of efficient and effective real estate negotiations, especially in safeguarding taxpayer funds for the the City of Edinburg . Our approach is tailored to the unique demands of real estate transactions, ensuring that each contract is meticulously crafted to protect the City of Edinburg's interests.

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In the realm of real estate, the unpredictability of market conditions, including price escalations of land and materials, necessitates a strategic approach to contract negotiations. We emphasize the importance of thorough evaluation and risk assessment, setting appropriate negotiation limits and accounting for factors like return on investment and market fluctuations. This is crucial in ensuring that the City of Edinburg secures the best possible terms in each transaction.

Our experience with the COVID-19 pandemic has further honed our skills in preparing for unforeseen challenges. We embed robust protections in real estate contracts to preserve the City of Edinburg's rights and interests, considering all potential scenarios. This includes ensuring that vendors maintain adequate insurance and bonding, and conducting periodic reviews of these measures to mitigate risks such as vendor bankruptcy or the unforeseen loss of key personnel.

In the event of disputes, we prioritize amicable resolution strategies, often utilizing mediation as an effective tool. Over the years, we have developed a network of mediators specializing in highly complex acquisition matters. This standard operating procedure in complex acquisitions not only facilitates resolution but also saves costs and time. However, if mediation does not yield desired results, we are fully prepared to assertively pursue litigation to protect the City of Edinburg's interests.

Our team's ability to provide prompt and strategic advice, foreseeing potential issues and incorporating specific contractual provisions, is a testament to our commitment to protecting the interests of the City of Edinburg . We are adept at navigating the intricacies of real estate negotiations, ensuring that each transaction is not only compliant but also strategically advantageous for the City of Edinburg."

15. Conclusion

Caso Law Firm, PLLC presents itself ready to assist the the City of Edinburg in the realm of real estate law. Our firm's hallmark is a combination of profound legal expertise specifically tailored to real estate matters, coupled with a dedicated commitment to the community of the City of Edinburg.

We excel in steering through the complexities of real estate transactions and disputes, ensuring that taxpayer interests are safeguarded and that the development of real estate infrastructure is robust and compliant with legal standards. Our team is passionate about contributing to the growth and resilience of the City of Edinburg, and we look forward to advancing the goals of the City of Edinburg and its vibrant community.

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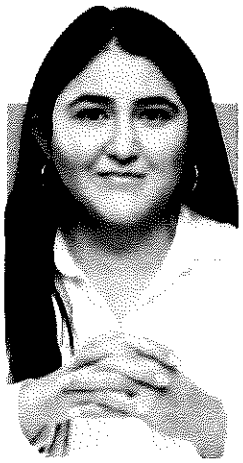
ROW Services - Experience

Personnel Qualifications

Caso Law Firm's project team for this contract is led by a group of highly qualified professionals, each bringing specialized expertise and experience:



Mr. Caso graduated from Rice University with a B.A. degree in Philosophy and Political Science in 2005, and the University of Texas School of Law with a J.D. degree in 2008. Since then, Mr. Caso has worked as both a staff attorney and administrator for state and county agencies. Mr. Caso's legal practice focuses on representing local governmental entities in both contracting and real estate matters.



Ms. Lee Reyes is the Director of Administrative and Paralegal Services for Caso Law Firm. Ms. Reyes is a Harvard University graduate. She has prior experience working at the state legislature, with a particular focus on local governments. At Caso Law Firm she is responsible for all aspects of administrative and paralegal support. Her role is crucial in maintaining the smooth operation and coordination of the project's various elements.

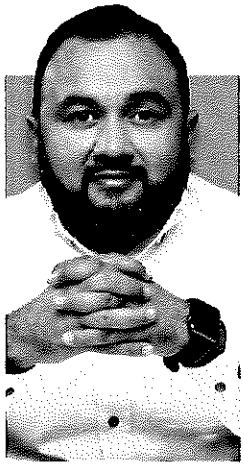


Diana Villarreal has tremendous experience in real estate having over 20 years of experience working for escrow agents and underwriters. She recently closed on a $1.1 million for an EDAP loan with the Texas Water Development Board involving the collateralization of over 50 properties as security as well as obtaining parity agreements with USDA, NADBank, CoBank, and Communities Unlimited.

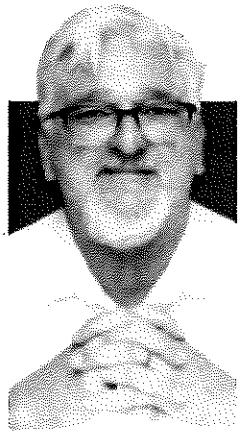
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Mr. Carlos Jasso will serve as Project Manager. Mr. Jasso brings invaluable experience from his previous role as the primary grants coordinator for one of the largest school districts in the United States, with a focus on serving underserved communities. He has over 20 years of experience at the federal, state, and local levels. His expertise will be instrumental in managing the project effectively, ensuring that it meets the City of Edinburg's objectives and serves its target demographics efficiently.



Mr. Oliver De La Garza will serve as Community Liaison Manager. Mr. De La Garza has over a decade of experience working as the Ombudsman for Colonias for the Texas Secretary of State. Mr. De La Garza brings in a wealth of grassroot and community-driven experience. He further oversaw the funding of over $150 million in funding from the Secretary of State to underserved communities and colonias.



Mr. Martin Walker will serve as Chief Quality Officer. Mr. Walker honorably served in the Armed Forces for several decades. He currently serves as the Chief Quality Officer for Caso Law Firm. His extensive experience, including over 20 years in the U.S. Coast Guard and another 16 years as a civilian federal employee, equipped him with a deep understanding of quality control.

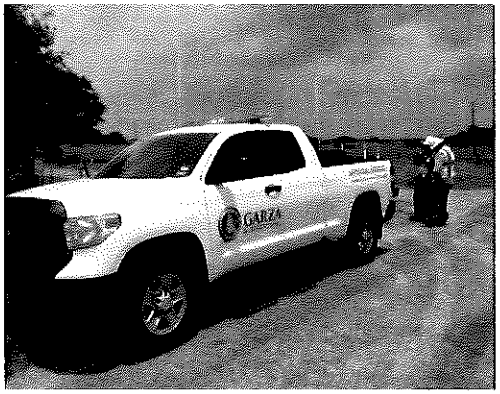
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Appraisal Services - Experience

Caso Law Firm, PLLC (CLF) will be teaming up with Leonel Garza, Jr.& Associates, LLC (Garza). CLF will serve as prime and Garza will serve as a sub in the present contract.

Garza, as required by the present solicitation, licensed and/or certified in accordance with the Texas Appraisal Licensing and Certification Act, Occupations Code, Title 7 –Practices and Professions Related to Real Property and Housing, Subtitle A –Professions Related to Real Estate, Chapter 1103 – Real Estate Appraisers amended September 1, 2005 and any future amendment.

Qualifications:


(Garza & Associates website)

LEONEL GARZA III
CERTIFIED GENERAL REAL ESTATE APPRAISER, LICENSE: TX-1328375-G

Born and raised in the Rio Grande Valley has been a Real Estate Appraiser since 1995. Specializing in right of way acquisitions type reports for over 25 years in the Rio Grande Valley with a concentration of work within Hidalgo County, Texas. Mr. Garza has testified as an expert in Local, State and Federal Court and has been involved in over 500 eminent domain hearings.

THOMAS M DAVIS - CERTIFIED GENERAL REAL ESTATE APPRAISER, LICENSE: TX-1336454-G

Joined Leonel Garza Jr & Associates over 20 years ago as a Real Estate Appraiser. Trained under Leonel Garza Ill for over 5 years before becoming a State Licensed General Real Estate Appraiser. With a concentration on right of way acquisition type appraisals, Mr. Davis has also testified as an appraisal expert in Eminent Domain Hearing, and bankruptcy cases with Federal Court. His expertise and concentration of work product has been primarily inHidalgo County over the past 15 years.

MIGUEL MARTINEZ - APPRAISER TRAINEE, LICENSE: TX-1344042-T

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Joined the Leonel Garza Jr & Associates in 2018. Is currently a Real Estate Appraiser Trainee under the supervision and sponsorship of Leonel Garza Ill. Mr. Martinez, comes from an appraisal background working for a McAllen appraisal firm before moving to the City of McAllen Planning Department for over 11 years. Mr. Martinez brings his expertise in subdivision development and pre-development site analysis to the firm which is vital for eminent domain acquisition cases. Mr. Martinez was born and raised in McAllen.

Previous Experience with City

Caso Law firm has an established record of providing superior performance for the City of Edinburg. In the two cases described below, the firm represented the City in a professional manner and achieved exceptional results.

Docket N0. 48437 - Application to Amend a Certificate of Convenience and Necessity (CCN) in June 2018. The expert handling of the case by Caso Law Firm, involving the seamless transfer of the water certificate of convenience and necessity between Edinburg and Sharyland, ensured regulatory compliance, maintained uninterrupted service for 104 active connections, and upheld procedural integrity without necessitating a hearing.

Case Number: CCD-0813-A - Caso Law Firm expertly represented the City of Edinburg in the case against TEYSHA Group, LLC, Magic Valley Electric Cooperative, Inc., Jennifer Ramsey, PC, and Southern Star Title Company LLC. The firm effectively managed the complex legal dynamics involving multiple parties, including an easement holder and lienholders. Their strategic approach ensured the protection of Edinburg's interests, facilitating the resolution of disputes related to easements and liens, and maintaining compliance with relevant legal standards.

References and Projects

Caso Law Firm, PLLC has been a stable member of the community in Edinburg since our doors opened in 2012. The firm has faithfully served the community, a fact that our references can attest to. The following is a list of references and the specific work that they can speak to with reference to the services we provide.

David L. Fuentes, County Commissioner Hidalgo County, Texas
1902 Joe Stephens Ave., Ste. 101, Weslaco, Texas 78596 | (956) 968-8733

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Can discuss how our firm has assisted Hidalgo County in acquiring right-of-way for drainage and transportation projects. Can further discuss how Caso Law Firm has assisted Hidalgo County in critical real estate matters and eminent domain matters.

Laura P. Haley, Cameron County Drainage District No. 6
300 North Main St., La Feria, Texas 78559 | (956) 797 2421
Can discuss how we have assisted Cameron County Drainage District No. 6 in acquiring parcels for the district's recent $22.5 million bond election. She can further discuss how Caso Law Firm assisted in the creation of the district and ensuring compliance with all pertinent laws.

Connie De La Rosa, General Manager of Military Highway Water Supply
4000 US-281, Mercedes, Texas 78570 | (956) 565-2491
Can discuss how we are currently assisting in developing an $80 million water and sewer line relocation project utilizing a blend of funds and grants from international, federal, state, and local grants blended with borrowing. Our firm is currently working on acquiring the real estate needed for critical infrastructure like lift stations, gravity lines, and main lines.

Casey Homer, Mayor of City of Von Ormy, Texas
14729 Quarter Horse, Von Ormy, Bexar County, Texas, 78073 | (210) 861-7283
Can discuss how we have assisted Von Ormy to secure and manage over $6 million in funding for the city's first sewer project. Can also discuss how we are assisting the City of Von Ormy to acquire over 100 easements for creation of the region's first sewer main line.

Ellie Torres, Board Member of Hidalgo County Drainage District No. 1
1051 N Doolittle Rd., Edinburg, Texas 78542 | (956) 383-3112
Can discuss our efforts in assisting in multiple drainage projects in right-of-way acquisitions as well as in transportation projects such as Russell Road, which are being funded through a variety of sources including certificates of obligation and TxDOT funding.

Key Projects

Below is a compilation of key projects that Caso Law Firm has contributed to, showcasing our significant involvement and impact:

- In 2018, Jose Caso, the General Manager of Caso Law Firm, was the Responsible Person in Charge ("RPIC") for the 10th Street Expansion Project in Hidalgo County, which provided an extension of 4.5 miles of 10th Street in McAllen. Mr. Caso negotiated the acquisition of real estate and utility easements to begin construction on this critical project. This $26 million project has already been completed and it was paid through TxDOT funding.

- Caso Law Firm is currently acquiring over 60 parcels on behalf of Cameron County

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Drainage District No. 6 for its $22.5 million bond sale.

- Caso Law Firm was contracted by Hidalgo County Drainage District No. 1 to assist it with eminent domain matters pertaining to its recent bond projects. Our firm is currently assisting with the eminent domain acquisition of over 20 acres of land valued at over $1 million.

- Caso Law Firm has represented TxDOT on eminent domain matters for "On-System" Projects such as the Shary Road Expansion Project. Moreover, our firm has represented multiple governmental entities in TxDOT "Off-System" MPO projects for the following major transportation corridors:

    - Mile 6 West - Phase 1;
    - Mile 6 West - Phase 2;
    - Liberty Road Expansion Project;
    - Veterans Blvd. Expansion Project;
    - FM 676 Road Expansion Project;
    - Nolana Road Expansion Project;
    - Mile 2 West Rehabilitation Project; and
    - Russell Road Expansion Project.

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Other Information That May Be Helpful In The Evaluation

Founded in 2012, Caso Law Firm, PLLC is a Historically Underutilized Business (HUB) Program in the State of Texas. Caso Law Firm, PLLC is one of seven law firms in the United States that has been issued an 8(a) Business Development Program certification by the U.S. Small Business Administration. Our firm is registered with SAM (sam.gov) as required by this proposal (UEI: FFYZPFAKEJJ5; CAGE CODE: 8CRC4). Our firm holds malpractice insurance for $1,000,000 per occurrence from the Texas Lawyers' Insurance Exchange.

As required by the SOQ, Caso Law Firm, PLLC hereby affirms that "it is not prohibited from entering into a contract with the City of Edinburg as a result of a financial interest as defined under Texas Govt. Code Sec. 2261.252(b)."

We take pride in our meticulous approach to meeting stringent requirements. Our decisions are well-guided, thoroughly documented, and always aligned with our clients' objectives. This commitment ensures compliance with all relevant laws and regulations.

Texas Department of Transportation™

Our firm has worked on multiple transportation projects totalling over $100 million dollars. Mr. Caso is certified under TxDOT's Local Government Project Procedures Qualification ("LGP101"). Our firm is familiar with seeking funding from the MPO as well as directly from TxDOT and DOT to obtain AFAs. We are also familiar with the requirements for design, environmental, and right-of-way acquisition.

Garza & Associates specializes in right of way acquisitions type reports for over 20 years in the Rio Grande Valley with a concentration of work within Hidalgo County, Texas. Mr. Garza has testified as an expert in Local, State and Federal Court and has been involved in over 500 eminent domain hearings. We are excited about the opportunity to present our qualifications in the present SOQ and we look forward to the opportunity of serving the City of Edinburg .

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Certificate of Insurance and Required Forms

- Conflict of Interest
- General Questionnaire
- Litigation Disclosure Form
- House Bill 89 Verification Form
- Senate Bill 13 Verification Form
- Senate Bill 19 Verification Form
- City of Edinburg Non Collusion Form

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PROPOSAL

CITY OF EDINBURG

RIGHT OF WAY ACQUISITION SERVICES ROTATION

Prepared For:

THE CITY OF Edinburg

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)
RFQ No. 2024-5
Right of Way Acquisition Services Rotation

Due: July 16, 2024

Prepared By :

Clark Land Resources Inc.
Integrity in all things...

www.clarklandresources.com

Linda L. Clark, RWP
President/Chief Executive Officer
401 East Sonterra, Ste. 375
San Antonio, TX 78258
linda.clark@clarklandresources.com
Office Phone: (254) 228-5547

July 16, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)
RFQ No. 2024-5
Right of Way Acquisition Services Rotation
(Uploaded via: https://procurement.opengov.com/portal/cityofedinburg/projects/100825)

Subject: Clark Land Resources' Proposal for *Right of Way Acquisition Services Rotation (RFQ No. 2024-5)*

Dear Evaluation Committee,

Clark Land Resources, Inc. (Clark Land) appreciates the opportunity to submit the attached qualifications for Right of Way Acquisition Services Rotation to the City of Edinburg (City). Clark Land is a South Central Texas Regional Certification Agency (SCTRCA) certified Small Business Enterprise (SBE), Emerging Small Business Enterprise (ESBE), and Woman-Owned Business Enterprise (WBE) firm providing public and private agencies and utility companies with a wide range of real property and right of way services.

Our services include permanent and temporary property acquisitions, negotiations, property rights research, preliminary title reports, easement verification and documentation, relocation assistance services, condemnation assistance services, escrow and title coordination services, excess land disposal, and asset management for public works utilities and infrastructure as well as residential, commercial, and industrial projects.

We offer the City several benefits in selecting the Clark Land team:

Availability and Commitment: The City needs a team that will be responsive and who is familiar with the IRWA standard of care as well as knowledge of federal, state, and local regulations with regards to acquiring temporary and permanent easements in accordance with all applicable and potential condemnation proceedings. Clark Land has the staff and the experience to provide the City with this expertise and we are committed to helping the City succeed throughout the life of the contract.

Knowledge that Matters: Clark Land has a local Texas team familiar with the applicable processes and procedures and who can expedite the scope of work efficiently. Our team includes staff who are familiar with the Uniform Act pertaining to property acquisitions and have experience in providing right of way negotiation and acquisition services for municipal agencies, federal agencies, and other public and private agencies in Texas and nationally.

The entire Clark Land team is respected for our professional representation of our clients to the public, as well as our ability to get along with both the client and property owner to reach workable solutions that expedite the acquisition process. Our team is ready to do the same for the City.

Multi-Lingual Team: Several of our Clark Land team members speak Spanish, aiding in communication with potential property owners for acquisition and relocation assistance. We also have resources available to help with interpretations in other languages.

Skilled Subconsultant: By adding a subconsultant on our team, we tap into a wealth of specialized experience that enriches the services we are able to provide. We've teamed up with Kyle Schroeder, MAI, ARA, from Texas Values, to provide any necessary appraisal services. However, we are more than willing to collaborate with an appraiser of the City's choice, independent of this contract.

High Standards are Our Only Standards: Clark Land is a Right of Way Consultants Council (ROWCC) member firm. The ROWCC is an organization that grew out of a desire for professionals in the right of way industry to exchange ideas and information efficiently and to develop and promote standards for our industry. Clark Land's President/Chief Executive Officer, Linda Clark, RWP, previously served on the Board of Directors.

Proposal Contact	Alexandria Clark, SR/WA alexandria.clark@clarklandresources.com Phone: (254) 228-5547
Office Locations of Work to be Performed	Clark Land has multiple offices in Texas: 1. 401 East Sonterra, Suite 375 San Antonio, TX 78258 2. 16 E. Ave A, Suite 215 Temple, TX 76501
Date of Firm Formation	October 2, 2012
Business Type	S Corporation
State of Incorporation	California
Web Site	www.clarklandresources.com

Unique Qualifications: Our mission is to raise the next generation of right of way agents in the ethical standards of right of way services. The quality of Clark Land's work is demonstrated by the extensive education that our staff receive in ethics, real estate, land management, and the acquisition process. Over 90% of Clark Land's staff are members of IRWA and are eligible to apply for Education PTO each year to enhance their skills. Clark Land has won awards for its dedication to providing educational pathways for all staff. Additionally, our renewal rate for as-needed contracts is 95% throughout the company due to the trust the client has developed in the Clark Land team to:

- Treat property owners with dignity and respect to foster and maintain positive relationships with property owners on behalf of the client,
- Protect the property rights of the client, and
- Maintain a positive image of the public entity.

We look forward to discussing our qualifications with you further. Please feel free to contact our proposed Project Manager, Alexandria Clark, SR/WA with any questions you may have about this submittal. Thank you for your time and consideration.

Sincerely,

Linda L. Clark

Linda L. Clark, RWP
President/Chief Executive Officer

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Jim Fishinger, RWP – Broker/QA/QC/Senior Right of Way Agent..... Page 16

Lilli Morse, ERW, RWA – Right of Way Agent ..... Page 17

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Section 1 | Firm's Background and Experience

IT TAKES A *LOCAL TEXAS TEAM* THAT IS ADAPTIVE AND FLEXIBLE TO COMMUNICATE EFFECTIVELY AND MEET THE CITY'S SCHEDULE AND BUDGET GOALS.

Clark Land specializes in acquiring, protecting, and managing land rights for public and private entities, guided by a steadfast commitment to integrity and stakeholder respect.

Clark Land has been providing real property services for 11 years and is owned and managed by Linda Clark, RWP, and Fred Clark Sr., SR/WA. Our firm was established in late 2012 with only two employees − the owners Linda Clark, RWP and Fred Clark, Sr., SR/WA. However, Clark Land was founded on much more than just experience. It was an answer to a need within the industry that Fred and Linda knew they could meet. Clark Land was formed with the intention of bringing up a new generation of professionals trained in the ethical practices of right of way.

From its inception, Clark Land has aimed to not only meet, but to exceed industry standards, answering a clear need with a vision to foster a new generation of professionals trained in ethical practices within the right of way sector. With over 84 employees companywide, all with diverse backgrounds, we are able to provide a broad spectrum of services from a single resource, scaling our capabilities to meet the unique requirements of any project. We pride ourselves on delivering turn-key solutions that provide our clients with peace of mind through accurate, timely, and budget-conscious project completion.

How Can We Help You?

By providing compassionate, licensed, and certified professionals who work to meet your needs, and the needs of the property owner, leading to workable solutions where everyone leaves the negotiating table feeling satisfied and confident of the outcome. We strive to protect property rights with minimal, if any, disputes regarding the process to avoid condemnation or potential costly court trials. As Edinburg advances towards a future focused on economic strength and sustainable infrastructure, the role of right of way services becomes crucial. We have staff who live in, and care deeply about, Texas communities who will work to seamlessly integrate community goals while meeting municipal objectives.

Commitment to Community and Ethical Standards

Clark Land distinguishes itself through a steadfast commitment to ethical practices and community stewardship. We prioritize respectful engagement with property owners, fostering positive relationships that endure beyond project completion. Our approach is to provide negotiation services that are fair and transparent, minimizing the risk for disputes and potential legal entanglements. By aligning our operations with the IRWA's Standard of Care, we uphold the highest standards of professionalism and service excellence.

Proven Track Record

We take pride in our extensive portfolio and have managed both small and large projects/task orders, ranging from nine (9) Permanent Acquisitions and eight (8) Rights of Entry for the City of Temple to *several thousand* acquisitions for San Diego Gas & Electric's Fire Risk Mitigation program. Our footprint spans various governmental and utility sectors, illustrating our adaptability and capacity to manage diverse projects throughout Texas and California.

Having handled contracts from $25,000 to more than $40,000,000, we exemplify scalability and precision. Every project, regardless of size, receives our unwavering commitment to excellence, efficiency, and ethical service delivery.

CLARK LAND STANDS READY TO SUPPORT YOUR VISION OUTLINED IN THE EDINBURG 2040 COMPREHENSIVE PLAN CONTRIBUTING TO A SAFE, WELL-MAINTAINED, AND DESIRABLE COMMUNITY FOR ALL RESIDENTS.

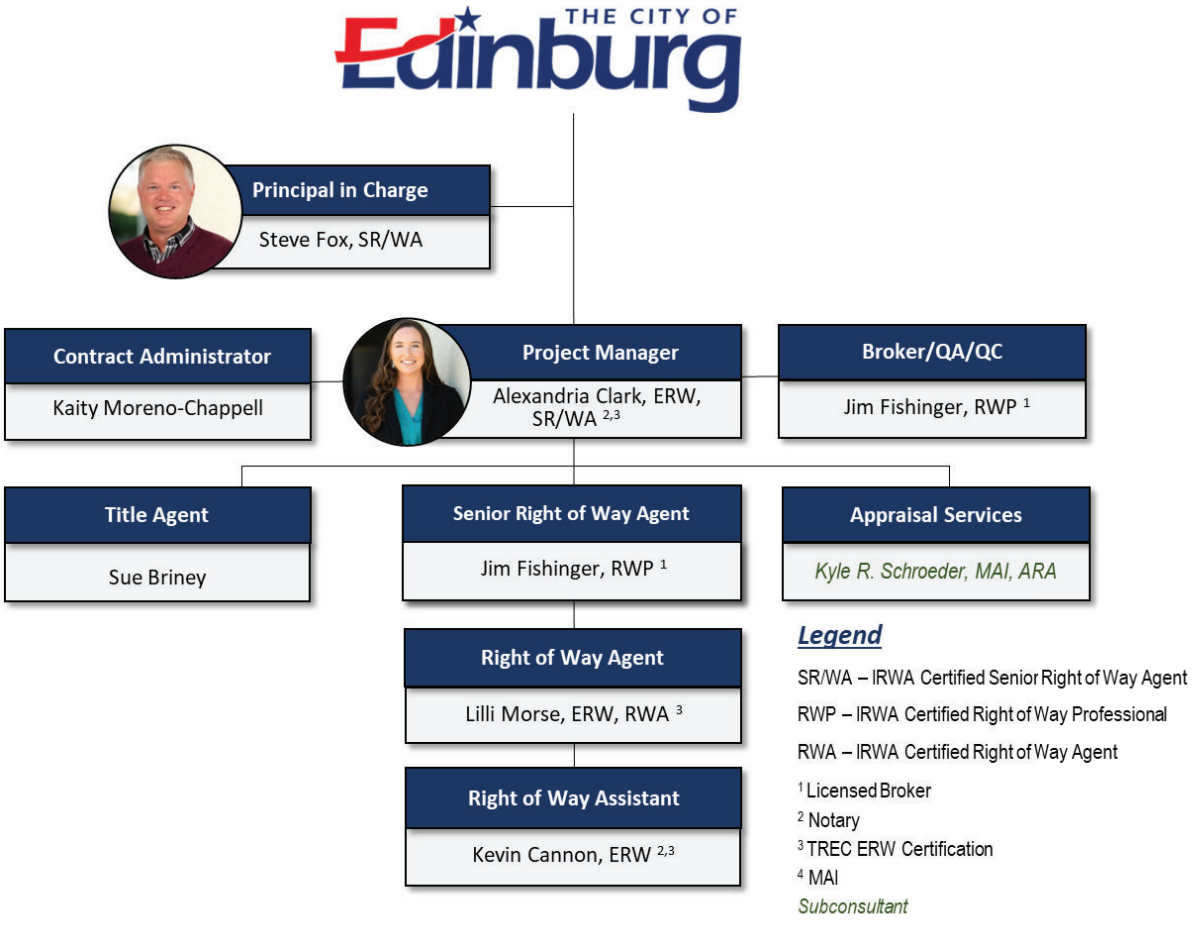
Over the past 5 years, Clark Land has held more than 21 on-call contracts, managing between 1 to 40 task orders per contract. 100% of these projects/task orders were successfully completed on time and on budget. With our experience providing on-call services, we are well-equipped to support the City. Our current workload reflects our ability to prioritize and manage multiple projects simultaneously.

Section 2 | Key Staff

Clark Land has developed a team with just the right balance of senior and junior staff to help provide quality services at a reasonable cost. Our team members possess specialized skills and experience that help them to integrate into a project and provide comprehensive management and technical knowledge throughout the entire project life cycle. We will work as an extension of staff for the City to proactively identify issues ***before*** they become project challenges.

Our proposed Project Manager, Alexandria Clark, SR/WA, who is a Texas local and active member of her community, will be the point of contact for this proposal. Not only is Alexandria a Texas local, but she is also the Secretary for IRWA Chapter 39, serving members in the San Antonio, South Texas, and the Rio Grande Valley area with a mission to create a community that fosters ethics, learning, and a standard of excellence within the right of way industry. Alexandria, with her local roots and SR/WA certification, brings an ideal blend of technical experience and regional understanding to any project.

Our remaining key staff members have diverse backgrounds to provide the City with a wide range of experience. *Resumes for our key staff can be found in Appendix 1.*



Experienced Team with Proven Collaboration

Our key staff have experience providing a variety of right of way acquisition services, as shown in Table 1, having successfully collaborated on numerous similar projects. This established teamwork is a cornerstone of our success, providing efficient workflow and a unified approach to overcoming challenges. Their collective experience includes working on a diverse array of projects, from small-scale acquisitions to large, complex developments, providing them with the insight needed to deliver exceptional results. This proven synergy among our team members provides a smooth and coordinated execution of all tasks, ultimately contributing to the successful completion of your project.

Table 1 - Relevant Firm and Team Experience

RELEVANT FIRM AND TEAM EXPERIENCE		SERVICES PERFORMED OR MANAGED								
AGENCY **PROJECT NAME**	**KEY STAFF**	Permanent Easement	Temporary Easements	Rights of Entry	Project Management	Negotiation Services	Title Research and Coordination	Eminent Domain Support	Appraisals / Coordination	Condemnation Support
City of Temple *As-Needed Right of Way Acquisition and Relocation Services*	Alexandria Clark Jim Fishinger Sue Briney	★	★	★	★	★	★	★	★	★
San Antonio Water Systems (SAWS) *Real Estate Property Acquisition Services*	Alexandria Clark Steve Fox Jim Fishinger Sue Briney Lilli Morse	★			★	★	★	★	★	★
New Braunfels Utilities *As-Needed Easement Acquisition Services*	Alexandria Clark	★			★	★	★	★		
City of Alpine *As-Needed Easement Research*	Alexandria Clark							★		
San Diego Gas & Electric (CA) *As-Needed Land Management & Acquisition Services*	Alexandria Clark Steve Fox Jim Fishinger Sue Briney Lilli Morse	★	★	★	★	★	★	★	★	★
City of Encinitas (CA) *Olivenhain Trunk Sewer Access Easements*	Steve Fox Jim Fishinger	★	★	★	★	★	★	★	★	★
Elsinore Valley Municipal Water District (CA) *As-Needed Real Estate Services*	Steve Fox Jim Fishinger	★	★	★		★	★	★	★	

Local Subconsultant Collaboration

We recognize that collaboration with other firms can be key to delivering unparalleled value to our clients. As we mentioned previously in our cover letter, we've teamed up with Kyle Schroeder, MAI, ARA, from Texas Values Appraisal Services (Texas Values). Texas Values is headquartered in Texas and offers appraisal services for a wide variety of intended uses and property types. Types of real estate appraised include land in both rural and urban settings, single and multi-family residential, and commercial. Kyle is a long-term resident of Texas and has appraised all property types and specializes in right of way appraisals for litigation support. Although we have an appraisal subconsultant on our team, we are more than willing to collaborate with an appraiser of the City's choice, independent of this contract.

Section 3 | Enhancing City Development with Our Services

The goal at Clark Land is to meet and exceed your needs and as one of the fastest growing cities in Texas. Clark Land offers a variety of on-call acquisition services and resources to the City including:

Project Management and Functional Area Coordination: Clark Land has successfully managed both large and small projects for a variety of clients – delivering the projects on time and within budget. Because of our team's diversity and depth of experience, we have the ability to foresee issues and prevent delays that could impact the construction schedule.

Our Project Manager and team of research staff, acquisition agents, and relocation specialists work together to chart the course for the progression of a project. This includes coordinating with the client's inter-departmental functional areas and any municipal, state, and federal jurisdictional agencies.

Title Research and Due Diligence: Accurate and complete investigation of property title is an underestimated part of many projects. Project designers need to rely on accurate and up-to-date title information in order to confidently proceed with design. Clark Land's technical staff is experienced in records investigation, chain of title, and review of title reports to determine the status and history of a property. Once this information is presented in a clear way, designers and planners have the information they need to move forward on schedule.

THE CITY OF EDINBURG NEEDS A PARTNER WHO CAN HELP LEAD THE RIO GRANDE VALLEY INTO THE FUTURE.

Site and Linear Route Selection including Cost Estimates: The effectiveness of site and linear route selection is determined by the depth of investigation and project understanding. Clark Land provides team members, early in a project's conception, to aide in the selection process by providing accurate property information, documenting progress, gaining a thorough understanding of the project needs, and then combines this data into an easily understood format so that the selection process investment pays off. Clark Land will research and review existing engineering and design plans, as well as recorded documents to identify conflicts between existing and proposed utilities and parcel boundaries. Identifying conflicts early in a project can be the difference that keeps the project on schedule and within budget. Our experienced team members will assist in the relocation and protection of needed facilities prior to construction. We will work as a liaison to negotiate an appropriate solution for all parties.

Property Acquisition - Fee, Easement, Access Rights, and Pre-Condemnation Support: Clark Land's property acquisition team understands the logical and effective progression of a project across multiple disciplines and throughout the project lifecycle — from initial concept and feasibility studies into preliminary and final design, and then eventually throughout construction. This allows Clark Land to actively participate in the processes of siting and alignment, environmental reporting, regulatory compliance, design, permitting, construction, and project closeout as they relate to the overall project process.

Title Curative and Lien Negotiations/Release or Dissolution: Clark Land's local Texas team has the necessary experience to resolve a variety of liens with releases offering clear title from defect for any acquired property. Right of way acquisitions customarily encounter liens in varied formats including federal and state taxes, IRS rights of redemption, SBA Loans, mechanics, materialmen, and judgement liens. Clark Land takes great pride to successfully negotiate outstanding title defects. We'll prepare release documents using the City approved templates and obtain execution to clear any defects on title prior to conveying ownership to the City. Lastly, Clark Land will close the loop by recording the executed release document when ready.

Encroachment Mitigation Programs and Land Asset Management: Protection of an agency's facilities and its property are critical to maintaining safe and effective operations. Our staff have helped resolve and close out thousands of encroachment issues for both public and private utilities.

Eminent Domain Support: Occasionally, an owner may refuse to grant the required rights to the City. If after good faith negotiations have been conducted for a reasonable period, no agreement is reached and negotiations come to an impasse, this information will be reported to the City. Clark Land's team members are familiar with administrative settlements and eminent domain. Taking direction from the City, we will attempt to settle any outstanding acquisitions, report owner demands, or propose logical compromises. Should condemnation be required, our agents will assist the City or the City's Attorney with those parcels requiring eminent domain or other legal action.

Bilingual Team Members: At Clark Land, we recognize the importance of effective communication in delivering exceptional service to our clients. Our team includes **5 bilingual staff members** who are proficient in multiple languages.

Section 4 | Project Experience and Client References

The following section provides detailed accounts of our past projects and include references from clients who can attest to our commitment to excellence and our capacity to handle complex right of way acquisitions with professionalism and efficiency. Over the years, we have consistently delivered high-quality, timely, and cost-effective solutions that meet the unique needs of each project. Clark Land was the prime firm for all 3 project references detailed below.



CLIENT CONTACT
Christina Demirs
Assistant City Attorney
2 N Main Street
Temple, TX 76501
(254) 298-5604
cdemirs@templetx.gov

Clark Land is providing the City of Temple with right of way acquisition and relocation services as part of an as-needed contract that involves ownership research, right of entry acquisition, easement acquisition, appraisal coordination, and condemnation support services for utility projects located within the service area of the City.

On Going Accomplishments

Balancing legal, regulatory, and community interests has been our highest priority for the City. Every task order has been executed in a timely manner with quality and transparency at the forefront. The work we've completed for the City of Temple is a testament of our capacity to deliver right of way services on time, within budget.



CLIENT CONTACT
David Winkler
Real Estate Services Supervisor
355 FM 306
New Braunfels, TX 78130
(830) 608-8999
dwinkler@nbutexas.com

Clark Land, in partnership with New Braunfels Utilities (NBU), has executed a comprehensive right of way contract, where we provided acquisition services for essential infrastructure projects within and beyond the City of New Braunfels. Efforts were concentrated on a spectrum of projects encompassing wastewater treatment plant relocation and upgrades, electric distribution lines replacements, and wastewater line enhancements. Clark Land's team navigated through transactions involving residential, commercial, and industrial properties.

Accomplishments

On-Time and Budget-Compliant Delivery

Clark Land demonstrated a commitment to efficiency by effectively meeting all set schedules and budget guidelines.

Diverse Property Engagement

From developed to undeveloped terrains, spanning across residential, commercial, and industrial properties, our approach was as diverse as it was thorough, where all property types were proficiently managed.



CLIENT CONTACT
Lindsay Esquivel
Contract Administration
2800 U.S Hwy 281 N.
Suite 171
San Antonio, TX 78212
(210) 233-3409
lindsay.esquivel@saws.org

Clark Land is providing comprehensive real estate property acquisition services for the San Antonio Water System (SAWS) in San Antonio, TX. Engaged as a prime contractor since February 2024, Clark Land's role includes acquiring property rights and performing real estate-related activities essential for various Capital Improvement Projects, particularly focusing on sewer line rehabilitation. Our team is tasked with managing real estate, relocation, and appraisal services, conducting property rights research, and acquiring easements over commercial, office, multi-residential, and school district properties.

Accomplishments

Clark Land has successfully initiated the acquisition of Right of Entries for the sewer line rehabilitation project, demonstrating our acquisition experience. Our proficient real estate research, encompassing plat review and easement analysis, has been pivotal in progressing the project efficiently. With a dedicated team of experienced professionals, we continue to facilitate the smooth acquisition of necessary property rights.

Section 5 | Project Approach

Clark Land's technical and project approaches are based on proven skill sets and processes, which have successfully delivered acquisitions of properties, necessary for completion of public works utility projects, by our staff for 11 years. Our project approach has effectively worked on other on-call and specific right of way projects performed by Clark Land and focuses on controlling the project schedule, budget, quality of deliverables, and ***most importantly*** the communication with the rest of the project team.

> "Your team is awesome! We appreciated the timely responses and professional manner in which Clark Land Resources conducts its business. Your staff is very organized, polite, and very professional. The one thing I can appreciate the most, too, is being kept informed of where we were in the process. When the library asked me any questions about the status of the relocation, I always had the answer. I hope we will work together again soon."
>
> Heide E. Farst, CSM, Property Agent
> City of San Diego - OB Library Relocation Project

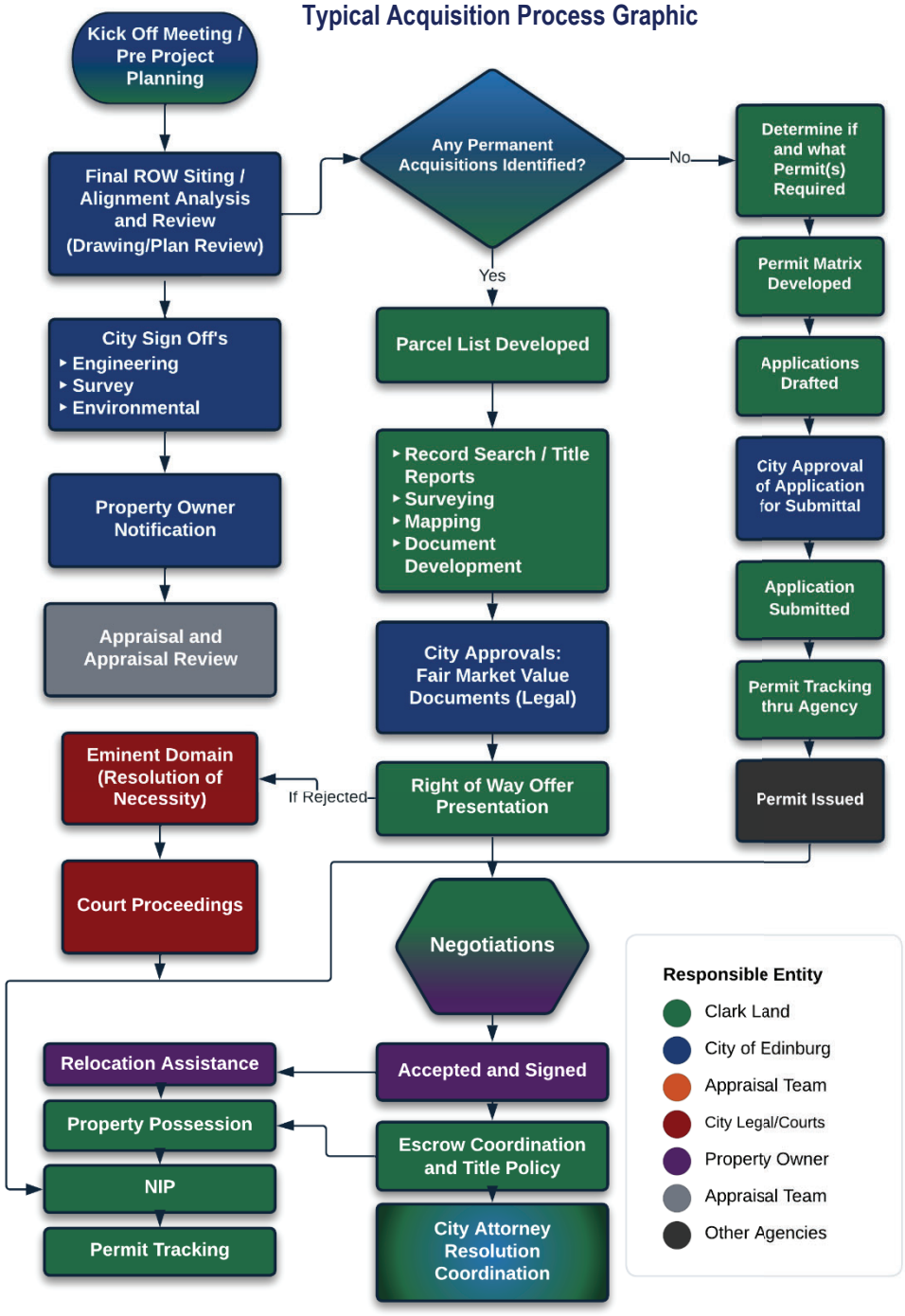
Pro-active Problem Solving. Clark Land has been involved in a wide range of projects from road widening to water and sewer installations, as well as above and below ground electrical installations. While the construction of each project can be vastly different, many of the land acquisition roadblocks are rather similar.

Common problems can be as simple as locating an owner, or an owner believing the appraisal of his/her property is too low, or if they refuse to sell the property altogether. Clark Land subscribes to several property databases which can supply location and contact information for owners. Clark Land agents have negotiated thousands of easement acquisitions with owners and are able to explain minute details contained within appraisals that help an owner understand and accept the appraisal conclusions. Owners are also provided with an opportunity to obtain their own appraisals which helps bridge any valuation disagreements. Other common problems arise out of unwanted encumbrances being attached to project parcels.

Clark Land agents are experienced with actively working with title and escrow officers to remove these unwanted encumbrances, either through direct negotiation with the Title Officer or by obtaining written agreements from third parties to remove these items. Some parcels require special attention based on the specific ongoing uses, these include small retail businesses, restaurants, theatres, churches, and breweries. Each requires an acknowledgement and understanding of the ongoing business use, and the negotiation of specific steps the contractor must follow to allow continued operation during and after the construction projects.

For example, Clark Land agents have negotiated agreements between Cities and owners where certain construction activities can be performed only during specific hours of the day or have agreements to not construct at all on certain days. Clark Land agents, with authority from the City, have obtained short-term leases for temporary parking or off-site storage.

Typical Acquisition Process Graphic



Project Leadership, Reporting Responsibilities, and our Communications with the City

Through effective communications with owners and agencies, Clark Land agents seek solutions that are acceptable to all parties. These solutions help close parcel acquisitions and reduce or eliminate potential project delays. Clark Land recommends weekly status meetings where our staff will provide details of all ongoing projects, provide a three-week look-ahead, and will advise of any unusual circumstances on all projects and/or tasks.

Clark Land possesses a deep bench of qualified agents in each discipline of the right of way industry. If a Task Order with a short timeline is issued by the City, Clark Land can draw from its pool of trained agents to meet the City's needs.

If an occasion arises when the City determines they must accelerate a current schedule, for whatever reason, Clark Land has the resources to meet those needs. In a less likely event, where an ongoing project appears to be slipping behind schedule, again, additional agent(s) can and will be shifted to meet the need and quickly get any acquisition or relocation project back on schedule.

In-House Resources

Our online database tool, Flairdocs, helps us track all project involvements as we strive to reach a variety of milestones along the project lifecycle. The use of this tool helps the project team to effectively track projects from start to finish and to capture all information relevant to a myriad of project types.

In addition to Flairdocs,Clark Land utilizes BQE CORE as our time reporting and budgeting client. Time entries by staff are conducted daily and reviewed for approval on a weekly basis by our project managers. Billing invoices can be tailored to meet the City's needs. Our accounting staff will review the invoices before they are sent to the City's project manager for review and approval each month. Our accounting system is flexible in its ability to provide a variety of reports that can be exported to Microsoft®, Excel©, or other types of files for the City's use.

Section 6 | Ability to Meet Schedules and Deadlines

We understand that timely right of way acquisition is critical to the overall success of any infrastructure project. Our systematic approach and efficient processes will benefit the City as we work to deliver results within the stipulated timeframes, minimizing delays and facilitating project progression.

OUR FOCUS ON TIMELY DELIVERY ALLOWS US TO PROVIDE RELIABLE RIGHT OF WAY ACQUISITION SERVICES THAT KEEP YOUR PROJECTS ON TRACK AND ON BUDGET.

It's important that the selected consultant has experience delivering on-call right of way services on a wide range of projects. With a strong background managing multiple task orders, a diversity of projects, the ability to adapt based on particular project issues, and knowledge of local regulatory requirements - *we are confident that we're the right firm for you to include in your rotation!*

Clark Land can manage the dynamic nature of project work and handle multiple task orders efficiently. Our local team stands ready to provide prompt responses and quick initial cost estimates. Whether it's overseeing small projects, handling multiple task orders simultaneously, or managing large projects from planning to close-out, we have the knowledge and flexibility that's required. Our experience shown in "Section 4 | Project Experience and Client References" highlights our ability to excel in these environments.

Effective scheduling begins with comprehensive planning. We take careful consideration when developing project timelines, from the initial landowner outreach to the final agreement execution, we map out every task with precision to proactively identify and avoid any potential bottlenecks. By identifying risks early, and developing strategic responses, we can mitigate delays and provide continuity in our operations.

Section 7 | Firm Stability

Clark Land is a financially stable firm, our prudent fiscal policies and risk management practices have allowed for sustained growth and profitability over the years. Our firm currently runs with minimal debt, and our company policy is to stay as debt free as possible.

There are no conditions or concerns that could impede our ability to complete any project. We have consistently demonstrated our capacity to manage and execute projects efficiently, regardless of their scale or complexity. Our solid financial standing also allows us to invest in resources, technology, and talent necessary to deliver exceptional results for our clients.

APPENDIX 1:
STAFF RESUMES



ALEXANDRIA CLARK, ERW, SR/WA

Project Manager

Years of Experience: 12 years

Certifications/Licenses:

Easement or Right of Way (ERW) Agent, Texas Real Estate Commission (TREC), No. 33578, Expires: 9/30/2024
Senior Right of Way Agent (SR/WA), International Right of Way Association, (IRWA), No. 7247, Expires: 8/1/2027
Texas Notary Public, No. 130677098, Expires: 8/25/2028

Education:

General Education Course Work, Christian Heritage College, Palomar Community College

RELEVANT EXPERIENCE

Alexandria Clark, ERW, SR/WA has over 12 years of specialized experience in right of way management, administration, and customer relations. With deep local Texas roots, ERW, and SR/WA certification, she brings a comprehensive understanding of regional nuances crucial to successful project execution. Her skills include navigating regulatory landscapes, conducting effective public consultations, and coordination between stakeholders. Alexandria's hands-on approach includes overseeing compliance, guiding property owners through complex acquisition processes, and maintaining meticulous project oversight. Her strategic leadership and commitment to excellence make her an invaluable asset in delivering projects efficiently and in alignment with client objectives.

PROJECT EXPERIENCE

Project Manager/Sr. Right of Way Agent, City of Temple, As-Needed Easement Acquisition Services, Temple, TX:
As the Project Manager and Sr. Right of Way Agent for Clark Land, this role has involved comprehensive responsibilities, including ownership research, acquisition of rights of entry, easement acquisition, appraisal coordination, and condemnation support for utility projects. She has efficiently coordinated the acquisition of nine (9) permanent pipeline easements and eight (8) rights of entry, ensuring all processes from title reports to easement coordination are executed seamlessly to support the City's infrastructure projects.

Project Manager, San Antonio Water System (SAWS), Real Estate Property Acquisition Services, San Antonio, TX:
Serving as the Project Manager, Alexandria oversees comprehensive real estate property acquisition services essential for sewer line rehabilitation and other capital improvement projects. Alexandria manages real estate, relocation, and appraisal services, conducts property rights research, and acquires easements across commercial, office, multi-residential, and school district properties. Her expertise ensures efficient acquisition processes and project adherence to schedule, supporting SAWS in achieving successful project outcomes.

Right of Way Agent, New Braunfels Utilities (NBU), As-Needed Easement Acquisition Services, New Braunfels, TX:
Alexandria served as the Right of Way Agent for NBU, overseeing fast-track easement acquisitions for essential utility infrastructure projects. In this 5-year, as-needed role, she has effectively managed acquisitions for projects such as the wastewater treatment plant relocation and upgrades to electric distribution and wastewater lines. Alexandria coordinated the acquisition process across residential and commercial properties, handling tasks from compiling offer packages to negotiating easements and advising on best practices in right of way acquisition. Her work included providing pre-condemnation and eminent domain support across various property types.

Right of Way Agent, City of Alpine, As-Needed Easement Research, Alpine, TX: This project focused on preparing for population growth through comprehensive records research, pipeline location, and land acquisition. Alexandria successfully led her team in performing detailed research to verify the location and adequacy of easements and water rights, providing the City with crucial advisement for necessary actions. Her team was particularly vital in handling the research of documents for parcels with extensive historical records, where they demonstrated due diligence and successfully acquired all required information. Under Alexandria's leadership, Clark Land consistently met all budgetary and scheduling commitments for the City.

Project Manager, San Diego Gas & Electric (SDG&E), As-Needed Land Management and Encroachment Resolution Services for Gas & Electric Facilities, San Diego County, CA: Alexandria provides documentation services for this contract where Clark Land provides as-needed support for hundreds of tasks requiring knowledge of and experience in working on SDG&E's gas and electric transmission and distribution systems across San Diego County. Clark Land provided team members to help identify, document, and help rectify over six-hundred (600) encroachment issues related to SDG&E facilities. The project is a fast-track project with many deliverables due in a short amount of time. SDG&E submitted tasks to Clark Land, who in turn dispatched team members to help resolve issues such as encroachment, easement research and development, right of entry permits, customer and property owner negotiations, and constructability review.



STEVE FOX, SR/WA

Principal in Charge

Years of Experience: 20 years

Certifications/Licenses:

Senior Right of Way Agent (SR/WA), International Right of Way Association (IRWA), No. 6151, Expires: 1/1/2027

CLIMB Certified Instructor, IRWA

Education:

Bachelor of Arts, Psychology, Minor in Spanish, Southern Utah University

RELEVANT EXPERIENCE

Steve Fox, SR/WA is a respected leader and experienced and skilled Principal in Charge who has successfully led a broad range of right of way projects throughout the Western United States, including transportation, energy, housing, and more. His approach to success for each project involves steady communication, collaboration, quality control, and accountability. This has consistently yielded exceptional budget and project timeline benefits for our clients. In addition to his technical insight, Steve is committed to mentoring his project team members in all aspects of the right of way industry.

PROJECT EXPERIENCE

Principal in Charge, San Antonio Water System (SAWS), Real Estate Property Acquisition Services, San Antonio, TX: Steve serves as Clark Land's Principal in Charge on our Real Estate Property Acquisition Services contract for SAWS. This contract focuses on property rights acquisition and essential real estate activities for capital improvement projects, particularly sewer line rehabilitation. He stands ready to provide support to SAWS when needed.

Program Manager, San Diego Gas & Electric (SDG&E), Strategic Underground (SUG) Program, San Diego County, CA: As the Program Manager, Steve oversees the SUG land program. He evaluates program processes, advises on changes to improve efficiency and cost effectiveness, and organizes the team to make sure program and project goals are being met.

Senior Project Manager, City of Coos Bay, Empire Boulevard Improvements, City of Coos Bay, OR: This project encompassed adding pedestrian sidewalks, improving safety, adding bike lanes, and improving shoulders. As Senior Project Manager, Steve oversaw the delivery of programming cost estimation, appraisals, the acquisition of two (2) temporary construction easements (TCEs) and two (2) permanent easements. The project was completed in compliance with the Oregon Department of Transportation (ODOT) right of way manual, using ODOT funding.

Senior Project Manager, City of Hillsboro, Reeds Crossing Project, Hillsboro, OR

Steve and his project team worked on a multi-agency project that was critical for the city's expansion into undeveloped land. Property rights were appraised and acquired for the use by state highway, county roadway, and city streets and project funding by private developer through the City of Hillsboro.

Senior Project Manager, City of McMinnville, Old Sheridan Road Project, McMinnville, OR

Steve managed the acquisition of fee title interests and temporary construction easements for this signature project stemming from the City's adopted 2010 Transportation System Plan. The objective of this project was to improve Old Sheridan Road including replacing the bridge over Cozine Creek, the addition of sidewalks and bike lanes, the installation of a left turn lane and traffic signal upgrades at the intersection of Old Sheridan Road and Highway 99W, landscaping, storm water facilities, and street lighting.

Steve and his project team acquired fee title interest in three (3) parcels and temporary construction easements over four (4) parcels of property located along the existing City right of way required for construction, maintenance, and operation of the improvements.

Project Manager, City of College Place, CARS (College Avenue Rose Street) Project, City of College Place, WA: The College Avenue Rose Street Project entailed over two (2) miles of reconstructed roadway between Rose Street and Carey Court and College Avenue and Lamperti Drive. Under Steve's leadership as Project Manager, right of way activities were completed ahead of schedule and under budget, despite both being less than half of typical. The scope of work included acquisition services for fifty-one (51) parcels involving title research, tracking of construction permits, negotiations for right of way and easements, payment coordination, title clearance and coordination with the Department of Transportation Local Area Coordinator. The crowning success was acquiring all property rights within an extremely aggressive five-month time frame without a single condemnation. Properties impacted included residential, vacant lands, and university lands owned by Walla Walla University.

Advisory Manager, Northwest Housing Alternatives, Inc. (NHA), Cottonwood I & II Apartments, Hermiston, OR: Steve's team provided temporary relocation and coordination services for the Cottonwood I & II rehabilitation and energy retrofit project. Cottonwood I, a family facility, required relocating tenants of twenty-two (22) units. Cottonwood II, a senior and disabled facility, required tenant relocation for twenty-four (24) units. These apartments had been acquired by Northwest Housing Alternatives, Inc. (NHA) and needed moderate rehabilitation. Funding was secured through federal and state sources including Housing Trust Funds, a grant reservation of HOME Funds, Low Income Housing Tax Credits (LIHTC), Oregon Affordable Housing Tax Credit Program (OAHTC) and Low-Income Weatherization Program (LIWP). Steve managed relocation activities, including coordination of vendors, agents, and tenants. The team also provided updates as necessary for key stakeholders. Steve ensured and fully documented compliance with all federal, state, and local laws, rules and regulations, including HUD Handbook 1378.

Project Manager, Portland Development Commission (PDC), Dirty Duck Business Relocations, Portland, OR: Provided emergency relocation assistance services for three (3) businesses. When this building was condemned by the Fire Marshall, Steve mobilized a team of relocation agents to move three (3) businesses within 30 days. PDC came to depend on the efficient and clear communication Steve provided for real-time decision making regarding the unique needs that come along with emergency relocations of long-established businesses.

Project Manager, San Joaquin Regional Rail Commission (SJRRC), Valley Rail Extension, Central California
As Project Manager, Steve was responsible for making sure the commission schedule and priorities were adhered to. The scope of work included programing, cost estimating, appraisals and reviews, acquisitions, and relocations. Steve coordinated the activities of the Relocation Agents, Real Property Appraisers, and the Furniture, Fixtures, and Equipment (FF&E) Appraisers.



JIM FISHINGER, RWP

Broker/QA/QC & Sr. Right of Way Agent

Years of Experience: 30+ years

Certifications/Licenses:

Right of Way Professional (RWP), International Right of Way Association (IRWA)
Texas Real Estate Broker, No. 742454, Expires: 8/31/2026

Education:

Bachelor of Science, Ohio State University

RELEVANT EXPERIENCE

Jim Fishinger, RWP, started in the Real Estate industry in 1985 and became a Broker in 1991. A graduate of Ohio State University, Jim's experience includes working with engineers, land planners, environmental consultants, government authorities, and utilities to take medium to large parcels through the approval process so they could then be sold to merchant builders with the entitlements they require. Jim has worked with a considerable amount of residential real estate, including relocation, and he has trained numerous agents and reviewed contracts for compliance in those management positions.

PROJECT EXPERIENCE

Broker, City of Temple, As-Needed Easement Acquisition Services, Temple, TX: Jim serves as the QA/QC/Broker for Clark Land, providing critical oversight on right of way acquisition and relocation services for the City of Temple. This role involves a broad scope of responsibilities, within an as-needed contract, focusing on utility projects within the City's service area. Jim's comprehensive oversight maintains the project's integrity, confirming adherence to all necessary legal and procedural standards.

Broker/QA/QC/Sr. Right of Way Agent, San Antonio Water System (SAWS), Real Estate Property Acquisition Services, San Antonio, TX: In this role, Jim oversees comprehensive property acquisition services for sewer line rehabilitation and other capital improvement projects. His responsibilities include managing real estate transactions, conducting property rights research, and acquiring easements across various property types.

Broker, City of Moreno Valley, On-Call Real Property Services, Moreno Valley, CA: Clark Land's contract for the City of Moreno Valley included on-call right of way services involving coordinating site surveys, relocation assistance plans, county recordings of documents, temporary and permanent easements, leases, or purchases of property, certification of right of way, utility research and coordination, appraisals, preparing right of way data sheets, coordinating eminent domain actions, obtaining title reports, and litigation guarantees. As Clark Land's Broker, Jim provided oversight for this project.

Broker, Elsinore Valley Municipal Water District (EVMWD), As-Needed Real Estate & Appraisal Services, Lake Elsinore, CA: Clark Land worked with the EVMWD to provide appraisal services. This project consisted of cost budgeting and property research of two hundred & twenty-eight (228) parcels of surplus land fragments. Research included zoning, land use, physical and economic characteristics, highest and best use, and GIS mapping of parcel boundaries. As Clark Land's Broker, Jim provided oversight for this project.



LILLI MORSE, ERW, RWA

Right of Way Agent

Years of Experience: 25 years

Certifications/Licenses:
Easement or Right of Way (ERW) Agent, Texas Real Estate Commission (TREC), No. 33895, Expires: 1/31/2025
Right of Way Agent (RWA), International Right of Way Association (IRWA)
Commercial Processing and Underwriting Certification
Project Management Certificate Program

Education: Bachelor of Arts, Mass Communications, University of South Florida

Languages: Bilingual in English and Spanish

RELEVANT EXPERIENCE

Lilli Morse, ERW, RWA possesses over 25 years of comprehensive expertise in Real Estate Origination and Operations, making her an invaluable asset to Clark Land. Her extensive background spans underwriting, pipeline management, and compliance with local, state, and federal regulations. In her role as a Right of Way Agent, Lilli has demonstrated exceptional capability in managing complex real estate transactions and negotiations for high-profile projects. Her proficiency in quality assurance, risk analysis, and real estate principles, paired with her proven track record of maintaining project timelines and enhancing stakeholder relationships, consistently exceed client expectations.

PROJECT EXPERIENCE

Right of Way Agent, San Diego Gas & Electric (SDG&E) Strategic Undergrounding (SUG) Program, San Diego County, CA: This project involves property acquisition services, covering San Diego County's heightened wildfire risk communities. Lilli's involvement includes easement negotiations, documentation, site visits and summaries. As a Right of Way Agent, Lilli keeps projects on schedule by managing deadlines and adjusting workflows to meet project milestones. She serves as a liaison between the Acquisition and Design teams to expedite communication and keep appropriate parties updated on project developments. Lilli leads multiple project components from start through delivery by prioritizing needs and delegating assignments.

Right of Way Agent, SDG&E, Electric System Hardening (ESH) Program, San Diego County, CA: To increase safety in high fire prone areas, SDG&E has embarked on a multi-year project of assessing the safety and technical effectiveness of over 180,000 electrical distribution poles in their territory. Lilli conducted site visits with clients and property owners and worked with the ESH program team to help the negotiation process run smoothly. She also executed cover letters, courtesy notices, and right of way documents for grid upgrades and improvements.

Underwriter, Portfolio-Contract, Mission Federal Credit Union, San Diego, CA: As an Underwriter, Lilli's responsibilities included cash flow analysis, appraisal review, and property valuation. She also reviewed title reports, exhibits, legal descriptions, surveys, and plat maps for viable, saleable, well performing loans to better serve the San Diego County community. Her ability to execute complex income analysis and her excellent analytical skills led her to be recognized as a "Top Performer" for her company and trusted to train new underwriters.



KEVIN CANNON, ERW

Right of Way Assistant

Years of Experience: 7 years

Certifications/Licenses:

Easement or Right of Way (ERW) Agent, Texas Real Estate Commission (TREC), No. 33972, Expires: 7/31/2025

Texas Notary Public, No. 134649255, Expires: 11/16/2027

Education:

Construction Science & Management, Texas State University, TX

RELEVANT EXPERIENCE

Kevin Cannon, ERW is a highly skilled Right of Way Assistant with over 7 years of experience. He excels in negotiations, acquisitions, client relations, and detailed document management, including blueprint review and preparation. Kevin has experience working on complex projects from inception to completion. His roles have ranged from negotiating easements and overseeing project construction as a Senior Right of Way Agent to managing property enhancements and coordinating large construction teams as a Project Manager. Kevin's effective communication and precise attention to detail make him an asset to any project team.

PROJECT EXPERIENCE

Right of Way Agent, San Antonio Water System (SAWS), Real Estate Property Acquisition Services, San Antonio, TX: As a Right of Way Agent, Kevin is responsible for securing rights of entry from landowners for the purpose of SAWS capital improvement projects. This involves negotiating and acquiring temporary access rights on private properties. His role requires a blend of negotiation skills, and technical and legal knowledge, so that all parties' interests are adequately represented and protected.

Senior Right of Way Agent, Hydrogen Pipeline of Bahia, LLC., Katy, TX: In his role as Senior Right of Way Agent, Kevin negotiated critical access and easement agreements, alongside conducting comprehensive research and updates of landowner contact and address information. He efficiently managed the line list and land status in GRID, coordinated communications with landowners for survey permissions, and scheduled soil sample collections. Kevin's leadership extended to overseeing the construction and reclamation phases of the project, providing adherence to project timelines, which significantly contributed to the project's success.

Document Specialist/Senior Right of Way Agent, Various Projects, TX: As a Document Specialist/Senior Right of Way Agent, Kevin provided document review, document preparation, and pulled/recorded courthouse documents while in the office under the watch of his supervisor. In the field, Kevin shadowed a fellow Senior Right of Way Agent helping negotiate access and easement agreements as well as oversee construction and reclamation efforts. Kevin also conducted research on landowner information and contact information to relay to supervisors.

Superintendent, Various Projects, Spring, TX: As a Superintendent, Kevin was responsible for managing multiple construction crews to effectively complete projects in a timely manner. His skills included managing a schedule, budgeting, and material orders. He communicated with clients and building managers with weekly project updates. Kevin worked side by side with architects and engineers to solve problems and create new work plans for multiple projects.



Sue Briney

Title Agent

Years of Experience: 16+ years

Education: Bachelor of Fine Arts, University of North Texas, Denton, TX

RELEVANT EXPERIENCE

Sue Briney has over 16 years of experience in the title industry. Her experience includes organizing, preparing, and maintaining all forms, documents, tract and project files, database entry, status reports and/or other required reports associated with the administration of contracts for acquisition (easements, purchase agreements, etc.). She also has experience with contract negotiation, project management, sales, and marketing. Sue maintains accurate and current information on the overall status of assigned projects and is a well-rounded professional with excellent communication and organizational skills who works well as a contributing member of our team.

PROJECT EXPERIENCE

Title Agent, Fire Risk Mitigation (FiRM) Program & ESH (Electric System Hardening) Program, SPRP WMP Project, APP Project, San Diego Gas & Electric (SDG&E), San Diego, CA: SDG&E is in the process of improving the safety of their electric poles, by replacing identified wood poles with steel poles throughout San Diego County. As a Title Agent, Sue assists in providing the necessary right of way easement documentation, location of projects on GIS and Assessor's Parcel maps for the clients, and Prior Rights research projects.

Document Specialist, Clark Land Resources, Inc.: Since joining Clark Land, Sue has been responsible for maintaining the company's project documentation database. Her duties also include training employees in the use of the database and being available as a resource to all Clark Land team members.

Right of Way Title Agent, Texas: Sue completed surface title research in Brazoria, Harris, Nueces, San Patricio, Refugio, Bee, Karnes, Wilson, and Bexar Counties. She prepared final title packets, inclusive of limited title reports, county tax cards, county appraisal maps, deed plots, and title documents. Additional services included conducting Due Diligence on Pipeline Projects in Frio, LaSalle, and Dimmitt Counties. Project responsibilities included file review to make sure said files were complete, easements were correct, and surface ownership was up to date. Files then had to be compared to the line list provided by the client and corrections were made accordingly. Completed vesting and 70-year surface title research on 150-mile pipeline. She also assisted the title supervisor with special projects inclusive of Line List & Line Mapping preparation, condemnation documents, procurement, and surveyor documents.



KYLE SCHROEDER, MAI, ARA

Appraisal Services (*Subconsultant*)

Years of Experience: 19 Years

Certifications: State Certified General Real Estate Appraiser, State of Texas, Certification No. TX-1337543-G
MAI Designation of the Appraisal Institute, No. 460395
Accredited Rural Appraiser (ARA) Designation of the American Society of Farm Managers and Rural Appraisers (ASFMRA), ARA No. 1146793

Education: Bachelor of Science, Texas A&M University, College Station, TX
Master of Business Administration (MBA), California Polytechnic State University, San Luis Obispo, CA

Professional Associations:
Accredited Member, Appraisal Institute, No. 460395
Member, South Texas Chapter of the Appraisal Institute
Member, International Right-of-Way (IRWA), Chapter 39
Accredited Member, American Society of Farm Managers and Rural Appraisers (ASFMRA), ARA No. 1146793, 2017

RELEVANT EXPERIENCE

Kyle Schroeder, MAI, ARA is the owner and chairman of Texas Values, a real estate appraisal firm started in San Antonio, Texas. He has been actively appraising real estate for over 19 years in the San Antonio area, including South Texas, Coastal Plains, West Texas, and the Texas Hill Country. Kyle's experience includes appraisal and consulting assignments for various clients such as attorneys, accountants, lending institutions, estates, and government agencies. He has testified as an expert witness in District Court and numerous commissioners' hearings.

PROJECT EXPERIENCE

Real Estate Appraiser, Lower Colorado River Authority (LCRA), San Antonio, TX: Kyle has completed various projects for the LCRA as part of a team. These projects include appraisals of twenty-six (26) parcels for a new transmission line called the *Bakersfield to Solstice* in Pecos County; appraisals of five (5) parcels for a rebuild called *Luling to Cuero* in Gonzales County; appraisals of fifteen (15) parcels for an upgrade for a project called *Hempstead to Beeville* in Austin and Waller Counties; and appraisals of thirty (30) parcels for a new build transmission line called *Big Hill to Kendall* in Kerr and Kendall Counties. This relationship has lasted several years.

Real Estate Appraiser, Bexar County - Public Works, San Antonio, TX: Kyle provided appraisal services for various road widening projects that included vacant land, single-family residences, and small commercial properties. He also has performed appraisals of County owned buildings. This relationship has lasted several years.

Real Estate Appraiser, WSB, San Antonio, TX: Kyle provided inspections, measurements, and appraisals for seventeen (17) single-family residences as part of a joint effort by various governmental entities as noted before. This relationship has lasted several years.

Real Estate Appraiser, Ross, Molina, Oliveros, P.C., San Antonio, TX: Kyle has testified in various court proceedings in Special Commissioners' Hearings related to value. This relationship has lasted several years.

Real Estate Appraiser, San Antonio River Authority (SARA), San Antonio, TX: Kyle was selected as one of the qualified appraisers to conduct work for this agency.

TEXAS VALUES
APPRAISAL SERVICES

APPENDIX 2:
CERTIFICATION

South Central Texas Regional Certification Agency of Bexar County, Texas hereby duly affirms that:

Clark Land Resources, Inc.

has successfully met the established requirements of SCTRCA's Business Enterprise Certification Program to be certified as a

*ESBE SBE WBE

Certified NAICS Codes

NAICS 541611: SITE LOCATION CONSULTING SERVICES
NAICS 541618: UTILITIES MANAGEMENT CONSULTING SERVICES

Certification Number: 222086993
Effective Date: August 17, 2022
Expiration Date: August 31, 2024

Charles Johnson
Executive Director

Note: This certificate is the property of the South Central Texas Regional Certification Agency and may be revoked should the above named firm graduate from or fails to comply with SCTRCA's Business Enterprise Program. A Certification Renewal Application is required every two years.



WE THANK THE CITY OF EDINBURG FOR THIS OPPORTUNITY TO SUBMIT OUR QUALIFICATIONS

Please feel free to contact our Project Manager with any questions you may have about this proposal:

Alexandria Clark, SR/WA
Project Manager
(254) 228-5547
alexandria.clark@clarklandresources.com

Clark Land Resources Inc.
Integrity in all things...



Cobb, Fendley & Associates, Inc.

2616 N. McColl Road
McAllen, Texas 78501
956.627.0098
www.cobbfendley.com

Representatives:

Josh Canuteson, SR/WA, R/W-NAC
Project Manager

Homer Bazan, PE
Client Manager

ELECTRONIC SUBMISSION

STATEMENT OF QUALIFICATIONS

City of Edinburg

Right-of-Way Acquisition Services Rotation

RFQ 2024-5

CobbFendley

July 16, 2024 | 3:00 PM

Cover Letter

CobbFendley
Respondent Contact Information:
Josh Canuteson, SR/WA, R/W-NAC
2616 N. McColl Road
McAllen, Texas 78501
972.499.7429 (Direct)
JCanuteson@cobbfendley.com



July 16, 2024

Mardoqueo Hinojosa
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

RE: RFQ 2024-5 | Right-of-Way Acquisition Services Rotation

Mr. Hinojosa and Members of the Selection Committee:

Cobb, Fendley & Associates, Inc. (CobbFendley) has assembled an exemplary team of professionals to deliver quality, timely right-of-way (ROW) acquisition services to the City of Edinburg in support of its continuing growth and development. We offer comprehensive ROW services, including critical support functions, which allows us to provide a seamless client experience to the City. **CobbFendley is presenting qualifications for the following categories: Appraisal Services, Negotiation Services, Escrow and Title Coordination Services, and Project Management and Administrative Services.** In addition, we are partnering with local appraiser, Leonel Garza, Jr. & Associates, LLC., to provide Appraisal Services. Mr. Garza's firm is licensed in accordance with the Texas Appraisal Licensing and Certification Act as per the RFQ requirements.

As Project Manager/Project Principal, I, Joshua "Josh" Canuteson, SR/WA, R/W-NAC, have a detailed understanding of the process and nuances of acquisition of private property rights for public projects across Texas, as well as a keen understanding of the criticality of working collaboratively with multiple landowners, agencies, attorneys, and design firms toward the common goal of bringing infrastructure to growing communities. Through my experience and commitment, I will lead an exemplary and comprehensive team of professionals who combine a diverse base of experience with the appropriate depth of expertise to successfully deliver ROW projects to the City of Edinburg in a timely manner.

With 44 years of experience serving municipalities across Texas, and specifically in the Central and South Texas Regions, CobbFendley has the available staff, expertise, and experience to provide these services to the City of Edinburg. We serve on several rotation lists, and have local on-call contracts with the cities of Edinburg, Corpus Christi, Austin, Converse, San Marcos, New Braunfels, Round Rock, Lago Vista, and Pflugerville, as well as the Guadalupe-Blanco River Authority. We consider our role of providing ROW services as an opportunity to partner with and serve the communities where we live and work.

Members of this team have lived and worked in the area for the entirety of their careers and have come to appreciate and understand the character of the Rio Grande Valley and the uniqueness of communities such as the City of Edinburg. CobbFendley currently has eight employees that live in Hidalgo County, three of whom call the City of Edinburg home. Our commitment to seeing our home communities thrive is what drives our team to deliver excellent work.

In summary, CobbFendley has assembled a team that is ready, capable, and enthusiastic to work with the City of Edinburg. Thank you for the opportunity to present our qualifications; we look forward to next steps and the opportunity to serve the City in the near future. As an Officer of CobbFendley, I am authorized to bind the company in a contract, and will serve as the Corporate Sponsor for any resulting contract with the City. We did not receive any addenda at the time of binding this submittal.

Sincerely,

Cobb, Fendley & Associates, Inc.

Josh Canuteson, SR/WA, R/W-NAC
Vice President | Project Manager/Project Principal

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About CobbFendley

FIRM HISTORY

Cobb, Fendley & Associates, Inc. (CobbFendley), founded in April 1980, is an employee-owned Texas corporation that has been providing **infrastructure consulting for more than 44 years**. Our **staff of more than 670 employees** brings an exemplary level of expertise, experience, and commitment to serving the communities where we live and work.

Since 1994, CobbFendley has provided complete ROW acquisition and project management services for notable clients across Texas, including the City of Edinburg, TxDOT, and numerous cities, counties, utility providers, and contractors. In that time, we have **completed more than 500 land acquisition projects** – from multi-million dollar urban infrastructure projects involving hundreds of landowners to a single parcel acquisition to accommodate a new lift station. CobbFendley's **qualified ROW professionals are Licensed Real Estate Agents and Brokers with the Texas Real Estate Commission**. They assist clients with a broad array of services and carefully assess each project.

OUR LOCATIONS

CobbFendley maintains strategic office locations throughout Texas to better serve our clients. We currently have 22 offices spanning 8 states, with 15 offices in Texas. The City of Edinburg will be served primarily by CobbFendley's McAllen office with support from our Corpus Christi, San Marcos, Austin, Katy, and Frisco offices.



8 States | 15 Offices in Texas

Primary Office:
2616 N. McColl Road
McAllen, Texas 78501 *(Hidalgo County)*

Support Offices:
1959 Saratoga Boulevard, Building 29
Corpus Christi, Texas 78417 *(Nueces County)*

320 Barnes Drive, Suite 106
San Marcos, Texas 78666 *(Hays County)*

9600 N. Mopac Expressway, Suite 800
Austin, Texas 78759 *(Travis County)*

22316 Grand Corner Drive, Suite 100
Katy, Texas 77494 *(Fort Bend County)*

2801 Network Boulevard, Suite 800
Frisco, Texas 75034 *(Collin County)*

MEET YOUR PROJECT TEAM

PROJECT MANAGER/PROJECT PRINCIPAL
JOSH CANUTESON, SR/WA, R/W-NAC



Frisco Office
972.499.7429
jcanuteson@cobbfendley.com

The team will be led by Mr. Canuteson, who will serve as the primary point-of-contact and liaison between the City of Edinburg and the CobbFendley team. He brings more than 19 years of experience with working throughout Central and South Texas and will quickly respond to project or scope requests. Mr. Canuteson's Project Management style is centered on communication and creating efficiencies. Therefore, all members of the project team, including City personnel, will be engaged and involved in significant decisions in a timely manner to keep the City's projects moving forward. In addition to meetings with the City, project communications will be in the form of bi-weekly updates outlining project progress, important decisions, needs from the Client, upcoming deliverables, and schedule.

Mr. Canuteson will also serve as the Project Principal. He will have the ultimate responsibility of dedicating appropriate CobbFendley personnel to the project and coordinating their availability, as well as overseeing compliance with the schedule and budget and adherence to the quality program.

CLIENT MANAGER HOMER BAZAN, JR., PE, LGPP



McAllen Office
956.803.3463
hbazan@cobbfendley.com

Mr. Bazan brings his expertise and local knowledge to the project team by serving as an advisor and resource for overall execution of assigned work. As a local project manager with CobbFendley's office located on McColl Road in McAllen, Mr. Bazan is easily accessible and available to respond to the City immediately when needed. As a long time resident of Edinburg, Mr. Bazan is committed to the community and has a personal interest in the success of the City's projects.

Leonel Garza Jr. & Associates, LLC (Garza & Associates) will support the team by providing **Real Estate Appraisal Services**. Mr. Garza has provided appraisals for highway and street expansions, water/sanitary pipelines, electric transmission lines, and drainage easements for local and government clients throughout South Texas, including projects with the City of Edinburg. Additionally, Garza & Associates is a certified HUB and DBE firm, allowing our team to meet HUB or DBE participation goals that may be required for a project.

Firm contact information is provided below.

Contact: Leonel Garza, III
Address: 1419 Dove Avenue, Suite #1,
McAllen, Texas 78504 *(Hidalgo County)*
Phone: 956.687.7295

ABILITIES & QUALIFICATIONS

As a ROW service provider, CobbFendley's in-house ROW professionals routinely coordinate with surveyors, prepare preliminary route studies, and work with design teams to more clearly define the City's ROW needs (reducing relocations

and unnecessary land acquisitions). Additionally, Cobbfendley manages the project appraisers, performs acquisition and relocation services, as well as coordinates with and assists legal consultants throughout the condemnation process. From the outset of the project, we will work with the City to develop and maintain objective and legally defendable acquisition procedures to expedite the schedule and reduce condemnations. CobbFendley's ROW team is experienced in all aspects of the ROW process and will diligently pursue completion of all required activities to achieve timely project delivery.

CobbFendley's ROW services include:

- Project/Contract Management
- Right-of-Entry (ROE)/Project Introductions
- Appraisal/Appraisal Review Management
- Escrow and Title Coordination Services
- Negotiation Services
- Relocation Assistance
- Eminent Domain/Condemnation Support

DEPTH OF RESOURCES. With dedicated staff in Central and South Texas and our local presence through our McAllen office, the CobbFendley team has the capacity and capability to perform ROW services for the City of Edinburg beginning immediately. **With CobbFendley's 23 ROW staff members, adequate staff will be available for the City's projects.** CobbFendley has a history of working with the City of Edinburg to fulfill unique requests and adhere to strict timelines. Our team has consistently upheld our reputation for meeting deadlines and successfully completing projects within the allocated budgets. The majority of the firm's business comes from repeat clients and is a direct result of client satisfaction.

UNIQUE QUALIFICATIONS. In addition to land acquisition and property management services, CobbFendley uses GIS technology for data integration and analytics, as well as for mapping and modeling various physical features. As a result, the City of Edinburg will have improved access and understanding of the data crucial to daily decision making and long-range planning, offering a comprehensive operational insight.

CobbFendley has employed multiple GIS technologies to build an internal, password protected web mapping application for our ROW department. This mapping application tracked the ROW parcel acquisition progress for Grand Parkway Segments F1, F2, and G, and Cornudas Pipeline projects, linking forms and other documentation to each parcel. Reporting and analysis tools are also included within the application to enable the user to perform basic analyses and reporting.

ABILITY TO MEET SCHEDULES

Our firm's size and ROW resources throughout the state of Texas offers the City an extensive resource pool of professionals with experience on a variety of ROW projects and challenges. **The size of our staff, along with our diverse capabilities and collaborative team approach, enables us to remain flexible in how we deliver services to our clients.** Our team meets weekly to discuss workload, upcoming tasks, and availability aiming to meet client goals while maximizing utilization. **We can efficiently manage projects of varying sizes by flexibly reallocating resources as needed.**

PROJECT SCHEDULING TECHNIQUES. CobbFendley strives to manage projects in a thorough manner that allows the project to progress smoothly and produce results that meet the expectations of the City and CobbFendley. Effective communication between the City, CobbFendley, and all affected parties is critical to the overall success of each project.

The CobbFendley team and the City of Edinburg will develop a milestone-driven schedule at the beginning of the project. Our Project Manager, Mr. Cantueson, will then assign the resources necessary to meet the project schedule. CobbFendley will conduct routine project meetings and issue schedule updates, as needed.

Mr. Canuteson will monitor the project budget in addition to the estimated cost of land acquisition. A weekly review of the project will facilitate compliance with the scope, schedule, and budget.

Our team uses scheduling and resource allocation programs, taking the following steps to successfully manage projects:

- Monitor the schedule and significant milestones early and frequently
- Take proactive steps when internal or external activities have an anticipated effect on project schedules or milestone deadlines
- Maintain early and continual communication within the team and with the City
- Discuss, in detail, progress and milestone completions as an important agenda item at all progress meetings

As a provider of specialty services, CobbFendley routinely partners with other firms to deliver successful projects throughout the State. Our approach to effective coordination with project teams centers on the following best practices:

- Designate one CobbFendley representative to act as the primary point-of-contact to the City
- Hold weekly internal status meetings to schedule and allocate appropriate resources to meet project schedule demands
- Identify potential obstacles and critical path functions early in the planning process and relay any potential impacts to the schedule to the City
- Effective use of internal meetings using Microsoft Teams, Zoom, email, and in-person attendance at meetings to convey all project-related materials and schedules

TEAM COMMITMENT AND AVAILABILITY. Our firm has a strong track record of professional, timely delivery of ROW projects on behalf of governmental entities.

Specifically, on behalf of TxDOT we managed North Tarrant Express (NTE) Segment 1 (113 total parcels) and NTE Segment 3A (48 total parcels), and Grand Parkway Segments F1, F2, and G (181 total parcels). NTE Segment 3A and Grand Parkway Segments F1, F2, and G were ongoing at the same time. As demonstrated by this experience, our firm is able to evaluate a project's needs, and adequately assign resources to achieve effective and timely delivery.

We are also accustomed to shifting responsibilities when the need arises to achieve successful project delivery. We have partnered with Garza & Associates, who will be beneficial and add value to this endeavor, and trust that their past experience will prove invaluable to the City of Edinburg. The availability of qualified, experienced personnel who can service the City's needs will not pose any challenges.

The individuals that make up our team are very familiar and experienced in working with the Uniform Act and other Federal and local policies and procedures in acquiring ROW. We also have many years of experience performing work for governmental entities across the state of Texas, particularly with the City of Edinburg.

SCHEDULE. The time needed depends on a variety of factors and is not always an easy answer. However, on an individual parcel basis, we would assume the following time-frames based on the corresponding factors:

- Landowner Notification – 1 day
- Title Report or Title Commitment – 15 days
- Appraisal – 15-30 days, depending on complexity
- Appraisal Review – 3 days
- Negotiation – 35 days to 3 months, closing could stretch out further depending on complexity of title curative
- Relocation – 3-6 months, depending on complexity
- File Closeout – 1 day

METHODOLOGY AND MANAGEMENT OF THE SCOPE OF SERVICES

As a ROW service provider, CobbFendley offers in-house staffing of ROW professionals, coordination with designers, coordination with surveyors, preliminary route studies, the ability to define ROW needs (reduce relocations and unnecessary land acquisitions), coordination with legal consultants for eminent domain actions, improved performance with acquisition, relocation and appraisal specialists, management of staffing requirements and utilization, and the development of objective and legally defendable acquisition procedures to expedite schedule and reduce condemnations. CobbFendley is experienced in all aspects of the ROW process and the management services required to complete acquisition.

The following ROW Acquisition Approach is based on our understanding of the City's RFQ. Further, it is assumed that all State and Federal law will be complied with, including the Code of Federal Regulations (CFR) Section 49, Part 24 Uniform Relocation Assistance and Real Property Acquisition Policies Act (the Uniform Act). Additionally, Chapter 21 of the Texas Property Code and all processes and procedures outlined by the City of Edinburg will be adhered to. City Forms will be utilized in all circumstances and any exceptions to policy would need written approval from City staff. It is also anticipated that all approvals (Valuations, Administrative Settlements, Relocation Supplements) will be received from the City.

Based on these assumptions, the following is the anticipated Scope of Work to be performed in order to achieve successful project delivery. The following details of the ROW acquisition approach describe the actual process that is followed on an individual parcel basis. It is unknown at this time the exact path that each parcel will take, but these methods will be followed in all circumstances.

LANDOWNER NOTIFICATION. Assignments will be initiated by reviewing the information provided by the City of Edinburg. Upon receipt of the Notice to Proceed, our efforts will begin with a kickoff meeting to discuss the specifics of the project. We will commence our efforts immediately following the kickoff meeting.

The initial work will consist of establishing the status report(s) and a property owner contact list. The property owner contact list will be utilized in the subsequent preparation of initial notice letters notifying the property owners of the project. Within the Notice Letter packages, a letter identifying the project, a depiction of their property to be acquired, and the Landowner's Bill of Rights will be enclosed. Each package will be sent by Certified Mail Return Receipt Requested (CMRRR) to the property owner's address according to the tax rolls and confirmed by title commitments or limited title sheets.

The property owner contact list will be continually updated as relevant information pertaining to each owner is obtained. In addition to the electronic parcel files, hard copy files with appropriate tabs will be created as working files for the project. As documents are created and sent to property owners, or as documents are received, they will be placed in the primary project files in the project office. Records of all correspondence or contact with the property owners and records of all payments will be included in the working file, as well as scanned into the electronic parcel files.

TITLE. Upon commencement of our efforts, we will reach out to Rio Grande Title Co. and obtain title commitments for all parcels requiring a title policy. Should a title policy not be required, we would have the title company provide an Abstractor Certificate or Limited Title Sheet. Further, we have in-house personnel at CobbFendley with a long history of performing title services. Several of our agents have worked for title companies as escrow agents or title examiners. For any conflicting encumbrance, we will develop a title curative plan that will identify the method for clearing up that item.

To the extent possible, we will proceed with these title curative methods as soon as we are able. For instance, identifying heirs of a deceased person listed on Schedule A of the title commitment can

begin immediately while securing a signed Lien Release is typically not possible until an agreement is in place and the property owner grants permission to contact their lender. We intend to be proactive in preparing the necessary title curative documents and when feasible, that will take place prior to the initiation of negotiations. Upon receipt of the commitment or Title Sheet and our review of each item included, we will also forward it to the Appraiser for their use in preparation of their report.

APPRAISAL & APPRAISAL REVIEW. Once the Initial Notice Letters have been provided to property owners, a Notice to Proceed (NTP) will be issued for each parcel. Once the NTP has been received by the Appraiser, they will begin their own attempts to contact the landowner.

This contact is necessary to: 1) provide the owner an opportunity to accompany the Appraiser on their inspection of the property; and to 2) allow the owner to provide any information they may deem relevant to the valuation of the property, or that could be beneficial to the project. Simultaneously, with this contact effort, the Appraiser will begin compiling sales comparables and other relevant information that can be considered in their reports.

As contact with the property owners is completed, the Appraiser will schedule appraisal inspections of each parcel. These inspections will be coordinated with the Relocation Agent and Negotiation Agent in order to properly classify real property and personal property in the appraisal report.

Upon completion of the inspection and development of the value, the Appraiser will submit their final appraisal report. The Appraiser will perform their own QA/QC review of each appraisal report prior to submission to the City. Upon approval of the Appraisal Report by the City of Edinburg, the negotiations with each property owner will begin.

Should Review Appraisal services be necessary, this is the process that would be followed. Upon completion of each Appraisal Report, the Review Appraiser will review each appraisal report to ensure consistency of values across the reports, that proper supporting documentation was provided for the conclusion reached, and that each one is in compliance with City policies and procedures as well as the Uniform Standards of Professional Appraisal Practice (USPAP). Comments will be provided to the Appraiser by the Review Appraiser for correction. Additionally, the Review Appraiser will complete a Tabulation of Values for each parcel. The Tabulation of Values provides relevant information from each appraisal report in a sort of Executive Summary format. Further, it identifies any Bisected improvements (Category I or II) as well as the retention value for each affected improvement. Upon completion of the Tabulation of Values and review of the Appraisal Report as well as any corrections necessitated by the comments from the Review Appraiser, both will be provided to the City for an administrative review and approval.

NEGOTIATION. Upon approval of the Appraisal Report, it will be provided to the Negotiation Agent for an additional analysis, to confirm the City of Edinburg's approved value. The Negotiation Agent will then prepare an offer package for each parcel utilizing City forms, consisting of the following documents at a minimum:

- Offer Letter
- Landowners' Bill of Rights and Right to Repurchase
- Landowners' Bill of Rights Receipt
- Conveyance Document(s) with Metes and Bounds and Parcel Sketch
- Texas Real Estate Commission Information About Brokerage Services
- Appraisal
- Acknowledgment of Receipt of Appraisal Report
- Return Envelope

Upon completion of each offer package and proper QA/QC, the Negotiation Agent will contact the property owner to confirm we have the correct contact information. Following this confirmation, each offer package will be sent by CMRRR to the appropriate landowner.

At the same time that the offer package is being sent, the Negotiation Agent will seek to meet face-to-face (or virtually upon request by property owner) as soon as possible with the landowner in order to explain the documents contained in the offer package. As the Negotiation Agent contacts the landowners, they will maintain Negotiator's Reports for each parcel and document all contacts. Additionally, any document generated or received will be maintained in the working files and placed in the parcel folder. The Negotiation Agent will work closely with the property owner on formulating their response within the required time-frame, or will assist them in submitting an extension request.

Should a property owner not agree with the value determination of the Appraiser, they will be given the opportunity to present a counter offer to the City for consideration. The Negotiation Agent will assist them in the submission of the counter offer and will offer them clarification on items that may have been included but have been deemed non-compensable. Each counter offer will be submitted to the City, and will include a cover letter with a summarization of the differences between the offer and the counter, as well as a recommendation as to whether or not the City should accept the counter offer.

If a property owner's counter offer is approved by the City, or if the landowner accepts the City's offer for the property, the Negotiation Agent will coordinate with the property owner to obtain the executed conveyance documents. Each of our Negotiation Agents are commissioned Notary Publics and may notarize the documents for the landowner. We also have the ability to perform Remote Online Notarizations for any necessary conveyance documents. Once the executed documents have been received, the Title and Negotiation Agents will cure any remaining title issues that were not previously resolved.

CLOSING. Upon resolution of the remaining title issues, a payment request will be prepared and submitted to the City of Edinburg

containing the necessary documents. The City will then proceed with the issuance of a check in the amount agreed. This check will be picked up by the project team and provided to the title company in support of preparing the required closing documents. In the instances where a title policy is not being obtained, we will contact the landowner to coordinate delivery of the check and to complete the pre-closing inspection report.

Once all closing documents have been prepared, a closing will be scheduled for each parcel. The Negotiation Agent will perform closing services in conjunction with the title company. Once the closing has been completed, the conveyance documents shall be recorded in the Hidalgo County Real Property Records. The final title policy and the closing statement originals will then be provided to the Negotiation Agent, along with the recorded conveyance documents. The Negotiation Agent will confirm that no exceptions are shown on the final title policy that were not previously approved by the City. The Negotiation Agent will provide these documents to the City to support payment of the title company's closing fees. We will then confirm that all parcel documents are located in the original parcel file, and submit the closed file paperwork to the City.

ENGAGING CITY STAFF AND STAKEHOLDERS

A cornerstone of our high quality, value-conscious approach is to establish and maintain effective communication not only within the project team but also with stakeholders who are interested in the project. CobbFendley develops a detailed communication strategy implemented as part of our overall delivery plan in close coordination with the City. Timely and consistent communication keeps the project on track and allows all parties to quickly and easily manage inevitable changes that may develop.

Additionally, CobbFendley has hosted many open houses and public meetings. If a project is determined to require input from the public, CobbFendley will work with the City and Design Engineer to prepare materials, provide presentations, and be present to explain the project to the attendees and listen to and record feedback of their concerns. Following public input, the CobbFendley team will assemble the comments and will coordinate with the City to determine the action required, if any, to address feedback. The public's concern/input will be balanced with the City's intent for the project to provide a coordinated approach to the project.

QA/QC PROCESS

CobbFendley is fully committed to delivering quality on every project. To that end, a Quality Control (QC) plan will be established for the firm to use on each project. The objective of CobbFendley's QC Plan is to deliver work products that conform to the project's goals and objectives as defined by the City. QC reviewers are identified at the project inception and integrated into the production process. Ongoing quality reviews are routinely performed and formal quality reviews are performed prior to every project milestone deliverable. Formal quality reviews are performed prior to every project milestone deliverable. In addition, the Plan establishes the control process guidelines used for quality evaluation and measurement. These guidelines include:

- The process for document review, detail checking, and comment resolution
- The specific project requirements
- Document technical quality
- Clients' established budget

Josh Canuteson, SR/WA, R/W-NAC, will lead the QA/QC review efforts for this project. He will ensure that every submittal to the City of Edinburg has been thoroughly reviewed for technical accuracy, adherence to standards and requirements, and to confirm that a high quality deliverable is being provided. A fully documented QA/QC review process will be implemented at the start of each project as part of our Project Management Plan.

SCHUNIOR ROAD DETENTION POND
CITY OF EDINBURG, TEXAS

PROJECT DESCRIPTION

CobbFendley provided ROW services for the acquisition of one parcel from the Rio Grande Bible Institute in Edinburg, Texas. This project was unique in that it left an interior remainder that the property owner could utilize while providing the City with the required parcel. An access easement across the property that the City of Edinburg acquired was reserved for the Bible Institute so that they could access their interior tract. Services included negotiation, title curative, and closing support.



SERVICES PROVIDED
Negotiation
Title Coordination
Closing/Escrow

PROJECT DETAILS	
Year Completed	2022

OWNER REFERENCE CONTACT

Roberto Hernandez
City of Edinburg
956.388.8211
rohernandez@cityofedinburg.com

WASTEWATER TREATMENT PLANT ACQUISITION
CITY OF EDINBURG, TEXAS

PROJECT DESCRIPTION

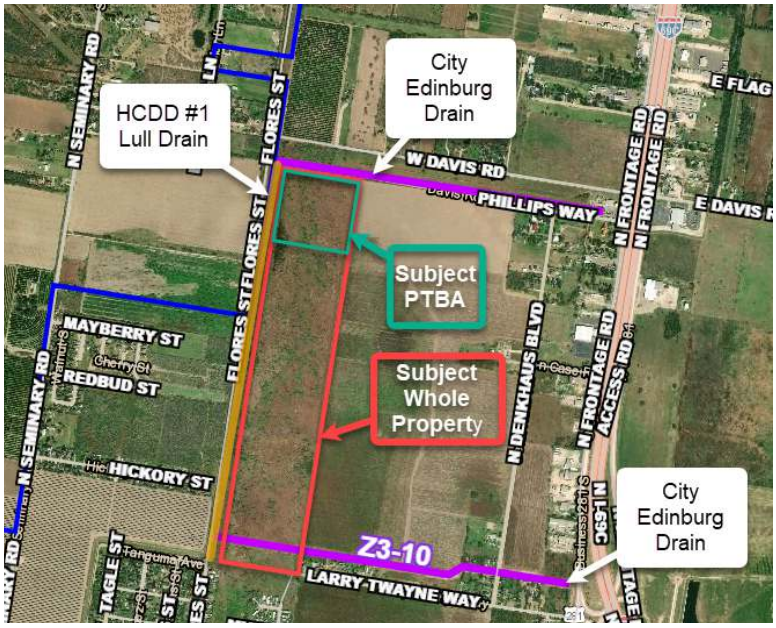
The project involved the acquisition of a 16.081 acre portion of a 112-acre tract. After initiating discussions with the landowner, it was requested that the City of Edinburg purchase the entire 112-acre tract. CobbFendley consulted with the City and determined that the entire tract could be used, so we facilitated the purchase of the entire property. This provided the City with additional area at a reasonable amount that can be used for a variety of purposes. Services included negotiation, title curative and closing support.

SERVICES PROVIDED
Negotiation
Title Coordination
Closing/Escrow

PROJECT DETAILS	
Year Completed	2022

OWNER REFERENCE CONTACT

Gerardo Carmona
City of Edinburg
956.388.8212
gcarmona@cityofedinburg.com



HILLCREST VOLUNTARY BUYOUT PROGRAM

PORT OF CORPUS CHRISTI AUTHORITY | CORPUS CHRISTI, TEXAS



PROJECT DESCRIPTION

The Hillcrest and Coles neighborhoods were adversely impacted by the TxDOT Harbor Bridge Project and through a Civil Rights claim, and were granted a voluntary buyout program through a 2-party and 4-party agreement between FHWA and TxDOT. **CobbFendley served as the Acquisition Manager and negotiated 128 of the parcel acquisitions. CobbFendley's Acquisition Manager was present in the project office and managed the appraisal, title coordination/escrow, and all other acquisition/negotiation aspects of the client's end program until our involvement with the project ended upon substantial completion of our acquisition activities.**

Throughout our time working on the project, the team became intimately familiar with the desires and needs of the property owners within the neighborhood. Since it was a voluntary buyout program, it was vital that all issues be resolved (i.e. compensation, title, replacement housing). **CobbFendley's team diligently pursued getting to know the owners and working with them to achieve an amicable acquisition of their property.** We worked very closely with the owners to resolve any outstanding title issues so that their properties could be purchased. At all times, we sought to be a strong contributor to the project team and to comply with the guidelines set forth by the Port of Corpus Christi Authority, TxDOT, and FHWA. Often, the owners would stop in and visit with our Acquisition Manager to fill him in on the state of the neighborhood, and he became a trusted part of their community.

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Appraisal

PROJECT DETAILS	
Year Completed	2019

OWNER REFERENCE CONTACT

Sam Esquivel
Port of Corpus Christi Authority
361.885.6140
sam@pocca.com

In the early stages of the project, CobbFendley provided input into the overall acquisition plan that was put in place by the Port of Corpus Christi Authority. Knowledge of the Uniform Relocation Assistance Act (URA) was necessary to properly craft the program's guidelines and procedures and our input was valuable in this endeavor. Funds from TxDOT and the Port of Corpus Christi Authority were involved in the project. As such, accurate tracking of the allocation of funds was necessary to allow for accurate reporting to both public agencies. Further, we worked closely with the Relocation Manager to monitor the benefits that the owners/displacees received in order to eliminate the duplication of benefits between the acquisition and relocation aspects.

One challenge that we encountered on this project was the delivery of appraisal reports. When the project first began, CobbFendley was tasked with identifying appraisal firms that could meet the established deadlines. As is common on many ROW projects, delivery of appraisals in a timely manner became a struggle. **Through our time in the industry and the relationships with appraisal firms that we have built, we were able to seamlessly reassign some of the workload to allow for successful delivery of the outstanding appraisals. We maintained consistent values amongst the project appraisal team by establishing regular communication between the different appraisal firms and continually reminding them of the need for consistency.**

An additional challenge was the state of the title on many of the properties to be purchased. Many of the homes in the neighborhood were passed down from parents to their child without a will or deed. **With our knowledge of title clearance and our relationships with the title companies on the project, we were able to diligently pursue the necessary documents to allow the owners to convey clear title.** This was highly rewarding as it allowed the owners to participate in the program and to receive the compensation and benefits that they were entitled to.

CORNUDAS PIPELINE
EL PASO WATER UTILITIES | EL PASO, TEXAS



PROJECT DESCRIPTION

The El Paso Water Utilities – Public Service Board (EPWater) selected CobbFendley to provide services required for the acquisition of ROW (easements) for an 81-mile pipeline from east El Paso in El Paso County to the Hudspeth/Culberson County line. The pipeline, once constructed, will carry water from Dell City to Clint, Texas. **Our efforts included land surveying and acquisition of impacted parcels for three segments of water pipeline, GIS mapping, and preparation of a due diligence report for 103 previously acquired easements, as well as project administration. Our team identified and established ownership and ROE for 272 individual parcels impacted by the proposed pipeline, and created and maintained a database detailing the attributes of each individual parcel including ownership, deed history, legal description, parent tract identification, title research, and tax information.** Using the established ownership information, CobbFendley provided acquisition services for 167 parcels and land rights for 3 segments of water pipeline.

To support acquisition efforts, our survey team prepared an existing property line base map from all parcels affected by the new waterline easement based on deed/plat research and on-the-ground boundary ties. A parcel plat and legal description was prepared for each of the 167 easement locations as well as a set of ROW maps for the entire 181-mile corridor.

Our ability to form a single team capable of delivering GIS, survey, and acquisition services allowed us to immediately allocate internal staff and resources to address and resolve project challenges, and streamline communication both internally and with the client.

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow

PROJECT DETAILS	
Year Completed	2021

OWNER REFERENCE CONTACT

Alma De Anda
El Paso Water Utilities
915.594.5513
adeanda@epwater.org





GRAND PARKWAY (SH 99) SEGMENTS F1, F2, G, H, I-1 & I-2

TXDOT HOUSTON DISTRICT | CHAMBERS, HARRIS, MONTGOMERY, & LIBERTY COUNTIES, TEXAS



PROJECT DESCRIPTION

SEGMENTS F1, F2, & G. CobbFendley provided Utility Coordination, Utility Design, Surveying, Subsurface Utility Engineering, and ROW Acquisition for Segments F1, F2 and G of the Grand Parkway State Highway 99, a $1.04 billion design-build-maintain-operate contract for 37 miles of Grand Parkway north of Houston, Texas. As the ROW and surveying consultant, CobbFendley oversaw the development of mapping for approximately 500 parcels, as well as 37 miles of ROW recovery and verification. CobbFendley was responsible for the acquisition of 181 parcels and easements on this fast-tracked project to expedite the construction of the Grand Parkway. **While navigating multiple review agencies for approvals and multiple consultants, stringent milestone goals were met, allowing for successful and timely delivery of the project.** Throughout the ROW process CobbFendley maintained continual communication and coordination with the Developer (Zachry-Odebrecht), and TxDOT.

SEGMENTS H, I-1 & I-2. As a result of our work on Segments F1, F2, & G, CobbFendley was contracted to provide additional ROW services for Segments H, I-1, and I-2 from IH 69 to FM 686. This part of the development is an $855 million design-build construction contract for 52.8 miles of the Grand Parkway loop, spanning Chambers, Harris, Liberty and Montgomery Counties.

CobbFendley was responsible for the acquisition of approximately 90 parcels, as well as 70 relocations. **This project required stringent inner office quality control and assurance. Therefore, all paperwork was pushed through a three-tier review process. Clear communication and purpose-driven collaboration with the developer, Grand Parkway Infrastructure, and TxDOT is paramount. Throughout the ROW process, CobbFendley provided real-time status updates, which helped the project stay on schedule and on budget. There was a tight schedule for gaining possession of the parcels, but CobbFendley was able to meet scheduled milestones and goals.** CobbFendley faced a multitude of adversities to reach these goals, including:

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Appraisal
Relocation Assistance

PROJECT DETAILS	
Year Completed	2022

OWNER REFERENCE CONTACT

Thien Nguyen, PE
TxDOT Houston District
713.802.5745
thien.q.nguyen@txdot.gov

1. **Negative community perspectives.** CobbFendley provided one-on-one attention to each landowner using minimal industry jargon, giving them the insight and information needed to re-examine their perspective.
2. **Design changes.** CobbFendley was still able to provide expedient and quality work when tasked with unpredicted design changes.
3. **Title curative.** Our agents provided several solutions to title issues that would have normally created a condemnation situation, saving the developer time and money.

BELL BOULEVARD REALIGNMENT
CITY OF CEDAR PARK, TEXAS | CEDAR PARK, TEXAS

PROJECT DESCRIPTION

The City of Cedar Park, in cooperation with TxDOT, is planning to move the current Bell Boulevard (US 183) roadway east onto the full extent of Old Highway 183 from Cedar Park Drive to south of Buttercup Creek Boulevard in Cedar Park. The new roadway will be a four-lane divided roadway that will include a raised median with turn lanes at intersections and driveways. The project will also include lighting and pedestrian and bicycle paths. The City of Cedar Park is funding this realignment as part of the Destination Bell Boulevard. CobbFendley has acquired the additional ROW and easements needed for the realignment in accordance with TxDOT procedures.

Additionally, CobbFendley provided relocation assistance for five non-residential displacees in compliance with the Uniform Act. CobbFendley also facilitated the transfer of the existing ROW from TxDOT to the City of Cedar Park. The transfer was a challenging endeavor due to the State's transfer process, with approval required from multiple agencies and it being ultimately signed by the Governor. CobbFendley had to work with the City and TxDOT to progress the transfer in advance of substantial completion of the roadway in order to try and meet the City's established deadlines.

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Relocation Assistance

PROJECT DETAILS	
Year Completed	2024

OWNER REFERENCE CONTACT

Chris Brickey, PE
City of Cedar Park
512.401.5351
chris.brickey@cedarparktexas.gov

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Appraisal
Relocation Assistance
Condemnation Support

PROJECT DETAILS	
Year Completed	2020

OWNER REFERENCE CONTACT

Scott Young, PE
Public Werks/Cibolo Turnpike
214.909.7901
syoung@publicwerks.com

CIBOLO PARKWAY EXTENSION
CIBOLO TURNPIKE, LP | CIBOLO, TEXAS

PROJECT DESCRIPTION

CobbFendley provided ROW services for this project, which included the acquisition of 55 parcels and 10 residential relocations for the creation of Cibolo Parkway, a privately funded, new toll road facility in Cibolo, Texas.

CobbFendley's services included project administration, market study, appraisals, negotiation, title curative, closing, relocation assistance, and condemnation support.



STEIN FALLS WASTEWATER IMPROVEMENTS
GUADALUPE-BLANCO RIVER AUTHORITY | GUADALUPE COUNTY, TEXAS

PROJECT DESCRIPTION

CobbFendley provided ROW services for the acquisition of land and easements for approximately 43 parcels in Guadalupe County for the construction of a lift station and wastewater collection system for the Stein Falls Collection Capital Improvement Project.

The Stein Falls Wastewater Reclamation System serves the River Bend, Lakeview Heights, and Southbank subdivisions in Guadalupe County. The area west of the Guadalupe River between New Braunfels and Seguin was seeing rapid growth in existing subdivisions and increased interest from the developer community, resulting in many new wastewater service agreements and others forthcoming. This facilitated the need to acquire easements and land to align with the Authority's Master Plan and provide ample service to the new developments and residents.

CobbFendley provided project management, negotiation, title curative services, appraisal services and closing services.



SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Appraisal

PROJECT DETAILS	
Year Completed	2021

OWNER REFERENCE CONTACT

Charlie Hickman, PE
Guadalupe-Blanco River Authority
830.379.5822
chickman@gbra.org

WOMAN HOLLERING CREEK WASTEWATER LINE
CITY OF SCHERTZ | CITY OF SCHERTZ, TEXAS

SERVICES PROVIDED
Project Management/Admin.
Negotiation
Title Coordination
Closing/Escrow
Condemnation Support

PROJECT DETAILS	
Year Completed	2020

OWNER REFERENCE CONTACT

Kathy Woodlee, PE
City of Schertz
210.619.1800
kwoodlee@schertz.com

PROJECT DESCRIPTION

CobbFendley was responsible for the acquisition of 26 easements for wastewater facility improvements along Woman Hollering Creek in Schertz, Texas. The Woman Hollering Creek wastewater improvements include the installation of a 30-inch gravity wastewater line from the existing lift station at the Sedona/Crossvine Subdivision at FM1518 near the Woman Hollering Creek Lift Station, then along the creek approximately 11,500 feet to the intersection of Woman Hollering Creek and IH-10.

The project also included the design and construction of a new lift station and approximately 6,000 linear feet of force main from the new lift station to the proposed Cibolo Creek Municipal Authority (CCMA) wastewater treatment plant. ROW services for this project included project management, negotiation, title curative, closing, and condemnation support.



MCHARD ROAD
CITY OF PEARLAND | CITY OF PEARLAND, TEXAS

PROJECT DESCRIPTION

This project required the acquisition of 75 parcels for new alignment of McHard Road from Cullen Boulevard to Mykawa Road. There were 10 residential displacees, 1 business displacee, and 2 personal property displacees. This project was performed on behalf of the City of Pearland but with TxDOT oversight and involvement. All submittals requiring approvals were submitted to the City and TxDOT concurrently. CobbFendley also assisted the City in securing reimbursement from TxDOT according to their level of participation. The project goals included:

- Providing land for the construction of 3.5 miles of four-lane divided concrete roadway with curb and gutter, landscaped medians, irrigation, Drainage and detention ponds and five signalized intersections including the widening of intersecting roads for left-turn bays within a 120-foot ROW
- Installing bike trails and sidewalks with pedestrian ramps
- Improving connectivity along North-South roadways between Cullen Boulevard and Mykawa Road
- Improving the local transportation network overall



SERVICES PROVIDED

- Project Management/Admin.
- Negotiation
- Title Coordination
- Closing/Escrow
- Relocation Assistance
- Condemnation Support

PROJECT DETAILS

Year Completed 2019

OWNER REFERENCE CONTACT

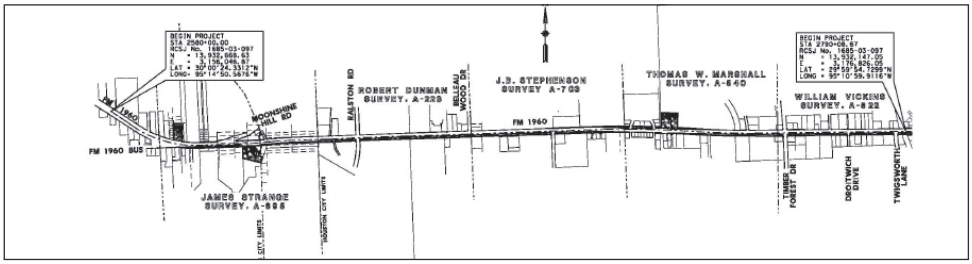
Anthony Vu
City of Pearland
281.652.1794
avu@pearlandtx.gov

FM 1960
TXDOT HOUSTON DISTRICT | HUMBLE, TEXAS

PROJECT DESCRIPTION

CobbFendley was responsible for the acquisition of 40 parcels and 18 business relocations for the widening of FM 1960 from five to six lanes, from BF 1960A near the Eastex Freeway, to just east of Twigsworth Lane in Atascocita on behalf of the TxDOT Houston District. Many of the parcels on this project necessitated land plans to cure parking/setback/circuity issues. Many of the displacees were voluntary displacees, which required increased communication with the landowners and tenants to appropriately relay the impact the acquisition has on the remainder property. The project goals included:

- Resurfacing the entire length of BF 1960A
- Constructing 14 foot raised median, with left turn bays at intersections from Lee Road to FM 1960 East of Humble
- Implementing intersection improvements at Kenswick Drive
- Implementing drainage improvements
- Installing sidewalks



SERVICES PROVIDED

- Project Management/Admin.
- Negotiation
- Title Coordination
- Closing/Escrow
- Relocation Assistance
- Condemnation Support

PROJECT DETAILS

Year Completed 2022

OWNER REFERENCE CONTACT

Colan Dishman
TxDOT Houston District
713.802.5704
colan.dishman@txdot.gov

SH 146 WIDENING
TXDOT HOUSTON DISTRICT | SEABROOK, TEXAS

PROJECT DESCRIPTION

CobbFendley provided ROW services for the acquisition of approximately 100 parcels and relocation of 68 businesses for the widening of SH 146 in Seabrook, Texas. The project limits are from Red Bluff Road to the Harris County/Galveston County Line.

This project was performed on behalf of the City of Seabrook. Negotiation of parcels with property owners is being completed in full compliance with SB 18, Property Codes and Statutes, and Uniform Act of 1970 standards.



SERVICES PROVIDED
Project Management/Admin.
Negotiation Services
Title Coordination
Closing/Escrow
Relocation Assistance
Condemnation Support

PROJECT DETAILS	
Year Completed	2022

OWNER REFERENCE CONTACT

Elizabeth Martin
TxDOT Houston District
713.802.5710
elizabeth.martin@txdot.gov

Organizational Chart

City of Edinburg

(*) Bilingual in Spanish/English

CLIENT MANAGER



Homer Bazan, Jr., PE, LGPP
PE, Texas No. 73741

PROJECT MANAGER/PRINCIPAL



Josh Canuteson, SR/WA, R/W-NAC
TREC Broker License No. 0559898

APPRAISAL / REVIEW SERVICES	NEGOTIATION / ESCROW, & TITLE	ADMINISTRATIVE SUPPORT
Leonel Garza, III	Josh Canuteson, SR/WA, R/W-NAC	Alina Karami *
	Robert Duran, SR/WA, R/W-NAC, R/W-NAC *	Julia Mock
	Diane Molina, R/W-NAC	Jocelyn Sandoval *
	Abel Garcia, R/W-NAC, SR/WA	
	Judson 'Jud' Clark	
	Alexis 'Lex' Vanzura	
	Cullen Eastland, RWA-TN	

LAND ACQUISITION EXPERIENCE

CobbFendley's ROW Department has a wide variety of experience, both in terms of the type of project and in terms of the makeup of the project area. Over the course of our history providing acquisition services on just about every type of project, we have developed an understanding of the subtle nuances in dealing with landowners from each type of geographical area. Our Agents are able to connect and communicate effectively with owners with varying levels of sophistication. Each of their concerns are valid and must be addressed in a professional manner, no matter how small they may seem to an outside party.



JOSH CANUTESON, SR/WA, R/W-NAC

PROJECT PRINCIPAL

YEARS OF EXPERIENCE

19

EDUCATION

BS, Economics, Texas A&M University, 2005

LICENSES AND CERTIFICATIONS

Real Estate Broker License, Texas, No. 0559898

Senior Right-of-Way Professional (SR/WA), No. 6438

Negotiation Certification (R/W-NAC)

STRENGTHS AND QUALIFICATIONS

Mr. Canuteson has 19 years of experience providing ROW services on a variety of types of projects for a wide array of clientele. Throughout his time in the ROW industry, he has provided services in the areas of project management, negotiation, title research/curative, closing support, relocation, and condemnation support. Mr. Canuteson has demonstrated excellent technical, analytical, and communication skills throughout his career. He strives to find innovative and proficient ways of achieving the client's desired objectives in a timely and efficient manner with a results-oriented focus. As Project Principal, Mr. Canuteson will utilize his extensive experience to provide guidance to project teams ensuring contract compliance, timely delivery on the scope, adherence to project budgets and schedule, as well as appropriate resource allocation.

Schunior Road Detention Pond, City of Edinburg, Texas. Mr. Canuteson served as the *Project Manager* for this project, which consisted of an acquisition for a detention pond needed by the City of Edinburg.

Wastewater Treatment Plant, City of Edinburg, Texas. Mr. Canuteson served as the *Project Manager* for this project, which consisted of an acquisition for a new wastewater treatment plant needed by the City of Edinburg.

Hillcrest Voluntary Buyout Program, Port of Corpus Christi Authority, Corpus Christi, Texas. Mr. Canuteson served as the *Project Principal* for this project, which consisted of a voluntary buyout program in support of the TxDOT Harbor Bridge Project. The Hillcrest and Coles neighborhoods were adversely impacted by the Bridge Project and through a Civil Rights claim, were granted a voluntary buyout program through a two-party and four-party agreement between FHWA and TxDOT. CobbFendley's role was to be the Acquisition Manager and to negotiate the majority of the parcel acquisitions. Mr. Canuteson provided project management support.

FM 1960, TxDOT Houston District, Humble, Texas. Mr. Canuteson served as the *Project Manager* for this project, which consisted of the acquisition of 40 parcels and 18 business relocations for the widening of FM 1960 from BF 1960A to East of Twigsworth Lane in Humble, Texas. In addition to serving as the Project Manager, he has provided services in the areas of appraisal coordination, negotiation, title curative, closing, and condemnation support.

Woman Hollering Creek Wastewater Line, City of Schertz, Texas. Mr. Canuteson serves as *Project Principal* for this project, which consists of the acquisition of 26 easements for wastewater facilities along Woman Hollering Creek in Schertz, Texas. He has provided support in the areas of project management, appraisal coordination, and negotiation.

McHard Road, City of Pearland, Texas. Mr. Canuteson served as the *Project Manager* for this project, which consisted of the acquisition of 75 parcels for mostly new alignment of McHard Road from Cullen Boulevard to Mykawa Road. Additionally, there are 10 residential displacees and one business displacee. In addition to serving as the Project Manager, he provided services in the areas of appraisal coordination, negotiation, title curative, closing, and condemnation support.

Rosenberg Water Transmission Line, Brazosport Water Authority, Fort Bend County, Texas. Mr. Canuteson served as the *Project Manager* for this project, which consisted of the acquisition of 80 easements for water transmission facilities to serve the City of Rosenberg. In addition to serving as Project Manager, he provided support in the areas of appraisal coordination, negotiation, title curative, closing, and condemnation.

US 62, TxDOT El Paso District, El Paso County, Texas. Mr. Canuteson served as *Project Principal* providing oversight of the ROW team responsible for acquiring 69 parcels for widening US 62 from Global Reach Drive to FM 659 (Zaragoza Rd) in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

Cibolo Parkway, Cibolo Turnpike LP, Cibolo, Texas. Mr. Canuteson serves as the *Project Principal* for this project, which consists of the acquisition of approximately 55 parcels and 10 relocations for the creation of Cibolo Parkway, a privately funded, new toll road facility in Cibolo, Texas. He has provided project management support and has overseen the development of a project cost estimate.



HOMER BAZAN, JR., PE, LGPP

CLIENT MANAGER

As Client Manager, Mr. Bazan will offer his expertise and local knowledge to the project team by serving as an advisor and resource for overall execution of assigned work.

YEARS OF EXPERIENCE

38

EDUCATION

BS, Civil Engineering, University of Texas at Austin, 1986

LICENSES AND CERTIFICATIONS

Professional Engineer, Texas, No. 73741

STRENGTHS AND QUALIFICATIONS

Mr. Bazan has 38 years of experience in project planning and execution, with 33 of them with TxDOT in the Pharr District. He worked in a variety of areas, including: District Design Section, District Traffic Section, the Pharr Area Office, District Advance Planning Section, as District Design Manager where he oversaw the management of the Central Design Section, and finally as the District's Transportation Planning and Development (TP&D) Director. Mr. Bazan is an Edinburg resident who is dedicated to the community and will be engaged in the success of each work assignment.

Jackson Avenue Drainage Improvements, City of Harlingen, Texas. As *Project Manager*, Mr. Bazan is leading the team on improving the storm sewer infrastructure in a flood-prone area of downtown Harlingen. New inlets and storm sewer laterals are being proposed to replace undersized drainage elements. Careful consideration is being given on the impact to utilities and impacts to existing businesses. In order to achieve a tight deadline, he is coordinating as frequently as possible with city staff to ensure the plans reflect what the city needs and desires.

Various Professional Engineering Services On-Call Contracts, Rio Grande Valley, Texas. As *Project Manager*, Mr. Bazan currently serves on several On-Call contracts for local municipalities in the Rio Grande Valley, including the City of Pharr, City of Harlingen, City of Mission, City of Edinburg, Hidalgo County and the Hidalgo County Drainage District No. 1. He demonstrates excellence in overseeing contract compliance, work scope, budget, and schedule requirements are achieved. He has the ability to oversee and effectively manage subconsultants performing engineering, procurement, construction, and operation activities. Mr. Bazan demonstrates his innovative thinking and strong technical, managerial and analytical skills by identifying when project requirements exceed technical skills or manpower capacity, and develops/implements corrective action plans that often include the recruiting and hiring of new staff. Mr. Bazan is committed to the protection of employees, contractors, client personnel and the public from hazardous conditions and practices.

Shary Road (FM 494), TxDOT - Pharr District, Hidalgo County, Texas. As *Project Manager*, Mr. Bazan led the roadway team and sealed the design plans for this roadway expansion from an existing two-lane rural roadway to a four-lane curb-and-gutter urban roadway. He developed plan and profile sheets which established the roadway's proposed horizontal and vertical profile, confirming that the design cross-sections accommodated the existing terrain of the area. He also developed the drainage area map which documented the storm water runoff that was required to be accommodated by the project based on the design frequency per TxDOT's Hydraulics Manual. Mr. Bazan designed the proposed storm drain system, including the pipe drainage outfall which carried the runoff over a mile away from the project to the nearest drainage ditch. He developed all the utility and drainage sheets which described all the utilities located within the State ROW and indicated all the utility conflicts that needed to be addressed per the roadway and hydraulic design. He designed the traffic control plan which helped accommodate traffic in the construction phase, and developed all the estimate and quantity sheets which reflected all the bid items needed on the project.

US 83 Expressway 6-Lane Schematic (FM 2220 Ware Road to FM 1016 Conway Avenue), TxDOT - Pharr District, Hidalgo County, Texas. As *Project Manager*, Mr. Bazan developed the five-mile long schematic for upgrading the existing four-lane rural expressway to a six-lane urban expressway. He was responsible for developing the horizontal and vertical alignments for the main lanes, frontage roads and ramps, utilizing the appropriate design speed. He employed "desirable" criteria whenever possible and upgraded the rural frontage roads to urban curb-and-gutter facilities. Mr. Bazan reversed the ramps from an existing "diamond" ramp configuration to "X" ramp configuration to maximize access to frontage roads and minimize frontage road traffic at intersections. He developed all proposed typical sections for the main lanes, frontage roads, ramps, and cross-streets. He created cross-street schematics tying into US 83. He determined the overpass bridge span lengths for each overpass based on whether the cross-street would ultimately require four or six lanes. He also developed the proposed striping for all roadways and the large freeway guide signs.



ROBERT DURAN, SR/WA, R/W-NAC, R/W-NAC

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

32

EDUCATION

BBA, Management, University of Texas at Arlington, 1980

LICENSES AND CERTIFICATIONS

Real Estate Broker License, Texas, No. 0425760

Senior Right-of-Way Professional (SR/WA), No. 5585

Relocation Certification (R/W-RAC)

Negotiation Certification (R/W-NAC)

Notary Public, State of Texas

STRENGTHS AND QUALIFICATIONS

Mr. Duran has 32 years of experience offering ROW services, specifically in the areas of project management, negotiation, relocation, property management, title research and procurement, and ROW cost estimates. He also has experience coordinating due diligence studies for ROEs and procurement, and negotiating fee and easement interests for clients such as TxDOT and various cities and counties in the Texas area.

Mr. Duran is bilingual in Spanish/English.

US 62, TxDOT El Paso District, El Paso County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 69 parcels for widening US 62 from Global Reach Drive to FM 659 (Zaragoza Rd) in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support. Mr. Duran also assisted with bilingual Owners.

TXDOT FM 1385, Pilot Point, Denton County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 126 parcels for widening FM 1385 from US 380 to FM 455 in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT US 380, Frisco, Collin County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 19 parcels for widening US 380 from Denton/Collin County Line to East of SH 289 in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT IH 45, Ennis, Ellis County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 42 parcels for widening IH 45 from SH 34 to FM 85 in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT SH 121, Fort Worth, Tarrant County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 32 parcels for widening SH 121 from IH 35W to Riverside Drive in Fort Worth, Texas in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT FM 2931, Aubrey, Denton County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 50 parcels for widening FM 2931 from FM 428 to US 380 in Aubrey, Texas in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT US 377, Krugerville, Denton County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 35 parcels for widening US 377 from US 380 to North of BIS 377E in Krugerville, Texas in accordance with TXDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT FM 664, Ovilla, Ellis County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 50 parcels for widening the existing FM 664 from FM 1387 to Westmoreland Rd in Ovilla, Texas in in accordance with TxDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.

TXDOT FM 1641, Terrell, Kaufman County, Texas. As *Acquisition Agent*, Mr. Duran served as part of the ROW team responsible for acquiring 50 parcels for widening the existing FM 1641 from FM 548 to FM 148 in Terrell, Texas in accordance with TxDOT. Services include ROW acquisition, project administration, negotiations, title curative, closing, relocation, and condemnation support.



DIANE MOLINA, SR/WA, R/W-NAC

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

35

EDUCATION

Eminent Domain and Relocation Courses, TxDOT

Texas Land Title Association Courses

LICENSES AND CERTIFICATIONS

Real Estate Sales Agent, Texas, No. 641125

Senior Right-of-Way Professional (SR/WA), No. 7330

Negotiation Certification (R/W-NAC)

Notary Public, Texas, No. 3025844

STRENGTHS AND QUALIFICATIONS

Ms. Molina has 35 years of experience in managing title, escrow and relocation transactions with national title companies. Her experience includes project coordination, negotiations, relocation assistance, assembly and quality control analysis of files and packages, filing condemnation paper work prepared by the Texas Attorney General's Office with the court, reviewing, researching and updating title and title curative, assisting the Texas Assistant Attorney General in Special Commissioner's Hearings by coordinating hearings, preparing ROW-E-49 and ROW-E-73 forms, preparing and filing Notices of Deposits with the courts, and filing objections when requested by the State and having citations issued to proper parties.

Wastewater Treatment Plant, City of Edinburg, Edinburg County, Texas. Ms. Molina served as *Acquisition Agent* for this project which consisted of the acquisition of one parcel for a wastewater treatment plant in Endinburg, Texas. Services include negotiation, title curative, and closing support.

Schunior Detention Project, City of Edinburg, Edinburg County, Texas. Ms. Molina served as *Acquisition Agent* for this project which consisted of the acquisition of one parcel for the Schunior Detention Project in Edinburg, Texas. Services include negotiation, title curative, and closing support.

US 62, TxDOT El Paso District, El Paso County, Texas. Ms. Molina serves as *Acquisition Agent* for this project which consists of the acquisition of 14 parcels for the widening of the existing US 62 facilities in El Paso County, Texas. Services include negotiation, title curative, closing support, and condemnation support.

Phase 2 Land Rights, Brushy Creek Regional Utility Authority, Cedar Park, Round Rock, and Volente, Texas. Ms. Molina served as *Acquisition Agent* to obtain permanent easements from landowners for the overhead electrical rebuild utilities. Services included negotiation, title curative, closing and condemnation support.

Woman Hollering Creek Wastewater Line, City of Schertz, Texas. Ms. Molina serves as *Project Manager* for this project which consists of the acquisition of 26 easements for wastewater facilities along Woman Hollering Creek in Schertz, Texas. Services included project management, negotiation, title curative, closing, and condemnation support.

McHard Road, City of Pearland, Texas. Ms. Molina serves as an *Acquisition Agent* for this project which consists of the acquisition of 75 parcels for mostly new alignment of McHard Road from Cullen Boulevard to Mykawa Road. Services include: negotiation, title curative, closing, and condemnation support.

Grand Parkway Segments H, I-1, & I-2, Grand Parkway Infrastructure, LLC, Houston, Texas. Ms. Molina serves as an *Acquisition Agent*. This project consists of the acquisition of approximately 140 parcels as well as 94 relocations for mostly new alignment of Grand Parkway (SH99) Segments H, I-1, and I-2 from IH 69 to FM 686. Services included negotiation, title curative, and closing support.

SH 146, TxDOT-Houston District, Harris County, Seabrook, Texas. Ms. Molina serves as an *Acquisition Agent*. This project consists of the acquisition of 100 parcels and relocation of 68 businesses for the widening of SH146 in Seabrook, Texas. Services include: project administration, negotiations, title curative, closing support, and condemnation support.

Grand Parkway (SH99) Segments F and G, Zachry Odebrecht Parkway Builders/ TxDOT Special Projects Division, Houston, Texas. Ms. Molina served as *Acquisition/ Relocation Agent* for the ROW acquisition for Segments F1, F2, and G of the Grand Parkway State Route 99, a $1.04B Design-build-Maintain-Operate (DBMO) contract for 37 miles of Grand Parkway north of Houston, Texas. Ms. Molina's responsibilities included the coordination of closings with landowners; performed QA/QC on documentation for the developer, client and sub-consultants; reviewed and analyzed land titles to identify defects and outline curative plan; negotiated parcels with property owners in full compliance with SB 18, Property Code and Statues; prepared payment and closing package submittals following TXDOT-SPD specifications; drafted and presented Administrative Settlements to TXDOT-SPD through hearing process; maintained TRACKER database; provided direct support to the ROW Project Manager; working closely with multiple review agencies for approvals and stringent milestone goals were met during the process. Ms. Molina was very involved in the project closeout following TXDOT-SPD specifications.



ABEL GARCIA, R/W-NAC, SR/WA

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

19

LICENSES AND CERTIFICATIONS

Real Estate Agent License, Texas, No. 577348

Senior Right-of-Way Professional (SR/WA), No. 7267

Negotiation Certification (R/W-NAC)

STRENGTHS AND QUALIFICATIONS

Mr. Garcia has 19 years of ROW experience. Throughout his time in the ROW industry, he has provided services in the areas of Project Management, Negotiation, Title Research/Curative, Closing Support, Relocation, and Condemnation Support. Mr. Garcia has additional experience in resource management, including the development of process-related tools to increase efficiency in the ROW process and creation of cloud-based, collaborative tools, that allow clients to view reports, documents, and project status in real time. He strives to find innovative and proficient ways of achieving the client's desired objectives in a timely and efficient manner with a results-oriented focus.

US 62, TxDOT El Paso District, El Paso County, Texas. Mr. Garcia serves as *Negotiation Agent* and is responsible for the acquisition of 16 parcels of various complexities. The project limits are from Tierra Este to FM 659. Services include negotiation, title curative, closing, and condemnation support.

North Canal High Flow Diversion Channel, Houston Public Works, City of Houston Texas. Mr. Garcia serves as *Senior Project Manager* and is responsible for the acquisition of 20 parcels being acquired in fee simple interest and an estimated 80 parcels being acquired as flowage easements. Services include project management, project administration, negotiation, title curative, closing, relocation, and condemnation support.

IH 410, TxDOT – San Antonio District, Bexar County, Texas. Mr. Garcia serves as *Senior Project Manager* and is responsible for the acquisition of 17 parcels of various complexities, being acquired in fee and research and disposal of property for 12 dedicated parcels. The project limits are from S.H. 16 to I.H. 35 South. Services include negotiation, title curative, relocation, closing, condemnation, and disposal of property.

CR 400 Road Relocation, Brazoria County, Texas. Mr. Garcia serves as *Senior Project Manager* and is responsible for the acquisition of 8 parcels being acquired as roadway easements and 1 Parcel in fee simple interest. The project involves the realignment of County Road 400 approximately 1.5 miles south of FM 521/E. San Bernard Street, due to erosion of the Brazos River.

US 90, TxDOT – San Antonio District, Bexar County, Texas. Mr. Garcia serves as *Senior Project Manager* and is responsible for the acquisition of 45 parcels of various complexities. The project limits are from D.H. 211 to 0.8 miles west of IH 410. Services include negotiation, title curative, relocation, closing, condemnation, and the disposal of property.

US 77, TxDOT – Yoakum District, Fayette County, Texas. Mr. Garcia served as the *Project Group Lead*, consisting of the acquisition of five parcels of various complexities. The project limits are from U.S. Highway 71 at Business Highway 71. Services included negotiation, title curative, and closing.

BS 71, TxDOT – Yoakum District, Fayette County, Texas. Mr. Garcia served as the *Project Group Lead*, consisting of the acquisition of two parcels of various complexities. The project limits are from Business Highway 71 at Jackson Street. Services include negotiation, title curative, and closing.

SH 238, TxDOT – Yoakum District, Calhoun County, Texas. Mr. Garcia served as the *Project Group Lead*, consisting of the acquisition of four parcels of various complexities. The project limits are from State Highway 238 at Seadrift Street. Services include negotiation, title curative, and closing.

City of Conroe – Montgomery County, Texas. Mr. Garcia served as the Group Lead and *Project Manager*, consisting of the acquisition of 40 Sewer Line Easements and 40 Temporary Construction Easements. The project limits are from Loop 336E to south of Foster Dr. Services include project management, project administration, and negotiation.

SH 105, TxDOT - Houston District, Montgomery County, Texas. Mr. Garcia serves as *Project Manager* and responsible for the acquisition of 12 parcels of various complexities. The project limits are from SH 1484 to the San Jacinto County line. Services include negotiation, title curative, and closing.



JUD CLARK

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

9

EDUCATION

BA, University Studies, Texas Tech University, 2014

LICENSES AND CERTIFICATIONS

Real Estate Agent License, Texas, No. 739201

STRENGTHS AND QUALIFICATIONS

Mr. Clark has nine years of land and easement acquisition experience across a broad range of specialties, two years with administrative duties and seven of the nine years in ROW acquisition experience. His experience includes parcel acquisitions, negotiations, due diligence, route analysis, and title curative.

Additionally, he has coordinated with legal counsel to file condemnation paperwork on behalf of several state, local, and private entities, and has assisted those entities in scheduling Special Commissioner's Hearings, including the Texas Assistant Attorney General's Office. He has prepared condemnation detail (TxDOT ROW-E-73) forms and prepared/ filed Notices of Deposit with the courts. Mr. Clark is energetic, self-motivated, and demonstrates excellent technical, analytical, and people skills.

Brushy Creek North Fork Trail, City of Cedar Park, Texas. Mr. Clark, as the *Lead Acquisition Agent*, has provided route analysis, due diligence, acquisition, and condemnation support. The project consists of the acquisition of Trail Easements for seven parcels on the north fork of Brushy Creek in Cedar Park, Texas.

Blockhouse Creek, City of Cedar Park, Texas. Mr. Clark has been serving as the *Project Manager* and has provided ROE coordination, route analysis, due diligence, and acquisition support. The project consists of the acquisition of Drainage Easements for 12 parcels in the Blockhouse Creek area in Cedar Park, Texas.

Phase 1 and 2 Land Rights, Brushy Creek Regional Utility Authority (BCRUA), Leander, Cedar Park and Round Rock, Texas. Mr. Clark served as an *Acquisition Agent* and provided acquisition, relocation, condemnation, and administrative support for this electrical transmission acquisition and waterline acquisition project. He was involved in the acquisition of the initial 61 permanent and temporary easements needed and more than 100 easements/site and due diligence reports to complete the first and second phase of the proposed raw water intake lines from Lake Travis to the water treatment plant site for the BCRUA. This phase of the project required the relocation of PEC's lines, poles and transformers outside of the existing ROW.

Dacy Lane (FM 205), Goforth Special Utility District (SUD), Hays County, Texas. Mr. Clark served as an *Acquisition Agent* and provided route analysis, due diligence, acquisition, and condemnation support. The project consisted of the acquisition of Water Pipeline Easements for 66 parcels along Dacy Lane (FM 205) close to Buda, Texas.

SH 21, County Line SUD, Hays County, Texas. Mr. Clark served as an *Acquisition Agent* and provided route analysis, due diligence, acquisition, and condemnation support. The project consisted of the acquisition of water pipeline easements for five parcels for the lift station close to Uhland, Texas.

Downtown Uhland, County Line SUD, Hays County, Texas. Mr. Clark served as an *Acquisition Agent* and provided route analysis, due diligence, acquisition, and condemnation support. The project consisted of the acquisition of water pipeline easements for 14 parcels for the lift station close to Uhland, Texas.

Cotton Gin Road (FM 129), County Line SUD, Hays County, Texas. Mr. Clark served as an *Acquisition Agent* and provided route analysis, due diligence, acquisition, and condemnation support. The project consisted of approximately 70 parcels for the road widening along Cotton Gin Road (FM 129) close to Uhland, Texas.

Windy Hill Road, Hays County, Texas. Mr. Clark serves as an *Acquisition Agent* and is providing due diligence, acquisition, relocation, and condemnation support for this transportation project. The project consists of approximately 71 parcels for the road widening along FM Windy Hill Road between the City of Kyle limits and FM 2001 close to Kyle, Texas.

FM 967, Hays County, Texas. Mr. Clark served as an *Acquisition Agent* and provided due diligence, acquisition, and condemnation support for this transportation project. The project consisted of approximately 10 parcels for the road widening along FM 967 close to Buda, Texas.

Lemon Creek Wastewater Line, SAWS, San Antonio, Texas. Mr. Clark served as an *Acquisition Agent* and provided route analysis, due diligence, acquisition support for this water pipeline acquisition project. The project consists of three parcels along IH10 close to San Antonio, Texas.



LEX VANZURA

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

7

EDUCATION

BA, Interdisciplinary Studies, Angelo State University, 2007

LICENSES AND CERTIFICATIONS

Real Estate Agent License, Texas, No. 722975

Notary Public, Texas, No. 13023950-7

STRENGTHS AND QUALIFICATIONS

Ms. Vanzura has 7 years of ROW experience coordinating special commissioner hearings, preparing TxDOT condemnation documents, and maintaining the hard copy files for various parcels. She also secures signed ROE agreements and serves as the main point of contact on various acquisition/negotiations for electric, water lines, temporary construction, monitoring well and access easements with property owners.

Phase 1 and 2 Land Rights, BCRUA, Cedar Park, Texas. Ms. Vanzura served as *Acquisition Agent* and assisted in acquiring the initial 61 permanent and temporary easements needed to complete the first phase of the proposed raw water intake lines from Lake Travis to the water treatment plant site for the BCRUA. This phase of the project required the relocation of PEC's lines, poles and transformers outside of the existing ROW. Ms. Vanzura assisted in preparing, negotiating, and organizing documents pertaining to Notice of Intent, Initial Offers, ROE, Final Offer Letters and Eminent Domain Request Packages for the intake tunnel, Nameless Road, temporary electric and overhead electric rebuild sections of the project. She also attended town hall meetings and coordinated meetings with property owners and their attorneys. Ms. Vanzura also assisted in setting all Special Commissioners hearings and transfer of easement rights between the BCRUA and PEC to meet project deadlines.

Grand Parkway Segments H & I, Grand Parkway Infrastructure, LLC, Houston, Texas. Ms. Vanzura served as *ROW Acquisition Support* for the acquisition of approximately 140 parcels, as well as 94 relocations for the proposed alignment of Grand Parkway (SH 99) from IH 69 to FM 686. Her tasks included preparation of documents, hosting a special commissioner hearing for one of the parcels, as well as TxDOT condemnation documents.

SH 71 (Ross to Kellam Road), TxDOT Austin District, Austin, Texas. Ms. Vanzura served as *ROW Acquisition Support* for proposed improvements to SH 71. She scheduled special commissioner hearings for five parcels, filed amended Lis pendens, coordinated the hearings day of, hired court reporters, and kept both TxDOT ROWIS and parcel status reports up to date. She also prepared the deposit, filed final paperwork, took photos of properties on the date of possession, and maintained hard copy files.

SH 71 US 183 Interchange to Presidential Boulevard, TxDOT - Austin District, Austin, Texas. Ms. Vanzura served as *ROW Acquisition Support* for proposed improvements to SH 71. She assisted the project manager with assembling the Initial Offer Letter, maintained both TxDOT ROWIS and parcel status report, and maintained paper files.

Bell Boulevard Realignment, City of Cedar Park, Texas. Ms. Vanzura served as *ROW Acquisition Support* for the realignment of Bell Boulevard (US 183) east onto the full extent of Old Highway 183 from Cedar Park Drive to south of Buttercup Creek Boulevard in Cedar Park. The new roadway is a four-lane divided roadway that include a raised median with turn lanes at intersections and driveways, as well as lighting and pedestrian and bicycle paths. The project included acquisition of eight parcels (ROW/Drainage Easements); one temporary construction easement; three driveway licenses (no permanent ROW needed); and the relocation of five non-residential displacees. Ms. Vanzura helped prepare, organize documents pertaining to Initial Offers, and assisted with relocation services. She also coordinated with both the City of Cedar Park and the title company on closings. Ms. Vanzura also helped to prepare all documents for the transfer and closeout with TxDOT.

FM 967 Improvements, Hays County, Texas. Ms. Vanzura served as *ROW Acquisition Support* for improvements to FM 967. She cleared title and coordinated closings with property owners.

Windy Hill (Kyle City Limits to FM 2001), Hays County, Texas. Ms. Vanzura served as *Acquisition Agent* and helped clear title, research owner contact information, and negotiate offers with property owners.

RM 3237 at Winters Mill Parkway, Hays County, Texas. Ms. Vanzura served as *Acquisition Agent* and helped clear title, research owner contact information, and prepare offer letters to be sent to property owners.



CULLEN EASTLAND, RWA-TN

NEGOTIATION/ESCROW & TITLE

YEARS OF EXPERIENCE

8

EDUCATION

BS, Wind Energy, Texas Tech University, 2019

LICENSES AND CERTIFICATIONS

Real Estate Agent License, Texas, No. 740861

Notary Public, Texas, No. 131911458

STRENGTHS AND QUALIFICATIONS

Mr. Eastland has 6 years of experience in providing ROW services, 1 year in administration and 5 years as a ROW Agent for CobbFendley. His expertise as an agent includes relocation, acquisition, negotiation, and condemnation support services. Throughout his career, he has personally assisted with relocation services for more than 120 displaced businesses, residences, or personal properties. Additionally, he has coordinated condemnation hearings for 25+ parcels. Mr. Eastland's broad knowledge and skills make him a strong negotiator, effectively able to communicate with landowners and their representation.

US 62, TxDOT El Paso District, El Paso, Texas. Mr. Eastland serves as *ROW Agent* and is responsible for relocation services on the US 62 Project in El Paso, Texas. His current tasks include relocating 47 displaced, businesses, personal property, and residential displacees. Mr. Eastland is responsible for coordinating and monitoring the moves as well as cooresponding with moving companies to ensure the job is complete in a timely manner.

SL 88, TxDOT Lubbock District, Lubbock, Texas. Mr. Eastland served as *ROW Agent* and was responsible for parcel acquisition, relocation services, negotiations, and condemnation support services on the SL 88 Project in Lubbock, Texas. His previous tasks include preparing offer letters, relocating displaced tenants/landowners, and coordinating eminent domain hearings with the Assistant Attorney General's office. Mr. Eastland was also responsible for inputting data into TxDot's ROW Information System (formally ROWIS, now Connect). The five segments Mr. Eastland worked on consisted of 14.5 miles with 269 Fee-Simple parcels to be constructed into a six-lane freeway connecting US 87 in Lubbock to US 62/82 in Wolfforth, Texas.

Windy Hill Road (Kyle City Limits to FM 2001), Hays County, Texas. Mr. Eastland serves as *ROW Agent* responsible for parcel acquisition, negotiations, and relocation services on the Windy Hill Road Widening Project. His tasks include preparing offer letters, due diligence, negotiating with property owners, and locating existing utilities in the ROW. Mr. Eastland is also responsible for Monarch and Goforth SUD's waterline easement acquisition along Windy Hill Road. This project consists of 71 parcels requiring fee simple and water line easement acquisitions.

Dacy Lane, Goforth SUD, Kyle, Texas. Mr. Eastland serves as *ROW Agent* and currently assists with title curative work and administrative support for the Dacy Lane project in Kyle, Texas.

IH 10 Widening, Guadalupe Valley Electric Cooperative, Seguin, Texas. Mr. Eastland serves as *ROW Agent* providing due diligence and acquisition support for GVEC's electrical line acquisition outside of Seguin, Texas.

FM 2001 Water Line Improvements, Goforth SUD, Kyle/Buda, Texas. Mr. Eastland currently serves as *ROW Agent* and is responsible for water line easement acquisition's along FM 2001 in Kyle/Buda, Texas. His current tasks include negotiating with property owners and title curative. Mr. Eastland also assisted with ROE authorization along FM 2001 for Goforth. This project consists of 71 parcels with permanent water line easements as well as temporary construction easements.

FM 967, City of Buda, Texas. Mr. Eastland serves as *ROW Agent* responsible for negotiating a temporary construction easement for the RM 967 road improvement project in Buda, Texas. His tasks included negotiating with the property owner, preparing the temporary construction easement for the city's approval and due diligence.

Plum Creek RR Crossing, County Line SUD, Hays County, Texas. Mr. Eastland serves as *ROW Agent* responsible for researching Hays County Appraisal District and Secretary of State website to locate and contact property owners. His tasks include due diligence and corresponding with property owners so that County Line SUD can begin working on the waterline. Mr. Eastland was also responsible for coordinating with the livestock owner so that they were not present during construction.

McConnell Road, Bexar County, Texas. Mr. Eastland serves as *ROW Agent* currently assisting Bexar County with acquisition for the McConnell Road low water crossing. His previous tasks include corresponding with property owners to receive ROE for 4 parcels.



JULIA MOCK

PROJECT COORDINATOR

YEARS OF EXPERIENCE

5

EDUCATION

BBA, General Business, Stephen F. Austin University, 2019

LICENSES AND CERTIFICATIONS

Notary Public, Texas, No. 134413204

STRENGTHS AND QUALIFICATIONS

Ms. Mock has five years of experience working in project coordination. Her background in mineral acquisitions has enabled a smooth transition to ROW at CobbFendley, incorporating her project management experience, title research abilities, preparation and review of legal documents, accounting, and coordination between landowners and clients. She is responsible for drafting and securing ROE agreements, preparing for eminent domain, title curative plans, payment packages for title policies and deeds/PUAs, as well as preparing offer letters for both fee simple acquisitions and easement acquisitions. Ms. Mock's organization and attention to detail support the coordination and efficiency of projects.

US 62, TxDOT El Paso District, El Paso County, Texas. Ms. Mock serves as *Project Coordinator* and is responsible for drafting and submitting eminent domain packages, providing administrative assistance preparing/reviewing payment packages for title policies and deeds/PUAs, invoicing, assisting with relocation notices, and preparing specific reports requested by the client, covering about 70 parcels.

Green Line Real Estate Support Services, VIA Metropolitan Authority, San Antonio, Texas. Ms. Mock serves as *Project Coordinator* and her responsibilities consist of preparing and overseeing preliminary title curative plans and eminent domain documentation for this 180-parcel project. She documented and reported on her research as requested by the client.

FM 2001, GoForth Special Utility District, Hays County, Texas. Ms. Mock's responsibilities as *Project Coordinator* included the preparation and delivery of offer letters for temporary and permanent construction easements. She also analyzed surveys, broker opinions of value, and title requirements to prepare such documents.



JOCELYN SANDOVAL

PROJECT COORDINATOR

YEARS OF EXPERIENCE

3

EDUCATION

BS, Management, National American University, 2014

Mrs. Sandoval is bilingual in Spanish/English.

STRENGTHS AND QUALIFICATIONS

Mrs. Sandoval has four years of experience delivering complex projects in an accurate and timely manner. She is knowledgeable in preparing offer packages and portfolios, ROE letters, title research, title curative, property owner search, and providing condemnation support. Additionally, Mrs. Sandoval's leverages her bilingual skills to maintain seamless communication to property owners.

Green Line Real Estate Support Services, VIA Metropolitan Authority, San Antonio, Texas. As *Project Coordinator*, Mrs. Sandoval is responsible for reviewing the title commitments and preparing title curatives as well as E-49 for 60 property owners for this 180-parcel project.

GoForth SUD MSA, GoForth Special Utility District, Hays County, Texas. Mrs. Sandoval served as *Project Coordinator* and was responsible for drafting the broker opinion of value, reviewing surveys, and researching property owners' information.

Kallman-Monarch, S. D. Kallman, LP. Kyle, Texas. Mrs. Sandoval's responsibilities as *Project Coordinator* consisted of ordering, tracking, and overseeing the delivery of title commitments and tax certificates. She also provided due diligence, acquisition, relocation, and condemnation support for this transportation project. The project consisted of approximately 71 parcels for the road widening along FM Windy Hill Road between the City of Kyle limits and FM 2001.

FM 1187 Benbrook, Texas Department of Transportation, Tarrant County, Texas. Mrs. Sandoval responsibilities as *Project Coordinator* consisted of preparing, tracking, and overseeing ROE package documents to property owners.



ALINA KARAMI

PROJECT COORDINATOR

YEARS OF EXPERIENCE

9

EDUCATION

BA, Retail Management, Texas Tech University, 2013

LICENSES AND CERTIFICATIONS

Notary Public, State of Texas

Mrs. Karami is bilingual in Spanish/English.

STRENGTHS AND QUALIFICATIONS

Mrs. Karami has nine years of project and bidding coordination experience. In her career, she has excelled in preparing bid documentation, including proposals and offer packages, contributing to securing project wins. During her ROW experience, she has been responsible for drafting and securing the delivery of offer packages and ROE letters to property owners. She also maintains accurate and up-to-date status reports, keeping all teams informed and projects on track. She has utilized her strong bilingual skills to facilitate communication with stakeholders, enabling a flow of information and project understanding. Her combined experience has equipped her with a well-rounded skillset in project management, proposal drafting, communication, and administrative support. Mrs. Karami is a detail-oriented teammate and results-driven individual.

US 62, TxDOT El Paso District, El Paso County, Texas. Mrs. Karami was responsible for drafting and sending all acquisition package documents to property owners for accurate negotiation terms. She provided bilingual support resolving inquiries from Spanish-speaking property owners.

US 96, TxDOT El Paso District, Jasper and Sabine County, Texas. Mrs. Karami served as project coordinator, and her responsibilities consisted of drafting, tracking, and overseeing the delivery of all ROE letters to over 60 property owners.

FM 517, TxDOT Houston District, Galveston County, Texas. Mrs. Karami was responsible for drafting negotiation documents, sending them to the property owners, and their legal representatives.

STRENGTHS AND QUALIFICATIONS

Mr. Garza has been performing appraisal services for local financial institutions in the Rio Grande Valley since 1998. He specializes in General Commercial Real Estate, Estate Valuations, and ROW Easement Acquisition and Defense. Appraisals services included fee simple and leased fee estate valuation for general vacant land and improved commercial properties. Mr. Garza has served as a member of many local boards and organizations, providing his expertise as an appraiser and appraisal reviewer and strengthening his role in the Edinburg community.

Mr. Garza has completed appraisals and appraisal reviews for a vast amount of parcels in Hidalgo County, including the City of Edinburg along with other local entities including TxDOT, Hidalgo County Drainage District No. 1, and the Hidalgo County Purchasing Department.

Mr. Garza's recent, local appraisal and appraisal review experience include the following projects:

- **Sugar Road (SH-107 to Monte Cristo Road), City of Edinburg, Texas.**
- **Jackson Road (North of SH-107 to Monte Cristo Road), City of Edinburg, Texas.**
- **Monte Cristo Road (Ware Road to Sugar Road), TxDOT.**
- **Ware Road (Mile 5 to Monte Cristo Road), TxDOT.**
- **Various Hidalgo County 2018 Bond Projects, Hidalgo County Drainage District No 1.**
- **US Highway 83, TxDOT.**



LEONEL GARZA, III

APPRAISAL/REVIEW SERVICES

YEARS OF EXPERIENCE

26

EDUCATION

Bachelor of Science, Texas A&M University, 1995

LICENSES AND CERTIFICATIONS

Certified General Real Estate Appraiser, Texas, No. 1328375 G

Certified Property Tax Consultant, Texas, No. 00003181

STABILITY AND REFERENCES

FIRM STABILITY. CobbFendley has been in business for more than 44 years and has experienced financial stability and growth at a consistent rate. CobbFendley's profitability and growth has qualified our firm to be named to the Zweig White Hot Firm list each year for the past five years. This list uses dollar and percentage revenue growth over a three-year period to recognize the 100 fastest-growing architecture, engineering, planning, and environmental consulting firms in the United States. In addition, CobbFendley is consistently listed in the Engineering News Record (ENR) list of Top 500 Design Firms, which ranks firms based on previous year revenue numbers. Our firm offers the City financial stability, consistent growth, and a history of delivering quality engineering services across not only Texas but several other locations within the United States. *Other current rankings include:*

- Austin Business Journal - #11
- Dallas Business Journal - #27
- Houston Business Journal - #14
- ENR Top Design Firms - #183
- Zweig White Hot Firm - #79

REFERENCES

Alma De Anda
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1906 Hur Industrial Boulevard, Cedar Park, Texas 78613
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Chris Brickey, PE
Capitol Projects Manager
City of Cedar Park
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512.401.5351
chris.brickey@cedarparktexas.gov

PREVIOUS EXPERIENCE WITH CITY

CobbFendley has provided ROW services to the City of Edinburg for the following projects. We look forward to continuing to serve the City on additional projects in the coming months and years.

WASTEWATER TREATMENT PLANT ACQUISITION. *December 2021 - June 2022.* Project included the acquisition of one parcel for a Wastewater Treatment Plant in Edinburg County, Texas. Services included negotiation, title curative and closing support.

SCHUNIOR DETENTION POND. *October 2021 - April 2022.* Project included the acquisition of one parcel for the Schunior Detention Project in Edinburg County, Texas. Services included negotiation, title curative and closing support.

JACKSON ROAD. *July 2023 - Ongoing.* Project involves the acquisition of 83 parcels and 8 relocations for the expansion of Jackson Road (Chapin Street to Monte Cristo Road). Services inlcude negotiation, title curative, and closing support.

EAST OWASSA SEWER IMPROVEMENT. *February 2024 - Ongoing.* Project includes the acquisition of one easement for a sewer line to serve multiple commercial properties that are currently on septic. The project limits are from Owassa to Alberta. Services include negotiation, title curative, and closing support.

VETERANS DETENTION POND. *July 2024 - Ongoing.* Project includes the acquisition of one storm sewer easement to serve a proposed detention pond on an adjacent property. Services include negotiation, title curative, and closing support.

OTHER CITY OF EDINBURG EXPERIENCE

In addition to our ROW experience with the City, Client Manager Homer Bazan has spent his entire career in the Valley and has managed several projects in the City of Edinburg and surrounding area. The following are projects he managed while serving in the roles of Area Office PM, Consultant Management Engineer, and Transportation Planning & Development Director at TxDOT Pharr District.

FM 2061 (MCCOLL ROAD) FROM 0.33 MILES S. OF CANTON ROAD TO SH 107. Project included reconstruction of a 2-lane rural roadway to a 4-lane urban curb-and-gutter roadway with a 2-way left-turn lane. Mr. Bazan designed the proposed storm sewer drainage system; developed the traffic control plan; developed the physical detour plan to accommodate the roadway being closed during construction to install the new irrigation canal siphon; developed the plan and profile sheets, establishing the horizontal and vertical alignments; developed the utility and drainage sheets, which indicated the utilities that needed to be adjusted and/or relocated; developed the intersection layout sheets, which focused on the elements of the intersection such as sidewalks, wheelchair ramps, curb and gutter limits, radii dimensions, and intersection skew; calculated all quantities and developed the official construction estimate (quantities and unit bid prices); and developed the PS&E package for the bid proposal, which included the specifications, special provisions, and general notes.

SH 107—FM 2061 MCCOLL RD TO COUNTY COURTHOUSE. Project included upgrading SH 107 from a 4-lane rural roadway with 2-way left-turn lane to 6-lane curb-and-gutter raised median section. This was located in a heavy commercial area, which included the University of Texas-Pan American (later to become UT-RGV), which had many crashes due to the high driveway density, an Average Daily Traffic above 20,000, and the 2-way left-turn lane.

Mr. Bazan coordinated with TTI to develop study on the safety and operational benefits of the raised median, and determination of raised median opening locations. With local business owners wary of the changes to their access. Mr. Bazan developed and gave a technical presentation at a public meeting, which proved very successful, drawing almost no negative comments from the public.

SH 107—FM 2061 MCCOLL ROAD TO FM 2220 WARE ROAD. Project included upgrading 4-lane rural divided highway with a depressed grassy median to a 6-lane rural raised median section with roadside ditches, and was a continuation of earlier project converting SH 107 into a mobility arterial corridor. Also coordinated a study with TTI on safety and operational benefits, and developed and gave presentation during a public meeting, which also proved successful in alleviating the concerns of the local residents and business owners. Mr. Bazan's additional Edinburg area projects include SH 107—IH 69C to FM 493 and FM 2128 Richardson Road—IH 69C to SH 1907.

List of Exceptions

Requested Exceptions

CobbFendley respectfully requests consideration of the following exceptions to the sample Professional Services Agreement.

SECTION IV. RESPONSIBILITIES OF CONSULTANT

B. Request to revise: "Consultant shall perform its services with ~~care, skill, and diligence,~~ in accordance with the ~~applicable professional standards currently recognized by its profession,~~ professional skill and care ordinarily provided by competent members of Consultant's profession and license currently practicing in the same or similar locality under the same or similar circumstances, as expeditiously as is consistent with such professional skill and care and the orderly progress of the project ("Standard of Care")**, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall exercise usual and customary professional care in its efforts to comply with all applicable federal, state, and local laws, ordinances, codes, and regulations in effect while performing the Services. If Consultant fails to meet ~~applicable professional standards~~ the Standard of Care, Consultant shall without additional compensation correct or revise any errors or deficiencies with or without request to do so by the City.".

J. Request to insert: "All reports, drawings, plans, and other documentation pertaining to the Services become the property of City upon payment to Consultant for all services rendered.".

SECTION V. PAYMENT AND FEES

B.a. Request to insert: "a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's negligent or intentional conduct in the performance…".

B.f. Request to insert: "f. Any Services are defective, subject to the Standard of Care, requiring correction or replacement;".

B.g. Request to insert: "g. City has been required to correct defective Services or has accepted defective Services that do not meet the Standard of Care;".

B.h. Request to insert: "h. Liens have been filed in connection with the Services for which Consultant has previously been paid; or".

B.i. Request to insert: "i. Other reasonable items entitle City to a set-off against the payment amount.".

SECTION VI. TERM OF AGREEMENT

D. On line 4, request to revise: "…including copies thereof, ~~whether~~ prepared by ~~Consultant or others~~ City, in Consultant's possession and related to the Services.".

SECTION VII. MINIMUM INSURANCE REQUIREMENTS

D. Request to delete in entirety.

F. Request to insert: "F. Evidence of the above insurance coverage is attached as Exhibit "B" and the City of Edinburg shall be listed as an additional insured, except for Workers' Compensation and Professional Liability.".

H. On line 3, request to revise: "…on which each such policy is required to be first obtained and at least ~~fifteen (15)~~ five (5) days before the expiration of any policy…".

I.1. Request to correct: "To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this ~~Lease~~ Agreement;".

I.4. Request to correct: "Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this ~~Lease~~ Agreement to…".

SECTION X. INDEMNIFICATION

A. Request to revise: "To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from ~~any all~~ claims, losses, causes of action and damages, suits and liability ~~of every kind~~, including all reasonable expenses of litigation, court costs, and reasonable attorney's fees for injury to or death to any person or for damage to any property, ~~arising out of or directly connected with~~ to the extent caused by the negligent or willful conduct of Consultant, its agents, officers and employees, ~~carried out in furtherance of~~ during the performance of the Services under this Agreement.".

B. Request to insert: "Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project,

including any claims related to design or any other services provided by consultant regarding this agreement, *caused by Consultant's negligent acts or omissions*.".

SECTION XI. LIMITATION OF LIABILITY

A. On the second sentence, request to revise: "~~*Consultant*~~ *The parties* agree~~*s*~~ that ~~*City*~~ *neither party* will ~~*not*~~ be liable *to each other* for any indirect, incidental, special, or consequential punitive or multiple damages…or of any other obligations relating to this Agreement, even if ~~*City*~~ *the parties* ha*ve*~~*s*~~ been advised of the possibility of such damages.".

On the third sentence, request to revise: "The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of ~~*City's*~~ *the parties'* liability, regardless of the cause of action under which such damages are sought.".

SECTION XX. NO WAIVERS OR ACCORD AND SATISFACTION

B. On line 4, request to correct: "…agreements under this ~~*Lease*~~ *Agreement*, shall operate as a waiver, discharge, or…".

SECTION XXI. NOTICE OF GOVERNING LAW FOR STATE AND FEDERAL GRANT PROJECTS

Request to revise: "The Consultant agrees to *exercise usual and customary professional care in its efforts to* abide by all applicable laws and regulations *in effect during Consultant's performance of its Services* and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ~~*ensure*~~ *use customary efforts to remain in* compliance with relevant State and federal laws...".

July 16, 2024

CITY OF EDINBURG

RFQ #2024-5

Right of Way Acquisition Services Rotation

halff.com

July 16, 2024
City of Edinburg
Mr. Mardoqueo Hinojosa, PE
City Engineer
415 W. University Drive
Edinburg, TX 78539

RE: RFQ #2024-5 Right of Way Acquisition Services Rotation

Dear Members of the Evaluation Committee:

Halff, a Texas Corporation, is pleased to submit our qualifications for Right of Way (ROW) Acquisition Services to the City of Edinburg. Halff is a full-service ROW Acquisition, Engineering, Surveying, Environmental, and Planning firm, and we are excited about the opportunity to continue our professional relationship with the City.

Our knowledgeable team of professionals has **extensive experience providing ROW services** for Texas Department of Transportation (TxDOT), regional mobility authorities, counties, municipalities, and other state agencies throughout Texas. We have a thorough understanding of delivering ROW services under the Federal Uniform Relocation Assistance and Real Property Acquisitions Policies Act of 1970 (URA) and Senate Bill 18.

We offer prompt responsiveness and unmatched professionalism, with extensive experience in Rights of Entry and Possession and Use Agreements. Our expertise lies in working with agencies and assisting landowners throughout the negotiation and relocation processes. We developed a web-based Halff Tracker, which enables our team and clients to be updated throughout the project. Our QA/QC processes help us maintain a high level of quality and support aggressive project schedules.

Nelda Renteria-Compian will serve as your primary point of contact and can be reached at the contact info below. She is authorized to bind our firm into a contract with the City.

Halff has an exceptional record for providing quality ROW services and maintaining project schedules. If you have any questions or comments, please do not hesitate to contact Nelda. We look forward to working with you and the City of Edinburg on your important projects.

Halff confirms that no addenda was issued or received for this RFQ.

Sincerely,



Nelda Renteria-Compian | Project Manager
361.400.4603 | nrenteria-compian@halff.com

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MAIN AND SUPPORTING OFFICE LOCATIONS

Services for these projects will be provided from Halff's McAllen and Corpus Christi offices.

McAllen
5000 W. Military Highway
Suite 100
McAllen, Texas 78503

Corpus Christi
711 N Carancahua Street
Suite 1190
Corpus Christi, Texas 78401



APPROACH TO HANDLING PART-TIME STAFFING NEEDS

We commit that Halff has adequate and skilled staff to carry out the services listed in the RFQ successfully. The following table demonstrates our professional staff available for ROW Acquisition services in both the McAllen and Corpus Christi offices, and our resources firmwide.

With more than 1,500 employees throughout our 33 offices, we have the ability to pull resources for various services, if the need arises. Our employees are available to work full-time or part-time.

Discipline	McAllen	Corpus Christi	Firmwide
ROW Specialists	2	5	20
Surveyors (RPLS)	-	1	151
Survey Field Crews	1	1	32
Environmental	-	-	41
Land Planners	-	1	34

Halff's areas of specialization include the following:

- Planning
- Broadband
- Artificial Intelligence
- Asset Management
- Civil Engineering
- Energy
- Environmental
- Flood Infrastructure Design
- Geospatial
- Grant Writing and Administration
- Intelligent Transportation Systems
- Land Development
- Landscape Architecture
- Local Infrastructure
- MEP Engineering
- Resilience
- Right of Way
- Structural Engineering
- SUE/Utility Coordination
- Surveying
- Transportation
- Water Conveyance and Pumps
- Water/Wastewater Treatment

ESTABLISHED -1950-

33 OFFICES

1,500 EMPLOYEES

ENR TOP 500 RANKING NO 87

Halff is a full-service engineering firm designed, engineered, planned, constructed – and purposed – for people. Since 1950, we've been creating smart solutions that improve lives and communities by turning ideas into reality. The firm provides services throughout the Southeast from 33 offices in Texas, Arkansas, Oklahoma, Louisiana and Florida. The firm's staff of 1,500 includes engineers, planners, scientists, and surveyors. Halff is ranked #87 in *Engineering News-Record* magazine's list of the top 500 design firms in the United States. The firm was founded in Dallas in 1950 by Albert H. Halff, PhD-Eng., PE. Today, Halff preserves Dr. Halff's legacy of integrity, dedication to client service, and commitment to quality. Halff develops smarter solutions for a variety of market sectors. No matter the size or scope of the project, every one of our solutions is designed with a single purpose: our client's success.

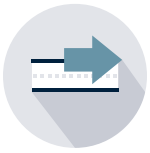
As a client-oriented firm, Halff is organized to provide careful attention to each client's needs. We have earned the trust and respect of our clients and the communities in which we work. We are proud to say much of our work is repeat business from satisfied clients or new business generated as a result of existing client recommendations.

Halff and the entire project team are committed to providing the City of Edinburg with quality ROW Acquisition Services efficiently and thoroughly.

HALFF'S EXPERIENCE AND HISTORY PERFORMING SIMILAR SERVICES

Halff brings extensive experience in the following services: Appraisal Services; Negotiation Services; Escrow and title Coordination Services; and Project Management and Administrative Services.

Halff is licensed in accordance with the Texas Appraisal Licensing and Certification Act, Occupations Code, Title 7 – Practices and Professions Related to Real Property and Housing, Subtitle A – Professions Related to Real Estate, Chapter 1103 – Real Estate Appraisers amended September 1, 2005, and any future amendment.



ROW / ACQUISITION SERVICES

Halff selected professionals for the City of Edinburg ROW Acquisition Services project based on their expertise and availability. Each of these professionals is experienced in all aspects of real estate and appraisal services, including title research, appraisal, negotiation, title curative, closing, relocation, eminent domain support and administration.

Halff has the resources and expertise to provide quality ROW acquisition services. Through years of experience, we have developed methods and processes that produce timely, accurate results.



QUALITY ASSURANCE / QUALITY CONTROL (QA/QC)

QA/QC programs have been developed and implemented on projects throughout Halff's history. We have established a formal QA/QC program that achieves the following critical elements:

- Identifies the client's objectives and priorities
- Establishes QA/QC policies and requirements for each respective phase of the project
- Identifies quality control management approach
- Formulates applicable criteria to be used
- Establishes project schedules with milestone dates
- Identifies interdisciplinary milestones and exchange of key data to verify coordination

As **Project Manager, Nelda Renteria-Compian** will establish the QA/QC policies and requirements for the project, anticipate and schedule QA/QC meetings, and prepare a schedule to show the sequence of events involved in implementing project tasks within the specified service period. She will also develop a review comment annotation package for use by the internal project review team to verify that the City of Edinburg's expectations are fulfilled. Additionally, Nelda will represent the firm in review meetings with the City of Edinburg.

COMMUNICATION PLAN

Halff will provide the structure and communication system to verify that team members effectively meet the schedule parameters set by the City of Edinburg and allow city staff to track progress and adjust priorities.

A reporting system consisting of various reports, including Acquisition Status, Eminent Domain Status, Counter Offer Status, “On-hold” Report (tracks and details action items on hold), Weekly Summary Completion Report (tracks offers, final offers, deeds, counter offers, and eminent domain) will verify that the team members and the City of Edinburg are furnished with the information to track action items and make decisions necessary to keep the delivery of services on schedule.

Incorporated in these reports is a status summary of work accomplished by subconsultants. In addition to weekly written reports, if requested, Nelda and the ROW team will meet monthly or as requested with the City of Edinburg and team members throughout the project. In addition, Halff will hold designated team meetings throughout the project to discuss the progress of each aspect of the work. We will perform an over-the-shoulder review to verify that work is progressing in a timely manner.

The Halff structure and communication system will verify a smooth flow of information among team members, the City of Edinburg, and other affected parties, such as property owners, utility companies, and involved governmental authorities.

UNIQUE / INNOVATIVE METHODS

As a full-service firm, Halff offers support from other disciplines and staff members – including engineers and a licensed attorney. As a result, Halff has a broad understanding of design matters, legal issues, and valuation concerns, which can be a significant benefit in addressing property owners’ concerns. This understanding allows us to explore meaningful alternatives and nonmonetary solutions such as driveway adjustments, grading, drainage issues, or slight design modifications to the facility to minimize impact to property or improvements. Additionally, our broad background allows our team to work closely with the City of Edinburg and the engineers to prioritize parcel acquisitions for construction or utility relocation issues.

WEB-BASED TRACKING SYSTEM

Halff has provided a web-based tracking system on several past projects. This provides secured access for those furnishing services and documents, such as surveying, environmental, and appraisal services. Also, our database management provides links between various databases such as acquisition, relocation, appraisal, etc., so that the disciplines have access to the current project data.

Maintaining the project schedule and budget is highly critical to the project. Halff takes an organized, systematic approach to managing and documenting the team’s work effort and communicating the project status to our client. Halff will designate Project Manager Nelda Renteria-Compian as the single point of contact for the City of Edinburg to address any questions or issues. However, our project-tracking status gives any team member the information on each parcel to respond to the City of Edinburg on a timely basis.

EXPEDITED EMINENT DOMAIN PROCESS

Halff will seek written authorization from the City of Edinburg to simultaneously pursue acquisition through the eminent domain process, expediting possession of complex or extended negotiations for critical parcels.

RIGHTS OF ENTRY / POSSESSION & USE AGREEMENTS

To demolish improvements from the proposed right of way in a timely manner, Halff will seek limited Rights of Entry for environmental testing of the building materials throughout the acquisition and relocation processes when requested.

Halff has always been committed to pursuing Rights of Entry and/or Possession and Use Agreements for possession of or access to critical parcels. These instruments will allow the City of Edinburg to obtain possession of the desired parcels while negotiations continue or the parcel is being acquired through the condemnation process.

PROJECT MANAGEMENT

Halff is fully capable of providing top-notch service to the City of Edinburg through our tried-and-true management program. This program sets the standard for project management and establishes a disciplined approach to delivering the highest quality project performance. Halff bases our approach on a core project doctrine that includes the following:

- Allocating resources – defining team members and individual role assignments
- Meeting project requirements
- Identifying and tracking scope and deliverables
- Identifying time frames and schedules
- Attending monthly progress meetings
- Preparing fee estimates, establishing budgets, invoicing, and monitoring processes
- Preparing contracts, subcontracts and project amendments
- Managing the overall quality of the team's services
- Verifying ongoing, formal communication throughout the project, including weekly status updates.

EXPERIENCE WITH AGENCIES

Halff is experienced with agency ROW programs and has worked closely with multiple entities on these projects. Below are brief descriptions of those projects:

Multiple ROW Acquisition Projects for the City of Edinburg

HWY 281 Booster Pump Station Project. Drainage Improvements. The project consisted of the donation of 1 parcel for drainage improvements in Edinburg. Services included Negotiation, Title Curative, and Closing Support.

Monte Cristo Drainage and Water Tower Project. Drainage Improvements. Project consisted of the donation of 1 parcel for drainage improvements in Edinburg. Services included Negotiation, Title Curative, and Closing Support.

Sugar Road Detention Project. Drainage Improvements. The project consisted of the acquisition of 3 parcels for drainage improvements in Edinburg. Services included Negotiation and Title Curative.

Chapin Road. Bridge Improvements. The project consisted of the acquisition of 1 parcel for bridge improvements in Edinburg. Services included Negotiation, Title Curative, and Closing Support.

Alberta and I Road. Expansion of Lift Station 42. The project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42 in Edinburg. Services included Negotiation, Title Curative, and Closing Support.

Canton Road. Drainage Improvements. The project consisted of the acquisition of 1 parcel for drainage improvements in Edinburg. Services included Negotiation, Title Curative, and Closing Support.

Multiple ROW Acquisition Projects for TxDOT

Halff has provided ROW services on numerous TxDOT projects. Currently, Halff is serving as the ROW provider for 19 parcels for the Yoakum District, 80 parcels for the San Antonio District, 27 parcels for the Corpus Christi District, and 45 parcels for the Laredo District. Services include negotiation, relocation management and assistance, closing and condemnation support.

Bexar County, Talley Road. Halff is providing services for the acquisition of 25 parcels for the widening of Talley Road. Services include Project Administration, Appraisal and Review Appraisal Management, Negotiation, Title Curative, and Closing.



TxDOT ROW/SH 183 Parcels 35 & 38



Nelda Renteria-Compian

Nelda has more than 37 years of experience in ROW acquisition. She served as the South ROW Project Delivery Manager for the six southern Districts of the TxDOT from November 2009 to August 2015. From October 1983 to October 2009, she worked in various right of way positions, including negotiations, relocation, eminent domain, and title curative, which included preparation and review of acquisition payment processing. She has a vast knowledge of complex ROW projects and has served as a Project Manager for Halff.

ROLE
Project Manager

EXPERIENCE
37 Years

EDUCATION
MA, Arts Administration, University of the Incarnate Word

BA, Applied Arts and Sciences, University of the Incarnate Word

AA, Applied Arts and Sciences, Del Mar College

CERTIFICATION
TxDOT - 21.1.1: ROW Acquisition Services

ORGANIZATION
International ROW Association

REPRESENTATIVE PROJECT EXPERIENCE

Multiple ROW Acquisition Projects, Edinburg, Texas.

- **Monte Cristo Drainage and Water Tower Project** – Drainage Improvements. The project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, Eminent Domain Coordination, and Closing Support.
- **HWY 281 Booster Pump Station Project** – Drainage Improvements. The project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Sugar Road Detention Project** – Drainage Improvements. The project consisted of the acquisition of 3 parcels for drainage improvements. Services included Negotiation and Title Curative.
- **Canton Road** – Drainage Improvements. The project consisted of the acquisition of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.

Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.

Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.

FM 1560 Phase I and Phase II, TxDOT San Antonio District, Texas.

Project consisted of the acquisition of 80 parcels for the widening of FM 1560 from FM 471 to Galm – Shaenfield Road and SH 16.



Lorena Corpus

Lorena has over 10 years of experience in acquisition services. Lorena joined Halff as a contract administrator and has since moved into the ROW department. She assists Halff in acquiring parcels and relocation residential and personal properties. She also assists with project administration, negotiation with stakeholders, title curative, closing, eminent domain, and condemnation.

ROLE
Acquisition/
Relocation Agent

EXPERIENCE
10 Years

EDUCATION
High School Diploma

REGISTRATION
Licensed Real Estate Agent,
Texas No. 658610

REPRESENTATIVE PROJECT EXPERIENCE

Multiple ROW Acquisition Projects, Edinburg, Texas.

- **Monte Cristo Drainage and Water Tower Project** – Drainage Improvements. The project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, Eminent Domain Coordination, and Closing Support.
- **HWY 281 Booster Pump Station Project** – Drainage Improvements. The project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Sugar Road Detention Project** – Drainage Improvements. The roject consisted of the acquisition of 3 parcel for drainage improvements. Services included Negotiation and Title Curative.
- **Canton Road** – Drainage Improvements. The project consisted of the acquisition of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Chapin Road** – Bridge Improvements. The project consisted of the acquisition of 1 parcel for bridge improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Alberta and I Road** – Expansion of Lift Station 42. The project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42. Services included Negotiation, Title Curative, and Closing Support.

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.
Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.
Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.



Marissa Montoya, SR/WA-TN

Marissa has experience in the field of Right of Way Acquisition and Local Government Contracts. From 2018 to 2020, she worked as a Right of Way Agent for the Texas Department of Transportation - Right of Way Division. She worked as a Contract Specialist working on Local Government Contracts for the Transportation, Planning, and Design Department at the TxDOT, Laredo District. Since joining the Right of Way Division at Halff, Marissa works as a Right of Way Specialist providing administrative support for acquisition and condemnation services.

ROLE

Acquisition/
Relocation Agent

EXPERIENCE

7 Years

EDUCATION

MBA, Management, Texas A&M International University

BBA, Finance, Texas A&M International University

REGISTRATION

Licensed Real Estate Agent, Texas No. 747929

REPRESENTATIVE PROJECT EXPERIENCE

US 59/Loop 20 (Segments 2, 3, and 4) TxDOT Laredo District, Texas.
Project consisted of the acquisition of 45 right of way parcels, 4 OAS and 20 relocations (business and personal property) for the expansion of US 59 in Laredo. Services include Project Administration, Appraisal and Review Appraisal Management, Negotiation, Relocation Assistance, Title Curative, Closing and Condemnation Support.

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.
Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.
Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.

FM 1560, Phase I & Phase II TxDOT San Antonio District, Texas.
Project consisted of the acquisition of 80 parcels for the widening of FM 1560 from FM 471 to Galm – Shaenfield Road and SH 16. Services include Project Administration, Appraisal Management, Negotiation, Title Curative, Closing and Condemnation Support.Closing, and Eminent Domain support.

Talley Road, Bexar County, Texas.
Project consisted of the acquisition of 25 parcels for the widening of Talley Road. Services include Project Administration, Appraisal and Review Appraisal Management, Negotiation, Title Curative, and Closing.



Dalanie Mathisen

Dalanie joined Halff in 2021 as an Administrative Assistant for the ROW Department at the Corpus Christi Office. Her dedication and commitment to professional growth led her to pass the real estate exam in 2023, advancing to the role of Negotiator. She has gained invaluable knowledge and experience over the past few years. She is excited about continuing her journey in ROW, and collaborating with esteemed clients to achieve outstanding results.

ROLE
Acquisition/
Relocation Agent

EXPERIENCE
3 Years

EDUCATION
High School Diploma

REGISTRATION
Real Estate Broker,
Texas No. 816403

REPRESENTATIVE PROJECT EXPERIENCE

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.
Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.
Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.

Alberta Road ROW, City of Edinburg, Texas.
Project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42 in Edinburg. Services included negotiation, title curative, and closing support.

US 59/Loop 20 (Segments 2, 3, and 4) TxDOT Laredo District, Texas.
Project consisted of the acquisition of 45 right of way parcels, 4 OAS and 20 relocations (business and personal property) for the expansion of US 59 in Laredo, Texas. Services include Project Administration, Appraisal and Review Appraisal Management, Negotiation, Relocation Assistance, Title Curative, Closing and Condemnation Support.

FM 1560, Phase I & Phase II TxDOT San Antonio District, Texas.
Project consisted of the acquisition of 80 parcels for the widening of FM 1560 from FM 471 to Galm – Shaenfield Road and SH 16. Services include Project Administration, Appraisal Management, Negotiation, Title Curative, Closing and Condemnation Support.Closing, and Eminent Domain support.



Brandon Canfield

Brandon is a successful landman and ROW agent with extensive experience and demonstrated ability to achieve results through strong negotiating skills and attention to detail in title and curative work. He has worked in many locations including Ohio, West Virginia, Pennsylvania, Texas, and Oklahoma.

ROLE
Title Specialist/
Condemnation Specialist

EXPERIENCE
13 Years

EDUCATION
High School Diploma

ORGANIZATION
American Association of Professional Landmen (AAPL)

REPRESENTATIVE PROJECT EXPERIENCE

Multiple ROW Acquisition Projects, City of Edinburg, Texas.

- **Monte Cristo Drainage and Water Tower Project** – Drainage Improvements. Project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, Eminent Domain Coordination, and Closing Support.
- **HWY 281 Booster Pump Station Project** – Drainage Improvements. Project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Sugar Road Detention Project** – Drainage Improvements. Project consisted of the acquisition of 3 parcel for drainage improvements. Services included Negotiation and Title Curative.
- **Canton Road** – Drainage Improvements. Project consisted of the acquisition of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Chapin Road** – Bridge Improvements. Project consisted of the acquisition of 1 parcel for bridge improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Alberta and I Road** – Expansion of Lift Station 42. Project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42. Services included Negotiation, Title Curative, and Closing Support.

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.
Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.
Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.



Paul Talylor

Paul is a Senior ROW Agent with experience in preparing and organizing new construction files. He has over 26 years of experience in reviewing land records and title searches to establish ROW, ownership, utility easements and property boundaries.

ROLE

Title Specialist/
Condemnation Specialist

EXPERIENCE

26 Years

REGISTRATION

Licensed Real Estate Agent,
Virginia No. 0225078106

REPRESENTATIVE PROJECT EXPERIENCE

Sugar Road Detention Project, City of Edinburg, Texas.
Project consisted of the acquisition of 3 parcel for drainage improvements. Services included: Negotiation, Title Curative.

SH 178 (Artcraft Road), TxDOT El Paso District, Texas.
Project consists of improvements for safety and reliability of travel time. Proposed improvements will include 4 direct connectors (DCs) at the interchange of I-10 and SH 178. The DCs will allow drivers to bypass the frontage road, traffic light signals, and traffic congestion on North Desert Boulevard and South Desert Boulevard. Also proposed are U-turn bridges at the SH 178 (Artcraft Road)/I-10 interchange.

SH 123/SH 80 Widening Project, TxDOT El Paso District, Texas.
Project consists of widening the roadway to include a continuous center turn lane (between 14 and 16 feet), 12-foot travel lane, 14-foot outer travel lane in each direction, and six-foot sidewalks or 10-foot shared-use path. At the southern end of the project, from approximately 0.2 miles south of East Main Avenue to just north of the intersection of US 181 and SH 80/SH 123, the existing 2-lane roadway would be widened to four lanes (two in each direction) with a continuous center turn lane, shoulders, and sidewalks.

FM 1560, Phase I & Phase II TxDOT San Antonio District, Texas.
Project consisted of the acquisition of 80 parcels for the widening of FM 1560 from FM 471 to Galm – Shaenfield Road and SH 16. Services include Project Administration, Appraisal Management, Negotiation, Title Curative, Closing and Condemnation Support.Closing, and Eminent Domain support.

US 77 (Continuation), TxDOT Corpus Christ District, Kenedy/ Kleberg County Line, Texas.
Project consisted of the acquisition of 27 right of way parcels and 3 relocations (residential and business property) for the expansion of existing right of way to meet current highway standards for US 77. Services included Project Administration, Negotiation, Title Curative, Closing, and Eminent Domain support.

US 59/Loop 20 (Segments 2, 3, and 4) TxDOT Laredo District, Texas.
Project consisted of the acquisition of 45 right of way parcels, 4 OAS and 20 relocations (business and personal property) for the expansion of US 59 in Laredo, Texas. Services include Project Administration, Appraisal and Review Appraisal Management, Negotiation, Relocation Assistance, Title Curative, Closing and Condemnation Support.

PREVIOUS EXPERIENCE WITH THE CITY OF EDINBURG

Halff has worked with and within the City of Edinburg for several years. We have held recent and ongoing contracts directly with the City, and provided services on City projects as a subconsultant. The following is a sample of more recent projects that Halff has successfully completed for the City of Edinburg:

Multiple ROW Acquisition Projects for the City of Edinburg

- **HWY 281 Booster Pump Station Project.** Drainage Improvements. Project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Monte Cristo Drainage and Water Tower Project.** Drainage Improvements. Project consisted of the donation of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, Eminent Domain Coordination, and Closing Support.
- **Sugar Road Detention Project.** Drainage Improvements. Project consisted of the acquisition of 3 parcels for drainage improvements. Services included Negotiation and Title Curative.
- **Chapin Road.** Bridge Improvements. Project consisted of the acquisition of 1 parcel for bridge improvements. Services included Negotiation, Title Curative, and Closing Support.
- **Alberta and I Road.** Expansion of Lift Station 42. Project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42. Services included Negotiation, Title Curative, and Closing Support.
- **Canton Road.** Drainage Improvements. Project consisted of the acquisition of 1 parcel for drainage improvements. Services included Negotiation, Title Curative, and Closing Support.

Other Experience with the City of Edinburg

- McIntyre Square Project, Boundary Survey (3.93 ac)
- Land Surveying, Wisconsin Rd. from I-69C to West City Limits
- Land Surveying and ROW Mapping, Sprague Rd. from Jackson Rd. to Wes City Limits (1.62 mi.)
- Land Surveying and ROW Mapping, Chapin Rd. from I-69C to West City Limits (3.57 mi.)
- Land Surveying and ROW Mapping, Trenton Road- I-69C to East City Limits (1.3 mi.)
- Survey Fire Station 5 Boundary Survey and ROW Acquisition for Lift Station
- Bicycle & Pedestrian Masterplan - Landscape Architecture services for a Bicycle and Pedestrian Master Plan for the City of Edinburg
- New Auxiliary Generator Replacement at Downtown Water Treatment Plant High Service Pump Station
- Additional Waterline Improvements along US Hwy North 281
- Professional Services for US Hwy North 281 Water Distribution System Improvements from SH 186 to FM 490
- Downtown Parking and Retail Facility at Closner Boulevard

The Halff team stands ready to provide exemplary ROW Acquisition services to the City of Edinburg. We will leverage our previous experience to provide the City with the utmost quality service meet your expectations and exceed them. We are familiar with the City's expectations and standards and will strive to achieve successful project completion, on time and within budget.



ABILITY TO MEET SCHEDULE AND DEADLINES

Our ability to maintain the work schedule is part of what will make this a successful project. Halff has a **reputation of meeting the schedules that have been established by the project's owners**. Our key to successful project execution is developing the project schedule up front and identifying the required staffing levels. An integral part of developing the schedule is continued involvement with the client and relevant regulatory agencies. Our technique includes using partnering sessions at the beginning of the project and obtaining commitments from project partners to expedite the decision-making and review process. A successful schedule allows the project to develop in an orderly manner.

Our project managers are given the resources and authority to develop the project schedule and assign resources to meet the schedule.

Nelda will be responsible for developing and maintaining the project schedule. She has a **record of exemplary performance on various projects and fully understands the design process**. She can sequence tasks so multiple tasks are worked on concurrently, reducing the overall project schedule.

For each component of the production effort, team members will review the project and confirm that the schedule is reasonable for their assigned tasks. Schedules will be regularly updated so each team member can visually see project progress. If, for any reason, a schedule varies or slips, a contingency plan will be produced for schedule recovery. The schedule will be directed back on track by focusing the team on critical tasks, applying additional manpower to the project, or combining both solutions.



Halff understands that the service we provide the City of Edinburg is based upon a commitment that we will complete projects promptly and professionally. With this commitment comes our resolve to allocate the technical and support staff and resources required for project success.

FINANCIAL STABILITY

Halff has been serving Texas for 74 years and has seen continued growth and profitability throughout this period. Halff is in good financial standing and is current on payment of all taxes and fees. Halff has the financial capability and strength to serve our clients while providing opportunities for growth and investment in the firm and our staff. We invite you to contact the following banking reference who can speak to our financial stability:

Prosperity Bank
Chelsea Chavez
Treasury Management Sales Officer
80 Sugar Creek Center Blvd.
Phone: 281.269.7184
Email: Chelsea.Chavez@prosperitybankusa.com
Web: www.prosperitybankusa.com

Halff has the necessary resources (human and financial) to provide the level of service required by the City of Edinburg. Should you require further information, Halff will supply upon request.

A recent Dunn and Bradstreet report on Halff and its holdings ranks the company in all categories in the upper quartile for financial stability, with an overall ranking of 1R2. A Dunn and Bradstreet report, or other financial information for Halff and/or any of our subconsultants, can be made available upon request.

Our Commitment to BEST BUSINESS PRACTICES

Halff uses a proactive approach to identifying best business practices. We are committed to sourcing and maximizing the implementation of these best practices to better serve our clients and their communities. We have a well-documented history of not only meeting, but exceeding expectations in these areas to foster long lasting relationships by working closely together to deliver cost-effectively execute assignments with maximum quality.



Domestic Preference

Halff prioritizes the purchase of goods and services from domestic suppliers over foreign suppliers.

Debarment Certification

Halff has not been excluded or disqualified from government contracts due to past misconduct.

Federal Davis-Bacon Wage Requirements

Halff pays prevailing wages to laborers/mechanics on federally funded construction projects.

Buy American Preference

Halff uses products made in the United States for federally funded projects to promote domestic manufacturing and economic growth.

Disadvantaged Business Enterprise (DBE)

Halff includes small businesses owned and controlled by socially and economically disadvantaged individuals in government contracting.

Meeting or Exceeding DBE Goals

Halff promotes contract diversity and inclusion by surpassing the specified targets for utilizing DBEs.

Fair Labor Standards Act

Halff enforces minimum wage, overtime pay eligibility, record keeping, and child labor standards for employees.

REFERENCES

JOE NEWTON | BEXAR COUNTY

Title: Asset Management/Public Works

Address: 1948 Probandt St., San Antonio, Texas 78214

Phone Number: 210.335.2011

Project: Talley Road Project - Acquisition of 25 parcels

Services: Project Administration, Negotiation, Title Curative, and Closing Support

Roles: Nelda Renteria-Compian, Project Manager
Lorena Corpus, Acquisition Agent
Marissa Montoya, Acquisition Agent
Brandon Canfield, Title Specialist/Condemnation Specialist

LORETTA G. VELASCO, CTCM | TxDOT SOUTH ROW PROJECT DELIVERY

Title: ROW Agent

Address: 1701 South Padre Island Drive, Corpus Christi, Texas 78416

Phone Number: 361.808.2238

Project: US 77 (continuation), US 77 - 27 right of way parcels, and 3 relocations (residential and business property) for the expansion of existing ROW to meet current highway standards for US 77

Services: Project Administration, Negotiation, Title Curative, Closing, and Condemnation Support

Roles: Nelda Renteria-Compian, Project Manager
Lorena Corpus, Acquisition Agent
Brandon Canfield, Title Specialist/Condemnation Specialist
Marissa Montoya, Relocation

GREG POLASEK | TxDOT YOAKUM DISTRICT

Title: ROW Supervisor

Address: 403 Huck Street Yoakum, Texas 77995

Phone Number: 512.705.6179

Project: SH 72 - 19 parcels for the widening of SH 72

Services: Project Administration, Negotiation, Title Curative, Closing, and Condemnation Support

Roles: Nelda Renteria-Compian, Project Manager
Lorena Corpus, Acquisition Agent
Brandon Canfield, Title Specialist/Condemnation Specialist

INSURANCE COVERAGE

Please see our itemized insurance coverage below. In accordance with the requirements of this RFQ, we have also included our insurance certificate on the page 20.

Category	Coverage
Commercial General Liability	Each Occurrence (EO) ($2,000,000); Damage to Rented Premises - EO ($500,000); Medical Expenses ($25,000); Personal and ADV Injury ($2,000,000); General Aggregate ($4,000,000); Products - Comp/OP AGG ($4,000,000)
Automobile Liability	Combined Single Limit - Each Accident ($2,000,000)
Umbrella Liability	Each Occurrence ($5,000,000); Aggregate ($5,000,000)
Worker's Compensation	Statutory Limits
Employer's Liability	Each Accident ($1,000,000); Each Disease - Per Employee ($1,000,000); Each Disease - Policy Limit ($1,000,000)
Professional Liability	Per Claim ($1,000,000); Aggregate ($1,000,000)

PROFESSIONAL SERVICES AGREEMENT

Halff has read the Professional Services Agreement and will meet the prerequisite insurance requirements. Halff also requests the opportunity to negotiate some of the terms and conditions in the Professional Services Agreement.

CONTACT INFORMATION

As Project Manager, **Nelda Renteria-Compian,** will be your primary point of contact for any future projects. In the instance that Nelda is unavailable, the secondary contact for these projects is **Lorena Corpus.** Their contact information is as follows:

Nelda Renteria-Compian
Project Manager
nrenteria-compian@halff.com | 361.400.4603

Lorena Corpus
Acquisition/Relocation Agent
lcorpus@halff.com | 956.445.5238



SUPPLEMENTAL INFORMATION

Supplemental Information for Response to City of Edinburg (City), Request for Qualifications, Submittal Requirements, Litigation Disclosure Form

02 July 2024

Question:

1. *Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?*
2. *Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?*
3. *Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?*

Response:

Halff Associates, Inc. (Halff) employs more than 1,500 people in 33 office locations (Texas, Florida, Oklahoma, Arkansas, and Louisiana) and is engaged in roughly 4,900 active projects at any given time. Accordingly, on rare occasions, Halff finds itself as a named defendant in a lawsuit or as a participant in other dispute resolution proceedings related to professional services and/or business in general insurance. Halff is a privately-held corporation and statements regarding litigation and claims, on the advice of Halff's legal counsel and Halff's insurance carriers, must remain confidential. Further, it is important to note that confidentiality requirements are often specifically addressed in settlement release documents or employee-employer privacy restrictions or pursuant to contract requirements. Due to these circumstances, Halff can only release this confidential information under specific request and with the dual understandings: (a) that any such information is and shall remain privileged and confidential, coupled with the further understanding, (b) that any such disclosure by Halff could only be provided if such confidentiality were strenuously protected by both the City of Edinburg (City) and Halff. Notwithstanding the foregoing, Halff may still be prohibited from disclosing information. Further, as this information would provide Halff's competitors with information that would not normally be shared, and such disclosure would create a competitive advantage for such competitors, Halff and City agree that any and all relevant protections (exclusions) under the Texas Open Records Act and the Freedom of Information Act (FOIA) are applicable. **Further, Halff can and does affirm that Halff has never been adverse to the City of Edinburg (City) in any litigation or claims during the last ten (10) years. Halff can and does affirm, however, that there are no significant prior or ongoing matters that would adversely affect Halff's ability to fully perform its obligations on this or any other project.** Halff and its legal counsel and insurers will consider requests for specific information regarding litigation, therefore please direct any such questions through our General Counsel, Mrs. Jill Martin, at jmartin@halff.com or 214-346-6365.

CONFIDENTIAL – FOR INTERNAL CITY USE ONLY – NOT FOR DISCLOSURE
ANY AND ALL EXCEPTIONS / PROTECTIONS UNDER THE TEXAS OPEN RECORDS ACT AND THE FREEDOM OF INFORMATION ACT ARE HEREBY CLAIMED BY HALFF

SAMPLE INSURANCE CERTIFICATE

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/30/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Greyling Ins Brokerage/EPIC 3780 Mansell Rd. Ste. 370 Alpharetta GA 30022	**CONTACT NAME:** Rebecca Egan **PHONE (A/C, No, Ext):** 770-552-4225 **FAX (A/C, No):** **E-MAIL ADDRESS:** greylingcerts@greyling.com
INSURED HALFF Halff Associates, Inc. 1201 N. Bowser Richardson TX 75081	**INSURER(S) AFFORDING COVERAGE** — **NAIC #** **INSURER A :** National Union Fire Ins Co of Pittsburg — 19445 **INSURER B :** The Continental Insurance Company — 35289 **INSURER C :** New Hampshire Insurance Company — 23841 **INSURER D :** Allied World Surplus Lines Insurance Co — 24319 **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 1847101035 **REVISION NUMBER:** 23-24

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY [X] PRO-JECT [ ] LOC OTHER:			GL5856923	8/1/2023	8/1/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 2,000,000 $ 500,000 $ 25,000 $ 2,000,000 $ 4,000,000 $ 4,000,000 $
A	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS X HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			CA5717893	8/1/2023	8/1/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ 2,000,000 $ $ $ $
B	X **UMBRELLA LIAB** [X] OCCUR **EXCESS LIAB** [ ] CLAIMS-MADE DED [X] RETENTION $ 10,000			7034027549	8/1/2023	8/1/2024	EACH OCCURRENCE AGGREGATE $	$ 5,000,000 $ 5,000,000 $
C	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		WC014195843	8/1/2023	8/1/2024	X PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
D	Prof Liability incl. Pollution			03113813	8/1/2023	8/1/2024	Per Claim Aggregate	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

When certificate holder is shown, that certificate holder can be named as an Additional Insured on a primary and non-contributory basis with the exception of workers compensation & professional liability where required by written contract. A waiver of subrogation also applies as required by written contract. Umbrella policy follows form with respects to General, Automobile & Employers Liability Policies.

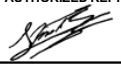
CERTIFICATE HOLDER

Sample

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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ACORD 25 (2016/03) **The ACORD name and logo are registered marks of ACORD**

FORMS

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7/16/2024

Company/Vendor Name: Halff Associates, Inc.

Printed Name and Title: Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

Authorized Signatory:



COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Halff Associates, Inc.
(Full, correct legal name)

- Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
- Telephone/Fax: Telephone: 956.664.0286 | Fax: 956.664.0282
- Email address: mdiaz@halff.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_X_

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_X_ No____

4. Where is the Company's corporate headquarters located? Richardson, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_X_

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_X_

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Marcos Diaz, PE, LGPP
Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
Telephone: 956.664.0286
Fax: 956.664.0282
Email: mdiaz@halff.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument “called,” canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being “called,” or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

HOUSE BILL 89 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

SENATE BILL 13 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Marcos Diaz, PE, LGPP, Authorized Representative, being first duly sworn, deposes and says that: *(Name)*
Authorized Representative

(1) He is President of Halff Associates, Inc., the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Vice President, Operations Manager, McAllen

Subscribed and sworn to me this 16th day of July 20 24.

By:

CHELSEY R TYSON
Notary Public
STATE OF TEXAS
NOTARY ID# 131623377
My Comm. Exp. June 27, 2026

Notary Public

My commission expires: June 27, 2026

We improve lives and communities
by turning ideas into reality.

Halff
5000 W. Military Highway
Suite 100, McAllen, TX 78503
956.664.0286
halff.com

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.D.
2024-2026 Geotechnical Engineering and Construction Materials Testing Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-006, Geotechnical Engineering and Construction Materials Testing Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion the City of Edinburg requires Geotechnical Engineering and/or Construction Materials Testing Services on City projects which do require a specific engineering specialty. The qualified firm(s) selected should be experienced in the field of geo-technical engineering services, having experience in the Geo-Technical Testing and Construction Materials Testing. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and appraisal expertise to carry out the projects without constraints to produce documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date. The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

On Tuesday, July 16, 2024, Request for Qualifications were received for RFQ 2024-006, Geotechnical Engineering and Construction Materials Testing Services for. A total of six (6) Request for Qualifications were received and opened. The requests for qualifications were reviewed by staff and they all met the criteria set out in the Request for Qualifications.

The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:
1. B2Z Engineering*
2. L&G Consulting Engineers
3. Millennium Engineers Group*
4. Raba Kistner*
5. Terracon*
6. UES Professional Solutions 45

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 3 and 5 will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 4 firms and they have received approximately 9 projects.

3. **Staff's Recommendation:**
Approve Awarding RFQ 2024-006, Geotechnical Engineering and Construction Materials Testing Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise.

Reviewed by:
Tomas Reyna, Assistant City Manager

Prepared by:
Mardoqueo Hinojosa, City Engineer

Attachments:

A. RFQ Geotechnical Engineering and Construction Materials Testing
B. RFQ Sample Agreement
C. B2Z Engineering
D. L&G Consulting Engineers
E. Millennium Engineers Group
F. Raba Kistner
G. Terracon
H. UES Professional Solutions 45

Solicitation Created

CLOSED

Request for Qualifications - Geotechnical Engineering and Construction Materials Testing Services Rotation

Engineering

92546

Project ID: 2024-6

All dates & times in Central Time

Edit Preview

1. Introduction

1.1. Summary

The City of Edinburg's Department of Engineering is currently seeking to retain a rotation list of qualified professional Geotechnical Engineering firms to provide Geotechnical Engineering and Construction Materials Testing. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The services request is to provide the following services: Geotechnical Engineering, Construction Materials Testing and Engineering, and Environmental Services of any and all City Projects. It is anticipated that Geotechnical Engineering firms will lead full teams of engineers and or related consultants as needed for each project.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

2. Scope of Work

2.1. Scope of Services

The selected firm(s) will report to, and operate under, the direction of City of Edinburg's Department of Engineering staff. Must have a Texas Licensed Professionals with superior background, training, and qualifications meeting all requirements of this RFQ, Registered or licensed in the State of Texas. The scope of services required by this RFQ may include some or all of the following services:

1. Geotechnical:

A. Slab on Grade Foundation Evaluation and Recommendation
B. Special Construction Details for Removal of Ground or Surface Water, Existence of Expansive Clay, Hydrostatic Pressure, etc.
C. Site Work
D. Retention Systems
E. Field Exploration
F. Laboratory Testing
G. Analysis and Reports

H. Other Geotechnical Evaluation
I. Environmental Reports

2. Construction Materials Testing:

A. Plans Review
B. Earthwork Services
C. Density Testing
D. Post Construction Services
E. Foundation Inspection Services
F. Concrete Services
G. Structural Steel Services
H. Other Laboratory Construction Testing for Infrastructure and/or Building Projects.

All qualified firms or persons shall have current licenses as required under the State of Texas for the provisions of services requested for the City of Edinburg.

3. Evaluation Criteria

1. Overall Qualification of Team

Scoring Method:
Points Based
Weight (Points):
40 (*40% of Total*)

2. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

3. Ability to meet Schedules and Deadlines

Scoring Method:
Pass / Fail
Weight (Points):
30 (*30% of Total*)

4. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT "B" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX





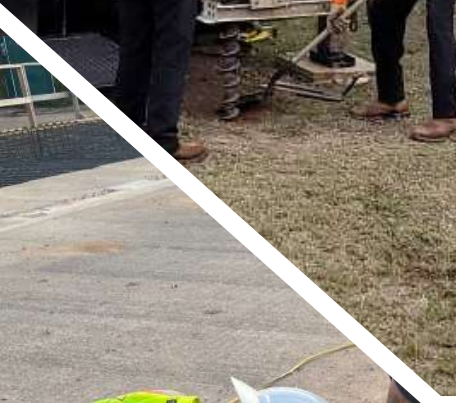
Statement of Qualifications

for

Geotechnical Engineering and Construction Materials Testing Services Rotation

RFQ #2024-6

Submittal Due:
July 16, 2024 at 3:00PM







B2Z ENGINEERING
900 S. Stewart Rd. Suite 2 • Mission, TX 78572
(956) 585-3773

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- Conflict of Interest Disclosure
- General Questionnaire
- Litigation Disclosure Form
- HB 89 Verification Form
- SB 13 Verification Form
- SB 19 Verification Form
- Non-Collusion Affidavit
- Conflict of Interest Questionnaire

Tab I – Transmittal Letter

B2Z ENGINEERING

July 15, 2024

Mr. Mardoqueo Hinojosa, PE, CFM, CPM, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

RE: Statement of Qualifications for
Geotechnical Engineering and Construction Material Testing Services Rotation
Request for Qualification (RFQ) No. 2024-6

Dear Mr. Hinojosa,

B2Z Engineering, LLC (B2Z) is pleased to present our Statement of Qualifications (SOQ) in response to the City of Edinburg's solicitation for Geotechnical Engineering and Construction Material Testing Services Rotation. B2Z is excited and pleased to express our interest and commitment to **continue** providing quality Geotechnical Engineering and Construction Materials Testing (CMT) to the City of Edinburg as outlined in the above-referenced RFQ.

B2Z is a **HUB**, **DBE, MBE**, and **WBE** certified engineering consulting and materials testing firm known for its ability to build positive working relationships with our clients. We have extensive experience in providing Geotechnical & CMT services to the City of Edinburg and stand ready to continue providing those services via this contract. B2Z competed on a state-wide basis and was ranked **NUMBER ONE** by the **Texas Department of Transportation (TxDOT)** for their bi-annual **Materials Engineering Statewide** contract.

We have assembled a **uniquely qualified** group of **LOCAL TALENT** with extensive knowledge and technical expertise in geotechnical engineering and construction materials testing. B2Z's team, consisting of professional engineers, technicians, and support staff, operates our **state-of-the-art**, **AASHTO-accredited, TxDOT & USACE-certified** laboratory in Mission. B2Z is equipped and prepared to continue to meet all schedule demands and adhere to all quality standards set by the City of Edinburg.

B2Z's proposed **Senior Project Manager, Mr. Reza Badiozzamani, PE, CFM,** will serve as the primary contact person responsible for matters regarding our SOQ. He is located at 900 S. Steward Rd, Ste. 2, Mission, TX office and can be contacted by telephone at (956) 655-1995 or by email at Reza@B2ZEng.com.

Ms. Aisha Gonzalez, as Principal of B2Z Engineering, LLC is authorized to bind the firm to a contract with the City of Edinburg. She is located at 900 S. Steward Rd, Ste. 12, Mission, TX office and can be contacted by telephone at (956) 566-3421 or by email at Aisha@B2ZEng.com.

Please allow me to be the first to say that we sincerely appreciate the opportunity to present our statement of qualifications in response to the City of Edinburg's request. We look forward to the opportunity to continue our working relationship with the city, should we be selected. We thank you for your time, consideration, and attention.

Respectfully,

Aisha Gonzalez
President

P. O. Box 2724 • McAllen, TX 78502
(956) 618-0624 • www.B2ZEng.com

Tab II – Firm Qualification and Experience

Firm Introduction

B2Z Engineering, LLC (B2Z) is a **premier engineering consulting firm established in 2009** and licensed through the State of Texas as a Professional Engineering Firm (TBPE #F-11187). B2Z is **100% LOCALLY OWNED AND OPERATED** and has been headquartered in the Rio Grande Valley since 2009. B2Z is a **Woman-Owned Minority Business** with engineering offices and materials testing laboratories in Mission, Brownsville, Seguin, Houston, and Austin. We are a **HUB, WBE, MBE, DBE, WOSB, SBE,** and **SBA 8(a)** certified firm. B2Z has a uniquely qualified group of **LOCAL TALENT** with **geotechnical engineering & testing, construction materials testing,** American Society for Testing and Materials **(ASTM)** testing procedures, American Concrete Institute **(ACI)** testing procedures, National Institute for Certification of Engineering Technologies **(NICET)** proficient, the Texas Asphalt Paving Association **(TXAPA)**, and others.



Office Providing Services

900 S. Stewart Road, Suite 2
Mission, TX 78572

Contact Person

Mr. Reza Badiozzamani, PE, CFM
Reza@B2ZEng.com
(956) 585-3773

Services under this contract will be performed out of our Mission office. Additional support, if needed, will be provided by our regional offices (Brownsville, Seguin, Houston, and Austin). B2Z's Mission Engineering & Laboratory Offices employ over 50 professional and technical personnel. Services performed out of this office include, but are not limited to geotechnical engineering & testing, construction materials testing, environmental monitoring, general civil engineering, bridge/roadway design, drainage design, construction/project management, and construction engineering & inspection.

Statement of Interest

B2Z has an executed contract with the City of Edinburg to provide geotechnical engineering and construction materials testing services on an as-needed basis. ***We are ready and able to continue to provide these services.*** Our materials testing laboratory is equipped with all the required testing equipment to conduct the geotechnical and materials testing services that may be required by the City of Edinburg's projects.

B2Z is contracted by various entities to provide **geotechnical and construction materials testing services**. These entities include but are not limited to the Cities of Alamo, Edinburg, McAllen, Palmview, and Weslaco, the McAllen Public Utility, Hidalgo County, Hidalgo County Drainage District No. 1, TxDOT, and Hidalgo County Regional Mobility Authority. B2Z was ranked and selected as the **NUMBER ONE** firm for **TxDOT's Materials Engineering Statewide** contract and has been providing geotechnical and materials testing services all over the state. In addition to that contract, **B2Z has been awarded four other TxDOT prime contracts for geotechnical engineering and materials testing services.**

Unique Qualifications



B2Z maintains over 8,500 square feet of combined engineering office and laboratory space in Mission, TX. Our **state-of-the-art laboratory** contains the necessary tools and equipment to provide quality materials testing services. B2Z's team of highly qualified professionals has extensive experience working not only with but for public agencies and understands the nuances and complexities of working within the public sector project model. Whether we are working on a large or **small project, we give each task the same attention to technical excellence and quality control while maintaining responsiveness.**

B2Z also owns and operates four (4) Geotechnical drilling rigs and drilling support trucks. We have the capacity and capability to **expedite** geotechnical and **materials testing services** when necessary. We pride ourselves on hiring local professionals who have **over 200 years of combined TxDOT experience**. B2Z's team is comprised of **over twenty certified field and laboratory technicians,** half of whom possess more than ten years of individual experience. Their certifications include **Level 1A, 1B, and 2; SB 101, 102, 103, 201, and 202; and ACI**. B2Z would like for the City of Edinburg to continue to view our firm as an extension of its staff, utilizing our expertise whenever necessary.

B2Z's **vast experience** and **quality of services** have allowed us to obtain **AASHTO Accreditation, TxDOT, and USACE Certifications** for our Mission-based materials testing laboratory. We utilize the most up-to-date equipment to perform all construction materials testing services. Independent servicing agencies calibrate all our equipment, and our experienced technical staff conducts testing in compliance with all standards set by **AASHTO, ACI, ASTM, and TxDOT**.

In addition to our years of experience in providing compliant geotechnical engineering and construction materials testing, B2Z's staff holds a multitude of TxDOT Pre-Certifications. The following table shows B2Z's current TxDOT geotechnical and materials testing pre-certifications.

B2Z Engineering, LLC - Areas of Certification (TxDOT Pre-Certs.)			
12.1.1	ASPHALTIC CONCRETE PRODUCTION	**12.2.5**	HOT MIX ASPHALT (HMA) PLANT INSPECTION AND TESTING
12.1.2	PORTLAND CEMENT CONCRETE	**12.4.1**	PAVEMENT DESIGN SERVICES
12.1.3	MATERIALS ENGINEERING	**12.5.1**	PAVEMENT EVALUATION
12.1.4	ASPHALTIC CONCRETE PLACEMENT	**14.1.1**	SOIL EXPLORATION
12.1.5	PORTLAND CEMENT CONCRETE PLACEMENT	**14.2.1**	GEOTECHNICAL TESTING
12.1.6	EMBANKMENT/SUBGRADE/BACKFILL/BASE PRODUCTION	**14.3.1**	TRANSPORTATION FOUNDATION STUDIES
12.1.7	EMBANKMENT/SUBGRADE/BACKFILL/BASE PLACEMENT	**14.4.1**	BUILDING FOUNDATION STUDIES
12.2.1	CONCRETE PLANT INSPECTION AND TESTING	**14.5.1**	EVALUATION & DESIGN OF GEOTECHNICAL RELATED STRUCTURES
12.2.2	PREFABRICATED STRUCTURAL MATERIALS FABRICATION PLANT INSPECT		

In addition to being an **AASHTO, TxDOT, and USACE Certified Laboratory**, B2Z's field and laboratory technicians hold the following certifications:

- ACI CONCRETE FIELD-TESTING TECH GRADE 1
- ACI CONCRETE STRENGTH TESTING TECHNICIAN
- ACI AGGREGATE TESTING
- TXAPA HMA PLAN SPECIALIST – LEVEL 1A
- TXAPA SMA ROAD SPECIALIST – LEVEL 1B
- TXAPA HMA MIX DESIGN SPECIALIST – LEVEL 2
- TXAPA PROPERTIES SPECIALIST – SB 101
- TXAPA FIELD SPECIALIST – SB 102
- TXAPA MATERIALS ANALYSIS SPECIALIST – SB 103
- TXAPA STENGTH SPECIALIST – SB 201
- TXAPA COMPRESSIVE STRENGTH SPECIALIST – SB 202
- RADIATION SAFETY OFFICER
- OSHA 10 & OSHA 30
- NUCLEAR GAUGE SAFETY CERTIFIED
- HAZMAT CERTIFIED

Meeting Timeline Requirements & Staffing



We have staff available to begin work immediately for any size project (part-time or full-time). B2Z knows that maintaining a predictable project schedule is paramount to successful project delivery. Our team prides itself on meeting, and often exceeding the schedules developed by our clients and project owners. We have developed a system for project schedule monitoring that has proven itself on over $1B worth of construction contracts. As a function of our proven system, we would develop a schedule early in the process to ensure that we have the appropriate staffing levels assigned to the critical path components. This schedule would be developed in conjunction with both the client and any other project stakeholders with consideration of the major project milestones and anticipated project hurdles. B2Z has committed the services of experienced personnel who know and understand the tasks required to perform municipal projects. This will undoubtedly allow us to keep ahead of schedule and add additional resources as appropriate.

Ability to Expedite Services

B2Z is made up of technical and multi-discipline staff of ninety-five (95) employees, sixty-three (63) fleet vehicles, four (4) Geotechnical drilling rigs, and drilling support trucks. **We have the capacity and capability to fulfill all requests for expedited materials testing services.**





B2Z commits to continue responding promptly to the City of Edinburg's requests as they are received. We will make every effort to minimize scheduling conflicts. B2Z prefers to schedule field and laboratory work with at least 24 hours of advance notice. However, we understand that certain situations may occur where projects may require emergency services. During these instances, B2Z will make every effort to dispatch the appropriate personnel.

With all drilling and laboratory testing operations owned and managed by B2Z, we have the distinct ability to best manage our resources to meet deadlines.

B2Z FIRM CERTIFICATIONS



Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: 1371580878100
Approval Date: August 19, 2021
Scheduled Expiration Date: August 19, 2025

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

B2Z Engineering, LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **August 19, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

HUB Certified Firm



Texas Department of Transportation

Texas Unified Certification Program — TUCP

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE** in accordance with Federal Regulations 49 CFR, Part 26

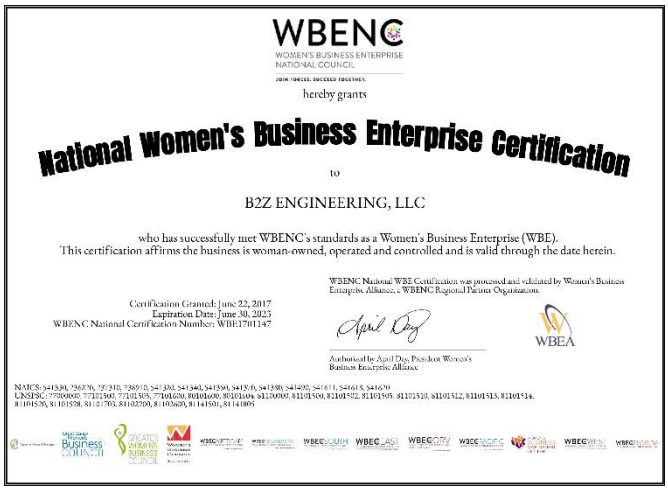
B2Z ENGINEERING, LLC (VN 23626)

This Certificate is subject to suspension or revocation, and DBE information verification annually, upon the anniversary month.

Current certification information will be listed in the TUCP Directory.
The TUCP Directory website is www.txdot.gov

Tamela C. Saldana, Ph.D., Director
DBE & SBE Programs
Office of Civil Rights

DBE Certified Firm



WBENC
WOMEN'S BUSINESS ENTERPRISE NATIONAL COUNCIL
JOIN FORCES. SUCCEED TOGETHER.

hereby grants

National Women's Business Enterprise Certification

to

B2Z ENGINEERING, LLC

who has successfully met WBENC's standards as a Women's Business Enterprise (WBE).
This certification affirms the business is woman-owned, operated and controlled and is valid through the date herein.

Certification Granted: June 22, 2017
Expiration Date: June 30, 2023
WBENC National Certification Number: WBE1701147

WBENC National WBE Certification was processed and validated by Women's Business Enterprise Alliance, a WBENC Regional Partner Organization.

Authorized by April Day, President Women's Business Enterprise Alliance

WBEA

NAICS: 541330, 236220, 237310, 238910, 541330, 541340, 541350, 541370, 541380, 541490, 541611, 541618, 541620
UNSPSC: 77101500, 77101501, 77101505, 77101506, 80101600, 80101604, 81120000, 81101500, 81101502, 81101505, 81101510, 81101512, 81101513, 81101514, 81101520, 81101528, 81121703, 81102200, 81102600, 81141501, 81141005

WBEC_SOUTH WBEC_ASI WBECGDIV WBECPACIFIC WBECWEST WBECNORTH

WBEC Certified Firm



THIS CERTIFIES THAT

B2Z Engineering, LLC

NMSDC
National Minority Supplier Development Council

* Nationally certified by the: **SOUTHWEST MINORITY SUPPLIER DEVELOPMENT COUNCIL**

*NAICS Code(s): 541330; 541380; 237310; 236220; 541340; 541350; 541490; 541611; 541618; 541620

* Description of their product/services as defined by the North American Industry Classification System (NAICS)

06/01/2022 — **Issued Date**
AU02385 — **Certificate Number**
06/01/2023 — **Expiration Date**

Ying McGuire
NMSDC CEO and President

Karen Box President/CEO

By using your password (NMSDC issued only), authorized users may log into NMSDC Central to view the entire profile: http://nmsdc.org

Certify. Develop. Connect. Advocate.

* MBEs certified by an Affiliate of the National Minority Supplier Development Council, Inc.®

MBE Certified Firm

B2Z LABORATORY CERTIFICATIONS

AASHTO ACCREDITED

CERTIFICATE OF ACCREDITATION

AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AASHTO

B2Z Engineering, LLC

in

Mission, Texas, USA

has demonstrated proficiency for the testing of construction materials and has conformed to the requirements established in AASHTO R 18 and the AASHTO Accreditation policies established by the AASHTO Committee on Materials and Pavements.

The scope of accreditation can be viewed on the Directory of AASHTO Accredited Laboratories (aashtoresource.org).

Jim Tymon,
AASHTO Executive Director

Moe Jamshidi,
AASHTO COMP Chair

This certificate was generated on 08/14/2023 at 11:18 AM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Texas Department of Transportation

Certificate of Accreditation

This is to signify that

B2Z Engineering – Mission, Texas
(900 S. Stewart Rd. Suite 2, Mission, Texas 78577)

Has demonstrated proficiency in the tests listed below and has met the minimum requirements set forth by the TxDOT Quality Assurance Program for Construction.

Tex-100-E, 101-E (Parts I, II & III), 103-E, 104-E, 105-E, 106-E, 107-E, 110-E (Part I), 113-E, 114-E, 115-E (Part I), 116-E, 117-E (Part II), 120-E (Part II), 121-E (Part II), 128-E, 129-E, 130-E (Parts I, II, III, IV), 140-E, 145-E (Part II), 200-F (Parts I & II), 201-F, 203-F, 205-F, 206-F (Part I), 207-F (Parts I, III, IV, V,VII & VIII), 212-F (Part II), 222-F, 225-F (Parts I, II), 227-F (Part II), 235-F, 236-F (Parts I, II), 237-F, 400-A, 401-A, 402-A, 404-A (Coarse Aggregate), 406-A (Part I), 407-A, 408-A, 415-A, 416-A, 418-A, 422-A, 423-A (Parts I & II), 450-A (Part III).

Presented by,

(Pharr District Laboratory)
Texas Department of Transportation

Effective Period: May 05, 2023 – May 05, 2026

Texas Department of Transportation

Sergio Cantu, P.E.
Pharr District Lab Engineer

MTC MATERIALS TESTING CENTER

USACE CERTIFICATE OF LABORATORY VALIDATION

ERDC

B2Z Engineering
900 South Stewart Rd. Suite 4
Mission, TX,
Aisha Gonzalez
(956) 585-3773

has demonstrated, by abbreviated audit of its AASHTO accreditation, or by inspection of required records, equipment, procedures, facilities, and/or final reports, its proficiency to perform testing of construction materials, as established by the quality standards of AASHTO R 18 guidance and the requirements of the applicable ASTM standards.

THIS USACE CERTIFICATE OF LABORATORY VALIDATION IS ACCURATE AS OF ITS DATE AND TIME OF GENERATION:
24 JUL 2023 AT 11:43 HOURS

ALL METHODS LISTED ON THIS CERTIFICATE OF VALIDATION WILL EXPIRE ON 07/20/2025

PLEASE CONFIRM THE CURRENT VALIDATION STATUS OF THIS LABORATORY USING THE SEARCH FEATURE ON OUR PUBLIC WEBSITE: https://mtc.erdc.dren.mil

Chad A. Gartrell, PE, Director
USACE Materials Testing Center
Vicksburg, Mississippi, USA

B2Z Projects

B2Z is currently on the City of Edinburg's Geotechnical and Construction Materials Testing (CMT) rotation list and is well-versed in how the City likes to conduct its business. We have also provided services to governmental agencies throughout the State of Texas including, but not limited to, the City of Alamo, City of McAllen, City of Mission, Hidalgo County, Hidalgo County Drainage District No. 1, and TxDOT.



City of Edinburg – On-Call Geotechnical & Construction Materials Testing (CMT)

Client: City of Edinburg

Contact: Mr. Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer – Ph. (956) 292-7080

Services Provided: Geotechnical Engineering & Construction Materials Testing

Description/Scope: B2Z was contracted to provide geotechnical and construction materials testing services for various city projects. *B2Z has provided materials testing on* subgrade roadway, flex base roadway, pipe bedding material, asphalt concrete pavement, hydraulic cement concrete, curbs, gutters, sidewalks, and riprap. B2Z has over twenty (20) work authorizations under this contract. Please see below for a listing of active projects.

- Los Lagos Phase V
- Carmen Avila Subdivision Phase III
- 2812 Estates
- Vela & Flores Construction
- Ingle Springs Subdivision
- Hyde Park
- The Heights on Trenton Subdivision
- Municipal Park Sanitary Sewer
- Russell Village Subdivision
- Caledonia West Subdivision
- Atwood Village Subdivision
- Atwood Estates Subdivision
- Alberta Heights Subdivision
- Mariterry Estates Subdivision

McAllen Public Utility - Sprague Road Sewer Interceptor ~ Phase I

Client: McAllen Public Utility (MPU)

Contact: Mr. Marco A. Vega, P.E., General Manager – Ph. (956) 681-1770

Services Provided: Construction Materials Testing



Description/Scope: The Sprague Road Sewer Interceptor project consisted of the construction of a new 48" sewer line within the McAllen city limits. The project length in total, including accepted alternates, was approximately 6800 linear feet and the depth of the line was more than thirty feet at some locations. B2Z worked closely with MPU and the design engineer during the proposal and negotiation phase to find efficiencies in the testing frequencies that would still satisfy the engineer's requirements but also meet MPU's CMT budget. ***B2Z provided materials testing on*** embankment (liquid limit/plasticity index, gradations, moisture/density, in-place density), subgrade (pulverization, liquid limit/plasticity index, gradations, moisture/density, in-place density), flexible base stockpile testing (liquid limit/plasticity index, gradations, moisture/density, in-place density, wet-ball, triaxial), flexible base field testing (pulverization, liquid limit/plasticity index, gradations, moisture/density, in-place density), asphaltic concrete pavement testing (coarse aggregate, fines, mineral fillers, combined aggregate, complete mix), and hydraulic cement concrete (structural and non-structural).

City of Weslaco – On-Call Construction Materials Testing (CMT)



Client: City of Weslaco

Contact: Mr. Alberto Aldana, P.E., City Engineer – Ph. (956) 969-1533

Services Provided: Construction Materials Testing

Description/Scope: B2Z is contracted to provide construction materials testing (CMT) services as needed by the City of Weslaco. B2Z is evaluating soil properties, such as moisture content, by conducting laboratory soil tests (Atterberg limits, gradation, standard proctor, nuclear density, compressive strength, and more). Additionally, B2Z is providing field testing services on-sight to determine parameters such as field density. B2Z currently has seven work authorizations under this contract, as provided below:

- San Jacinto Estates Phase I & II
- Milanos Estates
- Freedom Storage Subdivision
- Pleasant View Estates
- Ten Fifteen Subdivision
- Fire Station No. 2 (Downtown)
- Police Station w/Municipal Court

City of Alamo – Geotechnical & Construction Materials Testing (CMT)

Client: City of Alamo

Contact: Mr. Bobby Salinas, City Manager – Ph. (956) 787-0006

Services Provided: Geotechnical Engineering & Construction Materials Testing

Description/Scope: B2Z was contracted to provide geotechnical engineering and construction materials testing (CMT) services on an "as-needed" basis. B2Z is currently conducting CMT for the **San Agustin Subdivision Phase III**. Services include testing on subgrade roadway, flex base roadway, pipe final backfill material 12" lifts waterlines, sanitary sewer and drainage, asphalt concrete pavement and hydraulic cement concrete curb & gutter, sidewalks, and riprap (Atterberg limits, moisture/density, and nuclear density, pavement thickness, concrete strength, etc.).

Hidalgo County Drainage District No. 1 – On-Call Geotechnical & Construction Materials Testing (CMT)

Client: Hidalgo County Drainage District No. 1 (HCDD1)

Contact: Mr. Raul Sesin, P.E., CFM, District Manager – Ph. (956) 292-7080

Services Provided: Geotechnical Engineering & Construction Materials Testing

Description/Scope: B2Z was contracted to provide on-call geotechnical and construction material testing services for various projects throughout Hidalgo County. B2Z has 20 CMT & 15 Geotechnical Work Authorizations under various On-Call Contracts including:



Anaquitas Drain Structure (Bond Project #8) (CMT) – B2Z is performing culvert box backfill testing (cement stabilized sand), embankment testing (plasticity index, gradation, moisture/density, in-place density), and flexible base for levee crown (Cast in Place, Type E Grade 4). Additional testing includes hydraulic cement concrete gatewell structure, culvert boxes, footing, and riprap.

Mission-McAllen Rado Alternate (Bond Project #25) (CMT) – B2Z is performing embankment testing (plasticity index, gradation, moisture/density, in-place density), backfill testing (plasticity index, gradation, moisture/density, in-place density). Additional testing includes subgrade (4% lime treated), 12" flexbase, asphalt concrete pavement (HMA – QC/QA), hydraulic cement concrete testing on wingwalls (Class C), and riprap/curb/sidewalk (Class A).

Pharr McAllen Drain (Bond Project #31) (CMT) – B2Z is performing embankment testing (plasticity index, gradation, moisture/density, in-place density), backfill testing (plasticity index, gradation, moisture/density, in-place density).

Hidalgo Drain (Bond Project #13) (CMT) – B2Z is performing asphalt concrete pavement testing (complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, moisture content, lab molded density; roadway: in-place air voids, segregation profile, joint density, thermal profile), embankment testing (plasticity index, gradation, moisture/density, in-place density), lime compliance testing, lime-treated subgrade testing (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), untreated flexible base testing (plasticity index, gradation, moisture/density, wet ball mill, triaxial), lime-treated flexible base testing (pulverization gradation, plasticity index, gradation, moisture/density, in-place density). Additional testing includes hydraulic cement concrete testing (Class A).

Mission Lateral- Sections I/II/III (Bond Project #26) (CMT) – B2Z is performing pipe bedding material testing (plasticity index, gradation), embankment testing (plasticity index, gradation, moisture/density, in-place density). Additional testing includes hydraulic cement concrete testing on riprap/field drains.

Jackson Rd Drain (Bond Project #16) (CMT) – B2Z is performing flexible base for cut/restore (plasticity index, gradation, moisture/density, in-place density), asphalt concrete pavement for cut/restore – Type D (complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, lab molded density), pipe bedding material testing (plasticity index, gradation), embankment testing (liquid limit, plasticity index, gradation, moisture/density, in-place density). Additional testing includes hydraulic cement concrete testing on gatewell structure & pump system (Class C) and hydraulic cement concrete testing on riprap/field drains.



Mission Inlet Balboa Estates (CMT) – B2Z is performing pipe & box bedding material testing (plasticity index, gradation), embankment testing (plasticity index, gradation, moisture/density, in-place density). Additional testing includes hydraulic cement concrete testing on gateway structure and foundation (Class C) and hydraulic cement concrete testing on riprap/field drains.

Hidalgo Drain and Dicker Road Box Culvert Crossing (CMT) – B2Z is performing backfill testing at non-roadway (general backfill - plasticity index, gradation, moisture/density, in-place density), flexible base for cut/restore – Type E Grade 4 (plasticity index, gradation, wet ball mill, moisture/density, in-place density), pipe bedding material testing (plasticity index, gradation), backfill testing at roadway (cement stabilized backfill - plasticity index, gradation, moisture/density, unconfined compression, in-place density), asphalt concrete pavement for cut/restore – Type D (complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, lab molded density). Additional testing includes hydraulic cement concrete testing (Class C) junction box.

J-09 Drain Phase IV (CMT) – B2Z is performing asphalt concrete pavement for cut/restore – Type D (complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, lab molded density), flexible base for cut/restore (plasticity index, gradation, wet ball mill, moisture/density, in-place density), pipe bedding material testing (plasticity index, gradation), pipe haunch material testing conforming with ASTM D2321 (plasticity index, gradation, moisture/density, in-place density), pipe initial, final and field drain backfill testing (plasticity index, gradation, moisture/density, in-place density). Additional testing includes hydraulic cement concrete testing on riprap/field drains.

Pharr McAllen Drain at HCID 2 Canal (Geo) – B2Z performed qualitative investigation of soil shear strength vs. proposed construction. Field exploration and laboratory testing conducted included moisture content, Atterberg limits, -200 determination, and sieve analysis with hydrometers.

Hidalgo County Health Department Testing/Bio-Safety Laboratory – Edinburg, TX

Client: Hidalgo County

Contact: Eduardo Olivarez, Chief Administrative Officer – Phone: (956) 383-6221

Services Provided: Geotechnical Engineering, Materials Testing, Construction Management, and Inspection Services



Description/Scope: B2Z was contracted to perform geotechnical and construction materials testing for a proposed 10,413 square feet, $4.08M facility consisting of a clinic, administration, and laboratory. Three (3) borings at a depth of 20 feet were drilled at approximate locations of the proposed building structure. Laboratory testing included Atterberg limits, gradation (-200), moisture content, sieve analysis, hydrometer, and sulfate content. B2Z provided structural evaluations of the borings, shear strength models, and soil profiles. Shallow foundation analysis and recommendations were provided, as well as construction recommendations.

Lopezville Park Improvements Project – San Juan, TX

Client: GDJ Engineering, LLC

Contact: Robert Macheska, P.E., Project Manager – Phone: (956) 684-8698

Services Provided: Geotechnical Engineering Services



Description/Scope: This $2M park project consisted of a 414,000-square-foot park and recreational center development. The project included a geotechnical investigation of proposed pavilions on drilled shafts, general park equipment, amenities on shallow footings, slabs for restroom facilities, patio rest areas, sports fields, and other items. Additionally, this project contained a proposed pond facility for recreational fishing and float activities. Geotechnical recommendations and analyses included deep foundations for drilled shafts, allowable bearing capacity of the shallow foundations (column square footings, edge strip footings), potential vertical rise (PVR), slab on grade analysis (WRI and PTI), flexible pavement design (for roadway connection, parking areas and inner park routes), global stability modeling for pond side-slopes and permeability modeling of pond soils (recommendations for pond lining).

Hidalgo County Precinct No. 3 – Mile 3 N Road Project

Client: Hidalgo County Precinct No. 3

Contact: Commissioner Everardo "Ever" Villarreal – Ph. (956) 585-4509

Services Provided: Construction Materials Testing and Construction Engineering & Inspection



Description/Scope: ***B2Z is providing material testing on*** lime-treated subgrade (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), untreated flexible base (plasticity index, gradation, moisture/density, wet ball mill, triaxial), embankment (plasticity index, gradation, moisture/density, in-place density), untreated subgrade (organic content, sulfate content), lime compliance, lime-treated flexible base (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), asphalt concrete pavement (course aggregate: gradation, flat & elongated particles, coarse aggregate angularity, del. matl. and decant; fine aggregates: bar linear shrinkage, organic impurities, gradation; mineral filler: sand equivalent; complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, moisture content, lab molded density; roadway: in-place air voids, segregation profile, joint density, thermal profile).

Hidalgo County Precinct No. 2 – Dicker Road Expansion Project

Client: Hidalgo County Precinct No. 2

Contact: Commissioner Eduardo "Eddie" Cantu – Ph. (956) 787-1891

Services Provided: Construction Materials Testing and Construction Engineering & Inspection



Description/Scope: ***B2Z provided material testing on*** lime-treated flexible base (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), asphalt concrete pavement (coarse aggregate: gradation, flat & elongated particles, coarse aggregate angularity, del. matl. and decant; fine aggregates: bar linear shrinkage, organic impurities, gradation; mineral filler: sand equivalent; complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, moisture content, lab molded density; roadway: in-place air voids, segregation profile, joint density, thermal profile), embankment (plasticity index, gradation, moisture/density, in-place density), untreated subgrade (organic content, sulfate content), lime compliance, lime-treated subgrade (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), untreated flexible base (plasticity index, gradation, moisture/density, wet ball mill, triaxial). Additional testing has included hydraulic cement concrete testing, drill shafts, wingwalls, and traffic rail foundation testing.

Hidalgo County Precinct No. 2 – Regional Linear Park Project (RLPP) ~ Section II

Client: Hidalgo County Precinct No. 2

Contact: Commissioner Eduardo "Eddie" Cantu – Ph. (956) 787-1891

Services Provided: Construction Materials Testing and Construction Engineering & Inspection



Description/Scope: ***B2Z provided material testing on*** embankment (plasticity index, gradation, moisture/density, in-place density), untreated subgrade (organic content, sulfate content), lime compliance, lime-treated subgrade (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), untreated flexible base (plasticity index, gradation, moisture/density, wet ball mill, triaxial), lime-treated flexible base (pulverization gradation, plasticity index, gradation, moisture/density, in-place density), asphalt concrete pavement (course aggregate: gradation, flat & elongated particles, coarse aggregate angularity, del. matl. and decant; fine aggregates: bar linear shrinkage, organic impurities, gradation; mineral filler: sand equivalent; complete mix: asphalt content, voids in mineral aggregates (VMA), gradation, moisture content, lab molded density; roadway: in-place air voids, segregation profile, joint density, thermal profile). Additional testing has included hydraulic cement concrete testing, riprap testing, and drill shaft testing.

Our Services

Shown through past project experience, B2Z is highly qualified to provide superior Geotechnical and Construction Material Testing services to the City of Edinburg. We understand the City is seeking firms able to perform the following services:

Geotechnical:

A. Slab on Grade Foundation Evaluation and Recommendation
B. Special Construction Details for Removal of Ground or Surface Water, Existence of Expansive Clay, Hydrostatic Pressure, etc.
C. Site Work
D. Retention Systems
E. Field Exploration
F. Laboratory Testing
G. Analysis and Reports
H. Other Geotechnical Evaluation
I. Environmental Reports

Construction Materials Testing:

A. Plans Review
B. Earthwork Services
C. Density Testing
D. Post Construction Services
E. Foundation Inspection Services
F. Concrete Services
G. Structural Steel Services
H. Other Laboratory Construction Testing for Infrastructure and/or Building Projects

Geotechnical Engineering Services

B2Z's geotechnical services typically follow a three-part approach. B2Z will first conduct project discovery. Project discovery entails defining project parameters regarding size, scope, materials, budget, schedule, location, existing conditions, and formulating a plan. Next, B2Z will conduct all the drilling, field observation/exploration, and pertinent field and laboratory testing requirements based on the needs defined in step one. Lastly, B2Z will prepare geotechnical engineering reports that will include recommendations to be used by the project design team to develop plans and specifications.



1. **Project Discovery** - Project discovery includes all preliminary coordination activities with the City of Edinburg. Identifying project structures, project location(s), proposed materials, and depths will help B2Z generate a boring plan that is both effective and efficient. The number of borings, depth of borings, and other project parameters (proximity to the lab, tests required, etc.) will determine the cost associated with geotechnical services.



2. **Field Exploration and Laboratory Testing** - After the City of Edinburg accepts the boring plan and proposal, B2Z will begin field activities by physically staking all boring locations in the field. All boring locations will be cross-checked with existing utility plans (if available) and identified/marked in the field by submitting a request to **Texas811**. Once the site is clear, B2Z will dispatch the appropriate drilling rig(s) to collect the necessary soil samples. Typical field operations include removing samples from collection apparatuses and classifying them to record boring logs. Samples are then appropriately packaged and sealed to minimize moisture loss and transported to our soil laboratory. Water level readings are taken during drilling,

directly after the conclusion of drilling, and after 24 hours. The crew will then backfill the borings.

3. **Geotechnical Reports** - Once all field investigations and laboratory tests are complete, the team compiles the information to finalize soil classification and subsurface details. The team will generate boring logs and test summary sheets using this data. The geotechnical engineer will write the geotechnical report, summarizing the data, embankment design analysis, foundations design analysis, and any other specified requirements for the project. The contents of the geotechnical report vary based on the project type and scope. The report will typically include a general project overview (including previous studies), boring logs, test summary sheets, existing surface and sub-surface conditions, geotechnical analysis, design parameters (such as deep foundation capacity and global stability analysis), and general construction considerations (deep/shallow foundation, MSE retaining walls, excavation, trenching, and embankment recommendations). The geotechnical engineer will note any project concerns and recommend solutions alongside the design and construction recommendations. *Our geotechnical reports are comprehensive, concise, and accurate, ensuring safe, cost-effective construction.*



Locate Public/Private Utilities

B2Z will dispatch a field technician to stake the location by utilizing the KMZ file provided by our geotechnical engineer. The technician identifies each drilling location, within a 40-foot radius, with a wooden stake painted orange. After staking, B2Z's experienced staff will request a utility check from Texas811 at least 48 hours prior to drilling work. B2Z provides Texas811 with the location coordinates of each boring, and Texas811 issues a ticket for each location. Texas811 will notify all utility companies with utilities present in the area, and the companies will mark their specific utility. Existing utilities are marked with colored flags or spray paint. Utility companies will reply to the ticket(s) issued for the boring, and tickets are saved in their respective projects for reference. Drilling operations can commence once all utilities have been cleared.

To update or view a map of the dig location click here to go to the Texas811 Portal Site.

Texas811 Locate Request

Ticket Number:	2261121577	Old Ticket:	
Source:	Voice	Hours Notice:	48
Type:	Normal	Taken Date:	4/21/2022 4:17:15 PM
Seq Num:	4		

Company Information

Excavator:	B2Z Engineering	Type:	Excavator
Address:	900 S Stewart Rd Suite 2	Contact:	NOE RODRIGUEZ
City, St, Zip:	Mission, TX 78572	Contact Phone:	(956) 599-0927
Phone:	(956) 585-3773	Caller:	NOE RODRIGUEZ
Fax:		Caller Phone:	(956) 599-0927
Callback:			
Caller Email:	NOE@B2ZENG.COM		
Contact Email:	NOE@B2ZENG.COM		

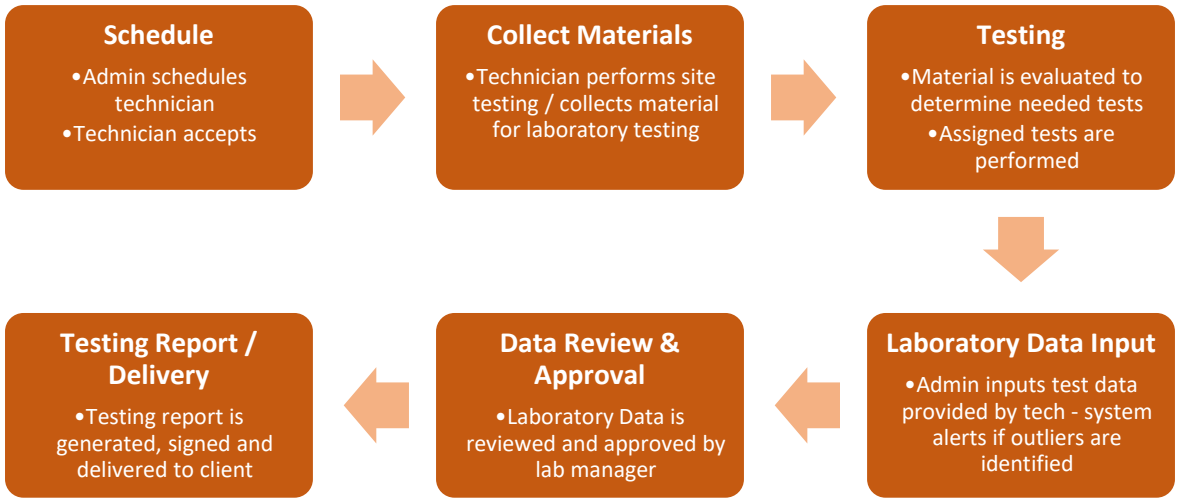
Construction Materials Testing (CMT) Services

CMT is an instrumental component of all construction projects. CMT is used to ensure methods and materials specified in the construction documents are being adhered to and properly installed. B2Z provides CMT services for the categories listed below:

- ❖ Quality Assurance and Quality Control (QA/QC)
- ❖ Field Inspection and Oversight
- ❖ Field and Laboratory Testing and Analysis

Quality Assurance and Quality Control (QA/QC)

Quality control is paramount to ensuring the completion of all testing according to specifications and within testing standard compliance. B2Z utilizes MetaField, a software-as-a-service (SaaS) platform used by project personnel, to schedule field activities, dispatch technicians, collect sample and activity data, organize test data, and generate final reports. This process requires approval at multiple steps to ensure collected data is accurately documented, recorded, and reported.



B2Z's dispatch program, MetaField, manages and tracks samples from the field to laboratory testing to final reporting, maintaining consistency and compliance for each project. MetaField facilitates the Project Manager and Task Leads by backchecking samples and field technician assignments. B2Z also utilizes MetaField to schedule and dispatch the appropriate personnel to each project throughout all parts of the day with minimal notice to maintain the same certified field technician(s) on each project. The technician will communicate with the Construction Superintendent every morning to confirm the scheduled tests for that day.

MetaField gives our technicians the capability to input specimen data at project sites before returning to the lab for processing. Once the specimens have been entered, the system tracks when testing needs to be completed based on the assignments. This streamlined process helps ensure projects stay on time and within budget.



Field Inspection and Oversight

Field inspection, oversight, construction material testing (CMT), and an open line of communication with the contractor are pivotal to a successful construction operation. B2Z assigns experienced CMT engineers and technicians skilled in all aspects of construction materials and methods. The B2Z team has experience inspecting **soils, structural concrete placement, structural reinforcing steel, grout and mortar** (in both vertical and horizontal applications), **aggregates** (for concrete batching and pavement mixes), and **hot mix asphaltic concrete** (HMAC) (in roadway and parking lot applications).



Field and Laboratory Testing

Our laboratory team has vast experience and is proficient in all the latest **AASHTO, ACI, and TxDOT testing requirements**. Conducting all testing out of our Mission Lab will further ensure accurate testing results and a quicker turnaround. Performing CMT throughout the construction phases helps

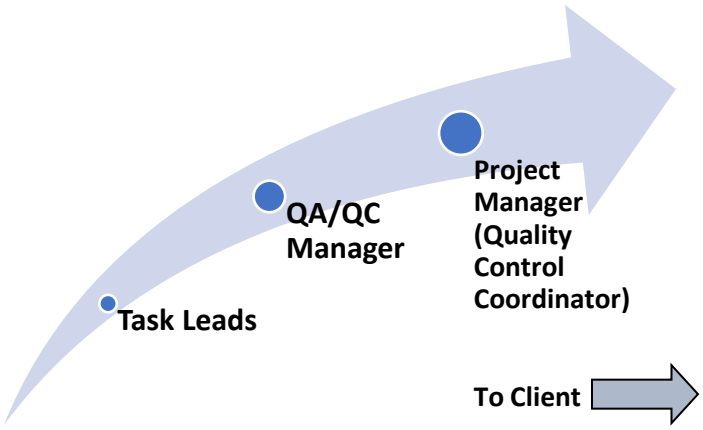
verify that all materials and methods utilized comply with the design engineer's plans and specifications. CMT testing will include the following categories:

- Soil observation, sampling & testing
- Field density testing
- HMAC pavement testing
- Concrete sampling & testing
- Concrete compressive strength
- Shotcrete sampling & testing

Quality Assurance Program

Utilizing quality control and quality assurance is vital to ensure all designs/analyses/final deliverables are of the highest quality and to reduce the presence of outliers in the statistical models of results. B2Z has developed written policies and procedures for various tasks to provide direction to staff and increase the consistency of all processes (modified only through project managers to provide flexibility due to any project variability).

B2Z's Management Plan calls for a three-tiered approach to QA/QC, where the first QA/QC comes from the Task Leads, followed by the QA/QC Oversight Representative, and lastly by the Project Manager. The Laboratory Managers are responsible for direct supervision of QA/QC programs in the field, and the Laboratory Engineer of Record is responsible for performing all supervisory reviews of technical procedures in the engineering laboratory. Ultimately, though, the Project Manager provides oversight of all QA/QC operations. This three-tiered approach provides a triple-check system of all reports, designs, and recommendations prior to submission to the client.



As part of B2Z's commitment to quality, key employees are tasked with overseeing and executing the quality control measures and policy. The project manager and quality control coordinator implement and enforce B2Z's quality measures.

Testing Capabilities

Soil and Base Material Testing

Moisture Content Determination	ASTM D2216 / Tex-103-E
Determination of Liquid Limit of Soils	Tex-104-E
Determination of Plastic Limit of Soils	Tex-105-E
Atterberg Limits of Soils	ASTM D 4318 / Tex-106-E
Bar Linear Shrinkage of Soils	Tex-107-E
Material Finer #200 Sieve	ASTM D 1140 / Tex-111-E
Lime Series Testing	Tex-112-E
Moisture-Density Relationship (TxDOT)	Tex-113-E / Tex-114-E
Standard Proctor	ASTM D 698
Modified Proctor	ASTM D 1557
Field Density Test (Nuclear)	ASTM D 6938 / Tex-115-E
Determination of Soil pH	Tex-128-E
Soil-Lime Testing	Tex-121-E
Resistivity of Soils (Laboratory)	Tex-129-E
Sieve Analysis	ASTM C 136 / Tex-200-F
Texas Wet Ball Mill (Base Material Quality)	Tex-116-E
Soil Organic Content UV-VIS Method	Tex-148-E





Coarse and Fine Aggregate Quality Testing

Decantation Test (Conc. Aggr.)	ASTM C117 / Tex-406-A
Specific Gravity/Absorp. (Conc. Aggr)	ASTM C127 / Tex-403-A
Cycle Magnesium Soundness	ASTM C88 / Tex-411-A
SSD Unit Weight of Aggregates	ASTM C29 / Tex-404-A
Percent Voids/Solids in Concrete Aggregate	Tex-405-A
Sand Equivalent	ASTM D 2419 / Tex-203-F
Specific Gravity / Absorption (Fine Aggr.)	ASTM C 128 / Tex -403-A
Organic Impurities in Fine Aggregate	ASTM C 87 / Tex -408-A
Fineness Modulus of Fine Aggregate	Tex-402-A
Acid Insoluble of Fine Aggregate	Tex-612-J

Concrete and Masonry Field and Laboratory Testing

Slump Test	ASTM C 143 / Tex-415-A
Air Content (Pressure Method)	ASTM C 138 / Tex-416-A
Air Content (Volumetric)	ASTM C 173
Casting of Concrete Cylinders	ASTM C 31
Compressive Strength of Cyl. Specimen	ASTM C 39 / Tex-418-A
Cylindrical Specimen Prep./Hold/Cure	ASTM C 192
Casting of Grout Prisms	ASTM C 1019
Grout Prism Prep./Cure/Compressive Strength	ASTM C 39
Casting of Mortar Cubes	ASTM C 780
Mortar Cube Prep./Cure/Compressive Strength	ASTM C 109
Masonry Unit Prep. /Compressive Strength	ASTM C 140
Masonry Unit SPG/Absorption/Unit Wt.	ASTM C 140



Pavement Investigation / Thickness / Asphalt Quality

Coring – ACP Thickness	ASTM D 3549
Pavement Thickness Determination (Full Depth)	ASTM
Density of Asphaltic Cores (4 or 6 inch)	Tex-207-F
Maximum Theoretical SPG (Rice Gravity)	Tex-227-F
Extraction/Sieve Analysis/Asphalt Content	Tex-210-F / Tex-200-F
Asphalt Rolling Pattern (Nuclear Method)	Tex-207-F – Part IV



Tab III – Team Member Qualifications and Experience

B2Z Team Members

B2Z and its team members hold themselves to the highest level of both personal and professional integrity and only undertake tasks that they can perform competently and expertly. ***This ethical standard has resulted in B2Z not being party to a lawsuit since its inception in 2009, nor has a claim been made against its errors and omissions insurance policy.***

Furthermore, all B2Z personnel follow the National Society of Professional Engineers' (NSPE) code of ethics six fundamental canons.

NSPE NATIONAL SOCIETY OF PROFESSIONAL ENGINEERS

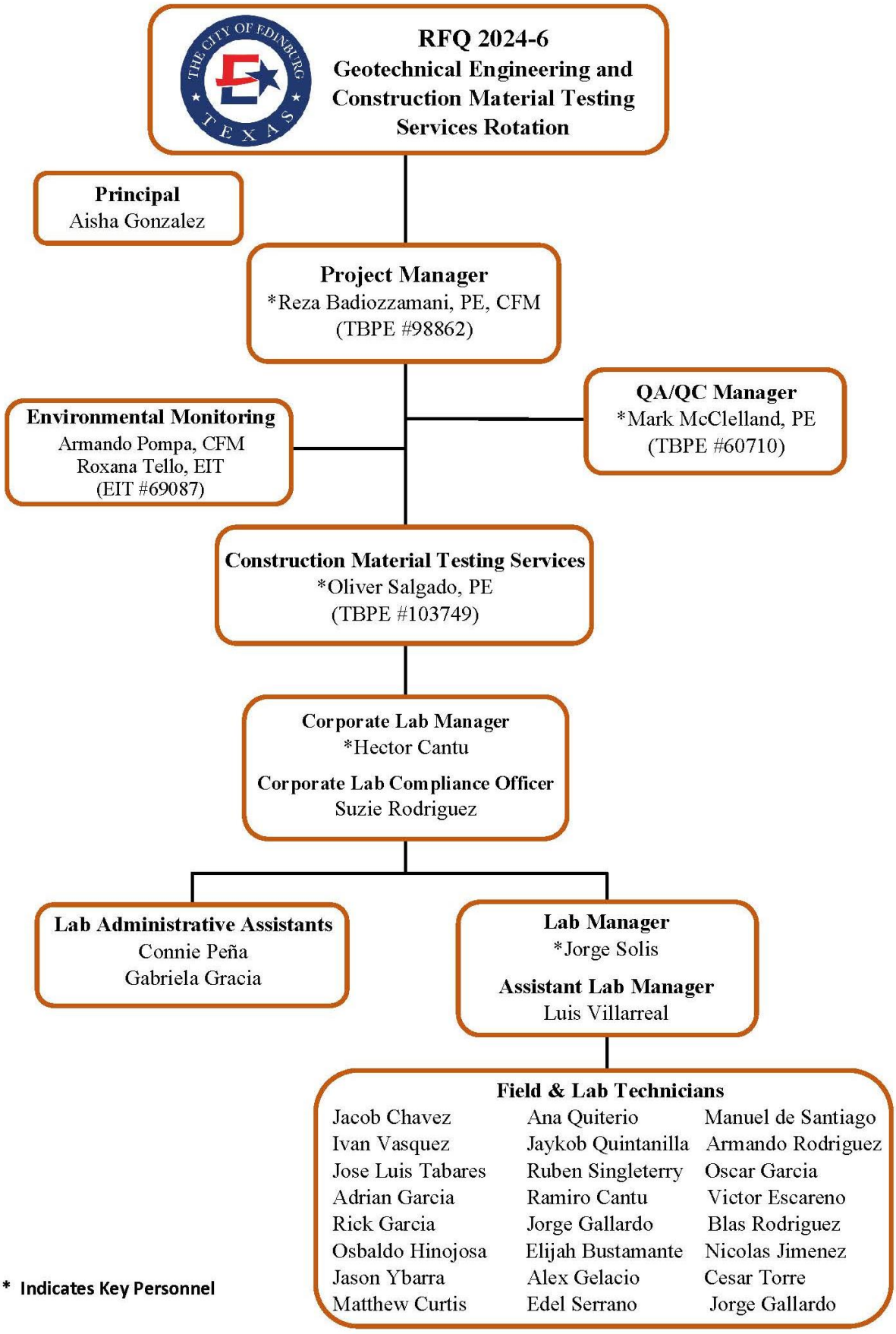
- Hold paramount the safety, health, and welfare of the public.
- Perform services only in areas of competence.
- Issue public statements only in an objective and truthful manner.
- Act for each employer or client as faithful agents or trustees.
- Avoid deceptive acts.
- Conduct themselves honorably, responsibly, ethically, and lawfully so as to enhance the honor reputation, and usefulness of the profession.

B2Z's key personnel have been identified, as marked, on the organization chart provided on the following page. Within each respective role, the key personnel will perform all duties required and as needed to successfully complete the project on schedule and within budget.

Mr. Reza Badiozzamani, PE, CFM will serve as **B2Z's Project Manager** for this contract. He brings ***over 22 years*** of experience. Mr. Badiozzamani is responsible for all engineering, geotechnical, and construction material testing laboratory projects. ***Mr. Mark McClelland, PE,*** will serve as the **QA/QC Manager** for this contract. He brings ***over 43 years*** of experience in construction material testing and geotechnical engineering services. ***Mr. Oliver Salgado, PE,*** will serve as the **Geotechnical & Construction Materials Testing Section Manager.** He brings ***over 22 years*** of experience in construction material testing and geotechnical engineering services. ***Mr. Hector Cantu*** is **B2Z's Corporate Laboratory Manager**. He brings ***over 42 years*** of experience – with over 26 years working as TxDOT Pharr District's Laboratory Supervisor. ***Mr. Jorge Solis*** is the **Mission Office Laboratory Manager** with ***over 15 years*** of experience.

Resumes with biographic summaries and project experience have been provided on the following pages for all key personnel.

Organizational Chart





Reza Badiozzamani, PE, CFM

Summary

Mr. Badiozzamani functions as B2Z's Senior Project Manager. Mr. Badiozzamani is responsible for all engineering, geotechnical and construction material testing laboratory projects in addition to managing various aspects of the engineering laboratory division. His duties also include overseeing personnel during the development and subsequent completion of the B2Z projects and providing QC/QA for all laboratory testing procedures (verifying laboratory compliance with ASTM, AASHTO, ACI, and TxDOT testing requirements as specified by the project). Mr. Badiozzamani is responsible for the review of all Commercial and Governmental Construction Material Testing Reports produced by B2Z Engineering. Additionally, Mr. Badiozzamani assists the Geotechnical Engineer with the development and analyses of Geotechnical Studies and Recommendations for various clients. Mr. Badiozzamani has a wealth of hands-on experience in Soil Classification, Soil Testing, Soil Specialty Testing (Vane-Shear, Unconfined Compression, One-Dimensional Consolidation), and Concrete Field and Laboratory Testing.

Title
Project Manager

Years of Experience
22

Years with Firm
15

Education
BS, Civil Engineering, University of Texas – Austin w/Honors

Training/Certifications
Professional Engineer: Texas/98862

Certified Floodplain Manager CFM/2187-11N

Areas of Expertise
- Geotechnical Engineering
- Construction Materials Testing
- Bridge & Roadway Design
- Hydrology & Hydraulics
- Bidding Procedures
- Report Development
- Project Planning

TxDOT Pre-Certifications

3.2.1	10.1.1	14.1.1
4.2.1	10.2.1	14.2.1
4.4.1	11.1.1	14.3.1
5.2.1	12.1.3	14.4.1
5.5.1	12.4.1	14.5.1
8.1.1	12.5.1	

Relevant Project Experience

Various Projects | Client: City of McAllen

Various On-Call CMT Contracts - Tests performed on these projects included Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing, and Compressive Strength Testing of Hardened Specimens. Performed construction observation and testing services on residential and commercial developments. Field experience included observations and testing of controlled fill, stormwater management facilities, subgrade stabilization, asphalt placement, concrete, pavement, retaining walls, roadway, and shallow building foundation construction. Ensure quality control and quality assurance were in accordance with local and project requirements.

On-Call CMT Contract | Client: Hidalgo County Drainage District

Various Projects throughout the Rio Grande Valley - Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. B2Z is performing embankment and backfill testing. Additional testing includes subgrade, 12" flexbase, asphalt concrete pavement, hydraulic cement concrete testing on wingwalls (Class C), and riprap/curb/sidewalk (Class A).

On-Call Geotechnical & CMT Contract | Client: South Texas College

B2Z was contracted to provide Geotechnical and CMT services for various campus-wide projects. He manages the construction materials testing and coordinates with the laboratory field technicians and inspectors to ensure that all materials testing functions are performed in accordance with industry standards and contract documents.

Mile 3 N Road Project | Client: Hidalgo County Precinct 3

General management of Construction Materials Testing. Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Additional Project Information Available Upon Request



Mark McClelland, PE

Title
QA/QC Manager

Years of Experience
43 (29 with TxDOT)

Years with Firm
6

Education
BS, Civil Engineering
University of Texas Austin

Training/Certifications
Professional Engineer:
Texas/60710

Areas of Expertise
- Geotechnical Engineering
- Geotechnical Drilling & Testing
- Retaining Wall Analysis & Design
- Deep Foundation Design
- Vessel Impact Analysis & Fender System Design
- Construction Materials Testing
- Laboratory/Field Operations
- Project Management
- Construction Support
- Quality Assurance/Quality Control
- Structural Engineering
- Roadway & Bridge Design

TxDOT Pre-Certifications

5.2.1	14.2.1
5.3.1	14.3.1
10.5.1	14.4.1
14.1.1	14.5.1

Summary

Mr. McClelland has 43 years of experience (29 years directly with TxDOT) in all aspects of Geotechnical Engineering. Most of his career was spent working in, and ultimately managing, the TxDOT Bridge Division Geotechnical Branch. He oversaw the update of the Geotechnical Manual, wrote all foundation and retaining wall Standard Specifications for the 2004 Spec Book, and oversaw the development of all current foundation and retaining wall design processes currently in use by TxDOT. He developed and oversaw the TxDOT Scour Management Program, and the program to manage structures on unknown foundations.

Relevant Experience

Structural Foundation Design

Oversaw foundation design for structures and personally designed foundations for 1000+ bridges ranging from simple off-system structures to complex, major bridge structures. Foundation types designed include drilled shafts, auger-cast piling, prestressed concrete piling, steel H-piling, steel pipe piling, steel and prestressed concrete sheet piling, and spread footings.

Slope and Retaining Wall Stability and Settlement

Oversaw evaluations for global stability and settlement of embankments, earth slopes, and retaining walls, and has analyzed 100+ slope and retaining wall projects. He is highly proficient and experienced in the external stability and global stability of slopes and wall systems and has used programs such as GSTABL to provide detailed models and analyses.

Geotechnical Exploration and Testing

Oversaw policies and methodologies for geotechnical exploration within TxDOT and developed 100+ soil exploration plans. This included determination of soil boring number, location and depth, appropriate in-situ, and laboratory testing, need for and installation of monitoring wells, inclinometers, and other field instrumentation, and final analysis and reporting of results.

Construction Support

Acted as primary construction and maintenance support within TxDOT for issues involving bridge foundations, retaining walls, slope and wall instabilities, river migration, and scour. Work included immediate resolution of time-sensitive construction problems, evaluation and remediation of ongoing maintenance issues, and training of TxDOT and contractor construction personnel.

Relevant Project Experience

Raymondville Drain – Hidalgo and Willacy County Main Outfall Project

This project consists of Geotechnical Exploration, Laboratory Testing and Value Engineering Recommendations for the placement of a new location Main County Outfall System in Hidalgo County and connection to & expansion of an existing Delta Region drain system in Willacy County approximately 60 Miles in length with the purpose of getting water from Hidalgo County to the Laguna Madre. The project includes: 20 Miles of New Location Outfall, 40 Miles of Existing Location Expansion to Outfall, 60 Bridge Crossings (including major crossings of US 281, US 77, SH 100 and Railroad), 1 Major Control Structure at North Main Drain (Interim Phase I Conditions), Potential Lake Detention Pond at La Sal Vieja Lake, Alternative for Diversion to Main Floodwater Channel in Willacy County. Geotechnical information has been primarily collected along all outfall stretches and various analyses were completed to verify adequacy of side slopes for proposed channel section (Slope Stability). Additionally, Foundation Design Analyses & Curves have been primarily generated for all crossings including investigation of Scourability based on D50-D90 parameters at the structure locations. This job is being let out in phases and as such is still currently underway.

Additional Project Information Available Upon Request



Oliver F. Salgado, PE

Title
Geotechnical/CMT Section Manager

Years of Experience
22

Years with Firm
7

Education
BS, Civil Engineering
University of Texas Austin, 2002

Training/Certifications
Professional Engineer: Texas/103749

Local Government Project Procedures Certified (LGPP)

Areas of Expertise
- Construction Materials
- Program/Project Management
- Geotechnical Testing
- Geotechnical Engineering
- Toll Plaza Design
- Bridge Design
- Foundation Design
- Pavement Design

TxDOT Pre-Certifications

3.2.1	8.1.1	14.2.1
4.2.1	10.1.1	14.3.1
5.2.1	10.2.1	14.5.1
5.3.1	12.1.3	
5.5.1	14.1.1	

Summary

Mr. Salgado has over 22 years of progressive experience in managing a wide range of diverse civil engineering projects. He is responsible for managing our laboratory division including all engineering, geotechnical and material testing projects. Mr. Salgado provides all QC/QA for testing procedures to ensure compliance with ASTM, A2LA, AASHTO, ACI, USACE and TxDOT. He has successfully delivered several multi-disciplinary and multi-office projects demonstrating his ability to increase and sustain efficiency in large scale projects, particularly within accelerated schedule environments.

Relevant Project Experience

Dicker Road Project / Hidalgo County, TX
Role: Materials Testing Manager
$16.5M Construction Cost. This reconstruction project consists of expanding the existing 2 twelve-foot lane rural roadway with shoulders and ditch drainage to a sixty-six-foot-wide divided urban roadway that will accommodate 4-lanes of traffic (two fourteen-foot shared travel lanes, two twelve-foot travel lanes, and one fourteen-foot left turn lane). The Project is funded through the Hidalgo County MPO (TxDOT Category 7 funds) and is being constructed in accordance with County's general specs, TxDOT's standards, and is subject to State oversight to qualify for allotted federal reimbursements. B2Z was contracted to provide inspection, material testing and construction management services.

Harvey Camp Area Improvements / Harris County, TX
Role: Materials Testing Manager
$500K Construction Cost. Full depth repairs of Concrete Pavements, Curbs, Driveways and Sidewalks in various locations throughout the Harvey Camp Area. Construction material testing includes Sampling of freshly mixed concrete, making and curing concrete test specimens in the field, Slump of hydraulic cement concrete, Air Content of concrete by pressure method, and Compressive Strength of cylindrical concrete specimens. Preparation of cement stabilized sand samples for test, Moisture-Density relations of sand-cement mixtures, Moisture-Density relations for laboratory compaction characteristics of cement stabilized sand using standard efforts, Compressive Strength of Molded Cement-Sand cylinders and In-Place density and moisture content of soil and soil-aggregate by Nuclear Method (Shallow Depth).

TxDOT On-System & Off-System Bridge Replacements / Statewide
Role: Senior Project Manager
Providing engineering services generally described as preparation of plans, specifications, and estimates (PS&E) and related documents, for a new overpass along FM 116 at SH 9, a bridge replacement at SH 6 over Lake Waco, a bridge replacement at SH 174 over Lake Whitney in Hill County and two on-system bridge replacements on SH 31. The services being provided include, but are not limited to, preparing roadway and bridge design, hydrologic and hydraulic design, traffic signal design, survey, geotechnical data collection, environmental documentation necessary to support the design process, and construction phase services.

Additional Project Information Available Upon Request



Hector Cantu

Title
Corporate Lab Manager

Years of Experience
42 (26 w/TxDOT)

Years with Firm
6

Certifications/ Training
- AASHTO Accreditation ATG No. 19-3730
- Certificate 103 – Radiation Safety Officer Portable Density/ Moisture Gauge
- USCE Construction Quality Management Certificate for Contractors – No. 784
- TxDOT Environmental Process for Local Governments ENV429
- Hazmat Certification
- OSHA General Industry Safety & Health Certified
- OSHA Construction Safety & Health Certified

Areas of Expertise
- Materials Engineering (Aggregate, Concrete & Asphalt)
- Soils & Subgrades
- Materials Testing
- Construction Inspection
- Highway Plan Review
- Knowledge of Federal and State Hwy Requirements

Summary

Mr. Cantu has over 42 years of experience in the field of Engineering. With over 26 years of TxDOT experience, Mr. Cantu brings a wealth of knowledge in material testing and has supervised the daily operations of laboratories which include staff training, development and performance reviews, utilization of equipment/ facilities, safety oversight, and quality of services/ work products. Mr. Cantu has served in supervisory roles and has monitored construction asphalt and concrete material testing as well as advanced geotechnical testing to support government and private sector work. Mr. Cantu supports engineers in functional areas of geotechnical design services, materials consulting, structure and roadway construction inspection, materials sampling, inspection, and testing. Mr. Cantu is well-versed in monitoring construction costs, writing and/ or supervising the preparation of proposals, reports, and correspondence, and communicating with contractors, supervisors, subordinates, local officials, and the public.

TxDOT Pre-Certifications: 11.3.1 – Construction Superintendent | 11.4.1 – Environmental Inspections 12.1.4 – Asphaltic Concrete Placement | 12.1.5 – Portland Cement Concrete Placement | 12.1.6 – Embankment/Subgrade/Backfill/Base Production | 12.1.7 – Embankment/Subgrade/Backfill/Base Placement | 18.3.1 – Utility Adjustment Coordination | 18.6.1 – Utility Management & Coordination Oversight

Relevant Project & Area Experience

Various Subdivision Projects | Cities of McAllen, Edinburg, Alamo, and Weslaco

General Management of Construction Materials Testing. Coordination with Mission Laboratory Manager, Field Manager and Field Technicians to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Reviewed all test reports pertaining to these projects. Tests performed on these projects included: Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens. Performed construction observation and testing services on residential and commercial developments. Field experience included observations and testing of controlled fill, stormwater management facilities, subgrade stabilization, asphalt placement, concrete, pavement, retaining walls, roadway, and shallow building foundation construction. Ensured quality control and quality assurance was in accordance with local and project requirements.

Regional Linear Park Project-Phase 2 / Hidalgo County

General Management of Construction Materials Testing. Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Dicker Road Project / Hidalgo County

General Management of Construction Materials Testing. Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Additional Project Information Available Upon Request



Title
Mission Laboratory Manager

Years of Experience
15

Years with Firm
6

Certifications/Training
- Local Government Project Procedures (LGPP) #70208
- Level 1A Plant Mix Specialist #3482
- Level 1B Roadway Specialist #8405
- AGG 101 Aggregate Specialist #111
- SB101 Properties Specialist #285
- SB102 Field Specialist #382
- SB103 Materials Analyst Specialist #144
- SB201 Strength Specialist #622
- SB202 Strength Specialist #373
- Concrete Field-Testing Technician – Grade I
- Concrete Strength Testing Technician
- 101 – Portable Nuclear Density / Moisture Gauge
- 102 – Portable Nuclear Gauge
- Hazmat Certification
- Radiation Safety Officer

Areas of Expertise
- Materials Engineering (Aggregate, Concrete & Asphalt)
- Soils & Subgrades
- Materials Testing

Jorge Solis

Summary

Mr. Solis has over 15 years of experience in the field of Engineering. Mr. Solis gained experience starting and finishing the Federal Retaining Wall Project Segment 6-A and performing concrete tests such as slump, air content, temperature, casting compressive strength cylinders and testing. For two years Mr. Solis concentrated in the asphalt field where he performed most of the quality control testing. Mr. Solis has monitored construction asphalt and concrete material testing as well as advanced geotechnical testing to support government and private sector work. Mr. Solis supports engineers in functional areas of geotechnical design services, materials consulting, structure and roadway construction inspection, materials sampling, inspection, and testing.

TxDOT Pre-Certifications: 12.1.1 – Asphaltic Concrete Production | 12.1.2 – Portland Cement Concrete | 12.1.4 – Asphaltic Concrete Placement | 12.1.5 – Portland Cement Concrete Placement
12.1.6 – Embankment/Subgrade/Backfill/Base Production
12.1.7 – Embankment/Subgrade/Backfill/Base Placement

Relevant Project & Area Experience

El Paraiso Health Clinic Improvements & CRC / Hidalgo County, TX

General management of Construction Materials Testing. Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Various Subdivision Projects / Cities of McAllen, Edinburg, Alamo, and Weslaco

Tests performed on these projects included: Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens. Performed construction observation and testing services on residential and commercial developments. Field experience included observations and testing of controlled fill, stormwater management facilities, subgrade stabilization, asphalt placement, concrete, pavement, retaining walls, roadway, and shallow building foundation construction. Ensured quality control and quality assurance was in accordance with local and project requirements.

Mile 3 N. Road Project / Hidalgo County, TX

Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Dicker Road Project / Hidalgo County, TX

Coordination with Laboratory Field Technicians and Inspectors to ensure that all materials testing functions are being performed in accordance with industry standards and contract documents. Review of all test reports pertaining to these projects. Tests performed on soils and base materials on these projects include Moisture-Density Determination, Atterberg Limits, Sieve Analysis, Fresh Concrete Testing and Compressive Strength Testing of Hardened Specimens, Asphalt Content, Sieve Analysis, Specific Gravity and Thickness of Asphaltic Pavements.

Additional Project Information Available Upon Request

FIRM & PE LICENSES

Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

B2Z ENGINEERING, LLC
dba B2Z Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-11187

Expiration Date
04/30/2025

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Number: 98862
Status: **ACTIVE**
Expires: 3/31/2025

ARON REZA BADIOZZAMANI

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Number: **60710**
Status: **ACTIVE**
Expires: **9/30/2024**

MARK PATRICK MCCLELLAND

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Number: **103749**
Status: **ACTIVE**
Expires: **3/31/2025**

OLIVER FRANCIS SALGADO

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Tab IV – References

City of Weslaco
Mr. Alberto Aldana, PE, City Engineer
(956) 969-1533

Geotechnical & CMT Project References:
Various Subdivisions & City Projects
Role: Geotechnical Engineering & Construction Material Testing Services
Services: Performing geotechnical engineering & testing on construction materials.

Hidalgo County Precinct No. 2
Commissioner Eduardo "Eddie" Cantu
(956) 787-1891

CMT Project References:
Regional Linear Park Project ~ Section II (Hidalgo County)
Role: Construction Engineering & Inspection and Material Testing Services
Services: Performed all testing on construction materials for the project.

Dicker Road Expansion Project (Hidalgo County)
Role: Construction Engineering & Inspection and Material Testing Services
Services: Performed all testing on construction materials for the project.

Hidalgo County Drainage District No. 1
Mr. Raul Sesin, PE, CFM, District Manager
(956) 292-7080

Geotechnical & CMT Project References:
Mission Lateral- Sections I/II/III (2018 Bond Ref Project #26)
Role: Construction Material Testing Services and Construction Management & Inspection
Services: Performing all testing on construction materials for the project.

Hidalgo Drain Military Crossing (Project #13)
Role: Construction Material Testing Services
Services: Performing all testing on construction materials for the project.

Pharr McAllen Drain (2018 Bond Ref Project #31)
Role: Geotechnical Engineering & Testing Services
Services: Geotechnical Site Investigation, Boring Logs, and Geotechnical Engineering Analysis/Design

City of Edinburg Projects

On-Call Geotechnical & Construction Materials Testing 2022-2024	
Team Members: Reza Badiozzamani Mark McClelland Oliver Salgado Hector Cantu Jorge Solis	Crestwood Subdivision WWTP Septage Improvement Service Center Upgrades – Geotechnical Services Edinburg Airport Lift Station Project Service Center Upgrades – CMT Services
On-Call Geotechnical & Construction Materials Testing 2020-2022	
Team Members: Reza Badiozzamani Mark McClelland Oliver Salgado Hector Cantu Jorge Solis	Los Lagos Phase V Subdivision Carmen Avila Phase III Subdivision 2812 Estates Vela and Flores Subdivision The Heights on Trenton Subdivision Phase II Ingle Springs Subdivision Hyde Park Subdivision The Heights on Trenton Subdivision Phase I Municipal Park Sanitary Sewer Russell Village Subdivision Caledonia West Subdivision Atwood Village Subdivision Atwood Estates Subdivision Alberta Heights Subdivision Mariterry Estates Subdivision Water Treatment Plant Improvement Rehabilitation of Existing Filter Sugar Mill Estates Los Lagos Phase VII (A) Subdivision Los Lagos Phase VII (B) Subdivision Monarco Estates RG Estates Phase III Los Cielos Subdivision No. 2
On-Call Geotechnical & Construction Materials Testing 2018-2020	
Team Members: Reza Badiozzamani Mark McClelland Oliver Salgado Hector Cantu Jorge Solis	Carmen Avila Subdivision IV Restroom Facilities at Fountain, Apollo, Memorial, and Municipal Parks Las Olas Estates Subdivision

Tab V – Insurance



As a function of day-to-day business, B2Z carries a Professional Liability of $2 Million. Additionally, B2Z carries a General Liability of $1 Million (each claim) / $2 Million (aggregate), an Automobile Liability of $1 Million (combined), an Umbrella Liability of $2 Million (each claim) / $2 Million (aggregate), and a Worker's Compensation and Employers Liability of $1 Million. **B2Z has no pending or past insurance claims.**

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/10/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER The Risk Specialty Group, LLC 675 Bering Dr, Ste. #175 Houston TX 77057	CONTACT NAME: Candi Carpenter PHONE (A/C, No, Ext): 713-552-1900 FAX (A/C, No): 713-513-5411 E-MAIL ADDRESS: ccarpenter@riskspecialtygroup.com
INSURED B2ZENGI-01 B2Z Engineering, LLC P.O. Box 2724 McAllen TX 78502	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Travelers — 19038 INSURER B : The Travelers Indemnity Compan — 25658 INSURER C : The Travelers Indemnity of Ame — 25666 INSURER D : Travelers Property Casualty In — 25674 INSURER E : Great Midwest Insurance Compan — 18694 INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 1885379283 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
C	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR X Incl. Unmanned Aircraft Liab. GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT LOC OTHER:			6807N737635	7/10/2024	7/10/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 1,000,000 $ 1,000,000 $ 5,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
B	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY			BA9R235112	7/10/2024	7/10/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ 1,000,000 $ $ $ $
D	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $			CUP1P237416	7/10/2024	7/10/2025	EACH OCCURRENCE AGGREGATE $	$ 2,000,000 $ 2,000,000 $
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		UB7N741163	7/10/2024	7/10/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
E	Professional Liability including Pollution Liability (claims made)			AE-GM-0000426-00	7/10/2024	7/10/2025	Each Claim Aggregate	2,000,000 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr.
Edinburg TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Tab VI – Professional Services Agreement

B2Z ENGINEERING

July 15, 2024

Mr. Mardoqueo Hinojosa, PE, CFM, CPM, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

RE: RFQ No. 2024-6
Geotechnical Engineering and Construction Materials Testing Services Rotation
Professional Services Agreement

Dear Mr. Hinojosa,

B2Z Engineering, LLC (B2Z) has thoroughly reviewed the Professional Services Agreement provided by the City of Edinburg. We are pleased to confirm that our certificate of insurance, as provided within Tab V of the statement of qualification submission, fully meets the prerequisite insurance requirements. We are committed to maintaining this compliance throughout the project. Furthermore, if selected, B2Z agrees to enter into such an agreement.

Sincerely,

Aisha Gonzalez
President

P. O. Box 2724 • McAllen, TX 78502
(956) 618-0624 • www.B2ZEng.com

Tab VII – Contact Information

Mrs. Aisha Gonzalez, the President and Owner of B2Z Engineering, and Mr. Reza Badiozzamani, PE, CFM, the assigned Project Manager, will serve as the point of contact. Please find the requested contact information below.

Name	Title	Address	Phone Numbers	Email Address
Mrs. Aisha Gonzalez	President/Owner	900 S. Stewart Rd, Ste. 12 Mission, TX 78572	Office: (956) 585-3773 Mobile: (956) 566-3421	Aisha@B2ZEng.com
Mr. Reza Badiozzamani, PE, CFM	Senior Project Manager	900 S. Stewart Rd, Ste. 2 Mission, TX 78572	Office: (956) 585-3773 Mobile: (956) 655-1995	Reza@B2ZEng.com

Appendix

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:
07/15/2024

Company/Vendor Name:
B2Z Engineering, LLC

Printed Name and Title:
Aisha Gonzalez, President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: B2Z Engineering, LLC
(Full, correct legal name)

- Address: 900 S. Stewart Road, Suite 2
  Mission, TX 78572
- Telephone/Fax: T: (956) 585-3773 | F: N/A
- Email address: Aisha@B2ZEng.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No X

3. Is your Company authorized and/or licensed to do business in Texas?
Yes X No____

4. Where is the Company's corporate headquarters located? 900 S. Stewart Road, Suite 12 Mission, TX 78572

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes____ No X

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office? N/A

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. N/A

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No X

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

N/A

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Reza Badiozzamani, PE, CFM
Address: 900 S. Stewart Road, Suite 2, Mission, TX 78572
Telephone: (956) 585-3773
Fax: N/A
Email: Reza@B2ZEng.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X)
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture. N/A

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. N/A

10. Provide any other names under which your business has operated within the last 10 years.

N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Aisha Gonzalez, being first duly sworn, deposes and says that: *(Name)*

(1) She/He is President of B2Z Engineering, LLC, the Bidder that has submitted the attached Bid; (Company)

(2) She/He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Aisha Gonzalez, President

Subscribed and sworn to me this 15th day of July 2024.

By:

Notary Public

ILEANA TREVINO NOTARY PUBLIC STATE OF TEXAS ID 132659283 EXP. 09-03-2028

My commission expires 09/03/2028

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

B2Z Engineering, LLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Aisha Gonzalez

Signature of vendor doing business with the governmental entity

07/15/2024

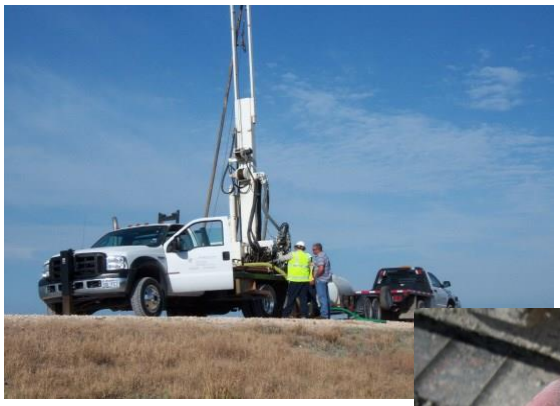
Date

STATEMENT OF QUALIFICATIONS

for

Geotechnical & Construction Material Testing Service Rotation

RFQ No. 2024-6







Submitted By:

L&G Consulting Engineers, Inc.

2100 W. Expressway 83
Mercedes, TX 78570
Phone: (956) 565-9813
Fax: (956) 565-9018
Toll Free: (888) 565-9813

900 S. Stewart Rd., Ste. 6
Mission, TX 78572
Phone: (956) 585-1909
Fax: (956) 585-1927
Toll Free: (866) 585-1909

Firm No. F-4105

Submitted to City of Edinburg on:
Opening Date: July 16, 2024
Opening Time: 3:00pm.

Firm Qualification & Experience

Company Description



L&G Consulting Engineers, Inc. (L&G) is a diverse, multi-discipline engineering company with experience in a wide variety of fields including transportation planning, highway/civil, structural/bridge, geotechnical engineering, construction management, construction materials testing, environmental document preparation & permitting, GIS services, and ROW acquisition. L&G has been in existence for over twenty (20) years and has two (2) offices situated in Hidalgo County, Texas (located in the City of Mercedes and City of Mission). L&G has contracted projects with a variety of public entities including local cities, counties, RMA's, and the Texas Department of Transportation (TxDOT). L&G is registered with the Texas Board of Professional Engineers (TBPE Firm No. F-4105) and is HUB certified. L&G's entirely local production staff consists of ten (10) multi-disciplined Professional Engineers, nine (9) Engineers in Training (EIT)/Graduate Engineers, two (2) Environmental Specialists, eight (8) Right-of-Way Acquisition Service Providers, two (2) Utility Coordination Specialists, two (2) GIS Analysts, and eleven (11) Engineering Support Technicians, two (2) Geotechnical & CMT Laboratory Managers and five (5) Geotechnical & CMT Support Technicians. Additional administrative support staff consists of one (1) contract manager and four (4) administrative assistants. L&G's managerial staff is pre-certified by TxDOT in a multitude of categories and has completed numerous transportation infrastructure projects similar in scope to this project (L&G brings over **225 years** of development, design and construction personnel experience on TxDOT projects). In addition, L&G prides itself on having in-house dedicated discrete branches for needed project assistance including a ROW Acquisition Division, Utility Investigation & Relocation Specialty Division, Environmental Assessment Division and Geotechnical & CMT Division.





L&G Engineering Laboratory (L&G Lab) is a Construction Materials Testing (CMT) Laboratory and Geotechnical Engineering branch of L&G (L&G Lab). L&G Lab has a wealth of experience in providing CMT and Geotechnical Engineering services for projects of various scopes including but not limited to Transportation Projects (Highways and Bridges), Municipal Projects (Solid Waste Facilities, Water and Wastewater Treatment Plants, Storage Tanks), Structural Projects (School Building Facilities, Retaining Walls, Commercial Buildings), and Geotechnical Projects (Levee Rehabilitation and Reconstruction, Foundation Design, Pavement Design). L&G Lab provides a fleet of three (3) fully functional drilling rigs and support trucks in-house to provide our Clients with a total package Geotechnical Consultant.

The L&G Team has the abilities and qualifications to provide the **City of Edinburg** with the following services:

Geotechnical Services

Geotechnical engineering is one of the most important aspects of project design as it forms the foundation of how a project will be built and provides an understanding of how a project will function under anticipated loadings in the present and future. The L&G Team has an extensive amount of geotechnical experience and provides its Clients with an array of services in the realm of geotechnical engineering.

The Scope of Services for projects similar in scope to the one denoted in the RFQ are typically broken into three (3) major functions of work with respect to Geotechnical Services:

I. **Geotechnical Drilling and Field Testing Services**
II. **Geotechnical Laboratory Testing Services**
III. **Geotechnical Engineering Services**

Geotechnical Drilling and Field Testing Services will include preliminary coordination with the Client to determine probable locations of structures and depths of importance. Location of borings and final depths and testing schemes can then be finalized, mapped and staked in the field (this will typically be a hand in hand operation between the Geotechnical Firm and the Engineer or Project Manager). Once staked utility locates are always performed (called in to Texas One-Call) for clearing of the site prior to any drilling taking place.



The L&G Team performs geotechnical drilling and field testing services under the direction of licensed professional engineers and well versed and experienced laboratory managers. The L&G Team personally owns and operates three (3) Drilling Rigs (two (2) Simco HT 2800 Drilling Rigs and one (1) Deidrich D-90 Drilling Rig) which all have been custom fabricated to perform both TxDOT Cone Penetrometer Testing (TCP) in accordance with Tex-132-E and ASTM Standard Penetration Testing (SPT) in accordance with ASTM D1586. In addition, where moist cohesive soils are present, L&G can perform Thin Walled Tube (Shelby Tube) Sampling in accordance with ASTM D1587 (typically pocket penetrometer readings are also retrieved on these sample types). Our drilling rigs are capable of performing various drilling techniques including solid stem, hollow stem, wet/mud rotary drilling and core drilling. It should be noted, all rigs are equipped with automatic hammers for safe and accurate TCP and SPT soil strength field testing. Typical field operations include removing samples from various sample apparatuses and visually classifying the samples for recording on field boring logs. Samples are then appropriately packaged and/or sealed to minimize loss of moisture and transported to our soil laboratory. Water level readings are taken during drilling, directly after conclusion of drilling and after 24 hours prior to backfilling of borings.



Geotechnical Laboratory Testing Services typically include general soil testing on the samples recovered during the field operations to evaluate the physical and engineering properties of the sub-strata and to verify field classification. Testing may include several of the following (but not limited to):

- Atterberg Limits (ASTM D4318 or Tex-104-E, 105-E, 106-E)
  This procedure will be used to aid in the classifying of the soil and to provide information on the potential vertical rise and contraction of the soil. Test data furnished will include Liquid Limit, Plasticity Index, and Linear Shrinkage test results.
- Gradation (-200) (ASTM D1140 or Tex-111-E)
  This procedure will be used to aid in the classifying of the soil. A No. 200 sieve will be used to distinguish fine grained material as well as for cohesive soils.
- Lab. Determination of Moisture in Soils (ASTM D2216 or Tex-103-E)
  This procedure will aid in determining the in-situ moisture of the soil to be able to evaluate the potential vertical rise and contraction of the soil.
- Particle Size (Sieve) Analysis with Hydrometer (ASTM D422)
  This procedure will aid in determining the complete gradation (full gradation curve) of a soil sample including hydrometer for tail-end portion of gradation curve.
- Unconfined Compression (ASTM D2166)
  This procedure determines the direct unconfined compressive strength of a soil of which can be correlated to shear strength of a soil sample (comparison with strength testing).
- Consolidation Testing (ASTM D2435)
  This procedure is utilized to predict the magnitude and potential rate of consolidation of soil in laboratory mimicked field conditions (laterally restrained and axially drained) while subjected to controlled stress loading increments.
- pH Testing of Soil (Tex-128-E)
  This procedure will provide the pH of a soil for determination of acidic or basic nature of soil environment.
- Sulfate Content of Soil (ASTM C1580 or Tex-145-E)
  This procedure will identify the soluble sulfate content of soil by using the colorimetric method. High presence of sulfates in soils can mark a necessity for the use of Sulfate Resistant Concrete (Type II Cement). In addition, high sulfate concentrations in pavement subgrade investigations can discount the effects of lime stabilization.
- Lime Series Testing (Tex-121-E)
  This procedure establishes a relationship with the percentage of lime added to a sample and the pH of the sample to determine adequate soil stabilization requirements for pavement subgrades.
- Triaxial Testing (Salvage Base) (Tex-121-E)
  This procedure determines the shearing resistance, water absorption, and expansion of soils and/ or soil-aggregate mixtures. Shearing resistance values will be used to determine the salvage base criteria for the existing material.
- Gradation/Asphalt Content of ACP (Tex-200-F/Tex-236-F)
  This test method is used to determine the particle size distribution of aggregate samples using standard U.S. sieves with square openings (Tex-200-F). The asphalt content will also be provided by Ignition Method (Tex-236-F).





Geotechnical Engineering Services typically include utilizing all information gathered from the field testing and laboratory testing to finalize soil classification and stratification as well as strength and engineering properties of the sub-strata. This information is compiled into boring logs and/or test summary sheets which are then incorporated into a geotechnical report. Geotechnical reports are prepared by one of our Geotechnical Engineers and include boring location plan, boring logs with laboratory classification (United Soil Classification System - ASTM D2487), subsurface water conditions, general site description, geology and geography, shallow foundation analyses (shallow – spread footings, slabs on grade, mat foundations, culvert foundations), deep foundation analyses (deep – piling and drilled shafts), foundation recommendations and construction recommendations (site fill, select fill, site drainage, etc.). For transportation facilities, the analyses will be expanded to also include global stability analysis for retaining walls, slope stability analysis for embankments and outfall channels, allowable bearing capacity and settlement at proposed embankments, and analysis of pavement subgrade materials (in-situ subgrade) and stabilization. The report will provide general comments and applicable recommendations regarding construction methods, sequences, and potential difficulties that may arise during overall construction as it relates to the soil aspects of the project. The information has the intent to provide guidance for foundation selection and design and assistance in the preparation of design plans, contract documents and specifications for the project.

Construction Materials Testing Services

Construction Material Testing (CMT) and Inspection are vital pieces of the construction process for all projects. Proper selection, usage and workmanship of construction materials are important staples to ensure stability and performance of structures in the long term. L&G provides CMT services in the three main facets as noted here:

- On-Site Project Inspection/Monitoring
- Field and Laboratory Testing and Analysis
  - Soil and Base Material Testing
  - Concrete Testing
  - HMAC Testing
  - Aggregate Testing (for Concrete and HMAC)
  - Roadway Material Production & Inspection Testing
- Quality Control and Quality Assurance (QC/QA)

On-Site Project Inspection/Monitoring

A daily presence at the jobsite and constant communication with the Contractor as well as adequate amounts of construction materials testing are key elements to a successful construction operation. L&G provides this presence by way of experienced and certified construction materials engineers and technicians trained in various aspects of construction. The L&G Team employees have been involved in various inspection roles including inspection of soils for embankments, reinforcing steel for slabs and masonry walls, concrete, grout and mortar for structures, hot-mix asphalt pavement field conditions and rolling patterns for roads and parking areas, aggregates for pavement mixes and concrete batching, etc. Inspection is the first line in avoiding construction materials problems in the future and has the capability and knowledge necessary to properly provide these services.

Field and Laboratory Testing and Analysis

The backbone of CMT is the field and laboratory testing and analysis program. The main goal of the various CMT performed during the construction process is to ensure construction materials utilized are in compliance with project specific plans and specifications. L&G prides itself in being able to provide its Clients with prompt and accurate Construction Materials Testing Services. CMT testing at L&G can be further broken down into the following categories:

Soil and Base Material Testing



CMT is performed to accurately define soil properties and identify any nonconformance to project specifications. Precise definition of soil classification, compaction characteristics and other properties allow for early detection of issues and avoidance of future problems. The most common soils field test is the Field Density (compaction) test. Representative samples of the materials being used on the project are taken to the laboratory and the Maximum Dry Density and Optimum Moisture Content are determined for the respective material (Standard/Modified Proctor – Moisture-Density Relationship). The laboratory test data is utilized to determine the percentage of Field Compaction vs. Maximum Dry Density determined in the laboratory. Required densities vary by material type and purpose, and L&G Lab personnel are well qualified to review contract plans to determine the correct project requirements. During this phase of testing, the thickness of the Subgrade, Stabilized Subgrade and or Base Material is verified to ensure that plan requirements are being met. Samples of the Base Material being furnished to the project are also taken to the Laboratory and tested to ensure compliance with Gradation, Plasticity Index and Durability requirements.

Ready-Mixed Concrete, Grout and Mortar Testing and Masonry Testing

The placement of Ready-Mixed Concrete, Grout and Mortar are also monitored during the testing and inspection process. Since these are generally cornerstones of today's construction practices, they are incredibly important in terms of strength monitoring through CMT. Compressive strength specimens (Concrete cylinders, mortar and grout cubes/prisms) are cast from representative samples obtained at the project sites and are tested at specified periods of time, generally 7 and 28 days of maturity after casting, to determine compliance with project strength requirements. In addition, concrete being furnished for the project should meet various field testing requirements to ensure workability during placement and long-term durability (Slump, Entrained Air Percentage, and Temperature). Structural masonry units (block and brick units) can also be tested for compressive strength in accordance with the project needs.



Hot-Mix Asphalt Pavement Testing

The placement of Hot Mix Asphalt is also monitored during placement operations. The engineering technician ensures that a proper mat thickness is being laid and the material yield is monitored. This monitoring of yield allows construction management personnel to compare in-place quantities to the estimated contract quantities. The engineering technician also ensures that the Hot Mix Asphalt is delivered to the project at the proper temperature in order to provide the Contractor with the maximum opportunity to compact the Hot Mix Asphalt to the desired Density (Compaction and Air Void Content) as called for in the plans and specifications. Rolling Patterns are also established during the engineering technician's inspection. This pattern will dictate the number of passes a roller operator must compact the Asphalt in order to achieve the desired compaction without under-compacting or over-compacting the surface, which would result in a shortened pavement life.

Aggregate Testing

Aggregate testing is essential to providing proper concrete and hot-mix asphalt designs for long term performance. The quality of aggregates is determined and monitored by performing laboratory testing including gradation analysis, decantation, specific gravity/absorption, soundness, abrasion, organic impurities, deleterious substances and acid solubility.

Roadway Material Production and Construction Inspection Testing

The L&G Team offers Roadway Material Production and Construction Inspection testing services. We have provided the Counties of Cameron, Starr, and Hidalgo with Roadway Material Production and Construction Inspection Testing and Services on Texas Department of Transportation funded Colonia Roadway and Drainage improvement projects. In addition to the listed Counties, we have also provided the Cities of Mission, Hidalgo, Donna, San Benito, Weslaco, Harlingen and others with similar services.

Quality Control and Quality Assurance (QC/QA)

Utilizing quality control and quality assurance in the field of CMT is a must to ensure all testing is of the highest quality and to reduce the presence of outliers in the statistical models of testing results. The L&G Team has developed standard operating procedures for various tasks to provide direction to staff and increase consistency of field and laboratory testing (modified only through project managers to provide flexibility due to any project variability). The Laboratory Managers are responsible for direct supervision of QC/QA programs in the field and the Laboratory Engineer of Record is responsible for performing all supervisory review of technical procedures in the engineering laboratory. Ultimately, though, the Project Manager provides oversight of all QC/QA operations. This three tiered approach provides a triple check system of all reports, design and recommendations prior to submittal to client.

As part of the L&G Team's commitment to Quality there are key employees that are tasked with the oversight and execution of quality control measures & policy. L&G Lab's Quality Control Director, David Saenz, P.E. (Laboratory Engineer of Record) is responsible for the general oversight of quality control system as it relates to Construction Materials Testing. L&G Lab's quality measures are implemented and enforced by the Quality Control Coordinator, Ricardo Gallaga, P.E., General Manager. Mr. Gallaga, with the help of the assistant coordinators ensures that all procedures and calibrations are performed in accordance with applicable standards and procedures as prescribed by the equipment manufacturer.

Our client list includes the Counties of Hidalgo, Cameron, and Starr; the Cities of Harlingen, Hidalgo, Mission, Mercedes, Weslaco, Donna, San Benito, TxDOT Pharr and San Antonio Districts, AGUA SUD, Brownsville PUB, Hidalgo County RMA, Cameron County RMA (with HNTB), Hidalgo County Drainage District #1 (HCDD#1) and La Joya Independent School District. L&G Lab has not defaulted or failed to meet the requirements of prior or existing Construction Material Testing and Geotechnical contracts. As a result, L&G Engineering Laboratory has no pending litigation against or involving its agents or employees with respect to any work we have performed. We pride ourselves in being the Lab of Record for all work for the Cities of Mission, Hidalgo, Harlingen, and the Texas Department of Transportation.



L&G possess the equipment and personnel to be able to quickly address any needs the **City of Edinburg** may have in conjunction with this and any other project. Our experienced and proficient organization is ready and willing to provide high quality services and products. An Organizational chart is provided within Appendix A of this solicitation.

Resource Utilization Plan

Labor Resources

The L&G Team has adequate staffing and a qualified and experienced team of professionals dedicated to getting a project done under any circumstances. In the event of unforeseen circumstances, all professional team members (as noted in the Organizational Chart) are interchangeable if required to support any position (i.e. Assistant Project Managers can perform duties of Project Manager and General Lab Manager). All of our technical staff are also interchangeable and have back-up personnel to take over in the event of sickness, attrition or increased firm workload (most technicians are certified in various project aspects). All major team members, as denoted on the Organizational Chart, have pledged to make ourselves as available as necessary to ensure the **City of Edinburg** has an exceptional final product. It is important to note that through our time working for TxDOT we have never required additional sampling or testing (not scoped in the forefront) to complete a project (no issues with errors or omissions).

L&G works in several different geotechnical/construction material testing categories. L&G technicians, laboratory managers and engineers are experienced and/or certified in various aspects of Construction Material Testing. Current L&G Certifications include:

- American Technical Institute
  - Radiation Safety Hazardous Materials Training – Portable Nuclear Gauge
- American Concrete Institute (ACI)
  - Concrete Testing Field Technician Grade I
  - Aggregate Testing Technician Level I
  - Concrete Strength Testing Technician
  - Concrete Laboratory Testing Technician Level I
- Texas Hot Mix Asphalt Pavement Association (TAPA)
  - Hot Mix Asphalt Plant Production Specialist Level IA
  - Hot Mix Asphalt Roadway & Mix Design Specialist Level IB
  - Soils & Flexible Bases Properties/Analysis Specialist – SB101, SB102, SB103
  - Soils & Flexible Bases Strength Specialist – SB201, SB202
- Texas Department of Transportation Pre-Certified (TxDOT)
  - As Noted In The Following Table:

1.5.1	Feasibility Studies
1.8.1	Public Involvement
2.1.1	Traffic Noise Analysis
2.2.1	Air Quality Analysis
2.3.1	Wetland Delineation
2.4.1	Nationwide Permit
2.4.2	Clean Water Act Sec. 404 Permits
2.4.3	U.S. Coast G. & U.S. Army Corps of Engr. Permits
2.6.2	Impact Evaluation Assessments (Retired Category)
2.7.1	Sec. 4(F)/6(F) Evaluations
2.12.1	Socio-Economic And Environmental Justice Analyses
2.13.1	Hazardous Materials Initial Site Assessment
2.14.1	Environmental Document Preparation
3.2.1	Route Studies & Schematic Design
4.2.1	Roadway Design

4.4.1	Freeway Interchanges
5.2.1	Bridge Design
6.1.1	Routine Bridge Inspection Team Leader
8.1.1	Signing, Pavement Marking, And Channelization
9.1.1	Bicycle and Pedestrian Facility Devel. (Retired Category)
10.1.1	Hydrologic Studies
10.2.1	Roadway Hydraulic Design
10.3.1	Bridge Hydraulic Design
10.5.1	Bridge Scour Evaluations And Analysis
11.1.1	Roadway Construction Management And Inspection
12.2.1	Concrete Plant Inspection and Testing
14.1.1	Soil Exploration
14.2.1	Geotechnical Testing
14.3.1	Transportation Foundation Studies
14.4.1	Building Foundation Studies

(see TxDOT website www.txdot.gov for additional info.)

Equipment Resources

L&G Consulting Engineers, Inc (L&G Engineering) is a branch of L&G which is a 100% locally owned business within the South Texas region. L&G Laboratory maintains 4,500 square feet of combined office and laboratory space at our Mercedes, Texas location, and 4,125 square feet of combined office and laboratory space at our Mission, Texas location. Both main laboratory facilities are located within the Rio Grande Valley conveniently located at opposite ends of Hidalgo County to maximize our ability to provide services in a timely manner throughout the valley (Mission Lab – services Zapata County, Starr County, West Hidalgo County; Mercedes Lab – services East Hidalgo County, Willacy County, and Cameron County). All of our equipment is calibrated by independent certifying agencies. Our Construction Material Laboratories are equipped with all of the standard test equipment to conduct Geotechnical and Construction Material Testing as required by most projects. The following is an abridged list of our field and laboratory equipment:

Office/Lab:

Standard Office Equipment – Computers, Telephones, Faxes, Copiers, Printers
Full sets of 12” Brass/Square opening Sieves 1/34” thru Size No. 200 – Sieve Analysis Testing
Tech-Lab Electric Sieve Shaker – Sieve Analysis Testing
Type E Commercial Mixer – Atterberg Limits / Hydrometer Analysis – Sample Prep. & Testing
Laboratory Glassware – Graduated Cylinders – Hydrometer Analysis Testing
Ohaus Navigator 4100 Gram Laboratory Scale – Laboratory Material Testing
Ohaus Scout II 200 Gram Laboratory Scale – Laboratory Material Testing
Ohaus C-11 30 KG Laboratory Scale – Laboratory Material Testing
Gilson SP-1 Sample Splitter – Sample Size Reduction for Laboratory Testing
Humbolt Liquid Limit Devices – Atterberg Limits Testing
Tech-Lab Sand Equivalent Test Set – Sand Equivalent Testing
Rainhart Sieve Sifter – Automatic Shaker for Sand Equivalent Testing
Quincy Laboratories Model No. 30 Conventional Bench Oven – Material Drying
Quincy Laboratories Model No. 31-350 Forced Air Bench Oven – Material Drying
Rainhart Texas Wet-Ball Mill – Base Material Durability Testing (Tex-116-E)
Rainhart Soils Compactor – Moisture Density Determinations, ASTM, TxDOT, ASHTTO
Forney FX-400 Compression Testing Machine – Compressive Strength of Concrete Specimens
ELE International Tri-Flex 2 Master and Auxiliary Panels – Soil Permeability Testing
ELE International Digital Tri Test – Multi Loader for Confined and Unconfined Strength Testing
Humboldt Consolidation Load Frames – Consolidation / Swell Testing
Misc. Equip. – Stainless Steel Lab Pans and Containers, Microwaves, Hot Plates, Curing Tanks



Field:

Two (2) SIMCO 2800 Geotechnical Drilling Rigs & One (1) Deidrich D-90 Geotechnical Drilling Rig
Three Drilling Support Vehicles / Equipment Trailers (w/ Water Tanks)

Auger (Straight Flight, Hollow Stem), Drilling Pipe (Mud Rotary)
Drilling Tub (Mud Rotary Operation)
Tri-Cone and Cutter Drill Bits
Ten (10) L&G Lab Fleet Trucks
Trailer Mounted Asphalt-Concrete Coring Machine – Asphalt / Concrete Coring
Coring Rig Adapter (Asphalt Depth Check, Concrete Coring)
Tech-Lab Concrete Pressure Meters – Air Content Testing
Slump Cone Test Sets w/ Thermometers – Concrete Testing
Troxler, Humbolt & Instrotek Moisture-Density Gauges – Field Density Testing
Laptop Computer with Internet Card (for Real-Time Reporting at Remote Sites)



The following is an abridged listing of the types of tests L&G offers:

Soil and Base Material Testing

Moisture Content Determination	ASTM D2216 / Tex-103-E
Determination of Liquid Limit of Soils	Tex-104-E
Determination of Plastic Limit of Soils	Tex-105-E
Atterberg Limits of Soils	ASTM D 4318 / Tex-106-E
Bar Linear Shrinkage of Soils	Tex-107-E
Material Finer #200 Sieve	ASTM D 1140 / Tex-111-E
Lime Series Testing	Tex-112-E
Moisture-Density Relationship (TxDOT)	Tex-113-E / Tex-114-E
Standard Proctor	ASTM D 698
Modified Proctor	ASTM D 1557
Field Density Test (Nuclear)	ASTM D 2950 / Tex-115-E
Determination of Soil pH	Tex-128-E
Soil-Lime Testing	Tex-121-E
Resistivity of Soils(Laboratory)	Tex-129-E
Sieve Analysis	ASTM C 136 / Tex-200-F
Texas Wet Ball Mill (Base Material Quality)	Tex-116-E

Coarse and Fine Aggregate Quality Testing

Decantation Test (Conc. Aggr.)	ASTM C117 / Tex-406-A
Specific Gravity/Absorp. (Conc. Aggr)	ASTM C127 / Tex-403-A
Cycle Magnesium Soundness	ASTM C88 / Tex-411-A
SSD Unit Weight of Aggregates	ASTM C29 / Tex-404-A
Percent Voids/Solids in Concrete Aggregate	Tex-405-A
Sand Equivalent	ASTM D 2419 / Tex-203-F
Specific Gravity / Absorption (Fine Aggr.)	ASTM C 128 / Tex -403-A
Organic Impurities in Fine Aggregate	ASTM C 87 / Tex -408-A
Fineness Modulus of Fine Aggregate	Tex-402-A
Acid Insoluble of Fine Aggregate	Tex-612-J

Concrete and Masonry Field and Laboratory Testing

Slump Test	ASTM C 143 / Tex-415-A
Air Content (Pressure Method)	ASTM C 138 / Tex-416-A
Air Content (Volumetric)	ASTM C 173
Casting of Concrete Cylinders	ASTM C 31
Compressive Strength of Cyl. Specimen	ASTM C 39 / Tex-418-A
Cylindrical Specimen Prep./Hold/Cure	ASTM C 192
Casting of Grout Prisms	ASTM C 1019
Grout Prism Prep./Cure/Compressive Strength	ASTM C 39
Casting of Mortar Cubes	ASTM C 780
Mortar Cube Prep./Cure/Compressive Strength	ASTM C 109
Masonry Unit Prep. /Compressive Strength	ASTM C 140
Masonry Unit SPG/Absorption/Unit Wt.	ASTM C 140

Pavement Thickness / Asphalt Quality

Coring – ACP Thickness	ASTM D 3549
Pavement Thickness Determination (Full Depth)	ASTM
Density of Asphaltic Cores (4 or 6 inch)	Tex-207-F
Maximum Theoretical SPG (Rice Gravity)	Tex-227-F
Extraction/Sieve Analysis/Asphalt Content	Tex-210-F / Tex-200-F
Asphalt Rolling Pattern (Nuclear Method)	Tex-207-F – Part IV
Eff. Of Water on Asphalt Mixtures (As Rec'd)	Tex-531-C

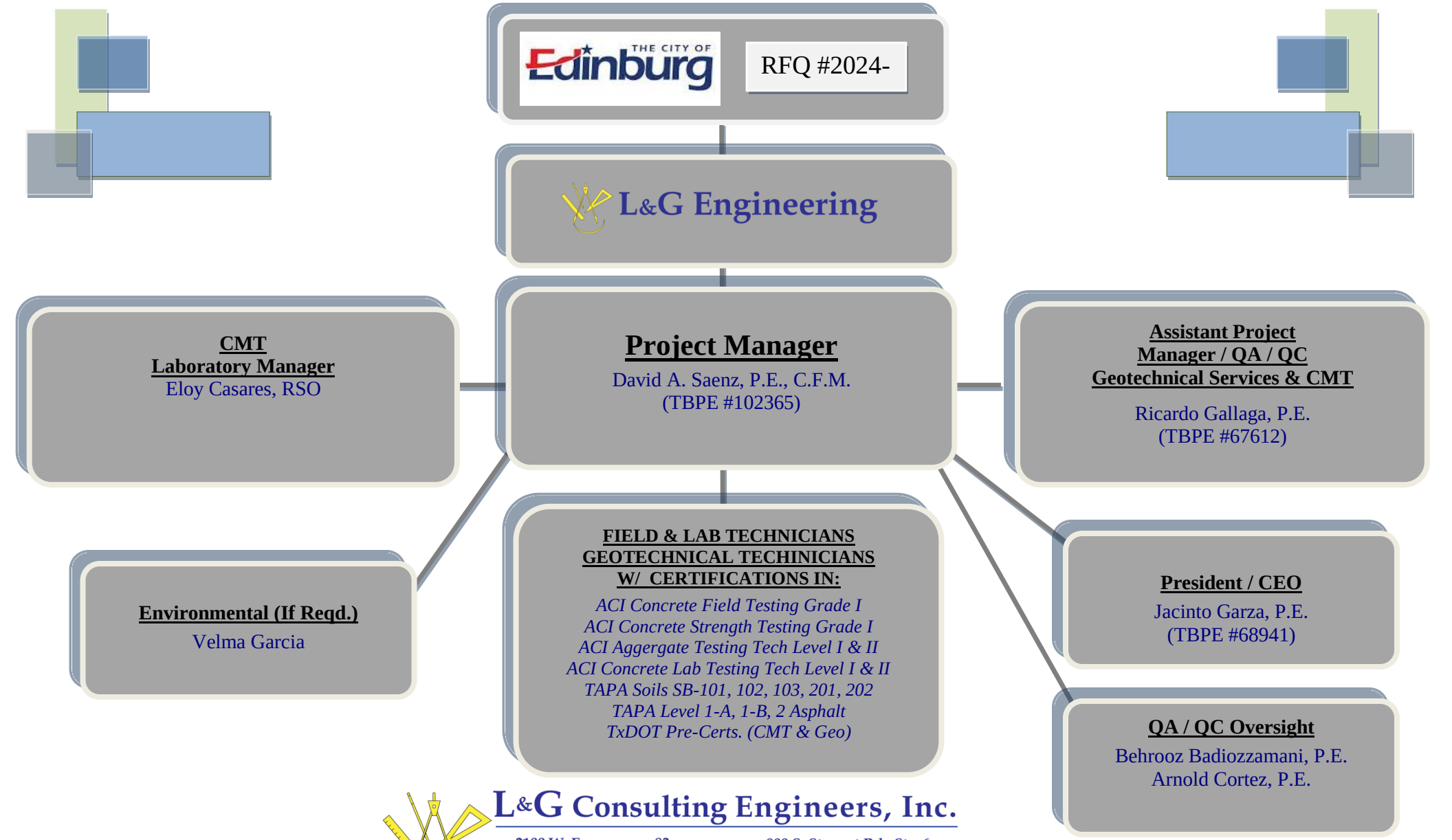
Pavement Investigation

Core Existing Asphalt or Concrete Pavement for Thickness, Perform Base Thickness, Sieve Analysis and Plasticity Index, Stabilized Subgrade Thickness and Plasticity Index

Miscellaneous Items

As is evident by the ongoing projects noted in 'Current Workload', L&G is more than qualified to perform Geotechnical Engineering and Construction Material Testing services for the **City of Edinburg** under the proposed contract. L&G's hiring procedures ensure that there is no discrimination based on an applicant's age, sex, or religious background (L&G is in compliance with all state/federal hiring regulations).

L&G has a well-established and documented "Affirmative Action Program". We understand that the success of our firm is dependent on employing the most qualified individuals and providing a work environment free of discrimination and harassment. In compliance with all Federal and State Equal Opportunity laws, L&G promotes and values cultural differences understanding that it significantly improves organizational performance. Furthermore, L&G managers implement Affirmative Action (AA) procedures during their hiring process and job placement allowing for fairness throughout the company.



L&G Consulting Engineers, Inc.

2100 W. Expressway 83
Mercedes, TX 78570
Phone: (956) 565-9813
Fax: (956) 565-9018
Toll Free: (888) 565-9813

900 S. Stewart Rd., Ste. 6
Mission, TX 78572
Phone: (956) 585-1909
Fax: (956) 585-1927
Toll Free: (866) 585-1909

Firm No. F-4105

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

L & G Consulting Engineers Inc

L & G Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-4105

Expiration Date
8/31/2024

GLENN HEGAR TEXAS COMPTROLLER OF PUBLIC ACCOUNTS

The Texas Comptroller of Public Accounts (CPA) administers the Statewide Historically Underutilized Business (HUB) Program for the State of Texas, which includes certifying minority, woman, and service disabled veteran-owned businesses as HUBs and facilitates the use of HUBs in state procurement and provides them with information on the state's procurement process.

We are pleased to inform you that your application for certification/re-certification as a HUB has been approved. Your company's profile is listed in the State of Texas HUB Directory and may be viewed online at https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp. Provided that your company continues to meet HUB eligibility requirements, the attached HUB certificate is valid for the time period specified.

You must notify the HUB Program in writing of any changes affecting your company's compliance with the HUB eligibility requirements, including changes in ownership, day-to-day management, control and/or principal place of business. *Note: Any changes made to your company's information may require the HUB Program to re-evaluate your company's eligibility.*

Please visit our website at http://comptroller.texas.gov/procurement/prog/hub/ and reference our publications (i.e. Grow Your Business pamphlet, HUB Brochure and Vendor Guide) providing addition information on state procurement resources that can increase your company's chances of doing business with the state.

Thank you for your participation in the HUB Program! If you have any questions, you may contact a HUB Program representative at 512-463-5872 or toll-free in Texas at 1-888-863-5881.

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number:	**1743007928900**
File/Vendor Number:	**006240**
Approval Date:	**07-APR-2021**
Scheduled Expiration Date:	**07-APR-2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

L & G CONSULTING ENGINEERS, INC.

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed 09-APR-2021, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, business location) provided in the submission of the business' application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

Rev. 06/19

TEXAS Health and Human Services | Texas Department of State Health Services

RADIOACTIVE MATERIAL LICENSE

Pursuant to the Texas Radiation Control Act and Texas Department of State Health Services (Agency) regulations on radiation, and in reliance on statements and representations heretofore made by the licensee, a license is hereby issued authorizing the licensee to receive, acquire, possess and transfer radioactive material listed below; and to use such radioactive material for the purpose(s) and at the place(s) designated below. This license is subject to all applicable rules, regulations and orders of the Agency now or hereafter in effect and to any conditions specified below.

LICENSEE			
1. Name	L&G CONSULTING ENGINEERS INC DBA L&G ENGINEERING ATTN ELOY CASARES	3. License Number	L06671
2. Address	2100 W EXPRESSWAY 83 MERCEDES TX 78570	4. Expiration Date	October 31, 2024
		Amendment Number	02

This license is amended in accordance with correspondence dated January 8, 2020.

5. Radioisotope	6. Form of Material	7. Maximum Activity	8. Authorized Use
A. Americium-241/Beryllium	A. Sealed source (QSA Model AMN.V997; EZ Model Am1.NO2)	A. 1 source not to exceed 44 millicuries	A. Measurement of physical properties using Humboldt Scientific Inc. (HSI) Model 5001 moisture/density gauge.
B. Americium-241/Beryllium	B. Sealed source (QSA Model AMN.V997; EZ Model Am1.NO2)	B. **5 sources** not to exceed 44 millicuries each	B. Measurement of physical properties using Instrotek, Inc. Model 3500 moisture/density gauge.
C. Cesium-137	C. Sealed source (QSA Model CDC.805; EZ Model HEG-137)	C. 1 source not to exceed 11 millicuries	C. Measurement of physical properties using HSI Model 5001 moisture/density gauge.
D. Cesium-137	D. Sealed source (QSA Model CDC.805; EZ Model HEG-137)	D. **5 sources** not to exceed 11 millicuries each	D. Measurement of physical properties using Instrotek, Inc. Model 3500 moisture/density gauge.

RADIOACTIVE MATERIAL LICENSE

LICENSE NUMBER	AMENDMENT NUMBER
L06671	02

9. A. Radioactive material shall be stored and used at:

Site Number	Location
000	Mercedes – 2100 West Expressway 83 (Main Site)
001	Mission – 900 South Stewart Road, Suites 6 and 7

B. The authorized place of use is at temporary sites, in areas not under exclusive Federal jurisdiction, throughout Texas. The licensee is authorized to store radioactive material at a temporary site up to 90 days in any twelve-month period.

10. This license is issued in accordance with Title 25 Texas Administrative Code §289.252(e), "General requirements for the issuance of specific licenses."

11. The individual designated to perform the functions of Radiation Safety Officer (RSO) for activities covered by this license is Eloy Casares.

12. Radioactive material shall only be used by individuals who have successfully completed the training described in the letter dated October 3, 2014.

13. Sealed sources or source rods containing radioactive material shall not be opened or sources removed or detached from source rods or gauges by the licensee, except as specifically authorized.

14. The licensee shall conduct at intervals not to exceed six-month visual inspections and operational checks of all gauges to ensure that the equipment is in good working condition, the sources are adequately shielded, and required labeling is present and legible. A record of each inspection shall be maintained for inspection by the Agency for three years and shall include the date of the inspection, name and signature of the individual performing the inspections, equipment involved, any problems found, and what, if any, corrective action was taken.

15. Any cleaning, maintenance or repair of the gauges that requires detaching the source or source rod from the gauge shall be performed only by the manufacturer or other persons specifically licensed by the Agency, the U.S. Nuclear Regulatory Commission or an Agreement State to perform such services.

RADIOACTIVE MATERIAL LICENSE

LICENSE NUMBER	AMENDMENT NUMBER
L06671	02

16. Except as specifically provided otherwise by this license, the licensee shall possess and use the radioactive material authorized by this license in accordance with statements, representations, and procedures contained in the following:

Application dated September 12, 2014, and
Letter dated October 3, 2014.

Title 25 TAC §289 shall prevail over statements contained in the above documents unless such statements are more restrictive than the regulations.

VJD:vjd

FOR THE DEPARTMENT OF STATE HEALTH SERVICES

Date January 10, 2020

Shawn Garza, Program Coordinator
Industrial Licensing Program

MTC
MATERIALS TESTING CENTER

USACE CERTIFICATE
OF
LABORATORY VALIDATION

ERDC
ENGINEER RESEARCH & DEVELOPMENT CENTER

L&G Consulting Engineers, Inc.

2100 W. Expressway 83
Mercedes, TX,
Eloy Casares
(956) 565-0760

has demonstrated, by abbreviated audit of its AASHTO accreditation, or by inspection of required records, equipment, procedures, facilities, and/or final reports, its proficiency to perform testing of construction materials, as established by the quality standards of AASHTO R 18 guidance and the requirements of the applicable ASTM standards.

THIS USACE CERTIFICATE OF LABORATORY VALIDATION IS ACCURATE AS OF ITS DATE AND TIME OF GENERATION:

27 FEB 2023 AT 08:16 HOURS

ALL METHODS LISTED ON THIS CERTIFICATE OF VALIDATION WILL EXPIRE ON 02/23/2025

PLEASE CONFIRM THE CURRENT VALIDATION STATUS OF THIS LABORATORY USING THE SEARCH FEATURE ON OUR PUBLIC WEBSITE: **https://mtc.erdc.dren.mil**

Chad A. Gartrell, PE, Director
USACE Materials Testing Center
Vicksburg, Mississippi, USA

AGGREGATE

Aggregate - C 117 - Material Finer than 75 µm (No. 200) Sieve
Aggregate - C 127 - Specific Gravity & Absorption in Coarse Aggregate
Aggregate - C 128 - Specific Gravity & Absorption in Fine Aggregate
Aggregate - C 136 - Sieve Analysis of Aggregates
Aggregate - C 1077 - Concrete and Concrete Aggregate Testing Standards (Quality Standards)

BITUMINOUS

Bituminous - D 2041 - Theoretical Maximum Specific Gravity & Density (Rice)
Bituminous - D 2726 - Bulk Specific Gravity and Density
Bituminous - D 2950 - Density of Bituminous Concrete in Place by Nuclear Methods
Bituminous - D 5444 - Mechanical Size Analysis of Extracted Aggregate
Bituminous - D 6307 - Asphalt Content of Hot-Mix Asphalt by Ignition Method
Bituminous - D 6925 - Relative Density of Asphalts by Superpave Gyratory Compactor

CONCRETE

Concrete - C 31 - Making and Curing Test Specimens in the Field
Concrete - C 39 - Compressive Strength of Cylindrical Specimens
Concrete - C 138 - Unit Weight and Air Content by Gravimetric
Concrete - C 143 - Slump
Concrete - C 172 - Sampling
Concrete - C 173 - Air Content by Volumetric ***required if C231 not performed***
Concrete - C 231 - Air Content by Pressure ***required if C173 not performed***
Concrete - C 511 - Moist Cabinets, Moist Rooms, Water Storage Tanks
Concrete - C 617 - Capping Cylindrical Specimens
Concrete - C 1064 - Temperature of Concrete
Concrete - C 1077 - Concrete and Concrete Aggregate Testing Standards (Quality Standards)
Concrete - C 1231 - Unbonded Caps

SOILS

Soils - D 421 - Dry Preparation for Particle Size Distribution & Soil Constants
Soils - D 422 - Particle Size Analysis (Sieve and Hydrometer)
Soils - D 698 - Compaction Characteristics by Standard Effort
Soils - D 1140 - Material Finer than 75 m (No. 200) Sieve

Soils - D 1557 - Compaction Characteristics by Modified Effort
Soils - D 2166 - Unconfined Compressive Strength
Soils - D 2216 - Water Content
Soils - D 4318 - Liquid & Plastic Limits & Plasticity Index
Soils - D 6938 - Density and Water Content by Shallow Depth Nuclear Method

AASHTO ACCREDITED

CERTIFICATE OF ACCREDITATION

AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AASHTO

L&G Consulting Engineers, Inc.

in

Mercedes, Texas, USA

has demonstrated proficiency for the testing of construction materials and has conformed to the requirements established in AASHTO R 18 and the AASHTO Accreditation policies established by the AASHTO Committee on Materials and Pavements.

The scope of accreditation can be viewed on the Directory of AASHTO Accredited Laboratories (aashtoresource.org).

Jim Tymon,
AASHTO Executive Director

Moe Jamshidi,
AASHTO COMP Chair

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

SCOPE OF AASHTO ACCREDITATION FOR:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Quality Management System

Standard:		Accredited Since:
R18	Establishing and Implementing a Quality System for Construction Materials Testing Laboratories	07/20/2016
C1077 (Aggregate)	Laboratories Testing Concrete and Concrete Aggregates	10/19/2021
C1077 (Concrete)	Laboratories Testing Concrete and Concrete Aggregates	02/14/2018

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Asphalt Mixture

Standard:		Accredited Since:
D2041	Maximum Specific Gravity of Hot Mix Asphalt Paving Mixtures	09/01/2017
D2726	Bulk Specific Gravity of Compacted Hot Mix Asphalt Using Saturated Surface-Dry Specimens	07/13/2017
D2950	Density of Bituminous Concrete In Place by Nuclear Methods	07/13/2017
D3203	Percent Air Voids in Compacted Dense and Open Bituminous Paving Mixtures	09/01/2017
D5444	Mechanical Analysis of Extracted Aggregate	07/13/2017
D6307	Determining the Asphalt Content of Hot Mix Asphalt (HMA) by the Ignition Method	07/13/2017
D6925	Preparing and Determining the Density of Hot Mix Asphalt (HMA) Specimens by Means of the Superpave Gyratory Compactor	**Suspended**
Tex-206-F	Compacting Specimens Using the Texas Gyratory Compactor (TGC)	07/13/2017

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Soil

Standard:	Accredited Since:
D421 Dry Preparation of Disturbed Soil and Soil Aggregate Samples for Test	12/04/2018
D422 Particle Size Analysis of Soils by Hydrometer	07/20/2016
D698 The Moisture-Density Relations of Soils Using a 5.5 lb [2.5 kg] Rammer and a 12 in. [305 mm] Drop	07/20/2016
D1140 Amount of Material in Soils Finer than the No. 200 (75-µm) Sieve	07/20/2016
D1557 Moisture-Density Relations of Soils Using a 10 lb [4.54 kg] Rammer and an 18 in. [457 mm] Drop	07/20/2016
D2166 Unconfined Compressive Strength of Cohesive Soil	07/20/2016
D2216 Laboratory Determination of Moisture Content of Soils	07/20/2016
D4318 Determining the Liquid Limit of Soils (Atterberg Limits)	07/20/2016
D4318 Plastic Limit of Soils (Atterberg Limits)	07/20/2016
D6938 In-Place Density and Moisture Content of Soil and Soil-Aggregate by Nuclear Methods (Shallow Depth)	08/19/2021

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Aggregate

Standard:	Accredited Since:
C117 Materials Finer Than 75-µm (No. 200) Sieve in Mineral Aggregates by Washing	07/20/2016
C127 Specific Gravity and Absorption of Coarse Aggregate	08/19/2021
C128 Specific Gravity (Relative Density) and Absorption of Fine Aggregate	08/19/2021
C136 Sieve Analysis of Fine and Coarse Aggregates	07/20/2016

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Concrete

Standard:		Accredited Since:
M201	Moist Cabinets, Moist Rooms, and Water Storage Tanks Used in the testing of Hydraulic Cements and Concretes	04/14/2020
R60	Sampling Freshly Mixed Concrete	04/14/2020
R100 (Cylinders)	Making and Curing Concrete Test Specimens in the Field	04/14/2020
T22	Compressive Strength of Cylindrical Concrete Specimens	04/14/2020
T119	Slump of Hydraulic Cement Concrete	04/14/2020
T121	Density (Unit Weight), Yield, and Air Content of Concrete	04/14/2020
T152	Air Content of Freshly Mixed Concrete by the Pressure Method	04/14/2020
T196	Air Content of Freshly Mixed Concrete by the Volumetric Method	04/14/2020
T231 (5000 psi and below)	Capping Cylindrical Concrete Specimens	04/14/2020
T309	Temperature of Freshly Mixed Portland Cement Concrete	04/14/2020
C31 (Cylinders)	Making and Curing Concrete Test Specimens in the Field	01/22/2018
C39	Compressive Strength of Cylindrical Concrete Specimens	01/22/2018
C138	Density (Unit Weight), Yield, and Air Content of Concrete	01/22/2018
C143	Slump of Hydraulic Cement Concrete	01/22/2018
C172	Sampling Freshly Mixed Concrete	01/22/2018
C173	Air Content of Freshly Mixed Concrete by the Volumetric Method	01/22/2018
C231	Air Content of Freshly Mixed Concrete by the Pressure Method	01/22/2018
C511	Moist Cabinets, Moist Rooms, and Water Storage Tanks Used in the testing of Hydraulic Cements and Concretes	01/22/2018
C617 (5000 psi and below)	Capping Cylindrical Concrete Specimens	04/14/2020
C1064	Temperature of Freshly Mixed Portland Cement Concrete	01/22/2018
C1231 (7000 psi and below)	Use of Unbonded Caps in Determination of Compressive Strength of Hardened Concrete Cylinders	01/22/2018

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Professional Geotechnical and Environmental Engineering Services



MEG ENGINEERS

Primary Contact

Sergio Tovar
Director of Operations
stovar@megengineers.com

Contact Us

https://megengineers.com/
apalma@megengineers.com
(956) 702-8500





MEG ENGINEERS – PHARR

5804 N. Gumwood Ave.
Pharr, Texas 78577

July 12, 2024
City of Edinburg
415 W. University Drive
Edinburg, TX 78541

MEG ENGINEERS

Pharr
San Benito
Laredo
Austin
San Antonio
Odessa
Houston
Eagle Pass

RFQ

Request for Qualifications
"Geotechnical Engineering and Construction Materials Testing Services Rotation"
RFQ# 2024-6

Dear Mardoqueo Hinojosa,

The City of Edinburg is looking for the most qualified engineering firm to work various projects to provide Geotechnical Engineering and Construction Materials Testing Services Rotation for the City of Edinburg. Millennium Engineers Group, Inc. (MEG) is that firm. We believe that MEG is the right choice for the City of Edinburg based on the following:

History of Stability and Strong Texas Presence

MEG is locally owned corporation that has never been sold, acquired, or merged with other entities. We are confident that the people and company you see in today will be the people and company you see for the life of your projects. Furthermore, Mr. Raul Palma, P.E. CEO and Project Manager of MEG has 39 years of engineering experience in the Texas and is the former TxDOT Pharr Materials Engineer. MEG has offices in Pharr, Laredo, San Benito, Odessa, Houston, San Antonio, and Austin Texas with fully functional and accredited testing labs. MEG is stable and we have invested in the future. We are consistent and we are not going anywhere. We believe MEG has placed together a team that is the most highly qualified to perform the services requested by the City of Edinburg. Our firm is a certified Disadvantage Business Enterprise (DBE), Minority Business Enterprise (MBE) and Historically Underutilized Business (HUB).

Experienced Project Manager

As your project manager, I have spent over 39 years working on Texas projects including 21 years as the CEO and chief engineer of MEG completing various successful projects within all of Texas

Pride in Execution

MEG is acutely aware of the financial and management challenges facing most entities these days.



We are committed to:

- Working to identify and implement projects in the most cost-effective manner.
- Communicating closely with the client to meet your requirements and schedule
- Knowledge and geotechnical solutions for cost effective construction methods.
- Dedicated to quality: AASHTO and USACE accredited laboratory.
- The most AASHTO accreditations of any laboratory in Texas

Our team is thrilled about the opportunity to serve the City of Edinburg and is ready to start immediately upon selection. If you have any questions or would like to discuss our approach or team capabilities in greater detail, please contact me at any time at apalma@megengineers.com. Thank you for your consideration.

Respectfully,
MILLENNIUM ENGINEERS GROUP, INC TBPELS Firm No.: F-3913





ABOUT MEG ENGINEERS

Government and municipal agencies, educational institutions, architects, engineers, real estate developers, constructors, and private sector clients. Our strength is our people; combining their experience and collaborating as a unit enables us to quickly identify our roles and deliver accurate cost-effective deliverables. Whether defining a new working relationship or continuing to the next project our mission remains the same: to achieve yours.



MEG Corporate Headquarters – Pharr, Texas

History

MEG was founded in 2001 by Mr. Raul Palma, P.E. on the principles of honesty, integrity, and service. The goal to provide innovative geotechnical and material testing services, continue to raise the level of quality in the local profession, and make a difference in the community. Today,MEG provides a full range of integrated geotechnical engineering and consulting services, construction material engineering and testing, environmental engineering, forensic testing, and consulting services. Our philosophy and practices have been positively reflected in both client and employee loyalty and contribute to a steady growth in a diversity of projects.

MEG is accredited by the American Association of State Highway and Transportation Officials (AASHTO) and the United States Army Corps of Engineers (USACE). MEG is audited by and independent AASHTO & USACE auditor, as part of our accreditation process.

MEG meets the requirements for ASTME329 Standard of Recommend Practice for Inspection and Testing Agencies, and maintains yearly proficiency testing samples to AASHTO, USACE, TxDOT, and TxAPA.







Certifications
HUB
DBE
AASHTO

MEG COMPANY OBJECTIVE



MEG is a minority owned and operated business certified as:

- Historically Under-utilized Business (HUB)
- Small Business Enterprise (SBE)
- Minority Business Enterprise (MBE)
- Emerging Small Bus. Enterprise (ESBE)
- Hispanic American Bus. Enterprise (HABE)
- Disadvantaged Business Enterprise (DBE)

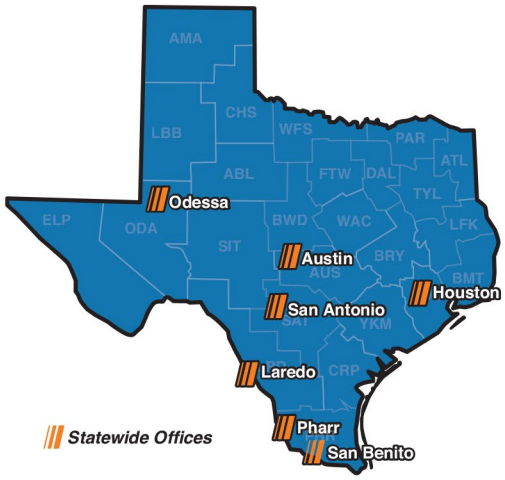
MEG has the most AASHTO accreditations of any laboratory in



LABORATORY EQUIPMENT

MEG meets the requirements for ASTME329 Standard of Recommend Practice for Inspection and Testing Agencies, and maintains yearly proficiency testing samples to AASHTO, USACE, TxDOT, and TxAPA.

- Atterberg Limits
- 4-Sieve Analysis Shakers
- 3-Sample Splitters Moisture Contents
- Minus No.200 Sieve Analysis
- Dry Sieve Analysis
- Moisture Density Relationships
- Density Testing
- California Bearing Ratio (CBR)
- Optimum Cement or Lime Contentfor
- Stabilization of Soils
- Classification of Soils
- Hydrometer
- Consolidation
- Triaxial Testing
- Unconfined Compression
- Deleterious Material Determination
- Decantation of Aggregates
- Wet Ball Mill
- Ph Testing
- Aggregate Resistivity Testing
- Aggregate Soundness
- Concrete Testing
- Asphalt Testing
- Mortar and Grout Testing
- Concrete Material Designs
- Hot Mix Asphaltic Concrete Designs
- 2-Concrete Compression Machines
- 1-Three Point Conc. Beam Compression
- 5-Ovens
- 6-Measuring Scales
- 1-Concrete Curing Room
- 2-Concrete Saws
- 1-Asphalt Ignition Oven
- 1-Asphalt Gyratory Press
- 5-Manual Proctor Hammer
- 1-Automatic Proctor Hammer
- 1-Hveem Stability
- 1-Gilson 50 Gallon Sample Shaker
- 1-Sand Equivalent
- 2-Computerized One-Dimensional
- Consolidation Frames
- 1-Computerized Triaxial Load Frame



Pharr Office
Point of Contact: Andres Palma, P.E.
5804 N. Gumwood Ave
Pharr, Texas 78577
O 956-702-8500 F 956-702-4180
E. apalma@megengineers.com

San Benito Office
Point of Contact: Raul Palma, P.E.
30745 E. Expressway 83
San Benito, Texas 78586
O 956-300-2500 F 956-702-4180
E. rpalma@megengineers.com

Our Project Team



MEG proposes to utilize the latest measurement techniques to effectively perform the services of this agreement with our current staff as proposed in our organizational chart. We understand that we need to respond quickly to some service requests, and we are practiced in having staff available on short notice, if necessary. Our current and projected workloads are such that we are confident of our ability to the City of Edinburg expectations in terms of having appropriate staff resources available when they are needed. The organization chart below reflects the staff we anticipate using for the proposed projects; however, we have additional personnel that can also be utilized if needed.

> "I count of the experience and expertise that Millennium Engineers provides- just as a good foundation is critical to a structure, a good geotechnical study is critical to a good foundation design."
> George Mendoza, P.E., Mendoza Engineering

City of Edinburg

TEAM PROJECT LEAD
President / Chief Engineer **Andres Palma P.E.**

MANAGING ENGINEER
Principal Engineer
Raul Palma P.E.

Construction Material Service Manager
Juan Borjon, P.E.

Geotechnical Services Manager
Juan Palma, R.S.O.

Environmental Services Manager & GeoScientist
Oscar Bounds

Geo-Structural Services Manager
Dr. Thang Pham, PhD, P.E.

Facilities Specialist
Humberto Palma
NICET, CWI

Facilities Division Manager
Javier Solis

Director of Administration and Project Manager
Sergio Tovar

Facilities Project Manager
Robert Estrada

Facilities
Specialists
Architects
Engineers
Scientists
Contractors

Facilities Administration

Graduate Engineers
Cronos Oros EIT
Mario Suarez EIT
Salma Martinez
Leticia Puente
Raul A. Palma

Construction Materials Inspectors
Construction Materials Technicians
Material Testing Laboratory and Field Staff

Material Testing Specialist
Adolfo Vela

Material Testing Specialist
Adolfo Vela
Project Manager

Accounts Administrative Staff
Receivables Administrative Staff
Dispatching and Logistics



OUR PROJECT TEAM



Andres Palma, P.E. (bilingual)
President
17 years with firm
Areas of Expertise:
Geotechnical Engineering &
Construction Materials Testing
Professional License: Registered
Professional Engineer,
17 years experience



Raul Palma, P.E. (bilingual) CGE
Geotechnical Engineer
Principal, 21 years with firm
Areas of Expertise:
Geotechnical Engineering &
Construction Materials Testing
Professional License: Registered
Professional Engineer, 38 years
Experience

Joel Warriner P.E. Sr. (bilingual)
Geotechnical Engineer
1 year with firm
Areas of Expertise: Construction
Materials Testing, Construction, Project
Inspection
Professional Licenses: Registered
40 year of experience, 8 years of
Experience in the Dallas-Fort Worth



Amos Emerson, P.E (bilingual)
Geotechnical Engineer
5 years with firm
Areas of Expertise:
Construction Materials Testing,
Geotechnical Engineering,
Construction, Project Inspection
Professional Licenses:
Engineer in Training License,
5 years experience



Juan Borjon, P.E. (bilingual
Director of Engineering
3 years with firm
Areas of Expertise:
Construction Materials Testing,
Geotechnical Engineering, Construction,
Project Inspection
Professional Licenses:
Registered Professional Engineer,
10 years experience, ACI



Dr. Thang Pham, Ph.D, P.E. Sr.
Geotechnical/CMT
Materials Engineer
2 years with firm
Areas of Expertise:
Geotechnical Engineering & Construction
Materials Testing
Professional Licenses: Registered
Professional Engineer, 20 years exp.

Sergio Tovar
Director of Operations & Finance
12 years with firm
Areas of Expertise: Pre-Construction
Documentation, Project Budget Analysis,
Technical Report Review, Project Billing
Professional Affiliations:
American Concrete Institute
• ACI Aggregate Testing Technician – Level I, ACI
Concrete Strength Testing Technician, ACI



Humberto Palma, NICET, CWI
(bilingual)
Materials Manager
21 years with firm
Areas of Expertise:
Construction Materials Testing, Steel
Construction and Welding
Professional Licenses: Certified Welding
Inspector, CWI, TxHMAC Level 1 A&B,
NICET, 21 years experience



Robert Estrada
Business Development
4 years with firm
Areas of Expertise:
Architectural Services Monitor expenditures,
Quality Control, Staff and Contractor
Coordination and Schedules
Professional Affiliations:
American Institute of Architects
Texas Society of Architects



ANDRES PALMA P.E.

PRESIDENT

Phone 956-702-8500

Email apalma@megengineers.com

AFFILIATIONS

American Society of Civil Engineers
GEO Institute
American Concrete Institute
Deep Foundation Institute

EDUCATION

Graduate of Edinburg High School, Edinburg, Texas – 2002
Bachelors of Science in Civil Engineering
University of Texas San Antonio, San Antonio–2006

WORK HISTORY

MEG Engineers, Texas
President, 2023
MEG Engineers, Texas
Managing Engineer, 2009-2022
Professional Service Industries, San Antonio, Texas
Staff Engineer, 2007-2009
MEG Engineers, Pharr, Texas
Engineering Staff, 2001-2006

REGISTRATIONS

Texas Board of Professional Engineers: Registration Number 115936 is Current

PROFILE

Mr. Palma serves as office manager of MEG's Pharr, Texas office. He has over 17 years' experience in the engineering industry and vast knowledge in geotechnical engineering and construction materials testing in the Texas. Geotechnical projects that Mr. Palma has been involved with including mixed-use developments, urban mid-rise buildings, educational facilities, airport facilities, parking garages, commercial low-rise to mid-rise buildings, water and wastewater treatment facilities, elevated water towers, industrial facilities, multi-family developments, churches, residential subdivisions, and general retail centers. Pavement design projects that Mr. Palma has been involved with include highways, industrial parks, heavy-duty brick paving, freight centers and industrial applications.

As President, Mr. Palma's responsibilities include coordination of field personnel, communication with the client, generation of geotechnical engineering reports, evaluating laboratory soil testing, and scheduling and managing field personnel. Palma's responsibilities as a Construction Materials Engineer include coordination of field personnel, communication with the client, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field construction materials testing data, and scheduling and managing field personnel.

PROJECT EXPERIENCE – TEXAS

EDUCATION

- Jaime Escalante Middle School, PSJA ISD – Pharr
- La Joya ISD Stadium Improvements, La Joya ISD - La Joya
- 6 Story Student Dorms, University of Incarnate Word, San Antonio
- 9 Story Parking Garage, University of Incarnate Word San Antonio
- Edinburg CISD Stadium Improvements – Edinburg

HEAVY INDUSTRIAL

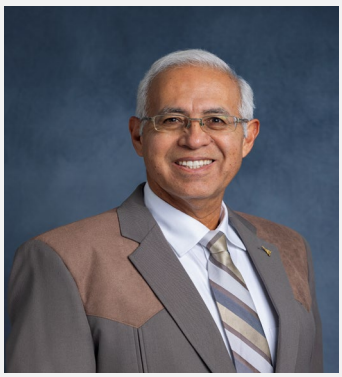
- Royal Technologies 320,000 sf – Mission
- Don Hugo Produce 270,000 sf – Edinburg
- Santana Textiles 500,000 sf combined Edinburg
- Loop Cold Storage Expansion – McAllen
- Brownsville Oil Storage Facility, Port of Brownsville, Brownsville

PAVEMENTS

- SH 365 Hidalgo County Regional Mobility Authority Hidalgo County
- IBTC Corridor Hidalgo County Regional Mobility Authority Hidalgo County,
- Pharr Produce District Industrial Subdivision City of Pharr – Pharr
- McIntyre Streetscape Brick Paving, City of Edinburg Edinburg
- FedEX Freight Facility – Harlingen
- North Edinburg Industrial Park – Edinburg

PUBLIC

- NAWSC Regional Water Treatment Plant, Weslaco
- City of Hidalgo WWTP Improvements – Hidalgo
- Hidalgo County Precinct No. 2 Office – Pharr
- San Antonio International Airport Parking Garage San Antonio
- Harlingen Water Works Elevated Water Storage Tank, Harlingen
- PSJA ISD Stadium Improvements – Pharr



AFFILIATIONS

American Society of Civil Engineers
GEO Institute
American Concrete Institute

EDUCATION

Graduate of Edinburg High School
Edinburg, Texas
1978

Bachelors of Science in Civil Engineering
Princeton University, Princeton, New Jersey
1982, Cum Laude

WORK HISTORY

MEG Engineers, Austin, Texas
President / Chief Geotechnical Engineer
2001- Present

Texas Department of Transportation
Pharr, Texas
District Materials Engineer
1990-2001

Texas Department of Transportation
Pharr, Texas
Design Engineer
1983-1989

REGISTRATIONS

Texas Board of Professional Engineers:

RAUL PALMA P.E.

CHIEF GEOTECHNICAL ENGINEER

Phone 956-300-2500
Email rpalma@megengineers.com

PROFILE

Mr. Palma is a licensed Professional Engineer with over 39 years of experience in geotechnical engineering, construction materials testing, management, and engineering design of highways, streets, and utilities. Mr. Palma has directed and completed a wide variety of geotechnical projects throughout the Central Texas region. As Chief Geotechnical Engineer of the San Benito, Texas office he is responsible for overall operations management of the San Benito Office.

As geotechnical project manager, he is responsible for coordination and completion of geotechnical engineering projects. His experience includes subsurface explorations, laboratory testing, foundation investigation and design; slope stability assessments and remediation design, pre-load fill design; geotechnical plans and specifications preparation; and construction monitoring. Client relationships have included city and county agencies; engineering and architectural firms; municipal and utility districts, as well as private developers and constructors.

During Mr. Palma's employment with the Texas Department of Transportation (TxDOT), Mr. Palma gained an extensive background in the area of geotechnical and materials engineering serving as the District Materials Engineer for a centralized laboratory for TxDOT in the Pharr District located in Pharr, Texas. As the District Materials Engineer he was responsible for overseeing the testing and approval of materials for all construction projects in the Cameron, Hidalgo Starr, Zapata, Jim Hogg, Brooks, Willacy and Kennedy counties. At the end of his tenure with TxDOT, the Pharr District had a construction program of approximately $170 million dollars of construction per year. He oversaw all the geotechnical exploration and soil testing for all bridge and retaining wall structures in these same counties. Mr. Palma also served as the assistant to the State Concrete and Physical Testing Engineer at the Materials & Tests Division of TxDOT and during this period he gained extensive experience in concrete, concrete admixtures, reinforcing steel, and pre-stressed steel. Mr. Palma's extensive experience in the area of materials and geotechnical engineering gives our firm a unique ability to provide services of the highest professional caliber.

PROJECT EXPERIENCE – TEXAS

HIGHWAY AND BRIDGES

- US Highway 83 – FM 494 to Bus 83, Texas Department of Transportation – Mission, Texas
- US 83 Highway – FM 1426 to FM 493, Texas Department of Transportation – Alamo, Texas
- US Highway 83/77 Interchange, Texas Department of Transportation – Harlingen, Texas
- US Highway 77/83 – US 83 S. to LP 499, Texas Department of Transportation – Harlingen, Texas
- US Highway 77/83, Texas Department of Transportation – Brownsville, Texas

HEAVY INDUSTRIAL

- North Edinburg Industrial Park Phase 1, Edinburg EDC – Edinburg, Texas
- North Edinburg Industrial Park Phase 2, Edinburg EDC – Edinburg, Texas
- Pharr Produce District Subdivision Industrial Park, City of Pharr – Pharr, Texas
- Weslaco Industrial Park, Weslaco EDC – Weslaco, Texas
- IBTC Corridor, Hidalgo County Regional Mobility Authority – Hidalgo County, Texas

PUBLIC

- Edinburg Public Safety Building, City of Edinburg – Edinburg, Texas
- Daniel Sekula Memorial Library, City of Edinburg – Edinburg, Texas
- Pharr International Bridge Improvements, City of Pharr – Pharr, Texas
- Edinburg City Hall, City of Edinburg – Edinburg, Texas
- Hidalgo Wastewater Treatment Plant, City of Hidalgo – Hidalgo, Texas



JUAN M. BORJON P.E.

DIRECTOR OF ENGINEERING

Phone: 956-702-8500
Email: jborjon@megengineers.com

AFFILIATIONS

American Society of Civil Engineers
Construction Institute
American Concrete Institute
Texas Society of Professional Engineers

EDUCATION

Graduate of Edinburg High School
Edinburg, Texas
2005
Bachelor of Science in Civil Engineering
University of Texas at Austin,
Austin
2009

WORK HISTORY

MEG Engineers, Texas
Director of Engineering, 2023
MEG Engineers, Pharr, Austin Texas
Materials Engineer/CMT Technical Manager, 2018-2022
Terracon Consultants, Pharr, Texas
Senior Staff Engineer, 2014-2018
Halff Associates, McAllen, Texas
Civil Engineer, 2012-2013
SWG Engineering, Weslaco, Texas
Project Engineer, 2010-2012

REGISTRATIONS

Texas Board of Professional Engineers:
Registration Number 121570 is Current

PROFILE

Mr. Borjon serves as Director of Engineering of MEG's Pharr, Texas offices. He has over 13 years' experience in the engineering industry and vast knowledge in civil engineering and construction materials testing in the Texas area. Projects that Mr. Borjon has been involved with include mixed-use developments, urban mid-rise buildings, educational facilities, airport facilities, commercial low-rise to mid-rise buildings, water and wastewater treatment facilities, elevated water towers, industrial facilities, multi-family developments, churches, residential subdivisions, and general retail centers. Pavement projects that Mr. Borjon has been involved with include highways, industrial parks, heavy duty concrete/asphalt paving, freight centers, and industrial applications.

Mr. Borjon's responsibilities as a Director of Engineering include coordination of field personnel, communication with the client, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field construction materials testing data, and scheduling and managing field personnel.

PROJECT EXPERIENCE – TEXAS

EDUCATION

- Carmen Anaya Elementary School Paving Improvements, PSJA ISD – Pharr, Texas
- Bulldog Drive Improvements, McAllen ISD - McAllen, Texas
- Robert Vela High School Performing Arts Center – ECISD – Edinburg, Texas

PAVEMENTS

- Hidalgo County Regional Mobility Authority BSIF Connector – Hidalgo County, Texas
- Texas A&M University Kingsville Campus Pavements – Kleberg County, Texas

AIRPORT

- Valley International Airport Improvements – Harlingen, Texas
- McAllen International Airport Concrete Cores – McAllen, Texas

COMMERCIAL

- Love's Travel Stop – Donna, Texas
- Pharr Town Center – Pharr, Texas
- At Home Store – Pharr, Texas

PUBLIC

- McAllen NWWTP Pump Station Improvements – McAllen, Texas
- Hidalgo County County-Wide Mechanic Shop – Pharr, Texas
- SWSC Elevated Water Storage Tank – Mission, Texas
- McAllen ISD Homer J. Morris Middle School Paving Improvements – McAllen, Texas
- McAllen ISD Ben Milam Elementary School Pavilion – McAllen, Texas
- South Texas/UTRGV Medical Academic Building – Edinburg, Texas
- Chick-fil-A – McAllen, Edinburg, Pharr, Texas
- Raising Cane's – Edinburg, Weslaco, Pharr, Harlingen, Texas



AFFILIATIONS

American Society of Civil Engineers
Board Member
Associated General Contractors of America Committee member
Geo Institute
American Concrete Institute
Texas Society of Professional Engineers

EDUCATION

Graduate of Sharyland High School
Mission, Texas
2006
Bachelor of Science in Civil Engineering
University of Texas at Rio Grande Valley, Edinburg
2016

WORK HISTORY

MEG Engineers, Austin, Texas
Geotechnical Engineer P.E,
2017-present

Geotechnical Research Lead, 2013-2016

REGISTRATIONS

Texas Board of Professional Engineers:
Registration Number 58314 is Current

AMOS EMERSON P.E.

GEOTECHNICAL ENGINEER PE

Phone: 956-702-8500
Email: aemerson@megengineers.com

PROFILE

Mr. Emerson serves as Geotechnical Engineer PE of MEG's Pharr, Texas office. He has over 6 years' experience in the engineering industry and vast knowledge in geotechnical engineering and construction materials testing in the South Texas area. Projects that Mr. Emerson has been involved with include mixed-use developments, urban mid-rise buildings, educational facilities, airport facilities, commercial low-rise to mid-rise buildings, water and wastewater treatment facilities, elevated water towers, industrial facilities, multi-family developments, churches, residential subdivisions, and general retail centers. Pavement projects that Mr. Emerson has been involved with include highways, Municipal Roadways, industrial parks, heavy duty concrete/asphalt paving, freight centers, industrial applications.

Mr. Emerson's responsibilities as a Geotechnical Engineer EIT include coordination of field personnel, communication with the clients, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field testing data, Performing and oversight of Advanced Testing, Managing Advanced Testing Lab Certifications, scheduling and managing field personnel, Report Generation, Proposal Estimations, Design Considerations, in-house IT Solutions, Technical Presentations, Research oriented projects, Geotechnical Research and development, Conducting and conception of in-house Marketing efforts, Intern training program, and Community Outreach.

PROJECT EXPERIENCE – TEXAS

EDUCATION

- La Grulla Elementary School Retaining Wall Reconstruction, La Grulla ISD – La Grulla, Texas
- W.A. Todd Jr. High School Additions and Pavement Design, Donna ISD - Donna, Texas
- Jubilee Charter School – Jubilee Academies– Harlingen, Texas

PAVEMENTS

- Military Highway 1601 TxDOT – McAllen, Texas
- Mercedes Roadway Improvements – Mercedes, Texas

AIRPORT

- Stinson Airport Hanger and Interior Pavement Design – San Antonio, Texas

COMMERCIAL

- Edinburg Splash Park – Edinburg, Texas
- City of San Juan Public Safety Building– San Juan, Texas

PUBLIC

- 2.5 MGD WWTP CITY OF ALAMO– Alamo, Texas
- Donna Drainage improvement – Donna, Texas
- La Villa Elevated Water Storage Tank – La Villa, Texas
- Salineno Ground Storage Tank – Salineno, Texas
- North System 12" Waterline Loop Project– Cameron County, Texas
- South Texas College Nursing & Allied Health Center – Mcallen, Texas

RESTAURANTS

- Smoking Moon – Pharr, Texas
- Fazoli's – McAllen, Texas
- Bar-B-Cutie – Harlingen, Texas

HEAVY INDUSTRIAL

- Mid Valley Industrial Park – Weslaco, Texas
- Warehouse Kingdom Condominiums – McAllen, Texas
- Malpica Cold Storage – Pharr, Texas

Relevant Projects

1. **City of Donna**
   307 S. 12th Street
   Donna, TX 78537
   Mr. David Vasquez
   (956) 464-9983

   Project: **City of Donna Street Improvements**
   Year Completed: Ongoing
   Cost: Ongoing
   Job Type: Construction Materials Testing

   Project: **2022 Urban County Roadways Improvements**
   Year Completed: 2022
   Cost: $10,000.00
   Job Type: Construction Materials Testing

2. **City of Mission**
   1201 E. 8th Street
   Mission, TX 78572
   Mr. Juan Pablo Terrazas, P.E.
   (956) 580-8667

   Project: **Speedy Trail Subdivision**
   Year Completed: 2023
   Cost: $30,000.00
   Job Type: Construction Materials Testing

   Project: **Capricornio Subdivision**
   Year Completed: 2023
   Cost: $15,000.00
   Job Type: Construction Materials Testing

   Project: **Bentsen Palm Phase III**
   Year Completed: 2021
   Cost: $5,500.00
   Job Type: Geotechnical Engineering

   Project: **Glasscock Rd. Drainage Improvement**
   Year Completed: 2022
   Cost: $3,000.00
   Job Type: Geotechnical Engineering

3. **City of Edinburg**
415 W. University
Edinburg, Texas, 78539
Mr. Mardoqueo Hinojosa, P.E
(956) 388-8210

Project: **Edinburg Parking Garage**
Year Completed: 2022
Cost: $42,000.00
Job Type: Geotechnical Engineering

Project: **Silos at La Sienna Subdivision Phase II**
Year Completed: 2022
Cost: $27,000.00
Job Type: Construction Materials Testing

Project: **Doolittle Detention Pond Construction**
Year Completed: Ongoing
Cost: Ongoing
Job Type: Construction Materials Testing

Project: **Edinburg Parking Garage**
Year Completed: 2022
Cost: $30,000.00
Job Type: Geotechnical Engineering

4. **City of Pharr**
118 S. Cage Blvd., 1st Floor
Pharr, Texas 78577
Mr. Omar Anzaldua Jr., P.E.
(956) 402-4000

Project: **City of Pharr New Fire Station No.4**
Year Completed: 2019
Cost: $41,000.00
Job Type: Construction Materials Testing

Project: **Heritage Manor**
Year Completed: 2020
Cost: $13,000.00
Job Type: Construction Materials Testing

Project: **Minnesota Estates Subdivision**
Year Completed: 2022
Cost: $29,000.00
Job Type: Construction Materials Testing

Project: **Northbound Lanes Expansion**
Year Completed: 2022
Cost: $80,000.00
Job Type: Construction Materials Testing

Past Projects with the City of Edinburg

Sam Houston Public Service Building for a 19,400 sqft facility
Citrus Village Subdivision No. 2
Edinburg Stadium and Dawson Dr. Drainage Improvements
Santa Cruz Section 1 Phase I – IV
Sonador Subdivision
Union Square Apt.
Fire Station No. 5
City of Edinburg Auditorium Basement
24th Street Drainage Improvements
City of Edinburg Water Treatment Plant
Jackson Pointe Subdivision Sanitary Sewer Drainage Project McIntyre Streetscape and Drainage Improvements Edinburg City Hall Dustin Sekula Edinburg Library
Joe Ochoa Road
North Edinburg Industrial Park Phase 1 & 2.
Various Roadways, North Edinburg Industrial Park Phase 1 & 2.

City of Weslaco

"The City on the Grow"

David Suarez, Mayor
Josh Pedraza, Mayor Pro-Tem, District 1
Leo Muñoz, Commissioner, At-Large
Greg Kerr, Commissioner, At-Large
Letty Lopez, Commissioner, District 2
Jose "JP" Rodriguez, Commissioner, District 3
Adrian Farias, Commissioner, District 4

Martin Garza, Interim City Manager

June 9, 2022

TO: Whom it may Concern

This is in reference to construction materials testing and geotechnical services performed for the City of Weslaco by MEG Engineers between the period of May of 2020 and May of 2022.

During this timeframe, MEG Engineers has met our expectations completing all work in a timely and professional manner. MEG has been very responsive to all our work requests and provided the services in timing and sequence with project expectations. As a matter of fact, due to the success of their work, the city has recently approved a one-year extension to their existing contract.

We are pleased to offer this letter of recommendation for their great work with the city.

If you have any questions or would like additional information concerning MEG's work with the City of Weslaco, please do not hesitate to contact me at (956)969-1533 or email me at aaldana@weslacotx.gov.

Sincerely,

Albert J. Aldana, P.E.
City Engineer

c: Mr. Martin Garza, Interim City Manager

BROWNSVILLE
PUBLIC UTILITIES BOARD

January 7, 2020

RE: Letter of Recommendation – Millennium Engineers Group, Inc.

To Whom It May Concern:

On behalf of the Brownsville Public Utilities Board (BPUB) Special Projects Department and Water/Wastewater Engineering Department, the BPUB submits this letter of recommendation for Millennium Engineers Group, Inc. (MEG).

MEG has assisted the Special Projects department and the Water/Wastewater Engineering Department with geotechnical reports and materials testing services for the past several years. They have been involved with numerous projects such as Wastewater Lift Stations Rehabilitation projects and the Odor Control Improvement project. MEG is also one of our on-call material testing laboratory for all subdivision construction materials testing.
Currently, MEG is performing all material testing for the BPUB Annex Building project, an approximate 70,000 sf building project development currently under construction.
Millennium Engineers Group continues to provide accurate results in a timely manner, with the utmost professionalism and within budget.

The BPUB will continue to engage Millennium Engineers Group on future projects and confidently recommend MEG for your geotechnical and materials testing needs.

Sincerely,

Marie C. Leal, P.E.

Marie C. Leal, P.E.
Director of Special Projects

CITY OF ALTON
TEXAS
509 S Alton Blvd. Alton, TX 78573 • Tel (956) 432-0760 • Fax (956) 432-0766 • www.alton-tx.gov

Salvador Vela
Mayor

Arturo Galvan Jr.
Mayor Pro Tem
Ricardo Garza
Commissioner
Richard Arevalo
Commissioner
Emilio Cantu, Jr.
Commissioner

Jeff Underwood
City Manager

June 13, 2022

Mr. Andres Palma, P.E.
Engineering Manager
Millennium Engineers Group, Inc,
5804 N. Gumwood
Pharr, TX 78577

Re: Letter of Recommendation

Dear Mr. Palma,

I would like to take this opportunity to express to you Alton's satisfaction and appreciation with the work product and professionalism exhibited by your company's employees since the outset of the engagement of your firm. The professionalism and dedication to their trade, your staff has shown, sets Millennium Engineers Group apart from the competition.

The City of Alton has enjoyed its relationship with MEG Engineers and looks forward to working with your company in the future.

If we may be of service to you in anyway, please do not hesitate to contact me at (956) 432-0760.

Sincerely,

Jeff Underwood,
City Manager

Dr. Armando O'caña, Mayor
Jessica Ortega, Mayor Pro Tem
Abiel Flores, Councilman

Ruben Plata, Councilman
Alberto Vela, Councilman
Randy Perez, City Manager



CITY OF MISSION

"Home of the Grapefruit"

June 16, 2022

To Whom It May Concern,

I am writing this letter of recommendation for MEG Engineers.

MEG has been under contract with the City of Mission for the last four years and has provided exceptional Lab services in numerous subdivisions and projects throughout the City. They have always exhibited with integrity, ethics, reliability and fairness. Despite any troubles that could arise at the time of construction, MEG would and will deliver the testing and results on time and with quality. I believe you would be very pleased with their work, attention to detail and customer service.

Should you have any questions, please feel free to contact me at (956) 585-3275.

Sincerely,

Juan Pablo Terrazas, P.E., CPM
Assistant City Manager/City Engineer City of Mission

City of Pharr Engineering Department
118 S. Cage Blvd. – 4th Floor, Pharr, Texas 78577
January 6th, 2020

To whom it may concern.

Re: Millennium Engineers Group, Inc.

Our City has contracted Millennium Engineers Group, Inc. to perform Construction Material Testing and Geotechnical Engineering On-Call Services for the past three years. Mr. Andres Palma and his firm are very professional and have an excellent service response. We are very satisfied with their work. They have a great attitude and carry out their project deliverables within budget and schedule. We were very pleased with the work his firm has done on the numerous project they have work on for the City of Pharr.

I would give Millennium Engineers Group, Inc. and his team my highest recommendation.

Sincerely,

Omar Anzaldua Jr., PE, CFM, PMP, CCM | City Engineer
City of Pharr
956-402-4000, ext 1414

June 10, 2022

Re: Letter of Recommendation

To Whom It May Concern:

Raul Palma is being nominated for Engineer of the Year. I have had the pleasure of knowing Raul for many years. He has impressed me with his exceptional leadership, spirit, and commitment to this profession. His professional character has excelled in his field of engineering and has given back to his community in countless volunteer efforts. I can attest not only to Raul's ability to explain and instruct, but also to his deep commitment to helping others.

Considering his extensive knowledge in engineering and achievements, he has been named the Engineer of the Year by the local Engineer's Chapter and I highly recommend his naming as Engineer of the Year.

Please feel free to contact me if you have any questions at (956) 572-3191.

Sincerely,

Patrick McNulty
Mayor
City of South Padre Island
4601 Padre Blvd.
South Padre Island, Texas 78597

MELDEN & HUNT INC.
CONSULTANTS • ENGINEERS • SURVEYORS
MARIO A. REYNA • ALLAN F. BOOE • KELLEY A. HELLER-VELA • ROBERTO N. TAMEZ • RUBEN JAMES DE JESUS • MICHAEL HERNANDEZ
TBPELS Firm # F-1435
TBPELS # 10096900

January 9, 2023

To whom it may concern:

Melden & Hunt has contracted MEG Engineers to perform Construction Material Testing and Geotechnical Engineering Services for the past decade. Mr. Andres Palma, PE and his firm are very professional and have an excellent service response. We are very satisfied with their work and have recommended them on many occasions. They have a great attitude and carry out their project deliverables within budget and schedule. We were very pleased with the work his firm has done on the numerous projects they have work on in South Texas.

I would give MEG Engineers, Andres Palma, PE and his team my highest recommendation.

Mario A. Reyna, PE

INSURANCE COVERAGE & LEGAL

MEG does not have any key terms of our errors and omissions insurance coverage.

MEG maintains the insurance policies needed for this contract as for all additional contracts listed below.

2 million professional liability coverage
1 million commercial general liability coverage
1 million umbrella liability coverage

MEG does not have any claims, judgments, and arbitration proceedings, suits pending or outstanding against itself or its officers. MEG audited financial statements are available upon request.

MEG meets the legal requirements of this request for qualifications as well as all the requirements required by the State of Texas and the Texas Board of Professional Engineers.

MEG is a professional engineering firm registered in the State of Texas that has complied with all of its obligations, certifications, accreditations, licenses, and procedures required to operate in the State of Texas and be accredited by USACE and AASHTO.

PROFESSIONAL SERVICES AGREEMENT

MEG has read and agrees with the Professional Services Agreement. MEG will meet the prerequisite insurance requirements, and, if selected, agrees to enter into such agreement.

Understanding the Project

The City of Edinburg needs are specific to the services we provide, counting on the services we provide to be responsive, thorough, and precise. The projects need efficient communication, project management, and contract administration. At MEG we consistently achieve this by:

- Understanding the specific needs of our client
- Delivering on the expectations of our client
- Efficient Communication
- Extensive Employee Training and Management
- Proven Consistency, Low Employee Turnover
- Highest Quality Accreditations and Internal Management

CONSTRUCTION MATERIAL TESTING SERVICES
will encompass all related services to the Client including, but not limited to, the following:

- Conducting initial discussions with the Owner and Design team for specific project requirements, project schedule, design requirements, and any additional information that will be beneficial to the city.
- Soil Sampling and Testing
- Laboratory Soil Testing
- Field Density Testing
- Field Soil Observations
- Field Soil Recommendations
- Field Reinforcing Steel Inspections
- Field Concrete Sampling and Testing
- Laboratory Concrete Compressive Strength Testing
- Field HMAC Pavement Testing
- Field and Laboratory Pavement Testing
- Field Structural Steel Inspections
- Daily reporting and communication with Owner, Design team, and Contractor

GEOTECHNICAL ENGINEERING SERVICES will encompass all related services to the Client including, but not limited to, the following:

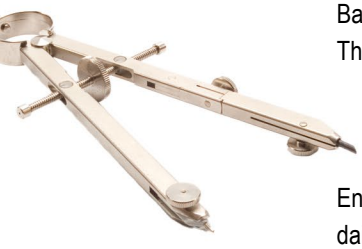
- Conducting initial discussions with the Owner and Design team for specific project requirements, project schedule, design requirements, and any additional information that will be beneficial to the Owner.
- Conducting a review of local geology at the project location.
- Conducting field soil exploration and testing services.
- Conducting the geotechnical laboratory testing program to meet the project requirements.
- Discussion with the Owner and Design team prior to report preparation to include updated project changes, requirements, or additional geotechnical options.
- Prepare precise, innovative, cost-effective geotechnical engineering recommendations for all aspects of the project.
- Discussion after the geotechnical report submittal with the Owner and the Design team to support implementation of geotechnical recommendations that will be beneficial to the Owner.

MEG has the ability to meet your schedule and deadline because of its thorough training and understanding of its CLIENTS needs, MEG's experience and resources, MEG's subcontractors' resources, and industry requirements. MEG has the philosophy of providing quality Construction Materials Engineering and Geotechnical Engineering Services to all our clients in Texas. We believe that client satisfaction, reputable and prompt service, and staying in stride with the latest technologies and tools will give our firm a unique advantage in providing a service to you as our client. We believe that providing quality service is the key to our client's satisfaction and their inclination to consider our firm in future projects.

WORKLOAD CAPACITY

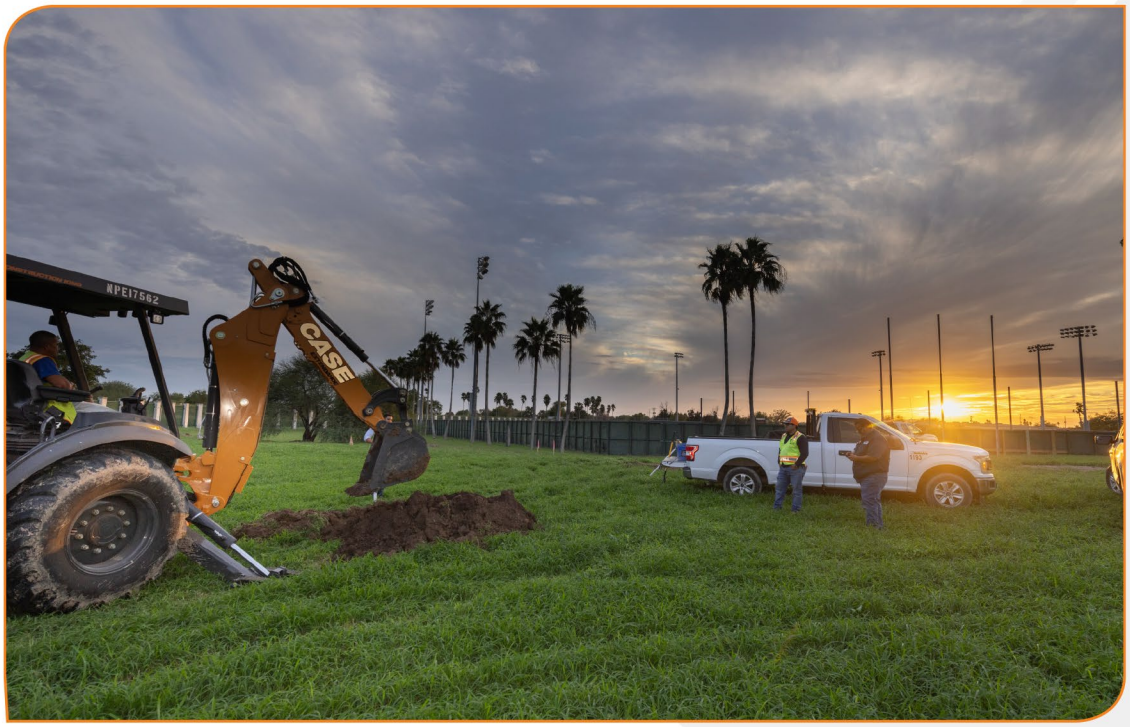
The scope of work to be performed under this contract is the scope of work that MEG performs daily for our clients in Texas. MEG has the necessary capacity to meet the City of Edinburg needs for Professional Services. MEG has the resources and experience to provide concurrent project construction services to an individual client for your detailed project scope of work. Our resources can be shifted for operations and our staff and inspectors are cross-trained for proper allocation of personnel for this specific reason.





Based on the current workload, resources, and staff of MEG it is estimated that current operations capacity is at 70%. There is currently no backlog with our testing Services. Our staffing plan is to never be above 85% capacity, so we are able to expedite services when needed to meet critical project schedules.

Based on current and future assignments, it is estimated that during the duration of the project Millennium Engineers Group, Inc. will be operating at 80% of capacity. Engineers, Staff, and Inspectors will be able to complete the daily anticipated project tasks for this project along with current projects tasks. MEG is proficient in completing daily project tasks and expediting the testing and inspection results to the project team for the projects benefit. The project team included in this submittal that will be allocated to this project will devote the necessary time to meet your schedule and often will be various percentages of their time based on your program needs. Inspectors that are assigned to this project will devote 100% of their time to this project when required and additional inspector resources will be available on an as needed basis for this project will be devoted 20% to 50% of their time for additional services as needed.



PROJECT MANAGEMENT AND COORDINATION STATEMENTS

MEG utilizes a Management System, which facilitates the management of both the Construction Material Testing (CMT) and Geotechnical Engineering Testing (GEO) Departments. The system consolidates all aspects of the business workflow, from proposal to the final invoice. It allows an organization the ability to set up clients/projects, schedule work orders (dispatch requests), report and distribute pertinent data to clients via email or website, employ management tools for lab and field testing, and prepare invoices for each project that could be exported to the organization's accounting system. The system also gives the organization's clients the ability to retrieve reports from the customized reporting website.





Our team makes recommendation on the course of action to the Client when issues of potential delays or increased costs arise during the project. Close communication and coordination between the contractor, third parties involved in the project and our team will be a priority by our team for a successful project. Our team operate as a representative of the City of Edinburg and oversee the day-to-day construction activities of the prime contract assigned. Our team has extensive experience in administering construction contracts and overall management. Our team has experience on multiple projects performing Construction Engineering, Inspection and Construction Materials Testing services for numerous clients in Texas. Our scope of services includes but not limited to:

- Construction Administration Procedures
- Field Reports
- Monthly Progress Reports
- Progress Photos
- Project Progress Meetings
- Schedule Review
- Change Order Review-
- Quality Control
- Safety and Health
- Submittal/ Shop Drawing Control
- Payment Application Review

> Millennium Engineers has always provided great, professional, friendly service. I highly recommend them.
>
> *Ramiro Gutierrez, P.E., R. Gutierrez Engineering Corp.*

PROJECT MANAGEMENT AND COORDINATION STATEMENTS

Construction Engineering and Management: MEG ensures that the project is completed on time, and on budget and within scope. This will be accomplished through review and tracking of baseline schedules and monthly updates, monthly pay estimates, change orders, plan quantities and overall project costs. We provide timely processing of contractor submittals, shop drawings, and Request for Information (RFIs). We will also work with the Engineer of Record (EOR) as needed regarding RFI's, potential design changes, or plan errors and omissions. We conduct regular progress meetings to promote partnering between all parties. We conduct pre-construction meeting with the contractor, Client, and other stakeholders prior to the start of the project. During this meeting, an escalation ladder is established to provide guidelines for resolution of construction issues.



Construction Administration and Inspection: MEG performs all necessary inspection to verify work is completed in accordance with plans and specifications. Daily Work Reports (DWR's) or other required reports will be completed to document construction progress and inspection activities as well as quantities for payment. Our inspectors inspect all construction activities daily, determine daily need for construction materials testing of work in progress and materials in use, traffic control devices on a daily basis for compliance with Traffic Control Plan and TMUTCD. SW3P inspections as per environmental requirements performed in accordance with subject guidelines.

Construction Materials Testing: MEG performs construction materials testing on all required construction activities and materials to ensure compliance with project plans and specifications in accordance with the City of Edinburg guidelines for sampling and testing. If independent assurance testing is required coordination with the third-party testing agency is scheduled at appropriate schedules and frequency.

Document Control: MEG ensure that all project progress and financial reporting is completed in accordance with contract requirements. We log all project correspondence, submittals, change orders, RFI's, shop drawings, pay estimates, MOH, etc. We also verify that the contractor is complying with Disadvantaged Business Enterprise (DBE), Equal Employment (EEO) and Buy America guidelines. All DWR's, pay sheets and material test reports are reviewed for accuracy before submittal.

Close Out Procedures: Thorough and accurate records is maintained throughout. We generate a project specific close out checklist. The checklist is distributed to all parties at the beginning to resolve all discrepancies. The checklist allows for a guide during both construction and close out phases. Another part of quality program includes formal audits conducted at 30%, 60%, and 90% of construction completed.

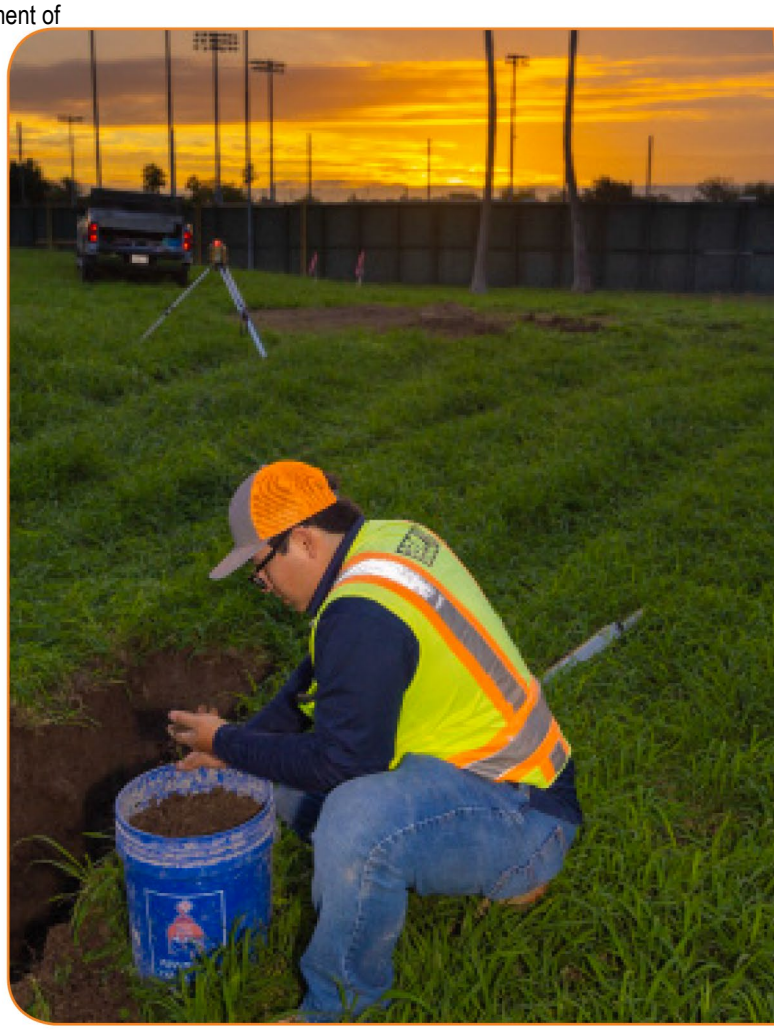
Another tool that we use is performing thorough constructability reviews during the pre-construction phase. We review approved plans, specifications, general notes, TCP phasing, baseline schedule, etc. to identify potential plan errors, quantity discrepancies, utility conflicts, or potential maintenance issues. All findings during the constructability review are provided to the City of Edinburg for review and further discussion.



PROJECT COMMITMENT

MEG is committed to your projects, program, goals, and timelines for project schedule. We will provide the essential staff, equipment, and resources to be available and responsive daily to the City of Edinburg needs based on the district scope of services. Our offices are equipped and trained to provide the level of service and responsiveness required by the City of Edinburg. MEG has extensive local resources and expertise to complete large project programs. The key personnel presented in this Statement of Qualifications are committed to the City of Edinburg projects and will be available throughout the life of the project.





Project Communication

Communication is the key to all successful projects. The management of the testing and inspection program for the project will begin with the introduction of the project team members. Upon notification of award, our engineers and staff will meet with members of the project team who have an active role in the project. This is a critical phase in to communicate project information, goals, timelines, or potential conflicts.

Review of Construction Schedule

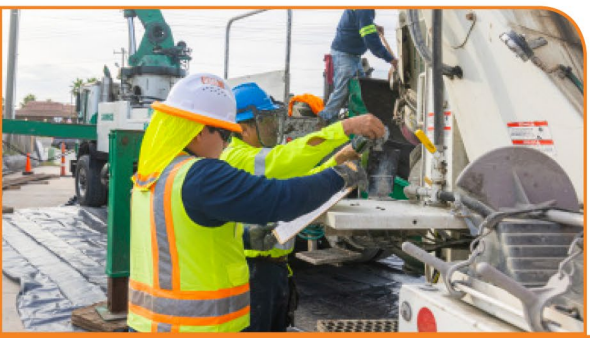
MEG will review the most up-to-date construction schedule by task after design documents are completed. The testing and inspection program can best support regulated testing and control final testing costs if we clearly understand the project testing requirements.

Construction Meetings

From the initiation of the project until the completion, we propose biweekly or monthly management meetings with the construction manager or his representative and other project team members. At these meetings it is necessary, to review and discuss testing results, project progress, and project schedule.

Daily Communication

MEG on site representative will maintain daily communication with the contractor's superintendent, and the designated project team members in order to schedule the required services and to communicate inspection and test results. Our project manager will communicate the results of critical off-site testing and inspections to the designated project team representatives the same day testing is performed.



> MEG has been reliable and responsive to our testing needs. – Mr. Ariel Chávez II, PE/RPLS/ Director of Engineering Services

QUALITY ASSURANCE / QUALITY CONTROL

Internal Quality Management

Our firm follows a reporting structure that will best benefit our clients. Steps and processes are performed in every task of our services to give the client the best product possible. Our client first attitude, service approach, methodology of doing business, and internal quality control program allow us to continue providing services throughout the State of Texas building long term business relationships.

Reporting Structure

Reporting Structure starts within our management team. MEG is called for the requested services and to make the necessary arrangements to initiate the project. Our dispatcher will dispatch one of our highly trained technicians to the requested project site. At this point the technician will perform the requested task(s) and then complete his/her field-testing report. Field Testing reports are turned in daily and our project managers review the testing reports. The testing reports and then turned into our administrative staff and are typed for second review of the project managers. The reports are then reviewed and signed by the office engineer before they are sent to the client. The testing reports provided by MEG include all the necessary data that is often requested by the Owner and members of the design team.

Decision Making

Decision Making by MEG starts within our management team. The decisions made by our staff and key personnel come only after consulting with the principal engineer. Timing and scheduling are important factors of construction, and every decision made will consider the best interest of our client. Engineering Recommendations are only made by a Professional Engineer that is registered in the State of Texas.

Quality Control Plans

Quality Control is monitored by MEG in every aspect of our work. Our office maintains a quality control program that has been approved by the American Association of State Highway and Transportation Officials (AASHTO) and the State of Texas, Department of State Health Services Radiation Control Program. Quality control is monitored and documented by our (QA/QC) Manager and Radiation Safety Officer.

Reporting and Billing Quality Assurance

Quality assurance is maintained by MEG in every aspect of our administrative work. Our office maintains an internal quality control program that is used by our administrative staff to audit every process of our reporting and billing procedures. This quality assurance measure allows us to maintain the quality service that is essential to our client's business.

> "MEG provides excellent services in a timely and cost effective manner.– Mr. Alfonso Quintanilla, PE/RPLS/ Quintanilla, Headly, and Associates"





Texas Historically Underutilized Business (HUB) Certificate

Certificate/VID Number: **1742996684300**
Approval Date: **September 28, 2023**
Scheduled Expiration Date: **September 28, 2027**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

Millennium Engineers Group Inc

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **September 28, 2023**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

SOUTH CENTRAL TEXAS REGIONAL CERTIFICATION AGENCY

Your unified certification source
www.sctrca.org

June 2, 2023

Raul Palma
Millennium Engineers Group, Inc.
PO Box 4569
Edinburg, TX 78540

Dear Raul Palma:

We are pleased to inform you that your application for certification in our Small, Minority, Woman and Veteran Business Enterprise (S/M/W/V) Program has been approved. Your firm met the requirements of the SCTRCA Policy and Procedure Manual and is currently certified as a:

***ESBE HABE MBE SBE**

Certification Number: **223066103**
Certification Expiration: **June 2, 2025**

Providing the following products or services:
NAICS 541330: CIVIL ENGINEERING SERVICES
NAICS 541370: LAND SURVEYING SERVICES
NAICS 541380: GEOTECHNICAL TESTING LABORATORIES OR SERVICES
NAICS 541990: ALL OTHER PROFESSIONAL, SCIENTIFIC, AND TECHNICAL SERVICES

On the two year anniversary date of your certification, you are required to provide a renewal application affirming that no changes have occured affecting your certification status. The SCTRCA will send you a Certification Renewal reminder **sixty (60) days** prior to your expiration date. The SCTRCA will no longer include a certificate upon certification renewals. **Your expiration date is June 2, 2025.**

Please notify this office within **thirty (30) days** of any changes affecting the size, ownership, control requirements, or any material change in the information provided in the submission of the certification application. Thank you in advance.

Sincerely,

Sandra Ramos

Sandra Ramos
Executive Director

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

MILLENNIUM ENGINEERS GROUP INC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-3913

Expiration Date
6/30/2025





Geotechnical / Environmental / Forensic / Construction Materials Testing / Consulting / Geostructural / Facilities

MEG Engineers – Pharr
www.megengineers.com, 5804 N. Gumwood Ave.
Pharr, Texas 78577

956-702-8500, apalma@megengineers.com

RABA KISTNER

TRUSTED ADVISORS SINCE 1968



STATEMENT OF QUALIFICATIONS FOR:

Geotechnical Engineering and Construction Materials Testing Services Rotation

RFQ #2024.2

CITY OF EDINBURG | JULY 16, 2024

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23 Section 5 Workload Capacity and History of Performing Work Within Specified Schedule

26 Section 6 Proposed Approach

Information contained in this response to RFQ #2024-6 and any supplemental information submitted during the selection, negotiation or contracting phases may contain confidential and proprietary information belonging to Raba Kistner. Disclosure of this information would reveal Raba Kistner's individual approach, including methods employed for investigation, examination, assessment and analysis, processes and procedures. Confidential and proprietary information should not be disclosed in response to a request for information submitted under Chapter 552, Texas Government Code. Raba Kistner has made all reasonable efforts to highlight, separate or otherwise indicate information to be excepted from disclosure due to its confidential and/or proprietary nature. Information not designated as proprietary or confidential may still be subject to an exception from disclosure.

Section 1 Firm Introduction/Local Experience

Firm name, including addresses of all firm offices identifying in which office the work will be performed.

WORK TO BE PERFORMED

Firm:	Raba Kistner, Inc.
Address:	800 E. Hackberry McAllen, Texas 78501
Phone:	(956) 682-5332
Fax:	(956) 682-5487

Address:	1244 Robinhood Drive, Suite 101 Brownsville, Texas 78521
Phone:	(956) 504-9777
Fax:	(956) 504-9763

CORPORATE HEADQUARTERS

12821 W. Golden Lane
San Antonio, Texas 78249

Name, position, phone, email and fax numbers of contact person.

Contact:	Katrin Leonard, PE Vice President
Phone:	(956) 682-5332
Fax:	(956) 682-5487
E-mail:	kleonard@rkci.com
Website:	www.rkci.com

YEARS IN BUSINESS: 55 years

Our McAllen laboratory was the first Rio Grande Valley facility that was accredited by the American Association of State Highway and Transportation Officials (AASHTO) and validated by the U.S. Army Corps of Engineers.

Headquartered in San Antonio, Texas, Raba Kistner has additional offices in Austin, Brownsville, Dallas, Houston, and McAllen, and New Braunfels, Texas, Utah and México. Our multi-disciplined team—made up of more than 650 employees—consists of civil, facilities, environmental, geotechnical, and materials engineers; roofing consultants and observers; building envelope consultants; LEED APs; environmental geologists; scientists; archaeologists; technicians; and support personnel. More than 75% of our team holds licensure or certifications in their areas of expertise. Furthermore, Raba Kistner's Geotechnical and Construction Materials Testing staff and laboratories are among the largest in the State.

With an office located in McAllen, Raba Kistner is pleased to present our company's sound experience and solid qualifications to the City of Edinburg. We pledge to provide you with a professional, timely, cost effective service.

We know the local, state, and federal regulations as they pertain to municipal work. We understand your requirements and are prepared to provide experienced professional support to assist you in meeting your project objectives.

Raba Kistner has performed construction materials testing services for many similar projects for counties, cities, irrigation districts, and TxDOT throughout the Rio Grande Valley, as well as the entire State of Texas. One of the most important considerations that should be acknowledged is our location and service time to the CIty of Edinburg, which allows Raba Kistner to effectively and efficiently service projects as needed. Transportation of testing items and specimens will be limited due to the proximity of our laboratory.

FIRM EXPERIENCE

Raba Kistner has played an integral role in the expansion of Rio Grande Valley communities since 1991, and we have successfully provided environmental services, engineering, consulting and testing throughout the region to improve the quality of life of its citizens.

We have performed over 1,500 projects for city, county, and state entities in the Rio Grande Valley in the last 30 years. We have also worked extensively with key staff at City of Edinburg for more than 29 years.

Our local familiarity adds to the quality of services we are able to provide our clients throughout the region. Our commitment to protecting our clients' interests remains constant. Used individually or collectively, Raba Kistner's services provide practical, on-time, on-budget solutions.

Raba Kistner has more than 800 employees in twelve different offices company-wide that are available as resources for these City of Edinburg projects. With the necessary technology and communications systems in place, we are able to move work through each of our offices and have the added capability of additional staff available to QA/QC our work performed. Raba Kistner also has a second Valley office in Brownsville that could be called upon for assistance or Quality Control without any loss of efficiency, quality, or deadlines.



Our current workload is such that all proposed personnel can begin assignments for these projects immediately upon notice to proceed.

Our project staffing requirements are very dynamic, and we have adequate field and support personnel to service the various projects associated with this SOQ due to staff flexibility and versatility. We will be able to staff smaller assignments.

Our employees work and live in the area and are familiar with the local issues and concerns. Given our history of practicing professional engineering and consulting services within the Valley, we have a comprehensive database of geotechnical subsurface conditions. This aids clients such as the City of Edinburg in that we are able to pull from first-hand knowledge when dealing with projects.

The Raba Kistner McAllen Office employs more than 40 staff members. Given our previous and current experience working with the City of Edinburg, we trust you are familiar with the quality of work that each of these individuals provides.

Over the last five years, our experience includes providing Geotechnical Engineering and Materials Testing services to the following public entities:

- City of Alton
- City of Brownsville
- City of Donna
- City of Edinburg
- City of Harlingen
- City of McAllen
- City of Mercedes
- City of Pharr
- City of Port Isabel
- City of San Juan
- City of Weslaco
- Cameron County
- Hidalgo County
- Hidalgo County Drainage District #1
- Hidalgo County RMA

Below is a sample of projects that Raba Kistner has completed for the City of Edinburg within the past ten years:

CITY OF EDINBURG PROJECTS

PROJECT	SERVICE
Evangeline Gardens Sewer Improv.	Geotechnical Engineering
Chapin Road Sanitary Sewer Improv.	Geotechnical Engineering
Proposed Police Dept. Training Fac.	Geotechnical Engineering
Observations of Reported Settlement	Geotechnical Engineering
Prop. Edinburg Fire Station No. 5	Geotechnical Engineering
Prop. Lift Station No. 42 Rehab	Geotechnical Engineering

Prop. City of Edinburg Park Improv.	Geotechnical Engineering
Prop. Shavano Drive Evaluation	Geotechnical Engineering
Prop. Edinburg Parks Restroom Add.	Geotechnical Engineering
Prop. Shunior Drainage Project	Geotechnical Engineering
Prop. Alberta Road Improvements	Geotechnical Engineering
Prop. Veterans Blvd Drainage Improv	Geotechnical Engineering
Prop. North 281 Elevated Water Tank	Geotechnical Engineering
Prop. De Zavala Park-Edinburg	Geotechnical Engineering
Prop. Ebony Hills Drainage Improv	Geotechnical Engineering
Prop. Veterans Detention Pond -Ph 2	Geotechnical Engineering
Edinburg City Hall Roof Project	Building Envelope
City of Edinburg WWTP Effluent Line	Construction Materials Testing
Chapin Road Sanitary Sewer	Construction Materials Testing
Edinburg Police Training Department	Construction Materials Testing
City of Edinburg - Transit Terminal	Construction Materials Testing
Lift Station No.42 Rehabilitation	Construction Materials Testing
City of Edinburg New Restroom	Construction Materials Testing
City of Edinburg Landfill Unit 6	Construction Materials Testing
South Central OTS - Edinburg,	Construction Materials Testing
City of Edinburg Monmack Heights	Construction Materials Testing
City of Edinburg Oso Grande Estates	Construction Materials Testing
Monitoring Well and Gas Probe	Construction Materials Testing
Pueblo de Palmas - Phase 24 -	Construction Materials Testing
City of Edinburg Transit Station -	Construction Materials Testing
TCEQ Groundwater Monitoring	Construction Materials Testing
City of Edinburg Hacienda Victoria	Construction Materials Testing

City of Edinburg Schunior Drainage	Construction Materials Testing
City of Edinburg - Lift Station 42	Construction Materials Testing
City of Edinburg Transit Terminal	Construction Materials Testing
Condesa Apartment Site Development	Construction Materials Testing
TCEQ Quarterly Background	Construction Materials Testing
Pueblo De Palmas - Phase 25	Construction Materials Testing
Pueblo de Palmas - Phase 26	Construction Materials Testing
Suncrest Acres Subdivision	Construction Materials Testing
Del Rey Estates Unit 4 Subdivision	Construction Materials Testing
Border Town Phase III Subdivision	Construction Materials Testing
City of Edinburg Oak Hill at	Construction Materials Testing
City of Edinburg - Veterans Blvd.	Construction Materials Testing
City of Edinburg Alberta Road	Construction Materials Testing
City of Edinburg Feathered Haven	Construction Materials Testing
City of Edinburg Landfill Cell 7B	Construction Materials Testing
City of Edinburg Chapin Hike & Bike	Construction Materials Testing
Oak Hill at Villanueva Est. Phase 1	Construction Materials Testing
Sol Alegre Subdivision Phase I -	Construction Materials Testing
City of Edinburg - Silverstone	Construction Materials Testing
City of Edinburg - Highland Heights	Construction Materials Testing
City of Edinburg La Reserva	Construction Materials Testing
City of Edinburg - De Zavala Park	Construction Materials Testing
City of Edinburg - South Park Skate	Construction Materials Testing
City of Edinburg Schunior Detention	Construction Materials Testing
City of Edinburg Alberta Rd Ph II -	Construction Materials Testing
City of Edinburg - Elevated Water	Construction Materials Testing

Specialty Certifications & Accreditations

Raba Kistner's engineering staff and independent laboratories are among the largest and most thoroughly equipped. All of our materials laboratories meet rigorous standards for testing and analysis procedures and advanced equipment calibration. We serve in leadership roles and are accredited by and/or affiliated with:

- American Association of State Highway and Transportation Officials (AASHTO)
- US Army Corps of Engineers (USACE)
- American Society for Testing of Materials (ASTM E 329)
- Geoprofessional Business Association (GBA)
- National Institute for Standards and Technology (NIST)
- Texas Council of Engineering Laboratories (TCEL)
- American Association for Laboratory Accreditation (A2LA)

The American Association of State Highway and Transportation Officials (AASHTO), the U.S. Army Corps of Engineers (USACE), and the American Association for Laboratory Accreditation (A2LA) have accredited our facilities in asphalt, concrete, aggregate and soils—few laboratories in Texas have earned this distinction.

AASHTO has issued accreditation to our McAllen laboratory facility in asphalt, concrete, aggregate, and soils since 2005. We are proud to have consistently maintained this distinction for thirteen consecutive years. Further, USACE has validated our McAllen office facility. Raba Kistner's McAllen facility is the testing laboratory in the Rio Grande Valley holding the largest number of accredited tests under both of these distinctions.

Trained and certified in a range of procedures, our technicians conduct many field and laboratory tests that are customized for projects upon request. The American Association of State Highway and Transportation Officials (AASHTO), the American Association Laboratory Accreditation (A2LA), and the U.S, Army Corps of Engineers not only accredit our materials laboratories, but also our field testing operations as well. These accreditations confirm that our laboratories and field testing meet rigorous standards for testing and analysis procedures and equipment calibration.

Laboratory Testing Equipment

Our geotechnical laboratory is equipped with standard test equipment to conduct soil classification tests such as Atterberg Limits, mechanical and hydrometer grain size distribution and strength tests including unconfined compression, un-drained triaxial compression, and direct shear. The lab also conducts other complex tests such as triaxial compression with pore pressure measurements, consolidation tests, permeability tests, swell and pressure-swell tests, and field and laboratory CBR determinations.

American Association of State Highway and Transportation Officials (AASHTO)

Raba Kistner laboratories are accredited by the American Association of State Highway and Transportation Officials (AASHTO) in the disciplines of Portland Cement Concrete Testing, Aggregate Testing, Soils, and Hot Mix Asphalt. AASHTO is a nonprofit, nonpartisan association representing highway and transportation departments in the 50 states, the District of Columbia, and Puerto Rico. It represents all five transportation modes: air, highways, public transportation, rail, and water. The primary goal of AASHTO is to foster the development, operation, and maintenance of an integrated national transportation system. The accreditation is based upon an onsite assessment of our quality assurance/quality control (QA/QC) program. This assessment verifies the training of employees, calibration of equipment, and adherence to testing procedures.

U.S. Army Corps of Engineers Inspections

Raba Kistner's laboratory is validated for construction materials testing and inspection on U.S. Army Corps of Engineers' projects. Representatives of the U.S. Army Corps of Engineers inspect the Raba Kistner laboratories and review our Quality Assurance Programs and documentation.

ASTM E 329 Compliance

Raba Kistner meets the requirements, basic and supplemental, of ASTM E 329, "Standards of Recommended Practice for Inspection and Testing Agencies for Concrete and Steel as Used in Construction." We participate in the development of standards for ASTM, and have team members who actively participate on committees applicable to their industry.

National Institute for Standards and Technology (NIST)

The Materials Reference Laboratory of the NIST periodically inspects Raba Kistner's facilities. We participate in the CCRL cement and concrete reference sample program and the AASHTO soil reference sample program of the NIST. Raba Kistner's testing equipment is calibrated annually, using test equipment with accuracy traceable to the National Institute of Standards and Technology equipment.

Geoprofessional Business Association (GBA) Peer Review

Raba Kistner is active in GBA and its peer review program. A team of 3 to 4 experienced professionals from other member firms conducts this review over an intensive 2 to 3 day period. The team examines documents and practices related to the firm's organization, staff, work product, and professional activities. It visits and examines

physical facilities, reviews manuals, reports, proposals and observes daily operations. GBA's peer review program has been used as a model for other professions and is highly regarded on a national basis. It improves the quality of geotechnical engineering practice by GBA member firms to better serve their clients and thus better protect public safety and welfare.

CORPORATE PE LICENSE



Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Raba Kistner, Inc.

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-3257

Expiration Date
1/31/2025

AASHTO CERTIFICATION



AASHTO ACCREDITED

CERTIFICATE OF ACCREDITATION

AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AASHTO

Raba Kistner Consultants, Inc.

in

McAllen, Texas, USA

has demonstrated proficiency for the testing of construction materials and has conformed to the requirements established in AASHTO R 18 and the AASHTO Accreditation policies established by the AASHTO Committee on Materials and Pavements.

The scope of accreditation can be viewed on the Directory of AASHTO Accredited Laboratories (aashtoresource.org).

Jim Tymon,
AASHTO Executive Director

Moe Jamshidi,
AASHTO COMP Chair

This certificate was generated on 01/21/2020 at 2:52 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

MTC
MATERIALS TESTING CENTER

USACE CERTIFICATE OF LABORATORY VALIDATION

ERDC

Raba-Kistner Consultants, Inc.

800 East Hackberry Avenue
Mcallen, TX, United States
Isidoro Arjona
(956) 682-5332

has demonstrated, by abbreviated audit of its AASHTO accreditation, or by inspection of required records, equipment, procedures, facilities, and/or final reports, its proficiency to perform testing of construction materials, as established by the quality standards of AASHTO R 18 guidance and the requirements of the applicable ASTM standards.

THIS USACE CERTIFICATE OF LABORATORY VALIDATION IS ACCURATE AS OF ITS DATE AND TIME OF GENERATION:
16 DEC 2019 AT 22:06 HOURS

ALL METHODS LISTED ON THIS CERTIFICATE OF VALIDATION WILL EXPIRE ON 12/16/2021

PLEASE CONFIRM THE CURRENT VALIDATION STATUS OF THIS LABORATORY USING THE SEARCH FEATURE ON OUR PUBLIC WEBSITE: https://mtc.erdc.dren.mil

Chad A. Gartrell, PE, Director
USACE Materials Testing Center
Vicksburg, Mississippi, USA

AGGREGATE

Aggregate - C 29 - Opt - Unit Weight and Voids in Aggregate
Aggregate - C 40 - Opt - Organic Impurities
Aggregate - C 117 - Req - Material Finer than 75 µm (No. 200) Sieve
Aggregate - C 127 - Req - Specific Gravity & Absorption in Coarse Aggregate
Aggregate - C 128 - Req - Specific Gravity & Absorption in Fine Aggregate
Aggregate - C 136 - Req - Sieve Analysis of Aggregates
Aggregate - C 142 - Opt - Clay Lumps
Aggregate - E 329 - Opt - Standard Specification for Agencies Engaged in Construction Inspection, Testing, or Special Inspection
Aggregate - C 566 - Opt - Total Moisture Content
Aggregate - C 702 - Opt - Reducing Samples to Testing Size
Aggregate - C 1077 - Opt - Concrete and Concrete Aggregate Testing Standards (Quality Standards)
Aggregate - D 2419 - Opt - Sand Equivalent Value
Aggregate - D 3666 - Opt - Minimum Requirements for Agencies Testing and Inspecting Road and Paving Materials
Aggregate - D 4791 - Opt - Flat and Elongated Particles in Course Aggregate
Aggregate - D 5821 - Opt - Percentage of Fractured Particles in Coarse Aggregate

BITUMINOUS

Bituminous - E 329 - Opt - Standard Specification for Agencies Engaged in Construction Inspection, Testing, or Special Inspection
Bituminous - D 2041 - Req - Theoretical Maximum Specific Gravity & Density (Rice)
Bituminous - D 2726 - Req - Bulk Specific Gravity and Density
Bituminous - D 2950 - Req - Density of Bituminous Concrete in Place by Nuclear Methods
Bituminous - D 3203 - Req - Percent Air Voids
Bituminous - D 3666 - Opt - Minimum Requirements for Agencies Testing and Inspecting Road and Paving Materials
Bituminous - D 5444 - Req - Mechanical Size Analysis of Extracted Aggregate
Bituminous - D 6307 - Req - Asphalt Content of Hot-Mix Asphalt by Ignition Method
Bituminous - D 6925 - Req - Relative Density of Asphalts by Superpave Gyratory Compactor
Bituminous - D 6926 - Req - Preparation of Bituminous Specimens using Marshall
Bituminous - D 6927 - Req - Marshall Stability and Flow of Bituminous Mixtures

CONCRETE

Concrete - C 31 - Req - Making and Curing Test Specimens in the Field
Concrete - C 39 - Req - Compressive Strength of Cylindrical Specimens
Concrete - C 42 - Opt - Drilled Cores and Sawed Beams
Concrete - C 138 - Req - Unit Weight and Air Content by Gravimetric
Concrete - C 143 - Req - Slump
Concrete - C 172 - Req - Sampling
Concrete - C 173 - Req - Air Content by Volumetric ***required if C231 not performed***
Concrete - C 231 - Req - Air Content by Pressure ***required if C173 not performed***
Concrete - E 329 - Opt - Standard Specification for Agencies Engaged in Construction Inspection, Testing, or Special Inspection
Concrete - C 511 - Opt - Moist Cabinets, Moist Rooms, Water Storage Tanks
Concrete - C 617 - Opt - Capping Cylindrical Specimens
Concrete - C 1064 - Req - Temperature of Concrete
Concrete - C 1077 - Opt - Concrete and Concrete Aggregate Testing Standards (Quality Standards)
Concrete - C 1231 - Opt - Unbonded Caps

SOILS

Soils - E 329 - Opt - Standard Specification for Agencies Engaged in Construction Inspection, Testing, or Special Inspection
Soils - D 421 - Req - Dry Preparation for Particle Size Distribution & Soil Constants
Soils - D 422 - Req - Particle Size Analysis
Soils - D 558 - Req - Moisture-Density of Soil-Cement
Soils - D 698 - Req - Compaction Characteristics by Standard Effort
Soils - D 1140 - Req - Material Finer than 75 m (No. 200) Sieve
Soils - D 1556 - Req - Density & Unit Weight by Sand Cone
Soils - D 1557 - Req - Compaction Characteristics by Modified Effort
Soils - D 1883 - Req - CA Bearing Ratio (CBR)
Soils - D 2166 - Req - Unconfined Compressive Strength
Soils - D 2216 - Req - Water Content
Soils - D 2487 - Req - Classification of Soils
Soils - D 3740 - Opt - Soil and Rock Testing Standards (Quality Standard)
Soils - D 4318 - Req - Liquid & Plastic Limits & Plasticity Index
Soils - D 6938 - Req - Density and Water Content by Shallow Depth Nuclear Method

TXDOT ACCREDITATION

Texas Department of Transportation

Certificate of Accreditation

This is to signify that

Raba Kistner -McAllen Laboratory

Has demonstrated proficiency in the tests listed below and has met the minimum requirements set forth by the TxDOT Quality Assurance Program for Independent Assurance

Tex-100-E, 101-E, 102-E, 103-E, 104-E, 105-E, 106-E, 110-E (Part I), 113-E, 114-E, 116-E, 117-E, 120-E (Part I), 121-E (Part I), 128-E, 129-E, 140-E, 145-E.

Presented by,

Laredo District (District 22)
Texas Department of Transportation

Valid: January 09, 2020 – January 09, 2023

Texas Department of Transportation

DocuSigned by:
Ramon Rodriguez 1/9/2020

Ramon J. Rodriguez, Lab Supervisor

Section 2 Team Members Qualifications and Experience

Employees

Our employees work and live in McAllen and the surrounding cities and are familiar with the local issues and concerns. Given our history of practicing professional engineering and consulting services within the Valley, we have a comprehensive database of geotechnical subsurface conditions. This aids clients such as the City of Edinburg in that we are able to pull from first-hand knowledge when dealing with projects.

The Raba Kistner McAllen Office employs more than 40 staff members. Given our previous and current experience working with the City of Edinburg, we trust you are familiar with the quality of work that each of these individuals provides.

Project Manager for Construction Materials Testing and Geotechnical Services:



Ms. Katrin Leonard, PE will serve as the Project Manager for the day-to-day execution of the work and Geotechnical Task Leader. Ms. Leonard manages geotechnical engineering and construction materials testing personnel, planning, coordination, and project activities. With more than 20 years experience, Ms. Leonard is committed to allocating resources on a project-by-project basis to most effectively meet client needs. Ms. Leonard has supervised field construction and quality control tasks, and reviewed work for compliance with project plans and specifications.

McAllen Office Employees Broken Down by Discipline:

DISCIPLINE	NO.
Engineers	5
Environmental Professionals	3
Technicians	26
Administrative	9
TOTAL	**43**

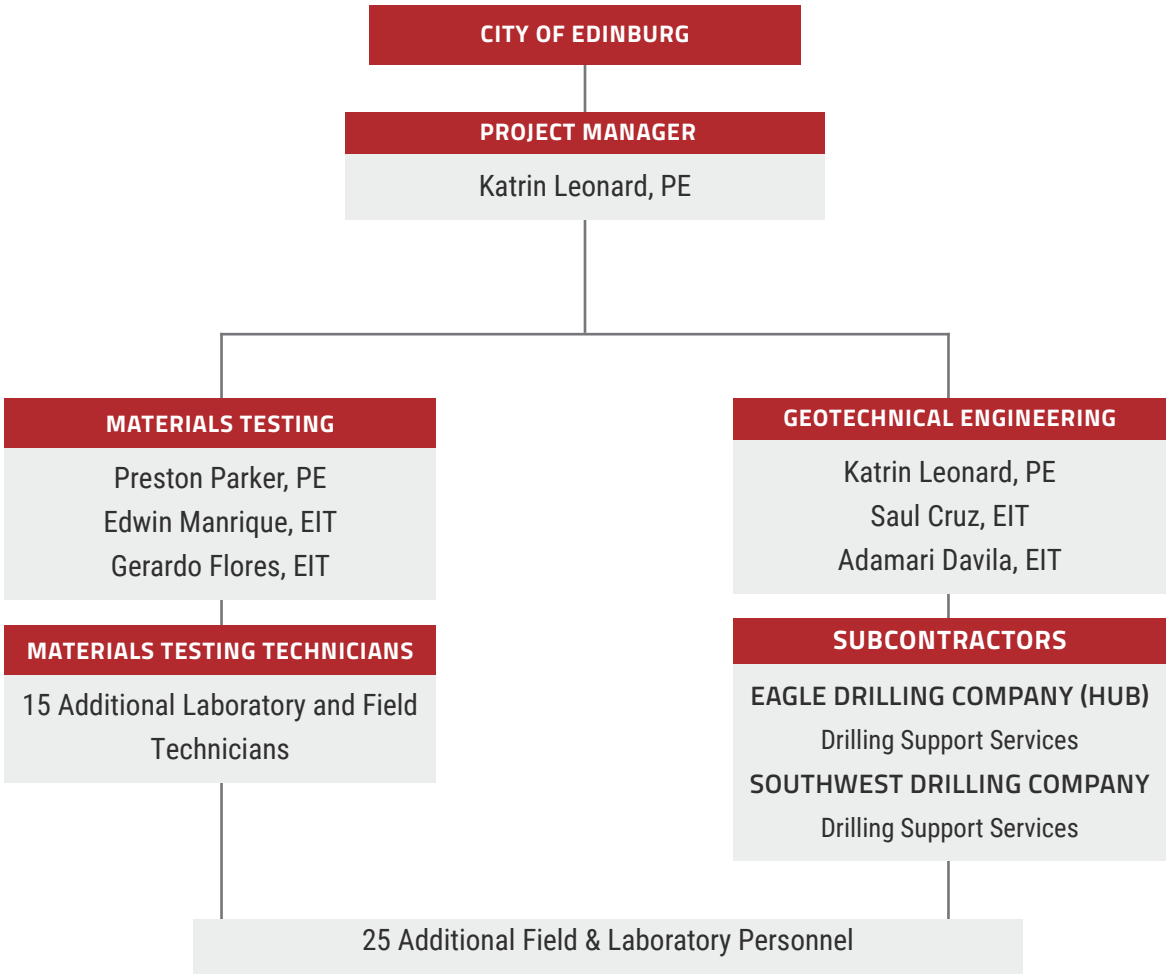
→ **An organizational chart and applicable resumes are provided on the following pages for each employee involved in these City of Edinburg projects.**

ORGANIZATIONAL CHART

The proposed Raba Kistner team assembled for City of Edinburg projects brings together the specialized experience required to meet the goals of this project. This capable and seamless team will save time and money for the CIty of Edinburg.

Our Project Manager, Ms. Katrin Leonard, PE will provide the necessary focus for project communication between the City of Edinburg and the Raba Kistner team. Raba Kistner currently has 67 professional engineers on staff.

The following organizational chart illustrates Raba Kistner's proposed team.





AREAS OF EXPERTISE
Geotechnical Engineering
Construction Materials Engineering
Facilities Engineering

YEARS OF EXPERIENCE
22 years

REGISTRATION
Professional Engineer:
Texas No. 95810
Granted: 6/2/2005
Expires: 3/31/2022

EDUCATION
B.S., Civil Engineering
Carleton University, Ontario, 1999

Katrin Leonard, PE

VICE PRESIDENT

PROJECT ROLE: PROJECT MANAGER & GEOTECHNICAL TASK LEADER

Ms. Leonard is recognized for her commitment to meeting client objectives for prompt and practical facilities engineering solutions. As Vice President of Raba Kistner's Rio Grande offices, she has assumed progressive responsibility in management, administration, and coordination of geotechnical and facilities services throughout South Texas, the Texas/México border, and Northern México.

Ms. Leonard earned her Bachelor of Science degree in Civil Engineering from Carleton University in Ontario, Canada. She is registered as a Professional Engineer by the State of Texas.

On a day-to-day basis, Ms. Leonard provides project management in several areas of facilities engineering. Her project assignments address subsurface reconnaissance studies, soil investigations, residential observation, and foundation and pavement design recommendations. Her responsibilities include preparation, design and analysis, and review of plans, specifications, reports, and cost and quantity estimates for industrial, commercial, residential, and educational projects.

Ms. Leonard has had the opportunity to excel at a diversity of significant projects. Working as a team and on her own, she has experience in project management/administration of numerous educational and institutional health facilities, bank buildings, retail shopping centers, water and wastewater treatment plants for city and state Economically Distressed Area Programs, and transportation efforts, including airports, communication towers, and streets.

Ms. Leonard is dedicated to her profession and community. She volunteers time to numerous organizations and continues to enhance her engineering qualifications through regular participation in professional training seminars.

RELEVANT PROJECT EXPERIENCE:

- Port Isabel Street Improvements - Island Avenue & Maxman Street, City of Port Isabel, Project Manager - Geotechnical Engineering
- Various Street Improvements, City of Brownsville, Project Manager - Geotechnical Engineering
- Arroyo Colorado Hike & Bike Trail, City of Harlingen, Project Manager - Geotechnical Engineering
- Proposed Coastal Parks Improvements, Cameron County, Project Manager - Geotechnical Engineering
- Alberta Road Improvements, City of Edinburg, Project Manager - Geotechnical Engineering



AREAS OF EXPERTISE
Geotechnical Engineering
Construction Materials Engineering and Testing

YEARS OF EXPERIENCE
4 years

REGISTRATIONS
Engineer-in-Training:
Texas No. 71889

CERTIFICATIONS
ACI Concrete Field Testing Technician - Grade I
SB101 Materials Properties Specialist (TxDOT)
Portable Nuclear Gauge Safety
U.S. DOT Hazmat

EDUCATION
B.S., Civil Engineering
University of Texas - Rio Grande Valley, 2018

AVAILABILITY
65%

Gerardo Flores

ENGINEER IN TRAINING

PROJECT ROLE: CONSTRUCTION MATERIALS TESTING SUPPORT PERSONNEL

Mr. Flores works with Raba Kistner's Rio Grande Valley operations as an Engineer in Training. He is responsible for performing geotechnical, facilities and construction materials engineering investigations and report preparation.

Mr. Flores has experience writing proposals to estimate the cost of services that was provided in particular geotechnical investigation and construction materials testing projects. Mr. Flores conducted field geotechnical investigations as field representative, safety officer and soil and rock logger. He also managed small construction materials testing projects with budgets up to $50,000 and wrote field reports mainly moisture-density relationship reports, compressive strength reports, soil field, density reports, weekly observation reports and concrete placement reports.

On a day-to-day basis, Mr. Flores provides engineering support and manages a variety of projects and investigations, which include engineering observation at new and existing building sites, direction and oversight of field and exploration staff and subcontractors for field services, and pier and foundation inspection. Mr. Flores also has performed Phase I Environmental Site Assessments on several projects in Mexico and in McAllen, TX.

Mr. Flores is also responsible for classification of samples, assignment of testing regimens in the laboratory, interpretation of engineering data, performing engineering calculations and analysis, and report preparation.

RELEVANT PROJECT EXPERIENCE:

- Port Isabel Street Improvements - Island Avenue & Maxman Street, City of Port Isabel, Construction Materials Testing
- Various Street Improvements, City of Brownsville, Construction Materials Testing
- Arroyo Colorado Hike & Bike Trail, City of Harlingen, Construction Materials Testing
- Proposed Coastal Parks Improvements, Cameron County, Construction Materials Testing
- Alberta Road Improvements, City of Edinburg, Construction Materials Testing



AREAS OF EXPERTISE
Geotechnical Engineering
Construction Materials Engineering and Testing

YEARS OF EXPERIENCE
7 years

REGISTRATIONS
Engineer-in-Training:
Texas No. 65436

EDUCATION
B.S., Civil Engineering
University of Texas - Pan American, 2013

PROFESSIONAL MEMBERSHIPS
American Society of Civil Engineers (ASCE), Member

Saul Cruz, EIT

ENGINEER IN TRAINING

PROJECT ROLE: GEOTECHNICAL SUPPORT PERSONNEL

Mr. Cruz works with Raba Kistner's Rio Grande Valley operations as an Engineer in Training. Under the direction of professional engineers, within the company, he is responsible for performing geotechnical, facilities and construction materials engineering investigations and report preparation. Mr. Cruz has experience working with the City of McAllen and the City of Pharr where he worked as an engineering intern. On a day-to-day basis, Mr. Cruz provides engineering support and manages a variety of projects and investigations, which include engineering observation at new and existing building sites, direction and oversight of field and exploration staff and subcontractors for field services, and pier and foundation inspection. Mr. Cruz is also responsible for classification of samples, assignment of testing regimens in the laboratory, interpretation of engineering data, performing engineering calculations and analysis, and report preparation.

RELEVANT PROJECT EXPERIENCE:

- Los Indios Land Port of Entry, HDR Engineering, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering
- Rider 38 Queing Pavement at the Port of Brownsville, Willacy County Navigation District, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering
- City of San Juan Street Improvement Project, City of San Juan, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering
- US 83 Expansion in Zapata, TxDOT, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering
- Cameron County Coast Park Improvements, Cameron County, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering and Construction Materials Engineering and Testing Services
- Runway 13-37 Improvements at Harlingen VIA, Harlingen VIA, Field Work Coordination, Lab Assignment, Draft Report - Geotechnical Engineering



AREAS OF EXPERTISE
Geotechnical Engineering
Construction Materials Engineering and Testing

YEARS OF EXPERIENCE
2 years

REGISTRATIONS
Engineer In Training, Texas #70741

EDUCATION
B.S., Civil Engineering
Texas A&M University, Kingsville, 2018

PROFESSIONAL MEMBERSHIPS
American Society of Civil Engineers (ASCE), Member

Society of Hispanic Professional Engineers and Mexican American Engineering Society Member

Edwin Manrique, EIT

ENGINEER IN TRAINING

PROJECT ROLE: CONSTRUCTION MATERIALS TESTING SUPPORT PERSONNEL

Mr. Manrique serves as an Engineer in Training in the Rio Grande Valley. In this role, his primary responsibilities include performing geotechnical, facilities, and materials engineering investigations and report preparation, as well as foundation design under the guidance of senior professional engineers.

On a day-to-day basis, Mr. Manrique provides engineering support and manages a variety of projects and investigations, which include engineering observation at new and existing building sites, direction and oversight of field and exploration staff and subcontractors for field services, and pier and foundation inspection. Mr. Manrique is also responsible for classification of samples, assignment of testing regimens in the laboratory, interpretation of engineering data, performing engineering calculations and analysis, and report preparation.

Mr. Manrique's work addresses diversified private and public sector projects. His current assignments include performing field logging activities if engineering supervision is required during drilling operations, performing data collection and field observations on facilities and forensics projects, classifying soil samples in the laboratory, preparing hand written logs, and submitting for preparation of finished boring logs. In addition, he prepares laboratory testing assignments on projects in accordance with the testing program established in the proposal. He also analyzes field data and laboratory test results and performs calculations necessary for completion of engineering reports.

Mr. Manrique has worked in a variety of settings throughout the industry giving him well-rounded experience. Mr. Manrique's work contributes to success in helping clients select appropriate means and methods for achieving their project objectives.

RELEVANT PROJECT EXPERIENCE:

- Port Isabel Street Improvements, City of Port Isabel, Project Manager - Construction Materials Testing
- 2018 Street Improvements, City of San Juan, Project Manager, Construction Materials Testing
- City of Alton 2020 Street Improvements, City of Alton, Project Manager - Construction Materials Testing
- NEC South 23rd Street and Military Road, City of McAllen, Project Manager - Construction Materials Testing

Team Member Experience with City of Edinburg Projects

KATRIN LEONARD, PE - PROJECT MANAGER

- North-South Segment of Beta Drive
- Evangeline Gardens Sewer Improvements
- Chapin Road Sanitary Sewer Improvements
- Proposed Police Department Training Facility
- Observations of Reported Settlement
- Proposed Edinburg Fire Station No. 5
- Proposed Lift Station No. 42 Rehabilitation
- Proposed City of Edinburg Park Improvements
- Proposed Shavano Drive Evaluation
- Proposed Edinburg Parks Restroom Additions
- City of Edinburg New Restroom Buildings at Edinburg Municipal Park & Dr. Diaz Park
- Landfill Unit 6 Cell 6B Construction
- South Central OTS
- City of Edinburg Monmack Heights
- City of Edinburg Oso Grande Estates Subdivision
- Monitoring Well and Gas Probe Installations - Edinburg Regional Disposal Facility
- City of Edinburg Pueblo de Palmas
- City of Edinburg Transit Station
- TCEQ Groundwater Monitoring and Reporting Services 2020 - Edinburg Regional Disposal Facility
- City of Edinburg Hacienda Victoria Estates Subdivision
- Regional Disposal Facility
- City of Edinburg Hacienda Victoria Estates Subdivision

EDWIN MANRIQUE - PROJECT MANAGER, CONSTRUCTION MATERIALS TESTING

- North-South Segment of Beta Drive
- Evangeline Gardens Sewer Improvements
- Chapin Road Sanitary Sewer Improvements
- Proposed Police Department Training Facility
- City of Edinburg New Restroom Buildings at Edinburg Municipal Park & Dr. Diaz Park
- Landfill Unit 6 Cell 6B Construction
- South Central OTS
- City of Edinburg Monmack Heights
- City of Edinburg Oso Grande Estates Subdivision
- Monitoring Well and Gas Probe Installations - Edinburg Regional Disposal Facility
- Observations of Reported Settlement
- Proposed Edinburg Fire Station No. 5
- Proposed Lift Station No. 42 Rehabilitation
- Proposed City of Edinburg Park Improvements
- Proposed Shavano Drive Evaluation
- City of Edinburg Pueblo de Palmas
- City of Edinburg Transit Station
- TCEQ Groundwater Monitoring and Reporting Services 2020 - Edinburg Regional Disposal Facility
- City of Edinburg Hacienda Victoria Estates Subdivision
- Regional Disposal Facility
- City of Edinburg Hacienda Victoria Estates Subdivision

Section 3 References

Reference #1

CLIENT: City of McAllen
REPRESENTATIVE: Eduardo Mendoza, Director of Engineering
PHONE: 956.681.1150
EMAIL: edmendoza@mcallen.net

SERVICES PROVIDED: Geotechnical Engineering and Materials Testing for multiple projects including street construction and reconstruction, parking lots sidewalks, traffic signals, city parks building and trails, athletic fields, pedestrian bridges, water and wastewater treatment plants, airport, sewer, monument signs, water tower, performing arts building, fire stations, water lines, various buildings, Boeye Reservoir redevelopment, Highway 281 improvements

Reference #2

CLIENT: Hidlago County Drainage District #1
REPRESENTATIVE: Raul E. Sesin, PE, CFM
PHONE: 956.292.7080
EMAIL: raul.sesin@hcdd1.org

SERVICES PROVIDED: Geotechnical Engineering and Materials Testing for multiple projects including drainage, water lines, subuvision infrastructure, wastewater expansion.

Reference #3

CLIENT: City of Brownsville
REPRESENTATIVE: Carlos Lastra, PE
PHONE: 956.541.1012
EMAIL: carlos.lastra@cob.us

SERVICES PROVIDED: Geotechnical Engineering and Materials Testing for multiple projects including street construction and reconstruction, Market Square revitalization, hike and bike trails, library expansion, airport cargo facility, park pools, bridge and drainage ditch, various buildings

Successful Past Projects

COASTAL PARK IMPROVEMENTS

DATES: April 2019 - June 2019
CLIENT: Cameron County Parks System
CONTACT: Mr. Danny Villarreal
PHONE: 956.247.3514
WORK LOCATION: South Padre Island, Texas
SERVICE: Geotechnical Engineering

ISLA BLANCA PARK IMPROVEMENTS

DATES: January 2019 - May 2020
CLIENT: Cameron County Dept. of Transportation/Noble Texas Builders
CONTACT: Mr. Danny Villarreal
PHONE: 956.247.3514
WORK LOCATION: South Padre Island, Texas
SERVICE: Construction Materials Engineering and Testing

PORT ISABEL STREET REPAIRS - ISLAND AVENUE, TROUT AVENUE, PORT ROAD

DATES: April 2020 - December 2020
CLIENT: City of Port Isabel
CONTACT: Mr. Jared Hockema
ADDRESS: 305 E. Maxan Street, Port Isabel, TX 78578
WORK LOCATION: Port Isabel, Texas
SERVICE: Construction Materials Engineering and Testing

PORT ISABEL STREET IMPROVEMENTS - ISLAND AVENUE AND MAXAN STREET

DATES: May 2020 - June 2020
CLIENT: City of Port Isabel
CONTACT: Mr. Jared Hockema
WORK LOCATION: Port Isabel, Texas
SERVICE: Geotechnical Engineering

SPI GOLF COMMUNITY ACCESS ROAD

DATES: April 2019 - May 2019
CLIENT: Moore Land Surveying LLC
CONTACT: Mr. Dustin Moore, PE
WORK LOCATION: Laguna Vista, Texas
PHONE: 956.245.4651
SERVICE: Geotechnical Engineering

Section 4 Firm's History of Accuracy of Cost Estimates & Staying Within Budget

Ability to be Sensitive and Responsive to Project Budget Constraints

Raba Kistner has provided geotechnical engineering services for over 30 years in the Rio Grande Valley. Consequently, Raba Kistner has developed a library of geotechnical engineering reports from across the county. Access to this library gives Raba Kistner a firsthand knowledge of subsurface conditions at a project site to develop a cost effective scope, based on the knowledge of subsurface soil conditions. In the development of our design recommendations, our 30 year knowledge of construction materials and practices in the Rio Grande Valley area allows us to provide cost effective recommendations for our clients.

Additionally, the cost effectiveness of a geotechnical study is often realized at the time of construction. Raba Kistner's 30 plus years of experience in the area allows us to know what variable conditions might exist that are not encountered in our borings, and enables us to provide recommendations to prevent costly change order claims associated with changed conditions. Raba Kistner also implements tools such as geophysical testing to define more contiguous subsurface data and identify anomalies underground.

Clients trust Raba Kistner for quality, reliable, timely Construction Materials Engineering and Testing (CoMET) services. Our team of trained, experienced professional engineers and field technicians partner with clients in multiple ways to minimize costly construction delays and future project performance problems.

- Communicating with our clients, Raba Kistner Materials Testing technicians operate on an agreed schedule that is planned to achieve minimal disruption to active sites.
- Our level of staffing and resources allows us to respond to projects with short deadlines which may result in cost savings for the City, but at minimum, help to keep the project on time, avoiding overtime needs.
- Because the accuracy of laboratory results depends upon quality samples being obtained in the field, samples are collected following standard, tested and industry-approved procedures. In-house, seasoned professionals and technicians conduct the required tests.
- As typical with most specifications, the owner is only required to pay for “passing” tests on the project. We will be able to efficiently break out failures and segregate the billing so the costs can either be back charged to the contractor or deducted from payment by the City

BUDGET INFORMATION

COASTAL PARK IMPROVEMENTS

CLIENT: Cameron County Parks System
CONTACT: Mr. Danny Villarreal
ESTIMATE: $88,000
FEE: $87,425
ON TIME/ON BUDGET

ISLA BLANCA PARK IMPROVEMENTS

CLIENT: Cameron County Dept. of Transportation/Noble Texas Builders
CONTACT: Mr. Danny Villarreal
ESTIMATE: $15,000
FEE: $15,000
ON TIME/ON BUDGET

PORT ISABEL STREET REPAIRS - ISLAND AVENUE, TROUT AVENUE, PORT ROAD

CLIENT: City of Port Isabel
CONTACT: Mr. Jared Hockema
ESTIMATE: $75,000
FEE: $75,000
ON TIME/ON BUDGET

PORT ISABEL STREET IMPROVEMENTS - ISLAND AVENUE AND MAXAN STREET

CLIENT: City of Port Isabel
CONTACT: Mr. Jared Hockema
ESTIMATE: $58,000
FEE: $58,000
ON TIME/ON BUDGET

SPI GOLF COMMUNITY ACCESS ROAD

DATES: April 2019 - May 2019
CLIENT: Moore Land Surveying LLC
ESTIMATE: $138,000
FEE: $138,000
ON TIME/ON BUDGET

Section 5 Workload Capacity and History of Performing Work Within Specified Schedule

Ability to Dedicate Necessary Resources to Work and Deliver Services On Time

Raba Kistner is committed to providing the necessary staff and equipment to meet the goals of the City of Edinburg for this contract in a timely, efficient manner. Our current workload will allow for full application of our assigned staff and company resources to meet your schedule and deadlines. Having a record of engineering and consulting services for cities, we are familiar with your timing and fiscal constraints and understand the sensitivity required for service turnaround time and scheduling. Our staff is ready to take on new assignments now and can begin work immediately after receiving your authorization to proceed.

For more than five decades, Raba Kistner has been meeting clients' needs for testing, engineering, and consulting services. As market demands evolve, we continue to expand our core services.

Given our staff size and experience within each service, we can undertake the requirements of major projects or complement clients' existing in-house capabilities. Our commitment to protecting our clients' interests remains constant. Used individually or collectively, Raba Kistner's services provide practical, on-time, on-budget solutions.

Raba Kistner has the largest engineering and architectural consulting staff in the Rio Grande Valley. We have over 550 employees in eleven different offices companywide that are available as resources for these City projects. With the necessary technology and communications systems in place, we are able to move work through our offices and have the added capability of additional staff available to QA/QC our work performed.

If in the event that one or more key personnel dedicated to these specific projects are not available for any reason during the period of performance, any of the other employees throughout the company will be available to devote time and energy to the City of Edinburg.

Geotechnical Engineering

Raba Kistner's goal is to improve our clients' project performance by putting our extensive geotechnical engineering experience to work. Since 1968, we have developed engineering solutions for complex surface and subsurface conditions.

Our professionals clearly understand the interrelationship between our geologic environment and the objectives of clients. We have worked on some of the Southwest region's largest and most significant construction projects. Throughout the past 51 years, our geotechnical team has successfully and continuously tailored cost-effective scopes of service to fit individual project's unique requirements. We take advantage of advanced technology including geophysical surveys and pressure meter testing.

Raba Kistner's staff strives to be responsive to our clients' schedules, comprehensive in our scope, and realistic and cost-conscious in our recommendations.

Geotechnical Engineering Services Include:

- Engineering Geology Studies
- Forensic Studies
- Geotechnical Design Studies
- Specialty Geotechnical Services
- TxDOT Studies

RESEARCH

- Raba Kistner will research its geotechnical database of the City of Sullivan City area geotechnical engineering studies to identify historical data available for the project area.
- Raba Kistner will capitalize on the project specific knowledge that we have performing work in the City of Sullivan City area.

FIELD SERVICES

- Raba Kistner's field services team will identify boring locations and coordinate utility clearance, boring location clearance, and traffic control, if necessary.
- Raba Kistner's professional loggers will oversee the drilling services provided by a subcontract driller. Raba Kistner provides professional loggers in the field in-lieu-of technicians.
- Raba Kistner's professional logger will help the geotechnical engineering team identify subsurface conditions in the project area, and can help determine subsurface variability.

LABORATORY SERVICES

- Raba Kistner's professional logger will bring soil boring samples to our AASHTO/ USACE accredited lab for analysis.
- Raba Kistner will have the laboratory testing performed under the direction of Mr. Edwin Manrique, EIT.

ENGINEERING EVALUATION AND REPORTING

- Raba Kistner's geotechnical engineering staff will analyze the soil boring data and prepare recommendations.
- Raba Kistner's Professional Engineer will review, seal and sign the geotechnical study and recommendations and send to the City and the design team.
- Raba Kistner's Professional Engineering staff includes multiple senior-level consultants with extensive experience in geotechnical studies for linear transportation projects. This includes numerous projects involving slope stability, settlement analyses, bridge foundation, and pavement consulting.

Construction Materials Engineering and Testing

Private and public sector clients trust Raba Kistner for quality, reliable, timely Construction Materials Engineering and Testing services. Our team of trained, experienced professional engineers and field technicians partner with clients to minimize costly construction delays and future project performance problems.

Raba Kistner designs a QA/QC program specific to each project that focuses on the quality and suitability of materials used in construction as well as the quality of workmanship. This attention to detail is reviewed by field representatives who earned certifications from The American Concrete Institute (ACI).

Communicating with our clients, Materials Testing technicians operate on an agreed upon schedule, and with minimal disruption to active sites. Our level of staffing and resources allows us to respond to projects with short deadlines. Because the accuracy of laboratory results depends upon quality samples being obtained in the field, samples are collected following standard procedures. In-house, seasoned professionals and technicians conduct the required tests. Our laboratory staff's combined experience totals more than 1000 years.

Section 6 Proposed Approach

Organizational Structure & Work Plan

Raba Kistner will be providing all services 100% in-house and will not be utilizing any subconsultants or subcontractors for this project.

Geotechnical Engineering Approach

Close coordination and communication with City representatives and Raba Kistner technical staff will be key to the successful execution of work under this contract. Raba Kistner's Project Manager will be available on a continuous basis during extended hours, seven days a week, to receive requests from the City and coordinate with the appropriate technical staff and agencies for the execution of each assignment. Once a task is requested, Raba Kistner will provide the City with a scope, fee and schedule, then internally make the assignment to our staff. The assignment will be completed in coordination with City staff and regulatory authorities, as is appropriate, within the agreed schedule.

Construction Materials Engineering and Testing Approach

Project Scheduling

Typically, Raba Kistner's services are on an on-call basis and usually we are able to respond to requests within 24 hours, and sometimes within hours. Depending on the laboratory testing performed, there is a specific time frame required to complete the tests. Generally, routine laboratory tests, such as Atterberg Limits test, sieve analysis, and moisture-density relationship tests are completed within three to four days. Asphalt laboratory testing is generally completed within two to three days. Because concrete mix designs usually require 28-day compressive strength test results, these tests are normally performed at least 1 ½ to 2 months prior to being needed.

Raba Kistner understands that our tests and field reports are required for the contractor to move on to the next phase, so a concerted effort is put forth to provide report turnaround time in an acceptable time-frame. Depending on the schedule of the project, we can work with the client to expedite our tests and report generation. Further, as part of our inspection services, Raba Kistner will provide the City with the appropriate documentation regarding deficient test results or non-compliant work elements. Prefinal independent inspections have proven to be very effective. These help prepare the owner prior to final walk-through. Raba Kistner will help the City of Sullivan achieve project completion through proactive inspections. A binder containing copies of all inspection reports will be submitted to the City prior to closing each Task Order, if requested.

Being Responsive to the City of Edinburg's Needs

The following is a general outline of steps to be taken for all project requests:

- City requests services from Raba Kistner.
- Raba Kistner Project Manager collaborates with City and Raba Kistner staff to define work scope, budget and schedule.
- Project Manager assembles team to accomplish work scope.
- Project Manager reviews the scope, budget and schedule with team members and conducts “mission planning” to address project objectives.

Raba Kistner Information Management System

Raba Kistner has developed Raba Kistner Information Management System (RKIS), an award-winning electronic data management system that allows clients to access project-specific information online. RKIS offers the ability to transmit daily inspection reports and test results; perform statistical analysis of acceptance test results; and monitor deficiencies, non-conformances, and risks. RKIS provides authorized users access to information from anywhere in which internet access is available.

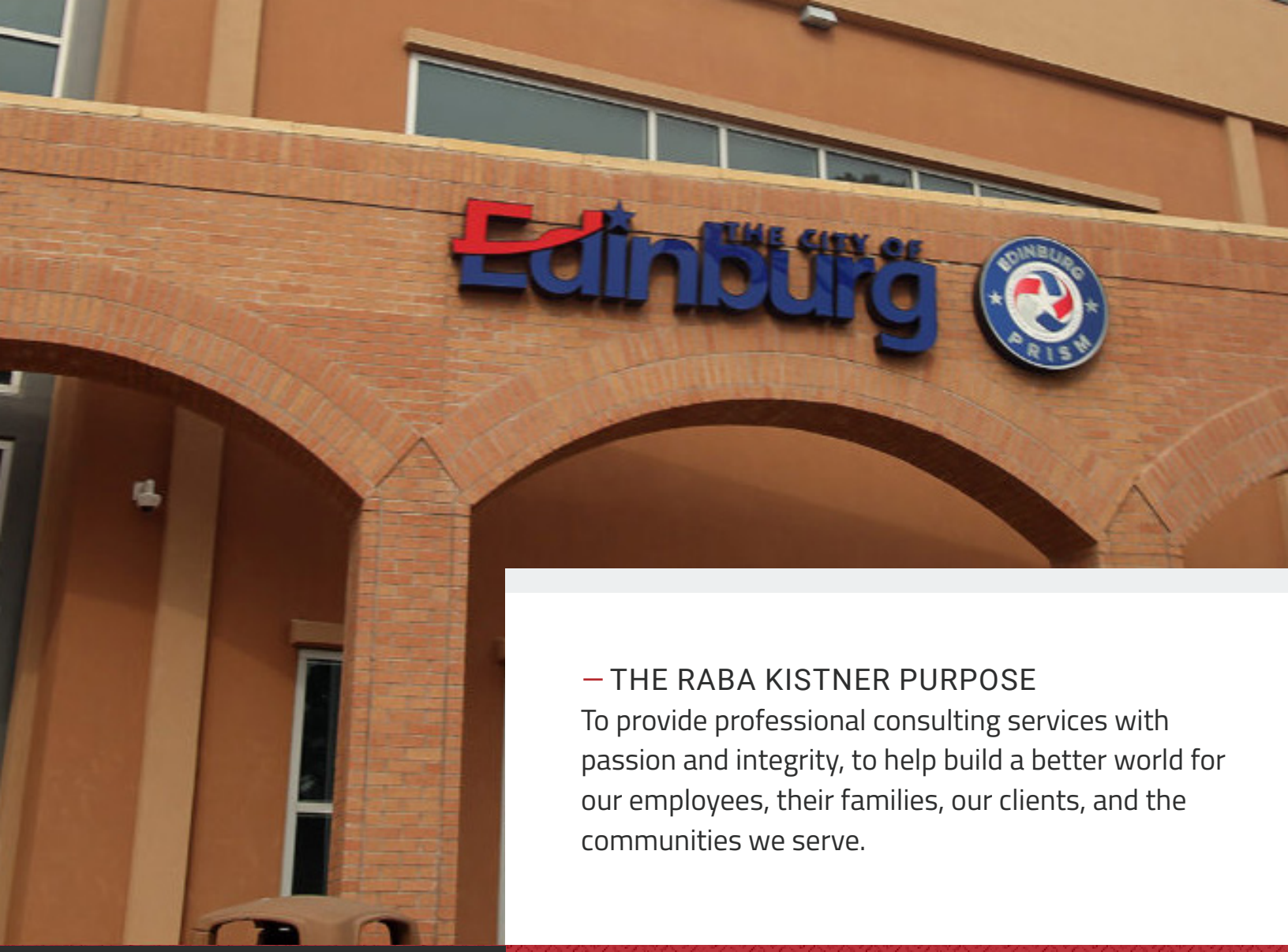
Raba Kistner will provide the City of Edinburg management, design, and general contracting team with user IDs and passwords to access information for specific projects. The RKIS system will help the team to track field technician scheduling and research project test results. This reduces the amount of time project managers would typically spend on the telephone and at the office seeking information or researching hard-copy test results. Our web-based system also contains an engineer’s desk in which spread sheets of test data and statistical data related to concrete soils data is available.

Field Technician Scheduling and Field Observation and Materials Laboratory Results

The City of Sullivan City and the construction team can access field technicians dispatch schedules and preliminary field observation and test results online through Raba Kistner's RKIS system. Raba Kistner's Project Manager can access all of the project’s field personnel by cellular phone for status of conditions at the project site.

Field Observation and Materials Laboratory Result

- Raba Kistner reports test failures immediately by telephone to the project contractor, owner’s representative, and design Engineer.
- Raba Kistner can give daily inspection reports and materials test results verbally within 24 hours after completion of each work shift.
- Raba Kistner will issue type-written reports within seven days after completion
- Raba Kistner field technicians document verbal conversations on the project site and include notations of such in the reports.



— THE RABA KISTNER PURPOSE

To provide professional consulting services with passion and integrity, to help build a better world for our employees, their families, our clients, and the communities we serve.

RABA KISTNER

OTHER LOCATIONS

WWW.RKCI.COM

BROWNSVILLE
1244 Robinhood Drive, Suite 101
Brownsville, Texas 78521

P 956.504.9777
F 956.504.9763
Brownsville@rkci.com

MCALLEN
800 East Hackberry
McAllen, Texas 78501

P 956.682.5332
F 956.682.5487
McAllen@rkci.com

Statement of Qualifications

GEOTECHNICAL ENGINEERING AND CONSTRUCTION MATERIALS TESTING SERVICES ROTATION

July 16, 2024 3:00P.M. | RFQ #2024-06

Prepared for:

THE CITY OF Edinburg

Terracon
Explore with us

Nationwide
Terracon.com

- Facilities
- Environmental
- Geotechnical
- Materials



Section A

TRANSMITTAL LETTER

1506 Mid Cities Dr.
Pharr, TX 78577
P (956) 283-8254
F (956) 283-8279
Terracon.com

July 16, 2024

City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Mr. Mardoqueo Hinojosa, P.E., CFM, CPM
City Engineer

E: mhinojosa@cityofedinburg.com

Statements of Qualifications for City of Edinburg-
Geotechnical Engineering and Construction Materials Testing Services Rotation
RFQ No. 2024-6

Dear Mr. Hinojosa:

Terracon Consultants, Inc. (Terracon) is pleased to submit the appended Statement of Qualifications (SOQ). **Terracon** is a multi-discipline consulting engineering firm. Our services include:

■ Environmental ■ Facilities ■ Geotechnical Engineering ■ Materials Testing

This SOQ has been prepared to demonstrate our capabilities to perform the requested professional engineering and testing services in a timely manner. As a Senior Principal within the firm and Pharr Office Manager, I will be available if you have any questions concerning our SOQ.

The Pharr Office is intimately involved in the City of Edinburg community; I am a proud citizen of the City of Edinburg residing in Los Lagos Golf Community. We participate on an annual basis by sponsoring the Edinburg July 4th Texas Cook'em High Steaks event and Edinburg Consolidated Independent School District (ECISD) Superintendent's Scholarship Golf Classic Tournament. We also contribute to the Edinburg Rotary Cajun Fest and joined a partnership with UTRGV baseball program during the 2017 season and continue to support them. These sponsorships are our way of being a member of the communities that have allowed us to provide our services to them. Furthermore, Terracon currently serves as a provider of Environmental (including asbestos and indoor air monitoring services), and On-Call Geotechnical Engineering, Construction Materials Testing, and Facilities services to ECISD.

I, Jorge A. Flores, P.G., will serve as the Client Manager and will be the point of contact for the City of Edinburg on all correspondence and communication pertaining to this SOQ. I am located in our Pharr Office at 1506 Mid-Cities Drive, Pharr, Texas, 78577 and can be reached at the office via telephone (956) 283-8254, fax (956) 283-8279, cell (956) 245-2319 or email jorge.flores@terracon.com.

1506 Mid Cities Dr.
Pharr, TX 78577
P (956) 283-8254
F (956) 283-8279
Terracon.com

I am authorized to bind **Terracon** to the provisions of this SOQ and conduct final negotiations on behalf of the firm. If you have any questions, please do not hesitate to contact me at our convenience. We look forward to continue working with you and the City of Edinburg.

Sincerely,
Terracon Consultants, Inc.

Jorge A. Flores, P.G.
Senior Principal/Office Manager

Copies Submitted: Electronic
JAF/smc



Section B

FIRM QUALIFICATION AND EXPERIENCE

SECTION B
FIRM QUALIFICATION AND EXPERIENCE

Discuss the firm's experience and history in performing engineering and project management services in a timely manner, particularly for other governmental agencies in the past (2) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments.

Terracon Consultants, Inc. (Terracon) is a dynamic and growing consulting firm providing multiple related service lines to clients at local, regional and national levels. Our services are delivered on a timely basis with consistently high value and attention to client needs. Local services include:

- Environmental
- Facilities
- Geotechnical Engineering
- Materials Testing

Since 1965, our employee-owned firm has delivered success for clients and employees. We help our clients succeed in their business ventures by effectively executing projects, controlling costs, and managing risk. Our clients appreciate this approach, and they know that we intend to be with them for the long term. Terracon's Pharr office has qualified certified technicians and a reputable engineering staff giving us the ability to respond quickly to our client's needs. Our responsiveness, high quality deliverables, practical solutions and competitive fees afford clients with a way of doing business that saves time and money.

Terracon has over 175 offices nationwide. In Texas, Terracon currently has more than 600 personnel with offices in Austin, Beaumont, College Station, Conroe, Corpus Christi, Dallas, El Paso, Ft. Worth, Freeport, Frisco, Houston, Laredo, League City, Longview, Lubbock, Lufkin, Midland, Pharr, Round Rock, San Antonio, Tyler and Waco. **The Pharr office will continue to provide consulting services for the City of Edinburg contract as needed.**

Terracon Consultants, Inc. is an employee-owned firm. No individual shareholder currently owns more than 5%. The stockholders in Pharr include:

Jorge A. Flores, P.G., Senior Principal	20 years with Terracon
Alfonso A. Soto, P. E., D. GE, F. ASCE, Senior Principal	22 years with Terracon
Stephanie M. Cardoza, MBA, Senior Associate	19 years with Terracon
Guadalupe Leal, Senior Associate	18 years with Terracon
Sylvia Quinones	18 years with Terracon
Eloy Palacios, Senior Associate	18 years with Terracon
George Flores	16 years with Terracon

In addition, Terracon has over 200 Principals and Senior Principals including the following Pharr Office Senior Principals:

Jorge A. Flores, P.G.–
Senior Principal/Office Manager
956-283-8254 Phone 956-283-8279 Fax

Alfonso A. Soto, P. E., D. GE, F. ASCE –
Senior Principal/Materials & Geotechnical Manager
956-283-8254 Phone 956-283-8279 Fax



Terracon consistently ranks as a top 25 design firm by Engineering News-Record. Our successful growth has included organic expansion and innovation as well as the acquisition of more than 60 firms with specialized capabilities. A focused and uncompromising dedication to safety has been integral to how we support our employees, clients, and communities.

Terracon has been providing a full range of environmental engineering, geotechnical engineering and construction materials testing services for numerous cities, municipalities, architects, engineers and contractors throughout the South Texas area for more than 20 years. The projects Terracon have completed illustrate the diversity and depth of our engineering knowledge and have ranged from small streets to the Bert Ogden Arena to the new Hidalgo County Courthouse.

Terracon understands the types of municipal projects a city of the caliber of City of Edinburg must undertake to keep it the "jewel" to the Rio Grande Valley. Some of those types of projects may have problems, concerns, or unique features where the City of Edinburg must be sure they have acquired the appropriate qualified engineering firm to use value engineering and expertise to make those projects a great success. We believe we are that engineering firm for the City of Edinburg!

We believe that a process must be implemented and well managed to help avoid cost overruns, change orders, and delays. It is a team effort that must receive priority attention from all involved. Important steps in this process include:

Geotechnical Engineering Services

1. Discuss the scope of the project with owner and team members. Determine expectations, critical issues, and schedule.
2. Prepare scope of services, with fee proposal, for geotechnical services to include:
   - Location, quantity and depth of borings
   - Anticipated laboratory testing
   - Engineering analysis, recommendations, and report preparation
3. After receiving Notice-to-Proceed, coordinate field services which include:
   - Access to boring locations
   - Utility locates
   - Special considerations (noise, time of day, security, etc.)
4. Involve subcontractors as necessary to complete the field and lab phases of the project
5. Issue draft report for review
6. Review comments and complete the report

The Project Manager will be the primary point of contact and will receive support as necessary from subcontractors, Terracon staff, and senior personnel.

Geotechnical Engineering Services

Design and construction of functional, cost-effective structures require a thorough understanding of local soil, rock, and groundwater conditions. Terracon provides a wide range of services to support all phases of a project, from preliminary design through completion of the building process.

Each local Terracon office, with access to the extensive geotechnical experience and expertise of engineers, geologists, and soils technicians throughout our company, can help to assess the risks associated with subsurface conditions. We participate as a vital member of the project team, focusing on project objectives and using innovative technologies to provide practical design recommendations. Our culture, systems, and structure enable us to excel at both small and large projects.

Our geotechnical services include:

- Slab on Grade Foundation Evaluation and Recommendation
- Special Construction Details for Removal of Ground or Surface Water, Existence of Expansive Clay, Hydrostatic Pressure, etc.
- Site Work
- Retention Systems
- Field Exploration
- Laboratory Systems
- Analysis and Reports
- Other Geotechnical Evaluations

With more than 250 geotechnical engineers, Terracon is well positioned to deliver quality, responsive, and cost-effective geotechnical engineering services, regardless of project size.

Construction Materials Testing Services

1. Defining the required tests and inspections based on project documents.
2. Determining who the person will be that actually schedules our services. Make sure that this person knows what is required and what is not required. Make sure that this person knows how to schedule our services.
3. Establishing procedures for reporting/record keeping/payment of retests, failures, etc.
4. Establish contact information to include the following with respect to report distribution:
    - Names
    - Phone Numbers
    - Email Addresses
5. Issue reports as requested by client. Available mediums include:
    - Electronic CMELMS
    - Email
    - Project Portal
    - Handwritten copy left at jobsite after completion of testing.
    - Verbal

Construction Materials Testing Services

Proper selection, quality and workmanship of construction materials play a vital role in ensuring that today's buildings and infrastructure perform adequately during long time periods. We work with clients to minimize material replacements, reduce the likelihood of deterioration, avoid potential failures, and investigate and evaluate construction materials related problems and failures when they do occur.

Local knowledge and resources, combined with the technical support available from our national network of offices, enable Terracon to respond quickly to ever-changing construction needs and schedules. We respond with innovative solutions and alternatives that target your long-term performance objectives while considering cost consequences. Our services are delivered on a timely basis with consistently high value and attention to client needs.

Our construction materials services include:

- Plans Review
- Earthwork Services
- Density Testing
- Post Construction Services
- Foundation Inspection Services
- Concrete Services
- Structural Steel Services
- Other Laboratory Construction Testing for Infrastructure and/or Building Projects

Terracon believes that the recording and delivery of test and observation results is as important as the collection of the data via field and laboratory activities. Terracon's Construction Materials Engineering Laboratory Management System (CMELMS™) automates the delivery of information and is focused on four major goals.

- Make all parties fully aware of our scope and role on the project so that none of the required materials testing services are overlooked or ignored.
- Establish an effective process for the rapid transfer of observation and material test results.
- Incorporate and maintain a tracking system for material performance, report distribution, and identification and clearance of non-conformance items.
- Communicate regularly with our client on test results and findings as well as budget and cost issues in order for the project to be both technically and financially successful.

Automated System for Scheduling, Reporting, Distribution, Invoicing and Budget Tracking

Once the project begins, Terracon utilizes our automated Proprietary CMELMS software program. This allows us to achieve better communication, more consistency and faster turnaround of reporting on the project. Data, observations and other information are easily entered into the system and reports are generated. The program automatically tracks all reports and provides immediate availability of test results. Additionally, the statistical performance of all concrete mixes being utilized on a project can also be monitored.

The CMELMS software can produce electronic or paper copies of reports for distribution. Reports can be distributed via traditional mail, electronic mail and/or Internet web pages can be established. The

program will also track our project budget on a daily basis and produce real-time budget reports and invoices for services provided.

We understand the importance of good communication especially in instances of changes in scope or site conditions, instructions and modifications to work requests demand instantaneous communication. To that end, every staff professional and field technician is provided with a company mobile telephone so that direct communication with office staff, subcontractors and the City of Edinburg's staff is available.

Office Technology/Computing/Web-Based Services

Terracon's IT Solutions department provides data management tools to assist our clients in the success of their projects. Through these services, Terracon is able to offer secure and efficient applications that will assist Terracon's ability to communicate and store critical project data, including project status, reports and task management. Laboratory data, final reports, specifications, etc., is password-protected only to designated Terracon staff. Desk Top Computers are electronically linked by a wide area network and to the Internet, allowing us to communicate, transfer, and analyze data, drawings, etc. on a real time basis. **Reports can be submitted electronically. As an alternative, we can establish a portal for the project to allow access to the test reports.**

Terracon has a vast resource pool of engineers, geologists, scientists and biologists to draw from its 175 offices nationwide in the event a client faces unique problems during or before construction**.** Terracon employs one of the largest staffs of certified technicians and Construction Materials Engineers in Texas. Our staff of more than 150 construction materials technicians and 69 Texas state licensed professional engineers allows us to respond to technical issues that the City of Edinburg may have on its projects.

We believe that we will be the best choice for the City of Edinburg contract because Terracon is an expert at the scope of work and we offer many other advantages and unique services. It is through our performance as a team member that Terracon has earned a reputation for quality.

Terracon has assigned a well-trained, qualified and experienced project manager to direct this work assignment. He has the experience and demonstrated ability to anticipate and solve staffing capacity and other issues, before they arise, and is dedicated to serve the City of Edinburg's needs.

Terracon is ready and able to assist the City of Edinburg in achieving its goals with our targeted approach to materials testing services. Terracon provides the following:

- **Team Approach -** Terracon proposes to function as an extension of the City of Edinburg organization. This team oriented concept allows us to interact with the design and the construction firms as well as the owner.

- **Staff Qualifications –** We will assign qualified and certified engineering technicians under the direct supervision a project manager. The core value of our professional engineer is to protect the public health, safety and welfare and we believe this core value is in line with the underlying core values of the City of Edinburg.

- **Staff Dedication -** The number of staff members will be flexible and will increase and decrease in correspondence with the level of need. The staff assigned to the City of Edinburg project will be responsible for the project from start to finish.

- **Laboratory and Field Equipment -** Terracon utilizes state-of-the-art laboratory and field equipment to perform the testing.

- **Quality Assurance -** Terracon's laboratory is A2LA accredited and maintains an internal audit and quality assurance program to ensure that a desired level of service and standards are preserved.

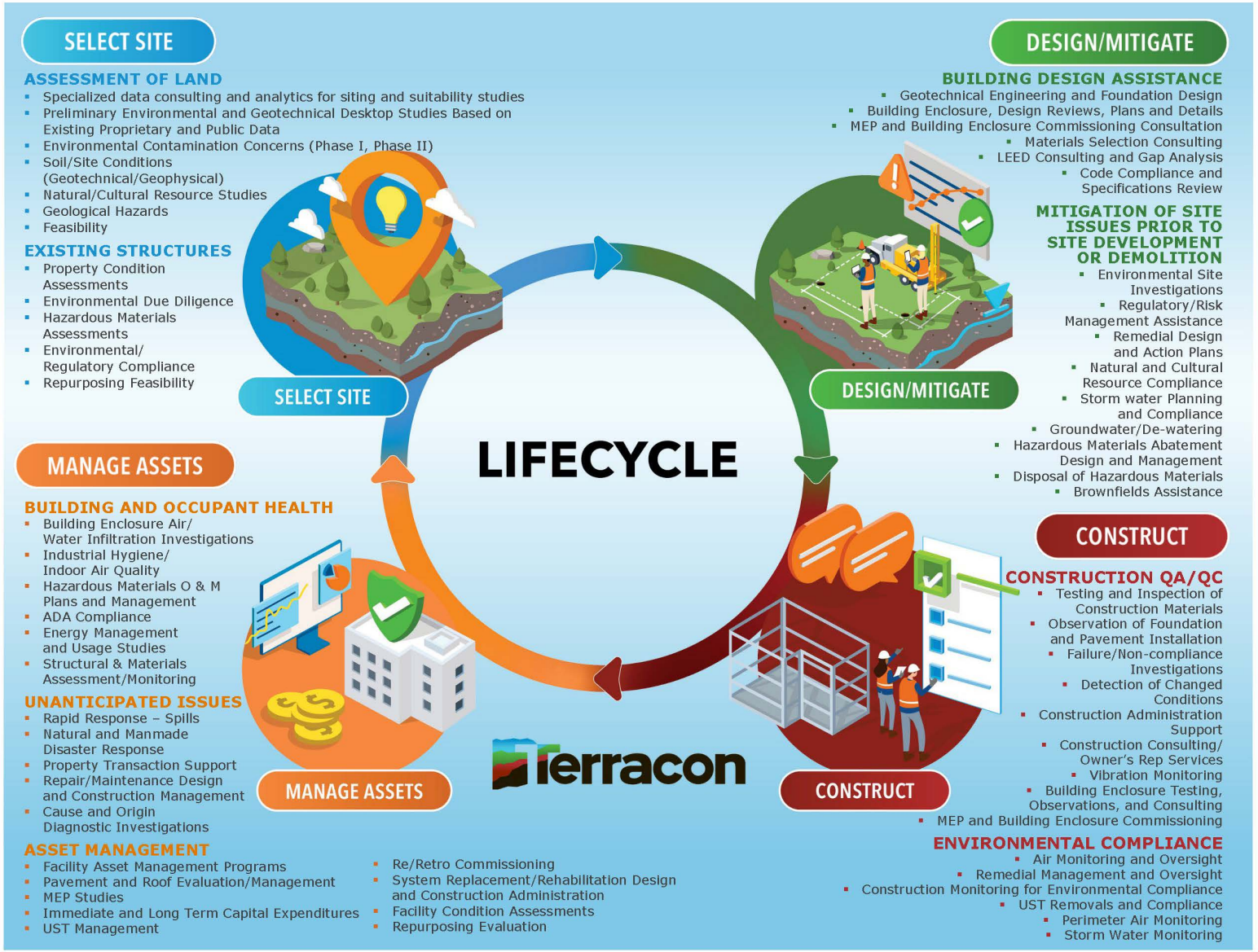
- **Budget Management -** Through the use of our proprietary Construction Materials Engineering Laboratory Management System (CMELMS), data recording and tracking has become streamlined.

- Test data and budget data retrieval is instantaneous. This reduces inefficiencies associated with paper filing and spreadsheet time/budget tracking.

- **Laptops –** Terracon utilizes full connectivity between our field personnel on the project with office engineering staff, and our clients. We currently provide laptops to 1,000 field personnel to go along with the smartphones they presently have. This enhances the value of our services as we continue to optimize our ability to communicate with our clients and ensure critical information is transmitted quickly to the project team.

At Terracon, we are continually looking for opportunities to provide more value to our clients and improve the way we do business. Hiring and training the most qualified people to work in construction materials is the most important investment we can make. In addition to having the right people in place, companies must invest in innovative systems that help deliver critical information to clients with speed and efficiency. Terracon's Construction Materials Engineering and Laboratory Management System (CMELMS™) gives us the ability to do just that. Through CMELMS, we can comprehensively manage all of the information we collect for our clients' projects. This system allows our project teams to easily track, manage, and distribute field and laboratory reports in real-time and quickly sort through the information to consult on critical issues. We can schedule our technicians, track costs and budgets, communicate progress, and keep clients up-to-date and informed every step of the way. This technology has allowed Terracon to achieve faster communication, more consistency, and faster turnaround of reports on projects.

There are many questions to ask when selecting a CMET consultant; how firms responsively and reliably communicate is important to meeting your needs. Watch Terracon's video titled, CMELMS – A Look Inside Terracon's Innovative Software, located at http://www.terracon.com/construction-materials for more information on our technology.


SELECT SITE
ASSESSMENT OF LAND
Specialized data consulting and analytics for siting and suitability studies
Preliminary Environmental and Geotechnical Desktop Studies Based on Existing Proprietary and Public Data
Environmental Contamination Concerns (Phase I, Phase II)
Soil/Site Conditions (Geotechnical/Geophysical)
Natural/Cultural Resource Studies
Geological Hazards
Feasibility
EXISTING STRUCTURES
Property Condition Assessments
Environmental Due Diligence
Hazardous Materials Assessments
Environmental/ Regulatory Compliance
Repurposing Feasibility
DESIGN/MITIGATE
BUILDING DESIGN ASSISTANCE
Geotechnical Engineering and Foundation Design
Building Enclosure, Design Reviews, Plans and Details
MEP and Building Enclosure Commissioning Consultation
Materials Selection Consulting
LEED Consulting and Gap Analysis
Code Compliance and Specifications Review
MITIGATION OF SITE ISSUES PRIOR TO SITE DEVELOPMENT OR DEMOLITION
Environmental Site Investigations
Regulatory/Risk Management Assistance
Remedial Design and Action Plans
Natural and Cultural Resource Compliance
Storm water Planning and Compliance
Groundwater/De-watering
Hazardous Materials Abatement Design and Management
Disposal of Hazardous Materials
Brownfields Assistance
LIFECYCLE
MANAGE ASSETS
BUILDING AND OCCUPANT HEALTH
Building Enclosure Air/ Water Infiltration Investigations
Industrial Hygiene/ Indoor Air Quality
Hazardous Materials O & M Plans and Management
ADA Compliance
Energy Management and Usage Studies
Structural & Materials Assessment/Monitoring
UNANTICIPATED ISSUES
Rapid Response – Spills
Natural and Manmade Disaster Response
Property Transaction Support
Repair/Maintenance Design and Construction Management
Cause and Origin Diagnostic Investigations
ASSET MANAGEMENT
Facility Asset Management Programs
Pavement and Roof Evaluation/Management
MEP Studies
Immediate and Long Term Capital Expenditures
UST Management
Re/Retro Commissioning
System Replacement/Rehabilitation Design and Construction Administration
Facility Condition Assessments
Repurposing Evaluation
CONSTRUCT
CONSTRUCTION QA/QC
Testing and Inspection of Construction Materials
Observation of Foundation and Pavement Installation
Failure/Non-compliance Investigations
Detection of Changed Conditions
Construction Administration Support
Construction Consulting/ Owner's Rep Services
Vibration Monitoring
Building Enclosure Testing, Observations, and Consulting
MEP and Building Enclosure Commissioning
ENVIRONMENTAL COMPLIANCE
Air Monitoring and Oversight
Remedial Management and Oversight
Construction Monitoring for Environmental Compliance
UST Removals and Compliance
Perimeter Air Monitoring
Storm Water Monitoring
Terracon



As an owner, contractor, or engineer, your building or infrastructure projects' performance, durability, and safety are non-negotiable. Proper selection, quality, and workmanship of the building materials are essential to achieve these goals – and so is a trusted, reliable partner to provide materials consulting, testing, and inspection throughout design and construction.

Working with Terracon gives you access to the largest network of materials testing laboratories in the country and construction materials experts coast-to-coast who will work with you to minimize material replacements, reduce the likelihood of deterioration, avoid potential failures, and investigate and evaluate materials-related problems and failures when they do occur so you can move forward quickly and confidently with solutions.

Why Terracon?

Our local knowledge and resources, combined with the technical support available from our national network of offices, means Terracon will respond quickly to your construction needs and schedules no matter how often they change. We deliver innovative solutions and alternatives that target your long-term performance objectives while considering cost consequences. Terracon's proprietary data management system generates real-time test results of critical information, informing you of all test results and moving your project forward.

Our materials testing services include:

- Construction Quality Assurance/Quality Control
- Laboratory Testing Services
- Materials Engineering
- Structural Steel and Nondestructive Testing
- Special Inspection Services
  - Fabrication
  - Structural steel
  - Concrete
  - Masonry
  - Soils
  - Wood construction
  - Pile and pier foundations
  - Sprayed fire-resistive materials
  - Fire-resistant penetrations and joints
  - Exterior Insulation and Finish System (EIFS)
  - Mastic and intumescent fire-resistant coatings
  - Other specialty items/requirements

Why work with us?

Benefits of Terracon's Materials Services include:

- 24-hour report turnaround for non-conformance items and failing tests
- Custom report delivery that can be shared with multiple entities
- Real-time reporting that keeps you and your project team informed, saving you time and money

Quality assurance/quality control (QA/QC) consulting reduces uncertainty, maximizes quality, and confirms plans and specifications requirements throughout your project. Testing and QA/QC fees represent a small fraction of total construction expense but offer great value, reducing project costs by preserving schedule and identifying materials or construction defects early to quickly resolve them. Choosing Terracon QA/QC professionals as your dedicated owner's representative helps you mitigate risks and prevents issues down the road – giving you peace of mind now and in the future.



Identifying materials or construction defects early preserves your project schedule and reduces cost.

Our multidiscipline QA/QC capabilities give you unparalleled access to our materials, geotechnical, environmental, and facilities resources to address various issues immediately. Our responsiveness extends to our reporting: we turn around deviation reports within 24 hours, so you have the information you need to make decisions quickly, and construction remains on schedule.

Our on-site monitoring and testing are complemented by a national network of accredited materials testing laboratories, with subject matter experts who can consult on a range of specialty materials. We also provide QA/QC services at the fabrication shop before materials ship to the site, saving significant cost and time as issues are identified before leaving the shop.

Our QA/QC services encompass:

- QA/QC plans and specifications preparation and/or review
- QA/QC construction monitoring and testing
- Statistical evaluation and verification of construction materials and testing processes
- Third-party review of testing processes and results
- Sample identification, protection, chain-of-custody, storage, and disposition
- Data recording, identification, security, checking, routing, filing, and disposition
- Contractor work activities field documentation
- Construction materials submittal review

"Terracon has consistently been an outstanding performer, and their highly experienced staff has a keen understanding of the design and construction process and the goals and objectives of the lead designer, contractor, and owner."

Jim Klemz
Parsons Transportation Group

Special inspections are necessary to complete your construction project and provide a safe structure for the public. Although interpretation and enforcement of International Building Code (IBC) requirements can vary dramatically from one municipality to another, creating potential pitfalls in making sure that your structure meets safety and quality expectations.

Terracon's Special Inspection services combine specialized technical expertise with local jurisdictional knowledge and relationships to ensure the proper fabrication, installation, and placement of structural components and other construction materials that require inspection under the IBC Section 1704.

Our construction inspectors work closely with the owner, designer, local building officials, contractors, engineer of record, and other stakeholders to facilitate communication, review specifications to identify any aspects that are not in compliance with local code requirements, and solve or even prevent problems, so your project stays on budget and schedule.



Terracon provides its special inspection services to both public- and private-sector clients.

What Sets Us Apart?

We work with your design team throughout the entire design process, providing feedback for the statement and schedule of special inspections and interpreting local code requirements to avoid costly changes during construction. During the construction phase, you benefit from our ability to communicate with the designer to understand expectations and evaluate the drawings to be sure your project meets jurisdictional requirements.

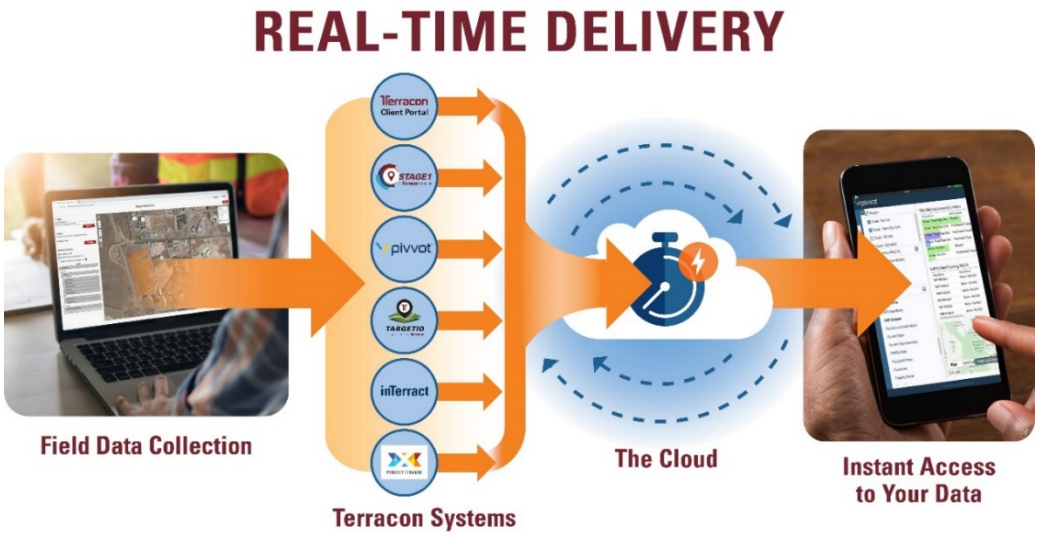
- Our approach encompasses everything you need for a successful testing and inspection program:
- Well-defined scope for testing & inspection (T&I) to minimize costly change orders
- T&I plan for distribution to parties involved, keeping everyone informed
- Terracon certifies T&I personnel and ability to staff for required workload
- Consistent and constant communication between all parties, including:
  - Preconstruction T&I meeting
  - Additional milestone meetings before the start of key construction phases
  - Understand local building code requirements and invite local officials to meetings as requested

Our expertise includes all types of work for construction where special inspections are required by IBC 2009 Section 1704:

- Special Inspection Services
  - Fabrication
  - Structural steel
  - Concrete
  - Masonry
  - Soils
  - Wood construction
  - Pile and pier foundations
  - Sprayed fire-resistive materials
  - Fire-resistant penetrations and joints
  - Exterior Insulation and Finish System (EIFS)
  - Mastic and intumescent fire-resistant coatings
  - Other specialty items/requirements

Having the ability to know what is happening on your project site in real-time means you and your project team are always well-informed. Portals and platforms display information on a visually intuitive and interactive dashboard, allowing project stakeholders to view data almost instantaneously. This insight into the project throughout each day makes it easier than ever to resolve issues on the spot instead of waiting for the report to be delivered at the end of the project or after the field team has left the site. With data at your fingertips, real-time delivery gives you access to information from anywhere to make decisions faster, ultimately saving you time and money.

Real-time delivery keeps your data alive. We can send and receive data through mobile devices and sensors embedded in everyday objects. These platforms take information from what used to be a verbal conversation, and a field report sent days after the data was collected to immediate access to crucial information, including test status, progress, and outcomes from anywhere and at any time.



We have worked to seamlessly integrate real-time delivery into our systems and platforms to help streamline your projects. When information is integrated into a Terracon internal system, the information populates throughout each system and maximizes the power and accessibility of your data for brilliant, timely decision-making. We customize your client portal based on priorities, risk management needs, and project scope. Before your portal is activated, we assemble a client kick-off meeting to engage with your team and conduct training on how they can use the portal to access and filter data, retrieve or share reports and other information, and collaborate with our team in real time. We provide access to whoever can retrieve the data in the different formats needed.

Real-time delivery also enhances project quality control and efficiency. Our innovative and proprietary tools allow you to see if an area is or is not ready for construction and expose any outstanding deviations. Real-time delivery uses data to help decrease the number of design changes needed and enable more of a collaborative decision-making approach. Hence, you make informed decisions earlier in the site development process, which leads to significant savings over the project's lifespan.

Terracon's Quality Program Overview

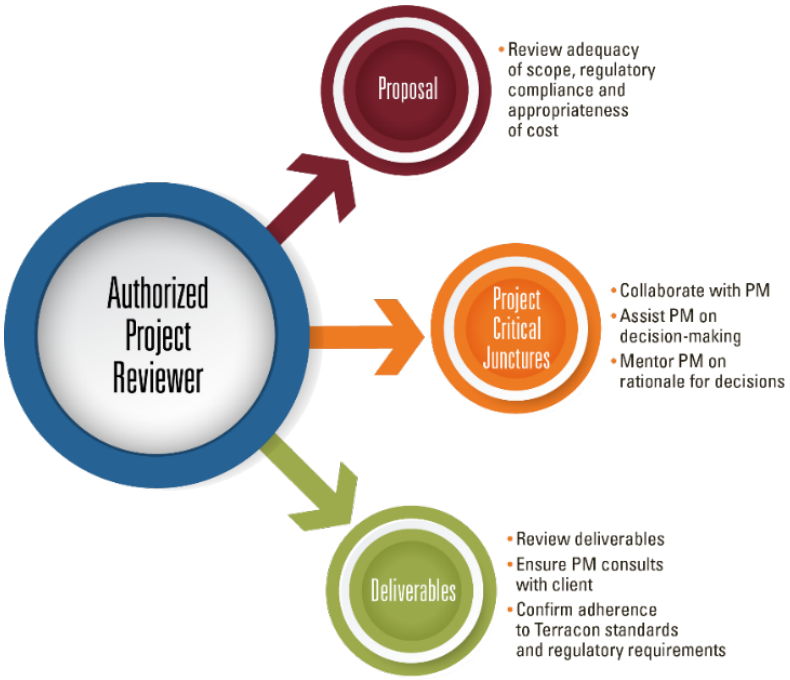
With tens of thousands of projects each year of all sizes, large and small, Terracon offers clients various services, requiring us to have processes in place and roles and responsibilities assigned to provide a high level of service and quality for each project.

Instead of relying solely on post-review discoveries in a reactive mode, the project manager and APR collaborate throughout the project to make proactive decisions together.

Terracon projects are staffed by well-qualified professionals performing a variety of required tasks. Each person is responsible for understanding the essential project goals and client needs. Through training, evaluation, and external certifications and licensing, as appropriate, our staff demonstrates they are qualified and adequately experienced to perform assigned tasks consistent with applicable standards, regulations, policies, and procedures.

In addition to individual responsibilities, collaborative project review is a crucial component of Terracon's quality program. The level and extent of review depend on the deliverable or task. Field and laboratory data, calculations, opinions, recommendations, and conclusions are reviewed by a second set of eyes for quality control. Laboratory processes are also subject to internal quality systems to ensure data accuracy, as noted in Terracon's Quality Management System (QMS).

Project managers, Authorized Project Reviewers (APRs), and the necessary project management and technical expertise collaborate to achieve quality objectives at critical project junctures. Depending on size and complexity, some projects may be subject to additional oversight and expert review. Project execution is confirmed through the project manager's and APR's signatures on project deliverables.



Materials Projects Quality Program Management



Each Terracon office providing materials services is required to establish, implement, and maintain a quality system in its operation. The QMS Manual for Materials provides in-depth and standard procedures, forms, and documentation as well as filing guidance and processes. Our quality system meets the requirements of the American Society of Testing and Materials (ASTM) and the AASHTO Accreditation Program (AAP).

- Successful implementation of the QMS system means the following measurable objectives are being met:
- Implement and maintain a viable calibration and/or standardization system for pertinent laboratory and field equipment, traceable to National Institute of Standards and Technology (NIST) standards. Equipment calibrations, standardizations, checks, and maintenance will be completed with corresponding documentation within 30 days of the due date.* (*Note: Calibration of equipment on projects following the Quality Assurance for Nuclear Facilities Requirements (NQA-1) must be completed by the due date as there is no allowance to exceed the stated frequencies)

- Ensure test results are accurate and reproducible independent of the laboratory or field technician performing them. Terracon's operations will participate in applicable proficiency sample programs for each material group and/or test performed in-house. Operations will respond to any proficiency rating over two standard deviations from the mean with appropriate corrective action(s) within 60 days of the final report.

- Implement and maintain a training/evaluation program that allows employees to become and remain proficient in test procedures, equipment operation, and other specific job-related duties. Terracon personnel will receive initial training and evaluation of competency internally. No employee will be allowed to perform a specific test without direct supervision until competency has been confirmed and documented in Terracon University.

- Ensure Terracon's operations comply with the policies, procedures, and requirements of the QMS. Each Terracon operation will participate in applicable audits at the required frequency. All audit nonconformance items will have appropriate Corrective Action Response(s) (CAR's) completed within 60 days of the final audit report date.

WHAT IS SEAMLESS CONSTRUCTED DELIVERY?

Seamless Constructed Delivery is how we perform our construction materials testing and inspection services daily. We continuously apply new processes, methodologies, and techniques to solve project challenges and meet your needs. Guided by our employee owners' experience and technical capabilities, we have spent decades adapting our project delivery process, as Seamless Constructed Delivery, into four main components: Responsiveness, Performance, Quality, and Delivery.





RESPONSIVENESS

Before the Project

Communication

Communication is essential to successful project delivery. Our communication and coordination begin when we learn about the project and continue through project delivery. Expectations are established to anticipate needs and quickly respond, especially during critical junctures and milestones in the construction schedule.

At the proposal and project setup phase, our professionals explore the needs of a project so that all parties concur on the following:

- budgets,
- scope of work,
- scheduling needs,
- safety requirements,
- communication channels and frequency, and
- understanding of challenges.

By understanding these items deeply, we can anticipate the project team's needs and proactively develop solutions that will help keep your project moving forward.

Budgeting

Developed by Terracon professionals, our Pricing enables our project managers, estimators, and subject matter experts to work together on delivering consistent pricing, improving manpower forecasting, and driving on-time project delivery of our deliverables. The pricing tool is pre-loaded with all rates and laboratory costs, allowing our project managers to develop an accurate budget via a simple schedule and quantities.

During the Project

Project Initiation

The first and most important task is to have a kick-off meeting with all critical staff and you. All staff will be informed of safety concerns and mitigations, scope, schedule, available budget, and communication protocols at this meeting. Safety discussions do not stop at the kick-off meeting. They continue daily through our pre-task planning discussions. Our *Incident and Injury-Free™1 (IIF™)* safety culture is strong and woven into all tasks we conduct inside the office, our laboratories, and on jobsites. Safety awareness and injury prevention helps keep everyone safe.



Behind the scenes, our project managers have set up the project in our proprietary project management and delivery system. Project specifications, manpower needs, budgets, and report distribution lists are set up and ready to dispatch our field personnel to the project site with all the appropriate information and data collection reports.

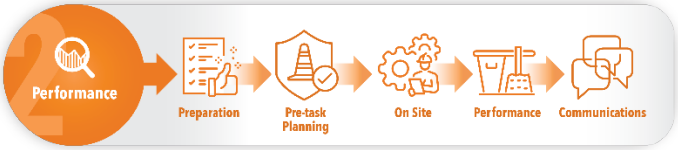
Dispatching

Terracon has a robust system that only allows certified field staff to be dispatched to your job site for the day's testing needs. When our dispatchers or project managers receive a call from a contractor or client, the system can automatically ensure that we appropriately assign certified personnel for the work. The inspector will receive a calendar invite with all the appropriate information needed to perform the task.

Subconsultant Utilization

We prioritize building the best team internally and externally to deliver a successful project. A successful project also incorporates experienced and effective leadership. We aim to create a collaborative team to deliver a successful project while positively impacting our communities and partners.

Occasionally, we may need to partner with outside subconsultants to meet specific project requirements. We hold our subcontractors to the same standards as ourselves, including safety and quality. In addition, we have an exceptional record of meeting and exceeding diverse business supplier goals on various project sizes. We take great pride in promoting diverse business participation whenever possible. We partner with small, minority, and/or woman-owned business team members we know and trust.



PERFORMANCE

The day begins with our technicians and inspectors reviewing the weather forecast and confirming with several project team contacts that the day's activities are on schedule, which significantly helps to reduce unnecessary trips to project sites. Once staff members have verified all planned activities, vehicles are loaded and ready to proceed safely. Upon arriving on-site, our technicians carefully review slated activities and traffic patterns to identify parking places to park and verify that our pre-task planning remains current. When safely parked, we notify your site representative that we are on site and ready to perform our work.



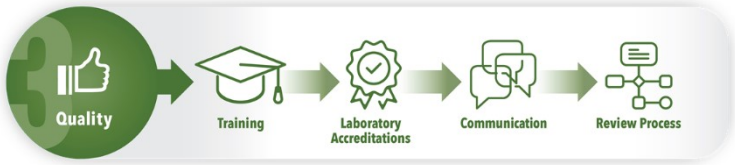
Our technicians utilize the latest technology in performing their work. We utilize one of our applications on our mobile devices to collect data from our day's activities. These enhanced and robust applications allow us to collect and enter our test and inspection data daily and submit the information digitally. Beyond simplifying the data collection process, the apps offer more advantages. Our applications are tied to our phone's GPS, which references the plan set in our systems. This means our technicians can see where they are standing on the plans when on site. Utilizing our mobile device's GPS eliminates misplaced tests in the field and geolocates all testing and inspection data within our deliverables. This geographic information greatly enhances methods for us to deliver data to you.

Our seamless data collection apps offer the following advantages:

- Form-based data collection – no missing information or lost papers
- Safe-Right procedures embedded in the forms
- Geographic information embedded in the report
- Pictures taken on-site are automatically tied to the report
- Dramatically reduced report turn-around times as complete reports can be submitted in the field
- Technicians always know where they are on the plan – no misplaced tests
- Test standards embedded in the forms
- Site maps embedded in the forms



Technology is an excellent tool; however, our tools are only as good as those using them and none so vital as our technicians' communication in the field. Our field personnel know the importance of reporting deviations and failed tests as quickly as possible to limit the amount of non-conforming material placed. We also make it a point to coordinate with site leaders before leaving the job site for the day. In this way, we do not miss unplanned site operations that may need attention. You can count on our field personnel to proactively communicate with you.



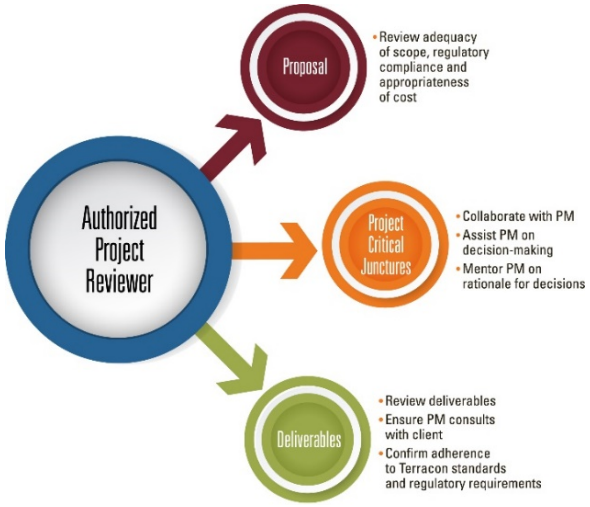
QUALITY

Quality Leadership and Training

We engage and collaborate with a cross-functional matrix of management roles at the executive, senior, and operations levels and with service line leaders to spearhead certain aspects of our quality program. This structure provides specific quality leadership and processes to address the unique challenges of each service we provide.

Quality oversight includes the selection, vetting, approval, and ongoing evaluation of qualified Authorized Project Reviewers (APRs), who oversee every project's quality. We regularly evaluate our quality program components at the company and office levels through committees staffed by executive-level managers and service line leaders to balance operational perspectives with specific service line considerations. Each committee reviews representative project work samples associated with each individual project reviewer to assess the reviewer's effectiveness.

Through training, evaluation, and external certifications and licensing, our staff demonstrates that they are qualified and experienced to perform assigned tasks consistent with applicable standards, regulations, policies, and procedures.



Role of the APRs and SMEs

Project managers, APRs, and the necessary project management and technical expertise collaborate to achieve quality objectives at critical project junctures. Depending on size and complexity, some projects may be subject to additional oversight and expert review.

Without exception, every project is assigned an APR who collaborates with the project manager on quality and technical objectives for the project's duration. The APR is engaged at the proposal stage and remains on the project through execution and closeout.

The APR plays a leading role in our quality program, highlighted by the following four primary areas of project responsibility:

- Quality Oversight: The APR reviews the proposal and is involved at the kick-off meeting and at significant milestones, stages, and critical junctures providing direction and insight to guide the project to its completion.
- Coaching: The APR coaches and advises the project manager on various aspects of the project emphasizing quality, risk, on-time delivery, budget, the scope of work, and other client expectations.
- Risk Management: The APR guides the project team to assess properly project-specific risk.
- Safety Awareness: The APR raises awareness at the project level by communicating with the team to focus attention on their own personal safety and the safety of all project team members.

It is true that every once in a while, the technical needs of an aspect of a project can exceed the skills of our Project Manager. When this situation arises, Terracon has pre-identified and organized into categories our subject matter experts (SME). These SME's are available at a moment's notice to assist in resolving any project issue or challenge.

Our Pharr office has provided services to over 450 projects in the last decade for municipal clients throughout the Rio Grande Valley. Terracon has provided engineering consulting services for the City of Edinburg since 2008 (56 projects) City of McAllen since 2009 (412 projects), City of Pharr since 2009 (75 projects), and many others local municipalities in the Rio Grande Valley.

Terracon's Pharr office has **provided Geotechnical and/or Materials related services on more than 250 projects for local governmental agencies and municipal clients** in the past five years.

The municipal projects below demonstrate our experience and expertise projects relating to following types of projects: ■ Public Works ■ Public Utilities ■ City Improvement Projects (CIP).

Our experience is proven through our work with the City of Edinburg other comparable municipalities (see projects below).

Project No. 1
Name of Project:
City of Edinburg
Geotechnical, Construction Material Testing and Engineering, and Environmental Services
2020-Current
2008-2018
Scope of Services:
Terracon has performed a number of geotechnical engineering studies and has been retained to perform geotechnical soils investigations and construction materials testing services for the various streets and alleys for the City of Edinburg. Terracon's staff drilled soil borings and performed laboratory testing on the recovered soil samples. The data collected was used to design the pavement sections for the reconstruction of asphaltic concrete roadways and installation of new water, storm drains and sewer systems. Our pavement analysis involved performing California Bearing Ratio (CBR) tests for use in the pavement analysis. The AASHTO method for pavement design was used. Our construction materials testing services have included sampling of the pavement subgrade and base materials for moisture-density relationships in the laboratory, performing in-place field density tests on the pavement subgrade and base courses, and coring the asphaltic concrete surface to check for proper thickness and density. The costs of our geotechnical (soils) and construction materials services were completed within budget. *Both of these services are on-going with the City of Edinburg. The following are select individual projects the Terracon Pharr office has recently worked on.*

Number	Name	Service Line
88241140B	City of Edinburg - Memorial Park New Restrooms Facilities	Materials
88241140A	City of Edinburg - Bicentennial Park New Restrooms Facilities	Materials
88241140	City of Edinburg - Frontier Park New Restrooms Facilities	Materials
88247160	Memorial Park Concession-Restroom Building	Environmental
88241026	Brennaaleen Cedar Drainage Improvements	Materials
88235183B	Facility for City of Edinburg - Frontier Park	Geotechnical
88235183A	Facility for City of Edinburg - Memorial Park	Geotechnical
88235183	Facility for City of Edinburg - Bicentennial Park	Geotechnical
88235025	Brennaaleen Cedar Drainage Improvements	Geotechnical
88235029	Edinburg Wastewater Treatment Plant	Geotechnical

88221252	City of Edinburg - Traffic Signal Imp. Jackson Rd. at Chapin	Materials
88221018	City of Edinburg - Victoria Heights Construction	Materials
88227203	490 Booster Station	Environmental
88221111	City of Edinburg - University Village	Materials
88211274	Rogers Coves Phase A	Materials
88211267	City of Edinburg - La Marquese Estates	Materials
88211179A	City of Edinburg - Lull Subdivision Improvements (Re-tests)	Materials
88211273	City of Edinburg Raw Water Supply and Distribution Additions	Materials
88211124	City of Edinburg - SH Mount Estates	Materials
88211179	City of Edinburg - Lull Subdivision Improvements	Materials
88211161	Canton Heights No. 3	Materials
88211178	City of Edinburg - Tule Recreation Center	Materials
88211113	City of Edinburg - Pearl Estates	Materials
88211064	City of Edinburg Canton Heights No. 2	Materials
88211065	City of Edinburg - Ensenada Estates	Materials
88211066	City of Edinburg Penny Lane Avanti West	Materials
88211050	City of Edinburg - Las Encinitas Subdivision Phase II	Materials
88211003	City of Edinburg - Queens Court Subdivision	Materials
88211004	Newcastle Subdivision City of Edinburg	Materials
88217018	Vacant Gym Building	Environmental

Name of Representative:
Mr. Mardoqueo Hinojosa, P.E., CFM, CPM
Phone Number:
(956) 388-8955

Address:
415 W. University Drive
Edinburg, Texas 78540

Project No. 2

Name of Project:
City of McAllen
Capital Improvement Projects 2017-Current; Subdivision Projects 2009-2016

Name of Representative:
Mr. Eduardo Mendoza, P.E.
City of McAllen
210 N. 20th Street
McAllen, Texas 78501
(956) 688-1151

Scope of Services:
Terracon is currently providing geotechnical engineering and construction materials testing services at various City of McAllen projects. We provide multiple entities with copies of the results of the construction materials testing in a timely manner. We also perform geotechnical explorations, including soil borings, for the preparation of geotechnical reports complete with boring logs, laboratory results, geotechnical recommendations, and site plans for the development of construction documents for various improvements within the city. The costs of our services were completed within budget. *These services are on-going with the City of McAllen.*

Limited Projects Over the Last Two (2) Years:

Number	Name	Service Line
88241165	City of McAllen North Main St. and Jay Ave. Drainage Improvements	Materials
88241151	City of McAllen - Villas at Ware Subdivision	Materials
88241071	City of McAllen Sharybak 1	Materials
88241070	City of McAllen Bicentennial Townhouse	Materials

88241048	McAllen Palms Business Park Subdivision	Materials
88241038	City of McAllen Georgetown Park Subdivision	Materials
88231325	City of McAllen South Industrial Park	Materials
88231321	City of McAllen - UTRGV Cancer and Surgery Center	Materials
88231304	City of McAllen Sunset Valley Subdivision	Materials
88231295	City of McAllen Silverado Moon Subdivision	Materials
88231258	City of McAllen Oak Valley Subdivision	Materials
88231215	City of McAllen - Drainage Imp. for Quince Ave. & 8th St.	Materials
88231213	City of McAllen - Toronto Ave and S 16th St. DIP	Materials
88231211	Concrete Pavement Repair at South Bentsen Rd.	Materials
88235112	City of McAllen Public Works - Building Addition	Geotechnical
88231192	Morris Park Improvements	Materials
88231188	City of McAllen - Fire Station No. 8	Materials
88231180	City of McAllen - Champions Lake Golf Course West Bridge Repair	Materials
88237170	Hidalgo International Bridge Building A	Environmental
88231166	City of McAllen Kerria Avenue Sidewalk Improvements	Materials
88231160	City of McAllen - Texas Ranch Apartments	Materials
88231148	McAllen Public Works Storage Building Addition Unit F & G	Materials
88235044	McAllen Heritage Center - Addition	Geotechnical
88237089	Hidalgo International Bridge Building C Roof	Environmental
88237105	McAllen Incubator	Environmental
88231118	Northgate Lane Drainage Improvements	Materials
88237095	McAllen Water Plant	Environmental
88231093	Ware Plaza Subdivision	Materials
88231092	Andara Apartments	Materials
88231079	City of McAllen - Welding Inspections at the Hidalgo Int. Bridge	Materials
88231065	City of McAllen - 2018 Bond Group C3 (Quamasia Ave. and 16th St.)	Materials
88231064	San Felipe on Northgate Lane Subdivision	Materials
88231063	Brier Village Subdivision	Materials
88231060	Sharybak 1	Materials
88231043	City of McAllen Dove Ave. Roadway & Drainage Improvement	Materials
88227320	Hidalgo International Bridge Building A	Environmental
88231023	Quince Avenue & N 27th Street DIP	Materials
88227339	Approximately 1,288-Acre Tract of Land	Environmental
88227332	Hidalgo International Bridge Building B	Environmental
88221258	City of McAllen - Cascada at 3 Lagos Phase III	Materials
88225196	McAllen Fire Training Facility	Geotechnical
88225193	NE McAllen - Edinburg Lateral Project	Geotechnical
88227321	Approximately 1288-Acre Tract of Land	Environmental
88227307	Hidalgo International Bridge - Building A Renovations	Environmental
88221232	City of McAllen Alaniz Subdivision	Materials
88221218	City of McAllen - Bann Subdivision	Materials
88227276	McAllen Police Department TAGG Building - Room 122	Environmental
88227269	Hidalgo International Bridge - AQI Shack Restroom	Environmental
88221180	City of McAllen - ABA Estates	Materials
88221172	Pavement Repair at Various Locations - Int. Parkway,	Materials
88221162	City of McAllen - 2018 Bond Group C1 Drainage Improvements	Materials

88221159B	City of McAllen - FM 1926 and Evony Ave. Intersection Improvements	Materials
88221159A	City of McAllen - FM 1926 and Hackberry Ave. Intersection Improvements	Materials
88221159	City of McAllen - FM 1926 and Kendlewood Ave. Intersection Impr	Materials
88221156	City of McAllen - McHi South Parking Lot	Materials
88221151	City of McAllen - Daffodil Ave. Between Ware Rd. & Taylor Rd.	Materials
88221149	McAllen Fire Station 4	Materials
88221128	City of McAllen - Freddy Gonzalez Widening	Materials

Project No. 3

Name of Project:
CBDG and CIP Street Renovation Projects
(2002 to 2005)
(2008 to Present)

Name of Representative:
Mr. Doroteo Garcia, P.E.
City of Brownsville
404 E. Washington Street
Brownsville, Texas 78520
(956) 541-1012

Scope of Services:

Terracon has performed a number of geotechnical engineering studies and has been retained to perform geotechnical soils investigations and construction materials testing services for the various streets and alleys for the City of Brownsville. Terracon's staff drilled soil borings and performed laboratory testing on the recovered soil samples. The data collected was used to design the pavement sections for the reconstruction of asphaltic concrete roadways and installation of new water, storm drains and sewer systems. Our pavement analysis involved performing California Bearing Ratio (CBR) tests for use in the pavement analysis. The AASHTO method for pavement design was used. Our construction materials testing services have included sampling of the pavement subgrade and base materials for moisture-density relationships in the laboratory, performing in-place field density tests on the pavement subgrade and base courses, and coring the asphaltic concrete surface to check for proper thickness and density. The costs of our geotechnical (soils) and construction materials services were completed within budget. *Both of these services are on-going with the City of Brownsville. Below is a limited list of projects we have worked on for the city.*

Number	Name	Service Line
88231254B	B-Metro Yard Rehab Tiger Project - Masonry and Steel	Materials
88231254A	B-Metro Yard Rehab Tiger Project - Foundations	Materials
88241022	Brownsville Bus Stop Improvement Project	Materials
88245029	B-Metro Tiger Yard - Bus Wash Building	Geotechnical
88245006	23025 Brownsville Scale House	Geotechnical
88235191	23024 Sanitation Building	Geotechnical
88237305	Tony Gonzalez Park Pavilion	Environmental
88231254	B-Metro Yard Rehab Tiger Project	Materials
88237282	B Metro Yard Rehab - Warehouse- CMU Buildings	Environmental
88237060	Oliveira Park Pavilions	Environmental
88225195	Wild Rose Lane - Pavement Reconstruction	Geotechnical
88221176	City of Brownsville Sports Complex Roof Repairs	Materials
88221253	Los Ebanos	Materials
88221187	Communications and Marketing Department Complex	Materials
88221126	City of Brownsville - Cannery Public Market	Materials

88225040	Old Hwy 77 Pavement Reconstruction	Geotechnical
88225043	Coffee Port Road Pavement Reconstruction	Geotechnical
88221039	Brownsville Metro East Side Transfer Station	Materials
88215099	Calvin Street - Pavement Reconstruction	Geotechnical
88215067	Cannery Public Market	Geotechnical
88211010E	Brownsville 2019 Street Imp. - Calle Espacio	Materials
88211010D	Brownsville 2019 Street Imp. - W. Los Ebanos Blvd.	Materials
88211010C	Brownsville 2019 Street Imp. - Calle Galaxia	Materials

Project No. 4

Name of Project:
City of Pharr
Current
Pharr, Texas

Name of Representative:
Mr. Ruben Alfaro
City of Pharr
118 South Cage Blvd.
Pharr, Texas 78577
(956) 402-4221

Scope of Services:
Terracon performed geotechnical engineering studies and materials testing and observation services during construction of various projects within the City of Pharr. *The following are individual projects the Terracon Pharr office has recently completed.*

Number	Name	Service Line
88237372	Tierra Del Sol Clubhouse	Environmental
88237015	Fire Station No. 1 Building	Environmental
88221272	PSJA TRI-City Pedestrian Safety Improvements	Materials
88221215	Dekal Subdivision	Materials
88225045	South Pharr Elimination Project	Geotechnical
88211271	North Fir Avenue Paving Improvements	Materials
88211013A	City of Pharr Lift Station 30 Rehabilitation Project	Materials
88211251	Javelina Drive Monument Signage	Materials
88217253	City of Pharr Building	Environmental
88215121	UTRGV Nursing School	Geotechnical
88217212	Proposed City of Pharr Medical Site	Environmental
88201165	Star Trail Subdivision	Materials
88211038	City of Pharr Bridge Expansion	Materials
88211013	City of Pharr WWTP Electrical Improvements	Materials
88205160	Expressway EST to Eldora EST Water Transmission Main	Geotechnical
88215006	South Pharr Regional Detention Facility	Geotechnical

Our TxDOT experience is proven through the many contracts we have had with TxDOT in the past; please see below. Also, Terracon is currently serving as a provider for the South Region Commercial Lab program with TxDOT. Please contact Keith Craig, P.E., TxDOT Consultant Contract Administrator at 806-748-4581 should you have any questions.

Project No. 5

Name of Project:
TxDOT Professional Service Contract

Name of Representative:
Pharr District 21, Texas Department of

Pharr, Texas

Geotechnical Engineering
Construction Materials
Engineering and Testing Services

Transportation (TxDOT)
Hidalgo, Cameron, Willacy, Starr Counties, Texas
Mr. Pedro Alvarez, P.E., District Engineer
Texas Department of Transportation
(956) 702-6101

Scope of Services

Terracon provided services to TxDOT Pharr District from 1996 to February 2007. TxDOT was upgrading and reconstructing its major roads and highways to meet the growth demands of the Rio Grande Valley. Terracon's geotechnical services included drilling of soil borings for bridges, retaining walls, and pavements, and performing laboratory tests on the recovered soil samples for design purposes. Terracon's personnel construction materials testing personnel provided services on road and highway projects that are under construction. Typical services included monitoring of the batch plant operations during batching of concrete and asphaltic concrete, sampling of the pavement subgrade and base materials for moisture-density relationships in the laboratory, performing in-place field density tests on the pavement subgrade and base courses, sampling of fresh concrete to measure temperature, slump, mold cylinders for compressive strength testing, and beams for flexural strength testing. *The following are individual projects the Terracon Pharr office has completed.*

Projects:

- FM 494, Phases 1 & 2, CSJ Nos. 0864-01-068 and 0864-01-069 – Geotechnical Services
- US 83 North, CSJ No. 0038-06-045 – Geotechnical Services
- US 281/BSIF Connector – Materials Testing & Inspection Services
- Rio Grande City Port Access Road – NEPA Services (Environmental Assessment)

Project No. 6

Name of Project:
State Highway 365 (SH-365)
Hidalgo County, Texas
2014

Scope of Services:

Terracon performed a geotechnical engineering study for the proposed SH 365 - Segment 1 to be located in Hidalgo County, Texas. This 7.5-mile highway will include several bridge and retaining wall structures as well as the relocation of two existing levees.

Name of Representative:	**Address:**	**Phone Number:**
Mr. Phillip Pawelek, P.E.	S&B Infrastructure, Ltd. 5408 N. 10th Street McAllen, TX 78504	(956) 926-5000

In addition, Terracon has performed services on several high-profile projects, please see the following page.

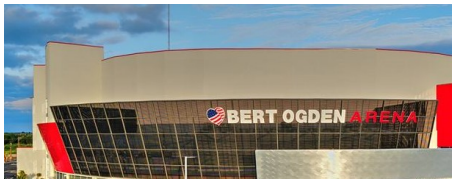
Project 1 New Hidalgo County Courthouse – Edinburg, Texas

Terracon provided Geotechnical Engineering and Materials Testing during construction of the new Hidalgo County Courthouse. Pressuremeter (PMT) tests were conducted to evaluate design bearing capacities that allows for more accurate determination of the strength of the subsurface soils. Non-destructive testing (NDT) in the form of the Sonic Eco/Impulse Response test method to evaluate the length and integrity of the shaft. Located in the heart of downtown Edinburg, the 10-story building will accommodate 471,000 square feet of space and support 24 courts and six additional courts for the future.



Project 2 Bert Ogden Arena – Edinburg, Texas

The new Bert Ogden Arena is the new home of the Rio Grande Valley Vipers. The arena is located along Expressway 281 at Alberta Road and with 9,500 seats, will be the largest in the Rio Grande Valley. The $83 million sports and entertainment venue set to open by August 2018 includes an approximately 260,000 sq. ft. multi-story arena building and associated pavements. Terracon's involvement included Geotechnical Engineering services that included conducting exploratory borings, associated laboratory testing, in-situ pressuremeter testing, and pile load testing as well as currently providing field and laboratory quality control testing for the duration of the project.



Project 3 South Texas Medical Academic Building, Edinburg, Texas



An 88,000 sq. ft. University of Texas Rio Grande Valley School of Medicine Medical Academic Building is nearing completion in Edinburg, Texas. The project included the construction of a three-story building and a single-story building with a connecting shade structure. Associated pavements are also at the site. Terracon's involvement included Geotechnical Engineering as well as field and laboratory quality control testing for the duration of the project.

Project 4 Brownsville-South Padre Island International Airport– Brownsville, Texas

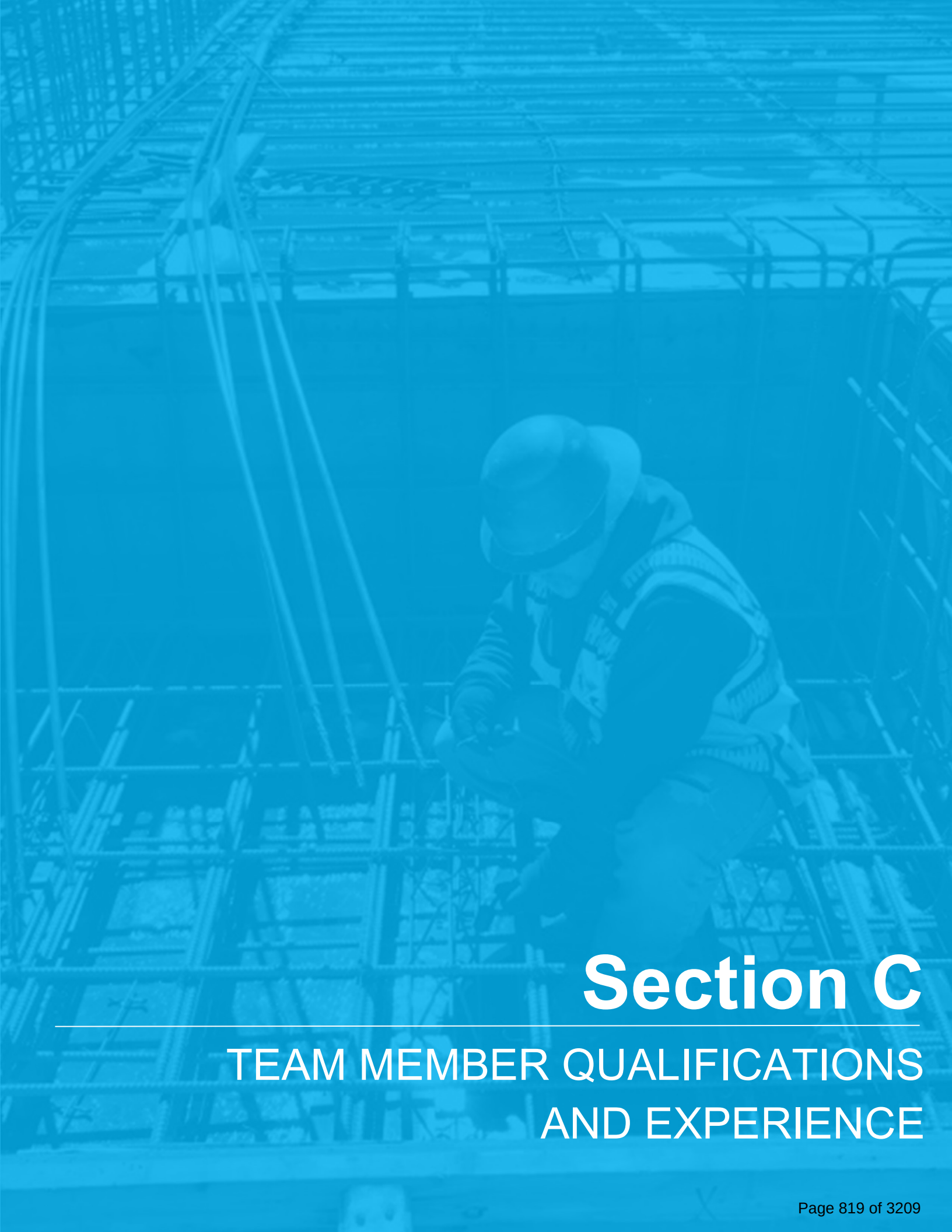
Terracon provided geotechnical engineering for the owner and is currently providing materials testing for the contractor during construction of the New Passenger Terminal at the Brownsville-South Padre Island International Airport. The project includes the construction of an approximate 20,000 square foot (sf) two-story building; and, new landside pavements consisting of parking areas, loading areas and internal driveways.



Project 5 City of Los Fresnos New City Hall Building – Los Fresnos, Texas

Terracon is currently providing Materials Testing and Special Inspections for the new 11,000SF City Hall Building in Los Fresnos, Texas. These tests and inspections include but are not limited to the following materials: concrete reinforcement, cast-in-place concrete, structural steel, earthwork, lime soil stabilization, asphalt paving, and concrete paving.



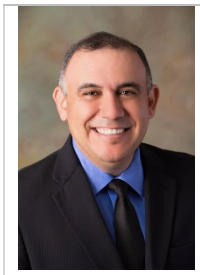
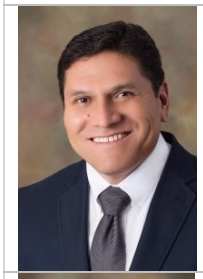
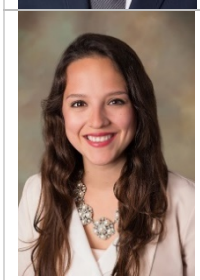
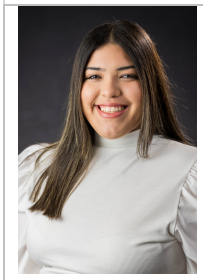


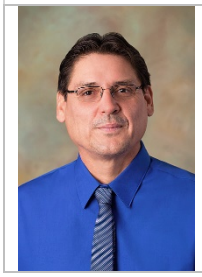
Section C

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

SECTION C
TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Submit resumes summarizing qualifications and experience of project manager, key staff and any support staff likely to be assigned to the work. Below Terracon proudly presents our Pharr Management Team. Resumes are attached at the end of this section.

<table>
<tr>
<td></td>
<td>Jorge A. Flores, P.G.,
Senior Principal
Office Manager
jorge.flores@terracon.com
Office: 956.588.2475
Mobile: 956.245.2319
20 years with Terracon</td>
<td></td>
<td>Alfonso A. Soto, P. E., D. GE,
F. ASCE, Senior Principal
Geotechnical & Materials Department Manager
alfonso.soto@terracon.com
Office: 956.588.2480
Mobile: 956.884.3582
22 years with Terracon</td>
</tr>
<tr>
<td></td>
<td>Martin Reyes
Geotechnical Group Manager
martin.reyes@terracon.com
Office: 956.588.2481
Mobile: 956.285.0557
22 years with Terracon</td>
<td></td>
<td>Sam Mustapha Rahmaninezhad, Ph.D.,
A.M.ASCE
Geotechnical Project Manager
Mustapha.Rahmaninezhad@terracon.com
Office: 956.283.8254
Mobile: 785.393.8801
5 years with Terracon</td>
</tr>
<tr>
<td></td>
<td>Stephany Chacón, E.I.T.
Geotechnical Project Manager
stephany.chacon@terracon.com
Office: 956.588.2479
Mobile: 956.451.2693
10 years with Terracon</td>
<td></td>
<td>Ashley Alanis
Geotechnical Staff Engineer
stephany.chacon@terracon.com
Office: 956.588.2484
Mobile: 956.588.2484
2 years with Terracon</td>
</tr>
<tr>
<td></td>
<td>Samantha Leal
Engineering Assistant
samantha.leal@terracon.com
Office: 956.588.2485
1 year with Terracon</td>
<td></td>
<td>Hector Escalante,
Graduate Engineer
Field Engineer
hector.escalante@terracon.com
Mobile: 956.900.2700
3 years with Terracon</td>
</tr>
</table>

	**Guadalupe (Lupe) Leal,** **Senior Associate** Materials Department Manager lupe.leal@terracon.com Office: 956.588.2474 Mobile: 956.535.0635 18 years with Terracon		**Jorge L. Perez, Graduate Engineer** Materials Group Manager jorge.perez@terracon.com Office: 956.904.5312 Mobile: 956.404.5752 5 years with Terracon
	**Dariana Sagastegui,** **Graduate Engineer** Assistant Materials Project Manager dariana.sagastegui@terracon.com Office: 956.588.2486 Mobile: 956.331.3518 3 years with Terracon		**Nestor Alvarado,** **Graduate Engineer** Assistant Materials Project Manager nestor.alvarado@terracon.com Office: 956.588.8243 Mobile: 956.789.1424 4 years with Terracon
	**George Flores, Jr.** Field Technician Supervisor george.flores@terracon.com Office: 956.588.2492 Mobile: 956.283.6340 16 years with Terracon		**Eloy Palacios, Graduate Geologist,** **Senior Associate** Environmental Department Manager eloy.palacios@terracon.com Office: 956.588.2476 Mobile: 956.466.7769 18 years with Terracon

Alfonso A. Soto, P. E., D. GE, F. ASCE will serve as the Project Manager and Project Engineer. He will be the primary technical contact for the City of Edinburg and will be responsible for resolving quality of service issues and will provide overall direction, management and oversight of all Terracon services for this project.

Mr. Soto's early project activities will include a review of the project plans and specifications to obtain an understanding of the proposed construction, as well as coordination with the City of Edinburg concerning project processes including project authorities, scope of services, schedule, budget and communication processes.

During this phase, Mr. Soto will also attend preconstruction meetings with the Design Team and Contractors to meet project personnel, gather additional information about the project and to answer any questions concerning project conditions and project testing and inspection procedures.

At the start of construction, qualified Project Technicians will be assigned to the project to support the field testing and inspection phase of the project. We anticipate using the services of technicians who have the appropriate certifications as outlined in the City of Edinburg Scope of Services.

While on site during construction, the Technicians will be available to communicate directly with the City of Edinburg Representative, and will communicate frequently with Mr. Soto concerning the status

of the project and testing results via the company-owned Blackberry Bold ™ cell phones. Mr. Soto will be responsible for keeping the City of Edinburg's Representative apprised of the current status of the testing and inspection associated with the project and, as part of our quality assurance process, and he will be responsible for obtaining the appropriate level of internal review of the testing reports and documentation developed in the field.

Proprietary Construction Materials Management Software

For management of the project, Terracon uses our automated Construction Materials Engineering Laboratory Management System™ (CMELMS). This management system is focused on four major goals related to the construction materials testing services:

- Make all parties fully aware of our scope and role on the project so that none of the required materials testing services are overlooked or ignored.
- Establish an effective process for the rapid transfer of construction observation and material test results.
- Incorporate and maintain a tracking system for material performance, report distribution, and identification and clearance of non-conformance items.
- Communicate regularly with our client on test results and findings as well as budget and cost status in order for the project to be both technically and financially successful.

Mr. Soto will meet with the Project Team prior to the start of construction and review the construction materials testing requirements. This meeting will highlight the overall testing requirements for the project. It will allow the project team to define and discuss items that are of a critical nature so that special attention can be paid and prevent such items from negatively impacting the schedule or construction quality.

Once the project begins, Terracon will utilize our automated CMELMS software program. This allows us to achieve better communication, more consistency, and faster turnaround of reporting on the project. Test data, observations, and other information are easily entered into the system and reports are generated. The program automatically tracks all reports, provides immediate availability of test results, and, in addition, the statistical performance of all concrete mixes being utilized on a project can also be monitored.

The CMELMS software can produce electronic or paper copies of reports for distribution. Reports can be distributed via traditional mail, electronic mail and/or Internet web pages can be established where our reports will be posted. The program will also track our project budget on a daily basis and produce real-time budget reports and invoices for services provided.

Materials Expertise

Terracon and our designated team members are capable of providing a wide variety of materials testing and consulting services. Some of these services include welding procedure review and welder

performance qualification testing, pipe weld non-destructive testing, inspection of structural steel metal framing, floor flatness and levelness testing, in-place temperature monitoring, moisture vapor emission testing, roofing inspection, coatings inspection and mil thickness verification, non-destructive testing of hardened concrete, concrete and asphalt coring and materials engineering, specialized testing of asphalt products and flexible base materials, and various forensic evaluations of concrete, asphalt, structural steel, and pipe. Our ability to provide such specialized services make Terracon the most versatile and capable consulting firm in the Rio Grande Valley.

Deficiency Log

Through our CMELMS program, we have the capability to efficiently track and develop a listing of our tests and observations that are not in compliance with the approved plans and specifications for the project. This deficiency log is maintained throughout the project and serves as a valuable tool that can be used to track deficiencies until they are resolved. Maintenance and distribution of a deficiency log serves to notify the responsible parties that deficiencies were noted and corrective action is required. This reduces the risk of uncorrected deficiencies affecting the construction.


American Association of State Highway and Transportation Officials
AASHTO Accreditation Program Certificate of Accreditation
This is to signify that
Terracon Consultants Inc.
in
Pharr, Texas
has demonstrated proficiency for the testing of construction materials and has conformed to the minimum requirements established in AASHTO R 18 set forth by the AASHTO Highway Subcommittee on Materials (HSOM).
The scope of accreditation can be viewed on the AAP Directory of Accredited Laboratories on www.amrl.net.
Bud Wright, Executive Director
Moe Jamhidi, AASHTO HSOM Chair
AASHTO THE VOICE OF TRANSPORTATION
AAP AASHTO R18

Our Pharr office is fully equipped to perform field and laboratory testing of soils, concrete and asphalt- the **Terracon Pharr Laboratory is accredited by AASHTO Materials Reference Laboratory (AMRL) in Soils and Aggregates**.

Our engineering and technical staff are qualified and trained to perform the geotechnical and construction material engineering and testing services listed in the RFQ. Terracon can deliver the items and data being requested in the RFQ scope of services. The following is a general breakdown of the Pharr office personnel.

Licensed Texas Engineer (P.E.)	1	Assistant Materials Project Manager	2
Engineer-in-Training (E.I.T.)	2	Logger	1
Licensed Texas Geologist (P.G.)	1	Lab Manager	1
Graduate Engineer	3	Engineering Technicians	17
Geologist/Asbestos & Mold Consultant	1	Administrative Manager	1
Environmental Scientist	4	Client Development Manager	1
Environmental Technician	1	Receptionist/Secretary	1
CMT Dispatcher	1		
CMT Project Managers	3	**TOTAL**	**41**

Most of our employees are cross trained for maximum efficiency. For example, our logger is also a CMT technician and our asbestos project manager an air monitoring technician. *One of our CMT PMs is also a Graduate Engineer-we have 2 full time CMT PMs.

The Prime Contact for our *Team* for the entire project will be **Jorge A. Flores, P.G.** who will serve as the Client Manager for all projects. When the City of Edinburg assigns a project to Terracon, Mr. Flores will be involved in contract negotiations.

Alfonso A. Soto, P. E., D. GE, F. ASCE, Senior Geotechnical and Construction Materials Testing Engineer will serve as the Senior Project Manager. He will be the primary technical contact for the City of Edinburg and will be responsible for resolving quality of service issues and will provide overall direction, management and oversight of all Terracon services for this project. **Mr. Soto has received his Diplomate, Geotechnical Engineering (D.GE) certification.** This professional certification is offered through the Academy of Geo-Professionals and ensures that geotechnical engineers have specialized knowledge and skills in their field of practice. **He is also a Fellow of the American Society of Civil Engineers (ASCE).** Through civil engineering ASCE Fellows have made significant contributions and developed creative solutions that change lives around the world. It is a prestigious honor held by fewer than 4 percent of ASCE members.



Mr. Soto's early project activities will include a review of the project plans and specifications to obtain an understanding of the proposed construction, as well as coordination with the City of Edinburg concerning project processes including project authorities, scope of services, schedule, budget and communication processes. During this phase, Mr. Soto will also attend preconstruction meetings with the Design Team and Contractors to meet project personnel, gather additional information about the project and to answer any questions concerning project conditions and project testing and inspection procedures. At the start of construction, qualified Project Technicians will be assigned to the project to support the field testing and inspection phase of the project. We anticipate using the services of technicians who have the appropriate certifications as outlined in the City of Edinburg Scope of Services. While on site during construction, the Technicians will be available to communicate directly with the City of Edinburg Representative, and will communicate frequently with Mr. Soto concerning the status of the project and testing results via the company-owned smart phones and laptops. Mr. Soto will be responsible for keeping the City of Edinburg's Representative apprised of the current status of the testing and inspection associated with the project and, as part of our quality assurance process, and he will be responsible for obtaining the appropriate level of internal review of the testing reports and documentation developed in the field.

Chuck A. Gregory, P.E., Senior Principal/Vice President/Regional Manager of Terracon, will be an In-House Consultant to the project. His duties will involve technical and administrative input including proposal review and contract negotiations. He will provide assistance and direction on technical design issues that may arise. Mr. Gregory may also provide final technical review, to include signing and sealing of technical documents. *Mr. Gregory will be available during the duration of the project*. His chargeable time to the project will not exceed about 2 percent of the project time.

After the project is assigned to Terracon, Mr. Flores will transfer any geotechnical and construction material testing projects to Mr. Soto, who in turn may have one of the following Terracon Project Managers assist him:

- Martin Reyes, E.I.T. - Geotechnical Engineering
- Sam Mustapha Rahmaninezhad, Ph.D., A.M.ASCE- Geotechnical Engineering
- Stephany Chacon, E.I.T. - Geotechnical Engineering
- Samantha Leal – Geotechnical Engineering
- Guadalupe Leal - Construction Materials Testing
- Jorge Perez – Construction Materials Testing
- George Flores - Construction Materials Testing
- Dariana Sagastegui - Construction Materials Testing
- Nestor Alvarado – Construction Materials Testing

The Project Managers will supervise and coordinate the daily activities of the project for the Geotechnical Engineering and Construction Materials Engineering aspects of the project. They will engage any required subcontractors such as drillers or specialty testing requirements. They will perform technical analyses, technical review and project management. *These individuals will be available during the duration of each project*. Their chargeable time to each project will vary between 20 and 40 percent of the project time depending on the scope of each assignment.

Certified Technicians

Terracon's personnel are NICET, ACI, CWI and TxDOT certified with experience on many large construction materials testing projects in South Texas. Many of Terracon's professional and technical staff serve on the boards or regularly participate in organizations developed to improve the science of engineering testing and inspection such as the American Concrete Institute, ASTM, American Association of Laboratory Accreditation, ASCE Materials Section, the Texas Council of Engineering Laboratories and the National Institute of Certified Engineering Technicians.

JORGE A. FLORES, P.G.
OFFICE MANAGER/SENIOR PRINCIPAL

PROFESSIONAL EXPERIENCE

Mr. Flores is the office manager of Terracon's Pharr, Texas office and is responsible for supervising all geotechnical engineering, construction materials testing and environmental services in the Rio Grande Valley area. He also manages administrative, marketing and personnel development activities.

Mr. Flores has over twenty (20) years of professional experience. His project management experience includes directing environmental professional and staff level individuals in conducting due diligence environmental site assessments, developing site health and safety plans, conducting asbestos surveys, initial soil and ground water investigations, bioremediation and landfarm system operation, waste characterization, stormwater sampling, quality assurance and quality control validation, budget and project planning for clients, and risk assessments to assist clients potential risk at various types of sites.

Mr. Flores has extensive expertise in performing field activities for groundwater monitoring and sampling, preparing file logs for soil boring and installation of monitoring wells, providing field observation for UST removal projects, and sampling and characterizing unknown waste streams. In addition, he has conducted vapor monitoring during tank de-gassing, aquifer slug and pump tests, and environmental site assessments (ESAs) for property transactions to determine potential environmental risk and liability due to past and present conditions.

PROJECT EXPERIENCE

City of Edinburg
Mr. Flores has served as client represenative and office manager on all City of Edinburg projects.

Texas Commission on Environmental Quality (TCEQ)
Leaking Petroleum Storage Tank (LPST) – Texas
Project manager for numerous LPST retail fuel facility sites in Texas. Conducted site investigations, including soil boring, monitoring well and sparging point installtions; groundwater monitoring and sampling events; and product recovery, including regulator reporting.

TCEQ Texas Risk Reduction Program (TRRP) Investigations and Report Preparation – Texas
Project manager for numerous Formerly Used Defense Sites, including solid waste management units, Dona Ana and MacGregor missle ranges and retail dry cleaning facilities under the TRRP and Voluntary Cleanup Program. Soil boring installation included geoprobe, hollow-stem, solid-fligt, air rotary and mud-rotary drilling. Groundwater monitoring and sampling included hand-bailing, vacuum enhanced recovery and low-flow techniques.

Education
Bachelor of Arts, Geology, University of Texas, 1996

Registrations
Professional Geoscientist: Texas, No. 598
LPST Project Manager: Texas

Certifications
40-Hour OSHA HAZWOPER
8-Hour OSHA Hazwoper Refresher
OSHA Hazadous Waste Operation Site Supervisor;
OSHA Hazardous Materials Transportation Training;
OSHA HazardousCommunication Awareness;
Ergonomics Training;
PPE and Safety Trai ning,
Hydrogen Sufide Operations Management and Supervisor
First Aid & CPR

Affiliations
Texas Association of Professional Geoscientists (TAPG)
South Texas Geological Society (STGS)
Houston Geological Society (HGS)
South Texas American Concrete Institute (ACI)
Association of Civil Engineers (ASCE)
Association of Environmental & Engineering Geologists (AEG)
Pharr Rotary Club

Work History
Terracon Consultants, Inc., Principal / Office Manager 2005- present
Drash Consulting Engineers, Inc., a Terracon company, - Senior Project Geologist, 2004-2005
Malcolm Pirnie, Inc., Project Scientist, 2001-2004;
BNC Environmental Services, Inc., Project Manager, 1996-2001

ALFONSO A. SOTO, P.E., D.GE, F.ASCE

GEOTECHNICAL AND CONSTRUCTION MATERIALS DEPARTMENT MANAGER

PROFESSIONAL EXPERIENCE

Mr. Soto is a Senior Principal in the firm and the Department Manager of both Geotechnical Engineering and Construction Materials Engineering and Testing (CMET) services in the firm's Pharr office. He oversees the daily operations and technical aspects in these service lines. He is a Level 3 Authorized Project Reviewer (APR).

Alfonso has over 25 years of experience in geotechnical engineering investigation and design, construction materials testing, project management and inspection services. His expertise includes domestic and international projects in countries such as Mexico, several countries in Central and South America, and West Africa.

Alfonso's professional experience includes design and evaluation of foundation systems for several types of structures; design of new and rehabilitation of existing roadways; geotechnical evaluations of levee systems; energy projects such as power lines, power plants, substations, wind and solar farms, among others.

Alfonso has participated as a lead engineer in a wide variety of projects, including the following sectors: infrastructure, transportation, energy, industrial, commercial, and residential.

PROJECT EXPERIENCE

Wastewater Treatment Plant Expansion-Edinburg, TX

Mr. Soto was the lead geotechnical engineer and Senior CMT Project Manager during the improvements of a Wastewater Treatment Plant on M. Road and Chapin Road in Edinburg, Texas. The improvements included: Carrousel Building, Clarifiers, Post Aeration Building, Solids Building, Intermediate Effluent Lift Station and Sludge Transfer Building.

Regional Detention Pond-Edinburg, TX

Mr. Soto was the lead geotechnical engineer during the study to evaluate the subsurface water conditions and the soil classification at the Regional Detention Pond site on Chapin Street in Edinburg, Texas.

Solid Waste Management Facility-Edinburg, TX

Mr. Soto was the Senior CMT Project Manager during the construction of a new Solid Waste Management Facility in Edinburg, Texas. Seven structures are included in this project varying in plan area from approximately 3,000 to 25,000 square feet (sf). Terracon's involvement included providing field and laboratory quality control testing services for the duration of the project.

Education

Master of Engineering, Geotechnical Engineering, Texas A&M University, 1997

Bachelor of Science, Civil Engineering, 1991

Registrations

Professional Engineer: Texas, No. 94153
Colegio de Ingenieros de Venezuela, No. 80006

Certifications

14.1.1 *Soil Exploration*
14.2.1 *Geotech Testing*
14.3.1 *Transportation Foundation Studies*
14.4.1 *Building Foundation Studies*

Affiliations

American Society of Civil Engineers (ASCE)

National Society of Professional of Professional Engineers (NSPE) Texas Section (TSPE)

Sociedad Venezolana de Geotecnia

Awards & Recognitions

Outstanding Faculty Award – The University of Texas PanAmerican 2010

Professional Service to Student Award – ASCE Texas Section Spring 2012

Work History

Terracon Consultants Inc., Department Manager 2006 – Present
Senior Project Manager, 2001 – 2006

University of Texas PanAmerican (UTPA) Invited Lecturer 2009-10

ASV Laboratorios y Diseños de Ingenieria, s.c., Project Engineer, 1998–2001

Black & Veatch, LLC, Engineer III, 1997 –1998

Texas Transportation Institute (TTI), Staff Engineer, 1996-1997

ASV Laboratorios y Diseños de Ingenieria, s.c., Staff Engineer, 1991-1995

MARTIN REYES, E.I.T.
GEOTECHNICAL GROUP MANAGER

PROFESSIONAL EXPERIENCE
Martin Reyes has over 25 years of professional civil engineering experience with specialization and expertise in the technical areas of Geotechnical Engineering, Materials Engineering and Testing, Pavement Design, Foundation Design and basic surveying knowledge. His experience includes the evaluation of shallow and deep foundations; improvement of new and existing roadways, earthwork, shallow and deep foundation construction and observation, site paving, all phases of concreting, post-tensioning, structural masonry, and structural steel operations.

Mr. Reyes has been involved in materials engineering applications for the design and evaluation of experimental test sections; operation and supervision of plant operations; design and preparation of concrete mixes, asphalt testing, ready mix testing, aggregate testing, batch plant inspections, base and subgrade stabilization, sprayed-on-fireproofing evaluation, and drill pier foundation observation on major construction projects.

Martin's duties as a staff engineer and project manager have consisted of supervision/performance of geotechnical and construction observation and testing services during construction of numerous structures. Duties include, but not limited to assisting the field and laboratory technical staff in assignment of testing. Review of test results data and project coordination with the client, contractor and/or local, state and government agencies.

PROJECT EXPERIENCE

USMS Prison – Laredo, Texas
Provided geotechnical over site during subsurface exploration. Performed calculation for PVR, bearing capacity for shallow and deep foundation, building subgrade preparation and pavement design.

International Boulevard Extension – Laredo, Texas
Performed geotechnical investigation and provided pavement design recommendations in accordance to the City of Laredo standards.

Laredo Community College 2nd Campus – Laredo, Texas
Served as a project manager for a subsurface soil and groundwater investigation at a 50-acre site. The construction consisted of 7 buildings for a total of 600,000 square feet of plan area. Geotechnical investigation included drilling operation, subsurface water monitoring, performing engineering calculations with regard to bearing capacity of existing soil, reduction of soil movements at the site and provided recommendations for shallow foundation system and pavements.

Education
Instituto Tecnologico de Nuevo Laredo, Tam., Mexico
B.S. in Civil Engineering, 1988

Registrations
Currently seeking Texas P.E. registration

Certifications
Passed Fundamentals of Engineering Exam in 2002;

Nuclear Gauge Safety Training Class on April 8, 1995;

Radiation Safety Officer Training Class on August 7, 2004;

DOT Basic HazMat Training Class on January 13, 2009.

Work History
Terracon Consultants, Inc., April 2015 – present in Pharr, TX.

Terracon Consultants, Inc., May 2010 – April 2015 in Laredo, TX.

Drash/Terracon, September 2001 – September 2007 in Laredo, TX.

Trinity Testing Labs, Inc. June 1995 – September 2001 in Laredo, TX.

Anderson Consultants, Inc. 1993 – June 1995 in Laredo, TX.

STEPHANY CHACÓN, E.I.T.
GEOTECHNICAL SPECIALIST

PROFESSIONAL EXPERIENCE
Mrs. Chacón is a Geotechnical Specialist in the firm's Pharr office. Her training includes geotechnical design, site investigation and subsurface exploration for public works, educational, commercial and residential projects.
Stephany's experience includes performing geotechnical investigations to recommend foundation systems for various types of facilities. These structures have been supported on mats, slabs-on-grade, spread footings piles, and drilled piers. These facilities generally require recommendations for site preparation including grading/leveling the site, pavements for parking and driveways, and expansive soil evaluations. Stephany has also performed the geotechnical investigations for street and drainage projects to provide soil recommendations for roadways, pavements and utility lines.

PROJECT EXPERIENCE

UT System -South Texas Medical Academic, Edinburg, TX
Performed a geotechnical engineering study for the construction of the new South Texas Medical Academic Building located within the grounds of The University of Texas Pan American. The project includes the construction of a three-story and a single-story academic buildings supported on deep foundations and associated pavements/parking areas.

Edinburg Consolidated Independents School District - LBJ Elementary Gym Improvements, Edinburg, TX
Performed a geotechnical engineering study for the additions to the existing LBJ Elementary Gymnasium.

State Highway 365 (SH-365) – Hidalgo County, Texas
Mrs. Chacón was the assistant geotechnical engineer during a geotechnical investigation and provided foundation design recommendations for the proposed SH 365 - Segment 1 to be located in Hidalgo County, Texas. This 7.5-mile highway will include several bridge and retaining wall structures as well as the relocation of two existing levees. Terracon provided minimum recommendations required to satisfy sliding, overturning, bearing capacity and global stability for the Mechanically Stabilized Earth (MSE) walls. We also conducted seepage, levee global stability and settlement analysis for the proposed levees.

Martinal – FM 511 Waterline Loop, Brownsville, TX
Performed a geotechnical engineering study for the installation of pipelines along and across existing roads and canals within the limits of the City of Brownsville.

City of Pharr -Pharr/Reynosa Bridge Lane Expansion-Pharr, TX
Performed a geotechnical engineering study for the Pharr-Reynosa Bridge Lane Expansion. The project includes the lane expansion of the Pharr-Reynosa International Bridge.

Education
Bachelor of Science, Civil Engineering, UTRGV

Registrations
Engineer In Training: Texas, No. 50907

Affiliations
American Society of Civil Engineers (ASCE)

Work History
Terracon Consultants Inc., Geotechnical Specialist 2013 – Present

South Texas College, Tutor 2012 - 2013

SAM MUSTAPHA RAHMANINEZHAD, PH.D., A.M.ASCE

GEOTECHNICAL PROJECT MANAGER

PROFESSIONAL EXPERIENCE

Mr. Rahmaninezhad is a full-time senior geotechnical engineer in Terracon's Pharr, Texas, office.

Sam assists in developing the scope of work, cost estimate, schedule, and specifications for routine geotechnical engineering projects; analyzes field and laboratory data, perform engineering calculations, and prepare geotechnical engineering reports to provide foundation and pavement design recommendations for the project elements.

Sam supervises geotechnical field staff including graduate/field engineers, engineering technicians, exploration teams, laboratory staffs and other support personnel and works under the supervision of a Professional Engineer.

PROJECT EXPERIENCE

API 650 Tanks - Winker County, Texas

Mr. Rahmaninezhad was project manager during the geotechnical exploration for two proposed new tanks at Marathon Petroleum facility located at 7405 County Road 201 in Winkler County, TX. The project site is an existing tank farm. Two new storage tanks are going to be added to this facility. The new tanks will be 190 feet in diameter and 50 feet in height. We minimized the difretional settlement for these thanks.

West Hillmont Road Pavement Evaluation - Odessa, Texas

Mr. Rahmaninezhad was project manager for the West Hillmont Road. It is an asphalt-paved road constructed early in 2019. Terracon conducted a pavement component evaluation. We found the distresses observed on the asphalt pavement were caused by the asphalt mixture including asphalt content, aggregate gradation and asphalt density does not meet Ector County road pavement requirements, and the absence of base material in the asphalt pavement component.

The Shops at Sherwood – San Angelo, Texas

Mr. Rahmaninezhad was project manager during the geotechnical exploration that has been completed for the Shops at Sherwood that is located 5749 Sherwood Way in San Angelo, Texas. The area of the site is 35.04 acre. The site is not developed. The entire site is covered with mesquite trees and other shrubs.

Education

Ph.D., Civil Engineering, University of Kansas, 2019

Ph.D., Civil Engineering, Iran University of Science and Technology, 2013

M.Sc., Civil Engineering, Tarbiat Modares University, 2009

B.Sc, Civil Engineering, Shahrood University of Technology, 2006

Certifications

Teaching Competency Certificate from Tarbiat Modares University

Affiliations

American Society of Civil Engineers
International Geosynthetic Society

Honors and Awards

Sweet-Sixteen High-Value Research Project Award

Practice Ready Paper Award

Geosynthetic Institute (GSI) Fellowship, 2018

The Outstanding Researchers Award Nomination

Receiving Ph.D. Degree with Honors, 2019

Work History

Terracon Consultants, Inc., Geotechnical Engineer, 2019-Present

University of Kansas, Research Assistant, 2013-2019

GUADALUPE (LUPE) LEAL

CONSTRUCTION MATERIALS TESTING DEPARTMENT MANAGER

PROFESSIONAL EXPERIENCE

Guadalupe Leal is a Project Manager in the CME division, with more than 22 years experience in quality control testing and inspection services for the engineering, manufacturing, and construction industry. Guadalupe is employed in Terracon's Pharr office. As a Project Manager, Guadalupe is responsible for recording data and preparing a daily report of his tests and activities. Guadalupe is also involved with overseeing and the training of our engineering technicians. Guadalupe is familiar with the standards and procedures on field and laboratory testing, inspection, and reporting published by AASHTO (Association of American State and Highway Transportation Officials), ASTM (Association of Soil and Testing Materials), and TXDOT (Texas Department of Transportation). Guadalupe performs his quality control testing and inspections on projects for the private, commercial and government sectors.

PROJECT EXPERIENCE

Solid Waste Management Facility-Edinburg, TX

Mr. Leal was the Construction Materials Testing Project Manager during the construction of a new Solid Waste Management Facility located near the intersection of Redbird and Jasman Street in Edinburg, Texas. Seven structures are included in this project varying in plan area from approximately 3,000 to 25,000 square feet (sf). Terracon's involvement included providing field and laboratory quality control testing services for the duration of the project.

South Middle School Traffic and Circulation Improvements -Edinburg, TX

Mr. Leal was the Construction Materials Testing Project Manager during the improvements on the parking lot located at South Middle School in Edinburg, Texas. Terracon's involvement included providing the field and laboratory quality control testing for the duration of the project.

City of McAllen-City of McAllen, TX

Project manager on all construction materials testing for the City of McAllen including, but not limited to, South Texas College West, Village Center Subdivision, Taylor Commercial Point Subdivision, Palms Tower, Live Oak Subdivision, and currently Citrus Grove, Charlie's Freedom Station, Asian Garden, Sam's and Valencia Market Place

Sapphire Condos & Parking Garage-South Padre Island, TX

Mr. Leal was the Construction Materials Testing Project Manager during the construction of two, 32-story residential condominium towers, a three-level parking structure, bungalow units, and other amenities that include a swimming pool, terrace retaining walls, and general parking areas.

Education

UTRGV, Bachelor of Science Civil Engineering, Fall 2023

Certifications

Radiation Safety and Nuclear Gauge Training
Texas Department of Transportation Level 1A
Texas Department of Transportation Level 1B
PTI Level I and II
NICET Level 1 Soils
NICET Level 1 Asphalt
NICET Level 1 Concrete
Floor Flatness – F – Number Measurement

Work History

Terracon Consultants, Inc., Project Manager 2006- present

Transit, Plant Manager, 2003-2006

SouthTex Concrete; Plant Manager 1991-2003

JORGE L. PEREZ

CONSTRUCTION MATERIALS TESTING GROUP MANAGER

PROFESSIONAL EXPERIENCE

Jorge L. Perez is a Project Manager in Terracon's Pharr office CME division with more than 15 years' experience in quality control testing and inspection services for the engineering, manufacturing, and construction industry. As a Project Manager, Jorge is responsible for providing engineering support, manage a variety of projects, and supervise operations for field and laboratory testing of soils, concrete, asphaltic concrete, and steel. Jorge is also responsible in directing critical maintenance of testing equipment calibration and operation. Jorge also has 4 years' experience in geotechnical engineering and have performed geotechnical and facilities investigations and report preparation, as well as foundation and pavement design under the guidance of senior professional engineers. Jorge has worked in a variety of settings throughout the industry giving him well-rounded experience and his work contributes to success in helping clients select appropriate means and methods for achieving their project objectives.

Education

B.S. Civil Engineering
Texas A&M University, Kingsville
2007

Certifications

Radiation Safety and Nuclear Gauge Training
Radiation Safety Officer

Work History

Terracon Consultants, Inc., Project Manager 2019- present

Raba Kistner, Inc., CME Supervisor, 2008-2019

Researcher and Lab Assistant Center of Research Excellence in Science and Technology-Research of Environmental Sustainability of Semi-Arid Coast Areas (CREST-RESSACA) 2006-2007

Engineer Tech II
Texas Department of Transportation
2007-2007

Professional Memberships

American Society of Civil Engineers (ASCE), Member

South Texas College Advisory Committee for CADD-Civil Drafting, Member

PROJECT EXPERIENCE

City of Edinburg - Tule Recreation Center
Mr. Perez was the Construction Materials Testing Manager during construction of an approximately 28,000sf metal frame building with CMU exterior, 60,000sf of asphaltic pavements and related utilities and drainage improvements.

City of Edinburg - Lull Subdivision Improvements
Mr. Perez was the Construction Materials Testing Manager during the construction of the demolition and reconstruction of approximately 17,700LF of asphaltic pavement, including preparation of the subgrade and flexible base. 52,000sf of concrete driveways impacted will also be reconstructed and tested along with curb & gutters, and inlets. Sidewalk testing is included as an alternate.

City of Edinburg - Las Encinitas Subdivision Phase II
Mr. Perez was the Construction Materials Testing Manager during the construction of a new subdivision that include roadways and related subdivision facilities.

City of Edinburg - Las Rogers Coves Phase A
Mr. Perez was the Construction Materials Testing Manager during the construction of a new subdivision that include roadways and related subdivision facilities.

City of Edinburg - Russell Subdivision Park Subdivision Phase III & IV
Mr. Perez was the Construction Materials Testing Manager during the construction of a new subdivision that includes roadways and related subdivision facilities.

City of Edinburg - Ensenada Estates Mr. Perez was the Construction Materials Testing Manager during the construction of anew subdivision that includes roadways and related subdivision facilities.

GEORGE FLORES
FIELD SUPERVISOR/PROJECT MANAGER

PROFESSIONAL EXPERIENCE

Mr. Flores provides varied field experience on projects in Texas and several other states. As the Pharr office's Drilling Coordinator and Materials Field Supervisor, Mr. Flores over 11 years of experience to Terracon.

Mr. Flores is an experienced engineering technician responsible for supervising drilling activities, Cone Penetrometer Tests (CPT), Seismic Cone Penetrometer Tests (SCPT), Field Vane Shear Tests (VST) and Flat-blade Dilatometer Tests (DMT) as well as perfroming some of these In-Situ Testing on jobsites throughout United States. He has completed more than 800 CPTs, 300-SCPTs, as well as over 80 DMTsand 4 VST's.

Education
Bachelor of Business, South Texas College, 2014

Licenses
Class B CDL-Commercial
O.S.H.A 30+10
Safety Course
American Red Cross First Aid
American Red Cross Adult CPR

Work History
Terracon - Engineering Technician, 2008-present

U.S. Army; McAllen, TX, Team Leader; Scope Truck Driver; 2006-2008

Pennant Services; Oilfield Technician; 2005-2006

PROJECT EXPERIENCE

U.S. Army Corps of Engineers – Illinios, Iowa, La Porte, Galveston, and South Texas

George provided CPT services for Corps of Engineers levees and Border Wall. He supervised two drilling crews in Fort Hancock and Fabens, Texas. He also supervised a drilling crew and served as Site Safety Officer in La Porte, and Galveston, Texas.

Remote Video Surveillance System (RVSS) Towers – South TX

George provided field service coordination for the geotechnical investigations of more than 80 surveillance and communication towers in various counties including Hidalgo, Starr, Cameron, Brooks, Kennedy, Willacy, and Webb Counties.

Arroyo Colorado Levee Projects – Hidalgo and Cameron Counties, Texas

George provided field service coordination and supervision for the geotechnical investigations to determine levee compliance with U.S. Army Corp of Engineers design standards including performing in-situ testing.

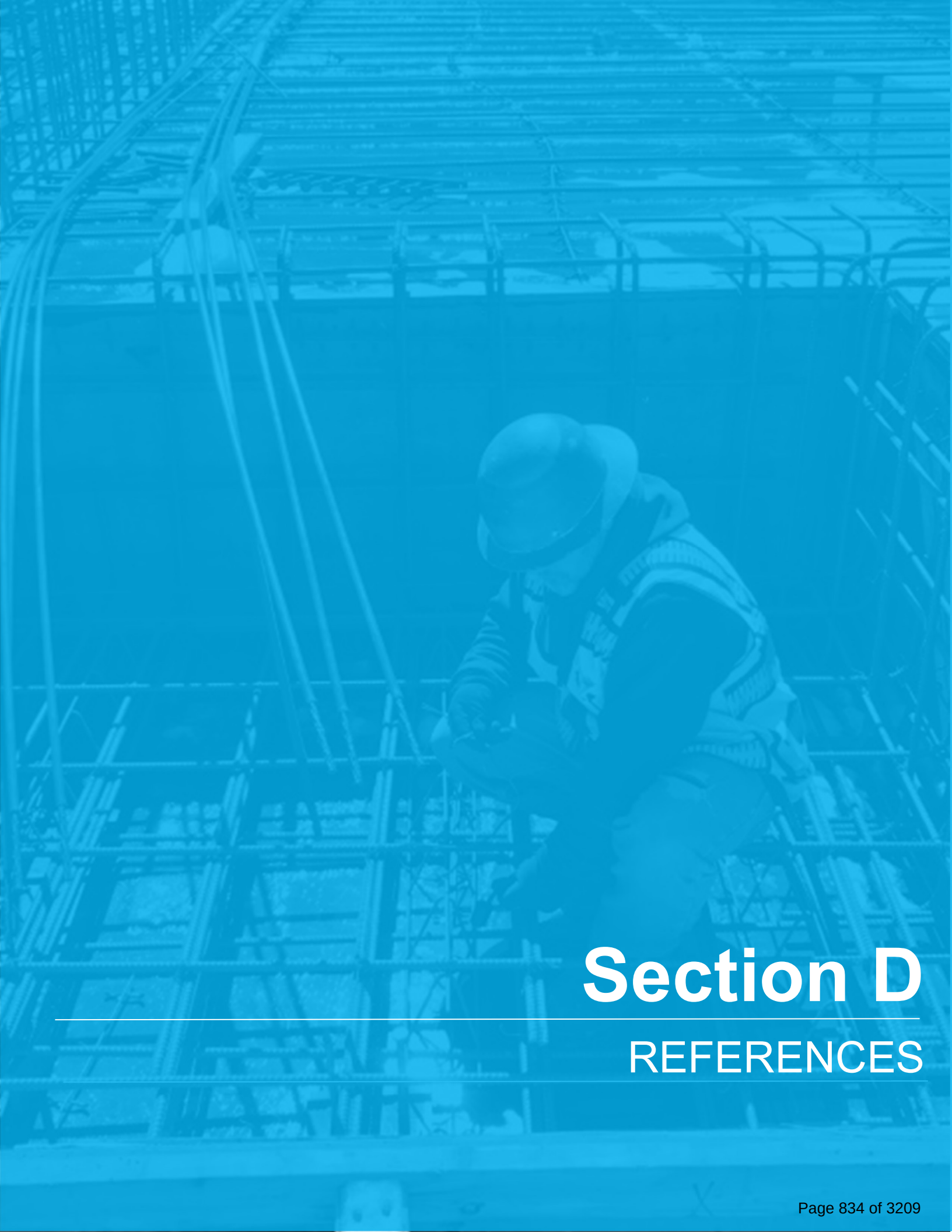
Protective Fence-Upper Rio Grande Valley, Texas

George provided field service coordination for the geotechnical investigations for the construction of sections of a pedestrian/aesthetic fence in various locations in the lower Rio Grande Valley, Texas.

American Electric Power (AEP)

George provided supervision and coordination services for several transmission line projects in south Texas, along with CPT services in Gila and Port Aransas Substations in Corpus Christi and Port Aransas Texas.

- Supervised drilling crew and Site Safety Officer in Gila,Pelican,Luguna,and Port Aransas Substaions.
- Supervised drilling crew and Site Safety Officer in Loma Alta and Union Carbide Substations in Brownsville, Texas.
- Supervised drilling crew and Site Safety Officer at Oleander Substation in Harlingen, Texas.



Section D

REFERENCES

SECTION D
REFERENCES

Provide at least three references (names and current phone numbers) from recent work and list all past projects with the City of Edinburg for each team member. Include a brief description of the projects associated with the reference, and the role of the individual.

Terracon prides itself on its relationships with clients in the City of Edinburg and throughout the Valley, please feel free to contact our references. Please refer to Section 2 for project descriptions associated with these references.

Mr. Mardoqueo Hinojosa, P.E.
City of Edinburg
415 W. University Drive
Edinburg, Texas 78540
(956) 388-8955
mhinojosa@cityofedinburg.com

Mr. Eduardo Mendoza, P.E.
City of McAllen
1300 Houston Avenue
McAllen, Texas 78501
(956) 681-1151
edmendoza@mcallen.net

Mr. Doroteo Garcia, P.E.
City of Brownsville
404 E. Washington Street
Brownsville, Texas 78520
(956) 541-1012
(956) 542-7843 Fax
doro@cob.us

In addition, please see reference letter from Zef Mendoza, Jr., Construction Manager for City of McAllen.

To Whom It May Concern:

Please accept this letter as my professional recommendation of Terracon Consultants, Inc. Terracon has been proving services to City of McAllen since 2009. These have included geotechnical engineering and materials testing among other services. Their performance has exceeded our expectations. Their staff is professional, amicable, and easily approachable. Their high-quality services are performed promptly, their prices reasonable, and with complete transparency. It has been a true pleasure collaborating with them.

Therefore, I highly recommend Terracon Consultants, Inc. I have no doubt their services will add great value to your business endeavors. The City of Mc Allen has worked with the firm in the past and would gladly work with them again in the future.

Regards,

Zef Mendoza, Jr.
Construction Manager



Section E

INSURANCE

SECTION E
INSURANCE

Provide information on the types and amounts of insurance carried by the PSP, including General Liability, Auto Coverage, Worker's Compensation, and Professional Liability Coverage. A list of any insurance claims against the firm within the past 5 years.

Our firm maintains complete insurance coverage for commercial and professional liability. The firm's commercial, professional, automobile liability coverages are provided by Lockton Companies. Our Worker's Compensation and Automobile Insurance is provided through Liberty Mutual.

Commercial, Professional, Automobile and Workers Compensation Liability

Lockton Companies
444 W. 27th Street, Ste. 900
Kansas City, MO 64112-1906
(816) 960-9000

If selected as your consultant, our agents will forward the City of Edinburg completed copies of our insurance certificates.

Terracon is a large consulting engineering firm specializing primarily in geotechnical, environmental and construction materials engineering services. Like other firms who provide similar services, we are subject to periodic claims and litigation from time to time. Terracon carries a program of liability insurance to protect against claims arising from its services. Terracon has been very successful in defending itself against claims and in many of these cases, has been completely vindicated. In general, Terracon does not provide information on individual claims or litigation due to the confidentiality and sensitivity of this information. It is the opinion of Terracon senior management that no claim or litigation currently pending will have any effect on Terracon's ability to provide any required services or in any way affect the financial viability of the firm. Please contact Mike Yost at our corporate office for further information at 913-599-6886.



Section F

PROFESSIONAL SERVICE AGREEMENT

SECTION F

PROFESSIONAL SERVICES AGREEMENT

Provide a statement that the Professional Services Agreement has been read, that the firm will meet the prerequisite insurance requirements, and the firm, if selected, agrees to enter into such agreement.

Terracon agrees to the terms and conditions provided in the Professional Services Agreement. We will meet the pre-requisite insurance requirements with the exception that has previously been agreed upon with the City to delete the requirement for City Protective Liability insurance as we do not carry this type of policy and the City has agreed to this deletion in the past.



Section G

CONTACT INFORMATION

SECTION G
CONTACT INFORMATION

Each firm must submit the firms two (2) different contact information (Name, Title, Address, Phone Number, Mobile Number, and Email Address).



Jorge A. Flores, P.G.,
Senior Principal
Office Manager
jorge.flores@terracon.com
Office: 956.588.2475
Mobile: 956.245.2319



Alfonso A. Soto, P. E., D. GE, F. ASCE, Senior Principal
Geotechnical Department Manager
alfonso.soto@terracon.com
Office: 956.588.2480
Mobile: 956.884.3582

City of Edinburg

Geotechnical Engineering and Construction Materials Testing Services Rotation

RFQ 2024-6



Submitted To:

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)
RFQ No. 2024-6

Due: July 16, 2024 by 3:00PM

UES-Rio Grande Valley Office
11818 W. Business Hwy. 83, Unit 1
La Feria, TX 78559
956.201.4797
James Bauer, PE // jbauer@teamues.com

UES™
Formerly Rock Engineering

UES Professional Solutions 45, LLC
11818 W. Business Hwy. 83, Unit 1
La Feria, TX 78559
956.201.4797

July 16, 2024

Attention: Mardoqueo Hinojosa, City Engineer
415 W. University Drive, Edinburg, TX 78539
mhinojosa@cityofedinburg.com // 956.388.8211

RE: City of Edinburg // RFQ No. 2024-6 // Geotechnical Engineering and Construction Materials Testing Services Rotation

Mardoqueo and Selection Committee,

Bringing 26 years of municipal experience and supported by regional and national resources, UES Professional Solutions 45, LLC (UES) submits our qualifications to provide Geotechnical Engineering and Construction Materials Testing Services as part of the City's rotation. In addition to the information provided in this qualifications package, UES summarizes our advantages to serving the City below.

Commitment to Communication and Responsiveness: UES proposes Karl Crenwelge, PE, CMT Manager as your main dedicated point of contact for construction materials testing services and Rockford Miller, EIT for geotechnical engineering, with James Bauer, PE, appointed as an additional contact for the City of Edinburg as oversight and review for the City of Edinburg. **James is authorized to obligate UES contractually.** Rockford Miller, EIT, lives in the Rio Grande Valley local to the City of Edinburg. He and Joseph Dacus, lead technician, will help Karl steward this contract from execution to project closeout. The City can count on this team to deliver exceptional results for this project.

Local Growth, Knowledge, and Experience: UES has a new local office and laboratory with local representation living in the Rio Grande Valley area. Although newer to the area, we have serviced work in RGV and understand the unique challenges that typically arise in the City of Edinburg. Comprehension and experience with local regulations, codes, and climate will allow us to provide customized solutions that meet your needs.

Expanded Resources: Rock Engineering joined the Universal Engineering Sciences® (UES) family of companies in July 2022, joining Alpha Testing, LLC and Riner Engineering in the UES Texas Region. With additional technicians statewide, backed by a national team of 4,000, we can commit the personnel and resources proposed in this document for the duration of the project without disrupting service to our current projects.

No formal addenda was issued, but there was one question and answer, which we acknowledge and have tailored our submittal to reflect where necessary.

This qualifications package further demonstrates our ability to provide quality service and the required level of expertise to the City of Edinburg. We are excited to build a partnership with the City and we welcome the opportunity to discuss how we can provide tangible specific to this project.

Sincerely,
UES Professional Solutions 45, LLC

James Bauer, PE, Branch Manager
p. 956.201.4797 // f. 361.883.4711 // jbauer@teamues.com
11818 W. Bus. Hwy. 83, Unit 1, La Feria, TX 78559

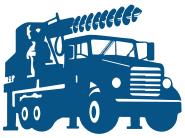
FIRM OVERVIEW

BRIEF HISTORY

UES Professional Solutions 45, LLC (UES). formerly Rock Engineering and Testing Laboratory, LLC, was founded in 1998 with **two guiding principles: doing things the right way and taking care of clients.** What started as a three-person operation in Corpus Christi, TX has grown to a team of 145, with additional offices in San Antonio (opened in 2005), Round Rock (opened in 2015), and Rio Grande Valley (opened in 2024). We are a registered State of Texas Engineering Firm (#2101), with laboratories holding AASHTO accreditation, USACE validation, and TxDOT laboratory certifications. UES also holds TxDOT pre-certifications in the Materials Testing and Inspection and Geotechnical Engineering categories.

At UES, we are experts in the areas of environmental and earth sciences, sustainable infrastructure solutions, and geophysical technologies. Our nationwide network of nearly 4,000 engineers and technical professionals identify and solve complex engineering and construction challenges by providing personalized engineering, environmental, testing and inspection services. We strive to serve as trusted partners, providing our clients with innovative, technology-based solutions.

Core Services



Geotechnical Engineering

UES provides geotechnical drilling, laboratory, and engineering services from each of our offices, including company-owned geotechnical drill rigs with TxDOT cone penetrometer capabilities. Services include subsurface exploration, laboratory analysis, and engineering design recommendations, provided by TxDOT pre-certified engineers.



Construction Materials Engineering and Testing

Our in-house trained ACI, NICET, and TxDOT certified engineering technicians perform testing in accordance with the latest ASTM and TxDOT procedures. Our laboratory, equipment and staff have been inspected by CCRL (concrete) and AMRL (soil) as part of the AASHTO Accreditation program and has been certified by the Army Corps of Engineers and TxDOT. We also regularly participate in the AASHTO Sample Proficiency Program. All operations are conducted under the direct supervision of a licensed Professional Engineer.



Environmental Services

UES provides full-service consulting from property acquisition to remediation of existing environmental concerns. Services include: due diligence – Phase I ESA, Phase II ESA, remediation and industrial hygiene – asbestos services, lead-based paint, mold, and indoor air quality.



Geophysical Technologies (Virtual Design Consulting)

We provide Geophysical Technologies focused on Ground Penetrating Radar (GPR), Subsurface Information Modeling (SIM), Utility Mapping (SUM), and Utility Engineering (SUE). In addition to an accurate electronic representation of utilities, SIM may also include points of interest like depth to bedrock, unsuitable soils, and underground storage tanks.

Relevant Experience to the City of Edinburg

Hidalgo County, Enbridge 30” Pipeline Replacement - Edinburg, TX

Client Contact: Jeffrey M. Scholl, PE // 918.747.9945

Key Personnel: Mark Rock, PE

Scope of Work: Geotechnical Engineering and Construction Materials Testing



PROJECT DESCRIPTION

UES provided a subsurface investigation, laboratory testing program, and provisions of our geotechnical findings for the 3,300 ft long Enbridge 30” Pipeline Replacement Project Line 16 located in Hidalgo County. This project consisted of evaluating soil and groundwater conditions at the site and providing geotechnical findings at the boring locations. Five (5) borings were performed at this site for the purpose of providing geotechnical information and obtaining disturbed split spoon samples and relatively undisturbed Shelby tube samples. Field tests and observations for this project included standard penetration tests (SPT), water level observations, and ground surface investigations.

At the time of this project, we did not have anyone based in the RGV area. Thus, to minimize costs, we did as much prework as we could, utilized subs, and stacked work in one to two trips when we sent a representative to the site.

City of Corpus Christi, Geotechnical Engineering and Construction Materials Engineering Master Services Agreement - Corpus Christi, TX

Client Contact: Jeffrey Edmonds, PE // 361.826.3500

Key Personnel: James Bauer, PE // Rockford Miller, EIT // Karl Crenwelge, PE // Joseph Dacus

Scope of Work: Geotechnical Engineering and Construction Materials Testing



PROJECT DESCRIPTION

UES is one of two engineering laboratories currently awarded a Master Services Agreement with the City of Corpus Christi. Various task orders are assigned throughout the Contract for Bond Projects or Capital Improvement Projects to conduct Geotechnical Engineering and Construction Materials Engineering services. UES has maintained a timely response without exceeding project budgets. The contract value for this contract is $1,000,000.00.

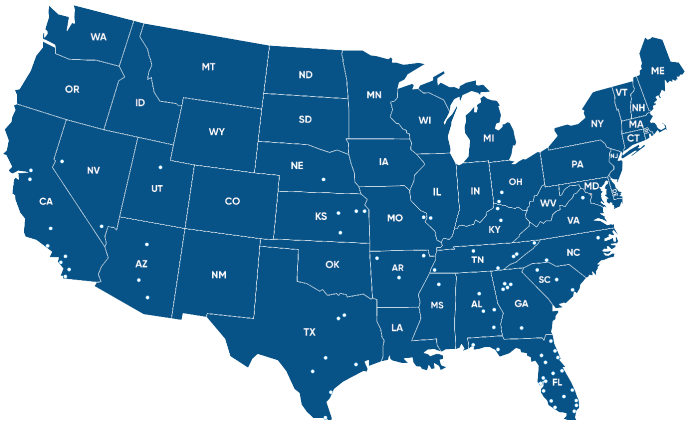
Additional Experience with Municipalities

In addition to the project experience and municipality relationships listed in this package. We have also provided services for projects of varying size and scope to the following municipal clients.

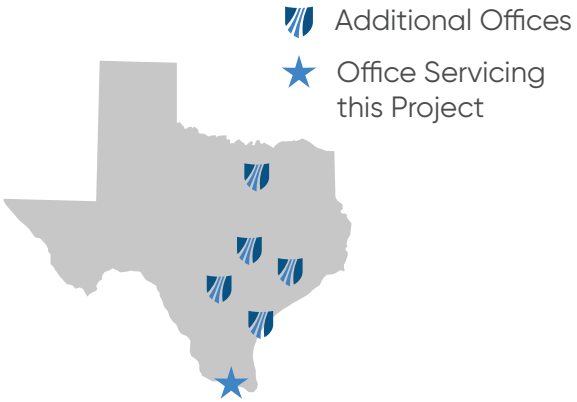
- Aransas County
- Bee County
- Bexar County
- City of Austin
- City of Boerne
- City of Cedar Park
- City of Ingleside
- City of Ingram
- City of Junction
- City of Killeen
- City of Kingsville
- City of New Braunfels
- City of Pflugerville
- City of Port Aransas
- City of Portland
- City of Round Rock
- City of San Antonio
- Comal County
- Hidalgo County
- Port of Brownsville
- Port of Harlingen
- San Antonio Water System (SAWS)
- Williamson County

Office Locations

UES provides services from our offices in **Rio Grande Valley**, Corpus Christi, San Antonio and Round Rock. In addition, we can call on additional resources from our sister UES companies across the country, including UES 44 and UES 63, also located in the Texas Region.



All UES offices including legacy companies like UES 45, UES 44, and UES 63.



Texas Region location consisting of UES 45, UES 44 and UES 63.

UES 45 Offices

Rio Grande Valley
11818 W. Bus. Hwy. 83, Unit 1
La Feria, TX 78559
956.201.4797

Corpus Christi
6817 Leopard Street
Corpus Christi, TX, 78409
361.883.4555

Round Rock
7 Roundville Lane
Round Rock, TX, 78664
512.284.8022

San Antonio
10856 Vandale
San Antonio, TX, 78216
210.495.8000



Stability and References

City of Corpus Christi
Jeffrey Edmonds, PE
Director of Capital Programs
361.826.3500
jeffreye@cctexas.com
Brief Description: Geotechnical Engineering and Construction Materials Testing Services

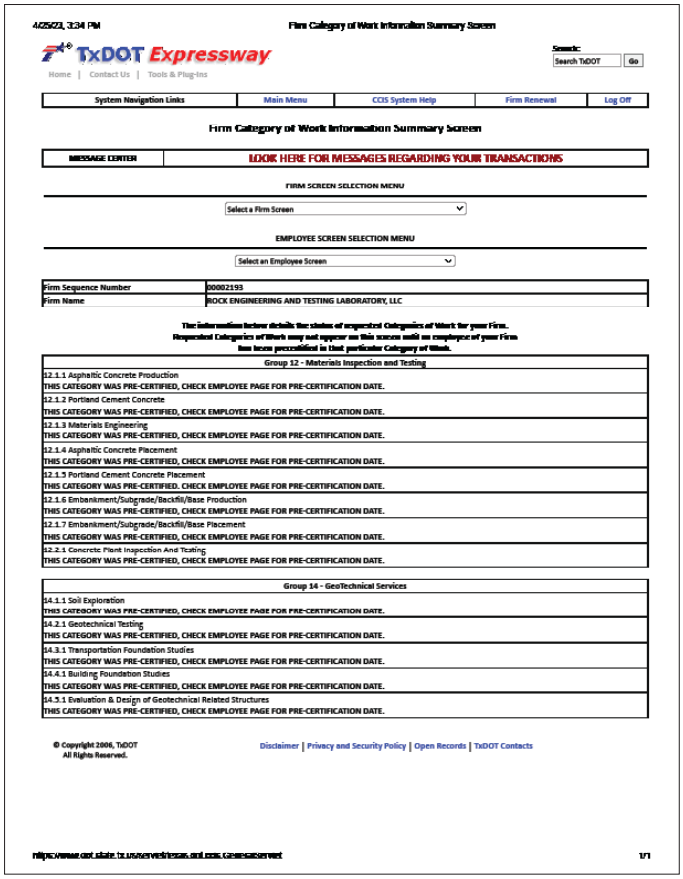
Nueces County
Juan Pimentel
Director of Public Works
361.888.0111
juan.pimentel@nuecesco.com
Brief Description: Geotechnical Engineering and Construction Materials Testing Services

LoneStar Builders
Shane Charo
Project Manager
210.843.4792
shane@lonestarbuilders.com
Brief Description: Geotechnical Engineering and Construction Materials Testing Services

Licenses and Certifications

UES is a registered State of Texas Engineering Firm (#2101), with laboratories holding AASHTO accreditation, USACE validation, and TxDOT laboratory certifications. UES also holds TxDOT pre-certifications in the materials testing and inspection and geotechnical engineering categories.

Our technical certifications demonstrate competency of personnel hired by UES. Our TxDOT precertifications are included to the left.



4/25/23, 3:34 PM Firm Category of Work Information Summary Screen

TxDOT Expressway

Search: Search TxDOT Go

Home | Contact Us | Tools & Plug-ins

System Navigation Links | Main Menu | CCIS System Help | Firm Renewal | Log Off

Firm Category of Work Information Summary Screen

MESSAGE CENTER — LOOK HERE FOR MESSAGES REGARDING YOUR TRANSACTIONS

FIRM SCREEN SELECTION MENU

Select a Firm Screen

EMPLOYEE SCREEN SELECTION MENU

Select an Employee Screen

Firm Sequence Number	00002193
Firm Name	ROCK ENGINEERING AND TESTING LABORATORY, LLC

The information below details the status of requested Categories of Work for your Firm. Requested Categories of Work may not appear on this screen until an employee of your Firm has been precertified in that particular Category of Work.

Group 12 - Materials Inspection and Testing
12.1.1 Asphaltic Concrete Production THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.2 Portland Cement Concrete THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.3 Materials Engineering THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.4 Asphaltic Concrete Placement THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.5 Portland Cement Concrete Placement THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.6 Embankment/Subgrade/Backfill/Base Production THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.1.7 Embankment/Subgrade/Backfill/Base Placement THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
12.2.1 Concrete Plant Inspection And Testing THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.

Group 14 - GeoTechnical Services
14.1.1 Soil Exploration THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
14.2.1 Geotechnical Testing THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
14.3.1 Transportation Foundation Studies THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
14.4.1 Building Foundation Studies THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.
14.5.1 Evaluation & Design of Geotechnical Related Structures THIS CATEGORY WAS PRE-CERTIFIED, CHECK EMPLOYEE PAGE FOR PRE-CERTIFICATION DATE.

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https://www.dot.state.tx.us/services/txcas_ad.asp?passive=yes 1/1



Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

UES PROFESSIONAL SOLUTIONS 45, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-2101

Expiration Date
11/30/2024

Overall Qualifications of Team



James Bauer, PE - *Gulf Coast/South TX Area Manager*

James is the Area Manager for UES' Rio Grande Valley and Corpus Christi offices. He has over 19 years of experience in construction materials testing and geotechnical engineering. He has been the Project Engineer/ Project Manager, and Geotechnical Liaison on numerous Geotechnical Engineering Studies across the Midwest and State of Texas throughout his career. James' project experience includes higher education, K-12, municipal, federal, healthcare, commercial, residential, transportation, and industrial projects. His design experience includes levees, water impoundments, earthen dams, stream river bank stabilization, slope and retaining wall global stability, clay/coal mine mitigation, karst exploration and mitigation, expansive clay soil mitigation, settlement analyses, ground improvement/modification, shallow and deep foundations, and pavements. He is also skilled at advanced field testing, including: inclinometer installation and monitoring, and non-destructive testing methods including; impact echo, audible sounding, ground penetrating radar, electrical resistivity tomography, cross-hole sonic logging.

YEARS OF EXPERIENCE

19 years

EDUCATION

University of Missouri, B.S. Civil Engineering

LICENSES/CERTIFICATIONS

Professional Engineer: Texas, No. 129201

Location: La Feria and Corpus Christi, TX

Relevant Project Experience

City of Corpus Christi Geotechnical Engineering and Construction Materials Engineering Master Service Agreement - Corpus Christi, TX

James is the point of contact for this contract and leads the geotechnical engineering and construction materials testing scope of work for the awarded task orders. Most of these projects are capital improvements projects.

Port of Brownsville Grain Facility Improvements - Brownsville, TX

UES conducted field exploration at the Port of Brownsville aimed at improving the grain facility. The process included subsurface investigation, soil characterization, creation of boring logs, and report delivery. A comprehensive laboratory testing program was also conducted to further understand subsurface material properties.

TxDOT US 77 Sinton Relief Route - Sinton, TX

We provided geotechnical engineering consisting of a subsurface investigation, laboratory testing program, a drilled shaft foundation capacity evaluation, and preliminary embankment and retaining wall evaluation for TxDOT US 77 Sinton Relief Route.

City of Portland, Phase 11 Paving Improvements - Portland, TX

UES has provided construction materials testing for multiple phases of the City of Portland Improvement contract. This street improvement project is one of a series of maintenance projects necessary to keep our streets in proper condition



Rockford Miller, EIT - *Project Manager*

Rockford served in the U.S. Army before transitioning into the industry. Currently, he is a Project Manager for UES and mostly works in the Rio Grande Valley region. He has experience with Geotechnical Engineering, Construction Materials Testing, and Environmental Studies.

YEARS OF EXPERIENCE

7 years

EDUCATION

University of Texas, Rio Grande Valley, B.S. Civil Engineering

Texas A&M University, Kingsville, M.S. Civil Engineering

LICENSES/CERTIFICATIONS

Engineer-in-Training: Texas No. 52644

PROFESSIONAL ORGANIZATIONS

American Society of Civil Engineers, since 2014

Location: La Feria, TX

Relevant Project Experience

City of Edinburg Wastewater Treatment Plant Dolittle Road - Edinburg, TX

Rockford provided construction materials testing for this project. During construction, Rockford discovered a large cistern that was initially unaccounted for. We provided recommendations to backfill the cistern without impacting the overall schedule. Our construction materials testing scope included laboratory testing, soil density and concrete testing in the field and laboratory for the office and administration building, and backfill of the large cistern.

U.S. Customs Facilities - McAllen, Laredo, Harlingen, Weslaco, and Brownsville, TX

Rockford provided geotechnical engineering and construction materials testing services for five different U.S. Customs Facilities around the Rio Grande Valley.

Donna Rio Bravo International Bridge - Donna, TX

This project included servicing both the bridge and roadway, but also the Donna facility.

South Port Connector, Port of Brownsville – Brownsville, **TX**

This project consisted of two miles of heavy-duty two-lane roadway that connects RL Ostos Road to State Highway 4 in Brownsville, Texas. The roadway has a 2,000-foot-long bridge with driven pile foundations that span a wetland area. The project required accommodating oversized/overweight truck loading and using the TxDOT Design Manual and TxCRCP-ME design program.

Proposed Titan Diesel Fuel Terminal, Port of Harlingen – Harlingen, **TX**

The project included the construction of a diesel fuel terminal facility with six 110-foot diameter fuel tanks and developing a docking facility for loading and unloading fuel. The project site was located on the west side of the Port of Harlingen shipping channel. Fieldwork consisted of geotechnical soil borings and field electrical resistivity testing. Laboratory testing included indexing soils, advanced soil strength and engineering characteristics, and properties determination for the analysis of allowable bearing capacity, settlement analysis, soil improvement, and foundation recommendations.



Karl Crenwelge, PE - *CMT Manager*

Karl has more than 30 years of experience at conducting on site investigations of various structures to determine their condition and, if necessary, make recommendations for repair procedures. He has completed numerous structural studies related to structural distress for property insurance claims. His work includes documentation of distress, coordination of site visit schedules, interpretation of elevation survey, geotechnical and plumbing reports in relation to the observed structural conditions. These projects have involved steel, concrete, and wood superstructures and slab on grade, suspended slab, and post and beam foundations. Most of these investigations were related to foundations on expansive clay soils. Some of the foundation investigations resulted in design of pier systems to stabilize and level the building foundations.

Karl is also highly experienced in the design of complex metal building structures and their components. He has performed structural calculations on steel rigid frames and secondary structural members and evaluated complex loading conditions on building structures, including live, dead, snow, crane, wind, and mezzanine loadings.

Relevant Project Experience

Hakes Brothers - Weslaco, TX

UES provided geotechnical engineering and construction materials testing for field placement, including soil density testing, on a subdivision that the client is building. We also provided a HUD 79 G letter and foundation recommendations for the subdivision.

City of Beeville WWTP - Beeville, TX

UES provided construction materials testing including soil density to verify compaction of the subgrade and the fill materials and concrete testing including rebar observations. Karl managed the construction materials testing for this project and reviewed associated reports.

City of Corpus Christi Geotechnical Engineering and Construction Materials Engineering Master Service Agreement - Corpus Christi, TX

Karl manages the construction materials testing scope of work for this contract for the awarded task orders. These projects are part of the City's Capital Improvement Program.

City of Corpus Christi, Police Training Academy - Sinton, TX

UES provided geotechnical engineering services and construction materials testing for the City of Corpus Christi's new Police Training Academy. The project included constructing a one-to-two-story building with an approximate footprint of 30,000 sf, a new running track, and associated pavement parking and driveway areas.

YEARS OF EXPERIENCE

30 years

EDUCATION

The University of Texas at Austin, B.S., Architectural Engineering

The University of Texas at San Antonio, Graduate Studies, Civil Engineering

LICENSES/CERTIFICATIONS

Professional Engineer: Texas, No. 84613 //

Master Plumber M-39569

Location: La Feria and Corpus Christi, TX



Joseph Dacus - *Lead Field Technician*

Joseph Dacus is an experienced Lead Field Technician with UES, where he has worked for several years. During this time, he has demonstrated exceptional skills in concrete sampling and testing, rebar inspection, and field gradation. He is highly proficient in performing Nuclear Densities on subgrade and select fill material. Joseph's expertise in handling Proctor samples, including Subgrade, Subgrade lime Stabilize, and Select Field, has led to the successful completion of several projects. As a Lead Field Technician, he has mentored and trained new technicians on various field testing techniques.

Relevant Project Experience

City of Corpus Christi Geotechnical Engineering and Construction Materials Engineering Master Service Agreement - Corpus Christi, TX

Joseph has worked on many City of Corpus Christi projects including construction materials testing for transportation projects. These projects typically included density and compaction testing, concrete testing and making concrete cylinders, and hot mix asphalt testing.

Port of Brownsville Grain Facility Improvements - Brownsville, TX

UES conducted field exploration at the Port of Brownsville aimed at improving the grain facility. This involved obtaining soil samples from the site, analyzing them in accredited labs, and generating reports with geotechnical recommendations. The process included subsurface investigation, soil characterization, creation of boring logs, and report delivery. The fieldwork consisted of site reconnaissance, drilling eight (8) test borings using a rig equipped with rotary head and solid stem augers employing mud rotary techniques. A comprehensive laboratory testing program was also conducted to further understand subsurface material properties.

Techint, Iron Ore and Scrap Marine Terminal Facility - Brownsville, TX

Joseph was onsite and provided support for geotechnical engineering, including drilling. He also created boring logs for this project and was a liaison for the project team.

Envigo WWTP - Alice, TX

UES provided construction materials testing including quality monitoring, soil density, and concrete testing to determine the compaction of fill materials and subgrade for the wastewater treatment plant. Our scope of work also included rebar observations to verify reinforcement steel was correctly placed, compressive strength, slump, and temperature testing. This project was completed in July of 2023. Joseph was one of our main technicians in the field, providing the testing.

YEARS OF EXPERIENCE

5 years

EDUCATION

Texas A&M University Kingsville, Bachelors of Arts and Science; Criminal Justice

LICENSES/CERTIFICATIONS

TWIC card

ACI Concrete Field 1

Nuclear Gauge

Safety & U.S. DOT Hazmat

Location: Brownsville, TX

Ability to Meet Schedules and Deadlines

Geotechnical Engineering

Nearly all UES' geotechnical engineering projects are performed under lump sum budgets with committed completion schedules. UES can utilize **up to 25 drilling rigs** and can easily self-perform the geotechnical testing. This allows us to determine our drilling schedules and prioritize projects and multiple options for schedule recovery should delays occur. Schedule recovery on a geotechnical engineering project can involve:

1. Mobilization of additional drilling equipment
2. Expediting laboratory testing
3. Expediting engineering analysis and report production

UES has multiple accredited laboratories and can move samples between labs to locations with the most current capacity. With the quality systems we have in place, test results remain consistent from lab to lab. Schedule recovery methods do not usually apply to materials testing projects as the overall duration is set by the sequencing and productivity of the general contractor. However, UES knows that our laboratory testing turnaround times can affect earthwork productivity. We seek to keep open lines of communication between field and lab personnel to alert the lab of the pending arrival of priority samples.

Timely Response

UES excels in optimizing project timelines by effectively managing the scheduling of geotechnical engineering projects. One common challenge in geotechnical projects is weather-related delays, mainly due to heavy rains. To overcome this, we can promptly dispatch multiple rigs to a site, ensuring that schedules are maintained and compensating for any drilling time lost.

Construction Materials Testing Schedule

Construction materials testing scheduling is closely tied to the contractor's schedule. We arrange our schedules in a pattern that changes throughout the construction life cycle.

1. **Kickoff**
   - » UES' primary point of contact will attend pre-construction meetings.
   - » Coordinate initial schedule and report distribution.
   - » Update dispatch and establish the project in the system.
2. **Technician Assignments**
   - » Lead technician will manage additional staff for specific tasks (e.g., major concrete pour or structural steel inspections).
3. **Dispatch Phase**
   - » Superintendent contacts UES via the dispatcher for early work, which generally does not require full-time service.
4. **Construction Peak**
   - » Primary technician, superintendent, and UES' registered engineer engage in daily communication and handle all scheduling at the project site.
   - » Bring in additional staff as needed.
5. **End of Project**
   - » Onsite UES staff or dispatch manages staffing requirements based on project needs as work volume and type change.
6. **Post-Construction Support**
   - » Provide ongoing support and consultation if needed to address questions related to the tested materials and their performance.
   - » Conduct any additional tests or inspections requested by the project stakeholders.

Timely Response

For construction materials testing, the City can benefit from our invaluable expertise, consistent support, and streamlined communication structure, which effectively minimize service delays. UES aligns its construction materials testing schedule closely with the contractor's timeline, adapting it as the construction progresses. With a wealth of resources, including skilled personnel and cutting-edge equipment, we are well-prepared to keep each project on track. We routinely deploy multiple qualified technicians to the job site for crucial field activities such as large concrete pours or steel inspections.

Firm Qualifications and Experience

Geotechnical Engineering Approach

UES offers comprehensive services in geotechnical engineering and construction materials testing. We prepare fee estimates based on project information which can be submitted electronically or as hard copies upon request. Our subsurface investigation process includes staking boring locations, obtaining underground utility clearances through **Texas 811 System,** performing borings and field tests, and classifying soils on-site.

We strive to begin drilling operations within one week of authorization, and our capacity allows us to complete an **average of 150 ft. of drilling in a workday.** For timely project completion, UES maintains control over our geotechnical engineering schedule. In the event of weather-related delays, such as heavy rains, we have the advantage of **utilizing up to 25 drill rigs if required.** This flexibility enables us to dispatch multiple rigs as needed, ensuring adherence to schedules or making up for lost drilling time due to adverse weather conditions.

Geotechnical - Tracking/Report Delivery/Invoicing

UES invoices materials testing projects monthly. Once the project is underway, UES optimizes cost control through invoicing. By carefully monitoring each project's budget and comparing it to the project's completion percentage provided by the owner, UES can make real-time adjustments and minimize change order requests due to schedule or scope changes. Timely data and report submission to the project team is critical for decision-making. Field copies of testing reports are left at the job site, if requested. UES offers online reporting for all services through **Construction Hive.**

Plan Review

After a request for geotechnical engineering services from the assigned project manager is made, UES contacts the structural engineer on the project to verify loads and specific requirements. After, we contact the design architect to obtain a site plat and to verify final structure (or building addition) placement on the subject site. This serves as final confirmation of project specifics. The required site plat is used to facilitate staking the proposed soil boring locations.

By simply communicating with the design team and getting the appropriate data prior to the first mobilization, we reduce the risk of having to do a second mobilization to obtain additional geotechnical data. Thus, preventing additional costs and schedule delays.

Typical Geotechnical Delivery Schedule (Varies Per Project)

Work Days	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20
Proposal Requested																				
Issuance of NTP																				
Utilities Cleared																				
Drilling																				
Laboratory Testing																				
Draft Report/Teleconference																				
Final Report																				

Geotechnical Engineering Services

Since 1998, UES has been a leading provider of comprehensive geotechnical engineering services. Our extensive expertise and industry know-how empower us to deliver exceptional support throughout every stage of geotechnical field investigations, laboratory examinations, and evaluations. UES holds TxDOT pre-certifications in the geotechnical engineering category. Our offerings encompass a wide range of services, including but not limited to the following.

Construction Specifications

- Drilled shaft and pipe installation
- Excavations and dewatering
- Fill placement and compaction
- Protection of existing facilities
- Subgrade preparations

Earth Dams and Levees

- Docking facilities and bulkheads
- Embankment studies/Seepage analysis
- Materials selection/Erosion Control

Engineering Geology

- Escarpment studies
- Geologic studies and mapping
- Petrographic analysis
- Rock anchors/slope stability

Field Exploration and Monitoring

- Geophysical investigations
- Pile or pier load tests
- Pore pressure measurements
- Settlements for subsidence
- Slide movements

Foundations

- Expansive soil engineering
- Exploration and laboratory testing
- Foundation design/recommendations
- Geotechnical specifications
- Site selection and feasibility studies

Groundwater

- Aquifer test/ Groundwater geology
- Groundwater resources evaluation
- Hydrologic studies

Pavements

- Design of highways/streets/airports
- Existing pavement evaluations
- Fill compaction control
- Groundwater control
- Subgrade evaluations/improvements

Retaining Structures

- Conventional retaining walls
- Drilled pier walls/Slurry walls
- Steel or concrete pile walls
- Tie-back design

Soil Stabilization

- Design of systems and methods
- Foundation excavation inspection
- Groundwater control
- Materials testing/evaluation

Transportation

- Bridge foundation design
- Highways, streets, railroads, airports
- Instrumentation and field monitoring
- Soil or rock cut slope design

Construction Materials Testing Approach

UES offers comprehensive construction materials testing services to aid in the highest quality and compliance with project specifications. Our experienced and certified professionals provide field inspection services, including foundation proof-roll subgrade and fill placement observation and testing, structural steel weld and bolt observation, steel reinforcement (rebar) observation, post-tension cable stressing compliance, and pre-stress concrete plant inspection and testing. Equipped with advanced tools, our field technicians conduct on-site testing of construction materials, including moisture/density analysis, Portland cement concrete testing, and grout/mortar sampling. Real-time updates through our **QESTField** and **QESTLab** programs enable efficient communication and immediate access to reports.

In our laboratories, we conduct concrete testing using dual-range compression testing machines for various specimen sizes. Our concrete curing facilities comply with ASTM specifications. Additionally, our soil testing capabilities include moisture-density relationships, Atterberg limits, moisture content, unconfined compressive strength, and particle and grain size analysis. We are committed to delivering accurate and reliable construction materials testing services, leveraging advanced equipment and technology for the success of your projects.

We also have Certified Welding Inspectors (CWI) in house to support materials testing projects and special inspections.

Reducing Non-Compliant Item Time Delays

UES' approach to non-compliant materials aims to prevent open items and reduce time delays and expenses. Non-compliant materials are immediately brought to the attention of the appropriate party onsite. Staff are instructed to notify onsite personnel and the UES project manager of the non-compliant item. If field tests indicate a non-compliant result, UES first notifies the responsible party and offers an opportunity to correct the issue immediately, providing an immediate retest.

If an issue cannot be addressed in the field, a non-compliant report is completed, and the appropriate parties are notified by phone, email, or fax on that date. Once corrective measures are implemented by others, UES performs the necessary retest(s). Charges for the retest(s) are tracked and invoiced as agreed per the project contract.



Construction Materials Testing Services

UES offers extensive construction materials testing (CMT), engineering (CME), and inspection services, utilizing in-house personnel and equipment. We adhere to ASTM E-329 standards, and our laboratories are accredited by AASHTO and validated by USACE. Our engineering technicians possess ACI, ICC and NICET training and credentials. Additionally, UES holds TxDOT pre-certifications in the materials inspection and testing category.

Structural Steel – CWI, CAWI, and NDT

- Bolt Tension Testing
- Dye penetrant, ultrasonic, magnetic particles, radiography (X-Ray)
- Pipe Thickness Testing/Paint Thickness
- Shop and Shop Audit Inspections
- Shop Fabrication Inspections
- Steel Erection observation and testing
- Structural Steel Inspections
- Welding Inspections - NDT, NDE, Visual
- Welding procedures and Welder performance qualifications

ICC Special Inspections

- Roofing Inspections
- Spray Applied Fire Proofing
- Structural Masonry

Quality Control / Construction Inspection Services

- Contractor QA services
- Rail and highway construction

Soils

- In-place density testing
- Moisture-density relationships/standard & modified proctors
- Moisture content confirmation drilling for injection projects
- Placement observation
- Soils classification
- Subgrade stabilization observation and testing
- Water and Chemical injection observation

Foundation Observation / Pier Inspections

- Deep foundations
- Drilling Inspection/Forming Inspection
- Reinforcing steel placement
- Concrete placement
- Post-Tension Cable Inspection

Concrete Testing

- Batch plant and placement evaluations
- Compliance testing of aggregates, including gradations, fineness modulus, absorption, specific gravity and unit weight
- Cylinder & beam molding and testing
- Diamond bit concrete coring for compression strength and/or petrographic analysis
- Floor flatness testing (FF/FL)
- Maturity meter evaluations
- Mix design trial batches
- R-Meter & Ferroscan
- Windsor probe evaluations

Masonry

- Block prism testing
- Mortar & grout mix design, grout testing

Roofing Evaluations and Testing

- Laboratory roof cut analysis
- Moisture surveys, infrared and nuclear
- Roof installation and monitoring

Special Laboratory Testing

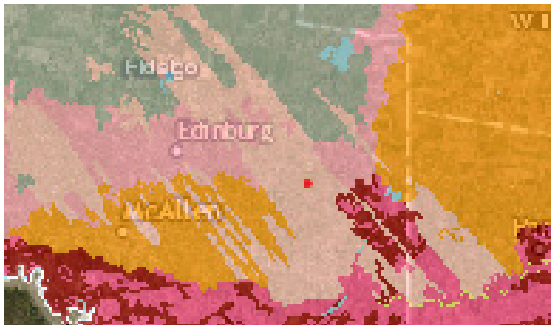
- Absorption
- Bulk unit weight
- Los Angeles abrasion
- Moisture content
- Organic matter
- Percent finer than 200 mesh
- Sieve analysis (dry or wet method)
- Sodium sulphate soundness test
- Specific gravity of aggregates

Bituminous Mixtures

- Density determination in place and core
- Extraction to determine asphalt percentage and gradation of materials
- Field observation and testing
- Mix designs/Batch plant calibration

Uniqueness to Best Perform for the City of Edinburg

New Office with Brand New Equipment



UES recently expanded to the Rio Grande Valley and purchased an office with a laboratory and brand-new testing equipment. This is an advantage to the City of Edinburg because our equipment and machines will run at peak performance. The technology in our laboratory allows us to deliver precise and reliable test results, which are crucial for maintaining high standards of construction quality and safety for each project.

Familiarity with the Geographical Area

The City of Edinburg offers unique geographical conditions that affect how we conduct our construction materials testing services. The Geologic Map of Texas, published by the University of Texas at Austin, Bureau of Economic Geology, has mapped the Lissie Formation (Ql) in the general area of Edinburg. The Lissie Formation (Ql) generally consists of sand, silt, clay, and minor amounts of gravel.

UES has served several projects in this region, and subsurface materials generally consist of low to high-plasticity Sandy Lean Clay (CL), Lean Clay (CL), and Clayey Sand (SC). The clayey materials are considered relatively impermeable and are anticipated to have a relatively slow response to water movement. The granular materials are relatively permeable and are anticipated to have a relatively fast response to water movement. It is common to detect seasonal groundwater from natural fractures within the clayey matrix and in the granular materials, particularly during or after periods of precipitation. If more detailed groundwater information is required, monitoring wells or piezometers can be installed.



www.teamues.com

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.E.
2024-2026 Land Surveying Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-007, Land Surveying Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion the City of Edinburg requires Surveying Services on City projects which do require an Registered Professional Land Surveyor. The qualified firm(s) selected should be experienced in the field of surveying and be a Professional Land Surveyor. The experienced firm should have general surveying experience and be able to perform land (boundary) surveys and platting, topographic surveys, land title surveys, and construction surveying among others. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and appraisal expertise to carry out the projects without constraints to produce documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification, statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date. The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

On Tuesday, July 16, 2024, Request for Qualifications were received for RFQ 2024-007, Land Surveying Services. A total of thirteen (13) Request for Qualifications were received and opened. The requests for qualifications were reviewed by staff and they all met the criteria set out in the Request for Qualifications.

The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:

1. Guzman & Munoz Engineering and Surveying
2. Halff Associates*
3. Kane-Lindsey
4. KCI Technologies
5. Melden & Hunt*
6. Quintanilla Headley & Associates*
7. R. Gutierrez Engineering
8. Rickman Land Surveying
9. Rio Delta Engineering*
10. ROW Surveying Services
11. S2 Engineering
12. SAMES*
13. Supreme Engineering

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 3 and 5 will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 5 firms and they have received approximately 3 projects.

3. Staff's Recommendation:

Approve Awarding RFQ 2024-007, Land Surveying Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise.

Reviewed by:		**Prepared by:**
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	Mardoqueo Hinojosa, City Engineer

Attachments:

A. RFQ Land Surveying Services
B. RFQ Sample Agreement
C. Guzman & Munoz Engineering and Surveying
D. Halff Associates
E. Kane-Lindsey
F. KCI Technologies
G. Melden & Hunt
H. Quintanilla Headley & Associates
I. R Gutierrez Engineering
J. Rickman Land Surveying
K. Rio Delta Engineering
L. ROW Surveying Services
M. S2 Engineering
N. SAMES
O. Supreme Engineering

Solicitation Created

CLOSED

Request for Qualifications - Land Surveying Services Rotation

Engineering

91140

Project ID: 2024-7

All dates & times in Central Time

Edit Preview

1. Introduction

1.1. Summary

The City of Edinburg's Department of Engineering is currently seeking to retain a rotation list of qualified licensed commercial and residential land and topographical surveying services. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The services request is to provide the following services: surveying and topographical of commercial and residential property and other informational interests and purposes by the City. Generally, the selected surveyor(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation. The City of Edinburg reserves the right to issue multiple awards under this solicitation as deemed in its own best interests.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

2. Scope of Work

2.1. Scope of Services

The City of Edinburg is seeking statements of qualifications from firms interested in providing the City Land Surveying Services on an "as needed" basis. The services to be performed may include topographic, boundary, platting preliminary, and all other necessary land surveying tasks, as specified by the City. The services may be requested by City on a project-to-project basis, which may require from one (1) day to several months to complete. Generally, the selected Surveyor(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation.

The scope of services covers the requirements of licensed surveyor (s) to assist The City of Edinburg in land and topographical surveying of various properties on an "as needed" basis.

The Surveyor shall perform at a minimum the following tasks:

A. Boundary Lines, Giving Length and Bearing on Each Straight Line; Interior Angles; Radius, Point of Tangency, And Length of Curved Lines. Set Iron Pin (Monument At Property Corners Where None Exists; Drive Pin 18" Into Ground, Mark With Wood Stake; State On Drawing Whether Corners Were Found Or Set And Describe Each.

B. Legal Description, Including Measurements In Recorded Deeds For Comparison With Observed.

C. Area In Square Feet If Less Than One Acre, In Acres (To .001 Acre) If Over One Acre.

D. Identify, Jurisdiction And Width Of Adjoining Street And Highways, Width And How Paved. Identity of Landmarks.

E. Plotted Location of Structures on the Property and on Adjacent Property within 30 Feet. Dimension Perimeters in Feet and Inches to Nearest ½. State Character and Number of Stories. Dimension to Property Lines and Other Buildings. Vacant Parcels Shall Be Noted “Vacant”.

F. Encroachments, Including Cornices, Belt Courses, Etc., Either Way Across Property Lines.

G. Fences And Walls; Describe. Identify Party Walls and Locate With Respect To Property Lines.

H. Recorded Or Otherwise Known Easements And Right-Of-Way; State Owner Of Right.

I. Possibilities of Prescriptive Right-Of-Way and Nature of Each.

J. Anticipated Street Widening.

K. Individual Lot Lines and Lot and Block Numbers. Street Numbers of Buildings.

L. Sidewalks, Curbs, Gutters & Drives On The Block And Extend To Include The Same Across Boundary Streets.

M. Building Line and Setback Requirements, If Any.

N. Names of Owners of Adjacent Property.

O. Reconciliation or Explanation of Any Discrepancies between Survey and Recorded Legal Description.

P. Title Searches and Title Reports

Q. Right of Way Acquisitions

TOPOGRAPHICAL SURVEY REQUIREMENTS:

A. All Lines of Levels Shall Be Checked By Separate Check Level Lines or On Previous Turning Points or Benchmarks.

B. Traffic Devices, Signs, In Connection with Boundary Streets.

C. Future Plans Of City, Utility Districts, And Municipal Utilities When Such Information Is Discovered in Routine Information Gatherings.

D. Minimum of One Permanent Benchmark on Site for Each Ten or Less Acres; Description and Elevation to Nearest .01’.

E. Contours at 1 Foot Intervals; Error Shall Not Exceed One-Half Contour Interval.

F. Spot Elevations at Each Intersection of a 20 Foot Square Grid Covering the Property and If Possible 5 Foot Grid Interval (S) beyond.

G. Spot Elevations at Street Intersections and at 5 Feet on Center on Curb, Sidewalk, and Edge of Paving Including Far Side of Paving. If Elevations Vary From Established Grades, State Established Grades, State Established Grades Also.

H. Plotted Location of Structures, Man-Made and Natural Features; Floor Elevations at Each Entrance of Building on Property.

I. Location, Size, Depth and Pressure of Water and Gas Mains, and Other Utilities Serving or on the Property, Valves, Meters.

J. Location of Fire Hydrants Available to Property and Size of Main Serving Each.

K. Location of Electric and Telephone Services and Characteristics of Service Available.

L. Location, Size, Depth And Direction Of Flow Of Sanitary Sewers, Storm Drains And Culverts Serving Or On Property; Location Of Catch basins And Manholes And Inverts Of Pipe At Each; Same At Or In Boundary Streets.

M. Name of Operating Authority of Each Utility.

N. Mean Elevation of Eater in Any Excavation, Well or Nearby Body; Flood Level of Streams.

O. Extent of Watershed onto Property. Probability of Freshets Overrunning the Site.

P. Locations of Test Borings If Ascertainable and Elevation of Top of Holes.

Q. Trees Of 3” And Over (Caliper 3’ Above Ground) Locate Within 1’ Tolerance And Give Species.

R. Perimeter Outline Only of Thickly Wooded Areas Unless Otherwise Directed.

S. Location, Size, Elevation Of Elevated: Piping Insulated Piping, Conduit, Pipe Racks And Supports; Except That Above Building Roofs.

T. Show Dimensions And Bearings Of Property Boundaries, And Plot All Locatable Title Exceptions And Easements On The Survey Map.

U. Show Existence or Non-Existence of Any Encroachments and Right Of Way.

V. The Written Legal Description of the Property and Exhibit(S) For Recording Purpose.

W. Provide An Area Measurement Within Boundary Lines.

X. Easements – All Utility, City And Private Easements Shall Be Shown And Labeled.

Y. Legal Description And Exhibit(S) For Any Easements Where Required.

Z. Setbacks – Building And Parking Setbacks Shall Be Shown And Noted For Each Property Or Zoning Areas.

AA. All Above Grade Utilities, Including But Not Limited To Overhead Electrical, Telephone, Cable, Street Lighting, And Other Electrical And Communications Equipment; Location And Rim Elevations Of Sanitary And Storm Sewer Structures, Water Main Valves, And Hydrants; Gas Valves And All Other Above Grade Utility Equipment.

AB. All Underground Utilities, Including But Not Limited To Storm, Sanitary, Water, Gas, Telephone, Electrical, And Cable. Rim Elevation, Bottom Of Manhole, And All In And Out Inverts Of Utilities Shall Be Noted. Note: If Any Of These Utilities Do Not Exist Within Or Directly Adjacent To The Survey Area, Surveyor Shall Locate The Nearest Available Service Connection Which Can Be Used For Future Service To Site.

AC. Provide On The Survey A List Of Names, Addresses, And Phone Numbers Of All Applicable Utility Companies.

AD. Trees, Shrubs, And Planting Areas: All Trees 2” Caliper And Larger Shall Be Labeled With Caliper And Species. All Tree Canopies Shall Be Accurately Shown.

AE. All Trees 6” Caliper And Larger Shall Be Labeled With Caliper And Species. All Tree Canopies Shall Be Accurately Shown And Areas Of Woods Or Shrubs Accurately Delineated.

AF. Zoning Of The Property And All Adjacent Properties Within 100’ Of The Surveyed Area.

AG. Provide Planning And Zoning Overlays.

AH. Current Flood Plain Information Including FEMA Regulatory 100-Year And 500-Year Floodplain Boundaries, Notation Of Record Flood Event Elevation (2008 Flood), 100- Year Flood Elevation And Other DNR Protected Area Boundaries.

AI. All Measurement Tolerances Provided On Such Surveys Must Be Within Readings For Urban Survey As Specified On Accuracy Standards For Alta/Acsm Land Title Surveys.

AJ. When A Significant Discrepancy With The Record Maps And Documents Are Found, Or If Monuments Are Set Or If Otherwise Required By Law, Surveyor Shall Provide A “Record Of Survey Map” Compliant With City And State Standards.

AK. Elevation Certificate For Flood Insurance Purpose (FEMA) Coordination & Documentation Associated With Phase I And Phase II Real Estate.

AL. All Firms May Not Be Capable Of Providing The Above Noted Services. If Your Firm Is Capable And Willing To Provide Any Of The Above Services, A Complete Description Of The Nature Of The Service The Firm Is Qualified To Provide Must Be Provided In Your Qualifications.

AM. All other topographic surveying as assigned.

3. Evaluation Criteria

1. Overall Qualification of Team

Scoring Method:
Points Based
Weight (Points):
40 (*40% of Total*)

2. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

3. Ability to meet Schedules and Deadlines

Scoring Method:
Points Based
Weight (Points):
30 (*30% of Total*)

4. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT "B" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX



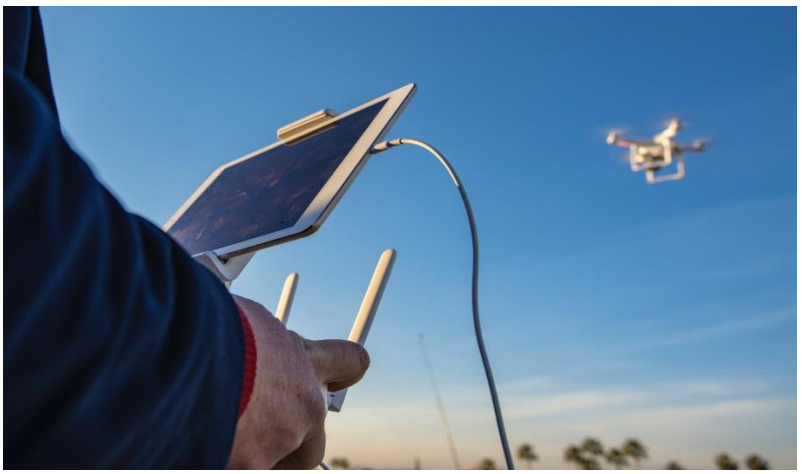
THE CITY OF Edinburg

LAND SURVEYING SERVICES RFQ 2024-09



GM GUZMAN & MUÑOZ
ENGINEERING AND SURVEYING, INC.
Texas Registered Engineering Firm F-8017
2020 E. Expressway 83
Mercedes, Texas 78570
Ph: 956-565-4637
Fax: 956-565-4636







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2020 E. Expressway 83
Mercedes, Texas 78570
Ph: 956-565-4637
Fax: 956-565-4636

July 16, 2024

City of Edinburg

Attn: Mardoqueo Hinojosa

415 W. University Drive

Edinburg, Texas 78539

Dear: Mr. Mardoqueo Hinojosa

Guzman & Muñoz Engineering and Surveying, Inc. (GMES) is pleased to submit the attached Statement of Qualifications in response to the Request for Qualification #2024-09 Land Surveying Services for the City of Edinburg, Texas. One (1) electronic copy of our Statement of Qualifications has been sent to the City of Edinburg.

GMES understands the City of Edinburg is seeking a qualified surveying firm for the planning, design, and construction administration of projects within the City of Edinburg. All projects will be executed under the direction and management of the City Manager's Department. The selected firm will be responsible for successfully planning, designing, and performing construction administration for all projects, as well as, providing Project Management and coordination of engineering design efforts for projects as assigned.

GMES has highly experienced professionals with extensive capabilities in project management, engineering, surveying, design, construction engineering, construction services and inspection. As detailed in the attached Statement of Qualifications, GMES is multi-disciplined with a broad knowledge of the various aspects of the engineering, surveying and construction industries as may be required by the City of Edinburg for any upcoming project.

GMES brings the talent and depth of registered Professional Engineers, Engineers-in-Training (EITs), Registered Professional Land Surveyors, Construction Managers and Inspectors, as well as, full-time survey crews and various drafting technicians and management and related support personnel.

The work will be performed in the GMES *local* office in the Rio Grande Valley. The official contact name and address for the firm is:

Jose L. Muñoz, P.E., S.I.T., President – Project Manager
Guzman & Muñoz Engineering and Surveying, Inc.
2020 E. Expressway 83, Mercedes, Texas 78570
(956)565-4637 Office * (956)565-4636 Fax
jmunoz@gmes.biz (956) 535-2039 Cell

We are sincerely interested in serving the constituents of the City of Edinburg and trust that the information provided herein will serve to better support our position in our desire to be selected as your preferred engineering firm. We are confident that combining the experience, depth, and skills of our staff with the progressive leadership of the City of Edinburg will result in great success!

Submitted by:

Guzman & Muñoz Engineering and Surveying, Inc.

Jose L. Muñoz, P.E., S.I.T
President



City of Edinburg

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Section 3: Personnel and Staffing

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Key Team Members Resumes
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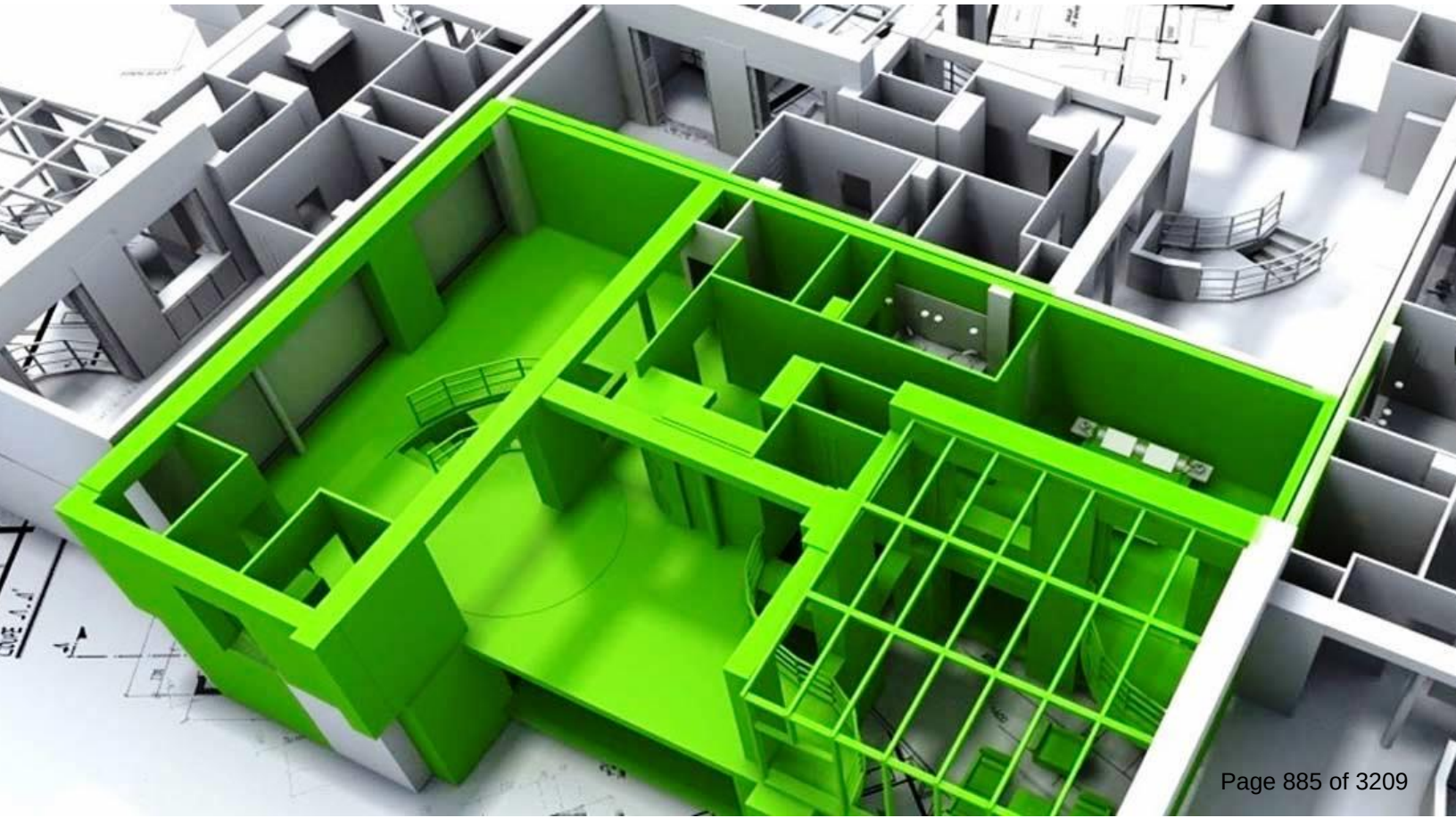
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"UNDERSTANDING THE PROJECT



SECTION 1 UNDERSTANDING THE PROJECT

1.1 INTRODUCTION

Guzman & Muñoz Engineering and Surveying, Inc. (GMES) is pleased to submit this Statement of Qualifications for Professional Services in accordance with the ***City of Edinburg Request for Qualifications #2024-09 Land Surveying Services***.

The team at (GMES) bring extensive capabilities in the area of professional services for all disciplines of consulting, engineering, surveying, design, construction management, inspection and construction (design/build), as well as, project management through the experience of over 43 years in the Rio Grande Valley. GMES' staff experience in research and planning add to the analytical and project scheduling expertise vital to timely and cost-effective project completion. GMES is well qualified to perform any type of review and technical guidance required by and for City of Edinburg.

SCOPE OF SERVICES MAY INCLUDE THE FOLLOWING:

- **SURVEYING SERVICES**
  - Identify design criteria
  - Provide design alternatives with cost analysis
  - Prepare Plans, Specifications and Estimates (PS&E)
  - Boundary lines, Giving length & Bearing on Each Straight line: Interior Angles; Radius, Point of Tangency, & length of curved lines. Set Iron pin (Monument at property corners where none exists, drive pin 18" into found, mark with wood stake; state on drawing whether corners were found or set & describe each
  - Legal description, including measurements in recoded deeds for compassion with observed
  - Area in square feet if less than one acre, in acres (To .001 Acre) if over one Acre
  - Identify, jurisdiction and Width of adjoining Street and Highways, Width & how Paved. Identity of Landmarks
  - Plotted location of structures on the property and on Adjacent Property within 30Feet. Dimension Perimeters in feet & inches to nearest ½. State character & number of stories. Dimension to Property lines & other Buildings. Vacant Parcels Shall be noted "Vacant".
  - Encroachments, Including Cornices, Belt Courses, Etc., Either Way Across Property lines.
  - Fences & walls; Describe. Identify part walls & locate with respect to property lines.
  - Recorded or otherwise known easements & ROW: State Owner of Right.
  - Possibilities of prescriptive ROW & Nature of each
  - Anticipated Street Widening
  - Individual lot lines and lot and block numbers, street numbers of buildings
  - Sidewalks, curbs, gutters & drives on the block & extend to include the same across boundary streets
  - Building line & Setback requirement, if any
  - Names of owners Adjacent Property
  - Reconciliation or explanation of any discrepancies between Survey & recorded legal description
  - Title Searches & title Reports
  - ROW acquisitions

- **TOPOGRAPHICAL SURVEY SERVICES**
  - All lines of levels shall be check by separate check level lines or on Previous turning points or benchmarks
  - Traffic Devices, signs, in connection with boundary streets

- Future plans of City, utility districts & municipal utilities when such information is discovered in routine information gatherings Minimum of one permanent benchmark on site for eac ten or less acres; description & elevation to nearest .01'
- Contours at 1foot intervals; error shall not exceed one-half contour interval
- Spot elevations at each intersection of a 20foot square grid covering the property & if possible 5foot grid interval (S) beyond
- Spot elevations at street intersections & at 5 feet on center on curb, sidewalk & edge of paving including far side of paving. If elevations vary from established grades, state established grades also
- Plotted location of structures, man made & Natural features: floor elevations at each entrance of buildings on property
- Location, size, depth & pressure of water, gas mains & other utilities serving or on the property, valves, meters
- Location of fire hydrants available to property & size of main serving each
- Location, Size, depth & direction of flow of sanitary Sewers, storm drains & culverts serving or on property, location of catch basins & manholes, inverts of pipe at each: same at or in boundary streets
- Location of electric & telephone services, characteristics of service available
- Name of operation authority of each utility
- Mean elevation of eater in any excavation, well or nearby body: flood level of steams
- Extent of watershed onto property probability of freshets overrunning the site
- Locations of Test borings if ascertainable & elevation of top of holes
- Trees of 3" and over (caliper3' above ground) locate within 1' tolerance & give species
- Perimeter outline only of thickly wooded areas unless otherwise directed
- Location, size, elevation of elevated. Piping insulated piping conduit pipe racks & supports except that above building roofs
- Show dimensions & bearings of property boundaries plot all locatable title exceptions and easements on the survey map
- Show existence or Non-Existence or Non-existence of any encroachments & ROW
- The Written legal description of the property & Exhibit for recording purpose
- Provide an area measurement within boundary lines
- Easements- all utility, city and private easements shall be shown & labeled
- Legal description & Exhibit for any easements where required
- Setbacks- Building & parking setbacks shall be shown & noted for each property or Zoning Areas
- All above grade utilities, including but not limited to overhead electrical, telephone, cable, street lighting other electrical communications equipment: location, time elevations of sanitary & storm structures, water main valves, hydrants: gas valves, all other above grade utility equipment.
- All underground utilities included but not limited to storm, sanitary, gas electrical, water & cable, Rim elevation, bottom of manhole all in & out inverts of utilities shall be noted. Note: if any of these utilities do not exist within or directly adjacent to the survey area, surveyor shall locate the nearest available service connection which can be used for future service to site
- Provide on the survey a list of names, addresses, phone numbers of all applicable utility companies
- Trees, shrubs & planting area: trees 2" caliper & larger shall be labeled with caliper & species. All tree canopies shall be accurately shown
- All 6" caliper & larger shall be labeled with caliper & species. All tree canopies shall be accurately shown & areas of woods or shrubs accurately delineated
- Zoning of the property and all adjacent properties within 100' of the surveyed area
- Provide planning & zoning overlays
- Current flood plain information including FEMA regulatory 100 yea and 500 year floodplain boundaries, notation of record flood event elevation (2008 flood) 100 ear flood elevation & other DNR protected area Boundaries
- All Measurement tolerances provided on such surveys must be within readings for urban survey as specified on accuracy standards for Alta/Acsm Land Title Surveys

- When a significant discrepancy with the record and documents are found or if monuments are set or if otherwise required by law, surveyor shall provide a "record of survey map" compliant with city & state standards
- Elevation certificate for flood insurance purpose (FEMA) coordination & documentation associated with Phase 1 and Phase II Real Estate
- All other topographic surveying as assigned

- **FIELD TESTING AND INSPECTIONS**
  - Conduct field testing and inspections as may be required
- **SPECIAL SERVICES**
  - Provide special services as may be required

GMES understands the scope and is fully capable of providing and administering the required services from design thru construction.

1.2 WORK PERFORMANCE

Throughout several years of service to City of Edinburg and the regional area, GMES has provided engineering and surveying services in many communities. The scope of work has included development of preliminary and final plans and specifications (PS&E), bid package preparation, construction administration, construction (design/build), field inspections, preparation of environmental documents and project management.

GMES has a proven track record with City of Edinburg, the various municipalities within the County, TxDOT, and has prior working experience with entities such as Texas Gas Services, American Electric & Power, Time Warner, Total E&P, AT&T and Valley Telephone Coop, just to mention a very few. We have built good solid working relationships with these agencies when working on past projects throughout the Rio Grande Valley.

STEPS TO ENSURE EXCELLENT PROJECT MANAGEMENT AND BUDGET PERFORMANCE

GMES will use a management by objectives approach to performing the scope of work. This disciplined approach ensures senior management oversight, frequent status updates, adequate resource allocation and a close communication with City of Edinburg staff and respective agencies and contractors associated with the project(s). The different tasks to be performed on a project can be divided into phases. All phases are closely coordinated with the designated City of Edinburg representative(s).

STUDY AND REPORT PHASE – *if required.*

1. Upon selection, set-up a project startup meeting with City of Edinburg staff to review the project requirements and gather all pertinent data and history.
2. Perform field reconnaissance of project area and surveying and physical structures of the area.
3. Contact all appropriate state, federal and local agencies for permit process, time schedule and construction requirements.
4. Request Title Reports on affected properties from Title Company, if needed.
5. Contact utility companies for subsurface locations of their utilities.
6. Prepare a working sketch to submit to City of Edinburg for acknowledgment to proceed and to get their input.
7. Furnish and submit on behalf of City of Edinburg the engineering data necessary for applications for routine permits by local, state and federal authorities (as identified from detail applications and supporting documents for government grants in aid or for planning advances.

PHASE II – PRELIMINARY PHASE

1. Meet with City of Edinburg representatives and relevant parties to gather information and coordinate project.

2. Perform boundary and topographic survey of project area(s).
3. Conduct a survey of existing utilities that may be affected.
4. Develop preliminary construction plans/profile of project, if requested by City of Edinburg.
5. Submit preliminary surveying plat to City of Edinburg and other affected entities for preliminary approval of proposed improvements, to receive additional input.
6. Prepare surveying documents and meet with City of Edinburg representative.

PHASE III – DESIGN PHASE

1. Perform any additional detailed topographical field surveys to collect additional information required in the project.
2. Perform detailed surveys of existing underground, surface, and overhead utilities within the project.
3. Consult with the utility companies for their consideration of all utility data found. Provide Survey plat to the utility companies involved, if requested.
4. Prepare detailed specifications and contract drawings for construction.
5. Prepare detailed cost estimates and proposals, which shall include summaries of bid items and quantities based on unit price system of bidding, if requested.
6. Furnish the necessary copies of the approved plans, specifications and proposals to City of Edinburg.

Use of the above project performance has proven successful and will be used accordingly as tools for instruments of service for all projects assigned to GMES to ensure all aspects of the required scope of services are met. The GMES Team will furnish a Document Control Specialist will ensure that every aspect of the project is well documented and recorded and that appropriate files are kept.

QUALITY ASSURANCE/QUALITY CONTROL DURING LAND SURVEYING SERVICES

Meetings will be held on a frequent basis to address any contingencies that may arise during the projects and/or to resolve any issues within the project team. Meeting minutes will be developed during all project meetings.

MEETINGS TO BE HELD:

- **DAILY MEETINGS WITH**: Superintendent, Subcontractor Foremen, Vendors, Client Field Representatives, Safety Officer, QA/QC Officer and required testing authority.
- **WEEKLY MEETINGS WITH:** Project Manager, Superintendent, Scheduler specific design leads, Construction Coordinator, Safety Officer, QA/QC Officer, Contractor Foreman, and the Client Field Representative.
- **MONTHLY PROGRESS AND PERFORMANCE UPDATE MEETINGS WITH:** Client Representative(s), Design Team Leads, Project Manager, Job Superintendent, Project Scheduler, Contractor Representative(s).

GMES WILL ALSO DO THE FOLLOWING TO ASSIST IN THE MONITORING OF THE BUDGET, SCHEDULE AND SCOPE OF ANY PROJECT:

1) Daily inspection reports will be kept and logged at the site then turned in at the weekly meetings. This will include inspections of equipment as well.
2) Submittal registers and weekly logs of submittals along with delivery logs will be utilized by the Project Manager, job Superintendent, and Construction Manager and his staff to track and control approved material/equipment contingencies and requirements.
3) RFI logs and inspection logs will be used to manage/control and resolve design and quality of construction issues as they occur.
4) The project schedule will be managed by the Project Scheduler and overseen by the Project Manager.

SECTION 2 FIRM QUALIFICATIONS

FIRM IDENTIFICATION

FIRM QUALIFICATIONS

FIRM IDENTIFICATION

Guzman & Muñoz Engineering and Surveying, Inc.
Registered Texas Engineering Firm F-8017

FIRM OFFICES

MERCEDES CORPORATE OFFICE
2020 E. Expressway 83
Mercedes, Texas 78570
(P) 956-565-4637 (F) 956-565-4636
jmunoz@gmes.biz www.gmes.biz



GUZMAN AND MUÑOZ ENGINEERING AND SURVEYING, INC. ~ HISTORY

Guzman Muñoz Engineering and Surveying, Inc. (GMES) (DBE) (HUB) has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the State of Texas. Firm Registration No. F-8017, expiration date of 7/31/2024. GMES has been providing consulting engineering services in the Rio Grande Valley Region, with widespread projects in Cameron, Hidalgo, Starr, Willacy, and Zavala County areas, since 1973. The firm is a well-established corporation.

Additionally, GMES has immeasurable experience with various governmental regulations, appropriate codes, guidelines, and professional standards and policies (i.e., FAA, TxDOT, FHA, TWDB, TCEQ, TDRA, TxCDBG, TNRCC, FEMA, local government entities and school districts). Similarly, GMES has extensive experience with both utility and infrastructure improvement projects, and we continue to retain excellent working relationships with municipal, governmental, and various utility agencies and their staff across the State and the Rio Grande Valley

PROJECT SPECIALIZATION

Our firm specializes in a broad range of engineering, surveying, and construction-related projects including public works improvement projects in the areas of street improvements, drainage improvements, water and wastewater plants, water distribution and wastewater collection systems, and various surveying projects. **We have expanded our services to include design/build construction.**

GMES has also provided engineering and surveying staff support to various municipalities in regard to R.O.W. acquisition, mapping, and surveying. Our list of clients includes nonprofit agencies, housing authorities, municipalities, counties, political subdivisions, governmental agencies (including various school districts), airports, and private developers. We are very familiar with the economic constraints that are associated with a limited budget. With that in mind, you can rest assured that economic limitations will play an important factor in providing engineering support and advice on any of your projects or program. All of these skill sets are directly applicable for the successful execution of any project assigned to GMES as necessary to complete all projects per your ***City of Edinburg Request for Proposals For Engineering Services RFP #2024-09 RFQ.*** GMES brings the talent and depth of approximately 23 employees that includes engineers, surveyors, an environmentalist, planners, technicians, management, and related support personnel. Respectively, the experience of GMES' staff in construction management and the construction industry, knowledge of the funding criteria, and project inspection add to the analytical and project scheduling expertise that is vital to timely and cost-effective project completion.

Our firm is comprised of a multi-disciplined team of professionals and well-trained technicians. The **Principal-In-Charge and President of the Corporation is Mr. José L. Muñoz, P.E., S.I.T.** Mr. Muñoz has over 35 years of experience in design and project management of **Civil Engineering** projects. Mr. Munoz is also a **Land Surveyor** In Training and takes a direct hands-on approach to all work GMES is committed to complete.

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the Texas Water Development Board (TWDB) and other state and federal agencies including street and drainage, water and wastewater treatment plant planning and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as, Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications and Cost Estimates (PS&E) for the following projects:

- Lower Rio Grande Valley Development Council – Regional Drainage Study in Hidalgo County
- City of Mercedes EDA Light Industrial Park
- City of Mercedes, 2015 Street and Drainage and Utility Improvements Project (Local Funding)
- City of Mercedes- Utility Relocation Bus 83 Reconstruction
- City of Edcouch FY 2012 TWDB/CWSRF Application for Sanitary Sewer Collection Rehabilitation
- Willacy County Appraisal District – Assessment Study, Design and Construction for the New County Appraisal District Main Office
- City of Los Fresnos DWSRF/ TWDB Water Distribution WTP upgrade
- City of Los Fresnos CWSRF/ TWDB Wastewater Collection System Improvements
- City of Raymondville New Water Well & RO System
- Willacy County (FEMA) Community Saferoom
- GLO Disaster Recovery Round 2: County PCT 4 Drainage and Pavement Improvements for Sebastian, Lyford, La Sara, San Perlita
- City of Raymondville FY 2012 TWDB/CWSRF Application for Sanitary Sewer Collection Rehabilitation
- City of Raymondville FY 2013 TWDB/CWSRF Application for Clean Water Improvements
- City of Raymondville Drainage Improvements (TDA Funded)
- City of Primera – Paving and Drainage Improvements, El Campo Road (TDA Funded)
- Los Indios Drainage Improvements (TDRA Funded)

LIST OF RELATED PROJECTS

Project Name	Contact Person	Project Description
S4492-02 ***Hidalgo County Pct. 4 (2021)***	*Ellie Torres* *Hidalgo County Commissioner* *Precinct 4 (956) 383-3112*	*On–Call Surveying Services Precinct- 4*
S4487 ***Brownsville, Cameron County (2021)***	*Veterans United* *800-814-1103*	*Survey that Identifies & Located on-site property improvements, Proposed or recent builds along with easement.*
S4505 ***Brownsville, Cameron County (2022)***	*Horizon ELOM Holdings* *John Okura* *949-813-6923*	*ALTA/NSPS Land Title Survey*
S4510	*AJ Kahn* *Fidelity National Title Agency Inc.*	*Survey that identified & located on-site property improvements, Proposed or recent builds along with easement*
S4521 ***Brownsville, Cameron County (2023)***	*Andres Garcia* *2906 Bixby Rd. La Feria, TX*	*Survey that identified & located on-site property improvements, Proposed or recent builds along with easement*
S4523 & S425 ***Cameron County (2023)***	*MRE Capital 10777 Barkley St.* *Ste. 140 Overland Park, Kansas*	*Survey that identified & located on-site property improvements, Proposed or recent builds along with easement*
S4519 ***City of Raymondville – EDC***	*956-454-4501*	*Subd Block 1, Lot 2 Acres 4.16*
S4520 ***Primera, Cameron County***	*Albert Pimantel*	*Hillcrest Subdivision*
S4452-01 Parr ***USDA- NRS Wetland Reserve Easement No. 5474422001RNV***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-02 Glass ***USDA- Wetland Reserve Easement No. 5474422001RNW***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-03 Blunck ***USDA- Wetland Reserve Easement No. 5474422001N7J***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*

LIST OF RELATED PROJECTS

Project Name	Contact Person	Project Description
S4452-04 Coston ***USDA- Wetland Reserve Easement No. 5474422001RDH***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-05 Mitchell ***USDA- Wetland Reserve Easement No. 5474422001QNB***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-06 Holdeman ***USDA- Wetland Reserve Easement No. 5474422001Q21***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-07 Venture ***USDA- Wetland Reserve Easement No. 5474422001R4Z***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
S4452-08 Galle ***USDA- Wetland Reserve Easement No. 5474422001 PSY***	*Easement Programs Division – (National Headquarters)* ***Tate Jenkins*** *Easement Realty Specialist* ***(731) 330-3071***	*Survey tract of land to be applied to the NRCS, Easement Programs. Conduct the fieldwork, determine accessibility to the site, prepare plat maps, provide written descriptions of the easement area, provide written boundary descriptions of the easement area, and prepare electronic media for NRCS.*
Building 41003 DFAC of Judicial Center Repurpose, Fort Hood, Texas Topographic, Planimetric, and Utility Survey	***James C. Wright*** ***(817) 978-4568***	*Perform field topographic, planimetric, and utility surveys, office computations, and 3D digital mapping for use in developing plans and specifications for Building 41003 - Repurpose DFAC to Judicial Center, Ft. Hood, Texas.*

LIST OF RELATED PROJECTS

Project Name	Contact Person	Project Description
USACE SWF A-E IDC W9126G-15-D-0006, Task Order No. 0010 – Fort Bliss National Intrepid Center of Excellence (NICoE) Topographic, Planimetric and Utility Survey, Fort Bliss, Texas	***Christopher A. Ainsworth*** *Contract Specialist* *U.S. Army Corps of Engineers* ***(817) 886-1084***	*Topographic Surveying at the NRCS site located in Fort Bliss, El Paso, Texas. Furnish all labor, management, investigations, studies, travel, facilities, supplies, equipment, and materials to perform the required services, and furnish to the Government reports and other data. Quality control to assure the accuracy, quality, timeliness, and completeness of the work.*
USACE (W9I26G-15-D-0006, Delivery Order 0011), Ft. Polk Army Airfield Hover Lane Topographic and Utility Survey	***Christopher A. Ainsworth*** *Contract Specialist* *U.S. Army Corps of Engineers* ***(817) 886-1084***	*Topographic, planimetric, and utility survey for the Fort Polk Army Airfield Hoverlane C Repair Project. The survey location included work on an active airfield requiring personnel to comply with rigorous safety, health, and flight line standards. Deliverables included updated topographic maps, boundary and survey plats with metes and bounds, and as-built construction drawings using AutoCAD DWG files.*

PROJECT MANAGEMENT EXPERIENCE: CITY OF MERCEDES ENGINEERING SERVICES

Owner: City of Mercedes – Sergio Zavala, Interim City Manager

Scope: Provide Surveying, Engineering Design, Construction and Inspection Services for Various Street Projects
No. of Projects: Various
Program Duration: Start: January 2013 Finish: Current
Program Amount: Unspecified



Project 1: 2013 City of Mercedes - Street Program (West Side)

Design Engineer: Jose L. Munoz, P.E., S.I.T.
Contact Info: (956) 565-4637
Start /Comp. Dates: May 2013 – May 2014
Project Description: Street Reconstruction including Utility Relocation and Drainage Improvements
Estimate: $1,500,000.00 Actual Cost: On-going

Project 2: 2013 City of Mercedes - Street Program (East Side)

Design Engineer: Jose L. Munoz, P.E., S.I.T.
Contact Info: (956) 565-4637
Start / Comp. Dates: August 2013 - July 2014
Project Description: Street Reconstruction including Utility Relocation and Drainage Improvements (paving, drainage and waterline adjustments).
Estimate: $1,500,000.00 Actual Cost: On-going

PROJECT MANAGEMENT EXPERIENCE: CITY OF RAYMONDVILLE ENGINEERING SERVICES

Owner: City of Raymondville - Eleazar Garcia, City Manager

Scope: Provide Surveying, Engineering Design, Construction and Inspection Services
No. of Projects: Various
Program Duration: Start: February 2013 Finish: Current
Program Amount: Unspecified



Project 1: City of Raymondville - Replacement of LS 18 and Elimination of LS 3

Design Engineer: Jose L. Munoz, P.E., S.I.T.
Contact Info: (956)565-4637
Start / Comp. Dates: January 2013 to January 2014
Project Description: Construction of a new submersible lift station to replace the existing wet/dry well Lift Station 18 and the construction of an 8-inch interceptor gravity line to divert flow from Lift Station 3 to Lift Station 4; thereby, eliminating Lift Station 3.
Estimate: $206,475 Actual Cost: On-going

Project 2: 2013 City of Raymondville - Street Overlay Projects

Design Engineer: Jose L. Munoz, P.E., S.I.T.
Contact Info: (956)565-4637
Start /Comp. Dates: February 2013 to February 2014
Project Description: Street Overlay, Base Repairs and Curb and Gutter Replacement and Reconstruction. Asphalt Milling and Resurfacing (some areas).
Estimate: $246,883 Actual Cost: On-going

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT	20. EXAMPLE PROJECT KEY NUMBER	
	1	
21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL	CONSTRUCTION
United States International Boundary Water Commission –New Falcon Dam Administration Facility: Design/Build Services, Falcon Heights, Texas	2016	2018

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
US International Boundary Water Commission (US-IBWC)	Phillip Johnson, Contracting Officer	(817) 978-0229

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)



Guzman & Munoz Engineering and Surveying, Inc., has been providing design/build services for Level 3 Blast Resistant Facility – Single Degree Freedom Antiterrorism Design structure for the US. International Boundary and Water Commission (USIBWC) under an IBCM contract.

New Falcon Dam Administration Facility - This project is a true design-build. The project was developed to provide administrative office space for (USIBWC) United States Section – International Boundary Water Commission staff and facilitate various departments, Hydrology Department for Falcon Dam water quality regulation, Falcon Dam Security Sector Department, and a public meeting facility and record storage for USIBWC Administrative Operations. All design and construction disciplines were employed and managed by GMES Team. This facility was designed with Level III Blast resistance as dictated by its U.S. Critical Infrastructure designation.

This "turnkey" project was developed from its inception during the initial planning phase through construction completion. The USIBWC budget of $3.88m was a guaranteed maximum price DB and the project was delivered on time.

SCOPE OF SERVICES / WORK PERFORMED

- Architectural Design Development and Facility Planning-Programming
- Texas Historical Commission Recognition and Design approval
- Texas Commission of Environmental Quality – Permitting, Falcon Lake
- Preliminary Engineering Design & Security Analysis
- Final engineering design and preparation of construction documents
- Programming for LEED Gold Design Certification
- General Contracting -Subcontract Qualification for Construction Services
- Construction Management Services (CMS) during construction phase
- Building Commissioning and As-built record survey and drawings
- Final facility demolition for USIBWC vacated facilities

VALUE TO FEDERAL GOVERNMENT

PROJECT / CONTRACT VALUE: $ 3,888,000 (CONTRACT VALUE)
$ 3,500,000 (CONSTRUCTION VALUE)

SIZE / COST / SCHEDULE

- Security and other upgrades
- Total Cost: $316,000
- Schedule: 2012 to 2013

PROJECT RELEVANCE

Specialized Experience and Technical Competence

- Program/Project Management
- Feasibility & Concept Studies
- Design/Const. Cost Reconciliation
- Multidiscipline Design & Consulting
- General Contracting Services
- Civil, Site and Utility Design
- Structural Engineering
- Design for New Construction
- Construction Cost Estimating
- Life Cycle Costing
- Design of Comm. System
- Post-Design Shop Drawing Review
- RFI Responses During Bid Phase
- RFI Responses During Construction
- Evaluate Contractor Submittals
- Onsite Const. Oversight / Inspection
- Preparation of Record Drawings
- Site Survey, Evaluate, Investigation
- Pre-Design Site Assessment
- Soils Engineering & Drawing Review
- Review of Geotechnical Reports

"…This project demonstrates our team's ability to provide complex design services and project management for highly specialized construction projects. It also demonstrates the team's successful relationship and performance in government contracts with USIBWC…."

- GMES, Jose L. Munoz, President

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Guzman & Muñoz Engineering and Surveying, Inc. (GMES)	Mercedes, Texas	Prime: Multi-Discipline Design, Surveying, and Construction

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT	20. EXAMPLE PROJECT KEY NUMBER	
	3	
21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL	CONSTRUCTION
TxDOT FM 493 Roadway Expansion Project from Lott Road to Champion Street (1.8 miles); Hidalgo County, TX.	**2013**	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Texas Department of Transportation	**Jacinto Garza, P.E. L&G Engineering, Inc.**	**(956)565-9813**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)



GMES provided services on a fast track basis to meet a demanding complex schedule. The firm completed the Project on time and within budget.

This project demonstrates our team's experience with providing design surveys for engineers developing Plans and Specifications and hydraulic model updates. The project demonstrates our ability to:

- Support design engineers
- Provide a wide range of surveying services
- Deliver with federal agency required data formats

SCOPE OF SERVICES / WORK PERFORMED

- Ground control surveying including Horizontal control based on Texas State Plane Coordinate System, NAD83, Zone 4205; Vertical control is based on NAVD88 (1993 Adjustment) and is based on NGS monumentation; All control complied with TxDOT Standards.
- Right-of-way acquisition of 25 parcels.
- Parcel map preparation of all properties within the defined project area
- Collection of deeds, easements, plats and other documents of record
- Survey of property occupation lines and recovery of major block corner points and/or street intersections
- Rectification of parcel lines to project coordinate system and datum
- Location of utilities for water, sanitary sewer, storm drainage, electrical, communications, and gas.

VALUE ADDED

Our team was committed to assisting the Texas Department of Transportation (TxDOT) and L&G Engineering with efficiently meeting demands dictated by accelerated schedules. The relevant specialized experience our team has gained providing accelerated services to our Client and the TxDOT Pharr District prove GMES has the capabilities required to bring projects to successful fruition on a fast-track basis.

PROJECT RELEVANCE

A. SPECIALIZED EXPERIENCE

- ✓ **STATE/FEDERAL CONTRACT**
- ✓ **LAND SURVEY**

  Total Station; GPS (Sub-centimeter); Vertical & Horizontal Controls
- ✓ **REAL ESTATE SURVEY**

  Boundaries; Monumentation; Researching/locating Deeds; Current Tract/Parcel Owners
- ✓ **GIS/CADD SERVICES**
- ✓ **DELIVERABLES**

  Hardcopy or Digital (2D or 3D); MicroStation; CD-ROM optical rewriteable disks; Internet file transfer protocol; Government/ Industry Standards; Civil Design AutoCAD Standards

SIZE / COST / SCHEDULE

- Size: 1.8 Miles
- Total Cost: $64,500
- Schedule: 8-2011 to 4-2013

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Guzman & Munoz Engineering and Surveying, Inc.	Mercedes, Texas	Land and Real Estate Surveys, GIS, CADD
b.			
c.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT	20. EXAMPLE PROJECT KEY NUMBER	
	2	
21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL	CONSTRUCTION
USIBWC Levee Reconstruction (Rehabilitation) Project (104 miles); Hidalgo to Cameron County, TX.	**2010**	**2012**

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
United States International Boundary and Water Commission	**Ruben Pino, Contracting Officer**	**(915)832-4192**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)



GMES provided services on a fast track basis to meet a demanding complex schedule. The firm completed the Project on time and within budget.

This project demonstrates our team's experience with providing design surveys for engineers developing Plans and Specifications and hydraulic model updates. The project demonstrates our ability to:

- Support design engineers
- Provide a wide range of surveying services
- Deliver with federal agency required data formats

SCOPE OF SERVICES / WORK PERFORMED

- Ground control surveying including Horizontal control based on Texas State Plane Coordinate System, NAD83, Zone 4205; Vertical control is based on NAVD88 (1993 Adjustment); All control complied with USIBWC Standards.
- Digital terrain model (DTM), digital contours, and planimetrics
- Hydraulic features located included cross-sections and culverts.
- Surveys included profiles of the top of levee dimensions, and sections of floodway control structures.

VALUE ADDED

Our team was committed to assisting the United States International Boundary and Water Commission (USIBWC) with efficiently meeting demands dictated by accelerated schedules. The relevant specialized experience our team has gained providing accelerated services to our Client prove GMES has the capabilities required to bring projects to successful fruition on a fast-track basis.

PROJECT RELEVANCE

A. SPECIALIZED EXPERIENCE

- ✓ **FEDERAL CONTRACT**
- ✓ **LAND SURVEY**

  Total Station; GPS (Sub-centimeter); Topographic Contours; Digital Elevation and Terrain Models; Planimetrics; Cross Sections; In-Stream Structures; Vertical & Horizontal Controls; Construction Layouts

- ✓ **GIS/CADD SERVICES**
- ✓ **DELIVERABLES**

  Hardcopy or Digital (2D or 3D); MicroStation; CD-ROM optical rewriteable disks; Internet file transfer protocol; Government/ Industry Standards; Civil Design AutoCAD Standards

SIZE / COST / SCHEDULE

- Size: 2 Structures (#172; #413)
- Total Cost: $900,000
- Schedule: 9-2010 to 11-2012

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Guzman & Munoz Engineering and Surveying, Inc.	Mercedes, Texas	Land Surveys, GIS, CADD
b.			
c.			


PERSONNEL & STAFFING

GMES KEY STAFF



The PROJECT DIRECTOR for all work assigned will be
JOSE L. MUÑOZ, P.E., S.I.T., PRESIDENT

Our firm is comprised of a multi-disciplined team of professionals and well-trained technicians. The **Principal-In-Charge and President of the Corporation is Mr. José L. Muñoz, P.E., S.I.T.** Mr. Muñoz has over 40 years of experience in the design and project management of **Civil Engineering** projects. Mr. Munoz is also a **Land Surveyor in Training** and **takes a direct hands-on approach to all the work GMES is committed to completing.**

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the GLO's CDBG-MIT program and other state and federal agencies including street and drainage, water and wastewater treatment plant planning and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications, and Cost Estimates (PS&E) for numerous projects.



CARLOS AGUILAR, P.E., R.P.L.S., PROJECT SURVEYOR

Mr. Aguilar has provided professional surveying services since 1992. His experience includes numerous street and drainage projects and numerous subdivision design and construction projects for Cameron County and Hidalgo County as well as various cities throughout the Rio Grande Valley. He has provided a broad range of surveying practices, including right-of-way strip maps, title research, establishing boundary locations, topography, construction staking, and land development projects throughout his career.

Name (Degrees)	Area(s) of Expertise	Years Exp.	TBPE Approved Eng. Field	Exp. with Government Agencies	Professional License
José L. Muñoz, P.E., S.I.T.	Municipal-Water, Wastewater, Storm Drainage, Streets, Planning, Project Management	40	CIVIL	USIBWC, USACE, DHS/CBP, TWDB, EDAP, NAD-BANK, BECC, TDHCA, TCDBG, USDA-RD, TxDOT, IBWC, TDRA, TCEQ	P.E. – TX 70782 (Active)
Carlos Aguilar, P.E., R.P.L.S.	Right-of-way Mapping, horizontal & vertical control, construction staking and utility & topographic surveys	Civil 42 Survey 31	CIVIL & SURVEY	USIBWC, USACE, DHS/CBP, TWDB, EDAP, NAD-BANK, BECC, TDHCA, TCDBG, USDA-RD, TxDOT, IBWC, TDRA, TCEQ	P.E. - 47469 R.P.L.S. – TX 4997 (Active)

PERSONNEL & STAFFING



DAN HAMILTON, SENIOR PROJECT MANAGER CONSTRUCTION DIVISION
EDUCATION: B.S. Industrial Construction Technologies Since 1986
EXPERIENCE: Mr. Hamilton has 45 years of construction and engineering related experience, covering a broad range of construction projects and practices, managing project progress and contract conformance. GEO Tech testing, Stockpile management and tracking, Concrete Design, Testing, Quality Control, and Stockpile Management Regimens.



TODD DICKISON, GIS ANALYST
EDUCATION: B.A. English, Data Analytics Certification
EXPERIENCE: Mr. Dickison has over 30 years of experience in IT, primarily as a database administrator and backend support.



JOSE LUCIO, EIT
EDUCATION: B.S. Civil Engineering 2020
A.E.S. Engineering and Science 2015
EXPERIENCE: Mr. Lucio is a Graduate Civil Engineer who has experience in construction, with exceptional attention to construction, inspection, surveying, and quality control. Mr. Lucio is a motivated individual who consistently is exploring new areas to expand his knowledge and abilities. Mr. Lucio's eagerness to contribute to team success through hard work, attention to detail, and excellent organizational skills, add to the efficiency of each project he undertakes.



ALBERT J. ALDANA II, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2022
EXPERIENCE: Mr. Albert Aldana is a Graduate Engineer offering 10 years of experience in the Civil Engineering Field. Mr. Aldana is adept in traffic engineering projects consisting of traffic signal design, signal timing, and signal warrant studies. Highly proficient in both MicroStation and AutoCAD, Mr. Aldana has experience in drainage and utility design.

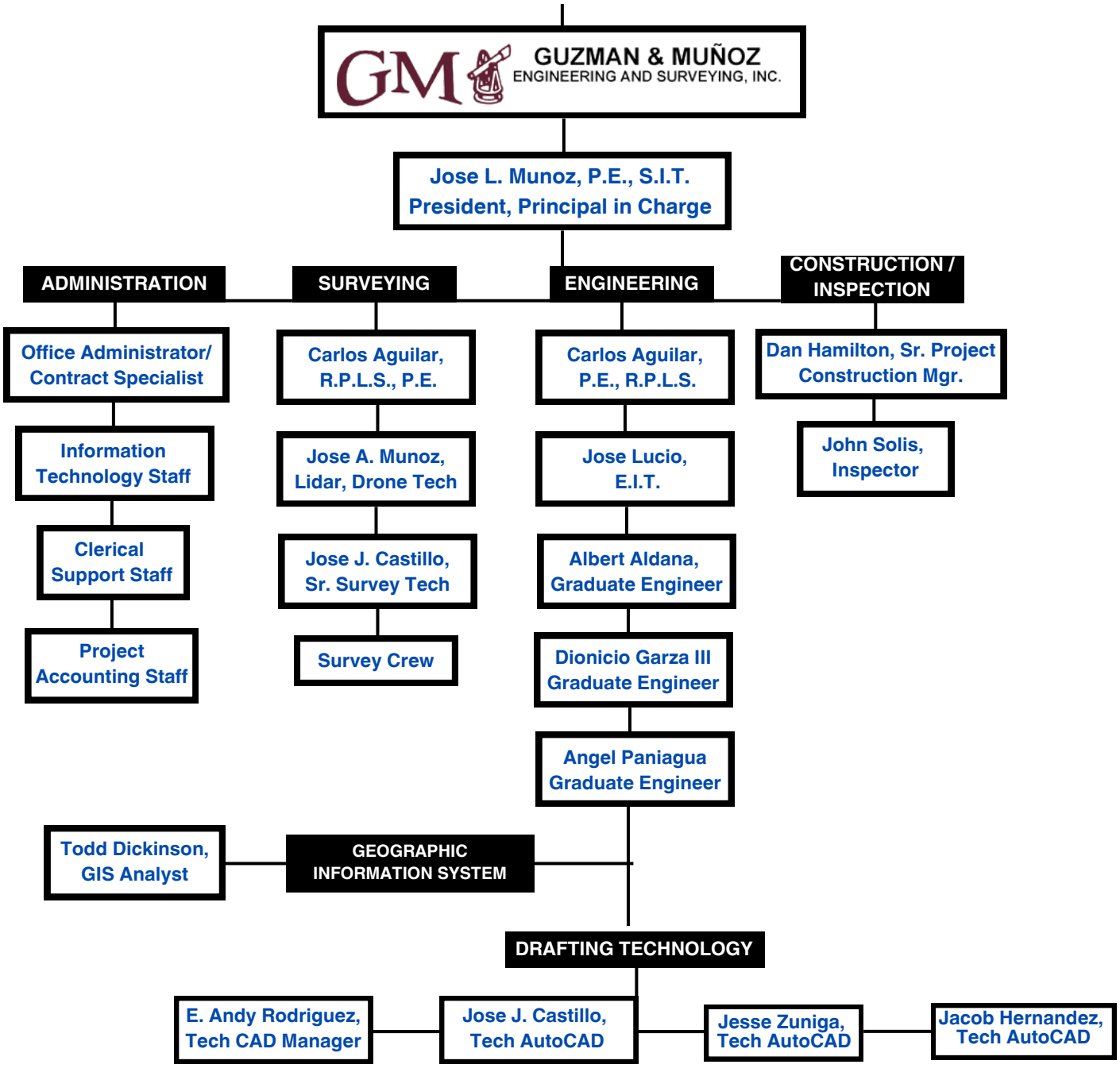


ANGEL PANIAGUA, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2023
EXPERIENCE: Mr. Angel Paniagua is a Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.



DIONICIO GARZA III, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2023
EXPERIENCE: Mr. Dionicio Garza is a Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.

ORGANIZATION CHART





Jose L. Muñoz, P.E., S.I.T.

President

Education
B.S. Civil Engineering

Texas A&M University 1982

Professional License
Professional Engineer, TX
No# 70782

Surveyor in Training

Total Years of Experience
40

Years with Current Firm
Owner—29 years

Professional Affiliations
Texas Society of Professional Engineers
American Society Civil Engineers American Standard Testing Methods

PROFESSIONAL SUMMARY

Mr. Muñoz has 40 years of engineering and surveying experience with various engineering firms in Texas and California. He has designed and constructed engineering projects in various areas of civil engineering. He is currently managing facility planning, design, and construction of several infrastructure improvement projects in the Rio Grande Valley. Mr. Muñoz has the experience and is familiar with local municipal and state regulations required for the design and construction and survey of various disciplined projects. Responsible for management and oversight of the day-to-day activities, project controls, coordination, and scheduling for all phases of engineering, surveying, and construction projects. Mr. Munoz is also a Land Surveyor-In-Training and takes a direct hands-on approach to all the work GMES is committed to completing.

Capabilities

Recruiting, Hiring, and Placement of Professional Resources, Professional Career Development Leadership, Operations Management, Program Management, Project Management, Personnel Management, Project Controls, Business Analysis, and Process Mapping, Business Development, Marketing and Sales, Federal Procurement, SF330 Proposal Development, and Corporate Trainer, Team Building, Storm Water Quality, Custom Application Development.

Tools

MS Office Suite including Excel, Word, PowerPoint, Access, Visio, MS SharePoint, ESRI ArcGIS Desktop and Server, SQL Server, and Oracle

PROJECT HIGHLIGHTS

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the Texas Water Development Board (TWDB) and other state and federal agencies including street and drainage, water and wastewater treatment plant planning, and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications, and Cost Estimates (PS&E) for the following projects:

- 2021 - City of Rio Hondo CDBG Street Improvements
- 2020 - Willacy County CDBG-MIT Application

- 2020 – City of Raymondville CDBG-MIT Application
- 2018 - Willacy County - CDBG Street Projects
- 2020 - City of Raymondville TWDB Applications
- 2020 - Willacy County TWDB Applications Watershed Studies
- 2020 - Willacy County TWDB Applications
- 2021 - City of Raymondville TWDB IUP WWTP Applications
- 2021 - City of San Benito Application for IUP TWDB-2022
- City of Los Fresnos TWDB DWSRF Water Distribution System Improvements & Rehabilitation Project
- 2019 - City of Los Fresnos TWDB CWSRF 2020 Application
- 2014 - City of Los Fresnos TWDB/DWSRF Water Distribution System Improvements & Rehabilitation Project
- 2019 - City of Raymondville TWDB Rehab of existing Brick Manholes
- 2019 - City of Edinburg FEMA Pre-Disaster Mitigation Program 2019
- 2016 - Willacy County – FEMA WCY005C –Sebastian Street & Drainage Improvements
- Willacy County GLO Disaster Recovery (DRS-210204) Street Drainage Improvements
- Willacy County PCT 4 GLO Disaster Recovery Round 2 Drainage and Pavement Improvements for Sebastian, Lyford, La Sara, and San Perlita
- Willacy County - TDA La Sara & La Rosita - Street Improvements & Drainage
- City of Raymondville Drainage Improvements (TDA Funded)
- 2019 - City of Raymondville TDA Sanitary Manholes Rehabilitation Project
- 2017 - City of Lyford TDA Wastewater Treatment Plant Rehabilitation
- 2020 - City of Los Fresnos WTP EPA Vulnerability Assessment
- 2019 - City of Edinburg Owassa Rd Sanitary Sewer Lines
- 2019 - City of Edinburg Veterans Rd. Drainage Project
- 2020 - City of Edinburg Veterans Rd. Sanitary Sewer Lines Project
- 2020 - City of Edinburg Owassa Rd. Sanitary Sewer Lines Project
- 2019 - City of Edinburg on-call Engineer
- 2019 - City of Los Fresnos Update to Tx Water Conservation Plan & Drought Plan
- City of Raymondville Waterlines & Elevated Storage Tanks
- 2018 - City of Raymondville City Engineer
- 2019 - City of Raymondville-City Engineer
- 2018 - City of Raymondville - Washington Street Ditch
- 2018 - City of Raymondville - Alley ROW behind Stripes
- 2018 - City of Raymondville Water Tank Rehab
- 2019 - City of Raymondville – Sewer Line Repair
- 2019 - City of Raymondville Splash Park
- 2019 - City of Raymondville Water Conservation & Drought Plan
- 2020 - City of Raymondville WWT Plant Permit Renewal
- 2020 - City of Raymondville EDC Building Boundary Survey & Imp Plat & Metes & Bounds
- 2020 - City of Raymondville City Engineer 2020-2022
- 2020 - City of Raymondville COVID-19 PD Remodel
- 2021 - City of Raymondville Well #1 Rehab
- 2021 - City of Raymondville Drainage Ditch
- 2021 - City of Raymondville WTP Diagrams
- 2021 - City of Raymondville Golf Club Improvements
- 2018 - City of Raymondville Stake out City Cemetery-Phase 2
- 2022 - City of Raymondville TX (GLO) 2019 Floods
- 2021 - City of San Benito Rose Lift Station Rehab
- 2020 - City of San Benito Review AEP Project Stookey Pds Infra Project
- 2021 - City of San Benito Review of Various Subdivisions
- 2020 - City of San Benito Review of WTP#2
- 2018 - Cameron County Old Alice Rd

- 2019 - Hidalgo County Drainage District 1 Project #18 Malone Dr. & Pomelo Rd.
- 2019 - Hidalgo County Drainage District 1 Project #28 Old La Blanca Rd. & Mile 10N
- 2018 - HCCID #9 Mercedes FedEx Water Line Relocation
- 2019-Willacy County Pct 4 Pipe Repair County Rd. 1100 Sebastian
- 2020 - Willacy County Pct. 4 Santa Monica Engineering
- 2018 - Willacy County Pct. #3 Dahlia Road Rehab
- 2019 - Willacy County Pct. 4 Street Improvements
- 2020 - Willacy County Plan Reviews
- Willacy County Administration Building Remodel – Entire Structure
- Willacy County Federal Prison - Federal Prison Remediation Project
- Willacy County La Sara Street Improvements
- 2018 - IBWC Arcadia US Inc. Weslaco to Los Indios Levee Rehabilitation
- 2016 - IBWC Falcon Dam Admin Office – Design Build
- 2019 - Harlingen Medical Center - Proposed parking lot Feasibility Assessment
- 2018 - Harlingen Medical Center Additional Topo of Existing Parking Lot
- 2020 - Weslaco KMC Knapp UTRGV Bldg.
- 2020 - Weslaco KMC Engineering Assessment for installation of Uroview FO machine
- 2020 - Weslaco KMC Installation of Uroview FO Machine
- 2020 - Weslaco KMC Review ASC Building for Life Safety Compliance
- 2020 - Weslaco KMC HVAC Improvements for 1st & 4th Floors
- 2020 - Weslaco KMC Review PVASC Bldg. & Install New Generator
- 2020 - Weslaco Knapp Medical Center Topo of parking area & as-builts
- 2020 - Weslaco Knapp Medical Center Engineering & Architecture Assess for segregated compounding area
- 2020 - Weslaco Surya LTD Engineer Design Construction Phase Svcs. – Rangila Subd.
- 2022 – Weslaco ISD Margo Parking Lot, Drainage Improvements
- 2019 - Werner Ellen Investments / El Clavo Harlingen Westway Subd. Phase II Const. Documents & Requirements
- Coffee Port Apts. – Oak Crest Management Civil Engineering Svcs. Brownsville, TX
- Creek Canyon – Civil Engineering Services, Brownsville, TX
- 2019 - Mercedes Builders Construction Services for cleanup of Los Posos Land
- 2021 - MRE Capital Boundary, Topo, Feasibility Study 6.322-acre tract
- 2021 - MRE Capital Boundary, Topo, Feasibility Study 4.474-acre tract
- 2021 - Price Lofts Subdivision Apts. – Engineering & Surveying, Brownsville, TX
- 2020 - Rise Residential Improvement Survey-Mayorca Village Subd.
- 2021 - Roel Villanueva 33 acres Subdivision Plat, Mercedes, TX
- 2021 - Rosario Gonzalez Subdivision Plat, San Benito, TX
- 2021 - Sonoma Housing Advisors ALTA/ACSM McAllen, TX
- 2020 - Sonoma Housing Advisors 120 Unit Complex-Site Plan Edinburg, TX
- 2020 - Sonoma Housing Advisors ALTA/ACSM Survey, Topo Design Odessa, TX
- 2020 - Sonoma Housing Advisors Topo Survey, Design Dallas, TX
- 2020 - Tan Construction Line ALTA/ACSM Land Title Survey of 3.281ac. Brownsville, TX
- 2021 - Victron Energy Topo Survey, Design & Plat Subdivision Mercedes, TX
- 2017 - Mercedes FEDEX Facilities
- Arturo Ramos Regional Nursing Services Weslaco, Texas
- 2022 – Arcadis, Design and Construction Services, Edinburg, TX
- 2022 – Christ Nagal (Costa Azul Development LU) Engineering Services Re- subdivision, Cameron
- 2022 – SSP Services LLC Road Drainage Improvements, Brownsville, TX
- 2022 – Sonoma Housing, Vermillion Apts., Brownsville, TX
- 2022 – Patel Subdivision, Willacy Raymondville

NOTE: GUZMAN & MUNOZ ENGINEERING AND SURVEYING, INC. PERFORMED SURVEYING SERVICES FOR MOST OF THE PROJECTS LISTED ON THIS RESUME



Carlos C. Aguilar, P.E., R.P.L.S.

Project Surveyor / Engineer

Education

1974 BS Engineering
Texas A&M Kingsville

Occupational License

RPLS 4997
PE 47469

Total Years of Experience

Civil 42, Surveying 31

PROFESSIONAL SUMMARY

Mr. Aguilar has 31 years of experience covering a broad range of Surveying practices, including Right of Way Strip Maps, Title Research, establishing Boundary Locations, Topography, Construction Staking, and Land Development projects.

CAPABILITIES

Experience includes the ***management and coordination*** of multiple Field crews working simultaneously throughout South Texas including the Rio Grande Valley on projects that include: property boundary surveys (metes and bounds) including finding and/or marking corners, platting and line staking, subdivision design, and layout, topographic surveys, F.E.M.A. floodplain certificates, site plan development and construction stakeout, job bidding (Opinion of Probable Cost), deed and title research, assist with surveys boundary disputes and boundary agreements between clients and adjoiners, property chain of title, Senior Rule (Junior/Senior property rights), condominium surveys, oil, and gas proposed well location surveys, and right-of-way surveys.

TxDOT Pre-Certified (Sequence No.) in the following TxDOT categories:15.1.1 Survey; 15.1.2 Parcel Plats; 15.1.3 Legal Description

PROJECT/PROGRAM HIGHLIGHTS

Mr. Aguilars' Surveying & Engineering career experience includes the following:

Performing American Land Title Association surveys, residential and commercial mortgage surveys for buyers, title companies, and banks; topographic surveys for proposed development (including associating with governmental agencies and/or biologists such as the US Corp of Engineers for surveying determined wetland delineations); construction staking; as-built surveys; large boundary surveys, route surveys (for right-of-way acquisition purposes); littoral surveys along the Gulf of Mexico and Laguna Madre; riparian surveys; platting of property; perform narrative metes and bounds descriptions for land surveys, easements, right-of-way acquisitions, and leases; office and field experience with Global Positioning System; perform State Plane Coordinate surveys; latitude and longitude tabulations; hands-on and technical work on all the above, including drafting, analyzing boundary control and computations and mapping. Gained experience on surveys for oil and gas industry; ability to oversee all office and field work pertaining to land surveying and drafting; client communication skills; analyze and interpret deeds, and research for deeds; obtained experience in assisting in coastal land development; project advisor for subdivision platting; and possibly other learned experiences that come with the profession. Industries served with the surveying profession: Civil Engineering, Construction, Real Estate, Abstract and Title Insurance, Architectural, Oil and Gas, Insurance, Utility Companies, and Local Governments.



Dan Hamilton, Senior Project Manager Construction Division

Education
B.S. Industrial Construction Technologies
Texas State University

Professional Certifications
OSHA 10 Hour #001451479
OSHA 30 Hour#2560063417

Total Years of Experience
45

PROFESSIONAL SUMMARY

Mr. Hamilton has 45 years of construction and engineering related experience, covering a broad range of construction projects and practices, managing project progress and contract conformance. GEO Tech testing, Stockpile management and tracking, Concrete Design, Testing, Quality Control, and Stockpile Management Regimens.

CAPABILITIES

Experience includes project coordination and performance in multiple, private, public and government sector projects. Obtaining and reviewing building and construction permits, including demolition permits, Hazardous material abatement permits, E.P.A. & SWP3 plans, and energy compliance reports. Securing and managing ADA reviews/compliance. Provide management of job cost accounting, job budget review, planning, and tracking. Participate in Hiring, documenting, training, scheduling, and supervision of project specific employees on the project. Team Building.

Government Agency Experiences: US International Boundaries & Water Commission (USIBWC), US Army Corps of Engineers (USACE) and General Administrative Service Administration (GSA)

Security Clearances: *DHS Favorable Suitability, and Texas Board of Prisons Specific Access Contractor Clearance.*

PROJECT/PROGRAM HIGHLIGHTS

His portfolio of projects consists of a broad range of work in private, public, and government sectors. They typically ranged in dollar size from $300,000 to $8,000,000 and reached as high as $150,000,000. They consisted of Design & Construction Management services, heavy Civil earthwork and/or Vertical Construction on new Office buildings, Shopping Malls/Strip Centers, Leasehold Improvements, School projects, Airport taxi way improvements, Municipal facilities and Office remodels, IBWC Levee drainage & renovation projects, IBWC Dam repairs, Public Works road and drainage projects, Municipal Fire Stations and Police Stations, Sewer Treatment plants, Prison Facility repairs and renovations, Ports of Entry Security Upgrades (USACE, GSA, IBWC), FEMA Safe Room projects, and municipal parks, etc.



Todd Dickison, GIS Analyst

Education
B.A. English Literature
Data Analysis Certificate
University of North Texas

Total Years of Experience	Years with GMES Firm
6	<1

PROFESSIONAL SUMMARY

Mr. Dickinson has over 30 years of experience in data analysis, GIS, and IT consulting services. He has utilized GIS tools to conducted spatial analysis, deriving insights and effectively visualize findings for stakeholders. His experience also encompasses the design and support of backend databases used in ERP, CRM, and business intelligence software implementations for Fortune 500 companies and small businesses. He has held diverse roles such as application programmer, data analyst, technical lead, dba and project manager.

CAPABILITIES

Proficient in Esri's software suite, from ArcMap to ArcGIS Enterprise and cloud solutions. Skilled in leveraging the capabilities of Esri tools for spatial analysis, data management, and enterprise GIS deployment. Uses strong Python and SQL skills to develop data pipelines. Extensive experience in developing data models using multiple relational database management systems (RDBMS).

PROJECT/PROGRAM HIGHLIGHTS

He utilized the ArcGIS Pro Hydrology toolset to model water flow under various conditions, aiding Willacy County in developing effective flood mitigation strategies. For Raymondville, he designed a data model in ArcGIS to manage cad data for the assets from Raymondville’s sewer system, enabling the creation of GIS maps that displayed these results for improved planning. He has employed high-resolution lidar to develop accurate GIS maps that captured detailed elevation data that may be used for residential development.



Jose Lucio, EIT #78863

Education

B.S. Civil Engineering
University of Texas, Rio Grande Valley
Associates Science and Engineering
South Texas College

Total Years of Experience
2

Years with GMES Firm
1

PROFESSIONAL SUMMARY

Mr. Jose Lucio is a Civil Engineer-in-Training who has experience in design & construction, with exceptional attention to construction inspection, surveying, and quality control. Mr. Lucio is a motivated individual who is consistently exploring new areas to expand his knowledge and abilities. Mr. Lucio's eagerness to contribute to team success through hard work, attention to detail, and excellent organizational skills, add to the efficiency of each project he undertakes.

GMES Experience

- **P889-02 Veterans Blvd. Drainage, Edinburg, TX**
  - Road & Storm Improvements Design
  - Construction Management, Change Orders, RFI's, Pay Apps.
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.
- **P943 Costa Azul Subdivision, South Padre Island, TX**
  - Plating Subdivision
  - Drainage, Grading, Paving, Utilities Design
- **P925 Woodcrest Apartments, Odessa, TX**
  - Plating Subdivision
  - Drainage, Grading, Paving, Utilities Design
  - SWPPP
- **P930 Jackson St. Apartments, McAllen, TX**
  - Platting Subdivision
  - Drainage, Grading, Paving, Utilities Design
- **P959 Weslaco East ISD, Weslaco, TX**
  - Ditch Drainage Improvements
- **P966 FRA Improvements, Harlingen, TX**
  - Drainage, Grading, Paving Design
  - Construction Management, Change Orders, RFI's, Pay Apps.
  - Field Inspection/Reports of Construction Activities.
  - Quality Control of Material Submittals, Test Reports.
- **P937 Tax Office, Brownsville, TX**
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.
- **P929-01 Price Lofts Subdivision, Brownsville, TX**
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.

Prior Experience

2021-2022 **Field Engineer** -Robinson Construction

- Nestle Purina Pet Care Expansion
  - Assist Surveying with The Layout of Points, Elevations, and Dimensions for The Project
  - Quality Control of Testing Procedures, and Materials.
  - Inspections of Field Activities
  - Overview of the Project to Ensure It's Built to The Drawing's Specifications.
  - Assist In Communication with Suppliers and Subcontractors
  - Material Receipts/Inventory
  - Scheduling

- Construction Safety Inspector

➢ Patrick Airforce Base
- Inspection of Field Activities
- Quality Control of Testing Procedures, and Materials
- Construction Safety Inspector

Computer Skills

Microsoft Office (Excel, Word, PowerPoint, Outlook)
PROCORE
Rhumbix
PowerBI



Albert J. Aldana II, Graduate Engineer

Education

B.S. Civil Engineering

UTRGV

Total Years of Experience

11

Years with GMES Firm

2

PROFESSIONAL SUMMARY

Graduate Engineer offering 10 years of experience in the Civil Engineering Field. Adept in traffic engineering projects consisting of traffic signal design, signal timing, and signal warrant studies. Highly proficient in both MicroStation and AutoCAD. Experience in drainage and utility design.

Traffic Engineering Studies

- **Traffic Impact Studies:** performed traffic impact analysis to determine the vehicular impacts because of planned development in the Cities of Brownsville, Harlingen, Edinburg, McAllen, Pharr, San Benito, and Weslaco, Texas.
- **Traffic Engineering Studies:** prepared traffic engineering studies to determine the appropriate traffic controls for Cities and TxDOT.

Traffic Engineering Design

- **Traffic Signal Design:** prepared the design of traffic signals in urbanized settings for the Cities of Brownsville, Edinburg, Pharr, McAllen, and San Juan. Designs included traffic signal timing plans.
- **Signing & Pavement Markings Design:** prepared the design of signing and pavement markings for urban multi-lane arterials, divided highways, frontage roads, and railroad crossings.

Prior Research/Work Experience

Seven Traffic Signals PS&E Project for the City of Brownsville, TX – prepared plans and estimates for sidewalks, ADA-compliant wheelchair ramps, and crosswalks traffic signal improvements. The project was let by TxDOT and prepared DCIS estimate in accordance with Pharr District requirements.

Traffic Signal Designs for the City of Brownsville, TX – prepared plans and estimates for traffic signal improvements at the intersections of SH 48 at Zena Dr and Austin Rd. Prepared plans, specifications, and estimates for TxDOT letting.

Pharr Bike Lane Project, TX – worked on developing plans, specifications, and estimates for proposed bike lanes on Cage Blvd between US 281 and FM 495 and on FM 495 between Veterans Blvd and Jackson Rd. Plans prepared for TxDOT.

Rio Grande LNG & Rio Bravo Pipeline TIAs – collected traffic data and performed traffic impact analysis for proposed LNG on SH 48 south of SH100. Provided recommendations for mitigating improvements.

Computer Skills

Proficient in MicroStation & AutoCAD
Proficient in SignCAD
Proficient in SYNCHRO
Proficient in the Development of Plans, Specifications & Estimate (PS&E)

Areas of Experience

Traffic Signal Design
Traffic Signal Timing/Coordination
Traffic Signal Warrant Studies
Flashing Beacon Design
ADA Sidewalk & Curb Ramp Design

Areas of Experience cont.

Pedestrian Safety Studies
Signing & Pavement Markings Design
Safety Improvement Studies
Traffic Engineering Studies Traffic Impact Studies Proficient in traffic studies



Angel Paniagua, Graduate Engineer

Education
B.S. Civil Engineering
UTRGV

Total Years of Experience
2
Years with GMES Firm
<1

PROFESSIONAL SUMMARY

Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.

GMES Experience

- P913-08 Sebastian Drainage Improvements
  - Quantity checks for cost estimation.
- P965-04 Raymondville Cemetery
  - Quantity checks for cost estimation.
- P965-08 Raymondville WC & DC
  - Preliminary research for preparation of water conservation and drought contingency plans of Raymondville.
- P953 DR 18 – Heywood Improvements
  - Preliminary design for drainage improvements.

Computer Skills

- Microsoft Office (Excel, Word, PowerPoint, Outlook)
- Revit
- ArcGIS Pro
- AutoCAD

Prior Experience

2022 – 2024 **Engineer** – Ideas Construction

- McAllen Creative Incubator Remodel
  - Prepared cost estimates and ordered material for construction.
  - Preliminary construction scheduling and allocation of resources / labor.
  - Supervise and ensure delivery of materials.
- McAllen Triplex Remodel
  - Construction plans including basic mechanical and electrical layouts for city approval.
  - Field visits to coordinate with city inspector to ensure construction is up to code.
  - Prepared cost estimates and ordered material for construction.



Dionicio Garza III, EIT #80097

Education
B.S. Civil Engineering
UTRGV

Total Years of Experience
<1
Years with GMES Firm
<1

PROFESSIONAL SUMMARY

Mr. Dionicio Garza is a Civil Engineer-in-Training who has experience in Land Surveying and Construction Staking. Has a proactive attitude towards personal and professional development. His enthusiasm for expanding his knowledge and skills is to contribute to team success.

Prior Experience

2023-2024 Instrument Man/ Surveyor 1- SAMES Inc.

- Oversee local and out of state Staking Projects
- Providing continuous contact with clients to obtain the necessary documentation and ensure the team has provided high-quality service and deliverable.
- Perform quality control of survey and staking documents, including survey plans, descriptions, and Exhibits.
- Meet with the department to discuss and plan present and future projects and projections.
- Prepare and review CAD work.
- Operate surveying instrument and data collector (Trimble TSC7). Produced field calculations and sketched surveying jobs.
- • Maintain appropriate field procedures; records all field data, information; provides guidance and direction to the Rodmen; performs survey tasks as per the direction of the Party Chief.

Work Experience

Drainage system survey For Los Fresno, TX – coordinated a survey crew to collect all the storm structures for the city of Los Fresno and process the data for deliverable the client requested.

Staking and quality control For SpaceX – coordinated multiple Staking and quality control projects in SpaceX. That required a daily exhibit of progress and weekly overall exhibit of progress.



CIVIL ENGINEERING















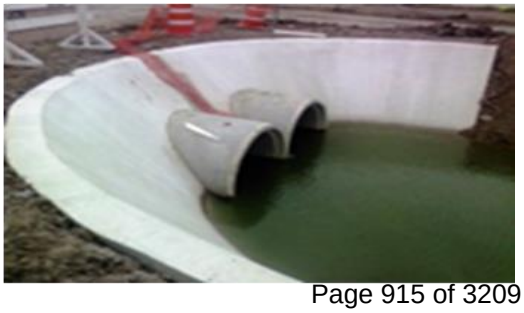


2.00









CERTIFICATIONS/FINANCES & INSURANCE

LICENSES:

Guzman Muñoz Engineering and Surveying, Inc. (GMES) (DBE) (HUB) has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering and surveying services in the State of Texas. TBPE Registration No. F-8017, expiration date of 7/31/2023; TBPLS Registration No. 10087700, expiration date of 12/31/23.

FINANCIAL STABILITY

GMES has been in business for over 49 years, is well-established, and is financially stable. The firm is able to facilitate and manage the risks that may be associated with any project assigned to the firm.

BANKING INFORMATION

GMES banks with PNC Bank. Contact Person: Maria Gonzales, Phone# (956) 365-6401

LITIGATION

GMES has never been in litigation or arbitration for any past or current projects. GMES has successfully completed its projects without major delays and without claims. ***GMES has never been terminated from any assignments for non-performance.***

AFFIRMATIVE ACTION/DRUG-FREE

Guzman & Munoz Engineering and Surveying, Inc. is a registered Historically Underutilized Business (HUB) by the State of Texas Historically Underutilized Business Certification and Compliance Program as well as certified by TxDOT as a Disadvantaged Business Enterprise. It is the policy of the company to promote Affirmative Action and provide equal opportunity to all employees and applicants for employment; and administer all terms, conditions, and privileges of employment in a manner that does not discriminate on the basis of race, color, creed, ancestry, national origin, sex, age, marital status, liability for service in the armed forces of the United States, or because of physical or mental handicap in regard to any position for which the employee or applicant is qualified for and under consideration at GMES. GMES is committed to providing a safe and drug-free work environment and to fostering the health and well-being of its employees.

CHAPTER 2252, TEXAS GOVERNMENT CODE

In accordance with Chapter 2252 of the Texas Government Code, GMES hereby certifies that GMES does not engage in business with Iran, Sudan, or any foreign terrorist organization, and GMES is not listed by the Texas Comptroller as a terrorist organization.

CHAPTER 2271, TEXAS GOVERNMENT CODE

GMES certifies that GMES does not boycott Israel and will not boycott Israel during the term of the contract resulting from this solicitation.

CHAPTER 2274, TEXAS GOVERNMENT CODE

GMES verifies that GMES does not, and will not for the duration of the contract, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or (2) the verification required by Section 2274.002 of the Texas Government Code does not apply to the contract.

INSURANCE AND BONDING INFORMATION

GMES will provide current general liability insurance, worker's compensation and professional liability insurance for any project within 10 calendar days of any Notice of Award.

Professional Liability Insurance

Choices Insurance Agency	Policy No: IAE4207485-0	**(503) 653-8287**
Agent: Jordan Walt	617 High St. Suite 205	Oregon City, OR 97045

Commercial Liability

South Texas Broker Ins. Agency, Inc.	Policy: 100379428181	**(956) 207-1118**
Agent: John F. Gonzalez Jr.	321 Nolana	McAllen, Texas 78505

Workers' Compensation

Texas Mutual Insurance Co.	Policy No: SBP0001218030	**(956) 682-2841**
Agent: Shepard Walton King Inc. Group	P.O. Box 1630	McAllen, Texas 78505-1630

Automobile Liability

State Farm Mutual Insurance Co	Policy No: 3628145B0953E001	(**956) 702-2886**
Agent: Raul Resendez	102 W. Amy Dr. Ste. 1	San Juan, Texas 78589

GUZMAN & MUNOZ ENGINEERING AND SURVEYING, INC.

Unique Entity ID	CAGE / NCAGE	Purpose of Registration
FRKMUNJQTCN6	**47QT5**	**All Awards**
Registration Status	Expiration Date	
Active Registration	**Nov 7, 2024**	
Physical Address	Mailing Address	
2020 E Expressway 83 **Mercedes, Texas 78570-9423** **United States**	**2020 E. Expressway 83** **Mercedes, Texas 78570-9418** **United States**	

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 05/01/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Jordan Walt
Choices Insurance Agency / Jordan Walt 617 High St. Suite 205 Oregon City, OR 97045	PHONE (A/C, No, Ext): 503-653-8287 FAX (A/C, No): 503-653-7869 E-MAIL ADDRESS: JWalt@ProfessionalLiability.Pro

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Endurance American Specialty Insurance Co.	
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

Guzman & Munoz Engineering and Surveying, Inc.
2020 E Expressway 83
Mercedes, TX 78570

COVERAGES **CERTIFICATE NUMBER: 00026609-974647** **REVISION NUMBER: 67**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	☐ CLAIMS-MADE ☐ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$
	☐ OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	☐ ANY AUTO						BODILY INJURY (Per person)	$
	☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB ☐ OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE	$
	☐ DED ☐ RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						☐ PER STATUTE ☐ OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	**Professional Liab.**			**DPL30055253300**	**03/08/2024**	**03/08/2025**	**Per Claim/Agg**	**$1M/$1M**

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

Guzman & Munoz Engineering and Surveying, Inc.
2020 E Expressway 83
Mercedes, TX 78570

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

(JWW)

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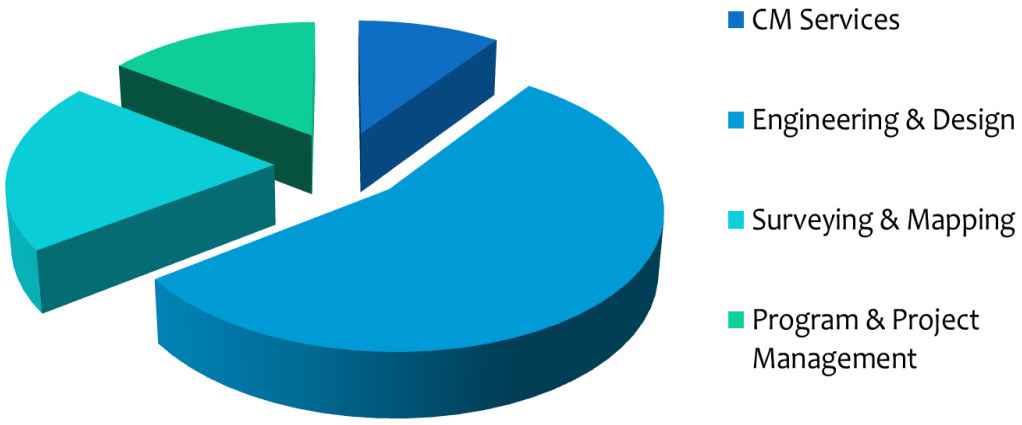
LIST OF CLIENT REFERENCES

GMES is extremely proud of our reputation established with clients.
Please feel free Contacting the following references regarding our performance and services:

Name	Title/Location	Phone No.
Mardoqueo Hinojosa	***City Engineer*** *– City of Edinburg* *415 W. University* *Edinburg, Texas 78539*	*(956)388-8211*
Tony Chavez	***City Manager*** *– City of Raymondville* *142 S. Seventh Street* *Raymondville Texas 78580*	*(956) 689-2443*
Mark Milum	***City Manager -*** *City of Los Fresnos* *520 E. Ocean Blvd.* *Los Fresnos, TX 78566*	*(956) 233-5768* *ext. 1100*
Aurelio Guerra	***County Judge*** *– City of Raymondville* *576 West Main Street* *Raymondville Texas 78580*	*(956) 689-3393*

RESOURCE UTILIZATION PLAN

The staff assigned is currently operating under an average workload of 60%. Additional staff will be added to work on any assigned project(s) should the volume of work for City of Edinburg grow to be more than can be effectively processed by the existing staff, or should the volume of other work for the Project Team grow to the point of affecting the performance of the work for the City of Edinburg.



EQUIPMENT RESOURCES

Guzman and Muñoz Engineering and Surveying, Inc. use the latest computer hardware and software technology. Presently, GMES is using a combination of Autodesk's Land Desktop 2005 and Land Survey 2005 along with AutoCAD Civil 3D 2014 software on all projects. This allows GMES to complete plans/specifications on time, with accuracy and within budget. We currently have twenty-three (23) PC workstations for drafting and design, administrative day-to-day tasks, 2 iMacs, and one assigned PC station for downloading daily survey field data. GMES also has 4 servers on site to provide file storage and host applications.

FAMILIARITY WITH GEOGRAPHIC AREA

GMES has been providing engineering services in South Texas since 1973, a period of over 43 years. Furthermore, GMES has provided quality services for various municipalities and Hidalgo County for the past several years and is currently providing services for various local and government funded projects.

GMES is very familiar with City of Edinburg needs and requirements. Our firm has vast **hands-on knowledge and experience** and is skilled in projects associated with compliance with the Texas State and County Regulatory Codes of Ordinances for zoning, site plan, subdivision and water quality. We are also familiar with pertinent construction materials, vendor facilities, and standard practices.

EQUIPMENT AND AVAILABLE RESOURCES

GMES has up to date technology and networked computer systems, CADD and aerial mapping software and GPS surveying equipment. These resources place GMES in a leadership position to perform large engineering and/or survey and topography base projects. GMES is a "Total Systems" engineering firm.

We currently have a fleet of late model vehicles to ensure maximum reliability for any on-going project. We strive to provide the best delivery time in the industry. This can only be accomplished through qualified personnel, up to date office / field equipment / reliable transportation to complete the job accurately, precisely and on time.

GUZMAN & MUÑOZ
ENGINEERING AND SURVEYING, INC.
Texas Registered Engineering Firm F-8017
2020 E. Expressway 83
Mercedes, Texas 78570
Ph: 956-565-4637
Fax: 956-565-4636

PROFESSIONAL SERVICES AGREEMENT

The Professional Services Agreement for the City of Edinburg RFQ #2024-09 Land Surveying Services has been read. Guzman & Muñoz Engineering and Surveying, Inc. will meet the prerequisite insurance requirements. If selected, Guzman & Muñoz Engineering and Surveying, Inc. agrees to enter in to such agreement.

Jose L. Muñoz, P.E., S.I.T.

President



WORKLOAD STATUS

WORKLOAD

There are no potential conflicts with current work at this time. Our GMES TEAM is currently operating under an average workload of 60%. This will allow the team to **immediately commence** on any architectural /engineering project request requested/awarded to us. Additional staff will be added to work on any assigned project(s) should the volume of work grow to be more than can be effectively processed by the existing staff, or should the volume of other work for the GMES TEAM grow to the point of affecting the performance of the work for our clients.



READY TO WORK AND

PREPARED





GM GUZMAN & MUÑOZ

ENGINEERING AND SURVEYING, INC.

Texas Registered Engineering Firm F-8017

2020 E. Expressway 83
Mercedes, Texas 78570

Ph: 956-565-4637
Fax: 956-565-4636









July 16, 2024

CITY OF EDINBURG

Request for Qualifications

RFQ No. 2024-7

Land Surveying Services Rotation

halff.com

halff

halff

July 16, 2024

City of Edinburg
Mr. Mardoqueo Hinojosa, PE
City Engineer
415 W. University Drive
Edinburg, TX 78539

RE: Request for Qualifications for Land Surveying Services Rotation 2024-7

Dear Mr. Hinojosa and Members of the Evaluation Committee:

Halff appreciates the opportunity to submit this statement of qualifications for Land Surveying Services for the City of Edinburg. We are excited about the opportunity to continue working for the City and help improve its residents' quality of life. Halff has assembled an experienced team that will make sure any project given will be a success. Our firm's staff of more than 1,500 surveyors, engineers, architects, landscape architects, and scientists all stand ready to assist the City on the projects assigned.

Experience In All Required Fields - Our team is comprised of members with experience that covers every aspect of surveying, mapping, and GIS. They include:

- Land Title/Boundary Surveys
- Legal Descriptions
- Right of Way Surveys
- Survey Alignments
- Benchmark Surveys
- Topographic Surveys
- Tree Surveys
- Utility Surveys
- TSPS Category Surveys
- Aerial Surveys
- As-Built Surveys
- Hydrographic Surveys
- Bathymetric Surveys
- Geodetic Surveys
- Environmental Surveys
- Easement Surveys
- ALTA Surveys

Point of Contact Information

Physical Address: 5000 West Military Highway, Suite 100, McAllen, TX 78503
Mobile: 361.336.1353 | **Office:** 956.664.0286 | **Email:** ajonas@halff.com | **Fax:** 956.664.0280

The Halff team has experienced staff available and ready to begin working immediately to meet the city's project execution schedule. Our McAllen office has 71 employees staffed with surveyors, engineers, technicians, and field crews. All available at a moment's notice to assist city staff. Our Brownsville, Corpus Christi, and San Antonio offices, with full-time surveying staff are also available to supplement our valley office staff for surveying needs to expedite projects as needed. **Halff has a proven record of completing projects on time and within budget. We exercise tight project controls so that your projects are delivered as expected.**

We are committed to providing immediate response, anticipating the city's needs, and serving as your partner and advocate. I encourage you to contact the references listed in our qualifications about our dedication, responsiveness, and client care. Please contact us at 956.664.0286 If you have any questions or concerns.

Sincerely,

Amanda Jonas

Amanda Jonas, RPLS | Survey Team Leader

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Firm Qualifications and Experience

Firm Information

Company Profile

Halff is a full-service engineering firm designed, engineered, planned, constructed – and purposed – for people. Since 1950, we've been creating smart solutions that improve lives and communities by turning ideas into reality. The firm provides services throughout the Southeast from 33 offices in Texas, Arkansas, Oklahoma, Louisiana and Florida. The firm's staff of 1,500 includes engineers, planners, scientists, and surveyors. Halff is ranked #87 in Engineering News-Record magazine's list of the top 500 design firms in the United States. The firm was founded in Dallas in 1950 by Albert H. Halff, PhD-Eng., PE. Today, Halff preserves Dr. Halff's legacy of integrity, dedication to client service, and commitment to quality. Halff develops smarter solutions for a variety of market sectors. No matter the size or scope of the project, every one of our solutions is designed with a single purpose: our client's success.

Halff was founded on a core tenet: Focus on people, treat them well and success will follow. It's no wonder, then, that our employees, and the culture they create, define us. We are members of a company built on integrity, technical knowledge and commitment to client service.

As a firm, we perform numerous surveying and right of way acquisition projects for TxDOT, as well as counties and municipalities throughout the State of Texas. Halff owns the equipment necessary to deliver fast, efficient fieldwork. Our survey equipment includes, but is not limited to, Robotic Stations, Total Stations, Data Collectors, EDMs, Theodolites, Levels, surveying software and GPS Receivers that increase both the speed and accuracy of the fieldwork. Halff has the experience to meet the City of Edinburg's needs on the diversity of assignments required in this contract.

Office Location

The Halff McAllen office will provide surveying services to the City of Edinburg. Amanda Jonas, RPLS, will serve as project manager and is authorized to represent the firm in negotiations and to fulfill contractual obligations.

The McAllen office routinely executes projects for the public and private sectors. The projects that the McAllen office has completed over the past decade have been done both independently of our corporate headquarters and in conjunction with the corporate headquarters. This arrangement provides us with the ability to serve our clients efficiently.

The McAllen office is located at:
5000 West Military Highway, Suite 100
McAllen, TX 78503
Tel: 956.664.0286; Fax: 956.664.0282

The McAllen office has a staff of 71 that includes 21 registered professional land surveyors, and professional engineers, 2 Survey Technicians, 9 engineers-in-training, and 3 survey crews. In addition to our McAllen staff our Brownsville Office includes 17 staff and one survey crew who often work collaboratively on projects, augmenting the local resources available for projects in the valley.

The McAllen office can execute any of the City of Edinburg's projects described in the scope of services for the RFQ. It includes support from our many Halff offices as needed. Our survey teams work collaboratively using long-established remote work capabilities allowing us to augment resources whenever needed. This arrangement enables the City of Edinburg to interface directly with local personnel while being confident that they are supported, if required, by the resources and experience of the entire company.

Halff commits to the City of Edinburg that no other firm will work harder than us to perform the highest quality surveying services within the City of Edinburg's project timeframe.



Resources

Halff possesses the capabilities and capacity to deliver a comprehensive range of services to support the City's Surveying Services Contract. The table below highlights our available resources within the State. At Halff, we foster a culture of teamwork, enabling a workshare process that involves other branch offices as needed to assist with our projects. Our field crews are highly experienced in surveying and mapping for the design of roadways, bridges, channels, pipelines, utilities, right of way, boundary, topographic surveys, geodetic networking, aerial ground controls, pre-construction surveys, and hydrographic surveys. Halff survey teams utilize state-of-the-art equipment and software, and continuously stay updated on emerging technologies to provide innovative solutions that enhance the efficiency and accuracy of our data collection.

Ability to Plan and Execute

Halff's planning process is the foundation that leads to the successful execution and completion of our projects. We hold a project kick-off meeting before mobilizing field crews and releasing office staff to begin work.

At the meeting, valuable information is shared with the team including the Traffic Control and Safety Plan, local emergency numbers, site-specific challenges and hazards, scope of work, survey methodology plan, deliverable expectations, applicable standards and specifications to follow, project budget, and schedule. In our experience, proper planning is critical to the successful execution of a project. This is why we plan; To start the project with clear expectations and roles/ responsibilities for all involved with the project.

Halff Survey by the Numbers - Statewide Staff



19	RPLS
8	SITS
4	Survey Technicians
24	Field Crews
15	Right of way (ROW) Professionals
32	Survey/Geospatial Technicians
17	Party Chiefs
17	Instrument Men
4	UAS Pilots
2	Abstractors

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Halff has provided an array of different surveys throughout Hidalgo County, including in the City of Edinburg and municipalities throughout the South Texas. **Below are a few common surveys that Halff has performed:**



Boundary surveys involve correlation of legal records with field information to produce a map locating the property lines, land area, legal description, and conflicts that may affect title.



Improvement surveys involve gathering existing boundary survey information and mapping all improvements. This type of survey is used to verify completed construction projects and to document issues that may affect property title. These surveys are generally requested by title companies for closing on construction loans, or land title transactions



Topographic surveys involve gathering horizontal and vertical data necessary to prepare a map showing the surface relief natural features and man-made objects on the site. This type of survey provides information similar to an aerial survey, but typically involves mapping smaller areas in greater detail.



Aerial surveys involve executing horizontal and vertical control work required to develop accurate aerial maps. Aerial mapping is an easy, cost-effective way to generate information about an area for preliminary studies or designs. The survey work is often tied to the boundary or the national geodetic network to strengthen the control.



Hydrographic surveys involve gathering horizontal and vertical data to determine facts about a body of water. The most common tasks associated with hydrographic surveying are the determination of the size, depth, and bottom configuration of a body of water, and the land area subject to flooding from a nearby water course.



Geodetic surveys involve precise surveying over large areas, taking into account the size and shape of the earth. This type of work can be horizontal, vertical, or both.



Survey for design gathers horizontal and vertical information necessary for the design of engineering plans.



Environmental surveys involve the identification and location of specific natural features. This varies depending on the needs of the client and the characteristics of the site.



Construction surveys include locating building corners, utility lines, and street curbs for construction. The horizontal location of these new features within a project is determined with reference to property lines, in such a manner that facilitates construction. Elevations for the stakes are then established and a “cut” or “fill” depth is calculated to give the proper vertical location of each feature.



Right of Way Acquisition Halff has the resources and experience to provide right of way acquisition services. Our team has experience providing all services needed for ROW Acquisition.

Halff’s surveyors are accustomed to following the federal, state and local standards and specifications that govern our work. We are also familiar with and prepared to provide the city with all of the additional requirements as described in the RFQ Scope of Services for land and topographic surveys.

Halff fully understands the importance of responding on short notice to the City of Edinburg's needs and commits to providing the necessary resources in a timely and cost-effective manner. Throughout this contract's duration, we propose to have a dedicated field crew whose primary assignment is responding to the needs of the City of Edinburg. Our field crew can begin work immediately upon receipt of a notice to proceed from the City of Edinburg.

Scheduling

The team for this project has the staff and equipment resources available to execute the tasks associated with this contract. The availability of key project personnel is as follows:

Project Team Availability

Personnel	Nature/Role	Availability
Amanda Jonas	Project Manager	50%
Raul Garcia, Jr.	Deputy Project Manager	50%
Marcos Diaz	Principal-in-Charge	25%
Andy Shafer	QA/QC Manager	35%
Jody Gafford	Survey Lead	75%

Our staff covers all relevant surveying and support disciplines, and our Project Manager, Amanda Jonas, has the capability to assign personnel to meet any schedule, with the support from Principal-in-Charge, Marcos Diaz, and to allocate any company-wide resources needed to effectively conduct the services associated with this contract.

Communication

In executing this project, we offer a staff that is eager to begin work immediately and will continue to work on an on-call basis for the duration of the contract. Throughout the contract's duration, Amanda, as Project Manager, will conduct team production meetings. At these meetings, she will discuss the work accomplished to date, work to be accomplished, and resources needed. The meetings will address the status of tasks related to the contract. Based on the discussions at these meetings, Halff can efficiently provide additional resources that may be required. The issues discussed in the production meetings will be included in monthly progress reports to the City of Edinburg. The progress reports will contain information on the tasks accomplished during the previous month, status of investigations under contract, and issues, which affect the execution of the contract. The progress reports will provide the City of Edinburg with a written backup of activities and a timely summary of work performed for monthly billing.

Proposed Consultants

Our team offers a one-stop shop for any project the City may assign through this RFQ. We provide Surveying; Civil Engineering; Planning; Right of Way; Environmental Engineering; Mechanical Electrical and Plumbing (MEP) Engineering and Construction Administration services out of our local Valley office. In addition, we have the support of over 1,500 surveyors, engineers, architects, planners and scientists from our 33 other offices across Texas, Oklahoma, Louisiana, Arkansas and Florida. **For this reason, we do not anticipate needing any subconsultants on our projects with the City of Edinburg.**

Areas of Specialization

Halff's areas of specialization include the following:

- Survey
- Right of Way
- Geospatial
- Geographic Information Systems
- Public Works
- SUE
- Artificial Intelligence
- Broadband
- Construction Services
- Energy
- Environmental
- Federal
- Flood Infrastructure Design
- Funding Resources
- Local Infrastructure
- Structural Engineering
- Intelligent Transportation Systems
- Land Development
- MEP Engineering
- Planning & Landscape Architecture
- Subsurface Utility Engineering
- Utility Coordination
- Surveying
- Transportation
- Transit
- Water Resources
- Water/Wastewater

Public Project Work

The following projects are examples of the firm's experience and history in performing On-Call surveying services in the past three years.

City of Alton On-Call Surveying Services

Alton, TX

Halff has provided on-call surveying services for the City of Alton since 2015. Projects under the current contract include property surveys, as-built surveys, topographic surveys, aerial surveys, hydrographic surveys, geodetic surveys, survey for design, environmental surveys, and construction surveys. Representative projects include the Category 1A Conditions Survey and easement for the existing fire station and water tower site, a subdivision plat for the water site, and a topographic survey for the Josefa Garcia Park.

COMPLETED

Ongoing

CLIENT CONTACT

Jeff Underwood
City of Alton
509 S. Alton Blvd.
Alton, TX 78573
956.432.0760

City of Edinburg On-Call Surveying Services

Edinburg, TX

This is a two-year on-call surveying contract with the City of Edinburg. Previous work consisted of the preparation of a Category 1B, Condition IV Property survey of the proposed Fire Station #5 site. The survey was required to begin the subdivision platting process. The site is 5.5 acres. Halff also prepared the subdivision plat and submitted it to the City of Edinburg for staff review. It is currently in the review process with the City and should be completed within the next month. Coordination with Hidalgo County Drainage District #1 was also required to approve the drainage statement. Horizontal and vertical control were established utilizing the Texas State Plane Coordinate System. Property survey and subdivision plat were prepared to meet board rules.

COMPLETED

Ongoing

CLIENT CONTACT

Mardoqueo (Queo) Hinojosa, PE
City of Edinburg
415 W. University Drive
Edinburg, TX 78541
956.388.8210

City of McAllen On-Call Surveying Services

McAllen, TX

This contract began as a one-year contract originally approved in 2009. Since that time, Halff has extended the contract with the City annually. Halff's services under this contract include the preparation of Property Surveys and topographic surveys throughout the City. Property Surveys were prepared to meet board rules. Topographic surveys were prepared to meet board rules and City of McAllen standards. All horizontal and vertical controls were established on McAllen datums. Project assignments have included property surveys for lift stations, metes, and bounds descriptions for multiple tracts of land, topographic surveys, stakeouts of boundary corners, and various additional survey requests.

COMPLETED

Ongoing

CLIENT CONTACT

Mario Cruz, PE
City of McAllen
311 N. 15th Street
McAllen, TX 78501
956.671.1161

Other Similar Project Experience

The following projects demonstrate the recent firm experience relative to the performance of similar services for public entities.

Mile 9N and FM 1015, Project Area 24

HCDD1 | Hidalgo County, TX



Halff performed a flood assessment and prioritized projects. This ongoing project provides the H&H study, engineering design, bidding assistance and construction administration services for a much-needed drainage project for the Las Brisas and Chapa Drive communities. The improvements consist of widening two miles of drainage ditch, rerouting and extending 0.4 miles of drainage ditch, enlarging culvert and storm sewer crossings, constructing multiple detention ponds (totaling 36 acres) and constructing a pump station with two 70 cf vertical turbine pumps that discharge into the International Boundary and Water Commission (IBWC) Floodway. A 24-hour response for survey requests was performed and we provided reports within a day of fieldwork completion.

Completed: Ongoing

Project Relevancy: Benchmark, Survey, Property Surveys, Legal Descriptions, Topographic Survey, Alignment/Right of Way, Establishment

Reference
Yvette Barrera, PE, CFM
Assistant District General Manager
HCDD1
902 N. Doolittle
Edinburg, TX 78542
956.292.7080 ext. 5809
yvette.barrera@hcdd1.org

Cano and Veterans Blvd Trail

City of Edinburg | Edinburg, TX



As part of the City of Edinburg On-Call contract, Halff performed a 1.25-mile topographic survey from 13th Street along Cano St. to Veterans Blvd and from Veterans Blvd south to Dawson Dr. The project is for a walking trail designed by the city. Halff survey crews performed the control survey for the project and collected topographic data along the project within the right of way.

Completed: Ongoing

Project Relevancy: Topographic Survey, Boundary Survey

Reference
Mardoqueo (Queo) Hinojosa
City Engineer
City of Edinburg
415 West University Drive,
Edinburg, TX 78541
956.388.8210
mhinojosa@cityofedinburg.com

Edinburg/McAllen Lateral Improvement

City of McAllen | McAllen, TX



Halff provided surveying for design services which included conventional topographic survey collection methods as well as supplementary lidar. Sufficient ground elevations were obtained to prepare one-foot interval contour maps throughout the surveyed portions of the project site. All significant trees with a caliper equal to or greater than six inches were located. Property surveys were also provided for ROW acquisition purposes. Survey reports for this project were delivered on time and in budget. Additional survey requests are expected to be received on this project.

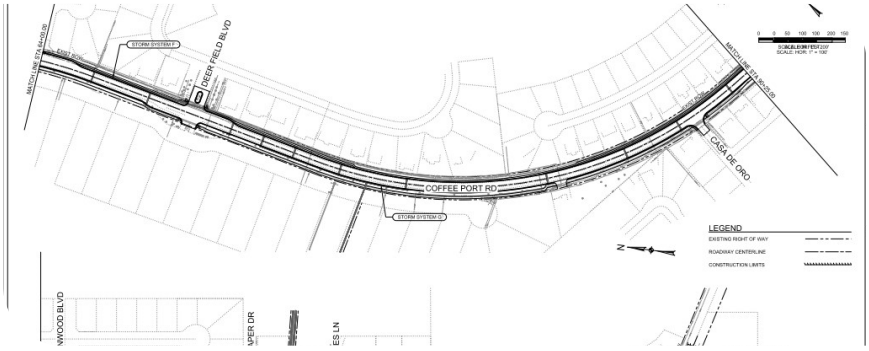
Completed: Ongoing

Project Relevancy: Benchmark Survey, Topographic Survey, Property Surveys, Legal Descriptions

Reference
Jorge Gutierrez
Services Supervisor
City of McAllen
1300 Houston Avenue
McAllen, TX 78501
956.681.1151
Jorge.gutierrez@mcallen.net

2020 CIP Street Improvements

City of Brownsville | Brownsville, TX



Halff provided surveying services for 1.98 miles of roadway. The project includes the reconstruction of Coffee Port Road from a 2-lane section to a 3-lane section including pedestrian and bicycle accommodations in the form of a shared use path. Halff also led the horizontal and vertical design of the roadway geometry. Halff used a mobile lidar attached to a Ford F250 provided by our geospatial department.

Completed: Ongoing

Project Relevancy: Topographic Survey, Right of Way

Reference
Doroteo Garcia, PE, CFM, RAS
Assistant City Engineer
City of Brownsville
1034 E. Levee Street
2nd Floor
Brownsville, TX 78520
956.548.6005
doroteo.garcia@brownsvilletx.gov

Sugar Road

City of Edinburg | Edinburg, TX



Provided surveying services for design, including locating all surface improvements inside the right of way, establishing horizontal and vertical benchmarks for design and construction phases, and supplemental topography inside the right of way required for design utilizing the City of Edinburg's datum and coordinating system. Provided property surveys and determined the existing right of way of Sugar Road. All survey reports were delivered for this project on time and within budget.

Completed: Ongoing

Project Relevancy: Benchmark Survey, Topographic Survey, Property Surveys, Legal Descriptions, Right of Way/ Alignment Survey

Reference
Mardoqueo (Queo) Hinojosa, PE
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, TX 78541
956.388.8210
mhinojosa@cityofedinburg.com

IBWC Main Floodway Hydrographic Survey

Stantec Consulting Services, Inc. | Mercedes, TX



Halff, as subconsultant to Stantec Consulting Services, Inc., aimed to measure water flowline elevations along waterways, employing GPS for wadable areas, a GPS boat called Hydrone for deeper waters, and a rowboat with GPS in strong currents. The survey covered three legs: from south of Mercedes to east of the north floodway, from Anzalduas Bridge to south of Mercedes, and along the Arroyo Colorado to near the Port of Harlingen. All survey reports were delivered for this project on time and within budget.

Completed: December 2023

Project Relevancy: Topographical Surveys

Reference
Ashish Waghray
Project Manager
Stantec Consulting Services, Inc.
1700 Pacific Avenue,
Dallas, TX 75201
214.855.5511
Ashish.Waghray@stantec.com

Sharyland Plantation Professional Services

Cubic PV | Mission, TX



Halff conducted comprehensive topographic and boundary surveys over a 153-acre field. Utilizing a Polaris equipped with a GPS receiver, our team meticulously navigated the terrain, verifying precise data collection. Every 100 feet, a shot was taken to capture accurate measurements, and the ground was staked accordingly to prepare for subsequent geotechnical services. This methodical approach checked that all necessary data was gathered efficiently and accurately, laying a solid foundation for the geotechnical analysis to follow.

Completed: August 2023

Project Relevancy: Topographical Surveys and Category 1B Boundary Surveys

Reference
Mark Garcia
Vice President
McAllen Foreign Trade Zone
6401 South 33rd Street
McAllen, TX 78503
956.682.4306
mark@mcallenftz.org

Experience with the City of Edinburg

Halff has worked with and within the City of Edinburg for several years. We have held several recent and ongoing contracts directly with the City and provided services on City projects as a subconsultant. The following is a sample of more recent projects that Halff has completed for the City of Edinburg:

- McIntyre Square Project, Boundary Survey (3.39 acres)
- ROW Exhibit for Sugar Road, Chapin to Monte Cristo
- Land Surveying, Wisconsin Road from I-69C to West City Limits
- Land Surveying and ROW Mapping, Sprague Road from Jackson Road to West City Limits (1.62 mi.)
- Land Surveying and ROW Mapping, Chapin Road from I-69C to West City Limits (3.57mi.)
- Land Surveying and ROW Mapping, Trenton Road-I-69C to East City Limits (1.3mi.)
- Survey Fire Station 5 Boundary Survey and ROW Acquisition for Lift Station
- Bicycle and Pedestrian Master Plan-Landscape Architecture services for a Bicycle and Pedestrian Master Plan for the City of Edinburg
- Survey and ROW acquisition for additional property for Lift Station Number 42 at Alberta and I-Road
- Appraisal and ROW services for Chapin Road Bridge Project
- ROW Acquisition Services for 20-foot Easement on Canton Road
- New Auxiliary Generator Replacement at Downtown Water Treatment Plant High Service Pump Station
- Additional Waterline Improvements along U.S. Highway North 281
- Professional Services for U.S. Highway North 281 Water Distribution System Improvements from SH 186 to FM 490
- Downtown Parking and Retail Facility at Closner Boulevard



Team Member Qualifications

Organizational Chart

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1



Amanda Jonas, RPLS
Project Manager



Marcos Diaz, PE, LGPP
Principal-in-Charge



Andy Shafer, RPLS
QA/QC Manager



Raul Garcia, PE, CFM
Deputy Project Manager

Surveying Services

Survey Lead
Jody Gafford

Survey Crew I
Party Chief
Adolfo Vargas

Survey Crew II
Party Chief
Jose Briones

Survey Crew III
Party Chief
Anwar Ramirez

Survey Crew IV
Party Chief
Joe Gonzalez, Jr.

Halff Firm-Wide Support

RPLS: 20
LSLS: 1
SIT: 7
Geospatial Managers: 10
Survey Technicians: 57
Field Crews: 40
Party Chiefs: 40

Other Services

Geospatial Specialist
Aaron St. Amant, PLS

Right of Way Acquisition
Lorena Corpus

Subsurface Utility Engineering (SUE)
Michael Hammack

Geographic Information System (GIS)
Gini Connolly, AICP, GISP, CFM
Alvaro Garcia

Resumes



Amanda Jonas, RPLS

Amanda is a Senior Survey Project Manager at Halff and has 20 years of experience in surveying including working for the US Air Force and for the TxDOT Corpus Christi District Survey Department. Her experience includes horizontal and vertical control surveys, topographic surveys, drainage surveys, digital terrain mapping, bathymetric surveys, route surveying, railroad surveys, property surveying, right of way mapping, preparing legal descriptions, and parcel exhibits.

ROLE
Project Manager

EXPERIENCE
20 Years

EDUCATION
Bachelor of Science, Survey Management, Everglades University

REGISTRATION
Registered Professional Land Surveyor: TX #7010

REPRESENTATIVE PROJECT EXPERIENCE

TxDOT, The Harbor Bridge Project, Corpus Christi, TX.

Survey Task Lead for a project that included providing surveying services to support the Design-Build project for the new Harbor Bridge in Corpus Christi. Amanda managed the survey tasks on this project that included coordination with multiple disciplines and companies. Amanda worked closely with the design team to make sure their survey needs were met, including a detailed drainage survey and preparing drainage exhibits for CLOMR. She processed, analyzed and established the control network and prepared the Right of Way mapping, legal descriptions and parcel plat maps for the proposed Right of Way. She also coordinated with the City of Corpus Christi and the Corpus Christi Port Authority to obtain necessary topographic survey data collection.

TxDOT, FM 1925, Monte Cristo Rd, Hidalgo County, TX.

Survey Task lead for a project that included topographic survey, Right of Way monumentation recovery and setting monuments along proposed Right of Way of FM 1925 (Monte Cristo Road) in Hidalgo County from FM 2220 (Ware Road) to 10th Street. Amanda led coordination of field crews and office staff for the survey of ROW monumentation searches provided by the client. She coordinated right of entry and data collection of parcel improvements with local owners and field crews along the corridor. She performed QA/QC on all survey deliverables and prepared weekly progress status reports to the client.

City of Edinburg, Sugar Road Schematic Alignment, Edinburg, TX.

QAQC reviewer for the Sugar Road schematic alignment project that consists of the layout of a new roadway from Chapin Road to Monte Cristo Road. Amanda is providing surveying services including locating all surface improvements located inside ROW, establishing horizontal and vertical control for design and construction phases, and supplemental topography inside the ROW required for design utilizing the City of Edinburg's datum and coordinate system. A property survey, data collection, and review of existing ROW maps, survey information, and conceptual design documents was also performed by Halff.

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Marcos Diaz, PE, LGPP

Marcos brings experience in managing, planning, designing, and construction of projects for private and public entities involving transportation, land development, hydrology and hydraulic (H&H) analysis, storm drainage design, water & wastewater design, and preparation of construction documents including plans, specifications and engineers estimate (PS&E). Marcos is certified in TxDOT's Local Government Project Procedure (LGPP) Qualification Program. He has gained experience implementing locally let projects starting with the preliminary schematic and environmental stage and progressing through design and plan development, right of way acquisition, utility relocation, letting, contracting, and construction.

ROLE
Principal-in-Charge

EXPERIENCE
18 Years

EDUCATION
Bachelor of Science, Civil Engineering, Texas A&M University at Kingsville

REGISTRATIONS
Professional Engineer: TX #107249

CERTIFICATIONS
Local Government Project Procedures (LGPP) #85070

REPRESENTATIVE PROJECT EXPERIENCE

City of McAllen, Bicentennial Boulevard, McAllen, TX.
Project Manager responsible for leading the 2.75-mile extension to Bicentennial Boulevard from Trenton Road to SH 107. Coordinated with the client, several City departments, McAllen Public Utility, TxDOT, and Hidalgo County Drainage District during the planning and design phase. The planning phase consisted of providing the schematic design with horizontal and vertical alignments, drainage design, noise wall design and project constraints including Right of Way needs. The design phase consisted of finalizing the horizontal and vertical alignment, reviewing cross-sectional views, utility relocations, irrigation canal adjustments, environmental services, and developing grading and drainage design for the proposed road.

Brasfield & Gorrie, San Antonio US Federal Court House, San Antonio, TX.
Project Manager responsible for the civil design of the federal courthouse. The design plans included demolition plan, paving plan, dimensional control plan, drainage plan, utility plan, grading plan, erosion control plan, LID bioretention swale, SW3P manual and construction specifications. Halff was involved in a federal courthouse built as a design-build project. This project consisted of the preparation of construction documents for the design of a 6.4-acre site for a U.S. Courthouse. Work included preliminary design concepts through final design review for a 4-story building comprised of courtrooms, offices, detention spaces, and support areas inclusive of an atrium.

City of Eagle Pass, On-Call Engineering Services, Eagle Pass, TX.
Responsible for civil engineering projects throughout the city. Also responsible for performing development and plat reviews as needed and allocating resources to support city staff during construction with an inspector. Representative projects include Calle de los Santos drainage improvements that required special coordination with Maverick County Water Control and Improvement District #1 to cross a major irrigation canal with five 6'X4' boxes under the canal. Katie-Omar Drainage Improvements and Katie-Jenna Drainage Improvements, both of which consisted of designing improvements that prevented backwater to flood a neighborhood with the use of flap gates.



Andy Shafer, RPLS

Andy has advanced through the survey department as an instrument man on a field crew. He has extensive knowledge in ALTA surveys, topographic surveying and platting for large commercial and industrial projects, preparation of easement documents for various utility entities, and preparation of right of way parcel exhibits and maps sheets for numerous cities. Andy previously served as a two-year director for Chapter 5 of the Texas Society of Professional Surveyors (TSPS).

ROLE
QA/QC Manager

EXPERIENCE
39 Years

EDUCATION
Bachelor of Science,
Civil Engineering,
Southern Illinois University

REGISTRATIONS
Registered Professional Land Surveyor: TX #5017

REPRESENTATIVE PROJECT EXPERIENCE

City of McKinney, Traffic Engineering Services Parkway Intersections, McKinney, TX.
Project Manager responsible for overseeing all survey tasks related to the design of 20,000 lf of new roadway for Laud Howell Parkway extension, from US 75 to FM 1461 in McKinney, Texas. Survey tasks include boundary analysis of parent tracts, preparation of right of way and easement documents, and full topographic design survey of project alignment.

City of McKinney, Virginia Parkway Expansion, McKinney, TX.
Surveyor responsible for overseeing all survey tasks related to the expansion of 3.2 miles of Virginia Parkway between Ridge Road and US 75, including 1.5 miles of inside widening and 1.7 miles of outside widening that established a continuous 6-lane section. The section of exterior widening requires extensive ROW/easement determination and parcel documents for additional ROW where necessary. Project design was accomplished within 100-foot ROW in some areas to reduce significant impacts to adjacent properties.

Collin County, Open-Ended Surveying Contract, Collin County, TX.
Project Manager responsible for managing all aspects of projects. This project involved an open-ended surveying contract. Projects included topographic surveying for jail expansion at Collin County Justice Center; preparation of easements; boundary surveys for property acquisition, stockpile surveying for quantities, and right of way mapping and parcel takes for four County Road projects and platting of Collin County Justice Center property.

Town of Addison, Sherlock Drive Storm Drainage Improvements, Addison, TX.
Surveyor responsible for QC of survey data. Prepared easement documents. As part of the Town of Addison Detailed Stormwater Master Plan, the storm sewer system along Sherlock Drive was evaluated to help determine causes of frequent flooding that occurred at three residential properties. That study recommended the addition of a parallel system to the existing storm drain system that drains the three flood-prone properties from Winter Park Drive to Belt Line Road. This project involved site reconnaissance and record drawing research, on-the-ground survey for design, and preparation of construction drawings and specifications.

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Raul Garcia, Jr., PE, CFM

Raul currently serves as a Senior Project Manager and Lead Design Engineer for multiple projects in the McAllen office. He has provided land development and site work engineering for several offices, warehouse, commercial, and mixed-use developments. Raul also has experience serving as the lead engineer for multiple clients including architects, public entities, and private developers.

ROLE
Project Manager

EXPERIENCE
24 Years

EDUCATION
Bachelor of Science, Agricultural Engineering, Texas A&M University

REGISTRATIONS
Professional Engineer: Texas #94855

CERTIFICATIONS
Certified Floodplain Manager: TX #0954-06N

REPRESENTATIVE PROJECT EXPERIENCE

City of Edinburg, Sugar Road Schematic Alignment, Surveying, and ROW Acquisition Services, Edinburg, TX.

Project Manager responsible for the oversight of this project which consisted of the layout for the proposed widening of Sugar Road from Chapin Road to Monte Cristo Road. Halff worked with City staff to create several iterations of schematics to determine the most cost efficient location for widening. Other services provided included ROW acquisition and surveying.

City of Edinburg, U.S. Highway North 281 Water Distribution System Improvements, Edinburg, TX.

Team Leader responsible for the water distribution system improvements along highway 281, between SH 186 and FM 490. This project was triggered by a TxDOT project along Highway 281 that forces the removal of existing water lines conflicting with proposed highway improvements. The distribution system improvements consists of removing existing PVC (approximately 27,000-lf) and AC lines (approximately 9,500-lf), and replacing them with approximately 45,000-lf of 8-inch and approximately 17,500-lf of PVC lines with all its pertaining valves, fire hydrants, service connections, etc. The project also consist of the design of a new pump station for the City to service the communities in the same vicinity. The pump station consists of a ground storage tank, and a prefabricated building housing the booster pumps that would feed a proposed elevated storage tank to be designed by others.

McAllen Foreign Trade Zone, Warehouse Development, McAllen, TX.

Project Manager for this project consisting of a 6.70-acre site that will be utilized for a warehouse development. The planning phase for this project consisted of coordination with the owner, the City of McAllen, Hidalgo Drainage District, and Hidalgo County to optimize the most efficient warehouse design that will accommodate for the storm runoff provided by the proposed development into the adjacent drainage ditch. Data acquisition and topographic surveying were conducted to identify existing conditions and issues of concern to proceed into design phase. Paving improvements included 13,610 square yards of new concrete pavement and 4,190 square yards of new asphalt pavement.

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Jody Gafford

Jody has experience with mapping property surveys, topographical surveys, horizontal and vertical control surveys, land title surveys, improvement surveys, surveying and document preparation for road/street right of way conveyances, route surveying for water, sewer, surveying and document preparation for road street right of way conveyances, and gas pipelines, route surveying for electric transmission lines, easement preparation and construction staking. Jody is also a licensed UAS pilot capable of providing unique services that other local surveyors are unable to. Using UAS for surveying and mapping offers the ability to obtain high quality data and measurements easily, at low cost and in a fraction of the time it would take to do manually. It also reduces or eliminates risk to surveyors having to visit hazardous areas or work in hostile environments.

ROLE
Survey Lead

EXPERIENCE
20 Years

EDUCATION
Associate of Applied Science, Drafting and Design Technology
GIS/GPS Specialty

REGISTRATION
Certified UAS Technologist: TX #4229673

REPRESENTATIVE PROJECT EXPERIENCE

City of Edinburg, Sugar Road Schematic Alignment, Edinburg, TX.
Surveyor responsible for surveying services including locating all surface improvements located inside ROW, establishing horizontal and vertical control for design and construction phases, and supplemental topography inside the ROW required for design utilizing the City of Edinburg's datum and coordinate system. A boundary survey, data collection, and review of existing ROW maps, survey information, and conceptual design documents was also performed by Halff.

HCDD1, 2018 Drainage Bond Project #24, Hidalgo County, TX.
Surveyor responsible for his project involves improvements of the drainage facilities for a 4.5-square mile drainage basin prone to structural flooding. The improvements consist of ditch widening and rerouting, culvert and storm sewer enlargement, detention pond construction, and pump station construction. This project includes a drainage analysis of pre- and post-improvement conditions and coordination with utility companies and the U.S. International Boundary and Water Commission.

City of McAllen, Edinburg/McAllen Lateral Improvement, McAllen, TX.
Surveyor responsible for surveying for design services which included conventional topographic survey collection methods as well as supplementary lidar. Sufficient ground elevations were obtained to prepare one-foot interval contour maps throughout the surveyed portions of the project site. All significant trees with a caliper equal to or greater than six inches were located. Boundary surveys were also provided for ROW acquisition purposes.

City of McAllen, 33rd Street Extension, McAllen, TX.
Surveyor responsible for surveying services for design which included field ties to all surface improvements located inside right of way, establishing horizontal and vertical control for design and construction phases, and supplemental topography inside the ROW required for design utilizing the City of McAllen's datum and coordinate system.

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Aaron St. Amant, PLS

Aaron St. Amant is a forward-thinking AEC and Land Survey professional with experience directing complex projects from vision to completion while maintaining a relentless commitment to the integrity of each client's goals. He leads the day-to-day operations involved with the collection of lidar and photogrammetric data for geospatial mapping and building documentation.

ROLE
Geospatial Specialist

EXPERIENCE
26 Years

EDUCATION
Master of Business Administration in Business Administration

Bachelor of Science in Organizational Leadership, University of Arkansas at Fort Smith

Associate of Applied Science in CADD Architectural Design, University of Arkansas at Fort Smith

Graduate Design Certificate in Cadastral Surveying, University of Wyoming

REGISTRATION
Professional Land Surveyor, OK #2053

REPRESENTATIVE PROJECT EXPERIENCE

Hidalgo County, Willacy County Jail HVAC & Electrical, Raymondville, TX.
GIS Specialist responsible for the reconnaissance of the facility, provided a topographic survey of the site and lidar scans of the facility hosted on a cloud-based network and presented a detailed assessment plan to the county based on the data collected.

City of Bentonville, Off-Site Drainage Improvements, Bentonville, AR.
Task leader for the project that is in the final stage of construction, which involves approximately 0.5 miles of roadway improvements/realignment between SW 8th Street and SW 2nd Street. The improvements include minor roadway alignment, underground drainage improvements of up to 48-inch storm drain piping, milling/overlay, new curb/gutter, sidewalks, and landscaping. Halff's services included surveying, design, and construction administration/observation.

City of Fort Smith, Kelley Highway, Fort Smith, AR.
Geospatial Specialist responsible for lidar services on approximately 7,000 LF of roadway extension for Kelley Highway, a 3-lane major collector, between Riverfront Drive and Midland Blvd, including reconstruction of crossing streets. The project includes drainage improvements, utility relocations, and ROW easement acquisition.

City of Fort Smith, South 50th and South 66th Street Widening, Fort Smith, AR.
Geospatial Specialist for a project that consisted of widening the north leg of South 66th Street at its intersection with Phoenix Avenue and the north leg of North 50th Street at its intersection with Kelley Highway to allow for additional center left-turn lane storage at both locations. The improvements to South 66th Street included widening an existing 22' wide estate-type section to 37-foot with new curb and gutter for 400 lf, including new sidewalks and underground drainage. Similarly, the improvements to North 50th Street included widening an existing 22' wide estate-type section to 37-foot with new curb and gutter for 800 lf including new sidewalks, underground drainage, and relocating entrances into and modifying traffic circulation within the Sutton Elementary school parking lot.

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Lorena Corpus

Lorena has experience in acquisition services. Lorena joined Halff as a contract administrator and has since moved into the right of way department. She assists Halff in acquiring parcels, and relocation of residential and personal properties. She also assists with project administration, negotiation with stakeholders, title curative, closing, eminent domain, and condemnation.

ROLE

Right of way (ROW) Acquisition

EXPERIENCE

10 Years

REGISTRATION

Licensed Real Estate Agent, TX No. 658610

TxDOT No. 34833

REPRESENTATIVE PROJECT EXPERIENCE

TxDOT, FM 1926 (23rd St) to Hackberry Ave., McAllen, TX.
ROW agent for a project that consists of the acquisition of eight parcels for the widening of 23rd street in McAllen, Texas. Services include: Project Administration, Negotiation, Title Curative, Closing and Condemnation Support.

Sendero Acquisitions, SH 365 Hidalgo County Regional Mobility Authority, Hidalgo County, TX.
ROW agent responsible for assisting with the acquisition of 50 parcels and four relocations. Services included Project Administration, Negotiation, Title Curative, Closing, and Eminent Domain support.

TxDOT, Corpus Christi, US 77, Ricardo TX.
ROW agent responsible for negotiation, this project consisted of the acquisition of 38 right of way parcels and eight relocations for the expansion of existing right of way to meet current highway standards for US 77. Services included project administration, negotiation assistance, title curative, closing, and condemnation support.

Brooks County, Las Cuatas Drainage, Brooks County, TX.
ROW agent for a project that consisted of the acquisition of three acquisition right of way parcels. Services included project administration, negotiation, title curative, and condemnation services.

Hidalgo County Precinct 1, Mile 6W, Weslaco, TX.
Project consisted of the acquisition of 63 right of way parcels for the road expansion of Mile 9N to Mile 11N in Weslaco. Services included project administration, negotiation and title curative.

Hidalgo County Regional Mobility Authority, IBTC, McAllen, TX.
Project consisted of the acquisition and relocation of 63 acquisition and 43 relocation right of way parcels. Services included project administration, negotiation, title curative, closing support, relocation management and assistance.

Hidalgo County Regional Mobility Authority SH 365, McAllen, TX.
ROW agent for a project that consisted of the acquisition and relocation of 50 acquisition and four relocation right of way parcels. Services included negotiation, title curative and, relocation management and assistance.

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Michael Hammack

Mike joined Halff in 2002 and is the SUE Field Manager overseeing all local SUE efforts. He has experience in designating utilities using all types of geophysical prospecting equipment, locating utilities using non- destructive vacuum excavation, plan review, records requests, estimating, preparing SUE proposals and deliverables, and QA/QC. Mike is cross trained in survey, inspection, and CADD, providing a streamlined approach and cost savings to his clients, and is willing to get his hands dirty to solve problems

ROLE
SUE

EXPERIENCE
24 Years

REPRESENTATIVE PROJECT EXPERIENCE

City of Seguin, Walnut Branch, Seguin, TX.
for the design of improvements to Walnut Branch to include expansion of the existing regional detention facilities near I-10, removal of low water crossings at San Antonio Avenue and Williams Street, and improvements for safe access to a residential neighborhood at Aldama and Kingsbury Street. Sam has recently completed a new hydrology and hydraulic analysis of Walnut Branch using industry standard criteria similar to what will be recommended for the City's new Drainage Criteria Manual.

City of Round Rock, Gattis School Road Segment 6 Reconstruction, Round Rock, TX.
This project covers one mile of road from Via Sonoma to Red Bud Lane in Round Rock, Texas. The utility coordination includes communication with utility owners, design reviews, utility agreements/permits, and utility engineering. Halff is accommodating 10 different utilities to relocate in newly acquired right of way coordination with BGE and the City of Round Rock during PS&E.

City of Austin, Fallwell Lane Capital Renewal Project, Austin, TX.
This project involved the evaluation of holistic alternative infrastructure improvements for Fallwell Lane and other City infrastructure between Onion Creek and the Colorado River. A 2D HEC-RAS model was developed to evaluate existing conditions and propose solutions along with an extensive outreach effort with multiple city departments.

City of Round Rock, Wyoming Springs Drive Segment 1, Round Rock, TX.
This project involves schematic design and PS&E of Wyoming Springs Roadway Extension, from Creek Bend to Sam Bass. This complex roadway extension project is located between two existing segments of Wyoming Springs Blvd. The project crosses Brushy Creek and Dry Fork Creek via twin bridge structures. The roadway cross section consists of a four-lane divided arterial (MAD4) with a shared use path on one side and sidewalk on the other. The project also includes extensive ancillary improvements along Sam Bass which include turn lanes, widening and intersection improvements.

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Gini Connolly, AICP, GISP, CFM

Gini brings GIS experience to the Information Management team. As the previous GIS Manager for the City of Hurst for 15 years, Gini has a wide variety of local government GIS knowledge including the collection and use of geographic utility data, as well as the implementation of software applications utilizing geographic data, including asset management and land planning applications.

ROLE
GIS

EXPERIENCE
25 Years

EDUCATION
Master of Arts,
City and Regional Planning,
University of Texas at Arlington

Bachelor of Arts, French,
Texas Tech University

CERTIFICATIONS
Geographic Information Systems Professional: #33699

Certified Floodplain Manager TX: #4201-22N

American Institute of Certified Planners: #34526

REPRESENTATIVE PROJECT EXPERIENCE

Sheppard Air Force Base, Storm Water Survey, Wichita Falls, TX.
QA/QC Manager responsible for managing the systemwide storm drain GIS inventory and condition assessment efforts in advance of systemwide hydraulic modeling.

City of Athens, GIS Development and Web Map, Athens, TX.
GIS Task Leader responsible for overseeing GIS database design and conversion of water, sewer, and zoning data sets. Halff converted legacy water and sewer CAD data sets into a newly designed hosted enterprise geodatabase. The project also included the extensive clean-up of the City's zoning layers. New web maps were created and are being hosted by Halff.

Dallas Water Utilities (DWU), Storm Drainage Management GIS Improvement Plan, Dallas, TX.
GIS Lead responsible for co-authoring the DWU Storm Drainage Management GIS Improvement Plan. Gini aided in the preparation and participation of a needs assessment, data review and gap analysis to recommend steps to implement industry best practices.

City of Seguin, Impervious Cover Dataset, Seguin, TX.
GIS Task Leader for a project that involved performing the initial analysis for the development of the program and LIDAR data to determine nonresidential impervious cover. Services included project management, digital data set development, public outreach support, and utility financial implementation.

Lower Red-Sulphur-Cypress Regional Flood Planning Group (RFPG), Regional Flood Plan, Texarkana, TX.
GIS Specialist responsible for coordinating GIS efforts through the state flood planning process. GIS tasks included determining and assembling best available existing conditions, defining future conditions and related regional flood exposures and vulnerability. This involved writing related parts of the Flood plan. Coordinated public input web maps and other public input. This project involved preparing a regional flood plan under the direction of the Region 2 RFPG that contains the elements needed for the state plan. This also included the design and implementation of public involvement activities including conducting public meetings, reviewing and responding to public comments, and developing educational materials on regional flood planning issues for presentation to both technical and non-technical audiences in the region.

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Alvaro Garcia

Alvaro is a skilled GIS analyst with in-depth knowledge of spatial analysis, data visualization, and GIS database design. He has been instrumental in diverse projects, contributing significantly to tasks such as data collection and creating exhibits for master drainage plans, developing interactive web GIS applications such as dashboards and story maps, and conducting spatial risk and vulnerability assessments.

ROLE
Geospatial Specialist

EXPERIENCE
5 Years

EDUCATION
Master of Science, Agriculture, Environmental, and Sustainability, University of Texas Rio Grande Valley

Bachelor of Science, Environmental Science, University of Texas Rio Grande Valley

REPRESENTATIVE PROJECT EXPERIENCE

City of Brownsville, Broadband Support. Brownsville, TX.
GIS Analyst responsible for developing an integrated GIS system for the City of Brownsville American Rescue Plan projects. This included configuring an ESRI field apps system for engineers to fill out inspection/ status forms for the Broadband, creating a Broadband dashboard for contractors to address issues, and developing a StoryMap for the City of Brownsville to publish on their website.

Lower Rio Grande Regional Flood Planning Group, Regional Flood Plan, Edinburg, TX.
Technical lead for all GIS-related deliverables for the Lower Rio Grande region state flood plan. Responsibilities included the generation of exhibits and figures, a GIS geodatabase with flood exposure, flood projects, and flood hazard layers, and included related excel data tables.

Texas General Land Office, Lower Rio Grande Valley Watershed Study, Hidalgo County, TX.
GIS analyst involved in multiple phases of the General Land Office's Lower Rio Grande Flood Study. Supported engineers by collecting and cataloging relevant GIS data, developing flood maps, and report writing.

Compass Zone 2, FEMA HQ FFRMS, Denton, TX.
GIS analyst tasked with delivering FEMA Federal Flood Risk Management standard products. Duties included quality control of deliverables, generation of FFRMS GIS flood products, and generation of metadata.

City of Harlingen, American Rescue Plan of 2021, Harlingen, TX.
GIS analyst responsible for data collection and exhibit production for the Master Drainage Plan for the City of Harlingen. Collected initial terrain, land use, and soil characteristics data and created preliminary drainage basins. Responsible for mapping flood modeling results and for production of final report exhibits and figures. This project involved the development of a 2-D stormwater runoff model for an approximately 1.4 square mile area to analyze existing and proposed conditions using XPSWM software. The analysis included the development of three possible detention pond options to mitigate flood risk in the surrounding area. Due to limited construction funds, the client selected a phased approach to implementing one of the simulated detention options. That project is currently under design.

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References



HIDALGO COUNTY DRAINAGE DISTRICT NO. 1
Yvette Barrera, PE, CFM
Phone: 956.292.7080 ext. 5809
Email: yvette.barrera@hcdd1.org
Address: 902 N. Doolittle
Edinburg, TX 78542



CITY OF ALTON
Jeff Underwood
Phone: 956.432.0760
Email: jeff.underwood@alton-tx.gov
Address: 509 S. Alton Blvd.
Alton, TX 78573



CITY OF MCALLEN
Mario Cruz, PE
Phone: 956.671.1161
Email: mcruz@mcallen.net
Address: 1300 Houston Ave
McAllen, TX 78501



Insurance

Insurance Coverage

Please see our itemized insurance coverage below. In accordance with the requirements of this RFQ, we have also included our insurance certificate on page 26.

Category	Coverage
Commercial General Liability	Each Occurrence (EO) ($2,000,000); Damage to Rented Premises - EO ($500,000); Medical Expenses ($25,000); Personal and ADV Injury ($2,000,000); General Aggregate ($4,000,000); Products - Comp/OP AGG ($4,000,000)
Automobile Liability	Combined Single Limit - Each Accident ($2,000,000)
Umbrella Liability	Each Occurrence ($5,000,000); Aggregate ($5,000,000)
Worker's Compensation	Statutory Limits
Employer's Liability	Each Accident ($1,000,000); Each Disease - Per Employee ($1,000,000); Each Disease - Policy Limit ($1,000,000)
Professional Liability	Per Claim ($1,000,000); Aggregate ($1,000,000)

Professional Services Agreement

Halff has read the Professional Services Agreement and will meet the prerequisite insurance requirements. Halff also requests the opportunity to negotiate some of the terms and conditions in the Professional Services Agreement.

Contact Information

As Project Manager, **Amanda Jonas, RPLS**, will be your primary point of contact for any future projects. In the instance that Amanda is unavailable, the secondary contact for these projects is Principal-in-Charge, **Marcos Diaz, PE, LGPP**. Their contact information is as follows:

Amanda Jonas, RPLS | Project Manager
Survey Team Leader
Office Location: Corpus Christi
ajonas@halff.com | 361.336.1353

Marcos Diaz, PE, LGPP | Principal-in-Charge
Vice President | Operations Manager, McAllen
Office Location: McAllen
mdiaz@halff.com | 956.451.7197



Supplemental Information

Supplemental Information for Response to City of Edinburg (City), Request for Qualifications, Submittal Requirements, Litigation Disclosure Form

02 July 2024

Question:

1. *Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?*
2. *Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?*
3. *Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?*

Response:

Halff Associates, Inc. (Halff) employs more than 1,500 people in 33 office locations (Texas, Florida, Oklahoma, Arkansas, and Louisiana) and is engaged in roughly 4,900 active projects at any given time. Accordingly, on rare occasions, Halff finds itself as a named defendant in a lawsuit or as a participant in other dispute resolution proceedings related to professional services and/or business in general insurance. Halff is a privately-held corporation and statements regarding litigation and claims, on the advice of Halff's legal counsel and Halff's insurance carriers, must remain confidential. Further, it is important to note that confidentiality requirements are often specifically addressed in settlement release documents or employee-employer privacy restrictions or pursuant to contract requirements. Due to these circumstances, Halff can only release this confidential information under specific request and with the dual understandings: (a) that any such information is and shall remain privileged and confidential, coupled with the further understanding, (b) that any such disclosure by Halff could only be provided if such confidentiality were strenuously protected by both the City of Edinburg (City) and Halff. Notwithstanding the foregoing, Halff may still be prohibited from disclosing information. Further, as this information would provide Halff's competitors with information that would not normally be shared, and such disclosure would create a competitive advantage for such competitors, Halff and City agree that any and all relevant protections (exclusions) under the Texas Open Records Act and the Freedom of Information Act (FOIA) are applicable. **Further, Halff can and does affirm that Halff has never been adverse to the City of Edinburg (City) in any litigation or claims during the last ten (10) years. Halff can and does affirm, however, that there are no significant prior or ongoing matters that would adversely affect Halff's ability to fully perform its obligations on this or any other project.** Halff and its legal counsel and insurers will consider requests for specific information regarding litigation, therefore please direct any such questions through our General Counsel, Mrs. Jill Martin, at jmartin@halff.com or 214-346-6365.

CONFIDENTIAL – FOR INTERNAL CITY USE ONLY – NOT FOR DISCLOSURE
ANY AND ALL EXCEPTIONS / PROTECTIONS UNDER THE TEXAS OPEN RECORDS ACT AND THE FREEDOM OF INFORMATION ACT ARE HEREBY CLAIMED BY HALFF

Sample Insurance Certificate

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/30/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Greyling Ins Brokerage/EPIC 3780 Mansell Rd. Ste. 370 Alpharetta GA 30022	**CONTACT NAME:** Rebecca Egan **PHONE (A/C, No, Ext):** 770-552-4225 **FAX (A/C, No):** **E-MAIL ADDRESS:** greylingcerts@greyling.com
INSURED HALFF Halff Associates, Inc. 1201 N. Bowser Richardson TX 75081	**INSURER(S) AFFORDING COVERAGE** — **NAIC #** **INSURER A :** National Union Fire Ins Co of Pittsburg — 19445 **INSURER B :** The Continental Insurance Company — 35289 **INSURER C :** New Hampshire Insurance Company — 23841 **INSURER D :** Allied World Surplus Lines Insurance Co — 24319 **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 1847101035 **REVISION NUMBER:** 23-24

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY [X] PRO-JECT [ ] LOC OTHER:			GL5856923	8/1/2023	8/1/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 2,000,000 $ 500,000 $ 25,000 $ 2,000,000 $ 4,000,000 $ 4,000,000 $
A	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS X HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			CA5717893	8/1/2023	8/1/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ 2,000,000 $ $ $ $
B	X **UMBRELLA LIAB** [X] OCCUR **EXCESS LIAB** [ ] CLAIMS-MADE DED [X] RETENTION $ 10,000			7034027549	8/1/2023	8/1/2024	EACH OCCURRENCE AGGREGATE $	$ 5,000,000 $ 5,000,000 $
C	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		WC014195843	8/1/2023	8/1/2024	X PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
D	Prof Liability incl. Pollution			03113813	8/1/2023	8/1/2024	Per Claim Aggregate	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

When certificate holder is shown, that certificate holder can be named as an Additional Insured on a primary and non-contributory basis with the exception of workers compensation & professional liability where required by written contract. A waiver of subrogation also applies as required by written contract. Umbrella policy follows form with respects to General, Automobile & Employers Liability Policies.

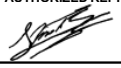
CERTIFICATE HOLDER

Sample

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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Required Forms

Conflict of Interest Form

CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:

7/16/2024

Company/Vendor Name:

Halff Associates, Inc.

Printed Name and Title:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

Authorized Signatory:



General Questionnaire

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Halff Associates, Inc.
(Full, correct legal name)

- Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
- Telephone/Fax: Telephone: 956.664.0286 | Fax: 956.664.0282
- Email address: mdiaz@halff.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_X_

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_X_ No____

4. Where is the Company's corporate headquarters located? Richardson, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_X_

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_X_

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Marcos Diaz, PE, LGPP
Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
Telephone: 956.664.0286
Fax: 956.664.0282
Email: mdiaz@halff.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

Litigation Disclosure Form

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

House Bill 89

HOUSE BILL 89 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

Senate Bill 13

SENATE BILL 13 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

Senate Bill 19

SENATE BILL 19 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

Noncollusion Affidavit

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Marcos Diaz, PE, LGPP, Authorized Representative, being first duly sworn, deposes and says that: *(Name)*
Authorized Representative

(1) He is President of Halff Associates, Inc., the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Vice President, Operations Manager, McAllen

Subscribed and sworn to me this 16th day of July 20 24.

By:

CHELSEY R TYSON
Notary Public
STATE OF TEXAS
NOTARY ID# 131623377
My Comm. Exp. June 27, 2026

Notary Public

My commission expires: June 27, 2026

We improve lives and communities
by turning ideas into reality.

Halff
5000 West Military Highway, Suite 100
McAllen, TX 78503
956.664.0286
halff.com



STATEMENT OF QUALIFICATIONS

Land Surveying Services Rotation

#2024-7

Opening Date: Tuesday, July 16, 2024

Opening Time: 3:00pm

Submitted by:

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

2805 Fountain Plaza Blvd., Suite B
Edinburg, Texas 78539
(956) 603-2025

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

July 16, 2024

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, Texas 78539
mhinojosa@cityofedinburg.com
(956) 388-8211

RE: Request for Qualification #2024-7
Title: Land Surveying Services Rotation

Dear Mr. Hinojosa:

The **Kane Lindsey, LLC** team appreciates the opportunity to submit and present our qualifications in response to the above-mentioned RFQ Number. As natives to the Rio Grande Valley, we take great pride in providing professional, efficient, and quality services to our region.

We are a local, minority owned, professional land surveying firm with over 50 combined years in experience providing professional land surveying services throughout the state of Texas. Our services shall be provided under the direct supervision of a Texas Registered Professional Land Surveyor (R.P.L.S.) and shall be in accordance with the Texas Board of Professional Engineers and Land Surveyors Acts and Rules, with standards and requirements met for project specific Categories and Levels as outlined in the Texas Society of Professional Land Surveyors (TSPS) Survey Manual, and with reference to the Texas Department of Transportation Survey Manual.

We are eager and committed to collaborating and working with the City of Edinburg with a goal of providing our services in a timely manner and within project budget.

On behalf of **Kane Lindsey, LLC** I would like to thank you again for this opportunity to submit our Statement of Qualifications. Please feel free to contact me with any further questions you may have or if you require any additional information.

Sincerely,

Kurt Schumacher, R.P.L.S., President
Kane Lindsey, LLC
2805 Fountain Plaza Blvd., Suite B
Edinburg, Texas 78539
(956) 603-2025

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TAB 1

OVERALL QUALIFICATION OF THE TEAM

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

1. Qualification of the Team

THE FIRM

Kane Lindsey, LLC (KANE LINDSEY)
TBPELS Firm No.: 10194676
2805 Fountain Plaza Blvd., Suite B
Edinburg, TX 78539
(956) 603-2025 Office

PRINCIPLE OFFICER / CONTACT PERSON

For any additional information regarding this proposal and/or for contractual purposes, please contact:
Kurt Schumacher, R.P.L.S.
President
Kurt@kanelindsey.com
(956) 458-8391 Cell
(956) 603-2025 Office

ABOUT US

As a minority owned, full-service land surveying firm, KANE LINDSEY was incorporated in the Rio Grande Valley in October 2020. We currently have one (1) office location in Edinburg, Texas where all services are provided to our clients.

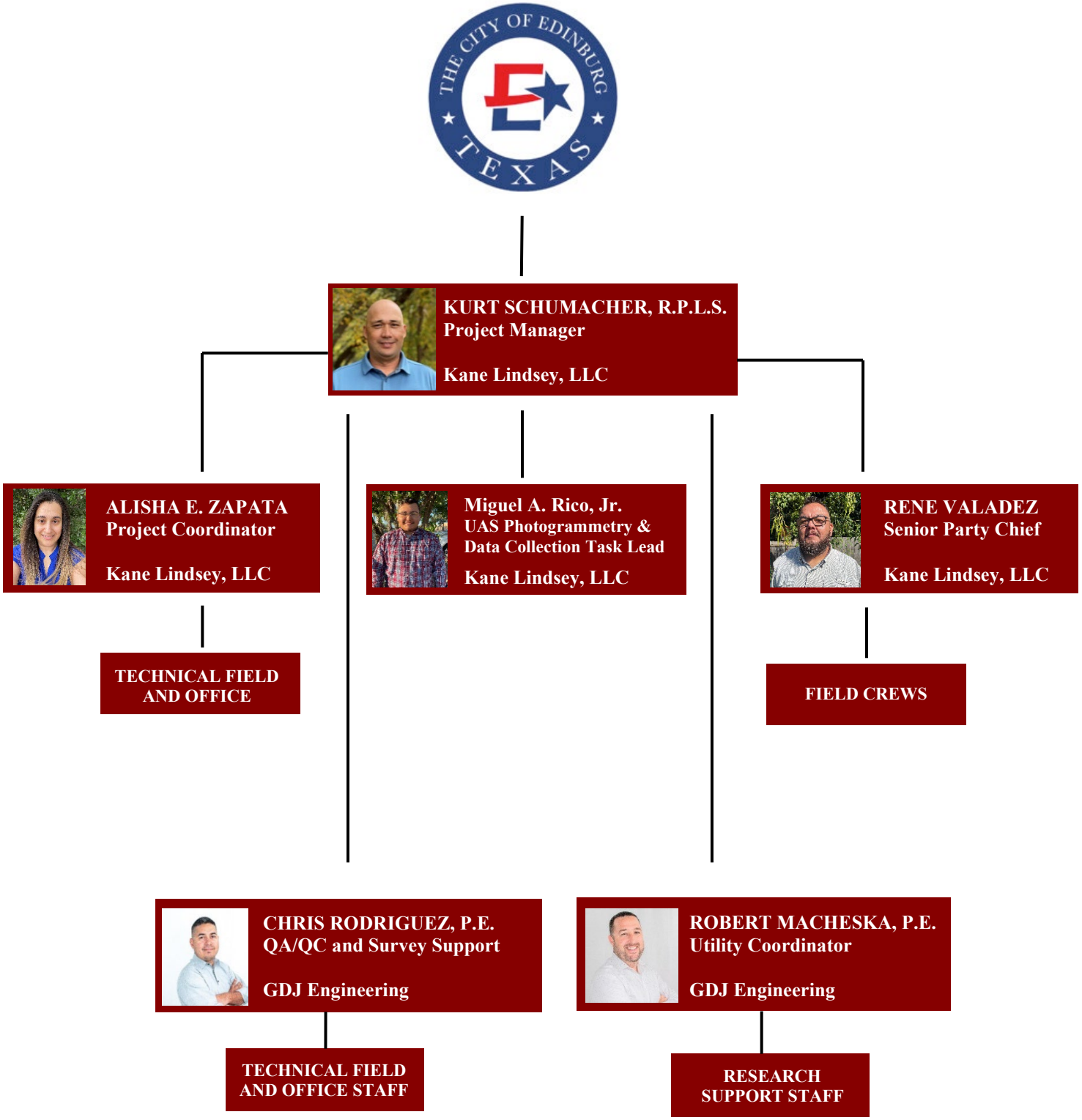
Although a relatively young firm, our staff has over 50 years of combined experience employing the latest surveying technologies and methodologies to complete simultaneous and complex projects for local, state, and private entities throughout the state of Texas. Our team members are full time residents of Hidalgo County and are familiar with the geography, history, and culture of the Rio Grande Valley basin.

What sets KANE LINDSEY apart is our hands-on approach to our work, ensuring your vision of success. We pride ourselves on building collaborative relationships with our clients and providing individualized attention throughout the project, allowing you to meet your targeted goals. We listen and evaluate your specifications, then thoughtfully employ our personalized, comprehensive services to address your requirements.

No matter the size or specs of your project, KANE LINDSEY possesses the staff, technology, and additional resources necessary to provide real solutions on-time and within budget. Project experience includes, but is not limited to, right-of-way mapping, parcel exhibits and descriptions for real estate acquisition, topographical surveys for engineering design, horizontal and vertical control networks, hydro excavation, construction staking, etc.

ORGANIZATIONAL CHART

KANE LINDSEY has put together the most qualified team for the City of Edinburg. Below is the organizational chart for key personnel.



THE TEAM

KURT SCHUMACHER, R.P.L.S.

Project Manager

Kane Lindsey, LLC

Kurt will serve as the Project Manager and will be the direct contact for communication and correspondence with th City of Edinburg and the designated task leaders. KANE LINDSEY will provide field surveying, data processing, metes and bounds descriptions, Right-of-Way mapping, boundary surveying, and horizontal and vertical control support.

ALISHA ZAPATA

Project Coordinator

Kane Lindsey, LLC

Alisha will serve as the Project Coordinator, under the direction of the Survey Project Manager. She will support the Project Manager in developing, maintaining, documenting, and monitoring plans and schedules to implement any upcoming projects.

RENE VALADEZ

Senior Party Chief

Kane Lindsey, LLC

Rene will serve as the Senior Party Chief and will supervise and direct field crews, take lead in the completion of all daily field operations, and ensure field safety rules and regulations are followed.

MIGUEL A. RICO, JR.

UAS Photogrammetry & Data Collection Task Lead

Kane Lindsey, LLC

Miguel is the designated task lead for Aerial photogrammetry with data collection by UAS, to provide aerial imagery, data processing, and 3D modeling.

CHRIS RODRIGUEZ, P.E.

Quality Assurance & Quality Control (QA/QC)

GDJ Engineering

Christopher is the designated task lead for QA/QC of deliverables. QA/QC task will include comprehensive review of the following: metes and bounds descriptions, survey plats, horizontal and vertical control sheets, easement delineations, Digital Terrain Model validation, Survey Report, utility review, and Final Deliverable package.

ROBERT MACHESKA, P.E., C.F.M.

Utility Coordinator

GDJ Engineering

Robert M. is the designated task lead for utility coordination. Utility coordination tasks will include, but not be limited to: meetings and correspondence with utility operators, attainment of documents and files to verify utility infrastructure and ownership interest, document and provide a matrix consisting of utilty information obtained, and to coordinate field utility locates.

Kurt Schumacher, R.P.L.S.

SURVEY PROJECT MANAGER

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS



CONTACT

(956) 458-8391
Kurt@kanelindsey.com

EDUCATION

Bachelor of Applied Arts and Sciences

University of the Incarnate Word

REGISTRATION

Professional Land Surveyor
State of Texas
No. 6333

LICENSED

12 Years

ROLE EXPERIENCE

23 Years

Kurt will serve as the Project Manager and will be the direct contact for communication and correspondence with the City of Edinburg. Kurt has over 23 years of land surveying experience, which includes 11+ years of experience providing boundary, topographic surveys for engineering design, construction surveying, Right-of-Way mapping, establising Horizontal/Vertical Control Networks, as-built surveys, and surveying support for Schematic and PS&E design for multiple County of Hidalgo Capital Improvement projects.

RELATIVE EXPERIENCE

SURVEY PROJECT MANAGER: Hidalgo County, Courthouse Project, Edinburg, TX
Identified improvements of existing and proposed Hidalgo County Courthouse locations at Courthouse Square. Performed Right-of-Way mapping with parcel exhibit for a portion of Business Hwy-281 (Closner Boulevard) to be abandoned by TxDOT. Provided surveying services for engineering design, West from Courthouse Square, along SH-107 approximately 1.7 miles, for drainage outfall design.

SURVEY PROJECT MANAGER: Hidalgo County, Regional Linear Park, San Juan, Pharr, McAllen, TX
Performed Right-of-Way mapping with parcel exhibits and design surveying for a five (5) mile pedestrian trail.

SURVEY PROJECT MANAGER: Hidalgo County, 10th Street Extension from SH107 (University Dr.) to FM1925 (Monte Cristo), Edinburg, TX
Extension for a new four (4) lane roadway connecting SH107 and Monte Cristo Road. Performed Right-of-Way mapping with parcel exhibits, subsurface utility locates, and surveying services for engineering design.

SURVEY PROJECT MANAGER: Hidalgo County, La Joya Watershed Tress Detention – US83 and Tress Tract, Penitas, TX
Performed horizontal and vertical control, topography survey with 3D modeling, UAS (Drone) soil volume management and construction inspection, boundary survey, utility survey, and survey exhibits for real estate acquisition.

SURVEY PROJECT MANAGER: Rio Delta Reservoir Project, La Villa, TX
Performed design and boundary surveying for a +/- 300 acre tract of land for proposed detention reservoirs. Deliverables included 2D and 3D mapping, horizontal/vertical control sheets, boundary survey exhibits for acquisition by Hidalgo County, and Aerial photogrammetry by Unmanned Aircraft System (UAS).

Alisha E. Zapata

PROJECT COORDINATOR/ABSTRACTOR

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS



CONTACT

(956) 603-2025
Alisha@kanelindsey.com

EDUCATION

Bachlor of Arts in Communication Studies

The University of Texas Rio Grande Valley

Master of Arts in Communication

The University of Texas Rio Grande Valley

Certificate in Training and Consulting

The University of Texas Rio Grande Valley

ROLE EXPERIENCE

11 Years

Alisha will serve as the Project Coordinator, under the direction of the Project Manager. Alisha has 9 years of experience in the field of professional land surveying. As a detail-oriented and organized team player she is able to ensure all documentation is maintained appropriately for each project. With a strong background in communication and the ability to manage execution, Alisha is capable of providing a high level of adminsitrative support to the Project Manager with the goal of completing projects within signed off time, budget, and scope.

RELATIVE EXPERIENCE

ABSTRACTOR: Cameron County Drainage District #6 Project, Cameron County, TX

Horizontal and vertical control, cross-sections, and topography along approximately thirteen (13) miles of drainage ditches, inventory of drain structures at roadway crossings, and right-of-way coordination for the various drains that make up the main Cameron County Drainage District No. 6 system.

PROJECT COORDINATOR/ABSTRACTOR: SPI SH100 Project, South Padre Island, TX

600 acre drone flight, aerial imagery, LiDAR data processing and elevation extractions. Roadway realignment, parcel sketches and field notes for two (2) parcels for SH100 realignment.

PROJECT COORDINATOR: SL480 Safety Barrier Project, Eagle Pass, TX

Recover and verify TxDot horizontal/vertical control, survey cross-sections, 3D modeling, set 10 – 5/8" iron rods with plastic cap for future construction control, and create machine control files for construction excavation.

PROJECT COORDINATOR/ABSTRACTOR: Russell Road, Edinburg, TX (Rooth Road to Mon Mack Road) Project

Topographic survey of approximately two (2) miles for Russell Road expansion, horizontal and vertical control, utility coordination, right-of-entry coordination, 3D modeling, and parcel sketches and field notes for approximately twenty-nine (29) parcels.

PROJECT COORDINATOR/ABSTRACTOR: Moore Road, Pharr, TX (Jackson Road to I Road) Project

Horizontal and vertical control, design surveys (cross-sections, structures, utility investigation, abstracting, field property recon, abstract map/basemap), right-of-entry coordination, and SUE level A test holes.

Selina Navarro

LAND SURVEY TECHNICIAN
CADD TECHNICIAN

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS



CONTACT

(956) 603-2025
Selina@kanelindsey.com

EDUCATION

South Texas College
McAllen, Texas

AAS Computer Aided Drafting and Design

Fall 2013

ROLE EXPERIENCE

8 Years

As the newest member of the team, Selina comes to KANE LINDSEY with over 8 years of CADD experience, specifically in creating detailed technical drawings and 3D models using CADD software. Selina is proficient in AutoCAD and has a strong understanding of design principles, industry standards, and processes. Selina is adept at colloborating with every member of the team to ensure accurate, high-quality results.

RELATIVE EXPERIENCE

CADD TECHNICIAN
PHARR-MCALLEN LATERAL PROJECT
PHARR/MCALLEN, TX
Topographic survey of approximately 1/2 mile of existing drainage (East of Veterans Blvd.) for future drainage expansion. Primary horizontal and vertical control index sheet and sketches prepared for nine (9) control points set in the ground.

CADD TECHNICIAN
HIDALGO COUNTY DRAINAGE DISTRICT #1 ALAMO EXPWY DRAIN PROJECT
ALAMO, TX
Topographic survey of approximately two (2) miles of existing drainage starting at Expressway IH-2 and ending approx. one (1) mile North of Sioux Road, for future drainage expansion. Primary horizontal and vertical control index sheet and sketches prepared for twelve (12) control points set in the ground.

CADD TECHNICIAN
DELTA REGION WATER MANAGEMENT PROJECT
ELSA/EDCOUCH, TX
Topographic survey of approximately twenty-eight (28) locations along existing laterals 10F2A, 10F3, Elsa-Edcouch Drain and 61. Inventory of existing drain structures at roadway crossings, culverts, right-of-way coordination, horizontal and vertical control, and cross sections.

CADD TECHNICIAN
PRIMERA ROAD SIDEWALK IMPROVEMENT PROJECT
PRIMERA, TX
Right-of-Way mapping and design survey of approximately 2.8 miles for future Primera Road sidewalk improvement. Utility investigation, abstracting, field property recon, basemap creation, right-of-entry coordination, and SUE level A test holes.

Rene Valadez

SENIOR PARTY CHIEF

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS



CONTACT

(956) 603-2025
Rene@kanelindsey.com

EDUCATION

Sidney Lanier High School

ROLE EXPERIENCE

22 Years

Rene will serve as the Senior Party Chief, under the direction of the Survey Project Manager and Project Coordinator. Rene has over 22 years of surveying experience. As a hardworking, responsible, and punctual team player Rene is able to lead his team through all kinds of circumstances and in all types of weather conditions to complete accurate and efficient field surveys. Rene has stayed abreast in utilizing the latest in GPS LiDar and advanced survey methods, and has the necessary skills to effectively communicate in the field with land owners, city employees, and contractors in order to keep project schedule.

RELATIVE EXPERIENCE

SENIOR PARTY CHIEF: Cameron County Drainage District #6 Project, Cameron County, TX

Horizontal and vertical control, cross-sections, and topography along approximately thirteen (13) miles of drainage ditches, inventory of drain structures at roadway crossings, and right-of-way coordination for the various drains that make up the main Cameron County Drainage District No. 6 system.

SENIOR PARTY CHIEF: SPI SH100 Project, South Padre Island, TX

600 acre drone flight, aerial imagery, LiDAR data processing and elevation extractions. Roadway realignment, parcel sketches and field notes for two (2) parcels for SH100 proposed realignment.

SENIOR PARTY CHIEF: SL480 Safety Barrier Project, Eagle Pass, TX

Recover and verify TxDot horizontal/vertical control, survey cross-sections, 3D modeling, set 10 – 5/8" iron rods with plastic cap for future construction control, and create machine control files for construction excavation.

SENIOR PARTY CHIEF: Russell Road, Edinburg, TX
(Rooth Road to Mon Mack Road) Project

Topographic survey of approximately two (2) miles for Russell Road expansion, established horizontal and vertical control, utility coordination, right-of-entry coordination, 3D modeling, and parcel sketches and field notes for approximately twenty-nine (29) parcels.

SENIOR PARTY CHIEF: Moore Road, Pharr, TX
(Jackson Road to I Road) Project

Horizontal and vertical control, design surveys (cross-sections, structures, utility investigation, abstracting, field property recon, abstract map/basemap), right-of-entry coordination, and SUE level A test holes.

Miguel Angel Rico, Jr.

SMALL UNMANNED AIRCRAFT PILOT

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS



CONTACT

(956) 603-2025
Mricokanelindsey
@gmail.com

EDUCATION

Progreso High School
Class of 2017

ROLE EXPERIENCE

2 Years

Although relatively new to the industry, Miguel is a highly motivated, certified Small Unmanned Aircraft Pilot eager to contribute to team success through hard work, attention to detail, and excellent organizational skills. Miguel has a clear understanding of operations, maintenance, emergency procedures, and training in small unmanned aerial vehicle platforms. He is motivated to continue learning, growing, and excelling in the UAS technology industry.

RELATIVE EXPERIENCE

REMOTE PILOT: City of Los Fresnos Sidewalk Project (FM1847)
Los Fresnos, TX

Topography survey of approximately one (1) mile for future sidewalk development for the city. Responsibilities included the operation of the UAV during all phases of the ground and flight operations, such as creating drone route, monitoring weather to flight time, inspecting area for potential safety hazards, manning UAV to perform the flight, and aerial imagery processing and LiDAR data extraction to create Digital Terrain Model.

REMOTE PILOT: South Williams Road (I 69E to South Parallel Corridor) Project
San Benito, TX

Topography survey of approximately two (2) miles for Williams Road expansion. Responsibilities included the operation of the UAV during all phases of the ground and flight operations, such as creating drone route, monitoring weather to flight time, inspecting area for potential safety hazards, manning UAV to perform the flight, and aerial imagery processing and LiDAR data extraction to create Digital Terrain Model.

REMOTE PILOT: Dana Road (FM3248 to FM802) Project
Brownsville, TX

Topography survey of approximately 2.4 miles for Dana Road widening. Responsibilities included the operation of the UAV during all phases of the ground and flight operations, such as creating drone route, monitoring weather to flight time, inspecting area for potential safety hazards, manning UAV to perform the flight, and aerial imagery processing and LiDAR data extraction to create Digital Terrain Model.

REMOTE PILOT: San Benito I.S.D. Bus Depot Project
San Benito, TX

Topography survey of San Benito C.I.S.D. Bus Depot and faculty parking lot for redesign. Responsibilities included the operation of the UAV during all phases of the ground and flight operations, such as creating drone route, monitoring weather to flight time, inspecting area for potential safety hazards, manning UAV to perform the flight, and aerial imagery processing and LiDAR data extraction to create Digital Terrain Model.

Robert Macheska, P.E., C.F.M.

UTILITY COORDINATOR



GDJ Engineering

CONTACT

(956) 603-2025
Robert@gdjeng.com

EDUCATION

Bachelor of Science
Mechanical Engineering

University of Texas – Pan American

REGISTRATION

Professional Engineer
State of Texas
No. 93540

Certified Floodplain Manager
State of Texas
No. 2196-11N

LICENSED

20 Years

ROLE EXPERIENCE

25 Years

Robert will serve as the task lead for Utility Coordination. Robert has over 20 years of experience in the design and management of various public improvement projects. For the past 5 years Robert has served as Executive Vice President/COO for GDJ Engineering, LLC. He has previously worked for both the Texas Department of Transportation and L&G Engineering, which provided him with excellent hands on experience as to how multiple government entities function. Robert has worked on all aspects of public works projects, from planning and PS&E preparation, Hydrology & Hydraulics Design to construction phase services. His project management and design experience includes contract administration, supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, drainage design, design/PS&E preparation, and public involvement.

RELATIVE EXPERIENCE

PROJECT MANAGER: SH364 (SH495 – FM1924), Mission, TX
Responsible for all design aspects of the project which consisted of reconstructing and widening an existing 24' rural roadway to an urban five (5) lane section for 2 miles at a construction cost of $6.8 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

PROJECT MANAGER: FM800 (McClelland Dr to IBWC Floodway), Harlingen, TX
Project Manager responsible for all hydraulic design aspects of the project. This area of FM 800 has historically had flooding concerns, so to alleviate those concerns we designed a storm sewer system on the rural road to capture the water flowing to the road and send it to the IBWC Floodway. The project consisted of the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts. In addition, he was responsible for processing the amended IBWC permit for TxDOT.

Christopher Rodriguez, P.E., C.F.M.

QUALITY ASSURANCE & QUALITY CONTROL

GDJ Engineering



CONTACT

(956) 603-2025
Chris@gdjeng.com

EDUCATION

Bachelor of Science
Civil Engineering

University of Texas
A&M - Kingsville

REGISTRATION

Professional Engineer
State of Texas
No. 107692

Certified Floodplain Manager
State of Texas
No. 2407-13N

LICENSED

14 Years

ROLE EXPERIENCE

20 Years

Chris has over 16 years of experience in the design and management of various public improvement projects. For the past 5 years Chris has served as Vice President of Engineering for GDJ Engineering, LLC. He previously worked for both the Texas Department of Transportation (San Benito Area Office) and L&G Engineering which provided him with excellent hands on experience as to how multiple government entities function. He has worked on multiple aspects of transportation and drainage projects, from planning and PS&E preparation, Hydrology & Hydraulics Design to construction phase services. His project management and design experience includes supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, and drainage design. Chris has managed multiple concurrent design projects and production staff with numerous design groups under his direction.

RELATIVE EXPERIENCE

DEPUTY PROJECT MANAGER: FM681 (From SH107 to SH364), Mission, TX

Responsible for all hydraulic design aspects of the project. The project consisted of reconstructing and widening an existing 40' rural roadway to an urban divided highway for 2.7 miles at a construction cost of $16.8 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

DEPUTY PROJECT MANAGER: FM493 (From US281 to Bus. 83), Donna, TX

Responsible for all design aspects of the project. The project consisted of reconstructing and widening a 32' rural two lane roadway to a 44' rural roadway for 6.5 miles at a construction cost of $12 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. The USGS maps were used to determine drainage areas for outfalls and culverts. Used rational method, evaluating the land's slope, soil type, Tc, and landscape to calculate peak runoff rate (discharge). THYSIS was used to analyze and evaluate the existing structures and the cross culverts that needed to be upgraded and redesigned. Tailwater elevations and the allowable headwater needed to be determined and taken into consideration.

PROOF OF LICENSES AND CERTIFICATES

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

Texas Board of Professional Engineers and
Land Surveying, Firm No. 10194676
HUB No. 1853579893900

KURT SCHUMACHER, R.P.L.S.
Registered Professional Land Surveyor (RPLS)
Texas No. 6333

GRJ Engineering

Texas Board of Professional Engineers
TBPE Firm No. F-20061

ROBERT MACHESKA, P.E.
Professional Engineer (PE) Texas No. 93540
Certified Floodplain Manager (CFM)
Texas No. 2196-11N
TxDOT LGPP Certified

CHRISTOPHER RODRIGUEZ, P.E.
Professional Engineer (PE) Texas No. 107692
Certified Floodplain Manager (CFM)
Texas No. 2407-13N
TxDOT LGPP Certified



Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Kane Lindsey LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10194676

Expiration Date
12/31/2024

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1853579893900**
Approval Date: **November 17, 2021**
Scheduled Expiration Date: **November 17, 2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

Kane Lindsey LLC DBA Kane Lindsey LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **November 17, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: **6333**
Status: **REGISTERED**
Expires: **12/31/2024**

KURT SCHUMACHER
Texas Registered Professional Land Surveyor

Signature

I **UNITED STATES OF AMERICA** XI
DEPARTMENT OF TRANSPORTATION • FEDERAL AVIATION ADMINISTRATION
IV NAME
MIGUEL ANGEL RICO JR
V ADDRESS 2404 S TULIPANA AVE
WESLACO TX 78596-7621

VI NATIONALITY USA
IVa D.O.B. 21 MAR 1999

SEX	HEIGHT	WEIGHT	HAIR	EYES
M	65	266	BROWN	BROWN

IX HAS BEEN FOUND PROPERLY QUALIFIED TO EXERCISE THE PRIVILEGES OF
II REMOTE PILOT
III CERTIFICATE NUMBER 4713384
X DATE OF ISSUE 23 AUG 2022
XIV
VIII ACTING ADMINISTRATOR

U A S

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

LDG Enterprises, LLC

GDJ Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-20061

Expiration Date
8/31/2024

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Number: **93540**
Status: **ACTIVE**
Expires: **3/31/2025**

ROBERT JON MACHESKA

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Number: **107692**
Status: **ACTIVE**
Expires: **9/30/2024**

CHRISTOPHER REY RODRIGUEZ

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

TAB 2

STABILITY & REFERENCES

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

2. Stability and References

CAPACITY

KANE LINDSEY has the capacity to complete simultaneous projects issued under contract on-time and in-budget. Our team holds more than 50 years of combined experience in the surveying/engineering industry, with an additional:

- Two (2) R.P.L.S. in a supporting role
- One (1) Unmanned Aircraft System (UAS) certified Federal Aviation Administration (FAA) pilot
- One (1) TxDOT pre-certified utility coordinator with supporting staff
- Three (3) field crews with ability to mobilize
  - One (1) crew immediately available upon request
  - Additional crews available within 24 hour notice
- Staff Abstractor with 10 years of experience
- Support data processing and QA/QC staff

Our surveyors, technicians, and field crews are ready to begin work immediately and will make work under this contract a high priority.

CONTINGENCY PLAN

The key positions listed below will be carried out by the listed successor in the event of any emergency/disaster situation in which the key individuals are unavailable to perform their duties.

Delegation of authority will begin when established channels of direction are disrupted and end when these established channels have resumed. All persons (by position) listed will have authority to operate in the position they are assuming to the fullest extent possible until they are relieved by the next-highest individual.

Key Position	Performed By	Successor (if needed)
Project Manager	Kurt Schumacher, R.P.L.S.	Alisha Zapata
Project Coordinator	Alisha Zapata	Kurt Schumacher, R.P.L.S.
Senior Party Chief	Rene Valadez	Miguel A. Rico, Jr.
Utility Coordinator	Robert Macheska, P.E.	Christopher R. Rodriguez, P.E.
QA/QC Task Lead	Christopher R. Rodriguez, P.E.	Robert Macheska, P.E.
UAS Photogrammetry & Data Collection	Miguel A. Rico, Jr	Mark Paulson, R.P.L.S.

COMPETENCY

KANE LINDSEY offers a full range of surveying and mapping services to satisfy your project specifications. We combine our experience, technology, and resources to solve challenges and deliver the best value to our clients. KANE LINDSEY has completed survey projects for private, municipal, county, and state agencies throughout Hidalgo County and has extensive experience in:

- Control surveys
- Property acquisition plats and description surveys (metes and bounds)
- Preparing right-of-way maps
- Design cross-sections for roadway and drainage improvements
- Utility route and improvement surveys
- Tree surveys
- Complex record information abstracting
- Coordination with other agencies
    - TxDOT
    - UPRR
    - Water Districts
    - USIBWC
- Producing 3D digital terrain models for engineering design
- Construction and right-of-way staking and miscellaneous surveys

TECHNOLOGY

KANE LINDSEY continues to invest in technology allowing the firm to maintain a high efficiency level. The firm has invested heavily in network improvements to triple our storage capacity, increase our network bandwidth tenfold, and enhance our off-site data recovery services. This investment provides KANE LINDSEY's clients with the peace of mind that not only is their project data safe and secure, but also easily accessible by all critical stakeholders.

KANE LINDSEY uses a wide variety of technology and management software to perform land surveying services, such as:

- Drawing and modeling software, such as AutoCAD Civil 3D, MicroStation, Infinity, and ArcGIS
- Field crews are equipped with numerous data collection devices including
    - Trimble® and Leica® Data Collectors
    - Robotic Total Stations
    - Leica® LiDAR Scanners
- Project management software (e.g., Microsoft® Project) to provide real-time budget earnings reports, project staff utilization, actual vs projected reports, and accounts receivable tracking
- Gantt charts to identify critical paths and to confirm timely project delivery

REFERENCE FORM

Reference One

Client's Name: City of McAllen - Engineering Department
Type of Organization: Municipal
Address: 311 North 15th Street McAllen, Texas 78504

Contact Person: Jose Perez Title: Designer / Subdivision Coordinator
Telephone: 956-381-1151 E-mail: jperez@mcallen.net

Project Information

Name of Project: El Collado Subdivision Drainage Improvements Project
Scope of Work: Design survey, horizontal and vertical control, 2D mapping, 3D modeling, boundary retracement

Contract Period: From 05/2023 to 05/2023
Cost: Projected $: N/A Actual $: Contract $10,000.00
Timeframe (Include Unit Measure) Projected 20 days Actual 20 days
Status as of 05/2023 (Circle One) Complete In Progress Canceled
Date

Reference Two

Client's Name: TEDSI Infrastructure Group, INC
Type of Organization: Private / Consultant
Address: 1201 E Interstate Highway 2 Mission, Texas 78572

Contact Person: Eric R. Dietrich, PE Title: Project Manager
Telephone: 956-960-5969 E-mail: edietrich@tedsi.com

Project Information

Name of Project: West Spur 54 Intersections - Traffic Signal Light Improvement Project
Scope of Work: Design survey, right-of-way retracement, as-built existing roadway and signal appurtenances for two intersections in Harlingen, Texas.

Contract Period: From 06/2023 to 12/2023
Cost: Projected $: N/A Actual $: Contract $9,000.00
Timeframe (Include Unit Measure) Projected From NTP - 6 months Actual 2 months
Status as of 08/2023 (Circle One) Complete In Progress Canceled
Date

Reference Three

Client's Name: Hidalgo County Precinct No. 2
Type of Organization: County
Address: 300 West Hall Acres, Suite G Pharr, Texas 78577

Contact Person: Roy Garcia Title: Assistant DIrector
Telephone: 956-787-1891 Ext. 2013 E-mail: roy.garcia@co.hidalgo.tx.us

Project Information
Name of Project: Cemetery Road - PO #869749
Scope of Work: Right-of-way retracement, staking of Cemetery Road right-of-way, abstracting, 2D mapping

Contract Period: From 10/2023 to 10/2023
Cost: Projected $: N/A Actual $: Contract $3,395.00
Timeframe (Include Unit Measure) Projected 15 days Actual 15 days
Status as of 10/2023 (Circle One) Complete In Progress Canceled
Date

Reference Four

Client's Name: GDJ Engineering
Type of Organization: Private / Consultant
Address: 2805 Fountain Plaza Blvd., Suite A Edinburg, Texas 78539

Contact Person: Robert Macheska, PE Title: Executive VP / COO
Telephone: 956-603-2025 E-mail: Robert@GDJEng.com

Project Information
Name of Project: Cameron County Regional Mobility Authority - Los Fresnos Sidewalk Improvement
Scope of Work:

Contract Period: From 08/2023 to 09/2023
Cost: Projected $: N/A Actual $: Contract $7,014.33
Timeframe (Include Unit Measure) Projected 1 month Actual 1 month
Status as of 10/2023 (Circle One) Complete In Progress Canceled
Date

TAB 3

PREVIOUS EXPERIENCE

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

3. Previous Experience





RUSSELL ROAD – (ROOTH ROAD TO MON MACK ROAD)

Location: Edinburg, TX

Client Name: GDJ Engineering

Phone Number: (956) 603-2025

KANE LINDSEY provided surveying services for the expansion/widening of Russell Road.

Project Scope:

- Topography survey for engineering design
- Horizontal and vertical control for construction
- Utility coordination
- 28 parcel exhibits for real estate/right-of-way acquisition

Project Deliverables:

- 2D and 3D mapping in MicroStation DGN format
- 3D modeling for limits of project
- Horizontal and vertical control sheets
- Parcel exhibits with descriptions for real estate acquisition
- Surveyor's report detailing project approach, survey datum, boundary conflicts, and utility matrix.

Key Personnel:

- Kurt Schumacher, Project Manager
- Alisha E. Zapata, Project Coordinator & Utility Coordinator
- Rene Valadez, Senior Party Chief
- Miguel A. Rico, Jr., Small Unmanned Aircraft Pilot

Key Challenge: Right-of-Entry (ROE), limited response from property owners.

Firm's Solution: Sent out multiple letters requesting ROW; field visits and knocking on doors to request permission for entry; speaking with neighbors for owner contact information. Achieved 90% entry. Used UAV to collect data where ROE requests were denied.

TRAFFIC SIGNAL LIGHT DESIGN PROJECT
Intersection of FM 1925 at "M" Rd. and at Gwin Dr.
Intersection of Freddy Gonzalez Dr. & Monmack Road



Location: Edinburg, TX

Client Name: TEDSI Infrastructure Group

Phone Number: (956) 424-7898

The purpose of this project was to prepare plans, specifications, and estimates for proposed signal layouts at the intersections.

Survey Limits:
- Approximately 240-ft in every direction at each intersection.

Project Scope:
- Topography survey for engineering design
- Right-of-way retracement
- Utility coordination with the City of Edinburg
- Provide one (1) project Benchmark at each intersection.

Project Deliverables:
- CADD file
- Field notes
- Overhead Electrical heights

Key Personnel:
- Kurt Schumacher, Project Manager
- Rene Valadez, Senior Party Chief
- Alisha Zapata, Utility Coordinator
- Miguel A. Rico, Instrument Operator

Key Challenge: Safety due to heavy vehicular traffic at the intersection.

Firm's Solution: Utilized and followed TxDot approved PPE standards and Surveyor Traffic Control Plans.

CAMERON COUNTY REGIONAL MOBILITY AUTHORITY (CCRMA)
DANA ROAD EXPANSION PROJECT

Location: Brownsville, TX

Client Name: CCRMA and GDJ Engineering

Phone Number: (956) 603-2025

KANE LINDSEY provided surveying services for the expansion/widening of Dana Road.

Survey Limits:

- Approximately 2.5 miles including 1,500 ft West and East at FM 3248 and 1,500 ft West and East at FM 802

Project Scope:

- Topography survey for engineering design
- Horizontal and vertical control for construction
- Right-of-way retracement
- Utility coordination

Project Deliverables:

- 2D and 3D mapping in MicroStation DGN format
- 3D modeling for limits of project
- Subsurface utility excavation
- Horizontal and vertical control sheets

Key Personnel:

- Kurt Schumacher, Project Manager
- Rene Valadez, Senior Party Chief
- Alisha Zapata, Project Coordinator
- Miguel A. Rico, Instrument Operator



Key Challenge: Heavy vehicular traffic throughout the length of the project.

Firm's Solution: Data collection by Drone and Static LiDar applications.

MARIPOSA RANCH DRAINAGE IMPROVEMENT PROJECT

Location: La Feria, TX

Client Name: GDJ Engineering

Phone Number: (956) 603-2025

Survey of approximately 1 mile of existing drain ditch and irrigation canal adjacent to Mariposa Ranch Subdivision. Improvements to existing drainage system needed to alleviate "ponding" within Mariposa Ranch Subdivision by widening existing ditch North to Palis Road.



Project Scope:

- Topography survey for engineering design
- Horizontal and vertical control for construction
- Parcel exhibits for real estate acquisition

Project Deliverables:

- Right-of-way mapping
- Parcel exhibits for real estate acquisition
- Horizontal and vertical control sheets
- 3D modeling

Key Personnel:

- Kurt Schumacher, Project Manager
- Rene Valadez, Senior Party Chief
- Mariano Garza, Instrument Operator

Key Challenge: Cross-sections at a 50' wide irrigation canal with standing water.

Firm's Solution: KANE LINDSEY utilized a 10' boat with electric motor to access water. Mounted GPS antenna at front of boat with fixed height, measured to canal bottom, and added depth height to GPS antenna height to collect below water features.

CAMERON COUNTY
DRAINAGE DISTRICT NO. 6
HYDRAULIC ANALYSIS



Location: La Feria/Harlingen/Santa Rosa, TX

Client Name: Cameron County Drainage District No. 6 and GDJ Engineering

Phone Number: (956) 603-2025

KANE LINDSEY provided surveying services for Hydraulic Analysis in Eastern Cameron County. Completed on time and within budget.

Project Scope:

- Surveying and inventorying all drain structures at roadway crossings
- Cross-sections every 1,000-feet along existing drain ditches
- Establishing horizontal and vertical control

Project Deliverables:

- 2D and 3D mapping
- Photographs
- Inventory data sheets
- Signed and sealed survey control sheets
- Survey report.

Key Personnel:

- Kurt Schumacher, Project Manager
- Alisha E. Zapata, Project Coordinator & Utility Coordinator
- Rene Valadez, Senior Party Chief

Key Challenge: Access to bottom of ditch elevations/steep slope grades

Firm's Solution: KANE LINDSEY purchased a Leica GS18 I GPS receiver with tilt compensation and photogrammetry point cloud data collection capabilities. Field crews used point cloud data collection features to scan bottom of ditches and structures from top of bank. Survey technicians processed point clouds and extracted necessary structure and ditch features.

TAB 4

ABILITY TO MEET SCHEDULES & DEADLINES

KANE - LINDSEY LLC
LAND SURVEYING CONSULTANTS

4. Ability to Meet Schedules & Deadlines

KANE LINDSEY understand that the City of Edinburg is seeking to contract with Professional Surveying firm(s) on an "as needed" basis to perform services that may include, but not be limited to, topographic, boundary, platting preliminary, and all other necessary land surveying tasks, as specified by the City.

KANE LINDSEY has the capability to perform all mentioned services the City of Edinburg requires on pages 13-18 of RFQ #2024-7. Our mission will be to exceed expectations by providing innovative and quality design solutions that meet budget, within the time frames given.

KANE LINDSEY understands that our survey plan and data are the foundation on which other professionals rely on and that an accurate, quality, and detailed survey plan will help any upcoming City of Edinburg projects run smoothly. We approach every project with an understanding of our clients needs for timelines, accuracy, and confidentiality. When you partner with KANE LINDSEY, you can rest assured that you've hired a team of local, qualified professionals who possess an intricate knowledge of the region's unique terrain, as well as the equipment needed to get the project completed on time and within budget.

Coordination with the City of Edinburg and its representatives will be the first step to identify and review any project requirements. A thorough understanding is essential before mobilizing and commencing surveying activities. KANE LINDSEY will coordinate with the City of Edinburg to secure available information beneficial to the level of effort for project development and project approach.

APPROACH

KANE LINDSEY strongly believes in a flexible, team-oriented approach to meeting and exceeding the requirements of services requested. We understand that every project is unique and dynamic with individual design challenges, and we understand that we cannot be successful on our own. That is why we work closely with each client to determine the project goals and expectations to develop a customized plan of services tailored to the specific requirements of each individual project. With this in mind, we are able to adapt planning and design methodologies to each specific project. Additionally, we utilize our professional partnerships with members of local Irrigation Districts, Drainage Districts, Engineering Departments, utility purveyors, TxDOT, and fellow colleagues in the industry for successful project delivery.

TIMELINESS OF SCHEDULE – EXAMPLE

The following 20-day schedule example is based on a typical survey inclusive of horizontal and vertical control, boundary & topographical surveying, preparation of survey plat and legal description & survey alignments (roadways, utilities, right-of-ways, easements, baselines). This example is for a typical 1000' rural stretch of roadway, 50' in width, with a parcel for acquisition, and final design schematic provided:

Week 1 (Day 1-5): Kurt Schumacher, R.P.L.S. (KANE LINDSEY, Project Manager) will coordinate with Task Leaders to review schedule, project critical paths, and assess team availability. Kurt will task Robert Macheska, P.E. (GDJ Engineering, Utility Coordinator) to visit site and coordinate with utility purveyors to secure maps of records for utilities along project route. Additionally, a Texas 811 locate request for buried utility lines will be submitted. Kurt will task abstractor to locate existing recorded adjoining deeds, easements, plats, and ownership information. KANE LINDSEY Survey Technicians will sketch recorded information from recorded documents. Kurt will task Alisha Zapata (KANE LINDSEY, Project Coordinator) to mobilize field crews to establish project horizontal and vertical (benchmarks) points and coordinate production of control sheets for use by all team members. KANE LINDSEY field crews will utilize the abstract map to locate existing boundary and right of way corners. Horizontal and Vertical control, utility markings, abstracting, deed plots, and alignment/easement determinations commenced by end of week 1.

Week 2 (Day 6-10): KANE LINDSEY office technicians continue to process field data, field crews to commence cross sections/topography survey locating all visible utilities, drainage infrastructure (flow lines, diameters, type), and public entry and exit points to roadway. Kurt will task Miguel A. Rico, Jr. (KANE LINDSEY, UAS Photogrammetry & Data Colelction Task Lead) to commence UAV Photogrammetry and data collection. UAV flight plan to include 50-feet outside existing right-of-way in case additional ground elevations are needed. Office staff processes data daily, keeping project files updated as field crews progress with survey. Robert is to finalize utility information and provide matrix and information to team. Kurt and Chris Rodriguez, P.E. (GDJ Engineering, QA/QC Task Leader) will be tasked to perform periodic QA/QC on drawings and collected field data. UAV aerial imagery delivered to all members of team.

Week 3 (Day 11-15): Right-of-Way and boundary analysis complete with pertinent information (easements, ownership, permits). KANE LINDSEY to begin preparing parcel metes and bounds description and survey plats for QA/QC review. Field crews to complete cross-sections and topography survey. Office staff will continue to process data for 2D and 3D deliverables for engineering design.

Week 4 (Day 16-20): Kurt to meet with team for project updates, progress, and delivery date to the City of Edinburg. Robert will review mapping files to verify utility ownership and information shown. Kurt and Chris to provide final review of 2D and 3D mapping, legal description, and horizontal/vertical control sheets. Kurt to prepare surveyor's report. Survey Report, documents, and electronic files delivered by the 19th business day to the City of Edinburg. Parcel corners and field cleanup complete by day 20.

Land Surveying Services Rotation RFQ #2024-7

CITY OF EDINBURG

KCI TECHNOLOGIES, INC.

July 16, 2024

"Old Hidalgo County Jail Edinburg Texas 2021" by Larry D. Moore is licensed under CC BY-SA 4.0.



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- Conflict of Interest Questionnaire
- Non-Collusion Affidavit
- Conflict of Interest Disclosure Form
- General Questionnaire
- HB 89 Verification Form
- Litigation Disclosure
- SB 13 Verification Form
- SB 19 Verification Form

TAB 1

TRANSMITTAL LETTER

ISO 9001:2015 CERTIFIED
ENGINEERS · PLANNERS · SCIENTISTS · CONSTRUCTION MANAGERS
2610 North Shary Road • Mission, TX 78574 • Phone 956.271.6688

July 16, 2024

City of Edinburg
415 W. University Drive
Edinburg, TX 78539

RE: Land Surveying Services Rotation // RFQ #2024-7

Primary contact responsible for RFQ

Cody Condron, RPLS, PLS, CP, CMS, Project Manager
2610 North Shary Road
Mission, TX 78574
832.975.7541 (phone) / 713.237.9801 (fax) / 832.954.7873 (cell)
cody.condron@kci.com

Person authorized to contractually obligate KCI

Dawn Green, PE, Vice President
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San Antonio, TX 78248
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dawn.green@kci.com

Dear Members of the Selection Committee:

With more than 100,000 residents, the City of Edinburg (City) is a diverse and fast-growing community in the Lower Rio Grande Valley (LRGV). Through RFQ #2024-7, we understand the City is seeking experienced consulting surveying firms for boundary and topographical surveying of commercial and residential property and other informational interests and purposes by the City. With more than 41 years of experience in Texas helping city and county agencies proactively improve and install new infrastructure to accommodate growth, KCI Technologies, Inc. (KCI) is well positioned to help the City develop comprehensive, efficient, and environmentally conscious solutions.

We understand "good things are happening in Edinburg" and want to help shape the growing community's future while maintaining its hometown character. Building on the momentum of Edinburg 2040, we recognize many of the priorities identified during the community engagement town hall meetings and resident surveys overlap with the projects included within the Capital Improvement Program including improvements to street quality and drainage. KCI is committed to partnering with the City to achieve these goals on time and within budget as we have countless other times for the City and other municipalities.

After working on previous City projects, KCI's key personnel have cultivated relationships with City staff and are familiar with the City's engineering standards manual, standard operating procedures, and preferences. ***What does this mean for you?*** We know who to contact and what it takes to get projects across the finish line. We take pride in meeting client milestone schedules and delivering documents that require minimal comments. Additionally, KCI brings an extensive TxDOT and joint-bid project portfolio. From this experience, we understand how to coordinate with multiple agencies and stakeholders and the potential risks of delivering a project funded through this mechanism.

Why Select KCI? KCI has what it takes to exceed the City's expectations: technical ability and understanding, proven experience, a cost-minded approach, and a commitment to professionalism and client satisfaction. With this submission, KCI commits its professional and technical resources to the City and accepts the conditions in the request for SOQ. The personnel required to honor this obligation are available to proceed with this contract.

KCI acknowledges there have been no addendum issued for this RFQ and the firm does not have any exceptions to the specifications/requirements. We look forward to your favorable review of the attached. Please contact me or project manager, Cody Condron, RPLS, PLS, CP, CMS, if you have any questions or need additional information.

Sincerely,

Dawn Green

Dawn Green, PE*
Vice President
**Authorized to bind KCI to contract*

TAB 2

OVERALL QUALIFICATION OF TEAM

EXECUTIVE SUMMARY

To maintain, manage, and plan for the needs within the 9th largest county in Texas, the City must rely on professional surveying firms to proactively improve city-wide infrastructure in urban and rural areas, replace aging systems, and install new infrastructure to accommodate its rapid growth. KCI is eager to apply our expertise to develop comprehensive, efficient, and environmentally conscious solutions for the residents of Edinburg.

For this contract, **CODY CONDRON, RPLS, PLS, CP, CMS**, will serve as Project Manager. Mr. Condron's well-rounded career providing surveying services throughout the State has given him the expertise needed to successfully execute this contract. He provides surveying services throughout the LRGV and understands the unique considerations when surveying within the Region, including terrain and historical factors such as Spanish, Mexican, and Texas land grants. In addition, Mr. Condron has provided boundary, topographic, and control surveys for a multitude of municipalities, including expanding existing roadways, acquisition and sale of properties, and developing various survey scopes specific clients' needs.

Assisting Mr. Condron is our Survey Coordinator and Communication Liaison, **BALDOMERO CERVANTES**. Mr. Cervantes brings 39 years of surveying expertise. He has developed schematic and final plans, specifications, and estimates (PS&E) for city, county, and state transportation system improvements. His background also includes site development including parking lot layouts, utility upgrades and replacements, and complex drainage systems and oil and gas survey documents, specifically in the LRGV. Additionally, Mr Cervantes lives in the City, makign him personally invested the area's sucess and growth. His intimate knowledge and history is vital to KCI's success in the region.

KCI has reviewed the documents associated with RFQ No. 2024-7. We have built an internal project team with the availability and qualifications to complete assigned projects under the Scope of Services. Our motivated team understands that time is of the essence for survey projects as they are key to property acquisitions, project designs, and construction. Mr. Condron will provide project management and team leadership to accomplish the awarded project's objectives while complying with the County's standards and requirements. In addition, KCI has the available personnel and equipment to operate our surveying operations out of our Mission office, allowing us to mobilize immediately. Our redundant resources and local presence in Mission will allow us to mobilize within 24 hours keeping projects on track.

Within Tab 4, we have confirmed our ability to meet the minimum insurance requirements and indicate our commitment to enter into the agreement. The required forms are included within Tab 5.

VENDOR HISTORY

For more than 41 years, KCI has served municipalities across Texas to help improve the safety, maintenance, and efficiency of their roadways, drainage facilities, and utilities and develop new and maintain existing buildings and HVAC equipment. KCI staff have completed more than 100 projects in Hidalgo County including several private and public-sector CIP projects in Edinburg as a subconsultant, some of which are detailed within this statement of qualifications. We will build on the lessons learned from this experience to successfully deliver projects under this contract for the City.

Firm Background Information

With revenues of $467 million in 2023, the *Engineering News-Record* has consistently placed KCI among the top 100 consulting engineering firms in the country. KCI



is a 100-percent employee-owned engineering, consulting, and construction firm serving clients throughout the United States. We have 10 offices in Texas including Mission, Harlingen, Laredo, Houston (two office locations), San Antonio, Austin, College Station, and Dallas (two office locations).

Firm Qualification and Experience

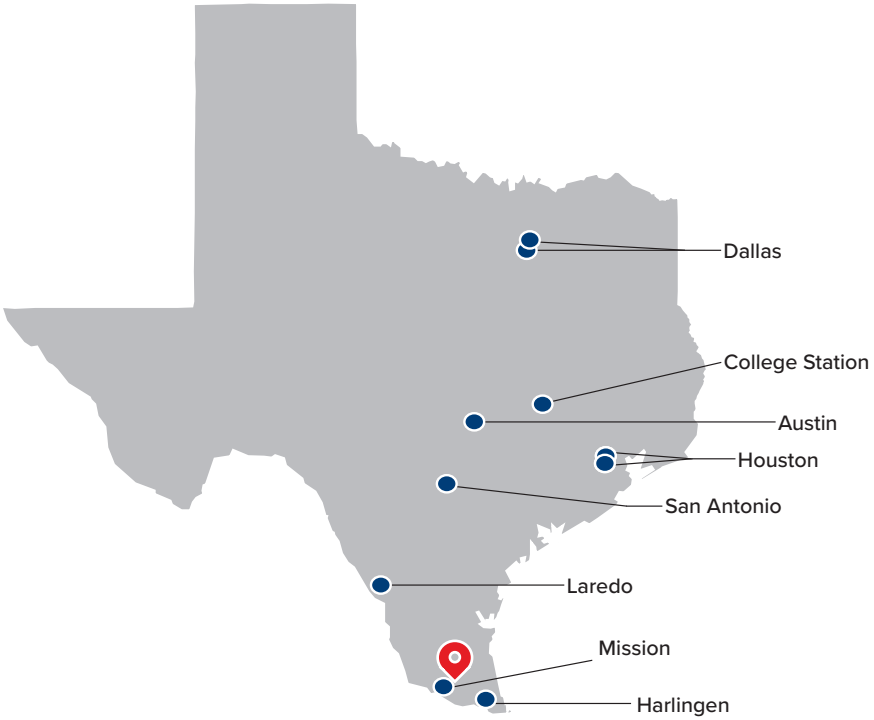
KCI is a highly qualified firm registered and licensed to practice engineering and perform survey services in Texas (TBPELS F-10573 and 10194365). With over 69 years of experience in land surveying, engineering, subsurface utility engineering (SUE), utility coordination, and construction management and inspection, KCI has successfully served city, county, state, and federal agencies with their infrastructure development plans. Our service history for land surveying includes ALTA and Category 1 property surveys for the purchase and sale of property, Category 6 topographic surveys to be used in the design of various infrastructure, route surveys for road and easement alignments and additional survey reports like boundary disputes, Federal Emergency Management Agency (FEMA) elevation certificates and certified aerial imagery.

KCI's culture of client service, demonstrated performance on similar assignments, and comprehensive approach to project management will result in assignments that meet the quality, budget, and schedule goals established by Hidalgo County.

With decades of experience, KCI has successfully assisted city, county, and state agencies with topographic, boundary, platting preliminary, and other necessary land surveying tasks. We have served as the lead surveyor for numerous on-call services contracts as well as project-specific assignments for 13 counties including Hidalgo County, state and federal agencies, and local municipalities.

Familiarity with Geographic Area

KCI takes pride in growing our offices locally and finding talent with knowledge of the geographic region. In 2017, we hired Oscar Garza, PE, SIT, a lifelong Hidalgo County resident, to help us grow our Mission office and develop a presence in South Texas. We have continued to grow this team by recruiting locally and immersing ourselves in the community to better understand how to serve our local clients. We proudly offer surveying, infrastructure, and construction services out of our Mission office.



KCI has worked throughout the LRGV for numerous local agencies. We are currently providing, or recently provided, surveying services for Mile 1 East for the City of Mercedes, State Highway 48 for the TxDOT Pharr District, Faysville Drain for Hidalgo County Drainage District No. 1 (HCDD1), Queens Park Development for International Weight Inspection Services, LLC, and Alley Rehab for the City of McAllen.

Through this experience, we have built relationships with many local agencies including Hidalgo and Cameron counties, HCDD1, TxDOT Pharr District, the Cities of Brownsville, Edinburg, Pharr, and McAllen, International Boundary Water Commission, Brownsville Irrigation and Drainage District, Brownsville Public Utilities, Port of Brownsville, FEMA, Texas Parks and Wildlife, US Army Corps of Engineers, US National Fish and Wildlife Service, and multiple irrigation districts, school districts, and cities. These existing relationships enable us to coordinate local stakeholder involvement efficiently and effectively.

A partial listing of similar successful projects in scope and size can be found beginning on page 7.

We understand how the unique topography of Hidalgo County, including flat terrain, limited access, historic

SERVICE CAPABILITIES (PARTIAL LIST)

- Boundary Surveys
- Topographic Surveys
- Control Surveys
- As-Built Surveys
- Construction Stakeout
- Hydrographic Surveys
- Elevation Certifications
- Infrastructure Layout
- Aerial Photogrammetry
- LiDAR Terrestrial Scanning
- Mobile Scanning
- 3-D Modeling
- High-Rise Construction
- Stakeout
- 3-D Laser Scanning
- ALTA/ACSM Surveys
- Wetland Surveys
- Stream Restoration Surveys
- Utility Designation & Location
- Metes & Bounds Surveys
- Right-of-Way Determination
- Legal Descriptions
- Subdivision Computations
- Record Plats
- Easement and Right-of-Way Plats
- Plan of Surveys Preparation
- Minor and Major Subdivisions
- Existing Conditions Plans
- CADD

ownership of properties, and special survey needs, can impact a project. It is imperative to take these issues into consideration when developing project scopes. From our prior experience working within the Region, we have learned that developing individual scopes tailored to the individual surroundings helps mitigate many of these obstacles. Additionally, KCI has worked closely with City staff to help implement low altitude aerial mapping and 3D modeling using drones and various software. This experience has given us a deeper perspective on approaching existing and future projects.

Having grown up in the City of Donna, Project Principal **DAWN GREEN, PE** also brings knowledge and familiarity with the City. Ms. Green often travels to visit family in the area and has a vested interest in the planned infrastructure improvements for the community.

Uniqueness to Perform these Services

KCI, our firm and our employees, embrace a set of guiding principles—our mission, vision, and values—that are a part of the way we do business every day. Those ideals are the basis of the way we interact with our clients, manage our projects and mentor our employees, and are fundamental to who we are as consulting engineers, surveyors, construction managers and scientists, but also as members of a thriving community and growing industry.

With this strong foundation in place, KCI strives to become an extension of our clients and their staffs. Guided by these founding principles, KCI's proposed key staff consists of technical experts with strong managerial and communication skills, who are committed to the success of any task assignment.

Our firm has a staff of 200 employees located in Texas including professional surveyors, engineers, technicians, utility coordinators and designers, GIS specialists, and support staff. Through this wealth of resources, KCI has the opportunity to provide professional surveying services for the City of Edinburg and will use this experience and knowledge gained to successfully execute any project awarded. You will discover throughout this response our ability to become a reliable partner to the City through our experience, qualifications, past performance, capacity, and resources.

Office location that will be providing the services

Our Mission Office, located at 2610 North Shary Road, will be responsible for the services provided under this contract with support from staff in Harlingen, Laredo, San Antonio, Dallas, and Houston. We are confident that our intimate knowledge of the region and community will be an asset to the City. Above is a partial list of our service capabilities showing the various services we provide.

CAPABILITIES

KCI has expertise in all phases of surveying from initial acquisition surveys to final as-built surveys and all aspects in between. We perform comprehensive surveying services for highways, bridges, utilities, waterways, property acquisitions, commercial and residential developments, and buildings. Our experienced staff of land surveyors utilize state-of-the-art equipment and practical innovation to reduce survey costs and expedite the completion of projects, while maintaining a superior product for our clients.

We consistently apply unique approaches using the latest technologies to provide quality and timely

services, no matter the size of the project. Our licensed professionals and skilled technicians serve a diverse client base that includes state and federal agencies, transportation departments, local governments, utility companies, developers, and private organizations and contractors. With offices nationwide, KCI offers clients a detailed understanding of regional regulatory requirements and market conditions. Field personnel frequently travel and are available for a wide range of project assignments.

Surveying Services

Our survey crews are outfitted with state-of-the-art equipment and led by experienced party chiefs. Our crews are experienced in surveying simple and complex projects. From boundary and topographic surveys to GPS surveys as well as 3D laser scanning, KCI's survey crews are equipped to handle any project. KCI's survey staff evaluates each project to determine the most innovative, cost-effective solutions. For projects of this nature, accurate and thorough survey work is essential for delivering a high quality product. Establishing accurate property lines, easement locations and complete site topography is the critical first step from which all subsequent design and plan production will be based. Detailed field survey work using high quality and certified calibrated equipment will be supplemented by office survey research to verify the accuracy of the important "nonvisible" base plan elements (right-of-way, property lines, easement lines, buffers, wetlands, critical areas, floodplains) that are crucial to account for during the design phase.



TOPOGRAPHIC SURVEYS

Using the Texas Society of Professional Surveyors standards and additional requirements by the City or county, we will develop a scope for each project that considers the environment, historic features, and public awareness important to the area. Part of the scope will be to develop a plan use of specialized technologies which allow our team to provide the highest quality topographic survey, including establishing benchmarks, with the greatest efficiency. Depending on the project size, timeline, and budget, our team will provide:

- **Aerial LiDAR and/or Photogrammetry** using planes, drones with high resolution imagery (KCI has over 30 drones in offices throughout the nation), or our RiCOPTER with Riegl LiDAR and Photogrammetric camera to collect 3-D LiDAR data which is certified by our in-house Certified Mapping Scientist and Certified Photogrammetrist. KCI employs 30+ FAA-licensed remote pilots and has a detailed safety/maintenance program all pilots are required to follow.
- **Mobile LiDAR Scanning** to capture pavement elevations, storm drains, culverts, railing, illumination, signals, retaining walls, signing, and paving surface while preforming the work safely and not interfering with traffic.
- **Terrestrial LiDAR Scanning** using a combination of Leica P40 scanner and our long range Riegl VZ400 scanner to capture necessary data.
- **Echoboat hydrographic survey system** for any underwater topographic data needed, and
- **Conventional Survey Equipment** including Trimble Robotic Total Station, Trimble GPS (Static, VRS, RTK) and digital levels.

Upon completion of the of the data collection, KCI staff can create both topographic maps and 3-D models from all topographic information gathered from the various survey methods (aerial LiDAR, mobile LiDAR, terrestrial LiDAR, Photogrammetry, and conventional) and produce final drawings in either AutoCAD Civil 3D and/or MicroStation with TopoDOT.

SURVEY EQUIPMENT

As evident below, KCI is committed to investing in cutting edge technology. In addition, we verify all technology is properly cared for including calibrating equipment yearly or per the manufacturer guidelines. KCI invests in the best technology we can provide our clients with detailed and accurate data in the required time frame. Below is a list of current technology we own:

14 - Trimble R1O-GNSS (Dual Freq. W/RTK)

14 – Trimble TSC3 (Data loggers)

16 - Trimble TSC (Data loggers)

1 - P40 Leica Terrestrial Scanners

1 - RTC 360 Leica Scanners

3 - UAVs of various models.

BOUNDARY SURVEYS

Boundary surveys are a critical component of new construction/design projects, serving as the foundation for additional survey efforts (topographic surveys, subdivision plats and re-plats). Reconciling the record boundary description with evidence uncovered in the field survey operation allows the surveyor to determine and monument the boundary in the field. From this, additional easements, building lines, restrictions, and site limitations can be located, identified, and remedied in the design phase of a project.

The boundary survey establishes the perimeter of a property as it relates to a site's legal description. The KCI team will review recorded documents and perform a physical inspection to determine the physical boundary of the site. KCI's boundary surveying experience spans several sectors including ALTA/NSPS and land title surveys for residential, commercial, industrial, and renewable energy development as well as subdivision platting for commercial, industrial, and residential development. Using either ALTA or the Texas Society of Professional Surveyors standards, we have experience producing property surveys in Texas. Our process includes:

- Thorough research of current and historical deeds, record maps from various municipal agencies, and general land office for any state, federal, or patent boundaries. All our research is done in-house by our skilled staff with knowledge of the local area. A local understanding of the history and community is key for complete research.
- Field work is completed with both Trimble Robotic Total Stations and dual frequency Trimble GPS (either through VRS network or base/RTK). Field work and field data are reviewed daily for accuracy and coverage. Each crew chief completes a daily field production checklist prior to leaving the job site each day. Our crews are furnished laptops or tablets with a MiFi device so the field data can be transmitted to the survey technician onsite or, for larger files, in the evenings from the teams' localized offices. The survey technician reviews and processes the data that day or the following morning to verify all planned work was completed.
- Under the supervision of the RPLS and in compliance with the "Precision and Accuracy Requirements" set forth by the latest Board Rules promulgated by the Texas Board of Professional Engineering and Land Surveying, the property survey and legal description are prepared. The final drawings are produced in either AutoCAD Civil 3D and/or MicroStation at the discretion of the client.

PLATTING

Our team has developed and recorded many plats for various municipalities in the LRGV. We have extensive knowledge and experience in city and county requirements. Our platting services include initial meetings with municipalities for pre-plat planning, creation of the subdivision plat for recording in the County, and attending planning meetings.

ADDITIONAL SURVEY SERVICES

SITE LAYOUT/CONSTRUCTION STAKING

Construction surveying services requires skilled field and office staff to assess site conditions such as buildings, roads, power lines, gas mains, and other structures on construction sites. Allowing for the establishment, perpetuation and maintenance of a horizontal and vertical survey control network to be utilized throughout the construction phase. Careful planning and execution of a survey control plan ensures projects are built to plan specifications and on schedule minimizing loss on moumentation or error due to disturbed control. Elements in a construction survey include:

- Survey existing conditions of the construction site
- Stake-out reference points for new structures
- Verifying and establishing vertical and horizontal control
- Mapping of the project during construction
- Topographic surveys
- Documentation of site conditions
- Elevation of the new structures
- Proposed elevation certificates
- Under construction elevations certificates
- Grade checks and mapping to confirm compliance with project specification and design
- Form and slab surveys for construction inspection

SURVEY REPORTS

Any additional reports requested by Hidalgo County dealing with survey work performed will be completed within the agreed-upon schedule. Some reports our skilled staff have prepared for other municipalities include but are not limited to:

- Boundary Survey Report to be used in litigation of a boundary dispute,
- FEMA Documentation to be used for LOMA and/ or LOMR,
- Elevation Certificates and other flood studies, and • Certifying Aerial Imagery and LiDAR data produced by either manned or unmanned aircraft, mobile LiDAR, and/or terrestrial scanning.

TEAMING PARTNERS

KCI is committed to working with HUB firms to execute all projects issued under this contract. Although we have not formally added any consultants to our team, we have existing relationships with local HUB Firms Millennium Engineers Group, Inc., R.O.W. Surveying Services, LLC, and M2 Engineering, PLLC.

SUBSURFACE UTILITY ENGINEERING

In addition to surveying services, KCI has a complete in-house SUE Department. KCI has provided SUE services since 1998 and maps over one million linear feet of utilities annually utilizing ASCE Standard 38-02 quality levels A, B, C, and D. The firm holds open-end SUE-specific contracts for 13 DOTs in multiple states, including several consecutive awards. With nearly 100 SUE professionals, the firm has a reputation for responding quickly to project needs. KCI will perform the DM-5 SUE Matrix before determining the recommended Level of SUE to perform based on the scope of the project, number of underground utilities in the area and depth of anticipated excavation (if any).

EQUIPMENT/CREWS	DESIGNATING EQUIPMENT
Level A Trucks 2	4 RDs
Level B Trucks 5	2 8100s
1 VacMasters 4000	1 8000
1 RamVac Hx-3	1 7000
1 RamVac Hx-6	2 810s
6 SUE Crews	4 V IOC Pros
	1 pipe horn
	10 designators

RELEVANT EXPERIENCE

KCI is confident we have the experience and expertise required to provide topographic, boundary, platting preliminary, and all other necessary land surveying tasks as specified by the City. The chart below is a sampling of similar projects within Texas.

PROJECT NAME	CLIENT	Boundary Survey	Topographic Survey	Platting	Survey Alignments	Survey Reports	State Funded	City/County Funded
North Main Drain III Phase I Stormwater // Hidalgo County, TX	Hidalgo County	●	●		●	●		●
Faysville Drain // Hidalgo County, TX	Hidalgo County Drainage District No. 1	●	●		●	●		●
Mile 1 East Improvements // Mercedes, TX	City of Mercedes	●	●		●	●		●
SH 48 // Brownsville, TX	TxDOT Pharr District		●		●	●	●	
FM 236 // Yoakum, TX	TxDOT Yoakum District	●	●		●	●	●	
Alley Rehab // McAllen, TX	City of McAllen		●		●	●		●
Queenstown Industrial Park // Pharr, TX	City of Pharr	●	●	●		●		
Sugar Sweet Ave // Welasco, TX	International Weight Inspection Services	●	●	●	●	●		

PAST PROJECTS WITH THE CITY OF EDINBURG

KCI is proud to be a local LRGV engineering firm. We have had the opportunity to work with the City as well as throughout the region, including TxDOT Pharr District, Hidalgo County, City of Mercedes, and Hidalgo County Drainage District No. 1. Our recent successful project experience has provided us with an understanding of the region's topography, stakeholders, history, and specific needs. We understand it is imperative to consider these issues when developing project scopes.

From our prior experience working within the region, we have learned that developing individual scopes tailored to the project surroundings helps mitigate these obstacles. Our existing relationships with Hidalgo County, HCDD1, City of McAllen, TxDOT Pharr District, International Boundary Water Commission, Irrigation and Drainage Districts, FEMA, school districts, neighboring municipalities, Texas Parks and Wildlife, US Army Corps of Engineers, and National Fish and Wildlife Service will help facilitate efficient and effective public outreach and local stakeholder coordination resulting in projects that are delivered on time and budget to the City.

Recently for the City, KCI provided engineering ans surveying services to alleviate flooding in Brennaaleen Park, Cedar Heights, and Greenbriar Subdivisions by creating additional detention volume. This experience has provided us with intimate knowledge of the City's standards, guidelines, and preferences. In addition, we have built relationships with Cities public works team that we will capitalize on to move swiftly and efficiently through the project scoping, negotiation, and project development phases.

EXPERIENCE AND RECENT PROJECTS

A sampling of the firm's relevant experience for governmental agencies within the past two years is provided on the following pages.


Boundary & Property


Topographic & Tree


Platting


Special Reports


SUE


State Funding


City/County Funding

NORTH MAIN DRAIN PHASE III

HIDALGO COUNTY // EDINBURG, TX



KCI provided design survey services for the PS&E drainage design for the North Main Drain III Phase I Project. KCI completed research, field work, analysis, computation, and documentation necessary to complete a detailed topographic survey of the project site. Utilizing GPS, digital levels, and conventional survey equipment we located cross-sections, horizontal and vertical locations of utilities and improvements, and details of bridges and structures. We also reviewed right-of-way maps and established control points. KCI completed right of entry, right-of-way research, and deed and plat research.

PARTICIPATING PERSONNEL: Cody Condron, RPLS, PLS, CP, CMS // Bill Reeves, RPLS // Baldomero Cervantes // Esequiel Salazar

FAYSVILLE DRAIN

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 // HIDALGO COUNTY, TX



KCI was awarded a contract by the HCDD1 for engineering services for a proposed segment of the Faysville Drain. The project is part of the 2018 Hidalgo County Drainage District Bond Program and is specifically aimed at alleviating flooding in Faysville and the surrounding residential areas West of US 83. Under this contract we performed hydrologic analysis and hydraulic design, authored a Drainage Report, performed preliminary and final design, and produced final PS&E. In addition, we will also be providing construction-phase services.

A topographic survey showing the existing H&H conditions to be analyzed was completed. KCI provided QA/QC over all survey deliverables verifying all State and HCDD1 Standards were met. In addition, we confirmed that all field data was included.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Cody Condron, RPLS, PLS, CP, CMS // Baldomero Cervantes

MILE 1 EAST IMPROVEMENTS

CITY OF MERCEDES // MERCEDES, TX

KCI provided S&E review and PS&E services to reconstruct this 1.4-mile corridor, which runs from BUS 83 (south end) to Mile 8 North (north end) and consists of urban and rural roadways. The urban section of the roadway consisted of the reconstruction and widening of the existing roadway to consist of two 12-foot-wide travel lanes (one lane in each direction), a 16-foot continuous left turn lane, two 10.5-foot shoulders, and a 6-foot-wide sidewalk on each side of the roadway.

We also completed the design for constructing a storm sewer system, including multiple drainage inlets along the roadway.

The rural section consisted of reconstructing and widening the existing roadway to consist of two 12-foot travel lanes (one in each direction) and a 12-foot continuous left turn lane. The stormwater design for this section consists of conveying the existing outfalls via roadside ditches. The project corridor included several utility conflicts. Survey items included right-of-way mapping, topographic survey, aerial mapping, and utility locations.

PARTICIPATING PERSONNEL: Cody Condron, RPLS, PLS, CP, CMS // Oscar Garza, PE, SIT // Baldomero Cervantes // Scott Stockburger, PE // Cole Preston, PE // Bill Reeves, RPLS

US 281 RURAL EXPRESSWAY FACILITY

TxDOT PHARR DISTRICT // EDINBURG, TX

KCI is assisting with the PS&E and related documents for the Rural Expressway Facility on US 281 from 0.69 miles south of SH 186 to 0.34 miles north of FM 470 in Hidalgo County. We are managing a team of subconsultants to complete the roadway and bridge design, H&H design, traffic signal design, survey, and geotechnical data collection.

KCI is performing data collection and field reconnaissance. We are also providing technical assistance for the social, economic, and environmental studies and public involvement.

The survey tasks included data collection and field reconnaissance, including a review of schematics, right-of-way maps, and SUE maps. We also completed a design survey of the project limits. All survey tasks were completed in compliance with TxDOT and the State survey guidelines and standards.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Cody Condron, RPLS, PLS, CP, CMS // Baldomero Cervantes

BRENNAALEEN DRAINAGE IMPROVEMENTS

CITY OF EDINBURG // EDINBURG, TX

The purpose of the drainage project is to alleviate flooding in Brennaaleen Park, Cedar Heights, and Greenbriar Subdivisions by creating additional detention volume. The project will be carried out in two phases. Phase I will involve the construction of a 120 LF bore and a 36-inch storm sewer connection leading to the proposed detention pond. The pond will discharge into the drainage canal near Freddy Gonzalez Drive.

To adequately convey stormwater from the Greenbriar Subdivision and mitigate flooding, a 15-foot drainage easement will be obtained. During Phase II, the paving on Cedar Street, extending from Freddy Gonzalez north to the cul-de-sac, and Cynthia Drive, from Freddy Gonzalez Drive to north to Cedar Street, will be reclaimed.

Additionally, the drainage infrastructure in Cedar Heights

and Greenbriar Subdivisions will be replaced with new infrastructure. These improvements will enhance the capacity of the drainage system, thereby reducing the risk of flooding. A survey was conducted by a previous firm; however, some of the data required verification, thus necessitating field visits. These visits proved to be pivotal in redesigning the drainage system. Throughout the process, the residents' property was taken into consideration, and the design was modified accordingly while maintaining its efficiency. Coordination with the City was imperative to meet design criteria and ensure timely completion.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Cody Condron, RPLS, PLS, CP, CMS // Baldomero Cervantes // Esequiel Salazar

SH 48

TxDOT PHARR DISTRICT // BROWNSVILLE, TX



KCI prepared the design for the raised median schematic and virtual public meeting for SH 48, which is 3.77 miles from the intersection of SH 4 to FM 511. This project involved the proposed design of a four-lane divided roadway with 12-foot travel lanes and 11-foot left-turn lanes, a raised median along SH 48, and dedicated left-turn lanes at signalized intersections. Dual left-turn lanes were utilized at the SH 4 intersection for eastbound and westbound traffic. The project also included striping along Jamie J. Zapata Road and Coffee Port Road to transition to SH 48. This project required consideration of various traffic generators, including the Port of Elsa and surrounding industrial and commercial businesses, as well as four major water crossings: Resaca de la Palma, Resaca del Rancho Viejo, Chicago Drain, and Main Drain.

The survey portion included horizontal and vertical control throughout the project, aerial mapping and topography by use of LiDAR, supplemental topographic work for water crossings, including work upstream and downstream to assist in H&H analysis, and quality level B and C subsurface engineering support.

PARTICIPATING PERSONNEL: Cody Condron, RPLS, PLS, CP, CMS // Oscar Garza, PE, SIT // Scott Stockburger, PE // Cole Preston, PE // Baldomero Cervantes

ALLEY REHABILITATION

CITY OF McALLEN // McALLEN, TX



The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process. To optimize drainage performance, we implemented an inverted crown typical section while maintaining minimal profile cross slopes to ensure a steady flow across the entirety of the alleys. Lastly, we estimated the construction costs for each alley, ensuring adherence to the City's budgetary constraints while incorporating a 20% contingency provision.

PARTICIPATING PERSONNEL: Cody Condron, RPLS, PLS, CP, CMS // Oscar Garza, PE, SIT // Baldomero Cervantes // Lewis Harrison, RPLS // Esequiel Salazar

QUEENSTOWN INDUSTRIAL PARK

INTERNATIONAL WEIGHT INSPECTION SERVICES // PHARR, TX

Queenstown Park is a 148,000 SF state-of-the-art facility. The tract of land is strategic; it is close to the Pharr International Bridge and large enough to accommodate this facility. Mexican trucks will unload on one side of the facility with U.S. loading on the other side. There are 120 positions to keep the entire team on the property so that there will be no lines of trucks blocking the road waiting to enter the facility. The facility includes 124,000 SF of cold space and 24,000 SF of office space. Queenstown Park will provide processing, storage, and distribution services, and fits into several tenets of the prospective Pharr community plan, including creating jobs and advancing local economic goals. It employs approximately 100 full-time employees. KCI is providing all on-site and off-site civil design, including water, sewer, drainage, fire protection, paving, design surveys, and construction staking. This project was on un-platted raw land coordination with the City. Public utilities were crucial to provided service to the development as efficiently as possible that were agreeable to city operations and future roadways, drainage, and utility projects. The surveying services provided for this project included, multiple Category 1A boundary surveys, Category 6 design topographic survey, aerial imagery using low altitude UAS for high resolution imagery, platting, and dedication of utility easements to service the project.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Cody Condron, RPLS, PLS, CP, CMS // Baldomero Cervantes // Bill Reeves, RPLS // Esequiel Salazar

FM 236

TxDOT YOAKUM DISTRICT // YOAKUM, TX

KCI prepared PS&E and related documents for additional paved surface in DeWitt County and sidewalks in Wharton County for the following project: on FM 236 in DeWitt County from 1 mile south of E. Morgan Ave to 0.2 miles north of Arneckeville Road and sidewalk projects in Wharton County on SH 60 from FM 1301 to Alabama Road and SH 71 from FM 2765 to BU 59S and from 59S to US 59 Frontage Road. These services included, but were not limited to, preparing roadway and bridge design, H&H design, traffic signal design, utility adjustment coordination, SUE, utility engineering, survey, geotechnical data collection, environmental document, and when requested, provided design support and testified at right of way hearings, and construction phase services necessary to support the design process. As part of the PS&E package, KCI provided surveying services for this 6-mile project.Deliverables were mapping of the existing survey data collected. KCI established the existing right-of-way, prepare survey control sheets and a 3-D digital terrain model for a proposed roadway widening project.

PARTICIPATING PERSONNEL: Cody Condron, RPLS, PLS, CP, CMS // Baldomero Cervantes // Oscar Garza, PE, SIT // Lewis Harrison, RPLS // Bill Reeves, RPLS

SUGAR SWEET AVE

INTERNATIONAL WEIGHT INSPECTION SERVICES // WELASCO, TX

KCI prepared a minor plat, Category 6 Design Topographic survey, and a Boundary Survey for this parcel of land in Weslaco, TX. KCI assisted with the re-platting process because the client wanted to subdivide a 19.94-acre tract into two conjoining lots. A topographic survey was conducted to locate all property corners to establish approximate boundaries, as well as all surface features, including streets, drainage structures, utilities, trees, sidewalks, buildings, and drainage ditches/creeks.

PARTICIPATING PERSONNEL: Cody, RPLS, PLS, CP, CMS // Bill Reeves, RPLS // Baldomero Cervantes

PRACTICAL BUSINESS PLAZA

INTERNATIONAL WEIGHT INSPECTION SERVICES // PHARR, TX

Practical Business Plaza is a 38,000 SF retail development on Jackson Road in Pharr, TX. The plaza was composed of two phases. Phase I included 14,000 SF of leasable space and 152 parking spaces. Phase II proposed an “L” shaped, two-story building including 12,000 SF of retail on the first floor and 12,000 SF of executive and beauty suites on the top level. KCI assisted in the re-plat application for the City of Pharr. As part of the application, KCI conducted a detailed drainage analysis, generated an accompanying report, and designed water and sewer utility services tailored to the new lots. KCI also provided plans for a proposed parking lot on the acquired eastern parcel. In compliance with City regulations, stormwater detention aspects were analyzed and designed to meet all necessary standards. Additionally, an easement was essential for the sewer service. To supplement the design, KCI will be responsible for crafting the easement description, adhering strictly to the minimum standards set forth by the Texas Board of Professional Engineers and Land Surveyors (TBPELS). The surveying services included multiple Category 1A boundary surveys, Category 6 design topographic survey, aerial imagery using low altitude UAS for high-resolution imagery, platting, and dedication of utility easements to service the project.

PARTICIPATING PERSONNEL: Cody, RPLS, PLS, CP, CMS // Bill Reeves, RPLS // Baldomero Cervantes

Team Member Qualifications and Experience

Mr. Condron will serve as KCI's Project Manager for this contract. He will be supported by Dawn Green, PE, Project Principal. They have reviewed the documents associated with RFQ #2024-7 and have assembled an internal project team with the required professional licenses, background, training, availability, and qualifications to complete assigned projects under this contract.

Mr. Condron will review our current workload and reallocate resources as needed to satisfy the City's needs as well as all of our project milestones. Since our professional and technical staff have overlapping disciplines, we are confident we have the staff available to commence work immediately. We have an additional 2,100+ employees nationwide to draw upon should a project's schedule be compressed.

KCI holds internal bi-weekly coordination meetings with the surveying staff as well as production meetings to discuss project issues. These meetings are essential to KCI's efficiency and provide a platform for communication at all staff levels. We are confident we have the ability to commence services immediately for the City upon the Notice to Proceed.

Our motivated and experience team understands that time is of the essence for these projects. Mr. Condron and Ms. Green will provide project management and team leadership to accomplish the project's objectives while complying with the City's standards and requirements. Ms. Green will support Mr. Condron by verifying he has the technical resources needed to complete the requirements of each assignment within the City's expected schedule.

We maintain a qualified staff of licensed Texas-registered professional land surveyors and professional engineers, 3D specialists, surveyors-in-training, and CADD technicians. **KCI has a survey team of 34 in Texas, including eight licensed surveyors and 12 field crews as available resources.** In addition to qualified staff, we have extensive project management experience with local, state, and federal agencies including managing on-call service contracts and project-specific assignments. A detailed description of our assigned personnel's qualifications, years of experience, and similar projects can be found in the personnel and staffing section. The key personnel, assignment, and years of experience for this contract is listed above. The team organization chart is provided on the following page.

Key Personnel	Role	Yrs. Exp.
Dawn Green, PE	Project Principal	37
Cody Condron, RPLS, PLS, CP, CMS	Project Manager	30
Oscar Garza, PE, SIT	Projects Coordinator | Topographic & Tree Surveys	13
Lewis Harrison, RPLS	Boundary & Property Surveys	13
Bill Reeves, RPLS	Right-of-Way Surveys	8
Aaron Vanderslice, RPLS, PLS, CFedS	Special Reports	18
Baldomero Cervantes	Survey Coordination/ Communication Liaison	39
Esequiel Salazar	Survey Technician	2
Scott Stockburger, PE	Utilities/SUE Manager	35
Cole Preston, PE	SUE Task Leader	6
Ruben Garcia Yanez	Survey Field Technician	25
David Martinez	Survey Field Technician	2
Jason Obadal	Survey Field Technician	9
Ruppert Rosas	Survey Field Technician	20
Shaylor Clark	Survey Technician	23
Martin Sifuentes	Survey Technician	17

**names in bold are highlighted beginning page 15*

TEAM ORGANIZATION CHART

KCI has the experience and personnel required to assist the City with all facets of infrastructure projects for residents, businesses, and surrounding jurisdictions. Below is an organizational chart showcasing KCI's ability to handle all of the tasks proposed under this contract and the depth of resources we bring to the table.

THE CITY OF Edinburg



Dawn Green, PE*
Project Principal



Cody Condron, RPLS, PLS, CP, CMS*
Project Manager



Oscar Garza, PE, SIT*
Projects Coordinator

SURVEY

Boundary & Property Surveys
Lewis Harrison, RPLS*

Topographic & Tree Surveys
Oscar Garza, PE, SIT*

Right-of-Way Survey
William "Bill" Reeves, RPLS*

Special Reports
Aaron Vanderslice, RPLS, PLS, CFedS*

SUPPORT

Survey Coordination/ Communication Liaison
Baldomero Cervantes*

Survey Field Technicians
Ruben Garcia Yanez
David Martinez
Jason Obadal
Ruppert Rosas

Survey Technicians
Esequiel Salazar*
Shaylor Clark
Martin Sifuentes

12 Survey Field Crews

SUE

Utilities/SUE Manager
Scott Stockburger, PE*

SUE Task Leader
Cole Preston, PE*

5 SUE Field Crews

** Resume provided within this submission. Additional support resumes available upon request.*



DAWN GREEN, PE
Project Principal

BS in Civil Engineering, Texas A&M University// PE #79721 // 33 Years' Experience

Ms. Green's 37 years of experience includes project management and design of a wide variety of engineering assignments, primarily focusing on large municipal projects involving roadway, drainage, water, and wastewater system design. She also works with entities to help acquire funding for projects. In her role as Vice President of KCI, she helps leverage the opportunities and growth for KCI throughout Texas.

As Project Principal, Ms. Green is responsible for providing resources to the team to allow for the successful delivery of projects to the City. She will interface with the City as another line of communication to confirm KCI's understanding of the City's needs and assist in achieving the project goals. She will monitor contract compliance and serve as the senior executive for resolution of any issues that may be escalated. Her relevant experience includes:

Bulverde Road Improvements, Bexar County. Principal in Charge. Ms. Green managed this one-mile, $6M roadway reconstruction project in northern Bexar County. The project included roadway reconstruction and drainage improvements and developing roadway and drainage design alternatives, traffic study, geotechnical investigation, preliminary structural design, SUE, environmental permitting, and survey.

Advanced Transportation District Program, City of San Antonio. Project Manager. The project included scoping, cost estimating, and construction drawings for sidewalk replacement projects throughout the City of San Antonio. The program also included bid preparation and advertisement, construction inspection and administration, and contract closeout. Ms. Green's responsibilities included site visits, preliminary analysis, identifying environmental constraints, identifying utility conflicts, and preparing construction drawings. She was responsible for coordinating with the contractor and citizens to provide information on the project areas.



CODY CONDRON, RPLS, PLS, CP, CMS
Project Manager

Coursework in Geographic Information Science, Texas A&M University Corpus Christi // RPLS #5899; CP #R1616CP; CMS #R001UAS; FAA Part 107 UAS (Drone) Pilot #3929273 // 30 Years' Experience

With more than 30 years of land surveying experience, Mr. Condron is one of a handful of professionals to hold both a Registered Professional Land Surveyor and Certified Photogrammetrist license in Texas. He is also the first Certified Mapping Scientist UAS. He oversees all aspects of day-to-day survey operations. Mr. Condron possesses extensive experience and knowledge in control surveys, property descriptions, property conveyance documents, topographic and boundary surveys, GPS, construction staking, aerial mapping, bathymetric surveys, and land development. He has performed work with public and private entities and several production and custom home builders and land developers throughout Texas. The surveys produced for these entities vary from pre-construction design work through completion of projects, along with monitoring of projects after completion. Due to Mr. Condron's diverse and broad background, he has gained experience as an expert witness for numerous cases that require extensive knowledge relating to all aspects of surveying. Recently, Mr. Condron worked with the Port of Brownsville, the cities of Mercedes, Brownsville, and Edinburg, and HCDD1. His work for some of these clients involved using drones for topographic surveys and 3-D modeling. His experience within the last 12 months is provided below:

North Main Drain III Phase 1 Stormwater, City of Edinburg. Survey Manager. Mr. Condron oversaw the survey services for the PS&E drainage design for the North Main Drain III Phase I Project. KCI completed research, field work, analysis, computation, and documentation necessary to complete a detailed topographic survey of the project site. Utilizing GPS, Digital levels and conventional survey equipment we located cross-sections, horizontal and vertical locations of utilities and improvements, and details of bridges and structures. We also reviewed right-of-way maps and established control points. KCI completed right of entry, right-of-way research, and deed and plat research.

Alley Rehabilitation, City of McAllen. Survey Manager. This project's primary objective was to rehabilitate 26 alleys in sub-par conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. Mr. Condron oversaw a comprehensive topographic survey, which proved instrumental in facilitating the precise identification and resolution of utility conflicts through the development of a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process.

Faysville Drain, Hidalgo County Drainage District No. 1. Survey Manager. KCI was awarded a contract by the HCDD1 for engineering services of a proposed segment of the Faysville Drain. Topographic survey was required to show existing hydraulic and hydrologic conditions to be analyzed using WMS, HEC-HMS, and Rain on 2D Mesh component within HEC-RAS. KCI provided QA/QC over all survey deliverables verifying all State and HCDD1 standards were met.

SH 48, TxDOT Pharr District. Survey Manager. KCI provided schematic design for the rehabilitation of SH 48 from FM 511 to SH 4. There were four crossings to be analyzed, each included a report and coordination with drainage districts, the County, and the City. The first task was to define the drainage area in a flat area, then analyze the Resacas and irrigation ditches using HEC-RAS. The survey portion included horizontal and vertical control throughout the project, aerial mapping and topography by use of LiDAR, supplemental topographic work for water crossings including work upstream and downstream to assist in H&H analysis, and quality level B and C subsurface engineering support.

Queens Park Commercial Development, International Weight Inspection Services, LLC. Survey Manager. This project is an approximately 30-acre commercial development at the Southwest intersection of Las Milpas Road and South I Road. KCI prepared a Boundary Survey, Category 6 Design Topographic survey and performed Subdivision Platting no less than the minimum standards as described by the TBPELS.

Mile 1 East Improvements, City of Mercedes. Survey Manager. This project included S&E review and PS&E services for the reconstruction of Mile 1 East for the City of Mercedes. This 1.4 mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways. This project is a local let project in Hidalgo County funded by federal, state, and city monies. Survey items included right-of-way mapping, topographic survey, aerial mapping, and utility locations.



OSCAR GARZA, PE, SIT

Projects Coordinator | Topographic & Tree Surveys

BS in Civil Engineering, University of Texas San Antonio // PE #122125; SIT #122125 // 13 Years' Experience

Mr. Garza is personally invested in this region's infrastructure as a Hidalgo County resident, business owner, Director for the Hidalgo County Irrigation District #6, and Manager of KCI's Mission Office.

Mr. Garza has amassed practical and proven project methodology to solve unique design issues and challenging project schedules. His key strengths include project management, agency coordination, project scoping, scheduling, budgeting, cost control, design processes, and problem resolutions. His background includes H&H; drainage, roadway, and traffic design; and construction engineering and inspection. Prior to joining KCI, Mr. Garza worked for the TxDOT Pharr District. He served as Deputy Project Manager and Task Leader for the following projects developing comprehensive PS&E, and bidding documents for these projects:

Alley Rehab, City of McAllen. Project Manager. The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process.

Brennaaleen Drainage Improvements, City of Edinburg. Survey Technician. The drainage project aims to alleviate flooding in Brennaaleen Park, Cedar

Heights, and Greenbriar Subdivisions by creating additional detention volume. The project will be carried out in two phases. Phase I involves the construction of a 120 LF bore and a 36-inch storm sewer connection leading to the proposed detention pond. The pond will discharge into the drainage canal near Freddy Gonzalez Drive. To adequately convey stormwater from the Greenbriar Subdivision and mitigate flooding, a 15-foot drainage easement will be obtained. During Phase II, the paving on Cedar Street, extending from Freddy Gonzalez north to the cul-de-sac, and Cynthia Drive, from Freddy Gonzalez Drive to north to Cedar Street, will be reclaimed. Additionally, the drainage infrastructure in Cedar Heights and Greenbriar subdivisions will be replaced with new infrastructure. These improvements will enhance the drainage system's capacity, thereby reducing the risk of flooding. Another firm conducted a survey; however, some of the data required verification, thus necessitating field visits. These visits proved to be pivotal in redesigning the drainage system. The residents' property was considered throughout the process, and the design was modified accordingly while maintaining efficiency.

Faysville Drain, Hidalgo County Drainage District No. 1. Project Manager. Mr. Garza is providing Construction Administration Services. His services include evaluation of value engineering design alternatives, utility coordination, review and recommendation of utility relocation plans, utility construction verification, develop bid package, support the County in advertising the project, review and recommendation of field changes, especially in regard to unexpected field conditions, review of shop drawings, review and package change orders, provide minor redesign, provide guidance and recommendations in response to Request for Information, maintain construction schedule, provide progress reports, construction inspection and verification, review and recommend approval of contractor invoices.



LEWIS HARRISON, RPLS

Boundary & Property Surveys

BS in GIS, Texas A&M University Corpus Christi // RPLS #6788 // 13 Years' Experience

Mr. Harrison has more than 13 years of experience performing boundary surveys of various certifications (board minimum standard, CAT-1A, ALTA/NSPS), and the specifications required to meet survey standards. He works with engineers, architects, and project managers to put together design survey scopes and budgets to meet the project's needs and deliverables, meeting municipal requirements. His experience includes reviewing construction drawing sets and creating construction staking survey scopes for projects ranging from apartment complexes to +/- 20,000 feet of railroad spur extensions. He works with clients to meet their surveying needs on long term projects, utilizing and incorporating geospatial data from LiDAR, photogrammetry, and bathymetric data to fulfill survey requirements. Mr. Harrison has worked on large and small projects that require problem solving and attention to detail. He has performed work with public and private entities, including Fort Bend County, Harris County, City of Pasadena, TxDOT, City of Houston, City of Friendswood and more.

Alley Rehab, City of McAllen. Surveyor. The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process. To optimize drainage performance, we implemented an inverted crown typical section while maintaining minimal profile cross slopes to ensure a steady flow across the entirety of the alleys. Lastly, we estimated the construction costs for each alley, ensuring adherence to the City's budgetary constraints while incorporating a 20% contingency provision.

World Trade Bridge Expansion Project, City of Laredo. Surveyor. KCI is providing the civil engineering, surveying, design and plan development for the expansion of the World Trade Bridge Port of Entry. Surveying includes the US and Mexico sides of the Rio Grande River, along with survey measurements of the river itself. Civil engineering included roadway design, storm drainage, traffic control, complex construction phasing, and utility coordination. The design includes hydrologic analysis of the Rio Grande River to

determine the impact of the new bridge structure expansion.

TxDOT IH35: MM16 to MM30, TxDOT Laredo District. Surveyor. KCI is providing surveying and utility coordination services for the widening of IH 35 from 2.68 miles north of the Uniroyal Interchange to 1.2 miles north of the US 83 Interchange. Surveying includes tying all existing utilities and improvements found along the corridor, along with right-of-way acquisition. Additionally, KCI coordinated closely with TxDOT on utilities and improvements located within TxDOT right-of-way and utility coordination with all local facility owners.



BILL REEVES, RPLS

Right-of-Way Surveys

BS in Geosciences, Texas Tech University // RPLS #7008; FAA Part 107 UAS (Drone) Pilot // 8 Years Experience

Mr. Reeves has experience in boundary and topographic surveys as well as construction staking, ALTA surveys, plats, and as-builts. He is proficient in topography for design, boundary, and easements for gas pipeline rebuilds. Mr. Reeves is knowledgeable in MicroStation, AutoCAD, and BlueSky.

North Main Drain III Phase 1 Stormwater, Hidalgo County. Surveyor. KCI provided design survey services for the PS&E drainage design for the North Main Drain III Phase I Project.

FM 1426, TxDOT Pharr District. Surveyor. KCI assisted with developing conceptual planning options to upgrade pedestrian mobility and add quality-of-life improvements on South Nebraska Avenue (FM 1426) from BU 83 to IH 2. As part of this preliminary design development, KCI improved ADA compliance of sidewalks on the East and West sides of South Nebraska Avenue, lighting for vehicular and pedestrian safety, parking improvements, and landscape and hardscape improvements. KCI also developed a four-foot-wide median with type IV curbs to be placed on the center line of South Nebraska Avenue. The survey services included verifying established control and support underground utility locations. KCI utilized GPS and conventional survey equipment for verifying and mapping QL A, B, and C SUE.

Koeblen Road Segment 3, Fort Bend County. Survey Manager. KCI is providing land surveying services for the re-alignment and construction of the four-lane thoroughfare from FM 2218 to the Rosenburg city limits. The project consists of establishing control and temporary benchmarks throughout the project, abstracting and retracements of existing right-of-way and adjoining parcels, topographic survey of existing and proposed right-of-way, preparation of control and right-of-way maps, and Category 1A title surveys for all parcel takings..



AARON VANDERSLICE, RPLS, PLS, CFedS

Special Reports

AAS in Civil Engineering, Tulsa Community College // RPLS #6931; CFedS #1791 // 18 Years' Experience

Mr. Vanderslice possesses over 18 years of diverse experience in the field of land surveying. His professional journey has encompassed working for major municipalities, a federal tribal government, and various private firms, allowing him to amass invaluable expertise in managing a wide spectrum of clients and survey types. Mr. Vanderslice's portfolio includes projects such as delineating boundaries, establishing rights-of-way, providing construction staking, delivering design services, and conducting volume quantity verifications for a broad array of developments, including roads, highways, single and multi-family dwellings, commercial retail spaces, medical facilities, and educational institutions. He has been fortunate to hold the position as both client and service provider, thereby gaining a greater understanding of what is not only desired, but expected from both sides of the table.

Surveying Services in Bexar, Comal, Kendall, and Guadalupe Counties, TX. Survey Director/Manager. While employed with Hill Country Survey COmpany, Mr. Vanderslice led a team of professionals comprising professional land surveyors, surveyors-in-training, technical staff, and field crews. He worked closely with clients, providing cost estimates and managing project budgets and timelines. Primarily focused on assisting commercial and single-family residential developers, Mr. Vanderslice and his team offered comprehensive surveying services, guiding projects from conception to completion and ensuring timely delivery, providing a quality product.

Surveying Services, Muscogee Creek Nation (MCN). Tribal Surveyor. While employed with MCN, Mr. Vanderslice provided land surveying for multiple utility owners to ensure accurate mapping and documentation of land features and boundaries. These services helped in the precise placement of utilities such as water, gas, electricity, and telecommunications. He delivered accurate and detailed surveys, enabling utility owners to efficiently manage their assets, prevent disputes, and comply with regulatory requirements, ultimately contributing to the safe and effective operation of their services. Utility owners covering a 13 county jurisdiction included:

- Oklahoma Natural Gas
- Canadian Valley Electric Cooperative
- American Electric Power
- Cities of Tulsa, Muskogee, Okmulgee, Broken Arrow, Okemah

Survey IDIQ Oklahoma Department of Transportation (ODOT). Survey Manager. Mr. Vanderslice provided surveying services to establish ODOT right-of-way across various project. These projects ranged from drainage and utility improvements to addressing boundary issues and ensuring proper ingress and egress. He was also provided surveying for road and bridge improvements. Furthermore, Mr. Vanderslice was involved in the new construction, as well as additions and renovations of key facilities, including hospitals, educational institutions, office buildings, and residential buildings.



BALDOMERO CERVANTES

Survey Coordination/Communication Liaison

AS in Drafting and Design, Texas State Technical Institute // 39 Years' Experience

Mr. Cervantes' experience drafting and mapping documents for municipal, county, and state engineering and surveying projects. He is experienced in developing civil construction plan sets and survey deliverables in both MicroStation and AutoCAD. He is proficient with many third party software systems including GEOPAK, Civil 3D, and Trimble Geosystems. He incorporates existing conditions tied to the required datum, performs calculations, and produces digital 2D and 3-D data in the specified file type. He has developed schematic and final plans, specifications, and estimates for city, county, and state transportation system improvements. His background also includes site development including parking lot layouts, utility upgrades and replacements, and complex drainage systems and oil and gas survey documents. Mr. Cervantes assisted the Port of Brownsville, City of Mercedes, and Hidalgo County demonstrating the use of drones for topographic surveys and 3-D modeling. His relevant experience includes:

Queens Park Commercial Development, International Weight Inspection Services, LLC. Survey Coordinator. This project is an approximately 30-acre commercial development at the Southwest intersection of Las Milpas Road and South I Road. KCI prepared a boundary survey, Category 6 Design Topographic survey, and performed Subdivision Platting no less than the minimum standards as described by the TBPELS.

Mile 1 East Improvements, City of Mercedes. Survey Technician. This project included S&E review and PS&E services for the reconstruction of Mile 1 East for the City of Mercedes. This 1.4 mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways. This project is a local let project in Hidalgo County funded by federal, state, and city monies. KCI is involved in developing the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County. Mr. Cervantes provided survey coordination for the right-of-way mapping, topographic survey, aerial mapping, and utility locations.

US 281 Rural Expressway Facility, TxDOT Pharr District. Survey Technician. This project was for proposed improvements to US 281 in Hidalgo County. KCI was responsible for directing and coordinating all activities associated with the project to comply with state and federal policies and procedures, and to deliver the work on the established timeline.

ESEQUIEL SALAZAR

Survey Technician

2 Years' Experience

Mr. Salazar plays a crucial role in land development, construction, and engineering projects, utilizing his knowledge and expertise of the LRGV. He has a robust understanding of survey principles and operates advanced surveying

equipment such as GPS and total stations to collect precise data. His experience includes working in diverse environments, from urban areas to remote natural landscapes, ensuring accurate measurements for property boundaries, topographic maps, and infrastructure planning. Mr. Salazar collaborates closely with engineers, architects, and planners, contributing essential information that underpins successful project execution and development. His relevant experience includes:

Brennaaleen Drainage Improvements, City of Edinburg. Survey Technician. The drainage project aims to alleviate flooding in Brennaaleen Park, Cedar Heights, and Greenbriar Subdivisions by creating additional detention volume. The project will be carried out in two phases. Phase I involves the construction of a 120 LF bore and a 36-inch storm sewer connection leading to the proposed detention pond. The pond will discharge into the drainage canal near Freddy Gonzalez Drive. To adequately convey stormwater from the Greenbriar Subdivision and mitigate flooding, a 15-foot drainage easement will be obtained. During Phase II, the paving on Cedar Street, extending from Freddy Gonzalez north to the cul-de-sac, and Cynthia Drive, from Freddy Gonzalez Drive to north to Cedar Street, will be reclaimed. Additionally, the drainage infrastructure in Cedar Heights and Greenbriar subdivisions will be replaced with new infrastructure. These improvements will enhance the drainage system's capacity, thereby reducing the risk of flooding. Another firm conducted a survey; however, some of the data required verification, thus necessitating field visits. These visits proved to be pivotal in redesigning the drainage system. The residents' property was considered throughout the process, and the design was modified accordingly while maintaining efficiency.

Alley Rehab, City of McAllen. Survey Technician. The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process.

North Main Drain III Phase 1, Hidalgo County. Surveyor. KCI provided design survey services for the PS&E drainage design for the North Main Drain III Phase I Project.

US 281 Segment 1: SH 186 to FM 490, TxDOT Pharr District. Survey Technician. This project is for proposed improvements to US 281 in Hidalgo County. KCI is responsible for directing and coordinating all activities associated with the project to comply with state and federal policies and procedures, and to deliver the work on the established timeline.



SCOTT STOCKBURGER, PE

Utilities/SUE Manager

BS in Civil Engineering, Texas A&M University // Professional Engineer #80299 // 35 Years' Experience

Mr. Stockburger is a transportation engineer with 35 years of experience specifically focused on utility design, coordination, and relocation. He is also an expert in highway design and construction, which enables him to understand and mitigate various conflicts on complex projects. He has managed complex projects involving large groups of technical employees and consultants, as well as multiple project phases from schematics and PS&E stages through construction. He is knowledgeable and compliant with applicable rules, regulations, plans, and specifications. He has extensive knowledge of the TxDOT Utility Accommodation Rules (UAR); Code of Federal Regulations (CFR); right-of-way policies and procedures; and utility agreements including preparation, contracts, conflict analysis and corridor planning.

City of Mercedes, Mile 1 East Improvements. SUE Technician. This project included S&E review for the reconstruction of Mile 1 East for the City of Mercedes. This 1.40-mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consisted of urban and rural roadways. This project was a local let project in Hidalgo County funded by federal, state, and city monies. KCI developed the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County.

SH 48, TxDOT Pharr District. SUE Engineer. KCI provided schematic design for the rehabilitation of SH

48 from FM 511 to SH 4. There were four crossings to be analyzed, each included a report and coordination with drainage districts, the county, and the city. The first task was to define the drainage area, then analyze the resacas and irrigation ditches using HEC-RAS.

US 77 Utility Coordination, TxDOT Pharr District. Principal-in-Charge. This $166.7M TxDOT project is for upgrading US 77 to a freeway by constructing mainlanes and overpasses. The limits are from the Willacy/Kenedy County line to the Kenedy/Kleberg County line for 45.2 miles. The project was divided into segments 1A, 1B, 2A, 2B, and 2C for 23 miles. Segments 3, 4, and will begin in the next few months. KCI provided utility coordination and QL-A, -B, -C, and -D SUE. Levels C and D were performed first to allow for the determination of locations for QL-A test holes. The survey work was in conjunction with the SUE QL-A, -B, -C, and -D.



COLE PRESTON, PE

SUE Task Leader

BS in Civil Engineering, University of Memphis // Professional Engineer #144595 // 6 Years' Experience

Mr. Preston brings experience in utility coordination and engineering on both large and small municipal, state, and private projects. He has demonstrated expertise in utilizing TxDOT's Utility Cooperative Management Process. Mr. Preston has performed quality reviews of both NAASCO PACP and MACP inspections and made recommendations for continuous maintenance on a consent decree driven sewer rehabilitation program. He has utilized communication skills to keep various stakeholders aligned with the goals of each project.

US 77 Utility Coordination, TxDOT Pharr District. Utility Adjustment Coordinator. Mr. Preston worked closely with the Advanced Project Development Engineer and her staff, as well as District utility coordination staff, to implement the avoid, minimize, accommodate (AMA) approach throughout the process. This includes utility mitigation and relocation planning and working with the design team to provide utility location data where design alternatives can be evaluated, utility agreement assistance with TGS, UIR permitting assistance, and utility conflict matrix preparation and maintenance. Mr. Preston also performed close coordination with the Town of Horizon City. He is currently performing utility coordination meetings with owners, the design team, and utility consultants to clear the proposed project of utility conflicts by the clearance dates specified in the Construction Management Plan.

SH 48, TxDOT Pharr District. SUE Engineer. KCI provided schematic design for the rehabilitation of SH 48 from FM 511 to SH 4. There were four crossings to be analyzed, each included a report and coordination with drainage districts, the county, and the city. The first task was to define the drainage area, then analyze the resacas and irrigation ditches using HEC-RAS.

Mile 1 East Improvements, City of Mercedes. Project Engineer. This project included S&E review and PS&E services for the reconstruction of Mile 1 East for the City of Mercedes. This 1.4 mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways. This project is a local let project in Hidalgo County funded by federal, state, and city monies. KCI is involved in developing the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County.



TAB 3

ABILITY TO MEET SCHEDULES AND DEADLINES

ABILITY TO MEET SCHEDULES

Our hands-on approach equips KCI with the appropriate resources to meet project schedules. We understand that delivering on-time projects to the City is of the utmost importance and the key to achieving this success is preparation and adherence to all established milestones. We understand that schedules are "lost" a day at a time; our monitoring program will prevent that from occurring. KCI will prepare a detailed Critical Path Method (CPM) schedule for projects issued under this contract and will address schedule issues during the scoping meeting. Preparing a detailed CPM schedule helps to confirm all tasks are defined and their interdependence is understood. We will work closely with the designated primary point of contact from the City while developing and maintaining your project's schedule. Adherence to the schedule is critical to evaluating performance and will be a main topic at KCI's internal production meetings. We understand that delays happen; however, building a project delivery schedule that accounts for the unforeseen is imperative to keeping a project on schedule and meeting milestone dates.

Mr. Condron can anticipate potential design delay issues and proactively adjust resources to maintain project schedules. He will use project controls to shift resources, respond to schedule changes, and respond early to tasks that threaten the schedule. Should schedule delays occur, he will redirect the necessary resources to maintain the agreed upon schedule. Any delays will be immediately communicated to the City's representative. KCI is committed to maintaining the project's schedule including working extended hours and/or on weekends as needed.

When it comes to maintaining the project budget, we understand that the success of this begins with developing an accurate budget. We will perform a site visit, verify we have a complete understanding of the project scope, and confirm all parties have a clear understanding of the project budget. The goal is to avoid project overruns and the need for supplementals.

As illustrated in the table below, KCI has a long history of implementing the above approach to meet project schedules and budgets.

PROJECT	ORIGINAL SCHEDULE	FINAL SCHEDULE	ORIGINAL BUDGET	FINAL BUDGET
Brenaaleen Drainage Edinburg, TX	03/2023 to 08/2023	03/2023 to 12/2023*	$56,033	$67,082*
Stage Coach Trail Brownsville, TX	07/2022 to 02/2023	07/2022 to 06/2023**	$166,707	$166,707**
Alley Rehab McAllen, TX	08/2023 to 8/2024	08/2023 to 07/2024	$179,620	$179,620
Traffic Signal Improvements Brownsville, TX	9/2022 to 2/2023	9/2022 to 2/2023*	$63,764	$78,164*

**Additional scope required of project* ***Additional scope added by the client*

Approach to handling part-time staffing needs for smaller assignments.

KCI has the resources to adequately staff both large and smaller assignments. Staffing needs are addressed during our weekly scheduling meetings. Mr. Condron will meet with his team every Monday to discuss project schedules and staffing needs. During this meeting a two-week staffing plan is discussed and coordinated based on fluctuating project needs. Mr. Condron and his staff use P6 and Microsoft Project to track and monitor project schedules, budgets, and staffing. All project managers and project engineers are required to keep up-to-date individual project schedules for each of their assigned projects. During the staffing meeting, projects are discussed and schedules are updated individually. During the meetings, projects are prioritized and those projects requiring the most attention or with a rapidly approaching deadline will be staffed first. Essentially, these are working meetings where discussions are constantly flowing and evolving until a solid work plan is set in place and a framework developed for the two-week workload projection schedule.

During these meetings particular attention is also paid to individual staff utilization. With input from Mr. Condron, annual targets are established for each staff member's utilization percentage (project chargeable time vs. non-chargeable time). These target percentages are compared with actual efforts on a weekly basis and also discussed during the scheduling meetings. This is important because it ensures that staff members aren't being under- or over-utilized and also provides a solid foundation for determining future staffing needs within the group. Having the ability to review and compare targets that have been established using historical group data along with the actual workload and staffing usage provides the opportunity to react to staffing needs in a quicker and more proactive way.

Should one or more key personnel not be available to complete an assigned project, we will reallocate project responsibilities immediately within the survey team or pull from additional qualified personnel within the firm. Many of our surveyors have overlapping skill sets -including detailed knowledge of the local terrain and historical property records - that can be allocated based on project requirements. Each dedicated employee can work overtime to maintain project schedules. We will also hire additional part-time and/or full-time employees as needed to satisfy the project's goals. Biographic summaries of the assigned personnel are provided on the following pages.

KCI has over 40 years of delivering successful professional surveying services for Texas public and private sector clients. To provide exceptional survey services, the project team must prepare and deliver detailed work order plans, concisely communicate, gain the client's agreement on the deliverables, and be disciplined to monitor the progress of preparing and delivering the work product on time and within the agreed budget costs. Over many years of successful projects, KCI has realized that successful projects demand stringent controls to meet budgets, schedules, and deliverables.



TAB 4

STABILITY AND REFERENCES

REFERENCES

The KCI team is dedicated to providing quality, responsive services to the City. At KCI, we feel that the best measure of our performance is client satisfaction and our relationship with our clients. The client references below can attest to the performance of KCI and our key personnel. We encourage the City to discuss with these clients the capabilities of our firm and proposed staff members.

BILKIS OLAZARAN

City of McAllen
956.681.1151 // bolazaran@mcallen.net
Project name and brief description: Alley Rehab - This project included PS&E, utility coordination, and topographic survey for the rehabilitation of 26 alleys within the City of McAllen.

COMMISSIONER ELLIE TORRES

Hidalgo County Commissioner Precinct 4
956.381.0981 // ellie.torres@co.hidalgo.tx.us
Project name and brief description: North Main Drain III Phase I - KCI provided design survey services for the PS&E drainage design for this project. KCI completed research, field work, analysis, computation, and documentation necessary to complete a detailed topographic survey of the project site. Utilizing GPS, digital levels, and conventional survey equipment we located cross-sections, horizontal and vertical locations of utilities and improvements, and details of bridges and structures. We also reviewed right-of-way maps and established control points. KCI completed right of entry, right-of-way research, and deed and plat research.

OMAR CANO

Hidalgo County Drainage District No. 1
956.292.7080 // omar.cano@hcdd1.org
Project name and brief description: Faysville Drain - This project, part of the 2018 Hidalgo County Drainage District Bond Program, specifically aims at elevating flooding in Faysville and the surrounding residential areas West of US 83. We are performing hydrologic analysis and hydraulic design, authoring a Drainage Report, performing final preliminary and final design,producing final PS&E, and providing construction phase services.

COMMISSIONER EVERARDO "EVER" VILLARREAL

Hidalgo County Commissioner Precinct 3
956.585.4509 // everardo.villarreal@co.hidalgo.tx.us
Project name and brief description: Highway Safety Improvement Program - KCI provided traffic and safety studies in support of the submission of 13 project locations within Precinct 3. KCI identified the projects for consideration of funding via applicable programs and submit existing and proposed safety performance measures, preliminary proposed layouts, and preliminary construction cost estimates.

FINANCIAL STABILITY

KCI affirms that it has the financial capacity to perform the services required for this contract. Per our latest audited financial statements dated December 31, 2023, KCI Holdings, Inc.'s (parent company) revenue totaled $464M. KCI has $283M in assets with an equity balance of $152M. KCI currently has more than $13M in cash reserves plus investments, in addition to an unused line of credit of $20M.

KCI certifies it has adequate measures for the protection of the City, its agencies, and personnel for any and all forms of liability, errors, or omissions committed by us in our performance of this contract. KCI carries $2M each occurrence / $4M aggregate of general liability insurance, in addition to $10M per claim / $15M aggregate of professional liability coverage and $25M of umbrella coverage.

If you need more detail or further clarification, please contact Christine Koski, VP-CFO at (410) 891-1733.

LITIGATION AND CLAIMS SUMMARY

KCI's litigation and insurance claims history for the past 10 years is included in Tab 5 with our Litigation Disclosure Form.

CONTACT INFORMATION



CODY CONDRON, RPLS, PLS, CP, CMS

2610 North Shary Road, Mission, TX 78574 // 832.975.7541 (o) // 832.954.7873 (c) // cody.condron@kci.com



OSCAR GARZA, PE, SIT

2610 North Shary Road, Mission, TX 78574 // 210.641.9999 (o) // 713.237.9801 (c) // oscar.garza@kci.com

TAB 5

REQUIRED FORMS

CONFLICT OF INTEREST FORM

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

N/A

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Dawn Green

Signature of vendor doing business with the governmental entity

7/10/24

Date

Form provided by Texas Ethics Commission www.ethics.state.tx.us Revised 1/1/2021

NON-COLLUSION AFFIDAVIT

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

____Dawn Green PE_____, being first duly sworn, deposes and says that: *(Name)*

(1) She is Vice President of __KCI Technologies Inc.__, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign Dawn Green

Title ___Vice_President_____

Subscribed and sworn to me this 10 day of July 2024__.

By: A. Thompson

Notary Public

AMANDA ALYSSA THOMPSON
Notary Public, State of Texas
Comm. Expires 06-09-2025
Notary ID 133147156

My commission expires 06/09/25

CONFLICT OF INTEREST DISCLOSURE

CONFLICT OF INTEREST

DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

CONFLICT OF INTEREST DISCLOSURE

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date: 7/10/24

Company/Vendor Name: KCI Technologies, Inc.

Printed Name and Title: Dawn Green, PE - Vice President

Authorized Signatory: Dawn Green

GENERAL QUESTIONNAIRE

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: KCI Technologies, Inc.
(Full, correct legal name)

- Address: 2610 N Shary Rd. Mission, TX 78574
- Telephone/Fax: 956-271-6688 | N/A
- Email address: dawn.green@kci.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No_X___

3. Is your Company authorized and/or licensed to do business in Texas?
Yes__X__ No____

4. Where is the Company's corporate headquarters located? Sparks, MD

5. a. Does the Company have an office located in Edinburg, Texas?

Yes____ No_X___

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No__X__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Cody Condron
Address: 2610 N Shary Rd, Mission, TX 78574
Telephone: 956-271-6688
Fax: N/A
Email: cody.condron@kci.com

8. Surety Information

GENERAL QUESTIONNAIRE

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture. _____

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. _____

10. Provide any other names under which your business has operated within the last 10 years.
None.

HOUSE BILL 89 VERIFICATION

HOUSE BILL 89 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

7/10/24

DATE:

LITIGATION DISCLOSURE FORM

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One (YES) NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One (YES) NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

LITIGATION DISCLOSURE FORM

Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

To date, KCI has knowledge of three circumstances in which our contract was terminated for convenience. One contract was terminated because the owner's right-of-way (ROW) requirements did not align with the design requirements. The owner and KCI separated without formal dispute, and the owner proceeded with the project with a different consultant. A second contract was terminated shortly after KCI acquired a firm in litigation. The last known instance of contract termination occurred when the owner discontinued the project due to changes in Federal regulations related to compliance with the Clean Water Act, which required additional work that would increase both design and construction costs.

LITIGATION DISCLOSURE FORM

10 YEAR LITIGATION SUMMARY – OPEN AND CLOSED – PROFESSIONAL

- **Core Logistic Services, LLC vs. LaSalle County / Don Durden, Inc., DBA Civil Engineering Consultants (CEC)**
  Jurisdiction: LaSalle County, Texas
  Opened: September 2014
  Closed: September 19, 2017 – Motion for Summary Judgment granted

  This was a breach of contract between the owner, La Salle County, and its contractor, Core Logistics. Core Logistics attempted to join CEC claiming CEC tortiously interfered with Core's ability to be paid by the County.

- **ICG 16th Street Associates LLC Asserts Claim against KCI Technologies, Inc.**
  Case No: 17-CV-1070 (CRC)
  Jurisdiction: U.S. District Court, District of Columbia
  Opened: January 2015
  Closed: August 2020 – Settled

  This was a property claim dispute in which ICG alleged that a neighboring property (owned by an affiliate of ICG) was encroaching onto their property by more than the original KCI prepared survey showed. ICG claimed there was a defect caused by an error in the survey done by KCI.

- **SummitIG, LLC vs. PEI Engineering & Construction, LLC (PEI) / KCI Technologies, Inc. [KCI Technologies named, but should be KCI Construction Services LLC]**
  Case No: 101283
  Jurisdiction: Circuit Court for the County of Loudoun, Virginia
  Opened: May 2016
  Closed: September 2019

  This was a property damage claim filed by SummitIG, a public service company providing telecommunications services throughout Virginia. PEI, a subcontractor to KCI, damaged SummitIG's conduit and fiber while performing excavation services. PEI claimed the plaintiff, SummitIG, was responsible for incorrectly marking SummitIG's facilities location.

- **The Helga R. Shay Revocable Trust, etc., PLTIF vs. March-Westin Company, Inc. / DFTS / KCI Technologies, Inc. / et al**
  Case No: 18-C-64
  Jurisdiction: Monongalia County, Circuit County, West Virginia
  Opened: July 2018
  Closed: August 2019– Settled

  WVU College Park project was a fast-paced multi-building student housing project. Retaining wall on site had slipped and caused impact to properties below the wall. KCI did not design the retaining wall and was not the geotechnical engineer. KCI also did not approve the retaining wall shop drawings/calculations.

As of May 2024

LITIGATION DISCLOSURE FORM

- **Alexander D. Kunkel vs. Alexander D. Kunkel vs. J.D. Eckman, Inc. / Ford Motor Company / Meaghan Peltier / Robert Talia / Established Traffic Control, Inc. / KCI Technologies, Inc. / Brian Leslie Watkins, PE / Pennsylvania Department of Transportation (PENNDOT) / Bridgestone Americas, Inc.**
  Case No: 2020-00200
  Jurisdiction: Court of Common Pleas Philadelphia County
  Opened: November 2018
  Closed: Ongoing

  Plaintiff was a passenger in a car with six other occupants and half of the passengers were not wearing seatbelts. The driver wrecked the vehicle which overturned and landed on the roof. The plaintiff received multiple injuries including permanent paralysis from the waist down. The accident occurred in a traffic work zone designed by KCI. The driver plead guilty to recklessly endangering another person in addition to other related offenses. KCI was a sub consultant to URS Corporation (now AECOM) for this project.

- **Jesco, Inc. vs. KCI Technologies, Inc.**
  Case No: C-08-CV-18-001151
  Jurisdiction: Circuit Court for Charles County, Maryland
  Opened: November 2018
  Closed: February 2021 – Settled

  Jesco entered into an agreement to purchase a property with the intent of constructing a two-story commercial building, parking areas, and access roads. KCI performed limited geotechnical investigations for Jesco. Based on KCI's findings, Jesco purchased the property. Jesco claimed there were defects and faults in the report and that Jesco incurred losses, costs and expenses as a result.

- **Chasity Jackson & Chris Jackson, et al vs. Metropolitan Government of Nashville & Davidson County, Tennessee / KCI Technologies, Inc. / Stansell Electric Company**
  Case No: 19C-725
  Jurisdiction: Circuit Court of Davidson County Twentieth Judicial District of Tennessee, Twentieth Judicial District of Tennessee
  Opened: February 2020
  Closed: November 2020 – Settled

  Chasity Jackson passed through an intersection and her car ran over the edge of a concrete median that had been recently constructed. The island was alleged to not have been constructed in accordance with KCI's design.

- **George Powell vs. City of San Marcos / 2202 Hunter Road Inv. LP / Don Durden, Inc., DBA Civil Engineering Consultants (CEC)**
  Case No: 19-3078
  Jurisdiction: San Marcos, Texas
  Opened: April 2020
  Closed: December 2022 – Settled

As of May 2024

LITIGATION DISCLOSURE FORM

This claim alleged negligence on the part of CEC as well as the other defendants. Plaintiff claimed the design of a detention pond caused flooding and damage to his property.

- **Jennifer Nicole Moon, Individually and as Administrator of the Estate of Gregory Moon, Deceased, et al vs. Pittman Construction Company / Middle Georgia Paving, Inc / KCI Technologies, Inc. / Georgia Department of Transportation**
  Case No: 20CV0399
  Jurisdiction: Superior Court of Jackson County, Georgia
  Opened: June 2020
  Closed: November 2021 – Settled

  The claim alleged wrongful death of Gregory Moon who was driving his motorcycle through a construction zone in the early morning of June 7, 2018. When attempting to change lanes, Mr. Moon's motorcycle allegedly hit steep uneven pavement causing him to lose control. Mr. Moon later succumbed to his injuries. KCI was hired by GDOT to perform inspection and supervisory work on this paving project.

- **Ronald Thomas and Tamara Thomas vs. South Carolina Department of Transportation, et al**
  Case No: 2019CP3201072
  Jurisdiction: State of South Carolina, County of Lexington
  Opened: November 2020
  Closed: January 2021 – Dismissed

  The claim alleged personal injury resulting from a failure to maintain the project site in a safe condition. The Plaintiffs were driving their motorcycle in a construction zone on May 19, 2017. The allegation was that while changing lanes, the Plaintiffs struck uneven paymentcausing them to lose control of the motorcycle and wreck. KCI was hired by SCDOT to perform inspection services.

- **Susan Galloway, Personal Representative of the Estate of William Andrew Galloway, Deceased vs. Blythe Construction, Inc. / Stay Alert Safety Services, Inc. / South Carolina Department of Transportation / KCI Technologies, Inc. / Infrastructure Consulting & Engineering**
  Case No: 2019-CP-42-04336
  Jurisdiction: State of South Carolina, County of Spartanburg
  Opened: December 2020
  Closed: January 2023 – Dismissed

  The claim was based on a fatal car accident that occurred on December14, 2017. The claim alleged that due to limited visibility created by the contours of the road and lack of signage warning of a construction zone, Mr. Galloway was unaware that traffic was stopped ahead and was, therefore, unable to stop to avoid colliding with a stopped vehicle directly ahead of him. KCI was hired by SCDOT to perform inspection services.

- **Edward Zambito and Linda Zambito, both Individually and as the Co-Executors of the**

As of May 2024

LITIGATION DISCLOSURE FORM

Estate of Allie Rose Zambito, Deceased vs. A-Del Construction Co, Inc. / Jonas Stoltzfus t/a Stoltzfus Meats & Deli / Neal Toros / KCI Technologies, Inc.
Case No: 210600429
Jurisdiction: Court of Common Pleas Philadelphia County
Opened: November 2021
Closed: August 2023 – Dismissed

The claim was based on a fatal accident that occurred when a pedestrian was attempting to cross at an intersection under construction in the evening on June 21, 2019. The intersection did not have a sidewalk and construction barriers were in place. KCI was hired by DelDOT to perform inspection services.

- **Shelton Powell v. Sheldon Miner / Mumford and Miller Concrete, Inc. / KCI Technologies, Inc.**
  Case No: N20C-12-149 MMJ
  Jurisdiction: In the Superior Court of the State of Delaware
  Opened: November 2021
  Closed: July 2023 – Motion for Summary Judgment granted

  Plaintiff was a passenger in a vehicle traveling through a construction zone on December 17, 2019. The vehicle allegedly drove through mud on the road causing the vehicle to crash, thereby, injuring the passenger. KCI was hired by DelDOT to perform inspection services.

- **Richard A. Brinkley v. Sheldon Miner / KCI Technologies, Inc.**
  Case No: N21C-11-115 VLM
  Jurisdiction: In the Superior Court of the State of Delaware
  Opened: April 2022
  Closed: June 2023 – Dismissed

  Plaintiff was an employee of Mumford and Miller Concrete, Inc., working at a project site when he was allegedly struck by a vehicle driven negligently by Sheldon Miner on December 17, 2019. KCI was hired by DelDOT to perform inspection services.

- **UC Athletic, LLC v. McMillan Pazdan Smith, LLC / KCI Associates of North Carolina, P.A.**
  Case No: 2021-CP-46-02683
  Jurisdiction: State of South Carolina, County of York
  Opened: September 2022
  Closed: Ongoing

  Plaintiff is a developer who hired the architect, McMillan Pazdan Smith who contracted with KCI for certain structural design services. UCA alleges a breach of duty of care and implied warranty against KCI.

- **Arthur Lee Adams, Jr. as Personal Representative of the Estate of Pamela Adams Powell v. SC DOT / Zachary Construction Corp. / Michael Baker International, Inc. / KCI / et al.**

As of May 2024

LITIGATION DISCLOSURE FORM

Case No: C.A. No: 2022-CP-32-00121
Jurisdiction: State of South Carolina, County of Lexington
Opened: February 2023
Closed: April 2024 - Settled

This litigation involves a fatality on I-20 of when a car was traveling on the shoulder of the highway as part of the maintenance of traffic pattern and a tree fell on the decedent's car during a high wind event. The accident occurred within the limits of the I-20 widening project and KCI was providing construction engineering and inspection services.

- **Victor Hans Santillana v. State of Florida Department of Transportation / Asphalt Group, Inc. / KCI Technologies, Inc.**
  Case No: 2023-CA-000688-0001-XX
  Jurisdiction: Circuit Court of the 20th Judicial Circuit, Collier County, Florida
  Opened: September 2023
  Closed: March 2024 – Settled

  Plaintiff crashed his motorcycle as he changed lanes from one lane that had been milled for repaving and the other lane that had not yet been milled. KCI was performing inspection services on behalf of the Florida Department of Transportation for the repaving project.

- **Novanetto, LLC dba Prose Nails Riverwalk / Dolores Novak / Andrea Fascinetto v. R Jordan Design Group, LLC dba The Jordan Group / KCI Technologies, Inc. / Jack Laurence Corporation**
  Case No: 2023CI21293
  Jurisdiction: 57th District Court, Bexar County, Texas
  Opened: October 2023
  Closed: Ongoing

  Plaintiff is a tenant of a building and hired an interior design firm for the design of the leased space where a nail salon was to be located. The interior design firm subcontracted with KCI for certain mechanical engineering and design services. Plaintiff alleges negligence in the provision of mechanical engineering duties.

- **Estate of Widmann, Jr. and David J. Widmann, Sr. v. Rondell Bradley / PennDOT / Bristol Township / URS Corporation / AECOM Technical Services, Inc. / KCI Technologies, Inc.**
  Case No: 2022-05562
  Jurisdiction: Court of Common Pleas of Buck County, Pennsylvania
  Opened: December 2023
  Closed: Ongoing

  This litigation involves a 2022 motorcycle accident on Bristol Pike in Bristol, PA. The accident occurred when the driver of an SUV turned left over double solid yellow lines and contrary to posted no-left turn signs and struck the motorcycle traveling toward him. Bristol Pike underwent reconstruction in the vicinity of the accident between 2013 and 2016, and KCI was a subconsultant to URS Corporation (now AECOM) as part of the design of that project.

As of May 2024

LITIGATION DISCLOSURE FORM

- **Matthew P. Pinckney v. Tommy W. Welch dba Tommy Welch Livestock / Tommy Bradley Welch dba TBW Cattle / Cary A. Fields / South Carolina Department of Transportation / Blythe Construction, Inc. / Zachry Construction Corporation / Blythe Construction Inc. - Zachry Construction Corporation, a Joint Venture / KCI Technologies, Inc. / Infrastructure, Consulting & Engineering, PLLC / Johnson, Mirmiran and Thompson, Inc.**
  Case No: 2023-CP-11-00031
  Jurisdiction: State of South Carolina, Court of Common Pleas for the Seventh Judicial Circuit
  Opened: February 2024
  Closed: Ongoing

  The litigation is based on a car crash that occurred on March 3, 2021, whereby Plaintiff was stopped in traffic and struck from behind by a tractor trailer within the construction zone of the I-85 widening project. KCI was performing inspection services under a contract with South Carolina Department of Transportation.

As of May 2024

SENATE BILL 13 VERIFICATION

SENATE BILL 13 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

7/10/24

DATE:

SENATE BILL 19 VERIFICATION

SENATE BILL 19 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*

   a) *means, with respect to the entity or association, to:*

      i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*

      ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*

      iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*

   b) *does not include:*

      (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*

      (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*

         (aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

SENATE BILL 19 VERIFICATION

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*

   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*

   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earnings inures to the benefit of any private shareholder or individual;*

   b) *has two or more firearm entities as members; and*

   c) *is exempt from federal income taxation under Section 501(a), Internal Revenue Code of 1986, as an organization described by Section 501(c) of that code.*

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

7/10/24

DATE:



2610 NORTH SHARY ROAD,
MISSION, TEXAS 78574

Original

City of Edinburg, Texas

Request for Qualifications
City of Edinburg
2024-7
Land Surveying Services Rotation
July 16, 2024



Submitted By:

Melden & Hunt, Inc.

Consultants · Engineers · Surveyors
Established In 1947
Edinburg, Texas

Transmittal Letter

July 15, 2024

Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M.
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Ref: Request for Qualifications for Land Surveying Services Rotation
RFQ No. 2024-7

Dear Mr. Hinojosa,

The management and professional staff of **Melden & Hunt, Inc.** would like to present you with our Statement of Qualifications to provide Professional Land Surveying Services to the City of Edinburg. Our objective in submitting this Statement of Qualifications is to show you that our firm should be selected as a consultant for your professional service needs.

Melden & Hunt, Inc. has a proven track record of delivering top-quality water, utility and roadway infrastructure projects on schedule, within budget, and tailored to the unique needs of each client. As a multi-disciplinary consulting firm, we specialize in civil engineering and land surveying services. Our clients include federal and state government agencies, local municipalities, school districts, irrigation districts, water utility districts, gas companies, and numerous private sector developers throughout the South Texas region.

We are proud to offer our clients unparalleled expertise and a diverse range of professional talent, difficult to match anywhere. Our team includes over 60 engineers, surveyors, project managers, field inspectors, CADD designers, survey technicians, and administrative support personnel based in our Edinburg office. Given our current workload, we are well-positioned to provide the City of Edinburg with the resources needed to rapidly deploy and meet an aggressive project schedule for land surveying rotation needs.

At Melden & Hunt, Inc., we prioritize effective communication. We emphasize close coordination with our clients to ensure their objectives are met. This process typically involves comprehensive information gathering and client involvement at all levels, from operations to management. We then evaluate and select the best systems, considering the unique conditions of each client and project, along with technical, economic, environmental, and political concerns.

Selecting Melden & Hunt, Inc. offers the City of Edinburg several distinct advantages:

- A firm with tremendous engineering experience.
- A firm with the capability to perform all aspects of municipal projects.
- A firm with a strong reputation, professional integrity and competence.
- A firm with the professional background and understanding of working with the City.

- A firm with the technical resources and expertise to meet an aggressive project schedule.
- A firm who is truly local and is extremely familiar with the geographical area.
- A firm with an intensive focus on maintaining a valuable relationship with the City.

We look forward to the opportunity to working with the City of Edinburg, once again. If our firm is selected, I will serve as your Project Principal/Land Surveyor. All project coordination and related functions will be managed through my office and staff. My personal relationship with you and your team, combined with the full resources and talents of Melden & Hunt, Inc., will ensure timely project progress and success.

For specific communication for this RFQ, contracting details, or contract binding please feel free to reach out to myself or Mike L. Hernandez, Vice-President, his contact details are below. We are both authorized agents of the firm, empowered to respond to RFQs, negotiate and bind contracts. Also, please note that we have not received any addendums to this RFQ.

In closing, I would like to thank you for the opportunity to submit this qualification packet. We are excited about the City's upcoming award of land surveying services rotation contracts. And I am confident that Melden & Hunt, Inc. can provide the land surveying services that will best meet your needs and exceed your expectations. If you have any questions or comments, please feel free to contact me at 956.381.0981.

Sincerely,

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President

Contact Information / Authorized to Bind Contracts

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Mike L. Hernandez
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Firm Information, Qualifications & Experience

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. is a civil engineering and land surveying firm built on a legacy of personalized client service, superior technical execution, and a dedication to delivering our client's vision. Our goal is to listen and truly understand our clients' needs and objectives better than any other engineering consulting firm, and to exceed their expectations. Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide you with the personnel required for completing this improvement project.

Firm Name:
Melden & Hunt, Inc. Consultants · Engineers · Surveyors

Address & Phone Number:
Corporate Office Location; Location Providing All Services:
115 West McIntyre Street
Edinburg, Texas 78541
P: 956.381.0981
F: 956.381.1839

Firm Structure:
Melden & Hunt, Inc. is structured as an **"S" Corporation** in the State of Texas with a TIN# 74-1737959.

Melden & Hunt, Inc. Principals	Titles
Mario Reyna, P.E.	President
Allan F. Booe, P.E.	Vice-President
Kelley Heller-Vela, P.E.	Vice-President
Robert Tamez, R.P.L.S.	Vice-President
Ruben James De Jesus, P.E., R.P.L.S.	Vice-President
Michael L. Hernandez	Vice-President

Firm's Licensing & Certification:
Texas Board of Professional Engineers & Land Surveyors; Engineering: No. F-1435 / Surveying: No. 100969-00
Dunn's Registration No. 036611403 (Active Status thru 08/2024)
Texas Historically Underutilized Business (HUB) No. 1741737959500 (Active Status thru 12/2027)
Minority Business Enterprise (MBE) No. AU06618 (Active Status thru 11/2024)
HUBZone No. P1009285 (Active Status thru 7/2023)

Melden & Hunt, Inc. TXDOT Survey Certification:
Pre-certification Firm Sequence Number: 945
Pre-certification Employee Sequence Number: 19231 (Robert N. Tamez, R.P.L.S.)
Texas Department of Transportation Pre-certification Work Category Numbers:
15.1.1 Survey
15.1.2 Parcel Plats
15.1.3 Legal Descriptions
15.1.4 Right of Maps
15.2.1 Design & Construction Survey
15.4.1 Horizontal & Vertical Control for Aerial Mapping

Firm Information, Qualifications & Experience Continued



Melden & Hunt, Inc. (MHI) was established in 1947 and has provided engineering and surveying services throughout the Rio Grande Valley-South Texas area for 77-years. Melden & Hunt, Inc. is one of the largest local engineering consulting firms in the Rio Grande Valley. Our clients have the benefit of decades of engineering surveying experience in a wide range of technical disciplines. Since MHI clients generally have distinct needs, we offer a wide range of engineering services including highway, right-of-way, waterworks, environmental, drainage, irrigation and structural engineering, surveying, street, bridge, utilities, water and wastewater treatment plant design.

Melden & Hunt, Inc. has assembled a project team of engineering and surveying professionals with the proven experience to efficiently and successfully complete and submit the services requested by the City of Edinburg. These representatives are all full-time members of Melden & Hunt, Inc. staff. Not only does this team bring to the project the professional background for completing projects of your nature, but this team also possesses the relationship and experience of working with TXDOT, HCID No. 1, HCDD No. 1, Texas Gas Service, American Electric Power, Time Warner Cable, AT&T and other utilities that impact your projects. Our team of professionals will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the City of Edinburg.

With a well-equipped office in ***Edinburg, Texas*** this permits us to respond to the City's needs quickly, and easily access any area in the city limits within minutes. And due to our staffing size of over 60 professionals, and our typical workload, along with Mr. Ruben James De Jesus, P.E., R.P.L.S., Vice-President as the City's Project Principal we are ***not concerned about handling any part-time staffing needs for smaller projects, as your assigned team is all full-time. And our volume of projects is set low enough to be able to handle rotation services to clients like the City of Edinburg.***



Firm Information, Qualifications & Experience Continued

Since Melden & Hunt, Inc. clients generally have distinct needs, we offer a wide range of engineering and surveying services listed below, but not limited to:

Civil Engineering	Land Planning	Water & Wastewater
Bridges	Commercial Development	Odor Control
Capital Improvements Planning	Commercial Facilities	Pumping Facilities
Drainage & Storm Sewer	Industrial Development	Sewer System Evaluation
Environmental Site Assessments	Industrial Facilities	Sewer System Rehabilitation
Feasibility Studies	Institutional Facilities	Water System Evaluation
Irrigation	Multi-Use Development	Water System Rehabilitation
Park Planning & Design	Master Planning	Wastewater Treatment Plants
Paving Design	Residential Development	Wastewater Collection Systems
Roads & Streets	Zoning	Water Treatment Plants
Sanitary Sewer		Water Distribution Systems
Site Grading and Drainage		
Site Planning		
Structural Inspections		
Transportation	**Environmental**	**Surveying & Mapping**
Bicycle & Pedestrian Facility Development	Assessments & Audits	As-Built Survey
Minor Roadway Design	Corrective Action	ALTA Survey
Major Roadway Design	Environmental Protection Plans	Boundary Survey
Minor Bridge Design	Geotechnical Investigations	Construction Staking
Roadway Construction Management	Litigation Assistance/Support	Design & Construction Survey
Roadway Construction Inspection	Natural Resource Management	Geographic Information Systems
Traffic Engineering Studies	Pollution Prevention Plans	Horizontal & Vertical Control-Aerial Mapping
Transportation Planning & Design	Recycling & Resource Reuse	Improvement Plats
	Regulatory Compliance	Investigative Survey
	Site Investigations Ph. I & II ESA	Land Title Survey
	Sediment Detention Control	Legal Descriptions
	Solid Waste Management	Loan Plats
	Soil/Water Sampling Plans	Location Survey
		Metes and Bounds Descriptions
		Parcel Plat Surveys
		Parcel Sketches
		Realtime & Static GPS
		Ranch Surveys
		Right-of-Way Survey
		Route Survey
		Standard Survey
		Topographic Survey

As you can see, Melden & Hunt, Inc. is a diversified company with a broad range and depth of expertise in a variety of specialty areas that give us major project capabilities. Unlike many, Melden & Hunt, Inc. has the flexibility to adapt our resources from large multi-million-dollar projects to typical day-to-day engineering and surveying

With the depth and resources of a large local firm, complemented by our close-knit team of experienced professionals, Melden & Hunt, Inc. is highly regarded by its clients and among its peers in the civil engineering and surveying field as one of the finest.

Firm Information, Qualifications & Experience Continued

Melden & Hunt, Inc. uses the latest technology and equipment to accomplish its project work. Our staff is each provided a computer and has access to the information technology network to conduct ongoing business. Our computers are upgraded to the latest current standards in technology on an annual basis. In addition, Melden & Hunt, Inc. owns much of the equipment that is required to do fieldwork projects. However, we do have vendors with which we have established long term relationships that routinely supply equipment that either we do not own or that is required to meet an unusually restrictive schedule.

Melden & Hunt, Inc. maintains an extensive CADD and GPS System with dedicated workstations used to produce all of our design work. We maintain Autodesk Civil 3D, Bentley WaterCAD, Bentley SewerCAD, Bentley MicroStation and ESRI ARCView licenses. CAD applications are supported MS Windows (all versions) and can be easily upgraded to any platform. Our office is networked through high-speed communication lines that allow integrated file sharing, plotting and data management.

With internet access at your fingertips, Smartphone's and iPad's have opened a new and exciting opportunity for cost effective communication. Melden & Hunt's web site (WWW.MELDENANDHUNT.COM) will serve as a communication hub for the City of Edinburg. The site will allow representatives of the city to communicate with Melden & Hunt, Inc., download or view reports, drawings, schedules, project photos, budgets, schedule project meetings to name a few. We have effectively used our web site for clients such as City of Mission, City of Hidalgo, City of Elsa, North Alamo Water Supply Corporation, Texas Gas Service and others.

The following displays Melden & Hunt's equipment resources, and it is safe to say that this equipment allows us to get the job done professionally and effectively:

Computer Hardware
We have 15 CAD setups which include:
Dual 20" Monitors
Computer Software
Windows Professional 64 Bit
Microsoft Office 365 64 Bit
AutoDesk Civil 3D 2020 64 Bit
Bentley WaterCad
Bentley SewerCad
Bentley MicroStation
ESRI Arcview
Trimble Business Center

Printing and Scanning
KIP 3000 - Black and White Plotter and 36" Scanner
(Edinburg/Rio Grande City Office)
KIP 7900 - Black and White Plotter and 36" Color Scanner
HP 1050 - Color Plotter
HP 500c - Color Plotter and Wide Format Printer
Kyocera 400 Task Alpha - Color Copier, Printer, and Scanner
Sharp 503 - Black and White Copier, Printer, Fax, and Color Scanner
Kyocera 9530 - Black and White Printer
Kyocera 3035 - Black and White Copier, Printer, and Fax (2)
Kyocera Savin 3515 - Black and White Copier, Printer, and Fax
Kyocera 3900 - Black and White Copier, Printer, and Fax
Kyocera 4030 - Black and White Copier, Printer, Fax, and Scanner

Survey Equipment
1 Trimble R8 GPS Receiver
3 Trimble R6 GPS Receiver
3 Trimble 5800 GPS Receiver
3 Trimble 5700 GPS Receiver/Base Station
3 Trimble Trimmark 3 Radios – for GPS
1 Trimble 5600 Series Robotic Total Station
1 Trimble 5600 series Tracker Total Station
4 Trimble 5600 Series Total Stations
1 Sokkia Wild Total Station
7 Schonstedt GA-52CX Metal Detectors
8 Trimble TSC-2 Controllers (Data Collectors)

Firm Information, Qualifications & Experience Continued



At Melden & Hunt, Inc., we believe that any proposed infrastructure project must be constructed so as to assure the most efficient utilization of resources such as, money, materials, energy, and work force in meeting the project goals. Melden & Hunt, Inc. uses a team of experienced professionals working under the direction of a Project Manager. Melden & Hunt, Inc. fully expects to coordinate and communicate its activities on the project with the City of Edinburg to ensure the requirements of the project are met now and in future development, and to assure the City that project completion will be on a cost effective and timely basis. Each phase of the project will require detailed analysis to effectively engineer solutions for the proposed improvements. Alternatives will be developed which take advantage of specific strengths and minimize problem areas.

After the City staff input, the best alternative will be selected and developed into plans and specifications. Melden & Hunt, Inc. will work closely with the City of Edinburg in coordination of project design to meet their standards.

Melden & Hunt, Inc. has completed many rural utility projects and is experienced in the necessary coordination between the governmental entities, affected property owners, utilities, cable companies, telephone companies, power companies, and the Texas Department of Transportation, drainage and irrigation districts. A successful project depends on the entire engineer's attention to detail to assure project goals are achieved and citizen's needs are met.

Therefore, Melden & Hunt, Inc. has developed a Work Program that takes advantage of our experience with existing conditions, recent improvements, and familiarization with the project area.

The Work Program is as follows:

I. ANALYSIS

A. Utility Staff Coordination and Input
B. Existing Conditions Research
C. Future Improvements Consideration
D. Concept

II. ALTERNATIVE DESIGN

A. Preliminary Field Work
B. Development of Alternatives
C. Utility Staff Review
D. Cost Guidelines

III. FINAL DESIGN

A. Construction Documents (Plans, Specifications, Estimates)
B. Permits and Approvals
C. Right-of-Way Plats and Descriptions

IV. CONSTRUCTION ADMINISTRATION

A. Routine Inspection
B. "As-Built" Drawings

Firm Information, Qualifications & Experience Continued

Melden & Hunt, Inc. believes this project should be conducted in four distinct phases: **Phase 1** - Preliminary Design, **Phase 2** – Final Design, **Phase 3** - Construction and **Phase 4** - Post Construction.

The following is an outline of the scope of work that we will perform on this project:

Phase 1 - Preliminary Design

The purpose of preliminary design is to establish current and future infrastructure requirements. During this phase we can help the City establish various alternatives and plans for meeting existing and anticipated needs within the scope of the project. Melden & Hunt, Inc. will work closely with staff in this planning effort, which will culminate in the preparation of a preliminary design report summarizing and presenting the selective alternative in detail.

Phase 2 – Design

The purpose of this phase of the project is to prepare the necessary construction drawings and specifications, bidding documents, cost estimates and schedules required constructing the proposed improvements. Further, Melden & Hunt, Inc. will assist the City in bid analysis and make recommendations regarding the bid award. We will use computer-aided drafting and design throughout the project.

Phase 3 – Construction

The firm will provide conventional services during each construction contract comprising the project. The services will include general services during construction, resident project representation (if requested), and preparation of record drawings. General services during construction will include but not necessarily be limited to:

1. Notice to Proceed.
2. Conduct pre-construction meetings.
3. Regular inspections to review the progress and character of the work being accomplished.
4. Provide for testing of construction materials.
5. Review periodic payment estimates of the contractor for completed work.
6. Review and approve shop drawings and any necessary change orders.
7. Provide interpretation of the plans and specifications and contract requirements required.
8. Provide guidance to onsite representatives observing the daily progress and construction activities.
9. Conduct regular progress review meetings with contractor and owner.
10. Provide as built or as constructed drawings of the complete facilities.
11. Provide any other related services associated with the engineers' design as applied to construction progress and as required by the owner.

Phase 4 - Post Construction

Upon acceptance of the construction contracts, Melden & Hunt, Inc. will provide all professional services necessary to assist the City of Edinburg with placing the industrial park in operation. We will assist the City in evaluating the performance of the facilities and will represent the City in warranty disputes.

Firm Information, Qualifications & Experience Continued

City of Edinburg Municipal Projects; Edinburg, TX

Contact Person: Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
Telephone: 956.388.8211

- City of Edinburg - Drainage Improvements
- City of Edin burg - WWTP Aeration Basin Repair Project
- City of Edinburg - Wastewater Master Plant Study
- City of Edinburg - Proposed 24-Inch Potable Waterline along 17th Street
- City of Edinburg - Site Plan for the New Edinburg City Hall
- City of Edinburg - Wastewater Water Treatment Plant/Orbal Unit
- City of Edinburg - East Water Treatment Plant
- City of Edinburg - Swimming Pool Slide Improvements
- City of Edinburg - Facilities Planning and Hydraulic Modeling
- City of Edinburg - Sprague Rd. Drainage Improvements
- City of Edinburg - West WTP Initial Phase
- City of Edinburg - Paving & Drainage; McIntyre Amphitheater Project
- City of Edinburg - Paving & Drainage; Lull Subdivision Paving Improvement
- City of Edinburg - Paving & Drainage; Old Townsite South Drainage
- City of Edinburg - Lull Drainage and Paving Improvement Project
- City of Edinburg - Downtown Amphitheater Project
- City of Edinburg - Municipal Park Baseball Turf Project
- City of Edinburg - Ebony Hills Survey Project
- City of Edinburg - Freddy Gonzalez Drive Survey Project
- City of Edinburg - WWTP Expansion

Wastewater Water Treatment Plant Lift Station and Headworks Structure Phase II
Wastewater Water Treatment Plant Carousel, Clarifiers, UV System and Belt Press III

Services Performed: Planning, Design, Bidding, and Construction Administration

Project Funding:	Phase II – TWDB - CWSRF
	Phase III – Self-funded
Total Project Cost:	Phase II - $5,850,000
	Phase III - $14,322,900
Project Date:	Phase II –August 2008 thru December 2011
	Phase III – February 2010 thru October 2013

Project Description Phase II: This project provided for certain improvements to the wastewater treatment plant, The project included construction of a new plant lift station, new headworks station (screening, degritting, flow division, flow measurement functions), and other miscellaneous appurtenances and yard piping necessary to connect to existing treatment facilities. The construction cost was $5,386,537. (Finalized and Constructed)

Project Description Phase III: This project provided for a 5.6 MGD expansion to the treatment capacity of the plant. The project included the construction of a carrousel aeration basin, two clarifiers, a return and waste activated sludge pumps station, parshall flume flow measurement, ultraviolet light disinfection system, post aeration system, solids processing building with a 2-meter belt filter press, and other miscellaneous improvements necessary to consolidate the existing plant with the new additions. The construction cost was $13,336,000. (Finalized and Constructed)

Firm Information, Qualifications & Experience Continued

Other Municipal & Government Agency Projects

- City of Mission: Shary Village Industrial Park Roadway and Drainage Improvements Mission Infrastructure; United States Economic Development Administration Grant Funded Project
  Contact Person: Mike Perez, City Manager

- Starr County: Various Street Paving & Drainage Improvements;
  Contact Person: Leonel Garza, Project Manager

- USDA Moore Airbase – Trenchless Sanitary Sewer Line Improvement Project;
  Contact Person: Provided upon Request

- IDEA Public Schools; Over 20 Campuses, various services; due diligence, surveying for design, subdivision platting, design – parking, utility & site improvements; Facilities Planning and Hydraulic Modeling (Bentley Water and Sewer CAD)
  Contact Person: Andrew Stanton, Construction Project Manager, PMSI

- Skidmore Water Supply Corporation: Skidmore Water Supply Corporation - EDAP Project;
  Contact Person: Jim Strong

- City of Mission: Lift Station Design:
  Contact Person: Mike Perez, City Manager

- McAllen Public Utility Boeye Reservoir Re-location Project
  - McAllen Public Utility- North WTP 30- Inch Raw Waterline from HCID No. 1
  - McAllen Public Utility- Boeye Reservoir 60-Inch, 48-Inch & 36 Inch Conveyance System
  - McAllen Public Utility-New 300 MG Boeye Reservoir Site
  - McAllen Public Utility-New 300 MG Boeye Reservoir Pump Station and Control Structures
  - McAllen Public Utility-Parcel Plats and Metes & Bounds Descriptions for Conveyance System

  Contact Person: Mark Vega, P.E., General Manager

- City of Hidalgo: Misc. Projects
  - City of Hidalgo- Wastewater Treatment Plant Expansion Project
  - City of Hidalgo-TXDOT Hike and Bike Trail
  - City of Hidalgo-City Wide Paving Improvements
  - City of Hidalgo-Northwest Drainage Ditch Improvements
  - City of Hidalgo-Wastewater Discharge Permit Renewal
  - City of Hidalgo-Viejo Mercado Site Development Project
  - City of Hidalgo: Wastewater Discharge Permit Renewal

  Contact Person: Joe Vera, City Manager

- City of Elsa: Misc. TWDB/ARRA Municipal Projects
  - City of Elsa- Emergency Raw Waterline to Water Plant
  - City of Elsa- TWDB Sewer Collection System Improvements
  - City of Elsa- TWDB Water Line System Improvements
  - City of Elsa- TWDB Water Treatment Plant Improvements
  - City of Elsa-TWDB Wastewater Treatment Plant Improvements
- Contact Person: Manuel Lopez, Utilities Director

Team Member Qualifications & Experience

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has assembled a team of professionals who have the requisite interest, skills, and time to ensure timely and successful completion of your engineering projects with the highest quality. Melden & Hunt, Inc. can assure the City of Edinburg that key personnel indicated in this qualification statement will maintain their role from start to finish.

Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide the staff described plus any additional resources required for completing any assignment issued to us. Our workload capacity far exceeds the project requirements and Melden & Hunt, Inc. typically operates at around 65%-70% of our total workload capacity. The workload backlog varies from month to month but Melden & Hunt, Inc. has plenty of capacity to get the job done. Your projects will be adsorbed in our normal business cycle and will not have a measurable impact on our percentage of capacity (65%-70%) throughout the duration of a one- or two-year contract. While we enjoy a healthy backlog of work; moreover, we have more than enough capacity to complete this project on time and still meet any existing or unknown future assignments.

Further, we want the City of Edinburg to understand that the high quality of Melden & Hunt's work depends directly on the competence and capabilities of individual professionals and the blending of their talents to meet specific project requirements. The level of capability of this company allows us to complete the work correctly the first time and maintain schedule and budget by avoiding costly and time-consuming re-evaluations to mitigate omissions or oversights.

As mentioned, Melden & Hunt, Inc. has 60 full time professionals in our Edinburg and Rio Grande City office to actively participate in any questions and/or consultation requested by the City. Consequently, Melden & Hunt, Inc. has the personnel to assure that adequate replacements are available during periods of sickness, attrition, or increased workload.

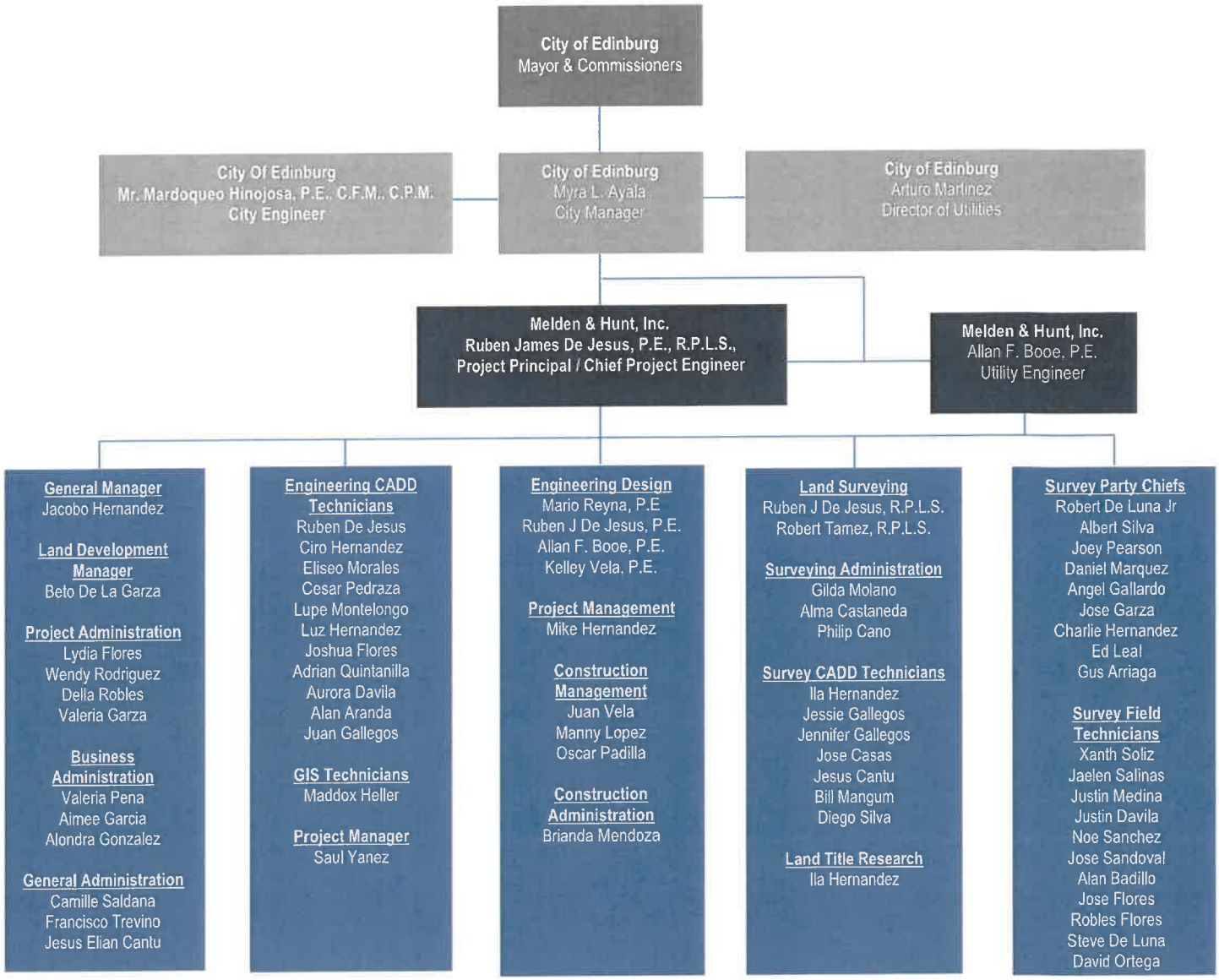
As mentioned, Melden & Hunt, Inc. will perform the majority of all engineering tasks requested by the city and will work out of our Edinburg office. Should the City of Edinburg feel the need for the use of the mentioned sub-consultant we will utilize them at your request. For now, all civil engineering task will be performed by Melden & Hunt, Inc. and our workload capacity far exceeds the project requirements.



Team Member Qualifications & Experience

Our proposed Project Organization is shown below. Our team is led by Ruben James De Jesus, P.E., R.P.L.S., and **Project Principal/Chief Project Engineer**. Mr. De Jesus is one of the most seasoned engineers in the Rio Grande Valley with over 12 years of engineering and surveying experience. The given organizational chart shows other key professionals that will have responsibility for individual project tasks. All of these individuals will report up through Mr. De Jesus who will hold management and decision-making responsibility for this project. As mentioned before, Mr. De Jesus will be responsible for committing the human and equipment resources required to successfully meet the city's schedule and needs.

Organizational Chart:



Team Member Qualifications & Experience Continued

Experienced Working with City of Edinburg				
Melden & Hunt, Inc.	Project Engineer	Project Manager	Senior CAD Tech	Inspector
Water Distribution 281 North of 490	A. Booe	M. Hernandez		
Master Plan for WWTP	A. Booe	M. Hernandez		
WWTP Expansion Phase II	A. Booe	A. Booe	L. Montelongo	J. Vela
WWTP Expansion Phase III	A. Booe	A. Booe	L. Montelongo	J. Vela
Sprague Rd Drainage Improvements	M. Reyna	M. Reyna	R. De Jesus	M. Lopez
Edinburg West WTP Initial Phase	A. Booe	A. Booe	L. Montelongo	J. Vela
Lull Drainage and Paving Improvement	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Downtown Amphitheater Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Municipal Park Baseball Turf Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela



Personnel

Ruben James De Jesus, P.E., R.P.L.S.



Present Position
Principal In Charge
Lead Project Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 126282

Licensed Professional Land Surveyor
Texas No. 6813

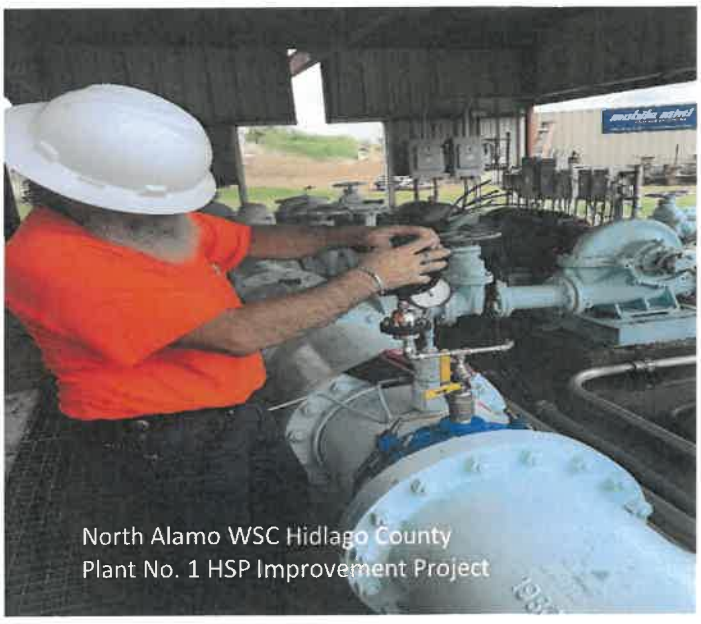
Education
University of Texas Pan American
BS Civil Engineering, 2011

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Lift Stations
Permitting
Construction Administration
Construction Management
Hydraulic Modeling
Project Funding
Pump Selection
Grading
Drainage
Paving
Roads
Site Planning
Land Development

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. De Jesus, started his civi engineering career at Melden & Hunt, Inc. after graduating from the University of Texas at Pan American. He has designed and managed many types of Civil Engineering projects and has extensive background in surveying. He has been responsible for studies, designs and management of public and private sector projects throughout the South Texas region. He is proficient in scheduling and coordinating large public and private projects and has worked on a wide range of federal, state and local infrastructure projects.

As a Lead Engineer, Mr. De Jesus will develop a work plan and be responsible for scheduling and performance of all work associated with this proposed project. He will function as an extension of your staff to exceed your performance objectives and to respond to your needs on short notices. He is also committed to engaging all the necessary resources to expedite this proposed project. He will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the District.



Personnel

Allan F. Booe, P.E.



Present Position
Chief Design Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 57738

Education
Texas A&M University, College Station
BS Civil Engineering, 1979

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Booe, has extensive experience in the design, maintenance, and operation of water and wastewater treatment plants and their related appurtenances. He specializes in the engineering design and management of Melden & Hunt's water and wastewater utility projects.

What is more, he has over forty-five (45) years of engineering experience primarily with treatment plants, water distribution and sewer collection systems.

He served as Utilities Director for McAllen Public Utility for four (4) years. He has been the chief engineer on the design and construction of numerous water and wastewater treatment plant projects throughout his career including Mission's North Water Treatment Plant, Edinburg's West Water Treatment Plant, North Alamo's Delta Regional Water Treatment Plant, Mission's Wastewater Treatment Plant, Hidalgo's Wastewater Treatment Plant, Rio Grande City Wastewater Treatment Plant, Elsa's Wastewater Treatment Plant and North Alamo's Wastewater Treatment Plant. His experience includes a wide variety of projects including rehabilitation, expansion and new construction.

More important, Mr. Booe has been successful in obtain funding for many of these projects using the Texas Water Development Board and USDA Rural Development.


North Alamo WSC Hidalgo County
Plant No. 7 Reservoir Improvement Project

Personnel
Michael Hernandez



Present Position
Project Manager

Education
University of Texas Pan American-Marketing
South Texas Community College-Business Management

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Hernandez's professional career started with Melden & Hunt, Inc. as a project manger twenty-two years ago. He is responsible for the supervision of water, wastewater, irrigation, and various other civil design projects. His primary focus is to provide the utmost satisfaction to the client, ensuring projects are complete with the allocated period or time and within the budget that has been assigned.

He operated under a certain degree of automy using engineering staff and resources allocated to him to provide top quality service to the client.

Mr. Hernandez's water and wastewater project managment experience has been with the North Alamo Water Supply Corporation where he was part of a design team preparing plans and specifications for the expansion to the Delta Regional Water Treatment Plant and Water Distribution System, Victorias Road Water Treatment Plant, North Weslaco EDAP Colonias Sewer Treatment Plant and Collection System. In addtion, he was part of a second design team who worked on the expansion to City of Mission Sewer Treatment Plant.


North Alamo WSC Willacy County
San Perlita Booster Station Improvement Project

Personnel

Lupe Montelongo

Present Position
Chief Designer

Professional Registration
Class "B" Certification of Competency of Water
Class "B" Certification of Competency of Wastewater

Education
University of Houston
Donna High School

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
TCEQ
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Montelongo has over 45 years of diversified engineering experience. His career has touched virtually every facet of water and wastewater systems, land development, surveying, transportation and public works projects. His experience includes design and construction inspection, administration and documentation. He is proficient in scheduling and coordinating public and private project and has worked with a wide range of federal, state and local infrastructure projects. In addition, he assists project engineers administer projects during the design, bid and construction. He makes review of all shop drawing and works with the contractors on the interpretation of drawings.

Furthermore, Mr. Montelongo is particularly strong in his knowledge of electrical, instrumentation, and control systems. In addition to his talents as a design and construction inspector, Mr. Montelongo is also a certified water and wastewater treatment plant operator, so his vision and efforts are consistent with operating personnel.



References

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has always respected and valued our relationships with our clients. Our founders, Charles Melden and Raymond Hunt, believed in "firm but fair" dealings with our clients by recognizing their needs and resource constraints. This philosophy continues today. Furthermore, Melden & Hunt, Inc. is proud of the fact that a large percentage of our work is repeat business from satisfied clients. This reflects our philosophy of keeping our clients satisfied with the quality of our work and our responsiveness to their individual needs.

For this proposal we encourage you contact our clients and ask them how they feel about our performance.

Mr. Mike Perez, City Manager **City Of Mission** 1204 East 8th Street Mission, Texas 78572 956.580.8662	**Mr. Steve Sanchez, General Manager** **North Alamo Water Supply Corporation** 420 S. Doolittle Rd. Edinburg, Texas 78539 956.383.1618
Mr. Roy Rodriguez, P.E., City Manager City Of McAllen PO Box 220 McAllen, Texas 78502-0220 956.681.1630	Mr. Mark Vega, P.E., General Manager City Of McAllen Public Utilities PO Box 220 McAllen, Texas 78502-0220 956.681.1630
Mr. Arturo Martinez, Utilities Director City of Edinburg 415 W. University Drive Edinburg, Texas 78541 956.388.8212	Mr. Andrew Stanton, Project Manager, PMSI IDEA Public Schools 1822 W. Braker Lane, #81734 Austin, Texas 78708 512.831.PMSI
Mr. Joe Vera, City Manager City of Hidalgo 704 East Texano Drive Hidalgo, Texas 78557 956.843.2286	Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M., City Engineer City of Edinburg 415 W. University Drive Edinburg, Texas 78541 956.388.8207
Mr. Robert Salinas, General Manager AGUA Special Utility District 3120 Abram Rd, Palmview, Texas 78572 956.585.2459	Mr. Robert Pfeiffer, President RP Constructors 9455 IH 35 North San Marcos, Texas 78666 512.757.4468

References Continued

Military Parkway Roadway and Drainage Improvement Project - City of Mission & Hidalgo County

Client: City of Mission & Hidalgo County
Contact Person: Mike Perez, City Manager
Telephone: 956.580.8650
Location: Mission, Texas

Professional Services: Planning, Environmental, Right-of-Way Acquisition, Surveying, Design Phase Service, Bid Phase Services, Construction Administration and Inspection.

Melden & Hunt, Inc. was hired by the City of Mission to plan, design and construct Military Parkway being a 3.5-mile, 150.0-foot road right-of-way located south of Mission beginning on Bates Road and ending on Inspiration Road. Total Cost for the project amounted to approximately $2 million.

As part of Bentsen Palm Development, Military Parkway was also created for the initial corridor of the Hidalgo County Southwest Loop for which it has been adopted by the Hidalgo County Metropolitan Planning Organization.

The project consisted of designing and constructing a 4-lane divided highway to serve as major east-west thoroughfare in the City of Mission, as well as access to the Anzalduas International Bridge. Currently the north bound lane is constructed and being used as a 2-lane rural roadway. The south bound lane will be constructed during the construction of the Southwest Loop. Upon the full completion of Military Parkway, the road will consist of four 12-foot lanes, two 10-foot shoulders, two 4-foot shoulders and two 20-foot bar ditches for drainage, with a 34-foot median. Drainage improvements include the installation of storm sewer lines and drainage channels adjacent to the roadway pavement. Other improvements included the installation of sidewalks and landscaping, asphalt pavement markings, signage, waterline and irrigation utility relocates.

A key component to the success of the project included extensive coordination with the City of Mission Public Works Department, City of Mission Utility Department, Hidalgo County Precinct No. 3, Texas Department of Transportation, United Irrigation District, Texas Gas Company, and Magic Valley Electric Cooperative. This roadway is open for public use.

North Alamo Water Supply Corporation – La Feria Water Well Project

Client: North Alamo Water Supply Corporation
Contact Person: Steve Sanchez, General Manager
Telephone: 956-383-1618
Location: La Feria, TX

Melden & Hunt Inc. has been contracted to plan, design, and construct a water supply project which included the construction of one public water well, a ground storage tank, and two high service pumps. Ancillary facilities included as part of the water supply project included a pump building, disinfectant feed systems, electrical, instrumentation and control. This project also required all site development work such as fencing, paving, grading, drainage, and landscaping.

Moreover, Melden & Hunt, Inc. collaborates with hydrogeologist Kevin Spencer on this project to design the municipal well. Together, we possess a wealth of expertise beneficial for the construction of municipal wells in the North Alamo service area. The estimated cost for this project is $1,200,000.

References Continued

City of McAllen - McAllen Public Utility – 8.25 MGD Water Treatment Plant

Client: McAllen Public Utilities
Contact Person: Mark Vega, P.E., General Manager
Telephone: 956-681-1630
Location: McAllen, Texas

Melden and Hunt, Inc. was subcontracted for the construction of McAllen's new Northwest Water Treatment Plant. Melden and Hunt, Inc.'s role in this contract included the development, design, bidding, and construction administration for the construction of City of McAllen's 8.25- MGD Northwest Water Treatment Plant. The raw water facilities constructed included a canal intake, raw water piping, and a 200-million-gallon storage reservoir with intake structure. The main plant facilities constructed included a low lift pump station, a flocculation/sedimentation basin with chlorine dioxide disinfection chamber, dual-media filters, a transfer pump station, and associated yard piping. Sludge handling facilities that were constructed included a backwash equalization basin, a plate settler, lagoons, and a decant pump station. Ancillary facilities work included a chemical building and chemical feed systems, an electrical building, an operations building, grading, paving and drainage, and landscaping.



Insurance

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has not been involved in any litigation, arbitration, administrative action related to past or current performance, or the subject of any professional censure or licensure suspension. There have been no insurance claims in the past 5 years. Notably, Melden & Hunt, Inc. has never been terminated from an assignment for non-performance or unsatisfactory work.



Plus, we maintain an outstanding performance record with our clients, maintain all required insurance, and have a bonding capacity to meet any project. For the City's projects, Melden & Hunt, Inc. will sign and administer all contracts as needed, as well as meet all insurance requirements.

The city of Edinburg will be named as Additional Insured, as per requirements, at the time of contracting. And we will furnish updated certificates of insurance with the Additional Insured added and any proof of payment of insurance premiums as requested and required by contract.



The following pages are copies of our insurance certificates for your review:

Professional Services Agreement

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has read the enclosed Services Agreement within the RFQ packet and will execute the proposed agreement upon receiving a work order. Melden & Hunt, Inc. commits to all required insurances, and we have a bonding capacity to meet any project. Melden & Hunt, Inc. will sign and administer all contracts, as needed.

Further, Melden & Hunt, Inc. has always been proud of its strength and ability to perform complex tasks. The overall entrepreneurial spirit of this company has been characterized by the ability and will to think differently and to find better, more future-oriented ways to generate value.

Melden & Hunt, Inc. reports good earnings for 2023. Along with many exciting projects, a solid financial position, and prospects for the future we have no doubt that 2024 will be the same.

It is important for the City of Edinburg to realize that Melden & Hunt, Inc. carefully manages its workload to minimize financial risk, never undertaking a contract without the proper resources to guarantee its absolute success; the firm is always investing in and maintaining its capital resources to keep up with the demands of its clients and the ever-changing world.

Melden & Hunt's business model has been to pursue work experience spanning nearly every conceivable sector of civil engineering and land surveying, and this unique diversity ensures our strength.

Melden & Hunt, Inc. is well positioned for future growth and together with our experience and committed employees; this will give Melden & Hunt, Inc. an excellent opportunity to take on new challenges. That is why Melden & Hunt, Inc. wants for the City of Edinburg to rely on our firm for its engineering and surveying needs.

Date: 7.15.24

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.

(4) Certificates of Insurance have been submitted with this RFQ.

Contact Information

OUR INSIGHT. YOUR SUCCESS.



Melden & Hunt, Inc. has designated **Ruben James De Jesus, P.E., R.P.L.S.**, Vice President as Project Principal/Chief Project Engineer and primary point of contact. He will develop a work plan and be responsible for scheduling and performance of all work associated with your projects.

O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Melden & Hunt, Inc. has designated **Mike L. Hernandez**, Vice President as a secondary point of contact. Together with Mr. De Jesus he will coordinate and administers negotiations, contracting, and project management.

O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Both representatives above are authorized agents of the firm empowered to respond to RFQs, negotiate and bind contracts.



Melden & Hunt, Inc.

Consultants · Engineers · Surveyors

YOU'VE WORKED WITH OUR FIRM.

At Melden & Hunt, Inc. we eagerly anticipate the opportunity to present our qualifications to the representatives of the Agua Special Utilities District. Our goal is to provide you with not only our knowledge and resources but also our innovative technical excellence, which consistently delivers solutions that enhance and sustain your sanitary sewer endeavors. With firm conviction, we believe that Melden & Hunt, Inc. is the perfect fit for your project needs, and we encourage you to proceed confidently in selecting us for your project. We look forward to partnering with you once again.

Thank you for your time and attention.

WE LISTEN. WE ENGINEER. WE DELIVER.

www.meldenandhunt.com

Firm Information

Quintanilla, Headley & Associates, Inc.
Consulting Engineers and Land Surveyors
124 E. Stubbs St.
Edinburg, Texas 78539
Phone #: (956) 381-6480
Fax #: (956) 381-0527
Website: www.qha-eng.com
Email: alfonsoq@qha-eng.com
Texas Board of Professional Engineers Firm #: F-1513
Texas Board of Professional Land Surveying Firm #: 10041100

Principals

Alfonso Quintanilla, P.E., R.P.L.S.
President

Norma Quintanilla
Vice President

Lilia Quintanilla
Secretary

Eulalio Ramirez, P.E.
Director

Jaime Gomez
Director

Alejandro Rios
Director

Firm Philosophy

Our firm provides cost effective land surveying and engineering services based on our resources, experience and knowledge. We offer the best of technical performance, high standard of professionalism and integrity to the project.

Firm History

Quintanilla, Headley & Associates, Inc.

Founded in 1986, QHA provides a wide range of engineering and land surveying services throughout the Rio Grande Valley. QHA specializes in land surveying projects for right of way mapping, survey parcels, metes, and bounds descriptions, and topographic surveying. QHA uses the latest equipment and software to ensure we provide the most accurate field data.

QHA is managed by professional individuals who are registered with the Texas Board of Professional Engineers and the Texas Board of Professional Land Surveying. QHA is a certified as a Historically Underutilized Business (HUB).

Firm Capabilities

Our project management objectives are to deliver a final plan on schedule, on budget and one that fits the needs of our clients.

Boundary Survey	Survey Plats	Property Legal Descriptions	Right of Way Mapping	Topographic Survey
Utility Location Survey	Construction Survey	Roadway Design	Water Distribution System Design	Wastewater Collection System Design
	Storm Sewer Design	Land Development Design	Utility Coordination	

Staff by Discipline

Project Manager & Designer
Alfonso Quintanilla, P.E., R.P.L.S.
Eulalio Ramirez, P.E.
Marco Gonzalez, P.E.

Drafting Team
Jaime Gomez, Designer/Senior CADD Technician
Jose Luis Cavazos, Drafting Technician
Guadalupe Garza, Drafting Technician
Alejandro Guerrero, Drafting Technician

Field Inspector
Reynaldo Corpus

Surveying Crew
Alejandro Rios, Field Crew Leader
Roel Gonzalez, Field Crew Leader
Alejandro Rios, Jr., Field Crew Assistant
Antonio Villalpando, Field Crew Assistant
Reynaldo Jimenez, Field Crew Assistant

Administrative
Norma Quintanilla, Administrative Manager
Clarissa Quintanilla, Administrative Support
Lilia Quintanilla, Administrative Secretary
Daniela Quintanilla, Administrative Secretary
Blanca Martinez, Administrative Secretary
Dinorah Quintanilla, Administrative Secretary

Alfonso Quintanilla, P.E. R.P.L.S.

President

Summary

Mr. Quintanilla has been a licensed registered professional land surveyor since 1990. Since then, he has managed and performed numerous surveys in the areas of land title surveying, commercial surveying, subdivision platting, environmental and remediation projects, drainage studies, aerial photogrammetry, engineering/architectural design projects, GPS and geodetic control surveying.

Mr. Quintanilla has performed the boundary surveying of approximately 20 miles of right of way for drainage and roadway projects, as well as numerous land developments. He has supervised the preparation of survey parcels, right of way maps, signed and sealed final survey parcels and metes and bounds descriptions.

Relevant Experience

Hidalgo County:
Regional Mobility Authority SH 365 (Edinburg, TX):

- Topographic Surveying of void areas, performed boundary survey parcels of right of way mapping Size: 50 parcels, 7.0 miles in length
  Contract Cost: $422,496.25

Hidalgo County Precinct No. 2:
Cesar Chavez from Business 83 to E. Nolana Loop

- Design Survey and Right of Way Mapping
  Contract Cost: $131,200.00

City of Alamo:
FM 907 Outfall Drainage

- Surveying, parcel plats, metes & bounds description, right of way maps Size: 38 parcels
  Contract Cost: $175,900.00

Education & Professional Registrations

Instituto Tecnologico de Estudios Superiores, Monterrey, N.L. Mexico

- Bachelor of Science in Civil Engineering, 1984

Licensed Professional Engineer, Texas - No. 95534
Registered Professional Land Surveyor, Texas - No. 4856

Related Projects

Hidalgo County Drainage District No. 1-On Call Surveying Services
Number of Parcels: 25

Hidalgo County Precinct 1-Mile 6 West Road
Number of Parcels: 158

Hidalgo County Precinct 2- Cesar Chavez Road
Number of Parcels: 101

References

HC Pct 1
David Fuentes
1902 Stephens
Weslaco, TX 78596
956-968-8733

Raul Sesin, P.E., General Manager
Hidalgo County Drainage District #1
902 N. Doolittle
Edinburg, Texas 78542
956-292-7080

Eddie Cantu
2912 S. Jackson Rd
Pharr, Texas 78577
956-800-1333

Management and Organizational Approach

Our firm is located in the heart of Hidalgo County. We are very familiar with the geographies of this area. We have a long and successful relationship with the Hidalgo County staff as we have provided them with professional engineering services for a large number of developments throughout the city for the past 25 years. We have a great amount of records and data of the County's existing infrastructure.

QHA understands the County's need to constantly improve on the existing infrastructure for the people of Hidalgo County. We will provide the County with alternatives of the most cost effective systems and design. We understand the requirements of the utility companies and drainage and irrigation districts and we will design all projects in compliance.

Our firm provides full professional engineering, surveying, management, and inspection services. We use the latest equipment for field data collection and engineering design. This gives us the ability to expedite the design of the project and provide an efficient design.

Our principal, Mr. Alfonso Quintanilla is a Licensed Professional Engineer and a Registered Professional Land Surveyor. He will be the principal assigned to this project. Should the project require the acquisition of easements, Mr. Quintanilla has prepared hundreds of survey parcels with metes and bounds descriptions. This is a unique qualification that our firm provides.

Our firm ensures a successful partnership that will meet and exceed the County of Hidalgo's expectations. We will specifically become familiarized with a project by conducting field visits and gathering all information needed to properly design and execute all phases. Our project management objectives are to deliver a final plan on schedule, on budget, and personalized to meet the County's needs.

Additional Information

Ability to Commence Services

Quintanilla, Headley and Associates, Inc. is immediately able to commence services after successfully negotiating a contract for services.

Professional Insurance

Liberty Insurance Underwriters Inc.
Medallion Insurance
Phyllis Constantino
(212) 208-2824

Worker's Compensation Insurance

The Hartford Insurance
Medallion Insurance
Phyllis Constantino
(212) 208-2824

Auto Coverage
General Liability

State Farm Insurance
Juan Cazares, Agent
1408 S. Closner Blvd.
Edinburg, Texas 78539
(956) 381-0928

Affirmative Action Statement

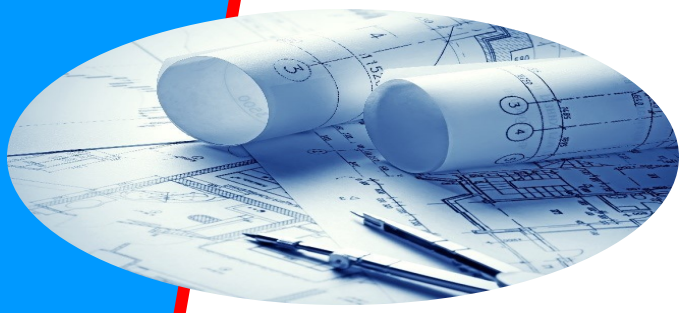
Quintanilla, Headley and Associates, Inc. is a minority-owned corporation that does not discriminate on the basis of race, color, gender, religion, age, sexual orientation, national or ethnic origin, disability, marital status, veteran status, or any other occupationally irrelevant criteria.

THE CITY OF Edinburg

Statement of Qualifications

RFQ# 2024 — 7 PROFESSIONAL SURVEYING SERVICES ROTATION

Date of Submittal: July 16, 2024



R. Gutierrez Engineering Corporation

Professional Engineers & Land Surveyors

130 E. PARK AVENUE • PHARR, TEXAS 78577

(TEL) 956-782-2557 • (FAX) 956-782-2558

Engineering Firm F · 486 • Surveying Firm #101650-00

July 16, 2024

City of Edinburg
C/O City Secretary
415 W. University Drive
Edinburg, TX 78539

Dear City Secretary,

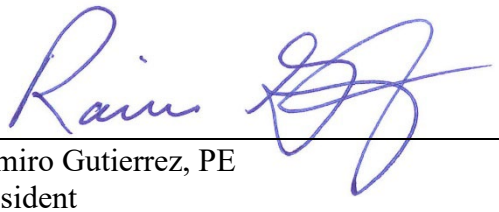
In response to the City of Edinburg's **RFQ #2024-7 "Land Surveying Services Rotation"**, R. Gutierrez Engineering Corporation (**RGEC**) is pleased to present its qualifications. **RGEC** understands that the **City of Edinburg** (**City**) is seeking statements of qualifications from firms interested in providing land surveying services on an "as needed" basis. The services to be performed may include topographic, boundary, platting preliminary, and all other necessary land surveying tasks, as specified by the **City**. The services may be requested by the **City** on a project-to-project basis, which may require from one (1) day to several months to complete. Generally, the selected Surveyor(s) will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation.

RGEC has extreme interest and is fully committed to providing land surveying services for the **City of Edinburg**. I, Ramiro Gutierrez, PE, will be your point of contact for all communications pertaining to this RFQ. As principal in charge of the firm, I am fully authorized to bind the firm to a contract with the City and have checked and verified that there are no addendums to this RFQ.

RGEC is registered with the State of Texas as both an engineering and land surveying firm and as a **Historically Underutilized Business (HUB)** and **Disadvantaged Business Enterprise (DBE)**. **RGEC** is an equal opportunity employer and does not discriminate in hiring, promotion, treatment, or other terms and conditions of employment based on race, sex, national origin, age, disability, or in any way violate Title VII of 1964 Civil Rights Act and amendments, except as permitted by said laws.

Respectfully submitted this 16th day of July 2024.

Company: **R. Gutierrez Engineering Corporation**



Ramiro Gutierrez, PE
President

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TRANSMITTAL LETTER

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1. TRANSMITTAL LETTER

R. Gutierrez Engineering Corporation (**RGEC**) has prepared and included at the beginning of this Statement of Qualifications, a transmittal letter indicating our interest and commitment to perform surveying services for the **City of Edinburg**. All pertinent information as required by the RFQ has been provided.

2. FIRM QUALIFICATIONS & EXPERIENCE (Overall Qualification of Team)

RGEC is a fully staffed civil engineering and land surveying firm located in Pharr, Texas. The firm has been in business for 26 years, having begun operation in July 1998. **RGEC** is registered and licensed to practice in the State of Texas as **Engineering Firm Number F-486** and **Land Surveying Firm Number 101650-00**. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. **RGEC** has experience and history in performing the scope of services required of licensed surveyor(s) to assist the **City of Edinburg** in land and topographical surveying of various properties on an "as needed" basis. These services are, but not limited to the following:

1. Boundary lines, giving length and bearing on each straight line; interior angles; radius, point of tangency, and length of curved lines. Set iron pin (monument at property corners where none exists) drive pin 18" into ground, mark with wood stake; state on drawing whether corners were found or set and describe each.
2. Legal description, including measurements in recorded deeds for comparison with observed.
3. Area in square feet if less than one acre, in acres (to .001 acre) if over one acre.
4. Identify, jurisdiction and width of adjoining street and highways, width and how paved. Identity of landmarks.
5. Plotted location of structures on the property and on adjacent property within 30 feet. Dimension perimeters in feet and inches to nearest ½. State character and number of stories. Dimension to property lines and other buildings. Vacant parcels shall be noted "vacant".
6. Encroachments, including cornices, belt courses, etc., either way across property lines.
7. Fences and walls; describe. Identify party walls and locate with respect to property lines.
8. Recorded or otherwise known easements and right-of-way; state owner of right.
9. Possibilities of prescriptive right-of-way and nature of each.
10. Anticipated street widening.
11. Individual lot lines and lot and block numbers. Street numbers of buildings.
12. Sidewalks, curbs, gutters & drives on the block and extend to include the same across boundary streets.
13. Building line and setback requirements, if any.
14. Names of owners of adjacent property
15. Reconciliation or explanation of any discrepancies between survey and recorded legal description.
16. Title searches and title reports
17. Right-of-Way acquisitions

TOPOGRAPHICAL SURVEY REQUIREMENTS:

1. All lines of levels shall be checked by separate check level lines or on previous turning points or benchmarks.
2. Traffic devices, signs, in connection with boundary streets.
3. Future plans of city, utility districts, and municipal utilities when such information is discovered in routine information gatherings.
4. Minimum of one permanent benchmark on site for each ten or less acres; description and elevation to nearest .01'.
5. Contours at 1-foot intervals; error shall not exceed one-half contour interval.
6. Spot elevations at each intersection of a 20-foot square grid covering the property and if possible 5-foot grid interval(s) beyond.
7. Spot elevations at street intersections and at 5 feet on center on curb, sidewalk, and edge of paving including far

side of paving. If elevations vary from established grades, state established grades also.

8. Plotted location of structures, man-made and natural features; floor elevations at each entrance of building on property.
9. Location, size, depth and pressure of water and gas mains, and other utilities serving or on the property, valves, meters.
10. Location of fire hydrants available to property and size of main serving each.
11. Location of electric and telephone services and characteristics of service available.
12. Location, size, depth and direction of flow of sanitary sewers, storm drains and culverts serving or on property; location of catch basins and manholes and inverts of pipe at each; same at or in boundary streets.
13. Name of operating authority of each utility.
14. Mean elevation of water in any excavation, well or nearby body; flood level of streams.
15. Extent of watershed onto property. Probability of freshets overrunning the site.
16. Locations of test borings if ascertainable and elevation of top of holes.
17. Trees of caliper 3" and over (caliper 3' above ground) locate within 1' tolerance and give species.
18. Perimeter outline only of thickly wooded areas unless otherwise directed.
19. Location, size, elevation of elevated: piping insulated piping, conduit, pipe racks and supports; except that above building roofs.
20. Show dimensions and bearings of property boundaries and plot all locatable title exceptions and easements on the survey map.
21. Show existence or non-existence of any encroachments and right of way.
22. The written legal description of the property and exhibit(s) for recording purpose.
23. Provide an area measurement within boundary lines.
24. Easements – all utility, city and private easements shall be shown and labeled.
25. Legal description and exhibit(s) for any easements where required.
26. Setbacks – building and parking setbacks shall be shown and noted for each property or zoning areas.
27. All above grade utilities, including but not limited to overhead electrical, telephone, cable, street lighting, and other electrical and communications equipment; location and rim elevations of sanitary and storm sewer structures, water main valves, and hydrants; gas valves and all other above grade utility equipment.
28. All underground utilities, including but not limited to storm, sanitary, water, gas, telephone, electrical, and cable. Underground utilities to be exposed by others. Rim elevation, bottom of manhole, and all in and out inverts of utilities shall be noted. Note: if any of these utilities do not exist within or directly adjacent to the survey area, surveyor shall locate the nearest available service connection which can be used for future service to site.
29. Provide on the survey a list of names, addresses, and phone numbers of all applicable utility companies
30. Trees, shrubs, and planting areas: all trees 2" caliper and larger shall be labeled with caliper and species. All tree canopies shall be accurately shown.
31. All trees 6" caliper and larger shall be labeled with caliper and species. All tree canopies shall be accurately shown and areas of woods or shrubs accurately delineated.
32. Zoning of the property and all adjacent properties within 100' of the surveyed area.
33. Provide planning and zoning overlays.
34. Current flood plain information including FEMA regulatory 100-year and 500-year floodplain boundaries, notation of record flood event elevation (2008 flood), 100- year flood elevation and other DNR protected area boundaries.
35. All measurement tolerances provided on such surveys must be within readings for urban survey as specified on accuracy standards for ALTA/ACSM land title surveys.
36. When a significant discrepancy with the record maps and documents are found, or if monuments are set or if otherwise required by law, surveyor shall provide a "record of survey map" compliant with city and state standards.
37. Elevation certificate for flood insurance purpose (FEMA) coordination & documentation associated with phase I

and phase II real estate.

38. All other topographic surveying as assigned.

RGEC is a well-staffed civil engineering and land surveying firm. The firm has extensive experience and has provided land surveying services for multiple local government agencies on projects located in this general region of the state. This past experience makes **RGEC** uniquely qualified to provide land surveying services to the **City**. **RGEC** specializes and has experience in the following types of engineering and land surveying projects:

Land Surveying Services	**Water Resources**
• Residential & Commercial Land Surveys • Residential & Commercial Improvement Surveys • Acreage Surveys • ROW & Easement Parcels • Topographical Surveys • Construction Staking • ALTA Surveys • Elevation Certificates	• Water Distribution • Wastewater Planning / Collection / Treatment • Pumping/Lift Stations • Storm Water Pollution Prevention Plans • Pre-treatment Compliance • Public Works • Pumping/Lift Stations
Drainage Services	**Land Development Services**
• Hydrologic Studies • Hydraulic Design • Storm Sewer Design • Drainage Channel Design • Detention Ponds • Floodplain Mapping	• Feasibility Studies • OSSF Site Evaluations • Drainage Studies / Reports • Subdivision Plans • Civil Site Plans Subdivision Plat Processing & Reviews
Transportation Services	**Other Services**
• Streets & Highways • Roadway Geometrics • Signing & Striping • Traffic Control Plans • Traffic Signal Design • Airport Design	• Environmental Services • Project Management • Construction Phase Services • Permitting • Landfill Services • Municipal Engineering

Additionally, the firm is currently pre-certified by TXDOT in various work categories as listed in the following table including right-of-way surveys, design survey, and construction survey.

TXDOT CERTIFICATIONS	
3.2.1	ROUTE STUDIES & SCHEMATIC DESIGN
4.2.1	ROADWAY DESIGN
4.4.1	FREEWAY INTERCHANGES
8.1.1	SIGNING, PAVEMENT MARKING, AND CHANNELIZATION
9.1.1	BICYCLE AND PEDESTRIAN FACILITY DEVELOPMENT
10.1.1	HYDROLOGIC STUDIES
10.2.1	ROADWAY HYDRAULIC DESIGN
10.3.1	BRIDGE HYDRAULIC DESIGN
11.1.1	ROADWAY CONSTRUCTION MANAGEMENT AND INSPECTION
15.1.1	RIGHT-OF-WAY SURVEYS
15.2.1	DESIGN SURVEY
15.2.2	CONSTRUCTION SURVEY



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-486

Expiration Date
7/31/2024



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R. GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10165000

Expiration Date
12/31/2024

RGEC specializes and has provided professional engineering design and land surveying services for various clients in both the public and private sectors. The staff at **RGEC** has a diversified professional engineering and surveying experience and over 1850 engineering and land surveying projects completed. **RGEC** can provide clients the expertise and innovation necessary to provide cost-effective solutions.

ABILITY TO MEET SCHEDULES & DEADLINES

RGEC is committed to providing the **City** with the attention it deserves. The firm has the capability to incorporate any project into its current schedule with ease. The firm currently has 8 employees which include ***three (3) registered professional engineers and one (1) registered professional land surveyor***. With this amount of professional staffing, the firm is able to distribute the work strategically to enable work on multiple projects simultaneously. In addition, the firm's current workload is significantly less than the usual workload; thus, the firm finds itself ready and able to commence providing engineering services to the **City** immediately after negotiating an agreement. The approach and philosophy at **RGEC** is to have efficient management and quality control as part of every project. This approach enables **RGEC** to deliver services on time and within budget. At **RGEC**, "**quality**" is the responsibility of the entire staff. Management sets the "**quality**" standards, and each team member works to achieve those standards.

A Quality Control Plan will be developed for each task. This plan allows RGEC to identify objectives and priorities as well as establish quality control policies and requirements for each team member. The plan also establishes schedules and milestones, scope of the work to be undertaken, and a working budget. The schedule will provide work sequences and review times of the work to be performed. **RGEC** will diligently pursue the completion of the task, as defined by the milestones and deliverable due dates outlined in the schedule. **RGEC** will attend meetings with the **City** to communicate all progress and to assist in the decision-making process as requested. **RGEC** will also assist the **City** at meetings with other entities as may be needed. **RGEC** will have regular meetings with the **City** to keep them abreast of the progress on the task.

The project manager will be responsible for all project coordination and communication with the **City's** appointed project personnel. Communications in the form of meetings, email, on-line communications or telephone conversations will all be documented, and minutes or notes of these communications will be distributed to all interested parties.

RGEC has provided engineering and surveying services to multiple governmental agencies. The following is a list of surveying projects completed by **RGEC** within the last 5 years for various governmental agencies along with contact and phone number information for each project.

Owassa Road Right-of-Way & Topographic Survey – Pharr, Texas.

RGEC was hired by the TEDSI to provide topographic surveying and right-of-way mapping services to the City of Pharr. Topographic surveys included cross-sections every 100' to 10' outside the proposed right-of-way when possible. Driveway cross-sections were also obtained with driveways being identified by type of access and type of surface. Approximate centerline stations were identified. Drainage structure types and flow lines were also obtained. Fences, mailboxes and signs were tied down. Utilities were marked as per DIGTESS and utility company information. A right-of-way map was prepared using the most current adjoining information such as deeds, plats, ownership information and title reports provided by owner. Six individual parcels were prepared for use in acquisition of additional right-of-way.

Client: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phone : (956) 402-4221

FY2017 "5310 Enhanced Mobility of Seniors and Individuals with Disabilities" Project – Pharr, Texas

RGEC was hired to provide topographic surveying services of existing conditions for the design and construction of sidewalks and sidewalk ramps on various street segments for a total distance of 12,300 linear feet from back of curb or edge of pavement to existing right-of-way line for use in design of sidewalk improvements by the City of Pharr engineering department. Topographic surveys picked up existing features that included: existing sidewalks and ramps, driveways, mailboxes, intersection radius, drainage pipes, manholes, inlets, water valves, fire hydrants, sanitary sewer manholes, cleanouts, roadway signs, telephone poles, light poles, overhead lines, gas markers, gas meters, and utilities that are spotted. The surveys identified existing right-of-way based on property markers found and existing subdivision plats, or title information provided. Surveys included cross-sections from back of curb to right-of-way line and to include cross-section of existing driveways or ramps.

Client: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phone: (956) 402-4221

PSJA Tri-City Pedestrian Safety Improvements – Pharr, Texas

RGEC was hired to provide topographic surveying services of existing conditions for the design and construction of sidewalks and sidewalk ramps on various street segments for a total distance of 45,000 linear feet from back of curb or edge of pavement to existing right-of-way line for use in design of sidewalk improvements by the City of Pharr engineering department. Topographic surveys picked up existing features that included: existing sidewalks and ramps, driveways, mailboxes, intersection radius, drainage pipes, manholes, inlets, water valves, fire hydrants, sanitary sewer manholes, cleanouts, roadway signs, telephone poles, light poles, overhead lines, gas markers, gas meters, and utilities that are spotted. The surveys identified existing right-of-way based on property markers found and existing subdivision plats, or title information provided. Surveys included cross-sections from back of curb to right-of-way line and to include cross-section of existing driveways or ramps.

Client: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phone: (956) 402-4221

Rancho Santa Cruz Topographic Survey – McAllen, Texas.

RGEC was hired by the City of McAllen to provide a comprehensive topographic survey of the El Rancho Santa Cruz Subdivision area. As surveyor, RGEC established a base map using existing subdivision plats and property corner monuments. Existing Right-of-Way was identified, and 1 benchmark was established near the intersection of El Rancho Road and South H Street. Horizontal locations of utilities, underground & overhead, were provided using DIG TESS and local utility company information. Cross sections consisting of a 25-foot grid of a city owned tract with elevations were picked up. Cross sections of surrounding streets were also picked up. Existing infrastructure for storm & sanitary sewer included size & flow line. Detailed topographic information of existing improvements was obtained. Electronic files in DGN format were provided.

City of McAllen

Client: City of McAllen
Contact: Jose F. Delgado, EIT, CFM / Engineering Designer
Phone: (956) 681-1167

Helena Avenue Topographic Survey – McAllen, Texas.

RGEC was hired by the City of McAllen to provide a topographic survey of all existing improvements within the apparent right-of-way of Helena Avenue with limits from Ware Road on the west and South 24th Street on the east end of the project. As surveyor, RGEC established a base map using existing subdivision plats and property corner monuments. Existing Right-of-Way was identified. Horizontal locations of utilities, underground & overhead, were provided using DIG TESS and local utility company information. Detailed topo included edge of pavement, centerline, roadside swales and cross sections at every block for roadway topography and valves, hydrants, manholes, inlets, standpipes, pedestals, power poles, etc for utilities. Manhole and inlet inverts and pipe sizes were registered. Two (2) permanent project benchmarks were provided. Deliverables included the CADD file in DWG format, ASCII file, Field Notes, and 1 copy of the original survey.

City of McAllen

Client: City of McAllen
Contact: Marlen Garza, PE / Project Engineer
Phone: (956) 681-2715

Torres Acres Right-of-Way Dedication Survey – McAllen, Texas.

RGEC was hired by the City of McAllen to provide Right-of-Way parcel surveys with metes and bounds for public right-of-way dedication in the area known as Torres Acres in north McAllen. Work was done in 2 phases. Phase 1 established boundaries for subject parent tract, provide CADD file and supporting field documentation for use by City in finalizing proposed right-of-way dedication boundaries with respect to proposed public improvements. Phase 2 established final proposed right-of-way boundaries per City for tract; prepare signed and sealed metes and bounds and parcel sketches. Title reports and the proposed roadway alignment were provided by the City.

City of McAllen

Client: City of McAllen
Contact: Mario Cruz, PE / Project Engineer
Phone: (956) 681-1151

HCRMA – SH365 Segment 3 @ US-281 Military Highway – Hidalgo County, Texas.

RGEC was hired by TEDSI Infrastructure Group, Inc. as a sub-consultant to provide surveying services for 24 parcels and a strip map at the intersection of US Highway 281 and the BSIF connector. Benchmarks for horizontal and vertical control are to be set at every 1000' of the project. Existing center line is to be staked with #5 iron rods at every 1000'. Topographic cross sections are to be done at every 100' and will extend 10' outside the proposed ROW to develop an accurate DTM model.

Client: Hidalgo County Regional Mobility Authority
Contact: Pilar Rodriguez, PE, Executive Director
Phone: (956) 402-4762

RGEC has one office located at 130 E. Park Avenue, Pharr, TX 78577 which will be providing services for the City of Edinburg.

To handle part-time staffing needs for smaller assignments, **RGEC** has the financial stability and resources to hire additional personnel and has done so in the past. **RGEC** maintains an excellent working relationship with several local firms. If necessary, the firm would request permission to sub-contract work on a project by project basis.

3. TEAM MEMBER QUALIFICATIONS & EXPERIENCE

Ramiro Gutierrez., PE
President and Principal In Charge

Professional Engineer, State of Texas, #65948

Pablo Soto, Jr., PE, RPLS
Survey Project Manager

Registered Professional Engineer, Texas, #66278

Registered Professional Land Surveyor, Texas, #4541

Hernan A. Lugo, PE, CFM
Engineering Design / Quality Control

Professional Engineer, State of Texas, #108728

Certified Floodplain Manager, State of Texas Certification #1747-09N

Certified Stormwater Manager

Certified Water Quality & Bacteria Monitor

Professional Engineer, State of Florida, #74961

RGEC is a fully staffed professional engineering and land surveying firm located in Pharr, Texas. The firm is registered to practice in the State of Texas with **engineering firm number F-486** and **land surveying firm number 101650-00**. Copies of the firm's current registration certificates are provided on pages 16 and 17. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. With **three (3) professional engineers and one (1) RPLS** on staff, **RGEC** can assure each project will receive the professional attention it merits. The firms' capabilities and diversity enable **RGEC** to devote personal attention to the **City**. **RGEC** provides clients the expertise and innovation necessary to provide practical, cost-effective solutions.

RGEC is a civil engineering and land surveying firm with 8 employees located in Pharr, Texas. The firm has been in business for 24 years, having begun operation in 1998, and is fully equipped and staffed to handle most any civil engineering and land surveying task with ease.

Mr. Ramiro Gutierrez, PE, will be the primary contact for this contract and will be responsible for the day-to-day dealings with the **City**. Mr. Gutierrez is a longtime resident of the Rio Grande Valley and is extremely knowledgeable of the Rio Grande Valley area, the people, and their needs. He grew up in San Juan, Texas, and currently resides in Pharr, Texas.

Mr. Gutierrez has more than 30 years of professional engineering experience and is registered with the State of Texas as **Professional Engineer #65948.** He is TXDOT pre-certified to provide civil engineering services and is a former TXDOT engineer where he worked in various capacities in Austin, the Corpus Christi District, and the Pharr District. While working with TXDOT for 14 years, Mr. Gutierrez moved up the ladder and his last position with TXDOT was that of Area Engineer in the Alice Area Office. He was responsible for the design, construction, maintenance and operation of the State highway system in all of Jim Wells and Kleberg Counties and part of Live Oak and Nueces Counties.

In addition to Mr. Gutierrez, a key member of the staff at **RGEC** is Mr. Pablo Soto, Jr., PE, RPLS. Mr. Soto is registered with the **State of Texas as Professional Engineer #66278** and **Registered Professional Land Surveyor #4541**. He is TXDOT pre-certified to provide land surveying services and is a long-time resident of the Valley. Mr. Soto grew up in San Juan and currently resides in Pharr. He has a long history of working in the Rio Grande Valley as a consultant in professional engineering and land surveying. Mr. Soto has extensive surveying experience in South Texas and provides a vast and in-depth knowledge of the local area with his tremendous background in design engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also performs boundary surveying services

for acquisition of right-of-way and easements on municipal projects. He has developed and maintained an excellent working relationship with various public agencies in the Rio Grande Valley as well with other engineering firms.

Another key member of the staff at **RGEC** is Mr. Hernan A. Lugo, PE, CFM. Mr. Lugo is registered with the **State of Texas as Professional Engineer #108728** and **CFM Certification #1747-09N**. He grew up in Caracas, Venezuela and graduated from Universidad Nueva Esparta in Caracas, Venezuela with a Bachelor of Science degree in Civil Engineering in 1998. In 2011 he earned a Master of Science degree in Environmental Engineering from Texas A&M University at Kingsville.

Mr. Lugo has more than 24 years of experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager. Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In the meantime, he developed and maintained and excellent working relationship with private and public agencies as well with other engineering firms. He has worked in various capacities in the region and coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

RGEC is pre-certified by TXDOT in the following categories:

TXDOT CERTIFICATIONS	
3.2.1	ROUTE STUDIES & SCHEMATIC DESIGN
4.2.1	ROADWAY DESIGN
4.4.1	FREEWAY INTERCHANGES
8.1.1	SIGNING, PAVEMENT MARKING, AND CHANNELIZATION
10.1.1	HYDROLOGIC STUDIES
10.2.1	ROADWAY HYDRAULIC DESIGN
10.3.1	BRIDGE HYDRAULIC DESIGN
11.1.1	ROADWAY CONSTRUCTION MANAGEMENT AND INSPECTION
15.1.1	RIGHT-OF-WAY SURVEYS
15.2.1	DESIGN SURVEY
15.2.2	CONSTRUCTION SURVEY

A more detailed list of services offered by the firm is as follows:

Land Surveying Services

- Residential & Commercial Land Surveys
- Residential & Commercial Improvement Surveys
- Acreage Surveys
- ROW & Easement Parcels
- Topographical Surveys
- Construction Staking
- ALTA Surveys
- Elevation Certificates

Land Development Services

- Parking Lot Design
- Feasibility Studies
- OSSF Site Evaluations
- Drainage Studies / Reports
- Subdivision Plans
- Civil Site Plans

Subdivision Plat Processing & Reviews

Drainage Services

- Hydrologic Studies
- Hydraulic Design
- Storm Sewer Design
- Drainage Channel Design
- Detention Ponds
- Floodplain Mapping

Pumping/Lift Stations

Transportation Services

- Streets & Highways
- Roadway Geometrics
- Signing & Striping
- Traffic Control Plans
- Traffic Signal Design
- Airport Design

Water Resources

- Water Distribution
- Wastewater Planning/Collection/Treatment
- Pumping/Lift Stations
- Storm Water Pollution Prevention Plans
- Pre-treatment Compliance
- Public Works

Other Services

- Environmental Services
- Project Management
- Construction Phase Services
- Permitting
- Landfill Services
- Municipal Engineering



The staff at **RGEC** has more than 75 years of combined and diversified professional engineering and surveying experience and over 1,850 engineering and land surveying projects completed. **RGEC** is a well-staffed civil engineering and land surveying firm. The firm has extensive experience and has provided professional engineering services for multiple local government agencies on locally funded public works projects, federally funded construction projects, and projects located in this general region of the state. This experience makes **RGEC** uniquely qualified to provide engineering services for the **City**.

Experience with Government Agencies

RGEC has considerable knowledge and experience working with various government agencies throughout most of the South Texas Region; and as such is familiar with Federal, State and Local Regulations, Policies and Procedures.

RGEC has experience developing projects for or while coordinating with many governmental agencies. **RGEC** has developed projects for the cities of Edinburg, Pharr, McAllen, TXDOT, Cameron County, Hidalgo County, the Regional Mobility Authority, and various school districts across the Rio Grande Valley. These projects have consisted of parking lots, roadways and street projects, overpass design projects, traffic signal design projects, airport expansion projects, water and sanitary sewer infrastructure projects. On many of these projects, **RGEC** has been required to coordinate with various governmental agencies such as **the International Boundary & Water Commission, the US Army Corps of Engineers, US Fish & Wildlife, Texas Parks & Wildlife, Texas Historical Commission, Texas Commission on Environmental Quality (formally Texas Natural Resources Conservation Commission), Texas Department of Transportation, Federal Highway Commission, Federal Aviation Administration, Federal Emergency Management Agency**, and many others.

Additionally, our staff is familiar with the requirements of numerous utility companies such as Texas Gas Service, American Electric & Power, Magic Valley Electric Coop, Time Warner Communications/Spectrum, Oil/Gas Exploration/Production, Sprint, Verizon and ATT. This list of agencies/companies is representative and is not all inclusive.

EDUCATION

- Bachelor of Science in Civil Engineering
  University of Texas, 1983
  Austin, Texas

PROFESSIONAL REGISTRATION

- Professional Engineer, State of Texas, #65948

LANGUAGE

- Speaks proficient English and Spanish.

AFFILIATIONS

- National Society of Professional Engineers, President of RGV Chapter
- American Society of Civil Engineers
- American Concrete Institute

LEADERSHIP AND COMMUNITY INVOLVEMENT

- City of Pharr Building Standards Commission
- City of Pharr Board of Adjustments
- City of Pharr Civil Service Commission (Previous Member)

YEARS WITH FIRM

26 Years

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Ramiro Gutierrez, PE

President and Principal In Charge

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Ramiro Gutierrez, PE is the principal in charge of R. Gutierrez Engineering Corporation and through his broad range of experience offers his clients a commitment of unsurpassed integrity, excellence and satisfaction. Mr. Gutierrez is proud of his excellent reputation in meeting client's aggressive schedules, and his ability to assemble multi-disciplinary project teams to give the client the specialized attention and service they merit.

Mr. Ramiro Gutierrez, PE is a long-time resident of the Rio Grande Valley. He grew up in San Juan, Texas, and currently resides in Pharr, Texas. He is a former Texas Department of Transportation (TXDOT) engineer. While with TXDOT, Mr. Gutierrez worked in various capacities in the Pharr, Austin, and Corpus Christi Districts. His last position with TXDOT was that of Area Engineer in the Alice Area Office where he was responsible for the design, construction and maintenance activities on State roads in Jim Wells, Kleberg, Live Oak and Nueces Counties. Before opening his own firm, Mr. Gutierrez worked for a large engineering firm as a Project Manager responsible for developing transportation, municipal and site development type projects. Since founding his own firm Mr. Gutierrez has worked extensively in the Hidalgo County area on a wide variety of projects including municipal infrastructure projects related to streets, drainage, water, sanitary sewer, parks, etc., and has become intimately familiar with the local area's characteristics

Mr. Gutierrez is a licensed Professional Engineer with over 34 years of experience in management, design, construction and maintenance of drainage, highway, airport, street and utilities projects. The work involved analyzing and developing design alternatives, developing construction plans and bid packages; managing sub-consultant design and surveying contracts; managing construction projects; recommending, approving and processing change orders; assuring compliance with state and federal policies and procedures; monitoring project costs; developing and implementing maintenance action plans; recommending and implementing changes in the operation of our transportation system; providing quality customer service; developing and maintaining good working relationships with local public officials.

Mr. Gutierrez has worked as a Project Engineer and designer multiple street, drainage, roadway and utility improvement projects, some which included flood plain mapping and flood elevation studies in the south Texas and Rio Grande Valley areas. He has analyzed and developed preliminary engineering design alternatives, prepared final design, final construction plans and technical specifications and contract documents for the projects. Managed the construction of projects assuring compliance with the plans and specifications all the way through final inspection, project acceptance and final payment to contractor. Assured that industry standard construction procedures were followed on all projects.

R. Gutierrez Engineering Corporation

Pablo Soto, Jr., PE, RPLS

Survey Project Manager

Education

- Bachelor of Science in Civil Engineering

  Texas A&I University
  Kingsville, Texas, 1982

Professional Registration

- Registered Professional Engineer, Texas, #66278
- Registered Professional Land Surveyor, Texas, #4541

Language

- Speaks proficient English & Spanish

Leadership and Community Involvement

- City of Pharr City Commissioner (Previous Member)
- Pharr Economic Development Corporation (Previous Member)

Years with Firm

15 Years

PE•LS

Texas Board of Professional Engineers and Land Surveyors

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Pablo Soto, Jr., PE, RPLS grew up in San Juan and is a resident of Pharr, Texas. He has had a long working experience as a consultant in civil engineering and surveying. Mr. Soto provides a vast and in depth knowledge of the San Juan area with his background in civil engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also is responsible for all property boundary surveys for the office. He has developed and maintained an excellent working relationship with various private and public agencies as well as with other engineering and land surveying firms. Mr. Soto brings over 30 years of professional surveying experience to our team. Mr. Soto's experience includes all types of Land Surveying, Parcel Descriptions, Subdivision work and TX-DOT Right of Way Surveying & Parcel Descriptions. Most of his experience has been in the South Texas community.

RECENT PROJECTS

STC Pecan Plaza Parking Lot, McAllen, Texas. Responsible for civil engineering tasks required for the renovation of an existing 140 parking lot space. The scope of working consisted of three phases. In the first phase, we surveyed the existing electrical distribution branch circuits, panels, lighting and lighting control. The second phase consisted of preparation of an engineer's estimate of probable costs to establish a project budget and the evaluation of LED lighting for parking lots. We then proceeded with preparation of the design for construction documents. The parking lot lighting was designed to provide an average maintained 5-foot-candle illumination to comply with the Illuminating Engineering Society of North America and STC illumination standards. Branch circuits were also designed to maintain a 3% voltage drop regulation.

P-SJ-A I.S.D. Survey Services Project – P-SJ-A, Texas. The firm performed boundary surveys utilizing deed and title information to locate and delineate all easements on each property. Full terrain topography for each survey was done, a detailed elevation survey was performed, and a precise contour map was developed for use in civil engineering design documents for each property. Existing facilities, if they existed, such as buildings, **parking lots, driveways**, sidewalks, water valves, sanitary sewer manholes, storm sewer inlets and manholes, were picked up and shown on each of the final survey drawings. The surveys were delivered both on paper copies and electronically for use in developing design plans. A "metes and bounds" description of each property to be acquired was also provided.

P-SJ-A LBJ Middle School – Pharr, Texas. The firm was responsible for the development of a complete ALTA Survey for this project. Full terrain topography was done. All building improvements, roadways, alleys, **parking lots, driveways**, and sidewalks were mapped. All utilities, easements and right of way areas were also mapped. Contour elevations were also included on the ALTA survey plat. A "metes and bounds" description of the property was also provided.

R. Gutierrez Engineering Corporation

Hernan A. Lugo, PE, C.F.M.

Senior Project Manager

Education

- Master of Science in Environmental Engineering Texas A&M University at Kingsville, Kingsville, Texas 2011
- Bachelors of Science in Civil Engineering Universidad Nueva Esparta, Caracas, Venezuela 1998

Professional Registration

- Professional Engineer, State of Texas, #108728
- Certified Floodplain Manager, State of Texas Certification #1747-09N
- Certified Stormwater Manager
- Certified Water Quality & Bacteria Monitor
- Professional Engineer, State of Florida, #74961

Language

- Proficient in English & Spanish

Affiliations

- American Society of Civil Engineers
- American Water Works Association
- American Public Works Association
- Environmental & Water Resources Institute
- American Planning Association
- Texas Floodplain Association
- International Code Council

Years with Firm

14 Years

PE LS
Texas Board of Professional Engineers and Land Surveyors

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Hernan A. Lugo, PE, CFM grew up in Caracas, Venezuela and worked as a resident engineer for a private firm in Venezuela from 1998 to 2001 where he provided design and project management services for various civil engineering projects. In 2001, Mr. Lugo moved to Miami, Florida where he worked for Voice Stream, Inc. as a technical consultant for the sales force.

Mr. Lugo graduated with a Bachelor of Science degree in Civil Engineering in 1998 and a Master of Science degree in Environmental Engineering in 2011. Mr. Lugo is licensed by Texas Board of Professional Engineers to practice civil and environmental engineering under license #108728 and has more than 13 years of experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager.

Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In that position, he developed and maintained and excellent working relationship with privates and public agencies as well with other engineering firms. He has worked in various capacities in the region and also coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

RECENT PROJECTS

Owassa Road Right-of-Way & Topographic Survey – Pharr, Texas. RGEC was hired by the TEDSI to provide topographic surveying and right-of-way mapping services to the City of Pharr. Topographic surveys included cross-sections every 100' to 10' outside the proposed right-of-way when possible. Driveway cross-sections were also obtained with driveways being identified by type of access and type of surface. Approximate centerline stations were identified. Drainage structure types and flow lines were also obtained. Fences, mail boxes and signs were tied down. Utilities were marked as per DIGTESS and utility company information. A right-of-way map was prepared using the most current adjoining information such as deeds, plats, ownership information and title reports provided by owner. Six individual parcels were prepared for use in acquisition of additional right-of-way.

URS Surveys – Rio Grande Valley, Texas. As part of URS's contract for Management Services for Community Development Block Grant Disaster Recovery Program for Hurricane Dolly with the Lower Rio Grande Valley Development Council, RGEC was hired to provide detailed topographic and boundary surveys for all the properties within the Rio Grande Valley. Surveys included legal description of properties, utility easements, improvements including but not limited to houses, fences, driveways, trees over 6" in diameter, sidewalks, slabs, etc…, utility locations, staking of property corners, building setback lines and plat of property to meet permitting requirements for construction of a single family residential structure. Multiple properties also required elevation certificates.

4. REFERENCES / PROJECTS WITH THE CITY OF EDINBURG

The following is a list of references for **RGEC**:

City of Pharr
Owassa Road ROW & Topo Survey
Mr. Omar Anzaldua, PE
City Engineer
118 South Cage Boulevard
Pharr, TX 78577
956-402-4221

City of McAllen
Rancho Santa Cruz Subdivision Topographic Survey
Jose F. Delgado, EIT, CFM, Eng. Designer
301 N. 15th Street
McAllen, TX 78501
956-681-1167

City of McAllen
Torres Acres ROW Parcels
Mario Cruz, PE
Project Engineer
301 N. 15th Street
McAllen, TX 78501
956-681-1151

Hidalgo County Regional Mobility Authority
SH365
Mr. Pilar Rodriguez, PE
Executive Director
118 S. Cage Blvd, 4th Floor
Pharr, Texas 78577
Number: 956-402-4762

City of McAllen
Helena Avenue Topographic Survey
Marlen Garza, PE
Project Engineer
301 N. 15th Street
McAllen, TX 78501
956-681-2715

PREVIOUS EXPERIENCE WITH THE CITY OF EDINBURG

Listed here for reference regarding the success and capabilities of the firm's past services are five individual projects for which **RGEC** performed engineering services for the **City**.

A. **University Drive Topography – Edinburg, Texas**. The firm was hired by the **City of Edinburg** to provide a detailed topographic survey of University Drive (SH107) from 10th Avenue west to approximately 100' west of 6th Avenue. The firm obtained cross sections from ROW to ROW at 100' intervals and all appropriate locations providing information regarding existing median, median openings, private & commercial driveways, sidewalks, ramps, drainage structures, fences, signs, mailboxes, traffic signals and utilities. The survey was provided to the City in AutoCAD format.

B. Edinburg Downtown Water Treatment Plant – Edinburg, Texas. The firm was responsible for the engineering design of underdrain rehabilitation at the Edinburg Downtown Water Treatment Plant. The work includes review of current water quantity & quality issues, evaluation of applicable regulations, review of past inspection reports, and discussion of current operations to identify & address issues. Design drawings were prepared showing existing facilities and proposed facilities. Pipes & blower for filter backwash were sized and hydraulic calculations for the proposed modifications were done. Services involved preparing estimates, preparing bid packages, assisting during the bid process, construction phase services, topographic surveying services and periodic site observations to be provided. Record drawings will be issued at completion of the project.

C. Edinburg Land Fill – Edinburg, Texas. The firm was responsible for the civil site plan and surveying services for construction of the Edinburg Landfill Administrative Office & Maintenance Yard Complex. The work includes sanitary sewer, water, drainage, grading, paving and dimensional control plans. Final schematic design of the proposed civil-site improvements was also developed. Cost estimates of the work developed by the engineer were prepared for bidding purposes. Bid documents for the engineer's work were also prepared and delivered to the architect. **Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.**

D. Jackson Road Paving & Drainage – Edinburg, Texas. Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management**. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project**.

E. Canton Road Paving & Drainage – Edinburg, Texas. Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management. **Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project**.

5. INSURANCE

RGEC carries $2,000,000.00 of general aggregate liability insurance with a $1,000,000.00 limit per each occurrence. The firm also carries $1,000,000.00 auto liability insurance, the required workman's compensation insurance and $1,000,000 of professional liability coverage. A copy of a current insurance certificate is included in "Appendix A – Additional Information and Submittals". A completed **City of Edinburg** Certificate of Insurance will be provided immediately after award of contract showing **RGEC's** type of insurance and coverage limits as stated above. Types of insurance to be verified are Commercial General Liability, Texas Business Automobile Liability, Worker's Compensation, and Professional Liability Coverage.

The following is a list of insurance claims against the firm within the past 5 years:

- 2019 – Workers Comp. – 1 Claim
- 2022 – Automobile – 1 Claim
- 2023 - Workers Comp. – 1 Claim

6. PROFESSIONAL SERVICES AGREEMENT

RGEC has read the Professional Services Agreement provided in the **City's** request for statements of qualifications and will meet all the prerequisite insurance requirements. **RGEC** also agrees to enter into a Professional Services Agreement such as the one provided.

RICKMAN
LAND SURVEYING, LLC

July 10, 2024

Mr. Mardoqueo Hinojosa, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Dear Mr. Hinojosa:

We appreciate the opportunity to submit our Statement of Qualifications for the Land Surveying Services rotation contract for October 1, 2024 through September 30, 2026.

Overview
Rickman Land Surveying, LLC, a certified Historically Underutilized Business certified by the State of Texas, opened it doors in 2011, offering land surveying services to all of Texas, including boundary, topography, design survey, parcel acquisition, route surveys, and construction staking. We currently employ 15 people, including one Registered Professional Land Surveyor, Office and Field Technicians, along with appropriate support personnel. We strive to do quality work responsibly, timely and with integrity.

Principal
Cheryl Rickman Hill, Manager & Owner

Experience
Rickman Land Surveying's experience is broad. We serve businesses, utilities, individuals and communities all over the state of Texas to help them accomplish the growth and development they desire. Because of this, we are uniquely qualified to help the City of Edinburg accomplish their goals as well.

A sample of some of our recent projects include

- Utility Engineering Group/City of Marion
    - Boundary/Right of Way and topography of +/- 10 miles of city streets, including location and inverts of 70+/- manholes, permanent horizontal and vertical control for City sewer rehabilitation project
- Bertram Economic Development Corporation
    - Boundary, All Improvements, utilities and topography for 6 city blocks for use in planning for future revitalization and development of downtown area
- Utility Engineering Group/City of Copperas Cove Lift Station Rehabilitation Project
    - Boundary, all improvements, utilities, manhole inverts, topography of 8 different lift station sites for purpose of planned rehabilitation
- City of Bertram Waste Water Project/Utility Engineering Group
    - Boundary and topographic survey for design and parcel acquisition for new wastewater treatment plant and more than 9 miles of proposed new wastewater line
- Valcor/Kimley Horn-Lemon Creek Multiuse project
    - Boundary, Topographic, Tree surveys for design, platting and construction
- GBRA Dietz Wastewater Project Phase A&B/Utility Engineering Group
    - Boundary, topographic and tree survey for design, platting and construction

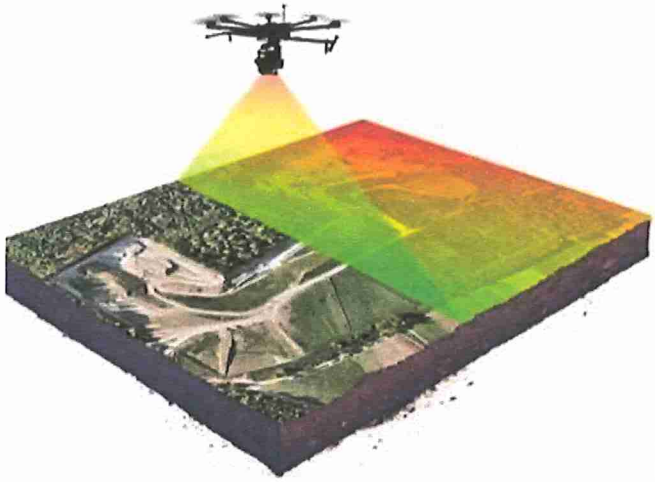
This is just a sample of the project we have been working on. We sincerely hope to have an opportunity to visit with you in person. Thank you for seriously considering Rickman Land Surveying, LLC., for the Land Surveying Services Rotation contract.

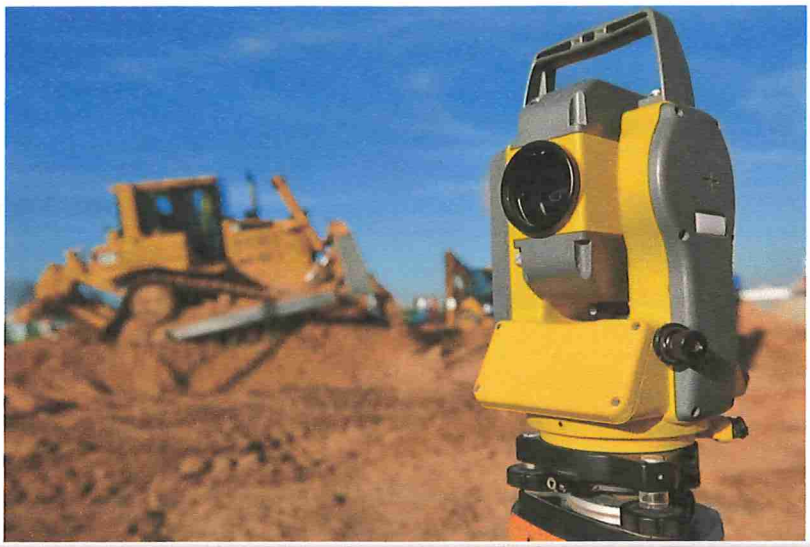
Please let me know if you have any questions.

Sincerely,

Cheryl Rickman Hill

Cheryl Rickman Hill, Manager-Owner





RIO DELTA ENGINEERING

Civil Engineering • Project Management • Land Development
Texas Engineering Firm # F-7628 • Texas Surveying Firm #10194027

THE CITY OF Edinburg

City Council
Ramiro Garza Jr., Mayor
David White, Mayor Pro Tem
Daniel Diaz, Councilmember
Jason De Leon, Councilmember
David Salazar Jr., Councilmember

City Manager
Myra L. Ayala

City Engineer
Mardoqueo Hinojosa

Statement of Qualifications

Request for Qualifications
City of Edinburg
RFQ # 2024-7
Land Surveying Services Rotation

Serving South Texas Since 2004

921 S. 10th Ave.
Edinburg, TX 78539
Ph: (956) 380-5152
Fax: (956) 380-5152

117 Rio Vista Blvd.
Rio Grande City, TX 78582
Ph: (956) 263-1041
Fax: (956) 263-1112

Email: riodelta2004@yahoo.com

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RIO DELTA ENGINEERING
CIVIL ENGINEERING • PROJECT MANAGEMENT • LAND DEVELOPMENT
TEXAS REGISTERED ENGINEERING FIRM F-7628
TEXAS LICENSED SURVEYING FIRM #10194027

July 16, 2024

Mardoqueo Hinojosa, P.E., CFM, CPM
City of Edinburg
415 W. University Dr.
Edinburg, Texas 78541

Re: Request for Qualifications #2024-7 – Land Surveying Services Rotation

Mr. Hinojosa,

Thank you for allowing us the opportunity to present our Statement of Qualifications for your review and consideration. We welcome the opportunity to offer the City of Edinburg our services as they relate to the above-mentioned RFQ. Enclosed, please review our Statement of Qualifications.

Our office in Edinburg is the firm's main office and our staff looks forward to contributing to the City's continuing effort to improve the lives of our families and fellow citizens. We are confident that, if given the opportunity, we can continue to provide a broad scope of expert engineering, surveying and project management services and become an essential asset for the City.

Rio Delta Engineering offers professional land surveying services using state of the art technology and equipment. Some of our deliverables are ALTA, title and boundary surveys, parcel/right-of-way maps for acquisition, appraisals, and condemnation proceedings, metes and bounds/legal descriptions, construction staking, as-built survey, design and construction survey, topographic survey, drone-surveying for aerial photogrammetry and mapping, horizontal and vertical control points and maps, construction staking, and virtually any surveying and mapping applications our clients have required for their projects. We have the capability to perform all or most aspects of the proposed tasks, including, but not limited to, land/property, construction, and topographical surveying. We are a local firm with offices in Edinburg, Rio Grande City, and San Antonio. We offer our clients the whole range of land surveying services while maintaining the local everyday type of availability and service required by our clients. We have an in-house Registered Professional Land Surveyor (RPLS) and can provide prompt responses and full surveying services as may be needed. Rio Delta Engineering has the capacity to take on any project large or small and we can meet aggressive schedules and deadlines as needed. Our current workload is such that we can begin work on any project immediately.

Our goal is to become part of your team by providing counsel for all your construction management, engineering, surveying, and administrative needs. We are very familiar with the issues at hand and have worked on similar projects within the City of Edinburg and surrounding areas in Hidalgo and Starr Counties.

Our approach to projects entails a hefty combination of the latest technology, creativity, and an innovative approach towards the problem at hand. Project completion in a timely fashion and within budget is always a priority. We pride ourselves on providing all our clients with the utmost attention by being available when needed and provide a good customer service experience every time.

We are very interested in working with The City of Edinburg and look forward to helping you with these projects. I am an officer of the firm who is authorized to bind the firm to contract and I can be reached at (956) 380-5152 by phone, (956) 380-5083 by FAX, or ivan@riodeltaengineering.com by e-mail. Please call me if you have any questions regarding this letter or the information presented in the packet.

Sincerely,

Ivan Garcia, P.E., R.P.L.S., C.F.M.
Principal

2. *General Company Information*

Firm Name:

Gilbert J Guerra Engineering, LLC dba Rio Delta Engineering
Texas Engineering Firm #F-7628 • Texas Surveying Firm #10194027
Legal Business Description: Limited Liability Company

Names of Principals in The Firm:

Rio Delta Engineering Principals	Titles
Jose Ivan Garcia, P.E., R.P.L.S., C.F.M.	Principal
Julio A. Gonzalez, Graduate Engineer	Principal

Address:

Main Office
921 S. 10th Ave.
Edinburg, Tx 78539
Ph: (956) 380-5152
Fax: (956) 380-5083

Branch Office #1
117 Rio Vista Boulevard
Rio Grande City, TX 78582
Ph: (956) 263-1041
Fax: (956) 263-1112

Submittal is for: ***Main Office***

Rio Delta Engineering is an engineering firm offering general civil engineering and surveying services in the Lower Rio Grande Valley and South Texas. Our staff has a variety of background experience ranging from structural adhesives sales to general contracting and oilfield fracking. This varied experience, coupled with our education in Agricultural and Civil Engineering, allows us to apply common sense and a practical approach to our civil engineering services. We've all heard a contractor say" Sure, everything fits fine on paper, but…" when they encounter a design issue that just doesn't work as well in the ground as it does on the plan. At Rio Delta Engineering, our objective is to deliver a civil engineering project to our client that is practical, cost effective, and buildable within the allotted budget and time frame. Our experience on both sides of the project "table" allows us to communicate clearly to everyone involved with a project the objectives of our plans and designs, from the contractor to the system operator, to the Board or Council member, and on up to the funding agencies.

Insurance:
General Liability ($2,000,000.00)
Professional Liability ($2,000,000.00)
Umbrella/Excess Liability ($1,000,000.00)
Commercial Auto ($1,000,000.00)
Workers Compensation ($100,000/$500,000)

HUB Certification:
We were initially approved as a HUB vendor on November 7, 2005.
(VID number 1830430819200/ File number 045319).
Our current approval expires September 2, 2025.

Affirmative Action Program/Equal Employment Opportunity Affirmative Action/Program Statement of Policy:
It is the policy of Rio Delta Engineering to provide equal employment opportunity in full compliance with the Civil Rights Act of 1964, as amended, the Age Discrimination in Employment Act of 1973, the Veterans Readjustment Act of 1974, and the Presidential Executive Orders of Federal Contract Compliance Programs. This provides for equal employment without regard to race, color, religion, sex, national origin, marital status, age, disability, or veterans status.

3. ***Firm Qualifications and Experience***

Rio Delta Engineering offers professional land surveying services using state of the art technology and equipment. We have an in-house Registered Professional Land Surveyor (RPLS) and can provide prompt responses and full surveying services as may be needed. Some of our deliverables are ALTA, title and boundary surveys, parcel/right-of-way maps for acquisition, appraisals, and condemnation proceedings, metes and bounds/legal descriptions, construction staking for survey alignments of roadways and/or utilities including the establishments of right-of-ways, easements, baselines and legal descriptions, as-built survey, design and construction survey, topographical survey, drone-surveying for aerial photogrammetry and mapping, horizontal and vertical control points (benchmarks) and maps, construction staking, and virtually any surveying and mapping applications our clients have required for their projects.

We also coordinate and perform all surveying activities related to utility conflicts, easement/right-of-way issues, permits, and have experience working with the Hidalgo County Drainage District No. 1, TxDOT, Texas Gas Service, AEP, Spectrum, AT&T, Irrigation Districts, and Magic Valley Electric Coop.

In addition, we have an in-house GIS specialist who plans, develops, and implements systems and databases for storing and accessing geospatial data. We have the capability to create maps and graphs using GIS software and related equipment.

Our approach to projects entails a hefty combination of the latest CADD and GPS technology and equipment, creativity, and an innovative approach towards the problem at hand. By using smartphone's and tablets we have implemented an effective line of real time and direct communication within our company and with our clients. We are able to read and reply to emails immediately, upload/view reports, schedules and photos, have remote access to drawings, budgets, set up meetings, and have live videoconferences to bring solutions and answers to our clients on real time. We also coordinate and perform all surveying activities related to utility conflicts, easement/right-of-way issues, permits, and have experience working with the Hidalgo County Drainage District No. 1, TxDOT, Texas Gas Service, AEP, Spectrum, AT&T, Irrigation Districts, and Magic Valley Electric Coop.

During the course of our 17-year existence, Rio Delta Engineering has dealt with City, County, and State agencies in order to complete our projects. We can work with any person or entity necessary in order to move projects forward to successful completion in a timely manner.

Names, Position, Phone and Fax Numbers of Contact Person:

Depending on the locality of the project, the local office has taken the lead on the project. In this instance, the Edinburg office managed by **Ivan Garcia, P.E., R.P.L.S.**, would be the lead surveyor on any projects. Ivan would provide project management, surveying services coordination and supervision. Ivan would also be primarily responsible for on-site inspections and would be the direct contact with the Owner.

Office Number: (956) 380-5152
Mobile Number: (956) 263-0934
Fax Number: (956) 380-5083
E-mail: ivan@riodeltaengineering.com

Key Personnel's Professional Background, Caliber and Availability

One of our key personnel is **Ivan Garcia, P.E., R.P.L.S.,** who has accumulated over 15 years of experience in the civil engineering and surveying field ranging from supervising construction and design of municipal utilities, drainage, and roadway projects, to managing construction projects for the City of Edinburg, the City of Rio Grande City, Hidalgo County, Starr County, Edinburg CISD and Rio Grande CISD, Union Water Supply Corporation, and North Alamo Water Supply Corporation. Because of his extensive background, Ivan possesses a unique expertise that will contribute to the project's success. Ivan would be the surveyor out of our local Edinburg office, and would provide primary project management and surveying services coordination and supervision. Ivan would also be the direct contact with the Owner.

Organizational Chart and Summary of Work to be Performed by each Staff Member

- Ivan Garcia, P.E., R.P.L.S, C.F.M. – Principal
  As the lead engineer, Ivan would provide primary project management and engineering design and surveying services coordination and supervision. He would also be primarily responsible for on-site inspections and would be the direct contact with the Owner.

- Gilbert J. Guerra, P.E. – Senior Project Manager
  Gilbert would provide surveying and management support to the Edinburg office. He would be the secondary contact with the Owner.

- Julio Gonzalez, Graduate Engineer – Principal
  Julio would provide surveying, construction supervision and management support from the Rio Grande City office. He would also coordinate survey support for the project.

- Norberto Lopez III, Surveyor-In- Training (S.I.T.)
  Norberto would provide surveying support from the Rio Grande City office.

- Roberto Salinas and David Rodriguez, Survey Crew
  As field data collection specialists, Roberto and David would provide field data collection services and construction staking services, for design and construction phases, respectively. Roberto and David work out of the Rio Grande City office.

Staff:	Civil Engineer (P.E.)	2
	Civil Engineer/Surveyor (P.E./R.P.L.S.)	1
	Surveyor-In-Training (S.I.T.)	1
	Graduate Engineer	5
	ACAD Technician/Designer	5
	Field Data Collection	8
	GIS Analyst	1
	Administrative Staff	2
	Total Personnel	**25**

Capacity to Perform

We are very familiar with the City of Edinburg design standards and guidelines, as well as State and Federal regulations, policies and procedures to bring projects to completion while complying with any applicable regulations.

We offer our clients the whole range of surveying services while maintaining the local every day type of availability and service required by our clients. We have an in-house Registered Professional Land Surveyor (RPLS) and can provide prompt responses and full surveying services as may be needed.

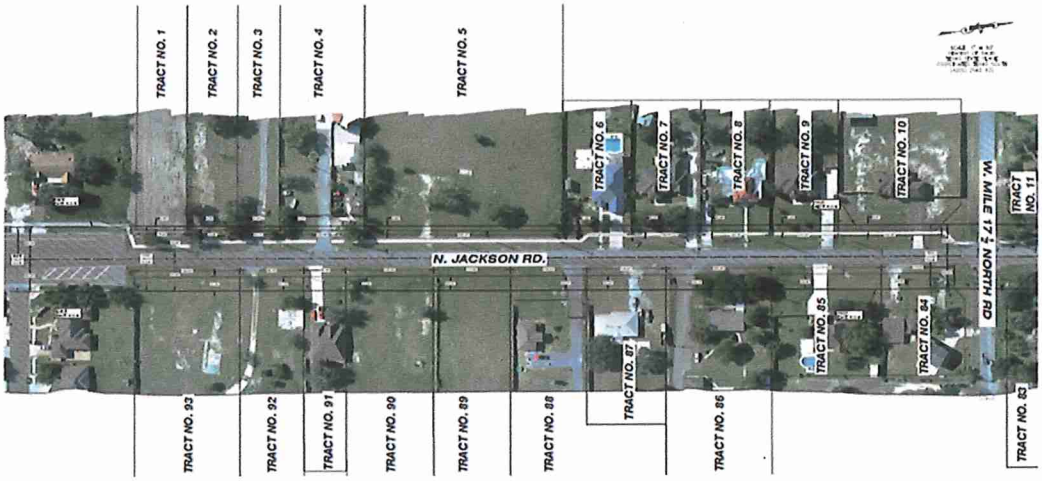
We are confident that, if given the opportunity, we can provide a broad scope of expert engineering services, and with the help of our qualified staff we are sure we can become an essential asset for the City of Edinburg.

Current Workload

Rio Delta Engineering has the capacity to take on any project large or small. Our current work load is such that we can begin work on any project immediately. We have the equipment and office space available with which to expand our personnel and operations as may be required.

Some of the more recent projects that Rio Delta Engineering has provided planning, engineering, surveying, project management, and funding application services for are:

1. **City of Edinburg – North Jackson Road Right-of-Way Project between Saginaw Avenue to Monte Cristo Road – 2023**

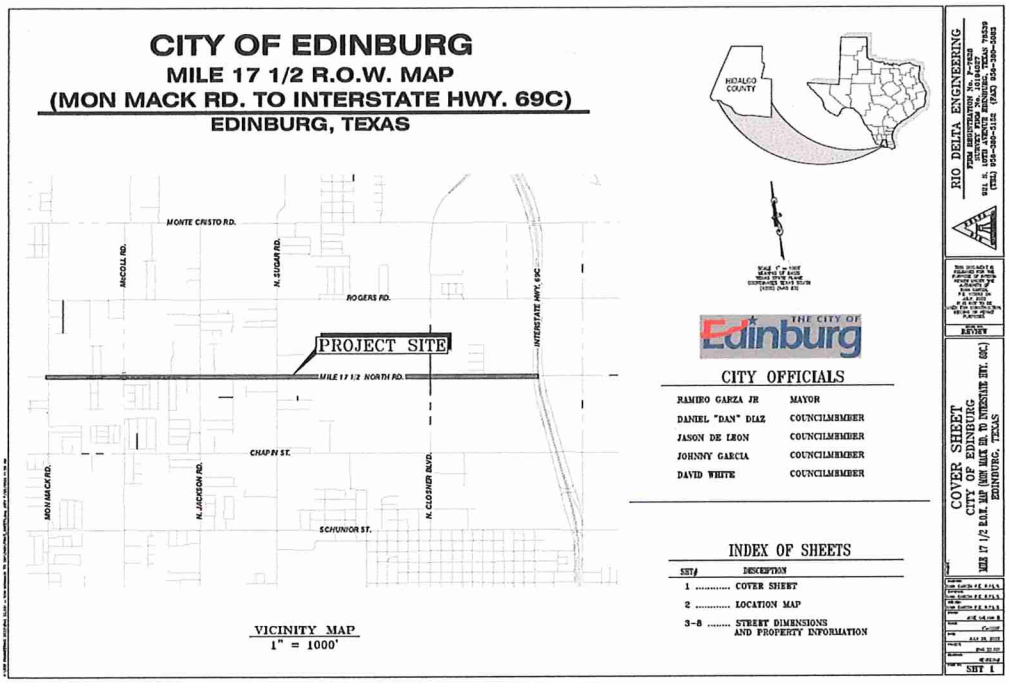


This is an on-going project which consists of the expansion/widening of Jackson Road between Saginaw Avenue going north to Monte Cristo Road (1.25 Miles) to alleviate traffic mobility and improve safety to this area of the City. The services provided included producing a survey right-of-way map for the project areas, approximately 90 sets of metes and bounds and survey exhibits as required for acquisition and produce a schematic design plan as required for planning and acquisition. Rio Delta Engineering is responsible for all surveying services for appraisal and acquisition activities. The project is currently going through the right-of-way acquisition phase and funds will be sought for construction early 2025 at a cost of approximately $6,250,000.

Contact: **Mardoqueo Hinojosa, P.E., CFM, CPM**
City Engineering
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

2. City of Edinburg, Mile 17 ½ Road Right-of-Way Expansion from Mon Mack Road to US Highway 281 - 2022

This is an on-going project which consists of providing the surveying, administrative, and drafting services necessary to complete the above-named project. The services provided included producing a survey right-of-way map for the project areas as required for planning and acquisition. Rio Delta Engineering is responsible for all surveying services for appraisal and acquisition activities.



Contact: **Mardoqueo Hinojosa, P.E., CFM, CPM**
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

3. City of Edinburg – North East Doolittle Road Area Drainage – 2019

This project consisted of the construction of various drainage improvements, including, but not limited to, approximately 2,200 L.F. of 36" and 24" storm drain gravity lines, 2,800 L.F. of excavation/fill and re-grading of road side ditch, and related improvements to alleviate flooding along Doolittle Road between Rogers Road and Russell Road. The improvements were completed at a cost of approximately $387,000 and has been fully operational since the March 2019.





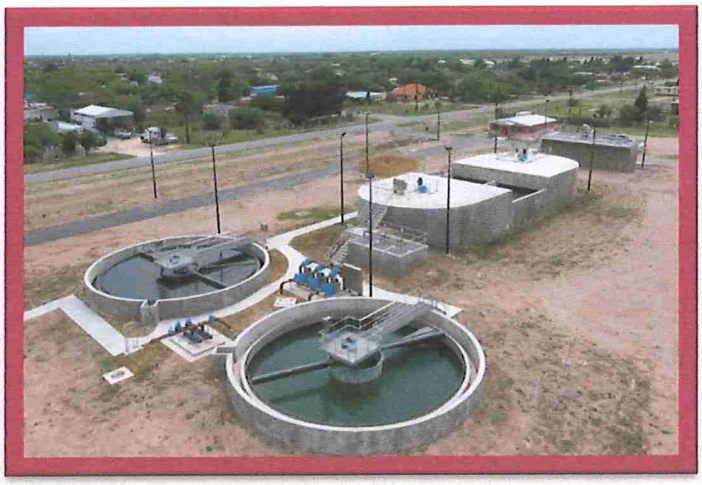
Contact: **Mardoqueo Hinojosa, P.E., CFM, CPM**
City Engineering
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

4. City of Roma, Efren Ramirez Paving and Drainage Paving Improvements – 2018

This project consists of widening and paving approximately 2,315 lf of Efren Ramirez Street in Roma, Texas. The work involved includes installing approximately 5,630 lf of drainage improvements and constructing a new 37' B-B street section with curb and gutter. The total cost of this project is estimated to be approximately $1,921,769.00 including environmental assessment, R.O.W. acquisition, engineering, testing, inspection, and construction management. The funding for this project will be provided by the United States Department of Agriculture. All funding application, environmental investigations, and engineering design has been completed. The R.O.W. acquisition is also in the final phases of completion. The project is scheduled to be put out for bid within the next few months. Rio Delta Engineering was responsible for preliminary engineering report, the environmental investigation, the engineering design, and the surveying services for design and R.O.W. acquisition. We will also be responsible for bidding, construction inspection, testing, and project management.

Contact: **Alex Barrera**
City Manager, City of Roma
(956) 849-1411
P.O. Box 947
Roma, Texas 78584-0947

5. North Alamo Regional Wastewater Treatment Plant and Collection System -2019



This project consisted of constructing a new 0.5 mgd activated sludge wastewater treatment plant for North Alamo WSC. The plant is the first phase of what will ultimately be a 20 mgd plant located at the intersection of Minnesota and Goolie roads in Hidalgo County. The plant site is situated to serve an approximately 50 square-mile area roughly bounded by Expressway 83 on the South, Hwy 107 on the North, Expressway 281 on the West, and Mile 6 West (Westgate) on the East. This initial phase cost, approximately $13 million, including planning, acquisition, design, testing, permitting, and construction management. This project was funded jointly by the Texas Water Development Board (TWDB), the Border Environmental Cooperation Commission (BECC/NADBANK), and the Texas Department of Agriculture (TDA). The collection system consisted of approximately 32,000 linear feet of gravity sanitary sewer lines, approximately 15,000 linear feet of force main lines, and four sanitary sewer lift stations. This project provides sanitary sewer service to 471 families in six Colonias and will established the backbone for future expansion and connections within the projected 50 square-mile service area. On this project we coordinated and performed all surveying activities related to utility design, construction staking, as-builts, horizontal and vertical control establishment and verification, conflicts, easement/right-of-way issues, permits, with TxDOT, Hidalgo County Irrigation District #2, Donna Irrigation District, Hidalgo County Drainage District No. 1, Texas Gas Service, AEP, Spectrum, and AT&T.

Contact: **Steven Sanchez**
General Manager, North Alamo WSC
(956) 383-1618
420 S. Doolittle Road
Edinburg, Texas 78542

6. Starr County, Disaster Recovery 2.2, General Land Office (GLO) Paving and Drainage Improvements - 2018

This project consisted of providing paving and drainage improvements at various locations in Starr County. The work included constructing paving and drainage improvements for one street in Pct #4, constructing paving and drainage improvements including a 1.5-acre detention pond in Pct #3, and constructing a pilot channel for approximately 1.5 miles of Los Morenos Creek in Pcts #1 and 2. The total cost of this project was approximately $1,100,000.00, including R.O.W. acquisition, engineering, testing, inspection, and construction management. The funding for this project was provided by the Disaster Recovery Fund 2.2 administered by the Texas General Land Office. All work has been completed except for the pilot channel for Los Morenos Creek. Negotiations for the acquisition of R.O.W. for these proposed improvements has been onerous due to the lack of clear title for most of the properties in this area. This area is in "undivided" Porciones. The project will have to be closed out by the end of the year with whatever progress has been accomplished at that time. Rio Delta Engineering was responsible for all design, bidding, testing, surveying services for appraisal and acquisition activities, and construction management.



Contact: **Eloy Vera**
County Judge, Starr County
(956) 716-4880
100 N. FM 3167
Rio Grande City, Texas 78582

Project Approach

At Rio Delta Engineering, our objective is to provide quality engineering services to our client in a timely, professional manner. Our experience in working with a variety of clients, including private developers, municipalities, county agencies, and state agencies has shown us that listening to the client and understanding his needs, is the most important step in the completion of a successful project. To this end, we make it a practice to establish clear and open channels of communication with our clients. The following is a basic outline of the typical approach our firm has towards the successful completion of our projects:

PLANNING AND PRELIMINARY DESIGN:

- Attend all necessary Coordination meetings with Hidalgo County, pertinent Irrigation District, Hidalgo County, and any other jurisdictions required to define the scope of surveying work.
- Prepare Field Topographic Surveys and set benchmarks for horizontal/vertical control
- Prepare boundary/easement surveys as required for acquisition and right-of-entry

CONSTRUCTION PHASE SERVICES

- Provide construction staking services for improvements.
- Provide field topographic survey of completed project for preparation of As-Built Record Drawings.

Rio Delta Engineering uses AutoCAD Civil 3D exclusively but can convert the data to any format that might be necessary. All drafting support would be provided jointly by the Edinburg and Rio Grande City offices. We hope to provide all our clients with the highest quality and professional surveying services and deliver the most efficient and cost-effective solutions to their needs.

4. *Team Member Qualifications and Experience (resumes)*

Ivan Garcia, P.E., R.P.L.S., C.F.M.
Principal, Rio Delta Engineering

Education:

Texas A&M University Kingsville, TX, BS Civil Engineering, December 2008

Licensure & Certifications:

Licensed Texas Board of Professional Engineers, December 2013, P.E.#115662

Texas Board of Professional Land Surveying, May 2014, R.P.L.S. #6496

American Institute of Constructors, March 2012, Associate Contractor (AC)

Work Experience:

May 2009 – Present
Duties:

Rio Delta Engineering
Partner, Civil Engineer, RPLS, Project Manager

- Manages the day-to-day operations of the Edinburg office.
- Supervises the engineering and surveying staff and all engineering design and surveying services.
- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.
- Coordinates with City, County, and State agencies on behalf of client throughout the course of completing a project.

Summer 2008
Duties:

Texas Department of Transportation, Pharr, TX 78577
Engineering Technician Internship

- Assisted Civil Engineer in application of principles, methods, and techniques of civil engineering technology on the planning and construction of US 83 "Arroyo Roma" bridge, FM 650 "Los Negros Creek" bridge and Garcia St. relocation of utilities in the city of Roma, Texas.

Feb 2006 – Dec 2006

CRC Engineering, Inc., McAllen, TX 78504

Duties:

CADD Technician

- Designed and prepared detailed electronic (CAD) working plans for complex projects from observation, measurements, sketches, specifications, and standard layouts provided by customers, consultants, and/or departmental contacts.

Gilbert J. Guerra, P.E.
Senior Project Manager

Education:
Texas A&M University, College Station, TX, BS Agricultural Engineering, May 1985

Licensure & Certifications:
Licensed by the Texas Board of Professional Engineers, July 2002, P.E. #90156
Licensed by the Alabama Board of Professional Engineers, February 2008, P.E. #29229

Military Service:
United States Marine Corps, 1976-1982, Honorable Discharge, E-5

Work Experience:

Jul 2005 – Present — **Gilbert J. Guerra Engineering, LLC dba Rio Delta Engineering**

Duties: Owner, President, Civil Engineer, Project Manager

- Supervises the engineering and drafting staff and all engineering design.
- Coordinates with City, County, and State agencies on behalf of the client throughout the course of completing a project.
- Consultant for Rio Grande City (8yrs)
- Consultant for Union Water Supply Corporation (7yrs)

Feb 2004 – Jun 2005 — **Rio Delta Engineering & Surveying**

Duties: Vice President, Resident Engineer

- Supervised the engineering and drafting staff and all engineering design.
- Coordinated with City, County, and State agencies on behalf of the client throughout the course of completing a project.

Aug 1996 – Feb 2004: — **J.E. Saenz & Associates, Inc., Edinburg, TX**

Duties: Director of Engineering

- Supervised the engineering and drafting staff and all engineering design.
- Coordinated with City, County, and State agencies on behalf of the client throughout the course of completing a project.
- Provided construction management and supervision on City construction projects.
- Provided field engineering services for the City on projects undertaken by City utility and street paving crews.
- Provided engineering reports, certifications, design and permitting services to the City for City construction projects.

Julio A. Gonzalez, Graduate Engineer
Principal, Rio Delta Engineering

Education:

Texas A & M University Kingsville, BS Civil Engineering, December 2010

South Texas College, Associate of Mathematics and Science, May 2008

Work Experience:

July 2011 – Present
Duties:

Rio Delta Engineering
Graduate Engineer, Partner, Project Manager

- Manages day-to-day operations of the Rio Grande City office.
- Supervises the engineering and surveying staff and all engineering design and surveying services in the Rio Grande City office.
- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.
- Coordinates with City, County, and State agencies on behalf of client throughout the course of completing a project.

Jan 2005 – Dec 2008
Duties:

Construcciones en General, Camargo, Tamaulipas
Project Manager

- Supervised site work for paving as well as sewer build outs.
- Prepared bid proposal for project bidding.
- Managed budget and expenses.

Jun 2004 – Dec 2004
Duties:

COMAPA, Camargo, Tamaulipas
Technician

- Performed analysis of potable system and wrote reports on improvements.

Norberto Lopez, Surveyor-In-Training (S.I.T.)

Education:

University of Texas, Rio Grande Valley, BS Civil Engineering, May 2017

Work Experience:

March 2018 – Present
Duties:

Rio Delta Engineering
Graduate Engineer

- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management and inspection for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.

Edwin Pena, Graduate Engineer

Education:

University of Texas, Rio Grande Valley, BS Civil Engineering, May 2020

Work Experience:

January 2017 – Present
Duties:

Rio Delta Engineering
Graduate Engineer

- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project inspection for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.

5. ***References***

1. Mardoqueo Hinojosa, P.E., CFM, CPM
   City of Edinburg
   415 W. University Dr.
   Edinburg, Texas 78541
   (956) 388-8955

   Rio Delta Engineering serves as one of Consulting Engineers and Surveyors on rotation for the City of Edinburg. We provide on-call engineering and surveying services related to water distribution systems, sanitary sewer collection systems, and paving and drainage improvements. We attend all City meetings and provide reports to the Council as needed. We coordinate with staff on the day-to-day needs as they relate to our engineering and surveying services. We provide engineering design, surveying, and construction and contract management services for those projects that are bid out.

2. Eloy Vera, Jr.
   County Judge
   Starr County
   100 N. FM 3167
   Rio Grande City, TX 78582
   (956) 716-4800

   Rio Delta Engineering has provided engineering and surveying consulting services to Starr County for the past 17 years. We have designed, advertised, bid out, and provided construction and contract administration for paving projects, sanitary sewer collection systems projects, drainage projects, a solid waste transfer station, and subdivision review. Most of these projects were funded by Federal and State agencies. We have assisted the County Staff with funding applications, permit renewals and permit modifications for the Starr County Solid Waste Transfer Station.

3. Alberto Perez
   City Manager
   City of Mercedes
   400 S. Ohio Ave.
   Mercedes TX 78570
   (956) 565-3114

4. Robert Estrada, AIA
Former District Architect
Edinburg Consolidated Independent School District (ECISD)

Rio Delta Engineering has completed a multitude of paving projects for the ECISD. RDE was the project engineer for the 2008-2009 ECISD Bond Project. Our work consisted of first providing site feasibility studies for one middle school site and four elementary school sites. We then provided surveying services for property acquisition and platting services for four of the sites. RDE also provided site-civil and off-site utility and paving improvements for the four elementary schools. This work entailed widening roads in the County, widening streets in the City of Edinburg, rerouting a Hidalgo County Irrigation District No. 1 irrigation canal by taking it underground so as to provide an on-grade crossing of a newly opened County road. Throughout the project RDE provided coordination between the ECISD, Hidalgo County Pct. #4, the City of Edinburg, the City of McAllen, Hidalgo County Drainage District #1, and Hidalgo County Irrigation District #1 and the Santa Cruz Irrigation District at different times.

6. *Insurance and Certifications*

Insurance:

General Liability ($2,000,000.00)
Professional Liability ($2,000,000.00)
Umbrella/Excess Liability ($1,000,000.00)
Commercial Auto ($1,000,000.00)
Workers Compensation ($500,000.00)

HUB Certification:
We were initially approved as a HUB vendor on November 7, 2005.
(VID number 1830430819200/ File number 045319).
Our current approval expires September 2, 2025.

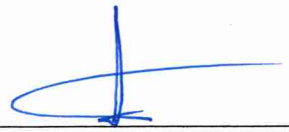
(Certificates are attached)

Pending Litigation:

Rio Delta Engineering is not currently under any type of legal litigation related to any professional services rendered by the firm.

7. ***Professional Services Agreement***

I have read the Professional Services Agreement and agree to meet the City's insurance requirements should Rio Delta Engineering be selected to provide engineering and/or surveying services to the City. If selected, Rio Delta Engineering will enter a professional services agreement with the City. As a Partner in Gilbert J. Guerra Engineering, LLC, dba Rio Delta Engineering, I am authorized to commit the firm to such an agreement.



Jose Ivan Garcia, Principal

7/16/24
Date

8. *Contact Information*

Jose Ivan Garcia, P.E., R.P.L.S.
Principal, Rio Delta Engineering

921 South 10th Avenue
Edinburg, TX 78539
Office (956) 380-5152
Fax (956) 380-5083
E-mail: ivan@riodeltaengineering.com

Julio Gonzalez
Principal, Rio Delta Engineering

921 South 10th Avenue
Edinburg, TX 78539
Office (956) 380-5152
Fax (956) 380-5083
E-mail: jgonzalez@riodeltaengineering.com

9. *Attachments*

PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: **6496**
Status: **REGISTERED**
Expires: **12/31/2024**

JOSE IVAN GARCIA

TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR

Signature

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1830430819200**
Approval Date: **September 27, 2021**
Scheduled Expiration Date: **September 27, 2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

GILBERT J. GUERRA ENGINEERING, LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **September 27, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

TEXAS BOARD OF PROFESSIONAL ENGINEERS

BE IT KNOWN THAT

Gilbert Jesus Guerra

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW

TEXAS BOARD OF PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

WE HAVE HEREUNTO SET OUR HANDS AND AFFIXED THE SEAL OF THE BOARD AT THE CITY OF AUSTIN, THIS 12TH DAY OF JULY, 2002.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER 90156

TEXAS BOARD OF PROFESSIONAL ENGINEERS

BE IT KNOWN THAT

Jose Ivan Garcia

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW

TEXAS BOARD OF PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

We have hereunto set our hands and affixed the seal of the Board at the City of Austin, this 4th day of December, 2013.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER 115662



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Gilbert J. Guerra Engineering, LLC
Rio Delta Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-7628

Expiration Date
1/31/2025



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Gilbert J. Guerra Engineering, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10194027

Expiration Date
12/31/2024

Statement of Qualifications for RFQ No. 2024-7 Land Surveying Services Rotation



Prepared for:

City of Edinburg

415 W. University Drive, Edinburg, Texas 78539

Prepared by:

ROW SURVEYING SERVICES, LLC.
900 S. STEWART RD. SUITE 13
MISSION, TEXAS 78572
TEL.: (956) 424-3335
FAX.: (956) 424-3132
TBPLS REG. FIRM# 10193886

Submittal Date: July 16, 2024

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7. **Contract Information 20**

July 16, 2024

City of Edinburg
Attn: Mr. Mardoqueo Hinojosa,
City Engineer
415 W. University Drive
Edinburg, Texas 78539

RE: RFQ No. 2024-7 Land Surveying Services Rotation

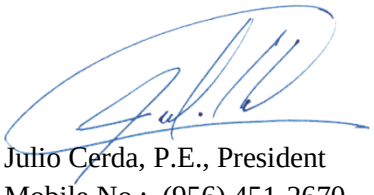
Dear Mr. Hinojosa:

R.O.W. Surveying Services, L.L.C. is pleased to present our qualifications and offer our Professional Land Surveying services in response to the City of Edinburg's Request for Statement of Qualifications for Land Surveying Services Rotation, RFQ No. 2024-7. **R.O.W. Surveying Services, L.L.C.** is a Rio Grande Valley Surveying firm, who has the experience, knowledge, and resources to provide a professional solution for the City of Edinburg's request for professional surveying services. As president of **R.O.W. Surveying Services, L.L.C.,** I have 26 plus years of experience in the public sector, where I have the awareness to work with yearly budgeted funding accountability. I have a Registered Professional Land Surveyor, Victor Trevino, on staff who has over 11 years in land surveying service experience. Our commitment to client service and excellent communication has allowed our company to maintain a constant client base throughout the Rio Grande Valley.

Our goal is to provide the City of Edinburg with surveying services in a timely manner within the appropriated project budget and resources provided. We can satisfy project requirements with our comprehensive team experience and our innovative approach to project design and delivery. The **R.O.W. Surveying Services, L.L.C.** program is structured to match the staffing needs to the project size. We are readily available to augment any surveying services. It is our mission to offer a strong pro-active Surveying firm that will successfully complete the upcoming surveying project. We appreciate the opportunity to submit this Statement of Qualifications.

We are eager and committed to provide professional services to the City of Edinburg with any Land Surveying Services needed for two (2) years. We thank you for the opportunity to provide you with our professional services. We did not receive any addendums or viewed any posted on the City of Edinburg's procurement portal. We acknowledge that this Statement of Qualifications has been prepared as per the requirements of the posted Request for Statement of Qualifications for Land Surveying Services Rotation, RFQ No. 2024-7.

Sincerely,



Julio Cerda, P.E., President
Mobile No.: (956) 451-2670
Email: julio@southtexasig.com

FIRM QUALIFICATIONS AND EXPERIENCE:

R.O.W. Surveying Services, L.L.C. (ROWSS) was incorporated on March 11, 2013. ROWSS has only one location at 900 S. Stewart Road, Suite #13, Hidalgo County, Mission, Texas 78572 where all services are provided to our clients. ROWSS offers a full range of custom surveying and mapping products to meet your project specifications. ROWSS combines its experience, qualifications, and resources to solve the most challenging problems to deliver the best value to our clients. ROWSS is dedicated to providing professional land surveying services to a diverse clientele, including government agencies, private land owners, real estate attorneys and agents, contractors and other design professionals throughout the Rio Grande Valley. Our primary goal is to provide surveying services in a timely manner within the appropriated project budget and resources provided. ROWSS has extensive experience in but not limited to:

- control surveys
- property acquisition plats
- preparing right-of-way maps
- design cross sections
- topographic surveys
- producing digital terrain models for engineering design
- horizontal and vertical control for aerial mapping
- construction and right-of-way staking
- miscellaneous surveys

Our staff includes professional land surveyors, survey technicians, CAD operators and administrative personnel. Each staff member brings a strong sense of teamwork along with excellent communication skills and proven expertise in the multifaceted field of land surveying. The ROWSS team has experience working on numerous projects throughout the Rio Grande Valley for the past 26 years. Our team members are also natives of Hidalgo County, making them very knowledgeable of the geographical area. We have worked in all terrain within Hidalgo, Cameron and Starr County. We have the resources and expertise to adapt to any environment. Hidalgo, Cameron, and Starr County are unique to the rest of Texas when it comes to the original establishment of Lot and Boundary lines. We have faced challenges in boundary reconstruction such as the 10th St. Road expansion project that cut through Las Alamedas Subdivision, performed control and design survey for the Mission Inlet Pilot channel from Conway to the Main Flood Way East of Jackson Road, and retraced Irrigation District Canal Right of Way in the City of Peñitas, Texas.



The ROWSS team currently has 90% availability to begin working on projects for the City of Edinburg immediately. ROWSS's Registered Professional Land Surveyor is always available for consultation or surveying services. Our Team has access to four (4) survey field crews that can easily be engaged to begin any given assignment and can commence work on simultaneous projects as required. We currently have four (4) computer Workstations with Bentley Powercivil Select Series 2 software to accommodate DGN or DWG format deliverables. ROWSS is structured to match the staffing needs to the project size. We are readily available to augment any surveying services. It is our mission to offer a strong pro-active Surveying firm that will successfully complete the upcoming surveying project.

Understanding of the Project:

R.O.W. Surveying Services, L.L.C. (ROWSS) understands that City of Edinburg is seeking to contract with a Licensed Professional Land Surveying Firm on an "as needed" basis with experience in, but not limited to, the following areas: topographic, boundary, platting preliminary, and all other necessary land surveying tasks, as specified by the City. The services may be requested by City on a project-to-project basis, which may require from one (1) day to several months to complete. As Surveyors, will be expected to perform the services in accordance with the Scope of Services and in accordance with the requirements of this solicitation and perform at a minimum the following tasks:

1. Boundary lines, giving length and bearing on each straight line; interior angles; radius, point of tangency, and length of curved lines. Set iron pin (monument at property corners where none exists); drive pin 18" into ground, mark with wood stake; state on drawing whether corners were found or set and describe each.
2. Legal description, including measurements in recorded deeds for comparison with observed.
3. Area in square feet if less than one acre, in acres (to 0.001 acre) if over one acre.
4. Identify, jurisdiction and width of adjoining street and highways, width and how paved. Identity of landmarks.
5. Plotted location of structures on the property and on adjacent property within 30 feet. Dimension perimeters in feet and inches to nearest ½. State character and number of stories. Dimension to property lines and other buildings. Vacant parcels shall be noted "Vacant".
6. Encroachments, including cornices, belt courses, etc., either way across property lines.
7. Fences and walls; describe. Identify party walls and locate with respect to property lines.
8. Recorded or otherwise known easements and right-of-way; state owner of right.
9. Possibilities of prescriptive right-of-way and nature of each.
10. Anticipated street widening.
11. Individual lot lines and lot and block numbers. Street numbers of buildings.
12. Sidewalks, curbs, gutters & drives on the block and extend to include the same across boundary streets.
13. Building line and setback requirements, if any.
14. Names of owners of adjacent property.
15. Reconciliation or explanation of any discrepancies between survey and recorded legal description.
16. Title searches and title reports.
17. Right-of-way acquisitions.

Topographical Survey Requirements:

1. All lines of levels shall be checked by separate check level lines or on previous turning points or benchmarks.
2. Traffic devices, signs, in connection with boundary streets.
3. Future plans of City, Utility Districts, and Municipal Utilities when such information is discovered in routine information gatherings.
4. Minimum of one permanent benchmark on site for each ten or less acres; description and elevation to nearest 0.01'.
5. Contours at 1 foot intervals; error shall not exceed one-half contour interval.
6. Spot elevations at each intersection of a 20 foot square grid covering the property and if possible 5 foot grid interval(s) beyond.
7. Spot elevations at street intersections and at 5 feet on center on curb, sidewalk, and edge of paving including far side of paving. If elevations vary from established grades, state established grades, state established grades also.
8. Plotted location of structures, man-made and natural features; floor elevations at each entrance of building on property.
9. Location, size, depth and pressure of water and gas mains, and other utilities serving or on the property, valves, meters.
10. Location of fire hydrants available to property and size of main serving each.
11. Location of electric and telephone services and characteristics of service available.
12. Location, size, depth and direction of flow of sanitary sewers, storm drains and culverts serving or on property; location of catch basins and manholes and inverts of pipe at each; same at or in boundary streets.
13. Name of operating authority of each utility.
14. Mean elevation of eater in any excavation, well or nearby body; flood level of streams.
15. Extent of watershed onto property. Probability of freshets overrunning the site.
16. Locations of test borings if ascertainable and elevation of top of holes.
17. Trees of 3" and over (Caliper 3' above ground) locate within 1' tolerance and give species.
18. Perimeter outline only of thickly wooded areas unless otherwise directed.
19. Location, size, elevation of elevated: piping insulated piping, conduit, pipe racks and supports; except that above building roofs.
20. Show dimensions and bearings of property boundaries, and plot all locatable title exceptions and easements on the survey map.
21. Show existence or non-existence of any encroachments and right-of-way.
22. The written legal description of the property and exhibit(s) for recording purpose.

23. Provide an area measurement within boundary lines.
24. Easements – all utility, city and private easements shall be shown and labeled.
25. Legal description and exhibit(s) for any easements where required.
26. Setbacks – building and parking setbacks shall be shown and noted for each property or zoning areas.
27. All above grade utilities, including but not limited to overhead electrical, telephone, cable, street lighting, and other electrical and communications equipment; location and rim elevations of sanitary and storm sewer structures, water main valves, and hydrants; gas valves and all other above grade utility equipment.
28. All underground utilities, including but not limited to storm, sanitary, water, gas, telephone, electrical, and cable. Rim elevation, bottom of manhole, and all in and out inverts of utilities shall be noted. Note: If any of these utilities do not exist within or directly adjacent to the survey area, Surveyor shall locate the nearest available service connection which can be used for future service to site.
29. Provide on the survey a list of names, addresses, and phone numbers of all applicable utility companies.
30. Trees, shrubs, and planting areas: all trees 2" caliper and larger shall be labeled with caliper and species. All tree canopies shall be accurately shown.
31. All trees 6" caliper and larger shall be labeled with caliper and species. All tree canopies shall be accurately shown and areas of woods or shrubs accurately delineated.
32. Zoning of the property and all adjacent properties within 100' of the surveyed area.
33. Provide planning and zoning overlays.
34. Currently flood plain information including FEMA Regulatory 100-year and 500-year floodplain boundaries, notation of record flood event elevation (2008 flood), 100-year flood elevation and other DNR protested area boundaries.
35. All measurement tolerances provided on such surveys must be within readings for urban survey as specified on accuracy standards for alta/acsm land title surveys.
36. When a significant discrepancy with the record maps and documents are found, or if monuments are set or if otherwise required by law, surveyor shall provide a "record of survey map" compliant with City and State standards.
37. Elevation certificate for flood insurance purpose (FEMA) coordination & documentation associated with phase I and phase II real estate.
38. All firms may not be capable of providing the above noted services. If your firm is capable and willing to provide any of the above services, a complete description of the nature of the service the firm is qualified to provide must be provided in your qualifications.
39. All other topographic surveying as assigned.

Recent Experience:

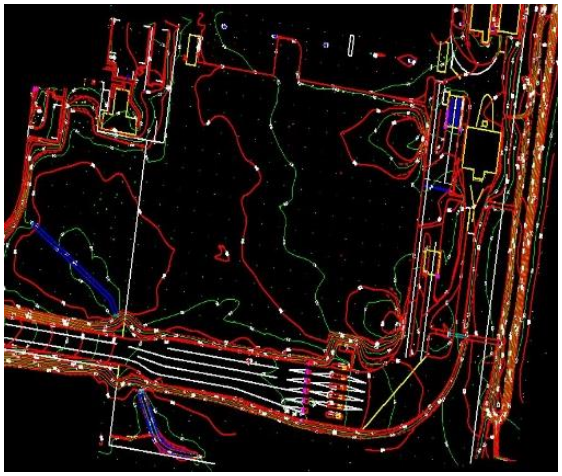


Procedures and formats indicated in the RFQ will be respected and followed. It is with understanding that we are to provide services, but not limited to the items outlined in the "Scope of Work" identified in RFQ. Standards and procedures outlined will be followed with respect to local, state, federal, and professional board rules and guidelines. ROWSS has the management experience and technical expertise to follow through with all minimum requirements of services stated. A brief Boundary/Topographic survey project outline is provided in the following paragraphs.

Coordination with the City of Edinburg and its representatives will be the first step to identify and review the project scope of services. A thorough understanding is important before onsite surveying can begin. ROWSS will ask for any resources the City of Edinburg may have that will be beneficial to the Surveyor. Coordination with onsite utility companies and municipalities will be made to mark and identify underground drainage, sewer, water, gas, telephone, and any other utility servicing project site. Project examples are as follows:

La Joya Outfall South Basin (US 83 to Military Road)

Contact Person: Reza Badiozzamani, P.E., L & G Engineering, 900 S. Stewart Road, Suite #6, Mission, Texas 78572, Telephone No.: (956) 585-1909, Survey Contract Amount: $58,851.00. The following are steps ROWSS has taken in a design survey for the La Joya Outfall South Basin. Final deliverables included establishing Horizontal and Vertical control from US 83, South to Military Road and topographic engineering design deliverables for new drainage outfall construction. Horizontal and Vertical control tied to the TxDOT La Joya Relief Route Project. Once project scope and limits delineated by Engineering consultants and approved by Hidalgo County, field crews began to establish a control network using the latest Leica Global Positioning Systems and Robotic Instruments. Our field crews and staff are professionally trained in Real Time Kinematic and Static survey procedures utilizing the latest Leica Global Positioning System (GPS) technologies.



GPS data will be processed with Leica Infinity and Geo Office software to adjust and check for any blunders or bad positions in the collected data. A Leica DNA digital level utilized to run a project bench loop establishing vertical values on project control. Once the Horizontal and Vertical Network has been completed boundary monuments recovered and tied to project control.

Field crews then begin the topographic survey identified by scope, measuring all physical improvements, significant trees, utilities, and drainage features. Field work processed daily for quality assurance and quality control.

Once existing boundary lines established and topographic survey completed, office staff begin production of final design deliverables. Digital and hard copy files delivered to the Hidalgo County engineering sub consultant per requested format. Key personnel on project: Julio Cerda (Project Manager/Client Contact), Kurt Schumacher (former R.P.L.S./Manager), Victor Trevino (Survey Technician), Jason Luna (CAD Technician), Daniel Marquez and Arturo Reyna (Survey Crew Chiefs).

Hidalgo County Regional Linear Park Project

Contact Person: David Saenz, P.E., L & G Engineering, 900 S. Stewart Road, Suite #6, Mission, Texas 78572, Telephone No.: (956) 585-7117, Survey Contract Amount: $154,51.00. ROWSS is contracted for Right of Way mapping and parcel acquisition descriptions for the Hidalgo County Regional Linear Park Project. Project limits run from San Antonio Avenue (San Juan) to Moore Road (Pharr). Project scope to produce a Right of Way map and metes and bounds descriptions for approximately 33 parcels along existing Hidalgo County Drainage District Right of Way easement. A brief project approach for this and other right of way surveys with parcel acquisition as follows:

Abstract research is the first step in the mapping process. All recorded information, such as utility maps, subdivision plats, and deed records researched at the Hidalgo County Clerk. A request will be made to Irrigation and Drainage Districts for information within project limits. Appraisal district information utilized to identify current ownership. Survey Technicians, under direction from the RPLS, begin to develop a preliminary project base map identifying all ownership and easements along project route. When base map completed, field crews begin recovering and locating boundary monuments.

Once the field survey has been completed, the RPLS analyzes and prepares a boundary resolution to establish existing and proposed right of way lines. CAD technicians then begin detailing base map for right of way sheets for parcel exhibits needed for acquisition. When project base map identifying all parcels and utilities in conflict completed, a preliminary submittal is sent to Hidalgo County and/or their representatives for review. When preliminary map redlines are returned, preparation for final deliverables can begin. Deliverables will be delivered to Hidalgo County and/or their representatives. Proposed right of way monuments will be set.

Once the map has been approved by Hidalgo County, parcel descriptions and sketches will begin. Sketches and descriptions will check for closure error and grammatical errors. Once QA/QC has been completed, signed and sealed Parcel sketches and legal descriptions will be delivered. Key personnel on project: Julio Cerda (Project Manager/Client Contact), Kurt Schumacher (former R.P.L.S./Manager), Victor Trevino (Survey Technician), Jason Luna (CAD Technician), Daniel Marquez and Arturo Reyna (Survey Crew Chiefs).

10th Street Expansion Project (2015)

Contact Person: Robert Macheska, P.E.; L & G Engineering, 900 S. Stewart Road, Suite 10, Mission, Texas 78572, Telephone No.: (956) 585-1909, Survey Contract Amount: $130,000.00. ROWSS contracted for Right of Way mapping, parcel surveys, metes and bounds descriptions, and title reports for the 10th Street Expansion Project. Project limits run from State Highway 107 to Monte Cristo Road (FM 1925). Project scope to produce a Right of Way map and metes and bounds descriptions for approximately 63 parcels along 10th Street Expansion Right of Way easement. The project was finalized in February, 2015. A brief project approach for this and other right of way surveys with parcel acquisition as follows:

Abstract research is the first step in the mapping process. All recorded information, such as utility maps, subdivision plats, and deed records researched at the Hidalgo County Clerk. A request will be made to Irrigation and Drainage District for information within project limits. Appraisal district information utilized to identify current ownership. Survey Technicians, under direction from the RPLS, begin to develop a preliminary project basemap identifying all ownership and easements along project route. When base map completed, field crews begin recovering and locating boundary monuments.

Once the field survey has been completed, the RPLS analyzes and prepares a boundary resolution to establish existing and proposed right of way lines. CAD technicians then begin detailing basemap for right of way sheets for parcel exhibits needed for acquisition. When project basemap identifying all parcels and utilities in conflict completed, a preliminary is sent to Hidalgo County and/or their representatives for review. When preliminary map redlines are returned, preparation for final deliverables can begin. Deliverables will be delivered to Hidalgo County and/or their representatives. Proposed right of way monuments will be set.

Once the map has been approved by Hidalgo County, parcel descriptions and sketches will begin. Sketches and descriptions are checked for closure error and grammatical errors. Once QA/QC has been completed, signed and sealed Parcel sketches and legal descriptions will be delivered. Key personnel on project: Julio Cerda (Project Manager/Client Contact), Kurt Schumacher (former R.P.L.S./Manager), Victor Trevino (Survey Technician), and Arturo Reyna (Survey Crew Chief).

Ware Road for the State of Texas (2014/2015)

Contact Person: Velma Garcia, Project Manager, L & G Engineering, 2100 W. Expressway 83, Mercedes, Texas 78570, Telephone No.: (956) 565-9813, Survey Contract Amount: $192,000.00. Responsible for right-of-way retracement of approximately 2.4 miles of highway. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with over 25 new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROW deliverables. Supervised technical drawings for delivery to TxDOT. Key personnel on project: Julio Cerda (Project Manager/Client Contact), Kurt Schumacher (former R.P.L.S./Manager), Victor Trevino (Survey Technician), and Arturo Reyna (Survey Crew Chief).

Highland Sewer Redirect Phase II for S.J. Louis Construction of Texas, Ltd.(2015)

Contact Person: Robert "Derrick" Gage, Project Manager, S. J. Louis Construction of Texas, LTD., 10515 Gulfdale Street, Suite #111, San Antonio, Texas 78216, Telephone No.: (210) 340-9998, Survey Contract Amount: $24,166.96. Responsible for providing Submerged Utility locations to include sketches, X, Y, Z locations, and utility descriptions at areas indicated per exhibit. PVC pipe were left in place to mark exposed area. Provided centerline construction staking at 100 foot intervals and at all bends/P.I.'s of proposed sewer alignments for Phase II. Contract Owner of Project is the McAllen Public Utility. Key personnel on project: Julio Cerda (Project Manager/Client Contact), Kurt Schumacher (former R.P.L.S./Manager), and Victor Trevino (Survey Technician).

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE:

Julio Cerda, P.E. (Project Manager)

Mr. Cerda is the Principal in charge and primary contact for R.O.W. Surveying Services, L.L.C. He provides a broad spectrum of experience in managing staff and communicating with clients. He also serves as the Quality Assurance and Quality Control Manager.

Victor Trevino, P.E., R.P.L.S. (Project Engineer & Land Surveyor)

Mr. Trevino is the Registered Professional Land Surveyor and Survey Manager for R.O.W. Surveying Services, L.L.C. Responsibilities include client communication, managing field and office staff, proposal writing, and QA/QC. He is proficient with Microstation CAD software. He is responsible for directing and supervising CAD technicians and processing field data daily.

Jonathan D. Garcia, Graduate Engineer (Survey Technician)

Jonathan is a survey technician. He is proficient with Microstation CAD software. He also assists with directing and supervising CAD technicians and processing field data daily.

Bryan G. Guzman, Graduate Engineer (Survey Technician)

Bryan is a survey technician. He is proficient with Microstation CAD software. He also assists with directing and supervising CAD technicians and processing field data daily.

Gerardo Valdez, Graduate Engineer (Survey Technician)

Gerardo is a survey technician. He is proficient with Microstation CAD software. He also assists with directing and supervising CAD technicians and processing field data daily.

Omar Tijerina, Graduate Engineer (Survey Technician)

Omar is a survey technician. He is proficient with Microstation CAD software. He also assists with directing and supervising CAD technicians and processing field data daily.

Richard Gonzalez, Survey Crew Chief

Richard supervises the field crew perform boundary, construction, and topographic surveys. He performs field calculations and field reports with over seven (7) years of experience.

Julio C. Cerda, P.E.
Project Manager

EDUCATION

Bachelor of Science – Civil Engineering, Texas A&M University – Kingsville (1998)

REGISTRATION

Professional Engineer – State of Texas; No. 90524

AFFILIATIONS

American Society of Civil Engineers (ASCE)

YEARS OF EXPERIENCE

Civil Engineering Design Public Works (26+ years)

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Mr. Cerda has over 26+ years of experience in the design and management of various public improvement projects. For the past eight years Julio served as City Manager for the City of Mission overseeing the operations of the City Engineer and Public Works Director. He has previously worked as a City Engineer for the City of Mission and previous to that for the City of Harlingen. In between working for these cities, he worked as the Asst. Cameron County Engineer overseeing several drainage and roadway projects. Previous to all, he worked for the Texas Department of Transportation as a design engineer. With positions of head of departments in all of these entities provided him with excellent hands-on experience with government projects. Julio has been able to take his work experience and utilize it to provide effective engineering services. Furthermore, Julio has worked extensively on the detailed design and development of numerous roadway and drainage projects. He has designed and developed roadway geometrics, traffic control plans, Storm Water Pollution Prevention Plans (SW3P), signing and pavement marking layouts, culvert and storm sewers, general notes, estimates and specifications and coordinated adjustments of conflicting utilities. Julio is also very familiar with Texas Department of Transportation, Federal Highway Administration, Hidalgo County and AASHTO regulations and design criteria. Julio also has extensive experience coordinating with utilities and local irrigation and drainage districts in Hidalgo County.

PROJECTS:

Inspiration Rd/Military Pkway: This Project consist of field surveys for engineering from US 83 to Military Pkway. Responsible for right-of-way retracement of approximately 4.46 miles of highway. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Mr. Cerda implemented QA/QC.

Mile 10 Road (Mile 6 to SH 1015): This Project consist of field surveys for engineering from Mile 6 to SH 1015. Responsible for right-of-way retracement. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Mr. Cerda implemented QA/QC.

Mile 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station. **Project Scope:** STIG (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Duties included establishing benchmark identifications and tie into approved USGSSSS, FEMA or County Benchmark data; obtain data of existing drainage facilities and/or structures, including size, type, and flowline (upstream & downstream) elevations of structures; obtain profiles of intersecting roadways that cross existing and proposed channels; obtain data for all existing or proposed utilities that may affect the project, including but not limited to water lines, sewer lines, gal lines, telephone lines, cable lines, etc.; obtain flood plain and cross-section (along with appropriate overbank data), and establish reach lengths, as required; primary project control points (horizontal and vertical control points) and secondary control points; and coordinate with various agencies; data collection. Mr. Cerda implemented QA/QC.

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VICTOR TREVINO, P.E., R.P.L.S.

EDUCATION

Bachelor of Science-Civil Engineering, 2012
Instituto Tecnológico de Estudios Superiores, Monterrey, N.L., México

REGISTRATION

Professional Engineer – State of Texas; No. 128195
Civil Engineering Design Public Works SIT/TXT11043/2020
Registered Professional Land Surveyor No. 6968
State of Texas

YEARS OF EXPERIENCE

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11 years

Mr. Treviño provides field and office surveying expertise, performs surveys, supervises crews, and coordinates operations with land developers and governmental agencies. He has experience in vertical and horizontal control, topography, cross sections, photogrammetric ground control, boundary surveys and construction layout. Mr. Treviño has over ten (11) years of professional surveying experience and management, design, street and utilities and land development projects. His experience includes developing construction plans for approval by the engineer, platting and permitting and managing construction projects. Mr. Treviño has worked as a project designer in new subdivisions for developers, calculating storm water detention and pipe sizes, designing water distribution, wastewater collection systems, street and roadway development, cost estimates, and cost-efficient recommendations.

PROJECTS:

Inspiration Rd/Military Pkway: This Project consist of field surveys for engineering from US 83 to Military Pkway. Responsible for right-of-way retracement of approximately 4.46 miles of highway. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project.

Mile 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station. **Project Scope:** STIG (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project. Duties included establishing benchmark identifications and tie into approved USGSSSS, FEMA or County Benchmark data; obtain data of existing drainage facilities and/or structures, including size, type, and flowline (upstream & downstream) elevations of structures; obtain profiles of intersecting roadways that cross existing and proposed channels; obtain data for all existing or proposed utilities that may affect the project, including but not limited to water lines, sewer lines, gal lines, telephone lines, cable lines, etc.; obtain flood plain and cross-section (along with appropriate overbank data), and establish reach lengths, as required; primary project control points (horizontal and vertical control points) and secondary control points; and coordinate with various agencies; data collection.

Bus 281 - SH 107 Roadway & Drainage Improvements: (ROW) This Project consist of field surveys for engineering from Courthouse Square to HWY 281/ Existing Outfall to Raul Longoria. Responsible for right-of-way retracement of approximately +/- 1.5 miles roadway / 1.1 Miles Existing Outfall. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project.

Mile 10 Road (Mile 6 to SH 1015): (ROW) This Project consist of field surveys for engineering from Mile 6 to SH 1015. Responsible for right-of-way retracement. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project.

Jonathan D. Garcia, Graduate Engineer
(Survey Technician)

EDUCATION

University of Texas Rio Grande Valley – Edinburg, TX

Bachelor of Science in Civil Engineering
Graduation Year 2016

YEARS OF EXPERIENCE

7+ Years

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Qualifications:

Mr. Garcia has 7+ years of experience as a Graduate Engineer in the civil infrastructure area in project that vary from residential & commercial developments to roadways & utilities locate. Mr. Garcia is knowledgeable in all aspects of surveying including CADD software design, preparing legal descriptions, problem-solving, and research.

Project Experience:

Mayfair Residential Subdivision, Mission Texas. Assist Professional Engineer in the development of an 83 Lots Residential Subdivision located in the City of Mission, Texas. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Mission design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

Carrizales Residential Subdivision, Mission Texas. Assist Professional Engineer in the development of an 48 Lots Residential Subdivision located in the City of Mission, Texas, ETJ. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Mission design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

Palo Alto Residence Phase 1 & 2 Residential Subdivision, Brownsville Texas. Assist Professional Engineer in the development of an 124 Lots Residential Subdivision located in the City of Brownsville, Texas. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Brownsville design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

FM 1925 Road (10th Street to McColl Road) San Benito, Texas. Survey Technician responsible for deed research, abstract maps, sketch 38 parcels plats, parent tract, metes and bounds descriptions & closure report.

US 77 83 South Parallel Corridor (FM 2520-FM 1577), San Benito, Texas. Survey Technician responsible for deed research, abstract maps, sketch 45 parcels plats, parent tract, metes and bounds descriptions & closure report.

Taylor Rd Water and Sewer Adjustments, McAllen, Texas. Assist in the relocation of Water & Sewer Utilities. Duties involved vary from locate Utility companies for information of the existing utilities, collect & process topographic information, mapping of the existing conditions, design the proposed improvements, sketch the construction sheets and calculate the estimate the construction cost.

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Bryan G, Guzman Hdz, Graduate Engineer
(Survey Technician)

EDUCATION

Facultad de Ingenieria Civil, UANL – San Nicolas De Los Garza, Nuevo Leon.

Graduation Year 2017

Master in Environmental Engineering, Facultad de Ingenieria Civil, San Nicolas De Los Garza, Nuevo Leon
Master's Student 2019-2021

YEARS OF EXPERIENCE

9+ Years

Qualifications:

Mr. Guzman has over 9+ years of experience as a Graduate Engineer with a background in the design and development of pluvial systems, sanitary systems, storm analysis, and hydraulic works, He also has knowledge in the design of water treatment plants, solid waste disposal and environmental impact studies. Mr. Guzman has knowledge of specialized hydraulic design software such as: Microstation, Geopak, AutoCAD, Civil3d, Flowmaster, HEC-RAS and HEC-HMS.

Project Experience:

Alberto Road, Edinburg, Texas.
Assist Professional Engineer in designing the pavement levels, the sanitary system, the pluvial system and the water supply system, as well as the development of the required detention pond volume. My activities consisted of the development of construction plans, profiles, and information about the lot to be subdivided, information on the parameters required by the City of Edinburg.

Taylor Road, McAllen, Texas.
Assist Professional Engineer in designing the pavement levels, the sanitary system, the pluvial system and the water supply system, as well as the development of the required detention pond volume. My activities consisted of the development of construction plans, profiles, and information about the lot to be subdivided, information on the parameters required by the City of McAllen.

Project 22, Weslaco, Texas.
Assist Professional Engineer in designing the pavement levels, the sanitary system, the pluvial system and the water supply system, as well as the development of the required detention pond volume. My activities consisted of the development of construction plans, profiles, and information about the lot to be subdivided, information on the parameters required by the City of Weslaco.

The woods at Los Fresnos Subdivision, Los Fresnos, Texas.
Assist Professional Engineer in designing the pavement levels, the sanitary system, the pluvial system and the water supply system, as well as the development of the required detention pond volume. My activities consisted of the development of construction plans, profiles, and information about the lot to be subdivided, information on the parameters required by the city of Los Fresnos.

Garden Oaks Subdivision, Los Fresnos, Texas.
Assist Professional Engineer in designing the pavement levels, the sanitary system, the pluvial system and the water supply system, as well as the development of the required detention pond volume. My activities consisted of the development of construction plans, profiles, and information about the lot to be subdivided, information on the parameters required by the city of Brownsville, quantities of work and the estimate of the final cost of the work.

Elm Drainage, Mission, Texas.
Assist Professional Engineer in identifying the existing pluvial structure and its hydraulic analysis located on Stewart Rd within the jurisdiction of Mission Texas, the pluvial infrastructure proposal was developed. Helped in the compilation of topographic survey information with the identification of manholes, conflicts with the existing sanitary system, guidelines established by the city of Mission, TX.

Gerardo Valdez

Graduate Engineer – Entry Level Survey Technician

EDUCATION

Bachelor of Science

Facultad de Ingeniería Mecánica y Eléctrica, UANL – San Nicolas De Los Garza, Nuevo Leon.

Graduation Year 2020

Ingeniero Mecánico Administrador

YEARS OF EXPERIENCE

---

1 Year

ROW SURVEYING SERVICES, LLC.
900 S. STEWART RD. SUITE 13
MISSION, TEXAS 78572
TEL.: (956) 424-3335
FAX.: (956) 424-3132
TBPLS REG. FIRM# 10193886

Qualifications:

Mr. Valdez has 1 year of experience as a Survey Technician with a diverse background in research and data analysis in a variety of environments. Mr. Valdez is knowledgeable in most aspects of surveying including CADD software design, preparing legal descriptions, problem-solving, and research.

Project Experience:

Mile 10 Road, Edinburg TX

Survey Technician responsible for processing topography on a CAD software (Bentley PowerSurvey V8i) and creating a terrain file (triangular irregular network) for analysis.

Inspiration Rd – Military Parkway Loop, Mission Tx

Survey Technician responsible for processing topography on a CAD software (Bentley PowerSurvey V8i) and creating a terrain file (triangular irregular network) for analysis.

Residential Subdivisions Construction Staking: Vida, Las Comadres 10 & 11, and Maluz.

Instrument Man responsible for setting benchmarks, collecting topographic information of exiting conditions, setting hubs to determine elevation of the natural ground via bench loop, setting lath to predetermine location of water services, setting 5/8” iron rods for property corners.

Omar Tijerina
CADD Technician

ROW SURVEYING SERVICES, LLC.
900 S. STEWART RD. SUITE 13
MISSION, TEXAS 78572
TEL.: (956) 424-3335
FAX.: (956) 424-3132
TBPLS REG. FIRM# 10193886

EDUCATION

Universidad Tamaulipeca – Reynosa, Tamaulipas, México

Bachelor of Science

LICENCIATURA COMO INGENIERO PETROLERO

Graduation Year 2016

YEARS OF EXPERIENCE

---

1 Year

Qualifications:

Mr. Tijerina has over 1 year of experience as a Survey Technician with a diverse background in research, design, layout, and development in a variety of environments. Mr. Tijerina is knowledgeable in all aspects of surveying including CADD software design, preparing legal descriptions, problem-solving, and research.

Project Experience:

Mile 10 Road, Edinburg TX
Survey Technician responsible for processing topography on a CAD software (Bentley PowerSurvey V8i) and creating a terrain file (triangular irregular network) for analysis.

Stewart Rd Drainage Improvement, Mission Tx
Survey Technician responsible for processing topography on a CAD software (Bentley PowerSurvey V8i) and creating a terrain file (triangular irregular network) for analysis.

FM 494 (Shary Rd.) From SH 107 to 5 Mile line Road, Hidalgo County, TX: CAD Technician. Survey Technician responsible for deed research, abstract maps, preliminary engineering, and boundary surveys for a 2.39-mile of highway. Cross sections for preliminary design and boundary surveys for future right-of-way acquisition, including the preparation of right-of-way maps, legal descriptions and parcel sketches.

Inspiration Rd – Military Parkway Loop, Mission Tx
Survey Technician responsible for processing topography on a CAD software (Bentley PowerSurvey V8i) and creating a terrain file (triangular irregular network) for analysis.

Taylor Rd. Phase I From US83 to Brentwood Dr City of McAllen, Hidalgo County TX: CAD Technician. Survey Technician responsible for deed research, abstract maps, preliminary engineering, and boundary surveys for a 1.21-mile of highway. Cross sections for preliminary design and boundary surveys for future right-of-way acquisition, including the preparation of right-of-way maps, legal descriptions and parcel sketches.

Taylor Rd. Phase II From Brentwood Dr. to Mile 2 North, City of McAllen, Hidalgo County TX: CAD Technician. Survey Technician responsible for deed research, abstract maps, preliminary engineering, and boundary surveys for a 1.87-mile of highway. Cross sections for preliminary design and boundary surveys for future right-of-way acquisition, including the preparation of right-of-way maps, legal descriptions and parcel sketches.

Richard Gonzalez
Survey Crew Chief

ROW SURVEYING SERVICES, LLC.
900 S. STEWART RD. SUITE 13
MISSION, TEXAS 78572
TEL.: (956) 424-3335
FAX.: (956) 424-3132
TBPLS REG. FIRM# 10193886

EDUCATION

Data Processing Specialist

YEARS OF EXPERIENCE

---

7 Years

Mr. Gonzalez is proficient in the various techniques, methods, programs and instruments needed to determine angles and distances between points.

Skills:

- Boundary
- Topo
- Construction Staking
- Improvement Survey
- Certificate Elevation

Data Collectors:

- SDR31
- SDR33
- TRIMBLE
- LEICA

GPS:

- SOKKIE
- TRIMBLE
- LEICA

Experience:

2022: Mild-Valley Airport Drainage (Weslaco, TX)- Party Chief

2021-2022: South Lateral Drian (Mercedes, TX)- Party Chief

2021-2022: Alberta Rd (Edinburg, Tx) – Party Chief

2021-2022: Anaquitas Drain Ditch (Mercedes, Tx)– Party Chief

2021-2022: Inspiration Rd – Military Parkway Loop (Mission, TX) – Party Chief

2020-2021: FM 1015 Project -from Mile 12 to SH 107 (Weslaco, TX) – Party Chief

2020-2021: FM 88 -from FM 1925 to SH 107 (Weslaco, TX) – Party Chief

REFERENCES:

Eduardo Mendoza (City of McAllen) Phone: (956) 681-1150
311 N. 15th Street, McAllen, Texas 78501

Oscar Garza (KCI Technologies, Inc.) Phone: (956) 271-6696
2610 N. Shary Rd., Mission, Texas 78572

Roberto Salinas (Agua SUD) Phone: (956) 585-2459
3120 N. Abram Rd., Palmview, Texas 78572

Manuel Chapa (Pena Chapa Development Inc.) Phone: (956) 581-3918
Abram-Perezville, Texas 78572

City of Edinburg Past Projects:

Alberta Road Expansion Phase I & II: Services provided for this project included a Topography survey, with survey exhibits including Right-of-Way map.

- Victor Trevino, P.E., R.P.L.S., was the Survey Manager overseeing the project and finalized deliverable survey exhibits.
- Daniel Garcia, Survey Technician, directed the field survey crew on data required to complete the survey and processed the field data with Microstation CAD software.
- Daniel Marquez, Survey Crew Chief, supervised the field crew and performed the boundary survey.
- Arturo Reyna, Survey Crew Chief, supervised the field crew and assisted with survey.

McIntyre Street/Missouri Pacific Railroad Pedestrian Crossing: Services provided for this project included setting Horizontal/Vertical Control, Design Survey locating all improvements (structures, utilities, flow lines), and provided survey files for engineering design.

- Victor Trevino, P.E., R.P.L.S., was the Survey Manager overseeing the project and finalized deliverable survey exhibits.
- Daniel Garcia, Survey Technician, directed the field survey crew on data required to complete the survey and processed the field data with Microstation CAD software.
- Daniel Marquez, Survey Crew Chief, supervised the field crew and collected survey data.
- Arturo Reyna, Survey Crew Chief, supervised the field crew and assisted with survey.

Hidalgo County Courthouse: Services provided for this project included survey at courthouse square and along SH 107 going West for drainage improvements.

- Victor Trevino, P.E., R.P.L.S, was the Survey Manager overseeing the project and signed and sealed the final deliverable survey exhibits.
- Daniel Garcia, Survey Technician, directed the field survey crew on data required to complete the survey and processed the field data with Microstation CAD software.
- Daniel Marquez, Survey Crew Chief, supervised the field crew and collected survey data.
- Arturo Reyna, Survey Crew Chief, supervised the field crew and assisted with survey.

INSURANCE:

ROWSS insurances are handled by Mr. Andrew Gonzalez of 5G Insurance Agency, located at 3102 E Bus Hwy 83, Ste A, Weslaco, Texas 78596, and the office number is (956) 969-1552. We have the following policies and coverage limits:

Type of Insurance	Limits	Insurer
Commercial General Liability	$1,000,000.00	The Hartford
Damage to Rented Premises	$1,000,000.00	
Medical Expense	$10,000.00	
Personal & ADV Injury	$1,000,000.00	
General Aggregate	$2,000,000.00	
Products-Comp/OP AGG	$2,000,000.00	
Automobile Liability	$1,000,000.00	The Hartford
Umbrella Liability	$1,000,000.00	The Hartford
Workers Compensation		
& Employers' Liability	$1,000,000.00	The Hartford
E.L. Each Accident	$1,000,000.00	
E.L. Disease-Each Employee	$1,000,000.00	
E.L. Disease-Policy Limit	$1,000,000.00	
Professional Liability	$1,000,000.00	Hiscox, Inc.
Per Claim	$1,000,000.00	
General Aggregate $1,000,000.00		

Insurance Claims:

"R.O.W. Surveying Services, L.L.C. has been in business for seven (11) years and has only had one (1) automobile insurance claim and no other types of claims. The accident occurred on June 17, 2015 and was settled out of court."

Signature: _____ Date: 07/16/2024

Julio C. Cerda, P.E./President

PROFESSIONAL SERVICES AGREEMENT STATEMENT:

I, Julio Cerda, have read the Professional Services Agreement, will provide the prerequisite insurance requirements and if selected agree to the Professional Services Agreement terms.

Signature: _____ Date: 07/16/2024

Julio C. Cerda, P.E./President

CONTACT INFORMATION & ADDITIONAL INFORMATION:

Firm Name and Address:

R.O.W. Surveying Services, L.L.C.
900 S. Stewart Road, Suite 13
Mission, Texas 78572

Tel Number: (956) 424-3335
Fax Number: (956) 424-3132

Primary Contact: Julio Cerda, P.E., President
Mobile Number: (956) 451-2670
Email Address: julio@southtexasig.com

Second Contact: Victor Trevino, P.E, R.P.L.S.
Mobile Number: (956) 560-3415
Email Address: victor@southtexasig.com

Qualifications: History of Surveying Certification from the State of Texas

ROWSS has been certified by the State of Texas since March, 2013.



Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R. O. W. SURVEYING SERVICES, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10193886

Expiration Date
12/31/2024

S2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796



REQUEST FOR QUALIFICATIONS

POOL OF PROFESSIONAL SURVEYING

FOR

City of Edinburg

RFQ No.: #2024-7

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17 CERTIFICATIONS



July 16, 2024

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, Tx 78539
mhinojosa@cityofedinburg.com

Re: **Request for Qualifications – "Professional Services Pools - Surveying" RFQ No.: #2024-7**

To Whom it May Concern:

We are delighted with the opportunity to present our firm's statement of qualifications and proposal to provide our services to City of Edinburg.

S2 Engineering, PLLC is a civil engineering consulting firm established in 2021 based out of the Lower Rio Grande Valley in Mission, Texas. S2 Engineering's President/Senior Project Manager, Jose Noe Saldivar, P.E., C.F.M., has more than 24 years of progressive experience in transportation and drainage planning design. Mr. Saldivar is familiar with the regional characteristics of the Rio Grande Valley and the existing drainage infrastructure.

Our firm provides services for the design and construction of the following areas: hydraulic modeling and design, roadway infrastructure, site planning and land development, stormwater drainage design, land surveying and construction management. S2 Engineering has assembled a team of qualified personnel with the necessary knowledge and experience in the areas listed above. Our firm is positioned to meet the needs of any project from inception to completion. Our current workload permits us to confidently provide projects that meet specific requirements while being cost effective and maintaining quality.
Enclosed is information about our team's qualifications and past completed projects that shows our commitment to our clients, projects, and communities served.

Should there be any questions, contact Mr. Saldivar, President, by phone at (956) 403-9787 or email at s2engineering.ns@gmail.com. Thank you for the opportunity to participate in the Request for Qualifications.

Sincerely,
Jose Noe Saldivar, PE, CFM, President
S2 Engineering, PLLC
2020 E Griffin Pkwy
Mission, TX 78574
P: (956) 403-9787

PROFILE OF

ENGINEERING & LAND SURVEYING SERVICES

S 2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796



Providing civil engineering & land surveying services as it relates to a wide variety of project developments.

S2 Engineering, PLLC, has an office located at 2424 Mimosa, Mission, Texas 78574. We are licensed by the Texas Board of Professional Engineers and Land Surveyors Firm No. 22858 TBLS 101194796. S2 Engineering provides civil engineering services as it relates to a wide variety of project developments. Our firm can provide complete services from the initial data acquisition to preparation of plans, specifications, and estimates (PS&E). We have maintained excellent professional relationships with the Hidalgo County Drainage District No. 1, Hidalgo County Precinct 1, Precinct 2, Precinct 3 and Precinct 4.

Specific civil engineering services provided by S2 Engineering consist of:

- Hydrologic & Hydraulic Modeling & Design
- HEC-HMS
- HEC-RAS
- Site Planning & Land Development
- Stormwater Drainage Design
- Roadway Hydraulic Design
- Utility Engineering
- Route Studies & Schematic Design
- Street, Roadway & Highway Design
- Traffic Control Planning
- Construction Management
- Preparation of Plans, Specifications, and Estimates (PS&E)
- Mechanical Engineering

BELOW IS A LIST OF REPRESENTATIVE PROJECTS OUR TEAM HAS BEEN INVOLVED IN:

Drainage Projects

Weslaco Drain Improvements, Weslaco, TX (2021)
Proposed USIBWC permanent pump and gate structure, with a reinforced concrete box outfalling to the Main Floodway. The improvements benefit an area of approximately 4,014 acres. This project required close coordination with the USIBWC and six other local and federal government entities, to obtain clearance for a new structure license.

Anaquitas USIBWC Drain Structure, Mercedes, TX (2021)
Proposed USIBWC gate structure, with two reinforced concrete boxes outfalling to the Main Floodway. The improvements benefit an area of approximately 3,840 acres. This project required close coordination with the USIBWC and six other local and federal government entities, to obtain clearance for a new structure license.

K-07-02 Drain Improvements, Pharr/San Juan, TX (2021)
Ditch design, consisting of ditch widening and regrading. The existing ditch width was increased to 125 LF, providing additional capacity for stormwater.

Tierra Dorada Drain Improvements, Hidalgo, County, TX (2021)
Design and sizing of three new culvert road crossings. Two of the culvert crossings are under Shuerbach Rd and Moorefield Rd. The last crossing connects the Tierra Dorada Drain to the Perezville Drain.

J-08 Drain – McColl Rd. Culvert Crossing, Edinburg, TX (2021)
Design and sizing of a culvert crossing under McColl Road (FM 2061), calculating the appropriate tailwater elevation. This project required coordination with TxDOT for the design and traffic control plan.

Ditch 47 & Ditch 350 Improvements, Hidalgo County, TX (2020)
Design and sizing of three culvert road crossings and one culvert irrigation canal crossing. The three culvert crossings are under Mile 6 1/2, Mile 10 N., and Mile 9 N.

Chaparral Drain Extension, Donna, TX (2019)
Ditch design, consisting of ditch widening and regrading Design and sizing of a new culvert.

North San Juan Drainage Lateral, San Juan, TX (2003)
Survey work and hydraulic study for ditch design. Proposed drainage structures and upsizing the irrigation owned drainage ditch from FM 495, north to its outfall near Canton Road.

TxDOT Projects

US 277 / Maverick County, TxDOT-Laredo District (2006)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into Canyon Grande Creek. Preparation of all Hydraulic Sheets.

US 83/359, Webb County, TX (2005)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into Chacon Creek. Preparation of all Hydraulic Sheets.

SH 345, Cameron County, TX (2004)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into a Resaca. Irrigation crossing design. Preparation of all Hydraulic Sheets.

US 83 Arroyo Roma Creek, TX (2004)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into San Casimiro Creek. Preparation of all Hydraulic Sheets.

North I Road, Pharr, TX (2002)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. Illumination, signing and pavement marking design. Preparation of all Hydraulic Sheets.





PROJECTS COMPLETED WITH

CONFIDENCE

HYDRAULIC AND HYDROLOGIC EVALUATION FOR THE DEVELOPMENT OF DRAINAGE REPORTS (2001 – 2002). SUBDIVISIONS INCLUDE:

- Taurus Estate No. 12, 13, 15 and 16 Subdivision, private developer, Alton Texas.
- Alma Delia Subdivision, Huisache Acres No.3 Subdivision, Private Developer, Alamo Texas
- Taurus Estates No. 3,5,6,7,8,9 Subdivision, Church Estates Subdivision, Colinas del Rio Subdivision, Empire Subdivision, Private Developer, Mission Texas.
- Rancho Blanco Estate Subdivision, Private developer, Harlingen Texas.
- Seventh Day Subdivision, Arboledas Subdivision, Private developer, McAllen Texas.
- Taurus Estate No. 11,14,18 Subdivision, Western Village Subdivision, Western Estate Subdivision, Texas Village Subdivision, Private Developer, Hidalgo County Texas.

PROGRESSIVE ENGINEERING

WITH EXPERIENCE



S2 Engineering, PLLC,

has a team of qualified personnel providing a combination of backgrounds in design engineering, land surveying and construction. Our President and Senior Project Manager, Mr. Saldivar, is a licensed professional engineer who has more than 24 years of progressive engineering experience in the Lower Rio Grande Valley. He has provided engineering design services for Cities, Counties, Federal entities, and private clients. Our firm's current workload enables Mr. Saldivar to be involved in all project development, from inception through final construction.



MEET

THE S2 TEAM



JOSE NOE SALDIVAR, P.E., C.F.M.

Title
President/Senior Project Manager

Years of Experience
24

Education
BS, Civil Engineering
Instituto Tecnologico de Cd. Victoria, 1997

Training/Certifications
Professional Engineer: Texas/94076

Certified Floodplain Manager
(CFM)/3340-17N

TxDOT Pre-Certifications:
3.4.1 Minor Bridge Layouts
4.2.1 Major Roadway Design
8.1.1 Signing, Pavement Marking & Channelization
10.1.1 Hydrologic Studies
10.2.1 Basic Hydraulic Design

Areas of Expertise
• PS&E • Hydraulic Design • Hydrologic Studies • FEMA Requirements, Coordination & Funding • Minor Bridge Design • Major Roadway Design

Mr. Saldivar will be responsible for the overall project administration and management including thorough coordination with the client's essential decision makers to ensure the client's needs are met. As Senior Project Manager, he is also responsible for the in-house project coordination. The success of any project depends on proper design and engineering. S2 Engineering's in-house design and capabilities are focused on cost-efficient engineering techniques related to the constructability of projects. These designs are supported by in-house surveying capabilities. Additionally, in-house drafting services utilize the latest versions of AutoCAD to provide detailed exhibits and drawings as necessary to support bidding and construction. Drafting revisions over the course of a project are maintained through a document control process.

TEAM MEMBERS QUALIFICATIONS AND EXPERIENCE

S2 Engineering's goal is to establish long-term relationships with our clients by performing a highly competent service with quality and concern for the client, as well as our local communities. This is successfully done by the technical abilities, project management skills and commitment of the project team members. The resumes of key professional and technical staff are presented individually on the following pages.



Summary

Mr. Saldivar has more than 24 years of progressive experience in transportation and drainage planning and design. He has served as a Project Manager and Surveying Manager for various engineering firms and 14 years with the Hidalgo County Drainage District No. 1. He is experienced in route studies and planning, preparations of plans, specifications and estimates (PS&E), utility relocation, geometrics, signage and pavement markings and hydraulics. He has participated on numerous engineering assignments associated with the development of roadways, storm drainage systems, traffic control planning, bridge layout, and various other civil engineering applications. His experience includes design and development and hydraulic report/data sheet development.
He is proficient in software such as WinStorm, HEC-RAS, TR 55, HY8, Geopak and AutoCAD. Mr. Saldivar has prepared numerous drainage studies and reports including determining proposed improvement impacts, drainage areas, discharges, FEMA floodway requirements, culvert/ bridge locations and sizes, design frequency flow, tailwater and headwater elevations for design and anticipated overtopping of the bridges. He has performed scour analysis and prepared numerous SW3Ps to minimize sediment transport into drainage facilities.

Project Experience

2018 Drainage Bond Program, Hidalgo County, TX
Role: Project Manager

Mr. Saldivar was responsible for managing seventeen (17) consultants with countywide projects that would positively affect more than 69,000 structures in Hidalgo County, helping to protect more than $5.5 billion in assessed property value. The 2018 Drainage Bond Program consists of 37 projects of which ten (10) projects required coordination with USIBWC to secure environmental clearance for amended or new licenses for structures outfalling into the USIBWC Floodway. Mr. Saldivar was responsible for reviewing and approving all H&H deliverables.

Drainage Projects

Role: Project Engineer

- Anaquitas Drain
- Chaparral Drain Extension
- Chaparral Drain Extension
- Delta Regional Water Mgmt.
- Ditch 47 & Ditch 350
- J-08 Drain
- K-07-02 Drain Improvements
- North San Juan Drainage Lateral
- Tierra Dorada Drain Improvements
- Weslaco Drain Improvements

TxDOT Projects
Role: Project Engineer

- **US 277 / Maverick County**
- **US 83 / 359**
- **SH 345**
- **US 83 Arroyo Roma Creek**



OSCAR HERNANDEZ , R.P.L.S.

Title
Registered Professional Land Surveyor (RPLS)

Years of Experience
43

Education
Harlingen High School

Areas of Expertise
Surveying
Topographic Surveys Global Positioning System (GPS)
Boundary
Road / Highways
ALTA Surveys Subdivisions / Land Development
Civil Engineering Design Survey
AutoCADD
Carlson Software
Leica GEO Office Terrestrial LiDAR

Summary

Mr. Hernandez has 43 years of surveying in South Texas from San Antonio south to Brownville and from Corpus Christi west to Laredo to good use. Mr. Hernandez's areas of experience and certifications are listed below:

Experience:

SAMES, INC

JUNE 2021 – OCTOBER 2022

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

COBBFENDLEY

August 2019 – June 2021

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)

- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high- performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
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- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

BAIN MEDINA BAIN

November 2018 – August 2019

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
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- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

SURVEY MANAGER/GUZMAN AND MUÑOZ

September 2018 – November 2018

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with Design Engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direc and assist survey staff with research, field work and completion of survey documents (Maps,Plats, Legal Descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the Survey Department to maintain Client relations and Staff productivity.
- Oversee quality assurance and control of Survey documents.
- Prepare and submit budgets for Survey Department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the Resumes and conduct interviews.

SURVEY MANAGER/GONZALEZ DE LA GARZA

July 2013 – March 2018

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals

- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

PARTNER/REO ENGINEERING AND SURVEYING
April 2000 – August 2002
- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Meet with Design Engineers to determine pertinent survey information required for proposed projects.
- Direct and assist survey staff with research, field work, and completion of survey documents (Maps, Plats, Legal Descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Handle communication in and out of the Survey Department to maintain Client relations and Staff productivity.
- Oversee quality assurance and control of Survey documents.
- Prepare and submit budgets for Survey Department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques.
-Evaluate new hires by Resumes and conducts interviews.

SURVEY MANAGER/CARTER AND BURGESS
BROWNSVILLE
SEPTEMBER 1997 – APRIL 2000
- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews

TxDOT Pre-Certifications:
Sequence No. 6344 Pre-certified in
- 15.1.1 Survey
-1 5.1.2 Parcel Plats
- 15.1.3 Legal Descriptions
- 15.1.4 Right of Way Maps
- 15.2.1 Design and Construction Survey

TxDOT Districts:
- Pharr District – US 281 from FM 506 to FM 509 (Design Survey)
- Laredo District – US 83 – from San Ygnacio, Texas to the Zapata/Webb County line (Design Survey)
- Beaumont District – FM 3180 from IH-10 to m 565 (Design

Survey), IH-10 3⁄4 mile on each side of FM 3180 (Design Survey)
- Yoakum District – FM 80and FM 121 Rural (Design Survey) for culvert extensions
- Waco District – SH 190 6.7 miles (Design Survey) for widening inter lanes and ramp reversals
- San Antonio District – Intersection of SH 16 and Loop 1604 (Design Survey)

SAN ANTONIO WATER SYSTEM

Central Basin – Locating Sanitary Sewer Manholes with GPS and measuring depths, Design Survey for 30 % Design

Vista Ridge – Creating Metes and Bounds for Easements for construction of distribution water line

East Sewer Shed – Creating Metes and Bounds for Construction Easement along existing Sanitary Sewer line

CITY OF SAN ANTONIO

Alley Rehabilitation Design Survey throughout the City Boundary and Improvement Survey on;
Huantes Property on Guadalupe Street,
Las Palmas Property on Commerce Street,
St Marys Property on Culebra Street
Sidewalk Construction Project (Design Survey) on;
Martin Luther King Drive Indiana Street
Aransas Avenue
Porter Street
Delmar Street
New Braunsfels Avenue

Drainage Projects

Role: Design Technician
- -HWY 107 Drainage Improvements
- -Mercedes Lateral Widening
- -Mile 3 Outfall to Bell RDF
- -Trenton Drain Phase III

Precinct 4 Projects

Role: Design Technician
- -Hidalgo Surplus County – San Carlos
- -Maintenance Shop Civil Plans
- -Owassa Rd and Roosevelt Rd Connection

Surveys
- -Agua Dental, Brownsville, TX
- -Calli Village Townhomes, Brownsville, TX
- -Sunshine Village Apartments, Harlingen, TX
- -Whataburger, Port Isabel, TX

RMA

Evans Road from TCP Parkway to Hanging Oak Design Survey

Blanco Road from Wilderness Oak to 3.7 miles North (Design Survey)

Bexar County

Pearsall Road (Design Survey) elevating road and Bridge

Drainage Projects

Role: Design Technician
- -HWY 107 Drainage Improvements
- -Mercedes Lateral Widening
- -Mile 3 Outfall to Bell RDF
- -Trenton Drain Phase III

Precinct 4 Projects

Role: Design Technician
- -Hidalgo Surplus County – San Carlos
- -Maintenance Shop Civil Plans
- -Owassa Rd and Roosevelt Rd Connection

Surveys
- -Agua Dental, Brownsville, TX
- -Calli Village Townhomes, Brownsville, TX
- -Sunshine Village Apartments, Harlingen, TX
- -Whataburger, Port Isabel, TX



RESTITUTO A. ASCANO III, R.P.L.S.

Title
R.P.L.S.

Years of Experience
15 years

Areas of Expertise
- Design of survey plats.
- Survey analization.

Education

Mapua Institute of Technology

Bachelor of Science: Civil Engineering

Manila, Philippines

TEAM MEMBERS QUALIFICATIONS AND EXPERIENCE

Summary

Dedicated and focused Project Management Specialist with over 15 years of experience excelling at prioritizing, completing multiple tasks simultaneously and following through to achieve project goals. Flexible, detail-oriented and adaptive team player with expertise in equipment operation, staff training and development, customer service and process improvements.

Skills

- •Technical Presentations
- •Project Development
- •Work Planning and Prioritization
- •Work Flow Planning
- •Team Leadership
- •Project Management

Experience

August 2023 - Present
S2 ENGINEERING PLLC / RPLS **Mission TX**

-Analyze survey points
-Reseatch chain of title
-Check existing easements
-Prepare and revise survey plats
-Write and revise metes and bounds

Jan 2012 - Dec 2014
J A Garza Associates / Project Manager **McAllen, TX**

-Project Manager
-Analyze Survey Points
-Research Chain of Title
-Check existing Easements if any
-Prepare Survey Plat
-Write Metes and Bounds

Mar 2010 - Dec 2011

LMS Resources / ERC GIS Tech **McAllen, TX**

-Convert previous AutoCAD files to ARC GIS
-Built Gas Pipeline Database of Various Clients using all existing maps, data and
surveys.
-Conversion of different drawing files to ARC GIS building database for Client's use.



LUIS ROBERTO MARTÍNEZ IBARRA

Title
Graduate Engineer

Years of Experience
2 years

Education
The University of Texas Rio Grande Valley, Edinburg, TX Bachelor of Science in Civil Engineering – GPA: 3.42 Colegio Mexicano Reynosa, Reynosa, TAMPS, MX High School Diploma - GPA 4.0

Areas of Expertise
• Design of subdivision plats.
• Drainage and utility layout design for subdivisions.
• Design and draft drainage improvement projects for the Hidalgo County Drainage District No. 1
• Traffic control plans design.
• Drainage reports for subdivisions.

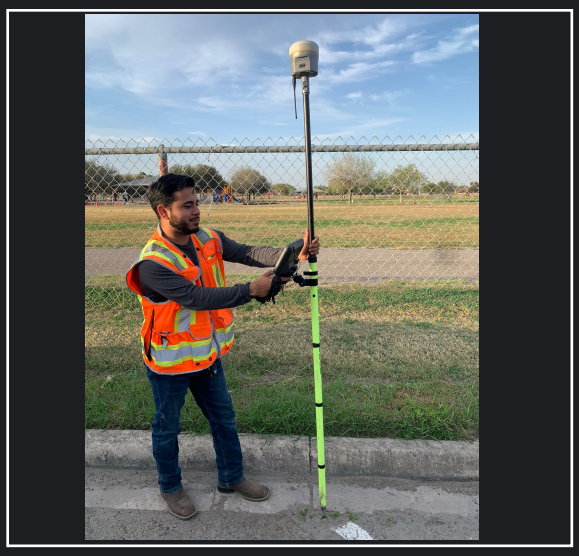
Summary
Mr. Martinez has 2 years of experience. Mr. Martinez's areas of experience are listed below:

Project Experience
• Conducting professional project presentations for different cities in the Hidalgo County.
• Coordinating and meeting with cities and/or utility companies for subdivision processes.

Academic/Personal Projects
Senior Design – Edinburg Arts and Cultural Center; Edinburg, TX August 2021 – May 2022
• As the Project Manager of a team of 5, we created and designed a proposed city capital improvement project for the school board.
• Conducted and organized over 10 meetings with Engineers and Professors to properly address technical calculations and designs.
• Completed a formal set of plans, request for qualifications, site assessment, environmental/geotechnical studies, drainage assessment/report, 3D Rendering, cost estimates, standard details and project schedules.

Organizations
ASCE – American Society of Civil Engineers
Member January 2019 – Present
• Member of the international Concrete Canoe Competition contributing with the canoe design and concrete mix.

Skills
Public speaking, teamwork, adaptability, problem solving, leadership, listening. Language proficiency: Spanish, English, French (Basic). Software proficiency: AutoCAD, Civil 3D, MicroStation, Microsoft Office. 55+ WPM.



MICHAEL ALEXANDER PALOMO

Title
Survey Party Chief

Years of Experience
4 years

Areas of Expertise

- Survey field work
- Topographic collector
- Heavy Equipment Operator
- Data Collector Software

Summary
Mr. Palomo has 4 years of experience. Mr. Palomo's areas of experience are listed below:

Experience

• Hidalgo County Drainage District, Engineering Department - Survey crew member. Conducting topographic information for engineering projects:

• S2 Engineering PLLC - Survey Party Chief. In charge of the survey management of the engineering company. Getting field data essential for engineering design.

Projects

• Hidalgo County Drainage District

-Mission Lateral Drain Bond Project, Hidalgo County
-North Main Drain Widening Project, Hidalgo County
-South Lateral Drain Bond Project, Hidalgo County

• S2 Engineering PLLC

-Sunshine Estates No. 2 Subdivision, Hidalgo County
-TARS No. 1 Subdivision Hidalgo County
-T&O Ranch No. 4 and No. 5 Subdivisions Hidalgo County
-Los Amigos Phase 3 Subdivision
-Collecting field information and managing surveying data for property survey projects.

Skills

Trimble R12i, Trimble R8, Trimble R10, Conventional Level, Trimble Total Station Management, Digital Level, Project Management, Team Management.

COMMISSIONER PRECINCT 1

DAVID L. FUENTES

1902 JOE STEPHENS AVE.

STE. 101

WESLACO, TX 78596

PHONE: (956) 968-8733

COMMISSIONER PRECINCT 2

EDUARDO “EDDIE” CANTU

300 WEST HALL ACRES

PHARR, TX 78577

PHONE: (956) 787-1891

COMMISSIONER PRECINCT 3

EVERARDO “EVER” VILLAREAL

724 BREYFOGLE RD.

MISSION, TX 78574

PHONE: (956) 585-4509

COMMISSIONER PRECINCT 4

ELLIE TORRES

1051 N. DOOLITTLE RD.

EDINBURG, TX 78542

PHONE: (956) 383-3112

TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS

Certificate of Registration

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the State of Texas to offer and perform engineering services in the State of Texas. In witness whereof we have hereunto set our hands and affixed the seal of the Board, this 27th day of August, 2021.

Registration Number
F - 22858

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

Dr. Sina K. Nejad, P.E., P.Eng., Board Chair

Rolando Rubiano, P.E., Board Secretary

TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS

Certificate of Firm Registration

Let it be known that:

S2 Engineering PLLC

located at
S2 Engineering PLLC

Is qualified to offer land surveying services in the State of Texas under the laws governing land surveying.

Registration Date: *12th Day of December, 2022*

Registration Number: *10194796*

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

Dr. Sina K. Nejad, P.E., P.Eng., Board Chair

Coleen Johnson, R.P.L.S., Secretary



BE IT KNOWN THAT

JOSE NOE SALDIVAR

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW



SERIAL NUMBER **94076**

TEXAS BOARD OF
PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

WE HAVE HEREUNTO SET OUR HANDS AND AFFIXED THE SEAL OF THE BOARD AT THE CITY OF AUSTIN, THIS 1st DAY OF JULY, 2004

BOARD CHAIR

Vicki L. Radeburg

BOARD SECRETARY

THE ASSOCIATION OF STATE FLOODPLAIN MANAGERS, INC. AND THE TEXAS FLOODPLAIN MANAGEMENT ASSOCIATION

HEREBY RECOGNIZES

JOSE SALDIVAR

AS A NATIONALLY ACCREDITED

CERTIFIED FLOODPLAIN MANAGER

For meeting criteria in the area of experience, references, education and training in floodplain management and hazard mitigation. This CFM has passed the Texas National CFM exam which exhibits competency with the basic principles of sound floodplain management as mandated by the National Flood Insurance Program.

CERTIFICATION # 3340-17N

ISSUED: August 25, 2017

Joe Fernandez, CFM
President, TFMA

Roy D. Sedwick, CFM
Executive Director, TFMA

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-22858

Expiration Date
8/31/2023

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF FIRM REGISTRATION

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number	Expiration Date
10194796	December 31, 2023

S2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796

2424 MIMOSA • MISSION, TEXAS 78574
IPS@52ENGINEERINGINC.NET
S2ENGINEERING.NS@GMAIL.COM



CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date: 7/16/24

Company/Vendor Name: S2 Engineering PLLC

Printed Name and Title: Jose N. Saldivar P.E.

Authorized Signatory: [signature]

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: S2 Engineering PLLC
(Full, correct legal name)

- Address: 2020 E Griffin Pkwy, Mission, Texas, 78574
- Telephone/Fax: 956-403-9787
- Email address: s2engineering.ns@gmail.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_x__ No____

4. Where is the Company's corporate headquarters located? Mission, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_x__

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_x__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Jose N. Saldivar, P.E.
Address: 2020 E Griffin Pkwy, Mission, Texas 78574
Telephone: 956-403-9787
Fax: _____
Email: s2engineering.ns@gmail.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture._____
_____
_____

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. _____
_____
_____
_____

10. Provide any other names under which your business has operated within the last 10 years.
N/A
_____
_____

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar P.E.

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar P.E.

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Jose N. Saldivar, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of S2 Engineering PLLC, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President.

Subscribed and sworn to me this 16th day of July 2024.

By: Alejandra E. Rivera

Notary Public _____

01-09-2025

ALEJANDRA ELIZABETH RIVERA
Notary Public, State of Texas
Comm. Expires 01-09-2025
Notary ID 130954813

01-09-2025

My commission expires

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

Certificate Number:
2024-1188034

Date Filed:
07/16/2024

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
S2 Engineering
MISSION, TX United States

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

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.
#2024-7
Request For Qualifications Land Surveying Services Rotation

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. [X]

6 UNSWORN DECLARATION

My name is Jose N. Saldivar, and my date of birth is 4/2/75.

My address is 2020 E Griffin Pkwy (street), Mission (city), TX (state), 78574 (zip code), U.S. (country).

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

Executed in Hidalgo County, State of Texas, on the 16 day of July (month), 2024 (year).

Signature of authorized agent of contracting business entity
(Declarant)

VG-1257-2023-3424547

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3424547 **Billable Pages: 2**

Recorded On: February 24, 2023 08:47 AM **Number of Pages: 3**

CONFLICT OF INTEREST

*****Examined and Charged as Follows*****

Total Recording: $ 40.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

Any provision herein which restricts the Sale, Rental, or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document No:	3424547
Receipt No:	20230224000025
Recorded On:	February 24, 2023 08:47 AM
Deputy Clerk:	Aerial Salazar
Station:	CH-1-CC-K01

Record and Return To:

S2 Engineering PLLC
2424 Mimosa St.
Original Returned to Customer
MISSION TX 78574

COUNTY COURT
COUNTY OF HIDALGO, TEXAS

STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas.

Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY
Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

S2 Engineering PLLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Jose M. Saldivar, for Jose M. Saldivar 02/25/23

Signature of vendor doing business with the governmental entity — Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

THE CITY OF Edinburg

Request For Qualifications for Land Surveying Services

RFQ No: 2024-7

PREPARED BY:

SAMES

200 S. 10TH ST. SUITE 1500
MCALLEN, TEXAS 78501
PHONE: (956) 702-8880
FAX: (956) 702-8883

Engineering Firm Reg # 10602 Surveying Firm Reg # 101416-00
200 S. 10th Street, Suite 1500, McAllen, Texas 78501 Phone: (956) 702-8880 Fax: (956) 702-8883

July 16, 2024

Mardoqueo Hinojosa, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, TX 78539

Re: **Request for Qualifications for Land Surveying Services 2024-7**

Greetings Mr. Hinojosa,

SAMES, Inc. (SAMES) is pleased to present our statement of qualifications for land surveying services to the City of Edinburg (City). We are extremely interested in facilitating the City's projects through completion of precise and timely land surveying deliverables.

Please find included in this response our surveying qualifications and experience, project team composition, relevant land surveying projects and local government project references. SAMES provides comprehensive surveying services in support of civil engineering, land development and construction projects, however our survey department is fully staffed and operates autonomously from our other production divisions. Our surveying project portfolio spans over 16 years of successful land surveying and includes work performed for private, commercial, local, state and federal government clients. Due to our definitive experience in professional land surveying, we are confident and committed in our ability to perform this work in a professional, timely and cost-effective manner.

I, Samuel D. Maldonado, will be the primary point of contact for all correspondence and communications pertaining to this RFQ. My contact information is as follows:

Samuel D. Maldonado, PE, RPLS – Principal / C.E.O.
200 S. 10th Street, Suite 1500, McAllen, TX 78501
O: (956) 702-8880 F: (956) 702-8883 M: (956) 207-7030
sam@samengineering-surveying.com

To date we have not received any addendums to this RFQ. As one of the two firm principals, I have the authority to submit this Statement of Qualifications and contractually bind the firm. Please contact me should you have any questions or wish to discuss our land surveying qualifications in further detail. Thank you for your time and consideration of our firm's qualifications.

Respectfully,

Samuel D. Maldonado, P.E., R.P.L.S.
Principal – SAMES, INC.

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THE CITY OF Edinburg

SAMES, INC.
200 South 10th Street, Suite 1500
McAllen, Texas 78501
P: 956.702.8880 F: 956.702.8883

Texas Board of Professional Engineers and Land Surveyors #F-10602, #101416-00

Texas Certified HUB: 59680

TxDOT Disadvantaged Business Enterprise: VN 23559

Small Disadvantaged Business

Minority Disadvantaged Business

Federal HUB Zone: 54823

UEI Number: DP31KANLHAT1

CAGE Code: 66N60

FIRM INTRODUCTION

SAMES is extremely interested in providing the **City of Edinburg** with the highest quality in **Professional Land Surveying Services** tailored to the needs of the City. SAMES is fully committed and prepared to offer the City of Edinburg with top-tier service in land surveying and any other professional services that may be required under this solicitation. Our professionals will combine their knowledge and experience to deliver comprehensive, cost effective and quality-driven Professional Land Surveying services.

SAMES is a minority owned firm established in 2008 by Samuel and Saul Maldonado, two brothers with a vision to develop a legacy of leadership succession serving communities world-wide. Over our **16 years in business**, we have always maintained our Corporate Mission "To empower leadership that promotes excellence through **teamwork**, **accountability** and **integrity** while providing quality professional engineering, construction and surveying services." SAMES proudly serves local, municipal, state, federal and private/commercial clients from our corporate headquarters in downtown **McAllen, Texas where services will be provided for this solicitation**.

SAMES is registered and in good standing with the Texas Board of Professional Engineers and Land Surveyors. We are a certified Disadvantaged Business Enterprise (DBE), a State of Texas Historically Underutilized Business (HUB) and a Small Disadvantage HUBZone firm certified by the U.S. Small Business Administration.

SAMES is interested and committed in providing the City of Edinburg with Professional Surveying Services for all local, state, and federally funded projects. We offer a well-rounded, capable, and experienced team of professionals readily available to serve. Our survey team has successfully completed survey projects for agencies such as: **Texas Department of Transportation (TxDOT), Hidalgo County Regional Mobility Authority, Hidalgo County Drainage District No. 1, Department of Energy (DOE), Department of Defense (US Navy, US Army), US Fish and Wildlife Services** as well as many other local government entities.

SAMES' Surveying Department is led by the firm's CEO and Registered Professional Land Surveyor (RPLS), Samuel D. Maldonado. Samuel Maldonado has 16 years of experience in Professional Land Surveying.

COMPANY INFORMATION

SAMES, Inc.
200 S. 10th Street, Suite 1500
McAllen, Texas 78501
Office: (956) 702-8880
Fax: (956) 702-8883
www.samengineering-surveying.com

Year Firm was established: 2008
Type of Organization: S Corporation
Texas Registration No.: 10141600 (Sur.)
Name of Parent Company: N/A

LAND SURVEYING SERVICES



Our land development and planning services consist of subdivision platting, feasibility studies, and land surveying services which include **aerial mapping & photogrammetry, topographic & boundary surveys, utility and right-of-way mapping, construction staking, as-built and ALTA surveys**. SAMES surveying division utilizes the latest and most advanced software and technologies in surveying equipment and drafting programs in order to successfully deliver our projects with a high degree of accuracy and within schedule. Additionally, SAMES is pre-certified with the Texas Department of Transportation (TxDOT) for the following Surveying Disciplines and has the resources, experience, and ability to deliver a quality turn-key surveying project on time and within budget.

- 15.1.1 Right of Way Surveys
- 15.2.1 Design Survey
- 15.2.2 Construction Survey
- 15.3.5 Horizontal and Vertical Control
- 15.3.6 Airborne LiDAR
- 18.2.1 Subsurface Utility Engineering

Our surveying services include, but are not limited to, the following:

- **Legal Easement Boundary Surveys**
  - Ingress and Egress Routes
  - Legal Descriptions for recording purposes
  - Plat Maps
  - Reconciliation of discrepancies between survey and recorded legal description
- **Property Surveys**
  - Legal Description for recording purposes
  - Subdivision Plats
  - Land, Easement, and Right-of-Way Acquisition
- ALTA Surveys
- Construction Surveying and Staking
- **Location of Underground Utilities**
  - Storm & Sanitary Sewer, Gas
  - Gas, Electrical, Telephone
- **Topographical Surveys**
  - Establishment of survey benchmarks
  - Survey alignments for roadways and/or utilities
  - Establishment of rights-of-way, easements, and baselines
  - Legal description for recording purposes
- Elevation Certificates for National Flood Insurance Program (FEMA)
- Horizontal and Vertical Control
- Metes and Bounds Descriptions

Throughout the past 16 years, SAMES has developed key business relationships with private/commercial clients as well as agencies in all levels of government: local, state and federal. As a direct result of our firm's experience and qualifications, the responsiveness of our survey staff, and the quality of our work, SAMES has completed the following notable survey projects to date.

- **City of Edinburg** – Topographic Surveying for Luna Subdivision Drainage Project; Right-of-Way mapping for Schunior Road and Davis Road; Parcel Plat Services for Union Pacific Railroad Company; Topographic Surveying for Intersection of Mark Pena Dr. and Closner Blvd; Parcel Plats and Title Reports for Schunior Road Detention Pond Project; Municipal Park Splash Pad Topographic Surveying; Dr. Diaz Park Splash Pad Topographic Surveying; Topographic Surveying for Apollo Park, Memorial Park, Fountain Park, and Municipal Park.
- **City of San Juan** – Boundary Survey with Improvements for Old Firehouse and Old City Hall.
- **City of Brownsville** – Topographic and Boundary Surveying for TxDOT Bridge Expansion (Owens Road Parcel Acquisition); Utility Elevation Survey for Brownsville Cannery Market.
- **City of Harlingen** – Topographic Survey for Arroyo Colorado Trail Extension Phase I.
- **City of Weslaco EDC** – Surveying Services for Force Main Easement and ALTA Survey for Mid-Valley International Industrial Park.
- **City of McAllen** – Topographic Surveying services for McAllen ISD No. 6 Lot 1, Morris Park; Topographic Surveying for N. 6th Street & W. Hackberry Avenue Signal Improvements; Surveying Services for 2021 Metro Sidewalk Improvements; Surveying Services for Waterline Alignment at Bicentennial & Kendlewood Ave.; Tract Map w/ Metes & Bounds for Abandonment of Ally (16th & Beech Ave.); Surveying services for 2nd Street and La Vista Avenue.
- **City of Rio Grande City** – Survey Plat with Metes & Bounds for Drainage Easement #1 and #2 for Rio Grande City Public Safety Development; Boundary Survey with Improvements for Youthplex Subdivision Lot 3 and Eisenhower Road; Surveying Services for Reynaldo Pena Commercial Subdivision.
- **Edinburg CISD** – Surveying services for Norma Linda Trevino Elementary; Surveying Services for Brewster Elementary.
- **Pharr Housing Authority** – ALTA Survey for Sunset Terrace Senior Village and Parkview Terrace.
- **Hidalgo County** – Surveying Services for Bio Safety Testing Laboratory
- **Hidalgo County Drainage District No. 1** – Surveying Services along Waterways for 2018 Bond Referendum Projects #12 and #13; Surveying Services for B-18-26 Mission Lateral (16 Parcels).
- **Hidalgo County Regional Mobility Authority (HCRMA)** - Topographic Surveying and right-of-way map for FM 493 in Donna, Texas, which included approximately 105 parcel plats; Topographic Surveying of U.S. 281 SUE; Boundary Survey of SH 365 Toll Road SUE; Surveying Services for HCRMA X-Parcels.
- **City of Harlingen** – Field Surveying Services for Arroyo Colorado Trail Extension Phase I.
- **Hidalgo County Regional Mobility Authority** - Topographic Surveying and right-of-way map for FM 493 in Donna, Texas, which included approximately 105 parcel plats; Topographic Surveying of U.S. 281 S.U.E.; and Boundary Survey of SH 365 Toll Road S.U.E.
- **Port of Brownsville** - Boundary Survey of 7.5 miles along State Highway 48; Boundary Surveys for one 700-acre tract and one 500+ acre tract for Big River Steel.

The projects noted below depict SAMES' surveying experience is substantiated by multiple ongoing contracts with various federal and local entities across South Texas.

- **Texas Gas Service** – On-Call Surveying services
- **Affordable Homes of South Texas, Inc.** – Property / Land Surveying Services
- **Hidalgo County Drainage District No. 1** –Surveying Services
- **Hidalgo County** – Surveying Services
- **City of McAllen** – On-Call Surveying Services
- **City of Edinburg** – Surveying & Topographical Services for Residential and Commercial Properties
- **Texas A&M University System** – Pool for Real Estate Survey Services

FAMILIARITY LOCAL GOVERNMENT AND COMMERICIAL SURVEYING

The strategic mission of SAMES' surveying division is to efficiently provide comprehensive and accurate surveying and mapping services. Throughout years SAMES professionals have acquired the skills and obtained the requisite knowledge of important elements required for the successful and timely completion of any survey project. We have developed key business relationships with government agencies such as the **Hidalgo County, Hidalgo County Regional Mobility Authority, Port of Brownsville**, **Texas Department of Transportation**, and various municipalities and utility districts. Our commercial clients include **Texas Gas Service, AT&T, American Electric Power, Spectrum Communications**, and various **mortgage companies**, **title companies**, **real estate agents** and **land developers**.

PROJECT APPROACH

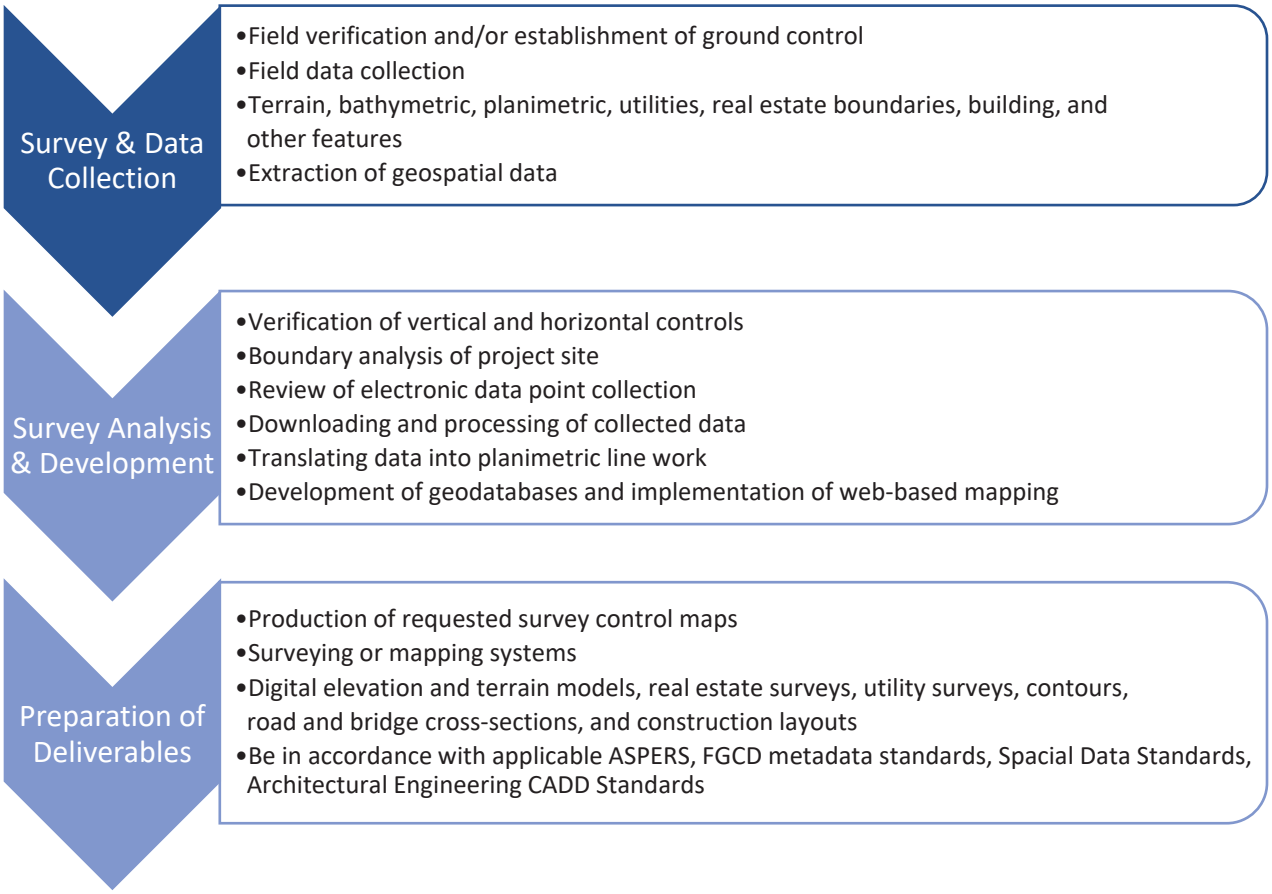
SAMES' extensive surveying expertise contributes to providing a developed systematic approach to ensure that the proper planning and surveying criteria are identified and implemented. The SAMES team has the suitable knowledge of important elements required for any surveying project including the necessary thorough understanding of the following items:

- **Property/Boundary Surveys**
- **Topographical Surveys**
- **Benchmark Establishment**
- **Right-of-Way Mapping**
- **Easement Acquisition**
- **Preparation of Legal Descriptions**

A main component of the SAMES' company philosophy consists of becoming intimately involved in our projects to ensure the client's best interests are held to the highest priority.

SAMES approaches every project with a team philosophy and the full commitment of our professional staff to ensure the complete satisfaction of our clients. Work on a typical survey begins immediately upon receipt of a signed work / task order. Our scheduling process begins with understanding the project to help us better realize our client's vision. Our team breaks down and identifies specific project tasks and organizes them into a comprehensive schedule of work activities that encompasses the entire project. This work management plan helps us effectively address client requests, identify specific scopes of work, establish project parameters and aid in identifying any possible issues from the onset, thereby streamlining overall project production.

Surveying, mapping, and related services are provided in three (3) distinct phases: (1) **Survey & Data Collection**, (2) **Survey Analysis & Development**, and (3) **Preparation of Deliverables**.



QUALITY ASSURANCE/QUALITY CONTROL (QA/QC)

SAMES will provide each project deliverable after a thorough QA/QC evaluation. SAMES recognizes that Quality Assurance begins with a full understanding of what the City expects to be delivered. We consistently meet with our clients to ensure we fully comprehend the project and its requirements. We utilize and follow the *Texas Board of Land Surveying Act and Rules* and the *Texas Society of Professional Surveyors Manual of Practice for Land Surveying in the State of Texas*. We maintain and continuously update our in-house and field QA/QC procedures that include periodic employee training in QA/QC methods, field equipment testing, and both pre-process and post-process checks of collected data.

Survey task leaders understand the importance of the control/checks measures that are performed in the field during the collection of data and are made aware of the limits that are required for each project they are assigned to. Due to these established QA/QC field procedures task leaders know immediately if a limit has not been met and data needs to be recollected for verification or correction. If field personnel cannot resolve the problem onsite, they contact the office and obtain support and direction from the survey manager. Task leaders are also familiar with their equipment's setup and are trained to make appropriate checks to identify any point of possible equipment failure before leaving the office and commencing with their survey.



Office procedures include team members performing a comprehensive verification of every word and number on every document in a survey, and redundant map checks of both parcel plats and legal descriptions. Team members will validate data between the CADD drawing, the parcel description, the parcel plat, the printed right-of-way sheets, the map checks, and the recorded documents for either deeds or plats. Project managers and task leaders review each submittal prior to delivery. Post-project we review our QA/QC procedures for opportunities to improve.

SCOPE PRACTICES

SAMES commits to attaining any City of Edinburg deadlines and comply with the City's specifications and expectations regarding surveying services. SAMES services will include performing all surveys, measurements, computations, drawings, descriptions, and plat maps as required by the City of Edinburg and the contract performance work statement. All work will be performed in accordance with local, state, and federal regulations and policies. SAMES will provide the City with prompt, quality-controlled surveying services to meet their project needs. Professional Surveying Services will be coordinated through the professional staff of SAMES as the designated project managers. Primary communication with the City will be through the Senior Project Manager and Registered Professional Land Surveyor, Samuel D. Maldonado.

STAFFING

SAMES has a total of **85 employees** which includes licensed professional staff, state registered/certified technicians and highly trained support and administrative/management personnel that actively participate in our projects. SAMES professional staff includes:

- **Six (6)** State of Texas Licensed Engineers
- **Two (2)** State of Texas Registered professional Land Surveyors
- **One (1)** Project Management Professional
- **Two (2)** Certified Floodplain Managers
- **Five (5)** Engineers-in-Training
- **Two (2)** Surveyors-in-Training
- **Six (6)** Field / Graduate Engineers

SAMES management system will allow for adequate flexibility to compensate for unanticipated workloads within the firm - thereby providing a balanced staffing plan that will never jeopardize the responsiveness and quality of services provided to our client. Moreover, our staffing plan will allow the firm to manage multiple concurrent projects without compromising the quality and the attention to detail that encompasses our commitment to our clients.

RESUMES

SAMES' principal-in-charge, Samuel Maldonado, will be the Primary Point of Contact for the City of Edinburg. Mr. Maldonado will work closely with the City of Edinburg to ensure project milestones are met on schedule. The following are brief resumes of our key personnel, highlighting relevant professional experience. The resumes are followed by an Organizational chart of the team.

Samuel D. Maldonado, PE, RPLS – Senior Project Manager & Primary Point of Contact is a Licensed Professional Engineer, a Registered Professional Land Surveyor, and Construction Manager with over 25 years of experience. Mr. Maldonado has over 16 years of surveying experience and is highly proficient in horizontal and vertical control, utility location surveys, route surveying, aerial surveying and mapping, design surveying, land and easement acquisition and subdivision platting. He has extensive experience working with TxDOT, local municipalities and counties, utility companies as well as private investors and land developers. Mr. Maldonado spearheads all our surveying projects and throughout the years has developed relationships with entities such as AT&T, American Electric Power (AEP) and Time Warner Cable Communications (TWC) for general condition while continuously providing surveying and engineering services.

Project Experience:

HCDD #1 2018 Bond Referendum Project No. 13 – Hidalgo Drain – McAllen, Texas

- Provided project management and surveying services for this bond project involving the widening of an existing ditch to increase linear detention and positive flow to the outfall at the IBWC Floodway
- Design included the upgrade of existing culvert structures, cleaning, and regrading while surveying services included topographical surveying and parcel mapping.

- Oversaw the planning, development, surveying, geotechnical services, and hydraulics and hydrology design services prior to preparation of the plans, specifications, and cost estimates for construction.

New Hidalgo County Courthouse – Edinburg, Texas

- Prepared easement parcel plats by conduction thorough investigation of the properties and obtaining title reports of all property owners fronting the roadway.
- Provided project benchmarks, established construction staking of building corners, building piers, water and sewer lines, storm drain lines and other utility improvements.
- Surveying services were provided in multiple phases to allow for minimum disturbance to ongoing construction work.

Hidalgo County Regional Mobility Authority (HCRMA) Surveying Services – Hidalgo County, TX

- Provided boundary surveying services for multiple parcel plats located throughout the County, including abstracting and plotting, setting of control monuments and establishment of benchmarks, prepared parcel plats with metes and bounds description.
- Topographic survey and right-of-way map for FM 493 in Donna, Texas which included appx. 105 parcel plats with metes and bounds description.

Arroyo Colorado Trail Extension Phase I – Harlingen, Texas

- Provided field surveying services for construction of a 10-foot multipurpose trail beginning under the I-69 West Overpass then continuing west to Dixieland Park.
- Surveying services included collecting elevations at 50-ft. intervals at a 50-ft. width along the proposed trail alignment, plus 3 crossings identified to include water top and flowline.
- Provided an original Plan View sealed plat and AutoCAD DWG file of a detailed topographic survey of the area and of a decent size gorge to determine overall depth of the trail.

Leo L. Rodriguez, PE, RPLS - Project Survey Support is a Registered Professional Land Surveyor and Licensed Professional Engineer in the State of Texas. He brings over 40 years of experience associated with providing civil engineering design and surveying services to private, commercial and government projects. He has performed work for projects throughout the Rio Grande Valley as well as in San Antonio. His experience is comprehensive and encompasses design and construction of water, sewer, roadway, and drainage systems along with their associated surveying requirements.

As Project Surveyor Mr. Rodriguez's key responsibilities are:

- Provide guidance to field and office personnel for the completion of boundary surveys and improvement surveys.
- Provide training and knowledge to field and office personnel regarding surveying professional standards and industry standard practices.
- Review surveys for completeness and accuracy.

Project Experience:

- Cimarron County Club – Design of a 500-acre residential subdivision and resort surrounded by an 18-hole championship golf course.
- Southwest Drainage Improvements for the City of McAllen resulting in eight (8) different construction projects.
- Nolana Loop roadway and drainage design from 2nd Street to Bicentennial.

- Dove Avenue roadway and drainage design from 2nd Street to 10th Street.
- Water distribution system for McAllen Public Utility Board from Expressway South to Neuhaus Drive.
- Water distribution system along Jackson Road from FM 495 to Owassa Road.
- Sanitary sewer line collection system for the City of Alton with an estimated construction cost of $8,000,000.
- Tierra Santa Golf Course engineering design for the roadway, utilities and storm drainage systems in Weslaco, Texas.

Altogether, Samuel D. Maldonado and Leo L Rodriguez offer over 50 years of professional land surveying experience.

Jessica M. Maldonado, PE, PMP, CFM, SIT - Contract Administrator is a Licensed Professional Engineer, Certified Floodplain Manager, Project Management Professional and Surveyor in Training with over 15 years of experience in management of surveying and design projects. As the Vice President of the Professional Services Department, she oversees the survey and CADD departments, assists with the coordination and scheduling of survey crews, and provides quality assurance for every deliverable while offering valuable survey management support.

Project Experience:

Hidalgo County Pct. 1 TxGLO Flood and Drainage Improvements – Hidalgo County, Texas
- Provided contract administration services and oversaw the design and construction of a new storm drain network, consisting of over 4,000 LF of 36-inch and 48-inch steel polymer coated storm pipe and a 1,250 linear foot long by 130-foot-wide ditch excavation.
- Obtained all required permits, prepared, and submitted all funding reports and provided quality assurance during construction.
- Coordinated with the General Land Office to ensure compliance with program funding requirements.

Hidalgo County FEMA Roadway Reconstruction Project – Hidalgo County, Texas
- Oversaw the design and construction of road and drainage improvements to various streets within Hidalgo County Precinct No. 1.
- Provided contract administration services and coordinated with the County to ensure FEMA funding compliance.

Ware Road Utility Relocation Project (TxDOT CSJ: 2094-01-038 Roadway Expansion)–McAllen, Texas
- Oversaw the design and provided project management of the PS&E utility relocation package which included the waterline and sanitary sewer line improvements.
- Assisted McAllen Public Utility (MPU) with compensable utility support documentation required for the Advance Funding Agreement and Standard Utility Agreement.
- Provided project estimates and review submittals for TxDOT and MPU to review and approve.
- Oversaw the preparation of construction approved plans and specifications in accordance with TxDOT standards and MPU requirements.
- Performed TxDOT utility coordination to avoid conflicts during construction and provided responses to all contractor requests for information.

- Prepared final as-built drawings and submitted to MPU and TxDOT.

Hidalgo County Pct. 2 BCAP Rnd III Road and Drainage Improvements – Hidalgo County, Texas
- Provided design and contract administration for road and drainage improvements to two (2) subdivisions.
- Project was funded by TxDOT's Border Colonia Access Program Third Call of Proposition Three funding and so improvements were developed in accordance with TxDOT design standards, guidelines, and regulations.

Ezequiel Garcia, SIT - Survey Manager is a certified Surveyor-in-Training with extensive experience in the land development, surveying, civil engineering design and construction management field. Mr. Garcia studied Drafting and Design at Texas State Technical College then graduated from the University of Phoenix with a Bachelor of Science Degree in psychology with coursework focused on business administration. His classes in business administration together with his direct work experience have provided him with foundational principles and key leadership skills which he utilizes during each project he works on. Mr. Garcia is proficient in organizational leadership, project management and client relations. His additional responsibilities include management and coordination of survey work and crews, preparation of surveying cost estimates and proposals, and review of project plans and drawings for the purpose of providing quality assurance.

Project Experience:

Adolph Thomae Jr. County Park Shoreline Protection Project Phase III & IV
- Prepared Survey Control Plan for establishing and maintaining horizontal and vertical control.
- Prepared Pre-Construction Survey
- Prepared Post-Construction Survey
- Coordinated with client and field crews to stake out a proposed alignment for a gravity wall.
- Collected proposed materials for the wall as it was installed to create as-builts cross sections.
- Provided quality assurance and quality control procedures for project.

Schematic of Right-of-Way Acquisition Strip Map of Davis Road, Edinburg
- Oversaw the schematic for Right-of-way acquisition project of approximately 1.75 miles.
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map

Schematic of Right-of-Way Acquisition Strip Map of Schunior Road, Edinburg
- Oversaw the schematic for Right-of-way acquisition project of approximately 2.73 miles.
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map

Hidalgo County Urban County Program -2019 HOME Rehabilitation Funds
- Coordinated with client, field crews, and survey cad techs to provide survey services for 26 home improvement sites.
- Submitted bi-weekly progress reports including photos and status to the client.
- Provided quality assurance and quality control procedures for project.

Hidalgo County Drainage District- FM & Country Road-Bond Referendum Project No.12

- Oversaw project and create parcels maps with metes & bound for right-of-way acquisition for 17 parcels.
- Coordinated with client, field crews, and survey cad techs to provide the required R.O.W acquisition.

City of McAllen Medical Center Topographic Survey
- Oversaw project to create a digital cad file of all existing improvements for a Utility Emergency Power Upgrade Project
- Provided utility coordination with Hospital staff and Electrical Company as well as utilized GPRS to provide CADD file and final topographic survey.

Bryan Pena - Project Manager is the assistant Director of Geospatial Services with over 8 years of combined field experience as a Survey Party Chief and Project Management. Mr. Pena's field experience provided him with first-hand knowledge of different types of survey equipment used, measurements taken, and the type of information required in the preparation of a proper survey. He is proficient in the reading of legal documents and the preparation of survey maps and related documents. Mr. Pena currently works in the Survey Department as a Project Manager. He performs research, coordinates with the clients, field crews and office staff, and provides quality assurance quality control procedures to minimize error and ensure a smooth streamlined process in the completion of a survey.

Project Experience:

Hidalgo County Regional Mobility Authority
- Prepared Survey Control Plan for establishing and maintaining horizontal and vertical control.
- Coordinated with client and field crews to stake out a proposed alignment for future ROW.
- Collected proposed materials for the wall as it was installed to create as-builts cross sections.
- Established and maintained quality assurance and quality control procedures for project.

Right-of-Way Acquisition Strip Map for Ware RD McAllen
- Oversaw the schematic for Right-of-way acquisition project of approximately 5.25 miles.
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map.

Space X - Primary POC for all Construction Staking and General Surveying
- Maintain Project controls on all heavy civil projects.
- Project Management and Purchase order management.
- Manage Time and Materials contracts within SpaceX.

White Construction - New SpaceX Office Building
- Assisted in the design build metrology process for anchor rods and footings.
- Oversaw project to create a digital cad file of all existing improvements for all Utility Upgrades
- Oversaw Ground operations.

Hidalgo County Pct. 3 Extension of Shary Road 2 Miles North of SH 107
- Developed topographic map of existing ground features including all structures and current ROW.

- Established construction benchmarks (vertical and horizontal control) IAW TxDOT specifications.
- Performed research and delineation of current ROW and developed ROW strip map.
- Coordinated and confirmed all existing utilities and easements within the project limits.

Texas Border Infrastructure for Del Rio Sector, Maverick County - Eagle Pass TX.

- Oversaw the design build surveying required for 5 miles of Linear attributes.
- Maintained project documentation and invoicing.
- Aided Texas Facilities Commission and Prime contractor on various Boundary surveys for the US Mexican Border alignment.

Eduardo Huerta - Lead Project Surveyor is a graduate engineer with five (5) years of experience in planning, surveying and drafting of civil improvement projects. The largest project he was recently involved in was the RGV Border Wall in Hidalgo County. Mr. Huerta managed the project, coordinated the office and field survey work, and performed some of the field surveying required. Mr. Huerta has also completed field surveys, traffic control plans, gas line relocations (including bore relocations), and various types of designs required by Texas Gas Service. Mr. Huerta has managed design and construction for land and site development projects specifically focusing on platting, paving, drainage, water and sanitary improvements.

Project Experience:

2021/2022 Kiewit dba Southwest Valley Constructors RGV Border Wall Construction – Hidalgo County, Texas

- Provided project management and weekly reports in accordance with contract requirements.
- Underwent specialized training required by Kiewit to perform surveying on federal contracts.
- Coordinated weekly safety trainings and meetings.
- Prepared and submitted detailed invoices of work performed.

2021/2022 E.C.I.S.D. Norma Linda Trevino Elementary School- EDINBURG, Texas

- Prepared a boundary drawing with existing ad joiners, easements, and right of way.
- Prepared a topographic drawing of all existing conditions in the subject area.
- Served as Project Lead in the field and primary point of contact for coordination of all utilities.

2021/2023 Hidalgo County Drainage District No. 1 – Parcel Acquisition – Hidalgo, Texas

- Prepared a boundary design drawing of the existing properties.
- Prepared parcels plats with metes and bounds description of the parcels.
- Point of contact for all utilities relocations.

Texas Gas Service – Gas Line Relocation – Hidalgo, Texas

- Provided a base map showing where the gas line is located.
- Prepared any easement acquisition required for the subject property.
- Coordinated with surveyors to provide existing conditions of the area.
- Prepared a plan and profile plans and exhibit of the existing gas line.

San Juan New City Hall – San Juan, TX

- Prepared Bid documents, assisted with bid procurement and attended pre-construction meeting to kick off project.
- Attended weekly progress meetings with Contractor and Architect
- Prepared construction plans for the development of a 1-acre gross property platted into 1 commercial lot.
- Verified Submittals, Requests for Information, Pay Applications from Contractor for final recommendation.
- Performed weekly site visits to observe and inspect construction activities.
- Coordinated the final walkthrough and prepared the final punch list.
- Prepared close out documents and as-builts drawings for submittal to the City of San Juan

Rusbel Pena – Assistant Project Surveyor is an Assistant Project Engineer with experience in civil engineering design, project management and professional land surveying. As an Assistant Project Engineer (APE) Mr. Peña works closely with the Project Manager to research, develop and design roadway, drainage, water, and sewer line projects for municipalities throughout the Rio Grande Valley. He assists in the completion of utility layouts, drainage layouts, and drainage reports. Additionally, he coordinates with the project owner, aids in the development of construction plans and specifications, and assists with the bid procurement and construction administration of a project. Mr. Peña's surveying experience includes topographic surveys completed for government clients as well as American Land and Title Association (ALTA) surveys completed for commercial clients. Regardless of the type of project Mr. Peña is working on, his priority remains the same - to provide complete customer satisfaction while ensuring compliance with contract requirements and adherence with local, state, and federal codes and regulations. .

Project Experience:

ECISD Brewster Elementary Schoole - Edinburg, TX

- Provided a boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew.
- Coordinated with surveyors to provide existing conditions of the area.
- Provided a survey plat detailing all existing features of the school.

2020 Donna Street Improvement-Donna, TX

- Provided boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew, created the existing surface.
- Provided a full set of Construction Plans showing existing conditions and the proposed improvements for Miller Avenue, South 26th Street, South Avenue, and Lissner Avenue.
- Assisted in the preparation of Bid Documents (Purchase of Materials only).

2021/2022 San Juan Street Improvements – San Juan, TX

- Provided boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew and created the existing surface.
- Provided guidance in the preparation and completion of the construction plans.

- Provided a full set of Construction Plans showing existing conditions and the proposed improvements for Alfredo Street, Jaime Street, Standard Avenue, Loma Linda Street, Loma Verde Street, Loma Vista Street, and W. 12th Street.
- Assisted in the preparation of Bid Documents.
- Performed weekly site visits to observe and inspect on-going construction activities.
- Created weekly field reports detailing the on-going construction activities and provided directions to other inspectors performing field observations visits.
- Coordinated the Final Walk Through with the City of San Juan, Urban County, and the Contractor to determine project conformance and compliance with contract specifications.
- Provided a full set of AS-BUILTS Construction Plans with all proposed improvements.

City of Roma Street Improvements Project – Roma, TX

- Provided guidance in the preparation of a boundary base map with existing adjoiners, easements, and the current right of way.
- Oversaw the importing and deciphering of raw data from the surveying crew, and the creation of an existing surface.
- Designed the new reconstruction of two existing roads.
- Assisted in the preparation of Bid Documents.
- Provided a full set of AS-BUILTS Construction Plans with all proposed improvements.

SPACE X – SH4 Chamber Adjustment Design - Cameron County, TX

- Provided a topographic map of approximately 3,800 LF of the existing roadway.
- Created the existing surface of the road.
- Coordinated with utilities that could have affected the road.

Rio Grande City Public Safety Subdivision – Rio Grande City, TX

- Oversaw the completion of the base map and topographic data.
- Completed a drainage report for the specific use of the property.
- Assisted in the preparation of a subdivision plat and ensured compliance with all requirements for the subdivision process.

City Hall and Fire Station – San Juan, TX

- Provided a boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew and created the existing surface.
- Coordinated with surveyors to provide existing conditions of the area.
- Coordinated with utilities to show what utilities are in the area.

USDA Moore Air Base, Main Entrance Turning Lane – Edinburg, TX

- Provided a topographic map of the existing roadway.
- Coordinated with utilities and showed on survey plat.
- Imported and deciphered the raw data from the surveying crew and created the existing surface.
- Provided a survey plat detailing all existing features of Turning Lane.

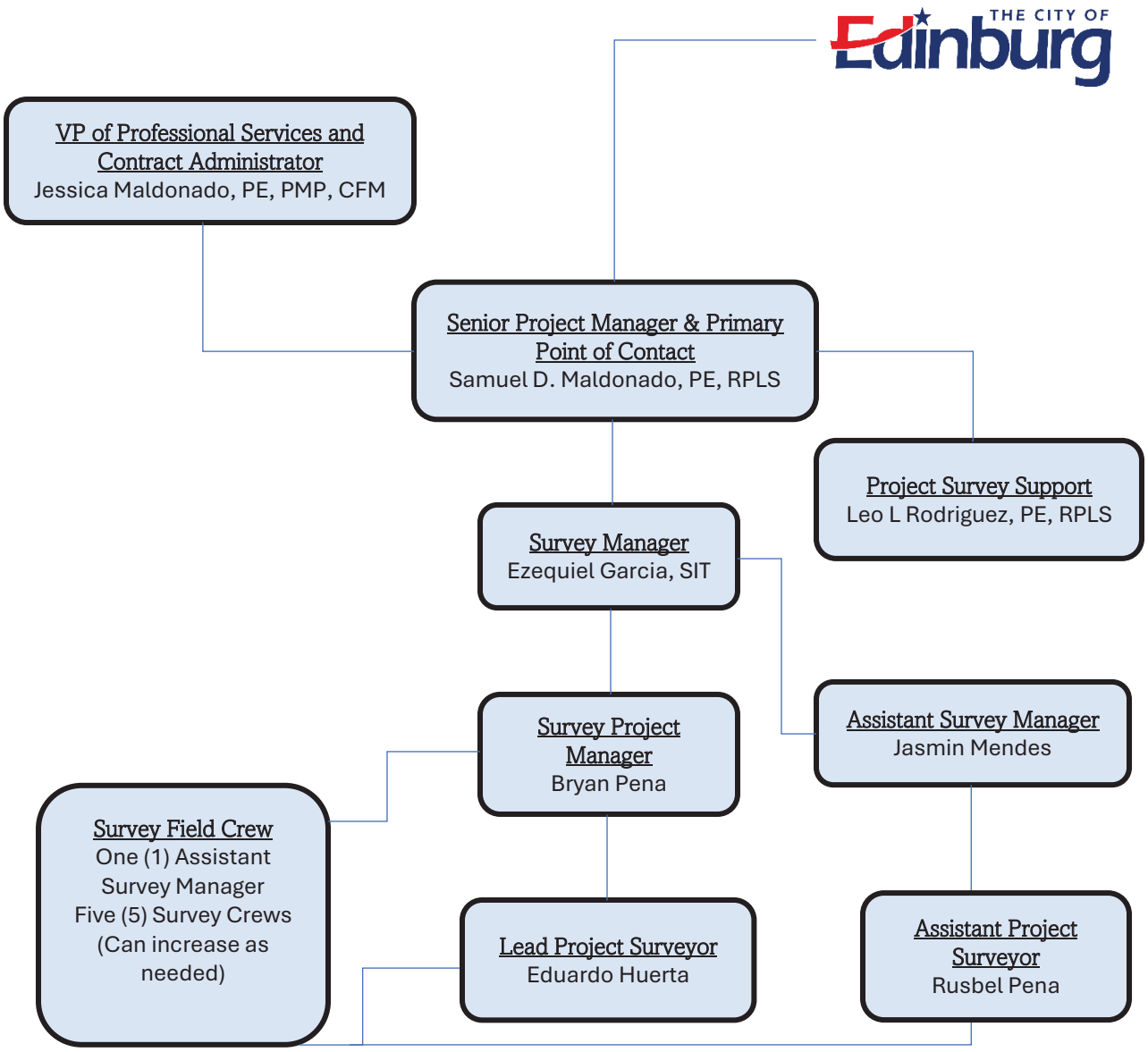
ALTA Survey for A.J. McColl Subdivision – Pharr, TX

- Provided a boundary base map with existing adjoiners, easements, and the current right of way.
- Coordinated with utilities and showed on survey plat.
- Followed all the table A Items required to complete survey.

Subdivision Replat of Asian Valley – McAllen, TX

- Assisted in the preparation of the Subdivision Plat and Utility Layout for the Replat of Asian Valley.
- Coordinated with the City of McAllen and obtained necessary notes and signatures for the Subdivision Plat.
- Performed all required research and assisted in retrieval of the tax certificates for the property.
- Assisted in addressing all comments from the City of McAllen utilizing AutoCAD Civil 3D.
- Assisted in the completion of the subdivision plat and in getting it recorded in the City of McAllen.

ORGANIZATIONAL CHART



SURVEYOR EXPERIENCE – KEY PROJECTS

The following projects denote **SAMES' key** representative experience with respect to scope of service areas identified in the RFQ for Land Surveying Services. Client point of contact information is provided for reference.

- **Schematic Right-of-Way Acquisition Strip Map of David Road (I69C to East City Limits)**

  Contract Date: **03/30/2022-10/31/2022**

  Client: **City of Edinburg**
  Roberto D. Hernandez, EIT
  415 W. University Drive
  Edinburg, TX 78539
  (956) 388-8211

SAMES was contracted by the City of Edinburg to provide professional surveying services in support of a major drainage improvements project. The scope of work called for a schematic Right-of-Way acquisition strip map of Schunior Road, a 2.73-mile length of road, and Davis Road, a 1.75-mile length of road. SAMES's survey department conducted research and data collection using Hidalgo County City maps and Appraisal District property information to create the Right-of-Way exhibit maps. Aerial surveying was conducted to capture and include any structures while field work established minor control for the project. At completion the maps included the existing right-of-way, proposed right-of-way, proposed number of parcels, and any visible structures.

- **Professional Surveying Services for the RAD/Blend Repositioning Project**

  Contract Date: **03/20/2023-07/31/2023**

  Client: **Pharr Housing Authority**
  Noel De Leon, Executive Director (noel.deleon@pharrha.org)
  104 W. Polk Avenue
  Pharr, Texas 78577
  (956) 783-1316

SAMES was contracted by the Pharr Housing Authority (PHA) to provide professional surveying services for a total of 86 properties including single family residences, duplexes, multi-family dwelling units, office and maintenance buildings. PHA needed professional surveying services for a select list of properties prior to receiving a Commitment to Enter into a Housing Assistance Payments Contract with HUD. SAMES provided conventional topographic surveying, boundary surveying with or without improvements, or an ALTA/NSPS Land Title Survey for each property listed in the contract agreement. Standard survey scope of work included accurate flood zone identification, longitude and latitude coordinates for property corners in decimal degrees, clearly marked/flagged property corners and photo of surveyed property taken from the closest public road right-of-way. A total of four (4) properties required an ALTA/NSPS Land Title Survey, 3 were multi-family dwelling units and 1 was an empty lot to be used for future construction. The ALTA/NSPS Land Title Surveys required selection of specific Table A items that needed to be included in the surveys. SAMES coordinated with PHA to provide the following Table A items: monuments placed at all major corners of the boundary of the surveyed property, flood zone classification, gross land area, vertical relief with source of information (contour, interval, datum, with originating benchmark), current zoning classification, setback requirements, height and floor space area restrictions, parking requirements specific to the surveyed property, exterior dimensions of all buildings at ground level, substantial features observed in the process of conducting the fieldwork, number and type of striping and parking spaces on surface parking areas and lots, names of adjoining owners, distance to the nearest intersecting street, and proposed changes in street right of way lines. SAMES followed the 2021 Minimum Standard Detail

Requirements for ALTA/NSPS Land Title Surveys in completion of the ALTA surveys. All surveys were signed and sealed by a Texas Registered Professional Land Surveyor.

Parkview Village



Palm and Civic Center



- **Topographical Surveying and GPRS Services for UHS Cornerstone Regional Medical Center Expansion**

  Contract Date: **05/03/2023-05/31/2023**
  Client: **Gresham Smith & Partners**
  Michael D. Hunkler, Project Manager
  222 Second Avenue South, Suite 1400
  Nashville, TN 37201
  (615) 770-8156



SAMES was contracted by Universal Health Services to provide professional topographic surveying services and ground penetrating radar system (GPRS) services needed to locate private utilities. Cornerstone Regional Medical Center sits on a 4.45-acre tract of land located at 2302 Cornerstone Blvd in Edinburg, Texas. The scope of work included locating any existing visible utilities and substantial structures such as trees, sidewalks, ADA ramps, curbs, parking spaces, roadways and buildings. A digital map of the topography at 1-foot contour intervals was provided in both CAD and PDF file formats. SAMES provided critical spot elevations, established 2 benchmarks for the surveyed areas and provided SUE services to locate private utilities using GPRS. UHS requested use of NAD83 (ADJ2011) Horizontal Datum and NAVD 88 Geoid 12B Vertical Datum coordinate systems. All survey deliverables were signed and sealed by a Texas Registered Professional Land Surveyor.

- **Construction Surveying Services for Texas General Land Office Adolph Thomae Jr. County Park Shoreline Protection Project Ph. III and IV, Arroyo City, TX**

  Contract Date: **04/07/2022-07/31/2022**
  Client: **Shirley & Sons Construction**
  Ronald Shirley
  15705 FM 787
  Cleveland, TX 77327
  (713) 222-7811



SAMES was subcontracted by Shirley & Sons Construction to provide construction surveying services for this Arroyo City project. Scope of work included preparation of a survey control plan, qualifications of surveyors, pre-construction surveys, progress surveys, and post-construction surveys in a survey field

notebook format. SAMES also provided cross sections and a digital map of the topographic survey reflecting those cross sections.

All submittal and stakeout points were based on established benchmarks, control points and proposed elevations as shown on the construction drawings provided by the client.

- **HCDD #1 2018 Bond Referendum Project #12**

  Contract Date: **03/2019-exp. 2021**

  Client: **Hidalgo County Drainage District No. 1**
  Raul E. Sesin, PE, CFM – General Manager
  902 N. Doolittle Road, Edinburg, Texas 78542
  (956) 292-7080

This project consists of a detailed study to design a new storm drainage system for the neighborhoods located between South River Road and surrounding the Chaparral Drain in Donna, Texas. At completion, storm runoff will outfall to the existing Hidalgo County Drainage District #1 facilities, thus eliminating the flooding in these neighborhoods. SAMES is providing Engineering and Surveying services. The Surveying services included are: (1) collection of pre- and post-development field data within project boundaries; (2) parcel mapping; (3) preparation of plans and specifications; (4) location of existing utilities; (5) identification of property corners, limits of ROW, easements, tract corners, and section corners.

- **HCDD #1 2018 Bond Referendum Project #13**

  Contract Date: **03/2019-exp. 2021**

  Client: **Hidalgo County Drainage District No. 1**
  Raul E. Sesin, PE, CFM – General Manager
  902 N. Doolittle Road, Edinburg, Texas 78542
  (956) 292-7080

This project consisted of upgrading the existing culvert structure, cleaning, regrading, and widening of the existing ditch to increase linear detention and positive flow to the outfall at the IBWC Floodway. SAMES is providing Engineering and Surveying services. The Surveying services included are: (1) collection of pre- and post-development field data within project boundaries; (2) parcel mapping; (3) preparation of plans and specifications; (4) location of existing utilities; (5) identification of property corners, limits of ROW, easements, tract corners, and section corners.

- **Hidalgo County Testing – Bio Safety Lab**

  Contract Date: **07/2020-exp. 2021**

  Client: **Hidalgo County**
  Martha L. Salazar, Hidalgo County Purchase Agent
  2812 S. Business Hwy 281, Edinburg, TX 78539
  (856) 318-2626

This project consists of providing overall Civil Engineering and Surveying Services for the proposed Bio Safety Lab on behalf of the County of Hidalgo. The Surveying services included are: (1) signed and sealed Topographic Surveys with planimetric and topographic information; (2) collection of pre- and post-development field data within project boundaries; (3) utility coordination; (4) establishment of horizontal and vertical control of project.

❖ **SpaceX – Professional Engineering & Surveying Services**

Contract Date: 09/2021-12/2021
Client: Space Exploration Technologies Corp.
Ryan Santos, SpaceX Buyer
51900 Joanna Street, Brownsville, TX 78521
(310) 363-6424

This project consisted of providing Professional Engineering and Topographic Surveying Services to a 3,600 LF SH4 roadway which consisted of a five-point roadway cross-section at 50 ft. intervals. Design services included the adjustment of four curves along SH4 to meet the TXDOT design super-elevation criteria at highway speed of 40MPH. The Surveying services included are: (1) signed and sealed Topographic Surveys with planimetric and topographic information; (2) collection of pre- and post-development field data within project boundaries; (3) utility coordination; (4) establishment of horizontal and vertical control of project.

❖ **City of McAllen – #4 Gardenia at North 12th St**

Contract Date: 01/2020-07/2020
Client: City of McAllen
Yvette Barrera, PE, City Engineer
1300 Houston Ave., McAllen TX, 78501
(956) 681-3111

This project consisted of drainage improvements to upgrade an existing drainage system along Gardenia Avenue and include associated scope such as pavement repair, concrete curb and gutter, valley gutter, outfall rip rap, trench protection and traffic control. The Surveying services included are: (1) signed and sealed Topographic Surveys with planimetric and topographic information; (2) collection of pre- and post-development field data within project boundaries; (3) utility coordination; (4) establishment of horizontal and vertical control of project.

❖ **City of Brownsville On-Call Surveying Services – Parcel Survey Plats**

Contract Date: 2020-2021
Client: City of Brownsville
Jose F. Perez, Assistant Director
1001 E. Elizabeth Street, Ste. 101
Brownsville, TX 78520
(956) 548-6087

SAMES provides Professional Surveying Services on behalf of the City of Brownsville as required. The Surveying services included are: (1) signed and sealed Topographic and Boundary Surveys with planimetric and topographic information; (2) identification of existing property corners, limits of ROW, and easements.

CITY OF EDINBURG PROJECTS

City of Edinburg Projects	*Project Description*	*Team Member*	*Completed*	*City POC*
Mon Mack Drainage Ditch Improvements	Topographic & as-built surveying, civil engineering drainage design, construction plans & specifications, construction administration	Jessica Maldonado	August 2024 (estimated)	Mardoqueo Hinojosa, City Engineer
Schunior Road Detention Pond Project	Topographic surveying, hydraulics and hydrology analysis of the detention design, and preparation of plans, specifications and estimates.	Jessica Maldonado	2023	Mardoqueo Hinojosa, City Engineer
8th Street & McIntyre Intersection Improvements	Design of Street & Drainage Improvements	Sam Maldonado	January 2009	Daniel Tijerina, Former Public Works Director
Chapin Road Sanitary Sewer Line Improvements	Design of 24" Sanitary Sewer line	Jessica Maldonado	February 2016	Tomas Reyna, Assistant Director of Public Works
University Drive Bus Stop & Shelter Improvements	Surveying, design and construction management of Civil Improvements, including site infrastructure	Jessica Maldonado	December 2016	Tomas Reyna, Assistant Director of Public Works
WWTP Clarifier Rehabilitation Project	Design & Bid Procurement of WWTP Improvements	Saul Maldonado	June 2018	Arturo Martinez, Director of Utilities
Municipal Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Apollo Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Memorial Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Fountain Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Municipal Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer
Dr. Diaz Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer
Edinburg School District (ECISD) Projects	***Project Description***	***Team Member***	***Year Completed***	***ECISD POC***
Cano/Gonzalez Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF existing gym renovation and 1,500 SF of gym addition	Luz Maria Ibarra	In Progress	Heralio Perez, Jr., Project Manager

Travis Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF of existing gym renovation, 1,500 SF of gym addition, and 1,000 SF of gym stage	Luz Maria Ibarra	In Progress	Heralio Perez, Jr., Project Manager
Norma Linda Trevino Elementary Site Imp.	Surveying & Design of site improvements	Nadia Lopez	November 2021	Robert Estrada, AIA

INSURANCE

We carry Professional Liability Insurance in the amount of $3,000,000, Commercial General Liability, Workers Compensation, Auto Coverage, and meet all County/State Insurance requirements. Once a contract is awarded, SAMES is committed to ensuring we meet ALL insurance requirements required by the City of Edinburg. **Evidence of our Insurance coverage is in included in the next page.**

PROFESSIONAL SERVICES AGREEMENT

SAMES acknowledges that the Professional Services Agreement for this solicitation has been read thoroughly and, if selected, agrees to enter into such agreement. SAMES also commits to meeting the prerequisite insurance requirements as stated in this section.

CONTACT INFORMATION

Points of Contact:

Samuel D. Maldonado, PE, RPLS, RME
Chief Executive Officer
200 S. 10th St, Ste. 1500 McAllen, TX 78501
O: (956) 702-8880 M: (956) 207-7130
sam@samengineering-surveying.com

Esequiel Garcia, SIT
Surveyor Manager
200 S. 10th St, Ste. 1500 McAllen, TX 78501
O: (956) 702-8880 M: (956) 221-708
egarcia@samengineering-surveying.com

AFFIRMATIVE ACTION

SAMES complies with all applicable laws regarding Affirmative Action and Equal Employment Opportunity in all its activities, programs, and/or employment practices and does not discriminate against anyone due to age, creed, color, disability, marital status, national origin, pregnancy, race, religion, sex, sexual orientation, or status as disabled or Vietnam-era veteran.

FEDERAL/STATE/LOCAL REGULATIONS & POLICIES

SAMES intends to approach local, state, and federal regulations and policies for this contract through an intricate understanding of current legislation that directly affects infrastructure development. SAMES will work to identify specific needs, permits, and requirements of the local, state, and federal government at the onset. This approach will allow us to identify necessary requirements that commonly cause delays and pitfalls in project development and schedules. The extensive innovative capabilities of the firm are further highlighted by its involvement with critical federal and state issues and projects.

CERTIFICATE OF INSURANCE EXHIBIT

See Next Page.

405580

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Abraham C. Padron
SafeGuard Insurance Agency 902 W. Hackberry Ave. McAllen, TX 78501	PHONE (A/C, No, Ext): (956) 631-1911 FAX (A/C, No): (956) 631-3911 E-MAIL ADDRESS: cl@safeguardnow.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : National Specialty Insurance Company	
INSURER B : Texas Mutual Fund	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Samas, INC
DBA Sam Engineering & Surveying
200 S 10th ST Suite 1500
McAllen, TX 78501

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	GENERAL LIABILITY						EACH OCCURRENCE	$
	COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
	CLAIMS-MADE OCCUR						MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
							GENERAL AGGREGATE	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						PRODUCTS - COMP/OP AGG	$
	POLICY PRO-JECT LOC							$
A	AUTOMOBILE LIABILITY	X	X	CMI04970000	1/19/2024	1/19/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	ALL OWNED AUTOS X SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS X NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	$
							PIP-Basic	$ 5,000
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N		X	0001273721	8/5/2023	8/5/2024	X WC STATU-TORY LIMITS OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y (Mandatory in NH) N / A						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)
worker's compensation policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER
City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Abraham C. Padron

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER AssuredPartners of Texas, LLC 500 N. Central Expressway #550 Plano TX 75074	CONTACT NAME: Judith Webb PHONE (A/C, No, Ext): 972-331-3722 FAX (A/C, No): E-MAIL ADDRESS: judith.webb@assuredpartners.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Bridgeway Insurance Company	12489
INSURER B : StarStone National Insurance Company	25496
INSURER C : LEXINGTON INS CO	19437
INSURER D : Nautilus Insurance Company	17370
INSURER E :	
INSURER F :	

INSURED
SAMES, Inc.
200 S. 10th Street
Suite 1500
McAllen TX 78501

SAMEINC-02

COVERAGES **CERTIFICATE NUMBER:** 211505442 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE [X] OCCUR X Blkt AI&WOS per X Blkt PNC GEN'L AGGREGATE LIMIT APPLIES PER: POLICY [X] PRO-JECT [ ] LOC OTHER:			674BG0529803	10/1/2023	10/1/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG Policy Aggregate	$ 1,000,000 $ 100,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $ 5,000,000
	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY HIRED AUTOS ONLY SCHEDULED AUTOS NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ $ $ $ $
B	UMBRELLA LIAB [X] OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED RETENTION $			87449X233ALI	10/1/2023	10/1/2024	EACH OCCURRENCE AGGREGATE	$ 5,000,000 $ 5,000,000 $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ $ $
C D	Professional Liability Pollution Liability			031565508 CPL203883211	10/1/2023 10/1/2023	10/1/2024 10/1/2024	Each Claim/Aggregate Deductible per Claim Occurrence/Aggregate	3,000,000 50,000 $5,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
The general liability policy include an automatic additional insured endorsement that provides additional insured status to the certificate holder only when there is a written contract between the named insured and the certificate holder that requires such status. The general liability policy contains a special endorsement with "primary and non-contributory" wording. The general liability and professional liability policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Brady K Co

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Land Surveying Services Rotation

RFQ No. 2024-007

July 16, 2024

THE CITY OF Edinburg







SUPREME ENGINEERING

135 Paseo del Prado Suite 7 | Edinburg, Texas 78539 | (956) 403-1314

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- Non-Collusion Form
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- Conflict of Interest Form
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Section 1
Transmittal Letter

135 Paseo del Prado Ste. 7
Edinburg, Texas 78539
Firm No. 10194901
(956) 403-1314

July 16th, 2024

Clarice Yvette Balderas
City Secretary
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Re: RFQ No. 2024-007 – Land Surveying Services Rotation

Dear Ms. Balderas:

Supreme Engineering, PLLC (Supreme) is pleased to submit our Statement of Qualifications to City of Edinburg for the 2024 Professional Land Surveying Services.

Supreme has been providing Professional Services since 2019; therefore, we are confident that our company diverse team is qualified to serve the needs of City of Hidalgo and our communities. We are eager to demonstrate that our experience and motivation will produce a quality product that will meet your expectations. Our Team gained firsthand experience with municipal and county projects by means of employment; therefore, our Team is very familiar with City of Edinburg needs. The Team gained over twenty-five (25) years of combined experience and worked closely to plan, design, draft, and perform quality assurance on various projects.

We are looking forward to developing a continuous professional relationship with City of Edinburg.

Should you have any questions or need additional information, please feel free to call me as the main point of contact at 956-272-2246 or email me at omar.cano@supremeengineering.com.

Sincerely,

Omar Cano, PE, CFM
President

Section 2
Firm Qualifications and Experience

FIRM QUALIFICATION AND EXPERIENCE

Supreme Engineering, PLLC (Supreme) understands that in order for City of Edinburg to proactively manage the City's needs, especially in efficient and timely manner to alleviate the City's infrastructure and to protect life and property for City of Edinburg's residents, businesses and surrounding jurisdictions, may contract with qualified engineering firms to assist with this endeavor. Road/Utility infrastructure and Drainage have had a major impact in City of Edinburg in the past years. This has impacted the city economically, and it has reached the residents Citywide. Many state and federal agencies have open new grant and loan opportunities to mitigate the latest natural disaster declarations allowing City of Edinburg the opportunity to seek assistance from these federal and state agencies to assist with major infrastructure which will results in benefits for the residents.

Land Surveying

Supreme surveyor has experience with preparation of the following surveying tasks in a timely manner as follows:

1. Boundary lines, giving length and bearing on each straight line; interior angles; radius, point of tangency, and length of curved lines. set iron pin (monument at property corners where none exists; drive pin 18" into ground, mark with wood stake; state on drawing whether corners were found or set and describe each.
2. Legal description, including measurements in recorded deeds for comparison with observed.
3. Area in square feet if less than one acre, in acres (to .001 acre) if over one acre.
4. Identify, jurisdiction and width of adjoining street and highways, width and how paved. identity of landmarks.
5. Plotted location of structures on the property and on adjacent property within 30 feet. dimension perimeters in feet and inches to nearest ½. state character and number of stories. dimension to property lines and other buildings. vacant parcels shall be noted "vacant".
6. Encroachments, including cornices, belt courses, etc., either way across property lines.
7. Fences and walls; describe. identify party walls and locate with respect to property lines.
8. Recorded or otherwise known easements and right-of-way; state owner of right.
9. Possibilities of prescriptive right-of-way and nature of each.
10. Anticipated street widening.
11. Individual lot lines and lot and block numbers. street numbers of buildings.
12. Sidewalks, curbs, gutters & drives on the block and extend to include the same across boundary streets.
13. Building line and setback requirements.

14. Names of owners of adjacent property.
15. Reconciliation or explanation of any discrepancies between survey and recorded legal description.
16. Title searches and title reports.
17. Right of Way acquisitions.

To complete the above tasks the surveyor shall have the minimum topography survey requirements:

1. All lines of levels shall be checked by separate check level lines or on previous turning points or benchmarks.
2. Traffic devices, signs, in connection with boundary streets.
3. Future plans of city, utility districts, and municipal utilities when such information is discovered in routine information gatherings.
4. Minimum of one permanent benchmark on site for each ten or less acres; description and elevation to nearest .01'.
5. Contours at 1 foot intervals; error shall not exceed one-half contour interval.
6. spot elevations at each intersection of a 20-foot square grid covering the property and if possible 5 foot grid interval (s) beyond.
7. Spot elevations at street intersections and at 5 feet on center on curb, sidewalk, and edge of paving including far side of paving. if elevations vary from established grades, state established grades, state established grades also.
8. Plotted location of structures, man-made and natural features; floor elevations at each entrance of building on property.
9. Location, size, depth and pressure of water and gas mains, and other utilities serving or on the property, valves, meters.
10. Location of fire hydrants available to property and size of main serving each.
11. Location of electric and telephone services and characteristics of service available.
12. Location, size, depth and direction of flow of sanitary sewers, storm drains and culverts serving or on property; location of catch basins and manholes and inverts of pipe at each; same at or in boundary streets.
13. Name of operating authority of each utility.
14. Mean elevation of eater in any excavation, well or nearby body; flood level of streams.
15. Extent of watershed onto property. probability of freshets overrunning the site.
16. Locations of test borings if ascertainable and elevation of top of holes.
17. Trees of 3" and over (caliper 3' above ground) locate within 1' tolerance and give species.
18. Perimeter outline only of thickly wooded areas unless otherwise directed.
19. Location, size, elevation of elevated: piping insulated piping, conduit, pipe racks and supports; except that above building roofs.

20. Show dimensions and bearings of property boundaries, and plot all locatable title exceptions and easements on the survey map.
21. Show existence or non-existence of any encroachments and Right of Way.
22. The written legal description of the property and exhibit(s) for recording purpose.
23. Provide an area measurement within boundary lines.
24. Easements – all utility, city and private easements shall be shown and labeled.
25. Legal description and exhibit(s) for any easements where required.
26. Setbacks – building and parking setbacks shall be shown and noted for each property or zoning areas.
27. All above grade utilities, including but not limited to overhead electrical, telephone, cable, street lighting, and other electrical and communications equipment; location and rim elevations of sanitary and storm sewer structures, water main valves, and hydrants; gas valves and all other above grade utility equipment.
28. All underground utilities, including but not limited to storm, sanitary, water, gas, telephone, electrical, and cable. rim elevation, bottom of manhole, and all in and out inverts of utilities shall be noted. note: if any of these utilities do not exist within or directly adjacent to the survey area, surveyor shall locate the nearest available service connection which can be used for future service to site.
29. Provide on the survey a list of names, addresses, and phone numbers of all applicable utility companies.
30. Trees, shrubs, and planting areas: all trees 2” caliper and larger shall be labeled with caliper and species. all tree canopies shall be accurately shown.
31. All trees 6” caliper and larger shall be labeled with caliper and species. all tree canopies shall be accurately shown and areas of woods or shrubs accurately delineated.
32. Zoning of the property and all adjacent properties within 100’ of the surveyed area.
33. Provide planning and zoning overlays.
34. Current flood plain information including FEMA regulatory 100-year and 500-year floodplain boundaries, notation of record flood event elevation (2008 flood), 100- year flood elevation and other DNR protected area boundaries.
35. All measurement tolerances provided on such surveys must be within readings for urban survey as specified on accuracy standards for ALTA/ACSM land title surveys.

Office Location

Supreme Engineering has its office in Edinburg Texas at 135 paseo del Prado Ste 7.

Firm's Capacity to Undertake the Project and Accomplish in the Required Time

✓ **Ability to Commence Services**
Supreme Engineering, PLLC is able to commence services immediately upon issuance of a Notice to Proceed.

✓ **Concurrent Projects**
Supreme Engineering, PLLC has a variety of government and private projects: however, we have the personnel and resources to avoid any interference with any projected awarded to Supreme Engineering.

✓ **Company Ownership**
Supreme Engineering, PLLC is a one owner company with healthy finances. Supreme is not for sale nor intend to be offer in the long future.

✓ **Litigations**
Supreme Engineering, PLLC has no past nor pending litigations.

✓ **Financials**
Supreme Engineering, PLLC is not in default in any loan or any other financial agreements with a bank or other financial institution.

✓ **Conflict of Interest**
Supreme Engineering, PLLC, owner/s, owners' family has no financial or other relationship with City employees, officers, City Council or committee members.

✓ **Insurance Claims**
Supreme Engineering, PLLC has no insurance claims in the past five years.

✓ **Affirmative Action Program**
Supreme Engineering, PLLC is committed to affording equal opportunity in employment to all individuals without regard to race, color, religion, sex or national origin.

Section 3
Team Member Qualifications and Experience

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Supreme Engineering, PLLC (Supreme) has been providing professional surveying services to a variety of clients within the Rio Grande Valley. Supreme is registered with the Texas Board of Professional Engineers and Land Surveyors, Registration **No. 10194901**. Supreme staff has over 10 years of combined experience. Supreme is located locally in Edinburg, Texas, giving Supreme an edge when selected to provide services for projects within the City of Edinburg. Supreme is familiar with City of Edinburg's design standards and guidelines as well as County, State, and Federal regulations to assist with completing projects while complying with any applicable regulations. Supreme utilizes the latest CADD and GPS technology and equipment. Our firm is equipped with technology that will allow us to respond to our client's needs immediately.

Supreme currently employees registered professional land surveyor, engineer, surveyor & engineer designer, construction inspector, surveying technicians and sub-consult any professional service as deem necessary. Employees have a diverse background and are committed to delivering a quality product. Therefore, their diversity allows them to perform multiple duties to ensure that a project meets City of Edinburg's expectations and is delivered on time.



Omar Cano, PE, CFM

BS in Civil Engineering, Texas A&M University – Kingsville, Texas
Registration: Texas Professional Engineer 120081
Certified Floodplain Manager 2389-13N

Mr. Cano has performed work with public and private entities. His public service includes serving as Interim Director of Engineering for the City of Edinburg and he served as an Engineer for Hidalgo County Drainage District No. 1. Public service allowed Mr. Cano to coordinate with consultants, entities, and the public to resolve the infrastructure needs to the area. He is also familiar with the local municipal and state regulations required for design and construction and survey of engineering projects. Mr. Cano's experience includes designing and analyzing engineering work related to hydraulics and hydrology, preparing cost estimates and Preliminary Engineering Reports for a design that will serve the needs and budget, conducting and coordinating site visits to monitor the projects progress and contractors' performance. Mr. Cano has managed projects funded through TWDB / GLO. He will be responsible for final review of plans and will be sealing all designs. As Project Manager, Mr. Cano will be responsible for leading all tasks in the contract and overseeing all aspects of the day-to-day operations.

Mr. Cano is proficient in HEC-HMS and HEC-RAS, SEWER CAD, Windstorm, and AutoCAD/Civil 3D.

Trenton Drain Phase III – Project limits are from Southwest Trenton to North of Wisconsin to connect to the South Main Drain I in Edinburg. New ditch that serves 12 colonias to have a drainage outfall. 1.7 Miles of drainage ditch and 2 major crossings.

South Main Drain II Phase I Ditch Improvements – The project consisted of improving the existing South Main Drain II from McColl Road to I69C in Edinburg. The improvements consist of maximizing the cross sections of the ditch to take advantage of the existing ROW. This not only helps many existing subdivisions using it as an outfall but also will help other communities from western cities by reducing water surface elevation of the ditch.

City of Edinburg Jackson Rd Hike & Bike – Project limits are from Canton to Chapin, 2.8 miles, first of its class in Edinburg. The project consisted of rest areas and parking areas, designed for future connectivity to other cities.

Canton Heights Subdivision Development – Project limits are from I69C to Raul Longoria Road in Edinburg. The project consisted of improving the existing South Main Drain I to connect and accommodate the proposed new development's storm system.

Restituto (Sonny) Ascano III

BS of Science in Civil Engineering, Mapua Institute of Technology – Manila, Philippines
Registration: Texas Registered Professional Land Surveyor No. 6225

Mr. Ascano has forty-two (42) years of experience and is ready to contribute to everything from minor property surveys to major, multi-property undertakings. He is skilled in developing precise drawings from scratch based on recorded and field data. Coordinate with project engineer on final as-built drawings so department and customer had accurate record of final design implemented on site. Receive and review details from design professionals to determine precise measurements for drawing preparation.

Mr. Ascano had the opportunity to gain firsthand knowledge of the requirements set forth by the State of Texas for land surveying working on local surveying firms. He expand his knowledge in gather all researched documents, previous plats, existing maps, chain of title and existing easements pertaining to subject property in preparation for the survey crew to do their field work in accordance with the scope of work, monitor performance of project team members to provide performance feedback, write Metes and Bounds as clearly as possible and describe corners found or set on the ground, submit project deliverables to clients, consistently adhering to quality standards.

Mr. Ascano has been responsible for managing and verifying the accuracy of survey data, including measurements and calculations conducted on the ground, establish legal boundaries for sites based on legal deeds and titles, prepare or supervise the preparation of all data, plats, maps, records, calculations, and all related documents defining the survey, prepare or supervise writing descriptions for use in deeds, leases or other legal documents, conduct exhibit for ground surveys designed to establish baselines, elevations and other geodetic measurements, making sure that surveys conform with Texas Board of Professional Land Surveying Practices

Jose Luis Garcia, Jr.

Certificate in Civil Drafting – South Texas College

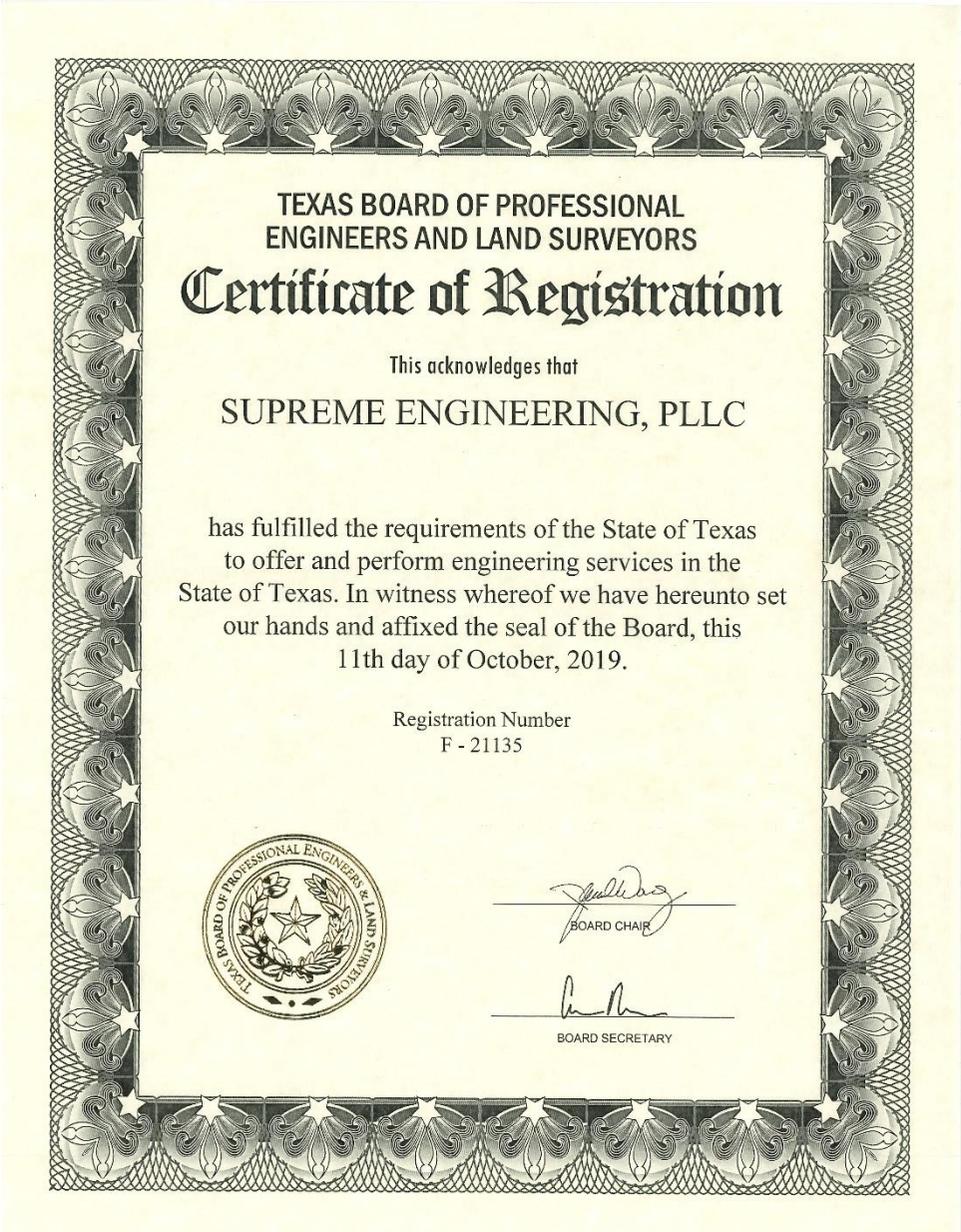
Mr. Garcia offers over fifteen (15) years of civil drafting experience. He is proficient in the following:

- Autodesk Land Desktop
- MicroStation V8i (Select Serie 4)
- Microsoft Office
- Geo Viewer
- AutoTurn
- Civil 3D
- Trimble GPS Equipment

He has performed boundary surveys and drafted for roadway, storm drainage, wastewater collection and water distribution design. Mr. Garcia has also drafted for commercial, public, and residential development. He has produced As-Builts, prepared presentation exhibits and has assisted with USIBWC levee gate structure plans. Mr. Garcia has also served as a survey technician and field crew member to perform boundary surveys. Currently Mr. Garcia is enrolled at Lone Star College Montgomery to assist him on becoming eligible to be a Professional Land Surveyor.

Certifications and Licenses

Supreme is registered with the Texas Board of Professional Engineers and Land Surveyors, Registration No. F-21135.



TEXAS BOARD OF PROFESSIONAL
ENGINEERS AND LAND SURVEYORS

Certificate of Registration

This acknowledges that

SUPREME ENGINEERING, PLLC

has fulfilled the requirements of the State of Texas
to offer and perform engineering services in the
State of Texas. In witness whereof we have hereunto set
our hands and affixed the seal of the Board, this
11th day of October, 2019.

Registration Number
F - 21135

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

BOARD CHAIR

BOARD SECRETARY



Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

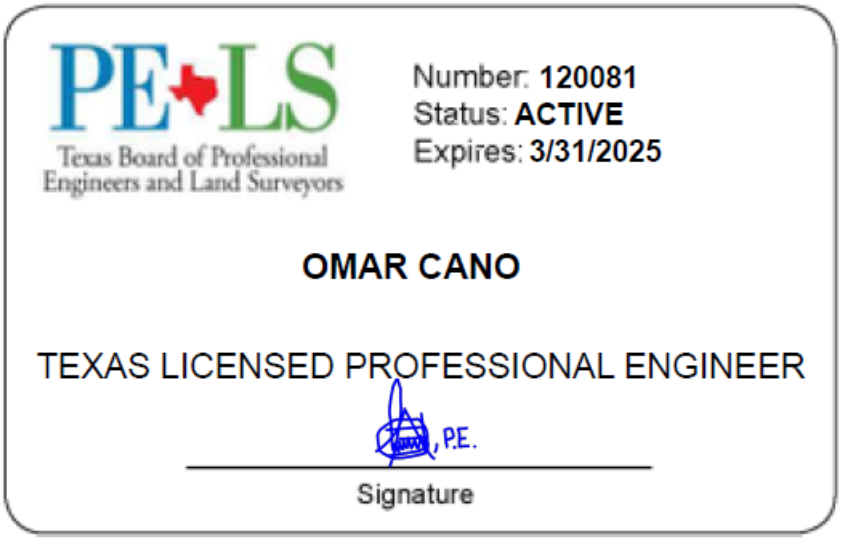
SUPREME ENGINEERING, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-21135

Expiration Date
10/31/2024

Mr. Omar Cano, PE, CFM is a registered Professional Engineer in the State of Texas, License No. 120081.



PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 120081
Status: ACTIVE
Expires: 3/31/2025

OMAR CANO

TEXAS LICENSED PROFESSIONAL ENGINEER

, P.E.

Signature

Mr. Ascano is a registered Professional Land Surveyor in the State of Texas, License No. 10194901.



Texas Board of
Professional Land Surveying

Let it be known that

Restituto A. Ascano, III

having met the requirements of the Professional Land Surveying Practices Act, is hereby registered to practice Professional Land Surveying in the State of Texas so long as such certificate is valid and in force through annual renewal, and subject to the limitations of said Act as a

Registered Professional Land Surveyor

This Certificate of Registration is issued under the hand and seal of the Board on
January 1, 2011

Chair

Executive Director

Registration Number: 6225

Mr. Jose Luis Garcia, Jr. received a Certificate of Completion for Civil Drafting from South Texas College.



South Texas College

Hereby Certifies That

Jose Luis Garcia Jr.

Having completed the prescribed Course of Study is awarded this

Certificate of Completion
Civil Drafting

Conferred in McAllen, Texas with all the honors and privileges thereto appertaining
In Witness Whereof, we have hereunto affixed our signature and
Seal of the Institution on the tenth day of May, two thousand and eight.

SOUTH TEXAS COLLEGE

Irene M. Garcia
Chair, Board of Trustees

Dr. Shirley A. Reed
President

Section 4

References

CLIENT REFERENCES

In State References

Robert (Bobby) Salinas
City Manager | City of Alamo | 420 North Tower Road | Alamo, Texas 78516
956.787.0006 | bsalinas@alamotexas.org

Juan Pablo Terrazas, PE
Assistant City Manager | City of Mission | 1201 East 8th Street | Mission, Texas 78572
956.580.8650 | jpterrazas@missiontexas.us

Roberto Salinas, PE
General Manager | AGUA SUD | 3120 North Abram Road | Palmview, Texas 78572
956.585.2459 Ext. 101 | robertos@aguasud.com

David Suarez
Chief of Staff | Precinct 1 | 1902 Joe Stephens Ave #101 | Weslaco, Texas 78596
956.968.3181 | david.suarez@weslacotx.gov

Section 5

Insurance

INSURANCE CLAIMS

✓ **Insurance Claims**
Supreme Engineering, PLLC has no insurance claims in the past five years.

✓ **Affirmative Action Program**
Supreme Engineering, PLLC is committed to affording equal opportunity in employment to all individuals without regard to race, color, religion, sex or national origin.

Section 6

Professional Service Agreement

July 16th, 2024

Clarice Yvette Balderas
City Secretary
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Re: RFQ No. 2024-007 – Land Surveying Services Rotation

Dear Ms. Balderas:

Supreme Engineering, PLLC (Supreme) has read the Professional Services Agreement. The firm will meet the prerequisite insurance requirement, and the firm, if selected, agrees to enter in to such agreement.

We are looking forward to developing a continuous professional relationship with City of Edinburg.

Should you have any questions or need additional information, please feel free to call me as the main point of contact at (956) 272-2246 or email me at omar.cano@supremeengineering.com.

Sincerely,

Omar Cano, PE, CFM
President

Section 7

Contact Information

CONTACT INFORMATION

Primary Contact

Omar Cano, P.E., C.F.M.
President
135 Paseo del Prado Suite 7
Edinburg, TX 78539
(956) 272-2246
omar.cano@supremeengineering.com

Secondary Contact

Hector Garcia, PE, CFM
Project Engineer
135 Paseo del Prado Suite 7
Edinburg, TX 78539
(956) 403-1314
hector.garcia@supremeengineering.com

Section 8

Appendix A

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7/16/2024

Company/Vendor Name: Supreme Engineering, PLLC

Printed Name and Title: Omar Cano, President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Supreme Engineering, PLLC
(Full, correct legal name)

- Address: 135 Paseo del Prado Ste 7 Edinburg, TX 78539
- Telephone/Fax: (956) 272-2246
- Email address: omar.cano@supremeengineering.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No✓

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓ No____

4. Where is the Company's corporate headquarters located? Edinburg, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes✓ No____

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. 9

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Omar Cano
Address: 135 Paseo del Prado Ste 7 Edinburg, TX 78539
Telephone: (956) 272-2246
Fax: _____
Email: omar.cano@supremeengineering.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Omar Cano, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Supreme Engineering, PLLC, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President

Subscribed and sworn to me this 16th day of July 2024.

By:

Notary Public _____

My commision expires 2/5/28

HILDA MARGARITA MONTANO NOTARY PUBLIC STATE OF TEXAS ID 126239248 EXP. 02-05-2028

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

Certificate Number:
2024-1187674

Date Filed:
07/15/2024

Date Acknowledged:

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

Supreme Engineering, PLLC
Edinburg, TX United States

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

City of Edinburg

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.

RFQ No. 2024-007
Land Surveying Services Rotation

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. [X]

6 UNSWORN DECLARATION

My name is Omar Cano, and my date of birth is 10/09/1981.

My address is 2427 Seton St (street), Edinburg (city), TX (state), 78542 (zip code), USA (country).

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

Executed in Hidalgo County, State of TX, on the 16 day of July (month), 20 24 (year).

Signature of authorized agent of contracting business entity
(Declarant)

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Supreme Engineering, PLLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

7/16/2024

Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

► **Go to *www.irs.gov/FormW9* for instructions and the latest information.**

Give Form to the requester. Do not send to the IRS.

Print or type. See **Specific Instructions** on page 3.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

Supreme Engineering, PLLC

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor or single-member LLC ☐ C Corporation ☐ S Corporation ☐ Partnership ☐ Trust/estate

☑ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ► S

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is **not** disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) ►

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from FATCA reporting code (if any)

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.

410 S. Jackson Rd #2780

Requester's name and address (optional)

6 City, state, and ZIP code

Edinburg, TX 78539

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN,* later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–		–				

or

Employer identification number

8	4	–	2	9	8	1	4	3	3

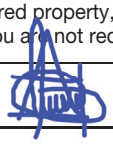
Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here **Signature of U.S. person** ►



Date ► 1/4/2024

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9.*

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, *later.*

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 11/01/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER

KKMT Insurance Group LLC
200 S Sugar Rd, Ste 3
Edinburg, TX 78539

CONTACT NAME: Tim Hruska
PHONE (A/C, No, Ext): 956-609-9460 FAX (A/C, No): 956-609-9462
E-MAIL ADDRESS:

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Great American	
INSURER B : Hiscox, Inc.	
INSURER C : Progressive Ins	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

Supreme Engineering, PLLC
2427 Seton St
Edinburg, TX 78542

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE [ ] OCCUR [X] GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY [ ] PRO-JECT [ ] LOC OTHER:	y	y	PL F119674-00	11/11/23	11/11/24	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$1,000,000 $100,000 $5,000 $1,000,000 $2,000,000 $Included
C	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [ ] NON-OWNED AUTOS ONLY [ ]	y	y	961267871	9/02/23	9/02/24	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$500 CSL $ $ $
	UMBRELLA LIAB [ ] OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED [ ] RETENTION $						EACH OCCURRENCE AGGREGATE	$ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $
B	Professional Liability			ANE4911233.23	11/11/23	11/11/24	Claim/Aggregate Limit	1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W University Dr
Edinburg, Tx 78539
Attn: City Manager

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

TIM

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Printed by TIM on November 01, 2023 at 10:55AM


SUPREME
ENGINEERING

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.F.
2024-2026 Architectural Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-008, Architectural Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion the City of Edinburg requires Architectural Services on City projects which do require an Architect. The qualified firm(s) selected should be experienced in the field of Architectural services, having experience in the planning research, site analysis and consultation, land use entitlement, city planning, architectural and engineering design, code analysis, sustainable design, contracting and sourcing, cost analysis and schedule, construction contract admin, landscaping architecture, and design services for furniture. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and appraisal expertise to carry out the projects without constraints to produce documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date.

The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

On Tuesday, July 16, 2024, Request for Qualifications were received for RFQ 2024-008, Architectural Services. A total of fourteen (14) Request for Qualifications were received and opened.All the submittals received met the criteria set out in the Request for Qualifications.

The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:
1. Able City
2. Alvarado Architects & Associates*
3. Boultinghouse Simpson Gates Architects
4. Brown Reynolds Watford Architects
5. CG5 Architect
6. Diverse Studio
7. ERO Architects*
8. Gignac Architects
9. Heffner Design Team
10. Milnet Architectural Services*
11. Orange Made Architecture
12. Rike Ogden Figueroa Allex (ROFA) Architects
13. Sabal Landscape Design
14. Sam Garcia Architect

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 3 and 5 will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 4 firms and they have received approximately 2 projects.

3. Staff's Recommendation:

Approve Awarding RFQ 2024-008, Architectural Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise.

Reviewed by:		**Prepared by:**
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	Mardoqueo Hinojosa, City Engineer

Attachments:

A. RFQ Architectural Services
B. RFQ Sample Agreement
C. Able City
D. Alvarado Architects & Associates
E. Boultinghouse Simpson Gates Architects
F. Brown Reynolds Watford Architects
G. CG5 Architect
H. Diverse Studio
I. ERO Architects
J. Gignac Architects
K. Heffner Design Team
L. Milnet Architectural Services
M. Orange Made Architecture
N. ROFA Architects
O. Sabal Landscape Design
P. Sam Garcia Architect

Solicitation Created

CLOSED

Request for Qualifications - Architectural Services Rotation

Engineering

90600

Project ID: 2024-8

All dates & times in Central Time

Edit Preview

1. Introduction

1.1. Summary

The City of Edinburg's Department of Engineering is currently seeking to retain a rotation list of qualified professional Architectural firms to provide Architectural services. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The services request is of qualified architect firms with expertise in all phases of the design, construction, repairs, or additions of all city public buildings. It is anticipated that architectural firms will lead full teams of engineers and or related consultants as needed for each project.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

2. Scope of Work

2.1. Scope of Services

The selected firm(s) will report to, and operate under, the direction of City of Edinburg's Department of Engineering staff. Must have a Texas Licensed Professionals with superior background, training, and qualifications meeting all requirements of this RFQ, Registered or licensed in the State of Texas. The scope of services required by this RFQ may include some or all of the following services:

A. **Planning research**: Review, synthesize, update and/or supplement as required completed trial court facilities master plans and/or court programs;

B. **Site analysis and consultation:** Perform site analyses, including test fits, parking, traffic, zoning, geotechnical, on- and off-site utility and related utilization studies; participate in and coordinate with AOC staff, legal counsel, consultants and real estate brokers in site selection and acquisition activities (Real Estate brokerage services are not included in scope of services of this RFQ);

C. **Land use entitlement:** Participate in the preparation of environmental studies and reports as required under CEQA and related local and state laws and regulations, and coordinate required mitigations with site and building design (Environmental site surveys and hazard documentation, EIR preparation, and site remediation services are not included in scope of services of this RFQ);

D. **City planning:** Conduct city-wide operations master planning and analysis; conduct functional programming, design definition and space planning for court building functions;

E. **Architectural and engineering design services:** Provide architectural, structural, civil, mechanical, electrical, plumbing, security, acoustical, interior design, lighting, data/telecommunications, graphics, and related services which may be required in connection with planning, design and execution of renovation and or new building projects. Special services may be requested as warranted by specific projects, including but not limited to, campus planning, geotechnical engineering; land surveys; wind engineering; vibration control; life safety/code consulting; audio visual; physical and electronic security design; parking structure design; and parking revenue control;

F. **Code analysis:** Conduct and/or participate in building, planning, access, and historical code analyses and reviews for new and existing facilities;

G. **Entitlements and approvals:** Identify, coordinate, and support the acquisition of any required entitlements or approvals by local, state, and federal agencies;

H. **Sustainable Design:** Develop, analyze, and implement programs for sustainable site and building design, including LEED goals and documentation;

I. **Contracting and sourcing:** Provide consultation on and analysis of methods of project delivery methods, such as design/bid/build, design/build, and CM @ Risk; participate in preparation of associated conventional or unique contract documents required for procurement; (Legal services, construction management, and construction services are not included in the scope of services in this RFQ);

J. **Cost analysis and schedule planning:** Provide and/or participate in all aspects of project cost estimating and schedule planning, including construction estimating, life cycle costing, value engineering, critical path and special scheduling;

K. **Design services for furniture, fixtures and equipment:** Provide all services required to properly plan, design, specify and coordinate furniture, fixtures, special finishes and equipment;

L. **Site planning and landscape architecture:** Provide all services required to, design, specify and coordinate site design, including grading, utilities, parking lots, roads, driveways, hardscape, landscape, lighting, and irrigation;

M. **Construction contract administration:** Provide construction administration services, including field observations, submittal review, testing and inspection bid document preparation (testing laboratory or construction inspection services are not part of this RFQ), requisition and procurement of specialized pricing and consideration/negotiation of changes, and project contract completion, including punch list, warranty review, preparation of record drawings and closeout;

N. **Building Commissioning:** Participation in development of building commissioning documents and procedures; specification of commissioning procedures, and participation in commissioning program. (Specialized Commissioning agent services are not part of this RFQ);

O. **Move and occupancy planning:** Planning, design and execution of temporary relocations, move planning, and start-up assistance;

P. **Public Art:** For projects that include a public art component provide the services of an artist experienced in creation and installation of artworks in and surrounding public buildings;

Q. **Project Reviews:** Participate in peer and constructability reviews of projects.

All qualified firms or persons shall have current licenses as required under the State of Texas for the provisions of services requested for the City of Edinburg.

2.2. Submittal Requirements

The RFQ must be submitted according to the instructions outlined herein. Each response should include, at a minimum, the following items not excluding the selection process criteria:

A. Transmittal letter – Indicate interest and commitment to perform services for the City of Edinburg, include contact information (physical address, telephone, fax, cell phone, and email address) for the primary person responsible for your RFQ who will be the point of contact for the City on all correspondence and communications pertaining to the RFQ.

State whether any addendums to this RFQ have been received by your firm and whether consideration of their content has been included in your RFQ. The letter must be signed by an officer of the firm who is authorized to bind the firm to contract and shall contain a statement to this effect;

B. Firm Qualification and Experience – Discuss the firm's experience and history in performing engineering and project management services in a timely manner, particularly for other governmental agencies in the past five (5) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments.

C. Team Member Qualifications and Experience – Submit resumes summarizing qualifications and experience of project manager, key staff and any support staff likely to be assigned to the work.

D. References – Provide at least three references (names and current phone numbers) from recent work and List all past projects with the City of Edinburg for each proposed team member. Include a brief description of the projects associated with the reference, and the role of the individual.

E. Insurance - Provide information on the types and amounts of insurance carried by the PSP, including General Liability, Auto Coverage, Worker's Compensation, and Professional Liability Coverage. A list of any insurance claims against the firm within the past 5 years.

F. Professional Services Agreement – Provide a statement that the Professional Services Agreement has been read, that the firm will meet the prerequisite insurance requirements, and the firm, if selected, agrees to enter in to such agreement.

G. Contact Information – Each firm must submit the firms two (2) different contact information (Name, Title, Address, Phone Number, Mobile Number, and Email Address).

H. Presentation – Electronic submittal only.

3. Evaluation Criteria

1. Overall Qualification of Team

Scoring Method:
Points Based
Weight (Points):
40 (*40% of Total*)

2. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

3. Ability to meet Schedules and Deadlines

Scoring Method:
Points Based
Weight (Points):
30 (*30% of Total*)

4. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT "B" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

40+ years
BUILDING COMMUNITIES

THE CITY OF Edinburg

CITY OF EDINBURG

REQUEST FOR QUALIFICATION 2024-8 ARCHITECTURAL SERVICE ROTATION

July 16, 2024

able.city

Architecture · Community Engagement
Planning · Economic Development

110 Broadway St. Ste. 590, San Antonio, TX 78205
(210) 201-2376 | www.able.city | communications@able.city

Our Offices:

SAN ANTONIO, TEXAS
Corporate Office
110 Broadway St. Ste. 590
San Antonio, TX 78205
210-912-5929

MCALLEN, TEXAS
Branch Office
200 S. 10th St. Ste. 907
McAllen, TX 78501
956-790-0442

LAREDO, TEXAS
Branch Office
901 Victoria St. Ste. A
Laredo, TX 78040
956-725-7418

EL PASO, TEXAS
Branch Office
521 Texas Venue
El Paso, TX 79901
915-201-0607

MIAMI, FL
Branch Office
6621 SW 63rd Court, South
Miami, FL 33143

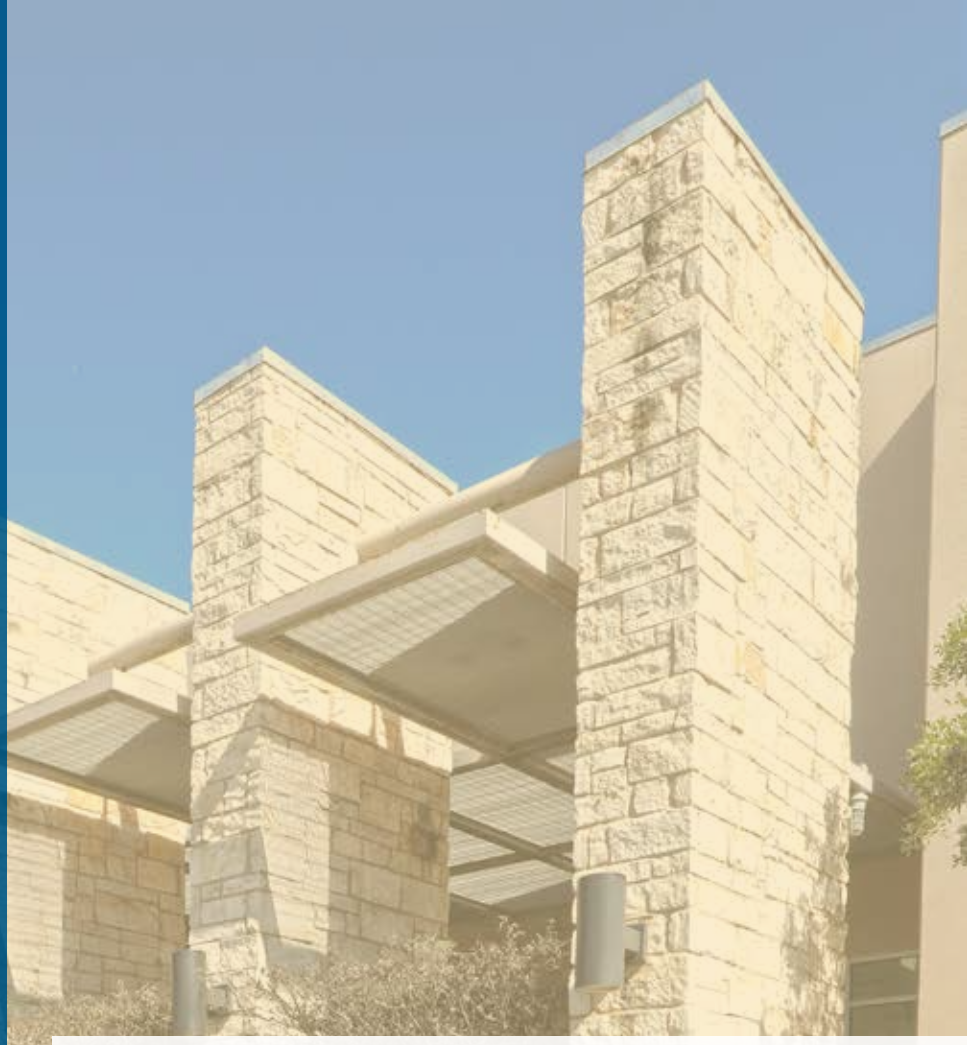


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TRANSMITTAL LETTER

July 16, 2024

City of Edinburg
Mardoqueo Hinojosa, City Engineer
Attn: City Secretary
415 W. University Drive,
Edinburg, TX 78541

Dear Mr. Hinojosa and Selection Committee,

Able City, LLC is thrilled to submit our qualifications for the **Architectural Services Rotation (RFQ #2024-8) for the City of Edinburg.** *Our proposal will introduce our dedicated team, highlight our extensive qualifications, and showcase over 40 years of collective experience in city infrastructure projects and collaboration with public agencies.*

Recognizing the specific requirements and detailed scope outlined in your RFQ, we have carefully assembled a team of expert professionals who are deeply dedicated to the diverse goals set forth by the City of Edinburg. This team is committed to supporting the ongoing development and welfare of Edinburg and its community, bringing a history of collaboration with past clients, trust, and high standards to your project.

We have meticulously incorporated all issued addendums into our proposal and are fully prepared to align our strategies with the city's objectives. The primary point of contact for this RFQ, who will oversee all correspondence and communications about this proposal, is our **Principal, Ricardo Solis, AIA, LEED, AP**. *He can be reached at:*

- *Physical Address: 200 S. 10th Street | Ste. 907. McAllen, TX 78501*
- *Telephone: (956) 725-7418*
- *Cell Phone: (956) 230-7818*
- *Email Address: ricardo@able.city*

Our unique blend of expertise, a proven track record with a variety of project types and sizes, and unwavering dedication to client service position us to assist Edinburg in enhancing your city's facilities and infrastructure. We are fully prepared, eager, and excited to commence work immediately to meet and exceed your expectations.

Thank you for considering our proposal. I, Mario A. Peña, as a Partner/Principal of Able City, LLC, am authorized to bind our firm to all the statements and obligations in our submission.

Sincerely,



Mario A. Peña
Partner/Principal



Tab

1

Firm Qualifications and Experience.

ABOUT ABLE CITY

PROFILE

Able City is a multidisciplinary firm focused on planning, architecture, economic development, and community engagement. We are dedicated community builders with a mission to transform urban spaces to respond to people's needs by creating environments that encourage growth, innovation, and prosperity. Our belief in empowering communities to discern their needs has led us to collaborate with community members, clients, and partners to shape an ambitious and tangible urban development vision.

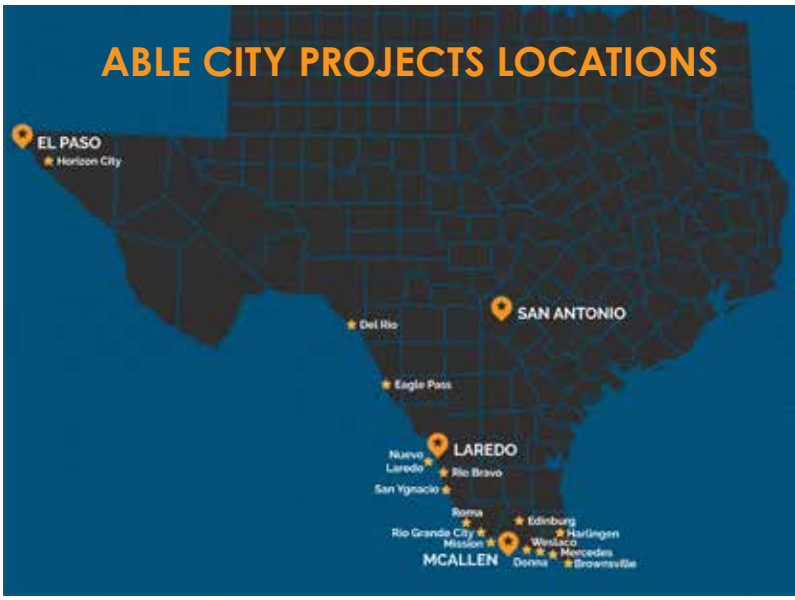
What sets Able City apart is our industry-leading design methodology which folds in these disciplines to take a global approach to every project—mindful that each discipline affects and informs the others in the context of place-making.

Able City does not look at isolated components of a project but instead presents a holistic approach that respects the interconnected and symbiotic relationship of all facets. This synchronistic approach allows us to draw on a wide variety of resources and assets for our clients to improve spaces, neighborhoods, cities, counties, and regions while finding the right balance of architectural design, urban planning strategies, and land use for our clients.

We confirm that the primary office providing services for the City of Edinburg's will be our McAllen location. This strategically situated office enhances our ability to efficiently manage projects within Edinburg and its surrounding areas. We want to mention that 76% of our staff is bilingual. We understand the people, culture, and language of the border area unlike any other firm.



Our understanding of the unique dynamics and opportunities in this area allows us to implement projects that leverage the area's rich cultural heritage and economic strengths. By embedding local cultural and economic elements into our work, we aim to foster sustainable and inclusive growth. Our commitment to Edinburg and broader Texas region is evidenced by our extensive portfolio of completed works, which reflects our deep involvement and the positive impact we strive to make across this dynamic area.



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AUTHORIZED PRINCIPAL MEMBER
MARIO A PEÑA, AIA, AICP, CNU-A
PARTNER AND PRINCIPAL
210.201.5665 | mario@able.city
110 Broadway St. Ste. 590, San Antonio, TX, 78205

Architectural Firm Information

THE YEAR FIRM WAS ESTABLISHED

Able City, LLC was established in 2017 out of the merger of Hickey Peña Architects (est. 1978) and Frank Architects (est. 1990).

FIRM STRUCTURE

Able City is a Limited Liability Corporation,
Incorporated in the State of Texas.

FIRM PARTNERS

Mario A. Peña, AIA, AICP, CNU-A
Diana H. Peña, CNU-A
Viviana Frank, FAIA, CNU-A, CEcD, LEED AP
Frank Rotnofsky, AIA, LCI, Fitwell Ambassador
Ricardo Solis, AIA, LEED AP

LITIGATION & INSURANCE CLAIMS HISTORY

Able City, LLC has no litigation or claims in the past seven (7) years.

Able City proudly identifies as an HUB | HABE | MBE | SBE | WBE | DBE **firm, embodying a culture of diversity and inclusion at the heart of our operations.** Our commitment extends beyond internal policies to actively foster partnerships with diverse businesses in our projects. This approach enriches our work with various perspectives and ***aligns with the City's aspirations for inclusive community development.*** We are dedicated to advancing equitable opportunities within the architectural and urban planning sectors, contributing to the vibrant, diverse fabric of the communities we serve.

ABLE CITY STAFF

Able City is a South Texas-based, majority-bilingual family of architects, designers, planners, economic developers, writers, and community engagement specialists committed to connecting people with the kinds of places and policies designed to bring everyone in.

able.city

31 EMPLOYEES



5 **Licensed Architects**
Frank Rotnofsky AIA, LCI, Fitwell Amb.*Mario A. Peña AIA, AICP, CNU-A*
Viviana Frank FAIA, CEcD, CNU-A, LEED AP *
Ricardo Solis AIA, LEED AP *
Teresa Barker, AIA , LEED GA, WELL AP

3 **LEED Accredited Professionals**
Viviana Frank FAIA, CEcD, CNU-A, LEED AP *
Ricardo Solis AIA, LEED AP*
Teresa Barker AIA , LEED GA, WELL AP

3 **Certified Planners**
Carlos Gallinar AICP, CNU-A*
Jason King, AICP, CNU-A*
Mario A. Peña AIA, AICP, CNU-A*

5 **Certified Congress of New Urbanism (CNU-a)**
Carlos Gallinar AICP, CNU-A*
Jason King, AICP, CNU-A*
Mario A. Peña AIA, AICP, CNU-A*
Viviana Frank FAIA, CEcD, CNU-A, LEED AP *
Diana Peña CNU-A*

8 **Community Engagement Specialists**
Frank Rotnofsky AIA, LCI, Fitwell Amb.*
Carlos Gallinar AICP, CNU-A*
Jason King, AICP, CNU-A*
Mario A. Peña AIA, AICP, CNU-A*
Viviana Frank FAIA, CEcD, CNU-A, LEED AP *
Diana Peña CNU-A*
Lorena Gonzáles
Sabrina López

1 **Certified Economic Developer**
Viviana Frank FAIA, LEED AP, CEcD, CNU-A *

2 **WELL & Fitwell Accredited Professional**
Frank Rotnofsky AIA, LCI, Fitwell Amb.*
Teresa Barker AIA , LEED GA, WELL AP

7 **Project Managers**
Teresa Barker AIA , LEED GA, WELL AP
Alfonso Camacho
Luis Pruneda, TAS
Edna Zepeda
Ernesto Torres
Gabriel De Leon
Gilbert Peña
Juan Garza
Victor Montes

7 **Architectural Designers**
Alfonso Sepulveda
Angelo Gomez
Gilbert Peña
Hector Quintanilla
Laura Garcia

1 **Tx Accessibility Standards (TAS)**
Luis Pruneda, TAS

5 **Professional Support Staff**
Anabel Villareal
Ricardo Colindres
Bryan Chavez
Sydney Aschbacher

23 English-Spanish Bilingual

** Denotes Able City Partners & Principals*

FIRM AWARDS & RECOGNITION

2022 AIA LRGV Architecture Firm of the Year

Texas Society of Architects 2023 Studio Award
Los Dos Laredos Bi-National River Conservation Park, Laredo, TX / Nuevo Laredo, MX

Green Dot International Design Competition Excellence in Green Building Design Award
Green Dot International Design Competition James & Maria Haynes Health & Wellness Center, Laredo, TX

AIA Lower Rio Grande Valley - Outstanding Architecture Design and Achievement
LISD Vidal M. Treviño School of Communications and Fine Arts, Laredo, TX

AIA Lower Rio Grande Valley - Outstanding Architecture Design and Achievement
Children's z Center, Laredo, TX

AIA Lower Rio Grande Valley Honor Award - Design Award 2021
St Agustin Cathedral Master Plan & Preservation, Laredo, TX

The Congress for New Urbanism (CNU) Merit Award - Excellence in urban design, placemaking, and community building
Viva Laredo Comprehensive Plan, Laredo, TX

Preservation Honor Award - Preservation Texas
LISD Vidal M. Treviño School–Uribe Rancho, San Ygnacio, TX

National Trust for Historic Preservation Award Excellence in Historical Preservation, U.S. Housing and Urban Development Secretary's Award.
The Hamilton Hotel, Laredo, TX

Webb County Heritage Foundation Award, Historical Preservation Award
Federal Probation Offices, Laredo, TX

Webb County Heritage Foundation -



Los Dos Laredos Bi-National River Conservation Park, Laredo, TX / Nuevo Laredo, MX

Preservation/ Restoration Award
1205 Iturbide Street Restoration, Laredo, TX

THC Annual Award of Excellence in Historic Architecture
Texas Historical Commission Dimmit County Courthouse, Carrizo Springs, TX

Webb County Heritage Foundation Award - Design Excellence in Contemporary Architecture
WBCA (Washington Birthday's Celebration Association) Museum, Laredo, TX

Austin Business Journal - Community Impact Award
Grove Place Apartment Complex, Austin, TX

Boston National Artists Housing Competition National Finalist, Boston, MA

AIA Zebby Citation of Honor Award
Community Service Viviana Frank, FAIA

Webb County Heritage Foundation - Design Excellence in Contemporary Architecture
Azteca Affordable Housing Project, Laredo, TX

Texas Association of School Boards (TASB) Excellence in Design Award
UISD Borchers Elementary School, Laredo, TX

Texas Construction Magazine Entertainment Center Best of 2003 Award (FAI was the associate/ design architect to LAN, Inc.)
City of Laredo Sames Auto Arena, Laredo, TX

PROFESSIONAL SERVICES

PLANNING RESEARCH

Pre-design work is the foundation of an effective, efficient, and seamless project and it begins with a collection of data. Also, as urban planners, we always design with sensitivity to building scales, economy, transportation, and environmental developments of the extended region.

SITE ANALYSIS AND CONSULTATION

Every project is about a place. One of the main opportunities of the project is the integration of a renovated, adapted structure into an existing historic neighborhood. Our team includes dedicated architects, also experienced in historic preservation and in building adaptations and renovations, strategically planned for long-term development and growth.

LAND USE ENTITLEMENT

Our years of work in both the public and private sector working on large undeveloped tracks have given us key insights into the interactions between entitlements and desired community outcomes. We have a fully developed understanding of the impact land use may have on land value, and quality of place, as well as how it may impact pace of growth, and support public transit, and mobility.

CITY PLANNING

Urban Planning is essential for inner-city projects because they directly impact a neighborhood's livelihood and character, and therefore the users and the residents of the area. Every project has the potential to enhance/connect/support the community. And, therefore, community engagement is essential to creating a solution of and for the people.

ARCHITECTURAL AND ENGINEERING DESIGN SERVICES

We believe architecture has memory, a relationship with a piece of land, an environment, a city, a culture, a history, a client and an economy. Our design philosophy is to take all into account, work collaboratively, and build solutions based on data and evidence. Design opportunities are revealed when project challenges are defined. We do not begin projects with preconceived ideas, but rather begin by learning through research and listening closely to our clients in order to truly understand the particular project goals, opportunities, and challenges.



CODE ANALYSIS

Our highly experienced team has worked on many public projects to bring their existing facilities into compliance with ADA, Life Safety, and ICC Building Codes. In addition, we have extensive experience with zoning codes and ordinances.

ENTITLEMENTS AND APPROVALS

Able City is well-versed in coordinating approvals from all levels of jurisdictions and regulatory authorities. We work closely with the owner to coordinate the acquisition of any required documentation and approvals.

SUSTAINABLE DESIGN

The Team staff includes two LEED Accredited Professionals. However, we feel sustainability extends beyond the environment. Sustainability must include the ongoing development of social capital through improvements made on the campus. Proximity is the key to developing achieving sustainable developments.

Able City's sustainable development projects use local participatory design processes to holistically integrate ecological, economic, social, and cultural dimensions of sustainability in order to regenerate social and natural environments.

We are committed to sustainability across all projects and believe this approach, to sustainable land use planning and development, improves the well-being of people and their communities; shaping their environments into healthier, efficient, and more memorable spaces.

This translates into various strategies such as place making and form-giving, implementing alternate energy sources such as solar and wind, water conservations, mobility options, walkability, low impact development, building orientation, and clustered development to optimize topography and minimize ecological impact.

CONTRACTING AND SOURCING

Throughout our 40 years of combined experience, Able City has built strong relationships with subconsultants and contractors throughout Texas and the Nation. We have shown in the proposal a strong team to address the majority of your needs, but in the event a project requires a specialty consultant, we can easily source the right person for the job.



Canseco House Rehabilitation, Laredo Food Policy Council Headquarters

Our process also fosters an environment of integration and communication with contractors, manufacturers, product reps as we vet building systems for sustainability, availability and proximity of source.

COST ANALYSIS AND SCHEDULE PLANNING

The teams' extensive database of past projects allows our team to select materials, designs and systems that will be most cost effective and maintain the project budget. Much can be done to achieve a balanced program and budget by creating options for space and quality requirements and other features. As the project moves into design, the design evolves within the confines of a set budget. Costing procedures typically include development of a component budget system and execution of an opinion of probable costs at the end of each phase to reconcile building costs with the budget.

We understand the importance of maintaining the project schedule to the best stewards of our clients' resources. From the beginning of a project we will need to determine critical Owner milestones and meeting dates for all approving entities. From this data we will produce a schedule for the design activities on the project. Once produced, we solicit the written commitment of each team member to the schedule.

DESIGN SERVICES FOR FURNITURE, FIXTURES AND EQUIPMENT (FF&E)

Much of our public sector work has included providing design and selection. We have experience procuring through government pre-contracted vendors which we utilize to achieve ultimate expediency and control of the purchased item. For projects where a variety of products and/or budget is of utmost priority, we develop FF&E bid packages that include a level of detail and design intent that both yields expected and desired products and promotes competitive bidding.

SITE PLANNING AND LANDSCAPE ARCHITECTURE

Able City's approach to landscape architecture strives to connect the design to the existing social, ecological, and soil conditions. Our ultimate goal is to provide a good quality of life by preventing soil erosion around buildings and other developed areas, encourage groundwater recharge, and offer valuable shade to protect buildings and people. Choosing native plants allows developed landscape to coexist with nature, rather than compete with it. Native plants manage stormwater, reduce maintenance and promote plant and wildlife conservation.

CONSTRUCTION CONTRACT ADMINISTRATION

We have developed helpful forms and protocols to maintain the entire team informed of all aspects of the construction phase. These include a project worksheet which is updated with all the critical data for construction like current scheduled completion date, rain delay log and allowance balances. We also keep and administer a master project action item agenda which logs all team tasks and assigns responsibilities to team members. This has proven a powerful tool for efficiency and accountability.



Villa Antigua Renovation and Preservation, Laredo, Texas

BUILDING COMMISSIONING

Able City prides itself on being responsive to clients and ensuring that projects are successful. A major part of a buildings' success is commissioning the building so that operations and maintenance of the facility don't become a burden on the client. Building Life Cycle planning and system durability and performance are key components of our product selection and system design process. We don't go away when the owner moves in, we stay involved and provide assistance with any issues that arise post occupancy.

MOVE AND OCCUPANCY PLANNING

Able City specializes in programming and space planning. By understanding the problem and working with the owner to define all requirements, identify all challenges, and provide scenarios to assist in decision matrices; we narrow in on the preferred solution and create the most efficient process and outcome. Renovations, adaptive reuse, and Historic Preservation are passions and strengths of our firm, and we enjoy solving our clients puzzles.

PUBLIC ART

We recognize local and regional arts and culture as the foremost indicator of the community's unique identity. Arts and culture cultivate civic pride and identity and are an essential component to economic development and for attracting and retaining talent. Because we think this element is so important to a community's success, we have integrated its procurement methodology, funding mechanisms, and writing of supporting policy into our core competencies and we have put that into practice as we have written comprehensive plans and neighborhood plans. Examples include Viva Laredo Comprehensive Plans and El Milagro (Sharyland/Mission) Master Plan Charrette.

PROJECT REVIEWS

The firm uses extensive procedures for quality oversight at all critical milestones of a project. We have implemented procedures used by ISO certified firms that include peer reviews and interdiscipline draft reviews and have enjoyed a measured reduction in RFI's because of it.

ABILITY/AVAILABILITY TO DELEGATE

Able City possesses the ability and availability to delegate work to other offices if needed for the City of Eagle Pass. It is already common practice for our project teams to support each other no matter from which of our locations a project is primarily managed.

Able City was established in Laredo, Texas, and has since opened three additional offices—San Antonio, McAllen, and El Paso, Texas. ***While headquartered in San Antonio, Able City functions as one cohesive unit***: everyday business is seamlessly conducted among our internal staff through the use of e-mail, phone, and by using the video conferencing features of ZOOM. Often times project team members are located across our several offices, and while we prefer face-to-face, in person conversation and collaboration—as most people do—we successfully execute our professional services within project timelines and budgets.

Although principals are primarily located at each of our locations (due to personal living locations), it is common practice for all partners, principals, project managers, and staff to commute to any of our locations depending on project needs.

Likewise, project location does not constrain Able City's project teams from traveling to job sites when necessary, even if that job site is closer to one of our other offices.

Because Able City possesses the ability to seamlessly work and to delegate work among our offices, it even leads to better collaborate with our sub consultants.



San Antonio Partner/Principal collaborating with our Laredo-based team.

We specialize in designing for border communities because we are part of the border community.

AMERICAN INSTITUTE OF ARCHITECTS 2030 COMMITMENT

Sustainability Commitment

At Able City we are committed to serve as stewards of the planet's resources, and stand up locally by joining an industry-wide movement toward more sustainable building practices.

As a signatory firm of the AIA 2030 Commitment, we have began phasing our employees through the AIA 2030 series lectures to establish a knowledge base from which to reinvent our design approach.

Our commitment involves designing for carbon neutrality in all new construction and major renovation projects by 2030.

During the pre-design and design phase, our client will be provided with the option to incorporate sustainable strategies for the following:

A. Life-cycle cost analysis (LCCA) : Three alternatives for one building system analysis.

B. Whole Building Energy Simulation (WBES) at Design Development and 90% Construction Documents.

C. Daylight Simulation Analysis for all Regularly Occupied Spaces.

D. Preliminary Assessment of LEEDv4 Standards for Green Building Design.









HEALTH, WELLNESS & ACTIVE DESIGN

Able City defines the term "health and wellness" to be the sustained physical, emotional, and social health of a community. Through targeted programming, planning, architecture and engineering, all of Able City's projects strive to have a positive effect on the community's health and well-being.

For a better quality of life, Able City supports the health and wellness of our clients and our community by implementing the following active design strategies:

Active Transportation: alternative modes of mobility including walking and biking

Active Recreation: providing physical activity places and spaces for all ages, interests and abilities

Active Building Design: design strategies in building design that focus on physical activity in daily life and a safe building environment

Access to Nutritious Foods & Food Safety: improving access to healthy food systems and nurturing local sources, particularly in communities and neighborhoods that need it the most, such as those in "food deserts"





Through Able City's Fitwel participation, we offered our clients evidence-based Covid-19 mitigation services based on real-time data from the CDC.

EVIDENCE BASED DESIGN

Able City approaches all of its projects to achieve healthier lifestyles by implementing "evidence based design," which the Center for Active Design (CfAD) and the Fitwel program define as "development and operational strategies to support healthy communities."

Fitwel is the world's leading certification system, created by the Center for Disease Control (CDC) and the General Services Administration (GSA) and Administered by the CfAD. Fitwel was created by the Center for Disease Control (CDC) and the General Services Administration (GSA) to be the world's leading certification system.

THE FITWEL PROGRAM WORKS TOWARDS TRANSFORMING DESIGN AND DEVELOPMENT PRACTICES THAT SUPPORT HEALTH AND WELLNESS IN PRIVATE AND PUBLIC SPACE.

Members of Able City are "Fitwel Ambassadors" and, as applicable, are ready to take your project through the Fitwel program.

Reducing chronic and preventable diseases in cities starts with the buildings we spend most of our time in. Able City has therefore prioritized health and wellness for a long time, preparing it to respond quickly to COVID-19 in assisting its clients with viral mitigation services for their new and existing facilities. Viral mitigation strategies include but are not limited to evaluating public and private spaces as they relate to safe distancing planning, plan phasing, reconfiguring flex spaces, existing mechanical system evaluations, analyzing building air quality, introducing hands-free "touchless technologies," educational signage, and health promotion programming.

Good design is not only essential in promoting employee wellbeing, it can also improve company performance by lowering absenteeism and increasing overall productivity. As much as Able City is responding to the particularities of the current crisis, designing for health and wellness is not a new, one-time concern for us—it's core to who we are.

PROJECT PROCESS: DESIGN

Pre-design work is the foundation of an effective, efficient, and seamless project. Every project is about a place. One of the main challenges of our priority project is the integration of new, renovated or adapted structure into an existing campus and neighborhood. Our team includes dedicated urban planners who strategically plan for long-term development and growth, with sensitivity to building scales, economy, transportation, and environmental developments of the extended region. We have provided the following approach based on the CM-at-Risk delivery method, knowing full well that the contract type changes depending on the needs of each project.

1. COLLECT, ORGANIZE, ANALYZE DATA

Review any original design goals for the facility.

2. ESTABLISH GOALS

Obtain input from appropriate key decision-makers. Submit written goals, and document and obtain approval of goals to help assure that nothing has been overlooked.

3. DETERMINE NEEDS

Determine space requirements, budgets, schedules, construction quality and staff/ equipment needs.

4. STATE PROBLEMS

Define unique requirements, budget impacts, spatial environment, and future needs.

5. DEVELOP OPTIONS & TEST CONCEPTS

Develop concepts regarding building organization, access, space relationships, separations, adapPartility, iconography, and security.

6. BUDGETING & COST CONTROL

Much can be done at this point to achieve a balanced program and budget by creating options for space and quality requirements and other features. As the project moves into design, the design evolves within the confines of a set budget. Costing procedures typically include development of a component budget system and execution of an opinion of probable costs at the end of each phase to reconcile building costs with the budget.



7. SCHEMATIC DESIGN

Schematic design arranges the space flow into the optimum arrangement for operations and occupant comfort. Schematic design is the time when major components of the design are identified and a more accurate cost estimate is developed. During this phase, work plans are updated, spaces laid out, and building systems are defined.

8. DESIGN DEVELOPMENT

Following owner schematic design approval and authorization to proceed, design development documents are prepared. These include site plan and floor plans, elevations, MEP and structural drawings, wall and building sections, estimates of costs, and an updated project schedule. This design effort includes key consultants.

9. INTERIOR DESIGN

The thoughtful integration of interior finishes, materials selection and color into the architectural components of a building bring our projects to life. Interior design enables a building to communicate through wayfinding, color identification and graphics and can address life safety and security concerns. Materials selection is also critical to both routine maintenance and the life of the building.

10. CONSTRUCTION DOCUMENTATION

Upon approval of the final design, the construction documents phase begins. During this phase, construction drawings, specifications, bid guidelines, and a final opinion of probable cost are developed. As work proceeds, we will continue to review the plans and specifications with you on a regular basis.

11. QUALITY CONTROL

Implement rigorous quality control measures at every phase to ensure that all aspects of the project meet or exceed the established standards. Regular audits, peer reviews, and compliance checks will be integral to maintaining quality throughout the project lifecycle.



PROJECT PROCESS: CONSTRUCTION PHASE

Our standard project management procedures ensure continuity and expertise throughout our projects. We maintain this by involving the same personnel in both the production and administration of construction documents during the construction phase. This approach guarantees a seamless transition between project phases, reduces miscommunication, and enhances overall efficiency. Having a consistent team from start to finish not only deepens their understanding and ownership of the project but also provides our clients with knowledgeable and efficient service throughout the construction process.



12. SETUP ORGANIZATIONAL DOCUMENTS

We have developed helpful forms and protocols to maintain the entire team informed of all aspects of the construction phase. These include a project worksheet which is updated with all the critical data for construction like current scheduled completion date, rain delay log and allowance balances. We also keep and administer a master project action item agenda which logs all team tasks and assigns responsibilities to team member. This has proven a powerful tool for efficiency and accounPartility.



13. SITE MEETINGS

Levering the local location of key staff members, our team, including the principal in charge, will attend bi-weekly or weekly meetings as well as any other meetings necessary to resolve any items that come up during construction.



14. SUBMITTAL & RFI SCHEDULES

We plan and keep excellent records for the benefit of client to ensure accounPartility timely responses to the contractor's questions and submittals.



15. COMMUNICATION PROCEDURES

Our staff is always connected and available. We will assign a project manager for each of the projects that will act as liaison fielding any and all communications, ensuring prompt and adequate responses.





16. SCHEDULE TRACKING

We routinely track the construction schedule to make sure adequate resources and attention is paid to critical path items. We work hand-in-hand with the contractor to dissolve any obstacles hindering timely completion regardless of which party is responsible.

17. FIELD REPORTS

Every discipline will be produce routine field reports in order to inform the team of issues before they hinder timely completion or represent a costly correction.

18. CITY INSPECTION ASSISTANCE

We have an excellent grasp of local regulatory processes to achieve milestones and final inspection approvals. We will assist in critical inspection walk-throughs to ensure the most efficient route toward occupancy.

19. PUNCH-LISTS AND PROJECT CLOSE-OUT

Punch lists are better done often and early. Prior to the final and official punch-list, we will have already given the contractor substantial feedback to aid the preemptive correction of issues. Upon giving our final punch list to the contractor we will follow with adequate site visits to ensure all corrections are completed in a timely basis.

20. BEYOND CLOSE-OUT

Our ultimate goal is to maintain long-lasting relationships with our clients. Able City prides itself on being responsive to client's needs and ensuring that all our projects are successful. Our job is not done after closeout. We continue to serve our client's needs well beyond the warranty period. We are here to help and don't mind answering questions or chipping in wherever we can.

EXPERIENCE WITH PUBLIC AGENCIES

Able City has vast Experience working with Public Agencies, from Independent School Districts and Public Higher Education, to municipalities, cities, counties, and states. ***After 4 decades of experience working with Public Agencies, we have abundant knowledge and experience working with Public Agency Procedures and Requirements.***

Below is a snapshot of our public agency clientele.

CITY OF LAREDO

- City of Laredo Plaza Theater
- City of Laredo Blvd Of The Americas
- City of Laredo Solid Waste Maintenance Building
- City of Laredo Tennis Complex
- RECODE Laredo
- City of Laredo Airport Rescue and Fire Fighting Station
- City Hall Annex Offices
- City of Laredo Canizales Boxing Gym
- City of Laredo James & Maria Luisa Haynes Health and Wellness Center Auxiliary Building
- City of Laredo James & Maria Luisa Haynes Health and Wellness Center North Central Park-Pool Facility
- North Central Park-Design Guidelines
- Airport Terminal Remodel
- Fire Training Facility
- City of Laredo El Portal Heritage Riverfront Park Project
- City of Laredo Health Department Addition
- City of Laredo Historic Urban Design Assessment Report
- City of Laredo Urban Design Standards
- North Central Park-Pavilion
- Federal Inspection Center (FIS)
- City of Laredo Refrigerated Inspection Stations at World Trade Bridge and Colombia Bridge
- City of Laredo River Vega Improvements
- City of Laredo World Trade Bridge Toll Inspection Facility Expansion
- City of Laredo Bridge of the Americas Administration Building
- El Metro-Transit Operating Facility
- El Metro-Administrative and Transportation Facility
- Laredo Energy Arena
- Department of Homeland Security
- Canseco - De Valle House Renovation

CITY OF RIO BRAVO

- Rio Bravo Water Treatment Plant Administration Building
- Roma Bridge
- Rio Bravo Fire Station

CITY OF COTULLA

- City of Cotulla Master Plan
- City of Cotulla New City Hall Feasibility Study
- Garros Subdivision Master Plan Development

CITY OF CARRIZO SPRINGS

- Dimmit County Courthouse Restoration Project
- City of San Ygnacio
- Rancho Trevino-Uribe Blas Maria

CITY OF EDINBURGH

- Edinburgh General Aviation Facility

CITY OF CORPUS CHRISTI

- Texas National Guard Armory Facility Corpus Christi
- "Plans for Renovations and Additions to Texas National Guard Armory Corpus Christi Texas"

CITY OF KINGSVILLE

- Folder for National Guard Armory Kingsville

CITY OF SAN ANTONIO

- Public Safety Headquarters With Fuel Station
- Unified Development Code Diagnostic and Amendments

LAREDO INDEPENDENT SCHOOL DISTRICT

- Cigarroa High School Track and Field Improvements Project
- Alma Pierce Elementary School
- Santo Nino Elementary School
- VMT School of Communications and Fine Arts

» Height Elementary School
» Milton Elementary School
» Leon Diches Elementary School
» Memorial Middle School
» Martin High School Bldg Staff Lounge
» Classroom Addition to L.J. Christian Jr. Middle School
» Classroom Addition to Martin High School
» Milton Elementary-Cafeteria Addition
» Nixon High School-Tennis Courts Addition
» Memorial Middle School-New Gymnasium Addition
» Santo Nino Elementary -Addition
» Martin High School Track & Field
» Martin High School l-Class Room Additions
» J.W Nixon High School-Class Room Additions

UNITED INDEPENDENT SCHOOL DISTRICT

» United High School 9th Grade Campuses
» United South High School 9th Grade Campus
» Lyndon B. High School 9th Grade Campus
» John B. Alexander High School 9th Grade Campus
» UISD Aquatic Center
» Science Lab Additions
» Field House Renovations and Athletic Fields
» LBV Middle School
» New United High School Campus
» Human Resources Building
» LBJ HS Field House and Track and Field
» LBJ High School Phase 1 Additions
» LBJ Career Technology Addition
» Nye Elementary School
» Killam Elementary School
» Fasken Elementary School
» Col. Santos Benavides Elementary School
» San Isidro Elementary School
» Bonnie Garcia Elementary School
» Robert Centeno Elementary School
» Borchers Elementary School
» Clark Middle School Band Hall
» United D.D. Hachar Elementary-School Classroom Wing and Kitchen Addition
» UISD Food Production Center
» UISD Transportation Center
» J.B. Alexander -Field House Addition
» United High School-Field House Addition
» Newman Elementary School-Class

SAN ANTONIO ISD

» Steel Montessori Elementary Portables

SOUTH TEXAS COLLEGE

» STC Pecan Campus North Academic Humanities Building P Renovations for Administrative and Support Services Office
» STC Starr County Campus Automotive Lab Expansion, HVAC-R Outdoor Area Addition

TEXAS A&M INTERNATIONAL UNIVERSITY

» TAMIU Master Plan
» TAMIU Fine Arts Theater
» TAMIU Killam Library Gallery
» TAMIU Student Center / Dusty's Diner
» TAMIU Student Center Expansion Building
» TAMIU Student Center Food Court
» TAMIU Planetarium
» TAMIU Food Service Expansion/Renovation Bridge Addition Project-Phase II
» TAMIU Pellegrino/Canseco Hall Roof
» TAMIU Recreational Sports Center Expansion
» TAMIU Rendering Project
» TAMIU Student Center Mail Ballroom Remodel
» TAMIU Student Center Renovation

UNIVERSITY OF TEXAS

• University of Texas Health Science Center at Laredo Dietary Kitchen

LAREDO COMMUNITY COLLEGE

» Health Science Center
» Cigarroa Science Complex



PLAZA THEATRE

Location: Laredo, Texas
Owner: City Of Laredo
Completion Date: Ongoing Project

The City of Laredo intends on restoring this historic symbol of downtown and creating economic development opportunities for persons of low income. Located in the heart of downtown, the Plaza Theater renovation is expected to generate activity that would further spur economic development in the Central Business District. The renovation process includes developing the property into a multipurpose performing arts center".





BOULEVARD OF THE AMERICAS FOUR BLOCKS

Client: City of Laredo
Location: Laredo, Texas
Year: 2019

"Boulevard of the Americas"—the four-blocks at Laredo's Port of Entry leading I-35 to the Lincoln Juarez Bridge—is connected by this master plan to the down ramp and the riverfront. One the region's first highway conversions, Boulevard of the Americas sits at the beginning of IH35 on the Texas-Mexico border and the middle of Downtown Laredo. It is in this junction the city sought to create a worthy international welcome and send-off and to re-stitch its historic downtown across the highway that tore down so much of its historic core and critical local connectivity. The conversion will transform 12 lanes of traffic into an urban boulevard. Which balances local needs and downtown walkable commerce with the international traffic of millions of vehicles per year. The plan includes land-use and design standards to guide appropriate development along its edges.

The Public art component is elemental and we have been coordinating with the local arts commission and local artists to formulate an arts program and identify funding sources. Of note is our work with TxDOT and the MPO through this process. Citizen mandates went a long way to move the needle forward on this project.







CITY OF LAREDO TENNIS COMPLEX AT TAMIU

Client: City of Laredo
Location: Laredo, TX
Year: Ongoing

In November 2014, Laredoans originally passed a proposition authorizing the City of Laredo to finance a Sports Complex to be sited at Texas A&M International University. Our firm was chosen to develop a master plan that included baseball/ softball fields, soccer fields, a tennis center and hike and bike trails on approximately 110 acres on the eastside of the TAMIU campus. The master plan included (12) twelve Pony League/ softballs fields, (6) six NCAA fields, (3) three soccer fields and a tennis center with (21) twenty one regulation tennis courts.













CITY OF LAREDO AIRPORT RESCUE & FIGHTING STATION

Location: Laredo, Texas
Size: 15,000 sq. ft.

Project Description: The City of Laredo Airport Rescue and Fire Fighting Station was a joint project with URS. The project included 3 apparatus bays, administrative offices, shared gathering areas, and 6 double occupancy dorm rooms. The project was designed to create zones between the service areas and private sleeping areas. The shared public/administrative areas would serve as a buffer from the work areas to the sleeping areas. An emphasis was placed on fire fighter well-being and overall functionality of the building. URS provided programming and MEP services, with the architectural team providing all other services. Our principal, Ricardo Solis, AIA, completed this project while principal at another firm.



JAMES & MARIA HAYNES RECREATIONAL CENTER

Project location: Laredo, TX
Owner: City of Laredo
Const. Cost: $13 M
Date of Completion: 2012

The facility was planned as a multi-use activity center designed around the idea that recreation and environment go hand in hand in the health of an individual and a community. James & Maria Haynes Health and Wellness Center is the first 45,000-square-foot building with the green roof in Laredo. Inside is a double gymnasium; cardio-fitness and weight-training area; a dance studio, media room, lounge, and health-food concession stand; an upper-level walking and jogging track; locker rooms, and special need rooms. Outside: a swimming pool, community garden, jogging track, bathroom facilities, and a recycling and composting center.

AWARDED

Excellence in Green Building Design Award by the Green Dot International Design Competition







INTERNATIONAL BRIDGE OF THE AMERICAS

Client: City of Laredo
Location: Laredo, TX
Const. Cost: $8.5M
Date of Completion: 2009

The Bridge of the Americas includes a North Plaza and the City of Laredo's Bridge System's Command Center. The North Plaza consists of 30,000 square feet of retail, a duty-free store, restaurant establishments, and also as a gathering place and receiver for the thousands of people that cross into Mexico daily.

The Bridge System's Command Center consists of a 14,000-square foot building which manages all four international bridges. It is also used for Bi-national meetings and conferences housed in a second-floor conference suite with an adjoining terrace.







AIRPORT FEDERAL INSPECTION STATION





Laredo, TX
Owner: City of Laredo
Const. Cost: $2.4M
Date of Completion: 2011

The Federal Inspection Service Facility (FIS) is the first of its kind. This building facilitates the arrival, clearance, and departure of international aircraft carriers, for cargo as well as private use. It hosts the first Mexican Customs on U.S. soil, which clears south-bound planes for international commerce.



WEBB COUNTY SHERIFF ADMINISTRATION BUILDING

Project location: Laredo, TX
Owner: Webb County
Year of completion: In progress
Budget: $5.3 M

Office for Webb County and City of Laredo at former HEB Downtown. Able City completed the Webb County Comparative Feasibility Study on the Former HEB and TEXMEX Properties and the Trillion Building Use, Space Planning, and Feasibility Study on the Former HEB property.

The building use, space planning, and feasibility study was developed to accompany Trillion's market analysis as well as research of potential incentives for the investment. From the collected information, and following a series of programming workshops, we completed space planning of various tenant mix scenarios including office use, retail, and housing.







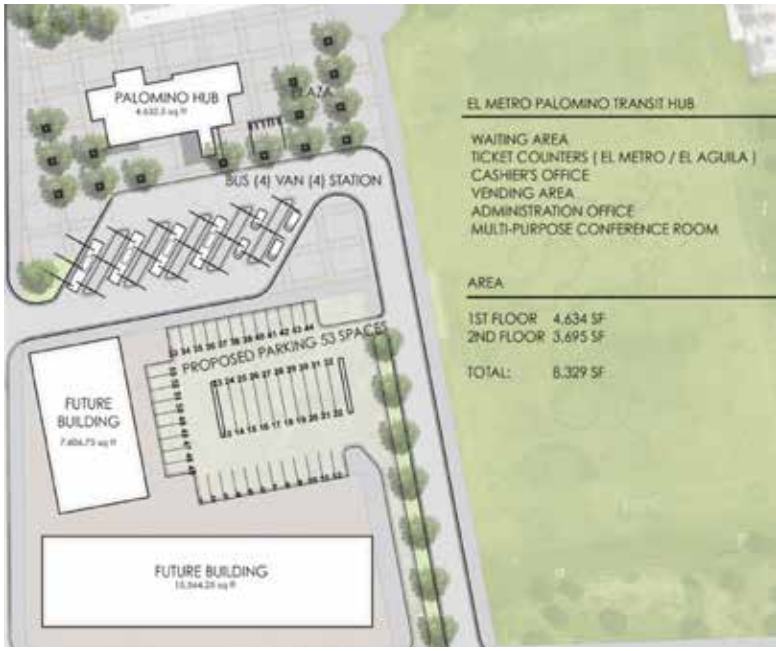


EL METRO PALOMINO HUB

Project location: Laredo, TX
Owner: El Metro Transit
Year of completion: In progress
Budget: $3.2M

Palomino HUB is a collaboration between, El Metro Transit, El Aguila Rural Transit, Laredo College, and City of Laredo. The facility is designed to leverage available resources and respond to each stakeholder need such that the program could advance all their missions simultaneously. it will serve as a transfer hub between El Metro and El Aguila clients. Located on a college campus, it will also server commuting students from within and outside the city. It includes off- street bus bays, indoor and outdoor waiting areas, administrative offices and conference rooms.







VIVA LAREDO COMPREHENSIVE PLAN

Project location: Laredo, TX
Owner: City of Laredo
Const. Cost: $300,000
Date of Completion: 2017

Our team of professionals collaborated with the city of Laredo to develop its comprehensive plan. Viva Laredo is a plan created through an inclusive, participatory public process that presents both grand vision and a practical plan to accomplish those goals. The Comprehensive Plan process was interactive, bilingual and included a 10-day charrette and other workshops in multiple areas throughout the city.

The team hosted the first New Urbanism film festival, the event featured films projected on a outdoor screen outside the Laredo Plaza Theater. The festival focused on how many cities have dealt with a variety of issues plaguing their communities and how they developed a plan to bring more life to their cities

AWARDED

Merit Award –Excellence in Urban Design, Placemaking, and Community Building Award by the Congress of New Urbanism (CNU).







VILLA ANTIGUA BORDER HERITAGE MUSEUM

Location: Laredo, Texas
Owner: Webb County
Construction Cost: $1,100,000
Date of Construction: 2006

Above the banks of the Rio Grande in the heart of the Laredo's San Agustín Historic District, the Villa Antigua Border Heritage Museum occupies a restored early 20th century two-story brick Italianate residence. The structure was constructed by a local Laredo merchant and served as home to two different prominent families. By the late 20th century, however, the historic structure was derelict, gutted by fires and suffering from neglect. Headed for demolition, the historic structure was acquired by the Webb County Heritage Foundation and Webb County.

The restoration project preserves much of the original exterior architectural character while transforming the interior into a modern showcase for exhibits exploring the region's history and culture. Administered by the Webb County Heritage Foundation, the museum also provides a forum for educational seminars as well as an archive for important artifacts and documents from Laredo's past. This design consists of the restoration of four historic downtown Laredo structures for cultural and educational activities.







CANSECO DEL VALLE HOUSE

Project Location: Laredo, TX
Owner: City of Laredo
Const. Cost: $800,000
Date of Completion: 2018

Summary:
Working with city of Laredo and local food sustainability advocates In efforts to challenge Laredo's food desert status, urban agriculture advocates came together with the purpose of providing food options for Laredoans. Our team, together with City staff and local food sustainability advocates, pushed for local food sustainability policies. The City of Laredo was able to pass the first Urban Agriculture Ordinance, facilitating the process for Laredoans to cultivate their own produce. Along with District III Council member Alex Perez, advocates for community supported agriculture will be able to house a pilot sustainability center at the Canseco House that will look into water and soil conservation, inner-city land management, and local food sustainability.







CHILDREN'S ADVOCACY CENTER LAREDO–WEBB COUNTY

Location: Laredo, TX
Owner: Webb County
Construction Cost: $ 2,000,000
Date of Construction: 2006

The Children's Advocacy Center Project provides Laredo and Webb County with a new state of the art 11,000sf facility on 1.2 acres. The garden at the center of the facility is bound on four sides by four protective homes. Each home houses the tools for a child's recovery from child abuse. Some of the services offered are forensic interviews, individual and family counseling, coordination with partner law enforcement agencies, facilitation of victim compensation applications. When children enter, they do not feel lost as they move through the services because they can always orient themselves with the center garden.

AWARDED

Outstanding Architecture Design and Achievement by the AIA Lower Rio Grande Valley.







BIBLIOTECHS CASA VERDE, ANA LOZANO, DEL MAR, & RUSSELL TERRACE

Location: Laredo, TX
Owner: Laredo Housing Authority
Construction Cost: Various
Date of Construction: All ongoing

Able City worked with the Laredo Housing Authority, in partnership with Bexar County and Bibliotech San Antonio, to adapt and implement four digital library programs in Laredo. A local initiative lead by the Laredo Housing Authority, the project is part of Laredo's Inner City Revival Plan. These Bibliotechs bring technology and digital library services to lower-income housing and community residents.

Able City developed a series of programming and architectural standards for Bibliotech's implementation in the city. BiblioTech Casa Verde, the first of 4 of our designs to be built, is integrated into the Casa Verde Apartment complex having converted the space originally allocated for a fitness center. The facility includes a classroom, computer center, and a children's learning space.



BiblioTech Russell Terrace, the second Bibliotech in Laredo is located inside Russel Terrace Community Housing with 138 lower-income RAD units and is part of Laredo's Inner City Revival Plan.

BiblioTech Ana Lozano is centered in a residential area with a multipurpose room, learning lab, and outdoor community area. This was the first prototype for BiblioTech to include an outdoor community area to offer a combined virtual and physical experience for children.
BiblioTech Del Mar is in the early stages of schematic design.



SOUTH TEXAS FOOD BANK

Project location: Laredo, TX
Owner: South Texas Food Bank
Year of completion: 2019
Budget: $2,121,988

The new South Texas Food Bank Facility expanded from 34,000 square foot to a 93,000 square foot new facility. This new facility also comes with a state of the art community kitchen and recreation center. The new facility will not only serve the people of Laredo but the entire eight county service area of Webb County.





SAN AGUSTIN PLAZA MASTER PLAN, REHABILITATION, & PLAZA IMPROVEMENTS

Location: Laredo, Texas
Owner: Diocese of Laredo
Construction Cost: $11,000,000
Completion Date: In progress

In 2014, we began our work to assess, restore, rehabilitate, and improve Laredo's most recognizable historic structure. The focus on the building itself was broadened to include the transitional spaces or plazas to the west and south of the tower. These plazas play a critical role in the experience of the Cathedral's visitors, and to the urban life playing out in the city around it. Our design balances the public nature of the plaza and gardens with the need to provide contemplative spaces for religions functions.

AWARDED

2021 Design Award by the AIA Lower Rio Grande Valley





BI-NATIONAL RIVER CONSERVATION PARK

Client: City of Laredo
Location: Laredo, TX / Nuevo Laredo, MX
Year: Ongoing

Los Dos Laredos Bi-National River Conservation Park Laredo, Texas, and Nuevo Laredo in Tamaulipas, Mexico—known colloquially as Los Dos Laredos—were a single city divided by the Rio Grande River until 1848, when a treaty established the international border in the river. But the cities remain entwined. The port there is a major trade route and crossing point between the countries. And, of course, ecological systems know no international boundaries. Biodiverse creeks feed into the Rio Grande, and the region is an important migratory route for birds, butterflies, and other wildlife.

Plans are now underway for a binational park that would reunite the cities along a 6.3-mile stretch of the river.

AWARDED

2023 Studio Award by the Texas Society of Architects







RIO GRANDE VEGA LANDS MASTER PLAN

Location: Laredo, Texas
Owner: City of Laredo
Year: 2009

The master plan includes four miles along the Rio Grande and will guide long term development of a regional park system. The master plan also identifies and recommends projects that will provide economic development, eco-tourism and downtown revitalization. This project is in association with Carter and Burgess.









EL METRO COMPREHENSIVE OPERATIONAL ANALYSIS

Client: El Metro Transit
Location: Laredo, TX
Year: 2021

Able City lead the community engagement effort for the El Metro Comprehensive Operational Analysis. The team conducted a series of public meetings, pop-ups, and stakeholder meetings to listen and learn from riders and non-riders of El Metro. For this project specifically community engagement was vital to the comprehensive analysis, as the technical team analyzed the existing conditions and conducted a gap analysis Able City understood the challenges and constrains that riders and non-riders face. The collaboration of the technical team and the community engagement which included riders and non-riders team produced the recommendations for a new network plan.





NORTH CENTRAL PARK

Client: City of Laredo
Location: Laredo, TX
Const. Cost: $8.5M
Year completed: 2012

North Central Park is North Laredo's largest city park. Its system of trails and walks interconnects over 6,000 households in North Laredo. We were responsible for programming destinations along the trails and creating Architectural and way-finding standards. We also designed the Trailhead facility, the Pool Complex, and a future Pony League Baseball Complex.

The trails now connect to multiple on-street bike lanes that were planned by our team for the Viva Laredo Comprehensive Plan.







CITY OF COTULLA, TX
NEW CITY HALL

Location: Cotulla, TX
Owner: City of Cotulla
Construction Cost: $2,800,000
Date of Construction: 2020

The recently completed New Cotulla City Hall Project consisted of the stabilization and restoration of the building's two original historic facades (circa 1925) in the Spanish Colonial Revival style, and included the construction of a new building behind the existing facades that houses Cotulla's City Hall offices. Substantial structural efforts were made to stabilize and preserve the historic facade.

This project demonstrated economic viability to incentive historic preservation as means of economic revitalization for an under-served and isolated community.


Before





SOUTH TEXAS INTERNATIONAL AIRPORT

Client: Edinburg Economic Development Corporation
Location: Edinburg, Texas
Const. Cost: $1496,888
Year: 2015

The U.S. Customs and Border Protection/South Texas International Airport at Edinburg is a 580-acre, user-fee airport, as designated by the U.S. Customs Service, as well as a Foreign Trade Zone. It is a notable asset to the City of Edinburg's economic development and is poised to become significantly more important to the Rio Grande Valley and the Texas border region in the foreseeable future.





R.E.A.L. MULTIMODAL TRANSIT CENTER

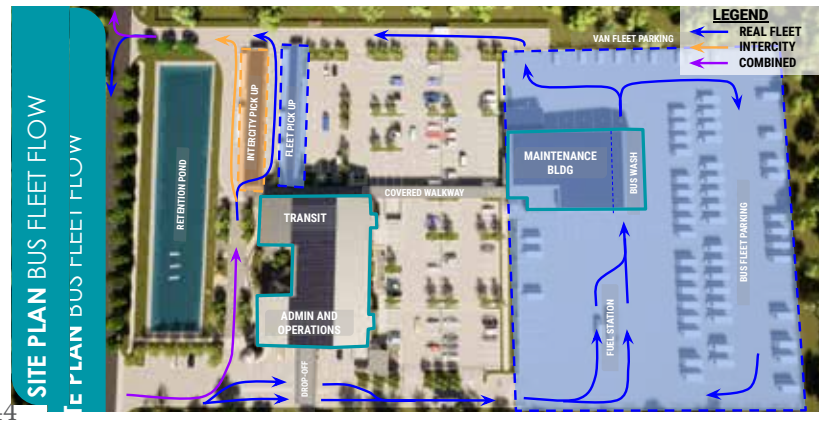
Client: R.E.A.L. Inc.
Location: Beeville, TX
Year: ongoing

The R.E.A.L. Inc. Multimodal Transit Center envisions a new multi-modal facility to include a transfer station, passenger and driver amenities, administrative offices, park-&-ride site, and ride sharing services. The client is set on sustainable design with the intent to achieve Silver LEED Certification by using local and nearby resources for construction materials, such as photo-voltaic power, rainwater collection, and site design for low impact development.

The interior rooms are wrapped around an atrium-style training room and an outdoor plaza area where offices and internal spaces can benefit from natural lighting and green views. The training room doubles as a venue that can be booked by the public for events. A maintenance facility will serve the entire fleet, where buses will be serviced, washed, and repaired. Additionally the team worked on assisting in successful funding pursuits that have allowed the project to move into the construction document and bidding phases, applying and securing grants to facilitate the development of REAL's new multi-modal facility.









DIMMIT COUNTY COURTHOUSE RESTORATION

Location: Dimmit County, Carrizo Springs, TX
Owner: Dimmit County
Construction Cost: $ 2,643,000
Date of Construction: 2005

The Dimmit County Courthouse Restoration Project began with a master plan that included physical investigations, prioritized preservation efforts and needs, programmatic requirements and needs and a proposed budget. Following the completion and acceptance of the Dimmit County Courthouse Master Plan by the Texas Historical Commission, preservation / restoration documents were developed and construction began in 2004. This project was funded by the THC Courthouse Preservation Grant.

AWARDED

Award of Excellence in Historic Architecture by the Texas Historical Commission.









EAGLE PASS DOWNTOWN MASTER PLAN

Client: City of Eagle Pass
Location: Eagle Pass, TX
Year: 2022

The Eagle Pass Downtown Master Plan is a visionary plan that seeks to revitalize the city's downtown area and create a vibrant, thriving center that attracts residents and visitors. The downtown master plan is designed to provide a road map for the city's future development and growth, while also preserving its rich history and cultural heritage.

The downtown master plan was be developed in collaboration with city officials, stakeholders, and residents, with the goal of creating a comprehensive vision for the future of downtown Eagle Pass. The plan will focus on the revitalization of key areas of the downtown, including downtown business, historic buildings, parks, connectivity, and public spaces.







VIA TRANSIT ORIENTED DEVELOPMENT UDC AMENDMENTS

Client: VIA Metropolitan
Location: San Antonio, TX
Year: Ongoing





The VIA Transit-Oriented Development UDC Amendment Engagement Plan is a comprehensive project to improve urban development and transit in San Antonio.

Mario Peña and Able City led the project, which involved a series of focus group meetings, one-on-one stakeholder meetings, and community outreach events. The focus groups included the Real Estate Council of San Antonio (RECSA), ULI and Centro San Antonio, Neighborhood Associations, and Mobility Advocacy groups such as ActivateSA, VIA Community Council, and San Antonio Mobility Coalition.

One-on-one stakeholder meetings were held with developers, city leadership, and City Council Members. The project also included pop-ups and general community outreach events. The team joined an event that VIA planned or participated in, geared toward youth and college students. The couple shared amendments and visualizations at these events and asked attendees for feedback and comments.



Tab

2

Team Member Qualifications and Experience

KEY PROJECT PERSONNEL - ORGANIZATIONAL CHART

We have meticulously assembled a top-tier project team the **City Of Edinburg** Projects. Our organizational chart has been crafted to highlight the seamless integration of expertise and resources to provide top-quality service. **Each team member has been selected for their specialized skills and proven track record in contributing to successful architectural projects, ensuring we bring the best of Able City to the City of Edinburg.**

THE CITY OF Edinburg

able.city
Architectural/Consulting/Consulting Firm



PRINCIPAL IN CHARGE / PROJECT MANAGER
Ricardo Solis
AIA, LEED Accredited



LEAD ARCHITECT
Mario A. Peña
AIA, AICP, CNU-A



RESTORATION / FITWELL EXPERT
Frank Rotnofsky
AIA, LCI, Fitwel Amb



URBAN PLANNING
Carlos Gallinar
AICP, CNU-A



PLANNING AND LAND USE
Jason KING
AIA, AICP, CNU-A



PRODUCTION LEAD /LIFE, SAFETY & ACCESSIBILITY SPECIALIST
Luis Pruneda



LEED - QUALITY CONTROL AND MONITORING
Teresa Baker
AIA, NCARB, LEED GA, WELL AP

Able City, LLC is fully equipped to lead and manage a comprehensive team of **subconsultants** tailored to the specific needs of each project awarded under the Architectural Services Rotation RFQ #2024-8. Our firm has established relationships with a wide range of specialized professionals across all areas of architectural and engineering disciplines, ensuring that we can quickly mobilize the right expertise to meet the unique demands of any project. Upon award of each project, we will assess the specific requirements and scope to determine the appropriate subconsultants needed to deliver high-quality, efficient, and effective solutions.

RICARDO SOLIS, AIA, LEED AP
PRINCIPAL IN CHARGE AND PROJECT MANAGER



EDUCATION
University of Texas at Austin
Bachelor in Architecture

LICENSES & CERTIFICATIONS
Registered Architect with the State of Texas
License No. 18962

Green Building Certification Institute
LEED Accredited Professional

PROFESSIONAL EXPERIENCE
Able City • Laredo, TX
Project Manager 2017–Present

Hickey Peña Architects • Laredo, TX
Project Director / Manager 2016–2017

City of Laredo • Laredo, TX
Plans Examiner II 2015–2016

Metaform Studio Architects • Laredo, TX
Principal Architect 2009–2015

Carson Design Associates • Austin, TX
Architect 2006–2009

Page Southerland Page • Austin, TX
Associate 1997–2006

BIOGRAPHY
Mr. Solis is a registered Architect with over 19 years of experience in the areas of building technology, architectural design, code compliance, and sustainability. As our Production Lead, he has established a high level of quality for the documentation of our commercial facilities, public/private buildings, apartment complexes, and residential homes. Services performed throughout a 19 year career have included engagement for the performance of complete architectural services including custom design, detailed drawings and specifications of all architectural, structural, mechanical and electrical components; submitting projects for competitive bids and evaluation of competitive bids; on-going inspection of the progress of work and certification to the owner of the satisfactory completion of phases of the work. He has extensive knowledge of and experience in application of ADA requirements, building codes and code compliance issues across a multitude of project types. Mr. Solis is also a registered LEED Accredited Professional and Certified Plans Examiner.

SELECTED PROJECTS
- City of Laredo City Hall - Annex Offices | Laredo, TX*
- City of Laredo Viva Laredo Comprehensive Plan
- City of Laredo Boulevard of The Americas
- City of Laredo Recode
- City of Laredo Palomino Hub
- City of Laredo Tennis Center at TAMIU
- City of Laredo Community Development House Rehab Homes - San Jorge
- City of Laredo Community Development House Rehab Homes - Lincoln San Agustin Cathedral Master Plan
- Laredo Building and Land Development Codes
- Laredo Housing Authority - Tiny Homes
- Webb County Sheriff's Office| Laredo, TX
- LISD Administration Offices | Laredo, TX
- City Of Laredo Water Museum | Laredo, TX*

*Completed as a Partner with another firm

MARIO A. PEÑA, AIA, AICP, CNU-A
LEAD ARCHITECT



EDUCATION

University of Colorado at Boulder
Bachelor of Environmental Design in Architecture

Harvard University
Early College Credits

Instituto Tecnologico de Estudios Superiores, Monterrey MX
Architecture Study Abroad

LICENSES & CERTIFICATIONS

Registered Architect – Texas, *License No. 20580*

AICP American Institute of Certified Planners

The Congress of New Urbanism
CNU: Accredited Member

International Council of Shopping Centers,
Certified Construction, Design, & Development Professional

PROFESSIONAL EXPERIENCE

Able City • San Antonio, TX
Principal/Owner 2017–present

Hickey Peña Architects • Laredo, TX
Principal/Owner 2008–2017

Turner, Hickey & Associates • Laredo, TX
Associate Partner 2001–2008

AWARDS

2023 AIA San Antonio Trailblazer Award

BIOGRAPHY

Mario A. Peña is a certified planner AICP and registered Architect in the state of Texas and Florida with over 20 years of experience, 12 of which have been as principal of a design firm. Mario has focused on creating and leading teams of professionals with a passion for design, sensibility for creative problem solving, and unwavering customer service. He has continued to enhance his professional skills broadening his expertise in the areas of retail development and urban planning. With a keen interest in urbanism and smart-growth, Mario understands the need to create urbanism that has an appropriate density that is connected and that contributes to the quality of our places. He is particularly passionate about place-making, and promoting codes and policies that enable places designed for people to thrive and that will stand the test of time.

LEADERSHIP & SERVICE

AIA Laredo: Former President (2012; 2017)
Charter Member

Imaginarium Children's Museum of South Texas
Board Member: 2016-Present

Bethany House of Laredo
Advisory Board Member 2011-Present

Sacred Heart Children's Home
New Playground Campaign Chair: 2011

SELECTED PROJECTS

- City of Laredo Plan Viva Laredo Comprehensive Plan
- City of Laredo Fire Fighting Training Facility
- City of Laredo Federal Inspection Station– Laredo, TX
- City of Laredo Boulevard of the Americas
- City of Laredo North Central Park
- City of Laredo Boulevard of the Americas
- City of Laredo Public Safety Headquarters With Fuel Station
- Town Of Horizon City TOD Architectural Standards
- St Augustine Cathedral Master Plan | Laredo, TX

FRANK ROTNOFSKY AIA, LCI, AFAA, FITWELL AMB.
RESTORATION AND FITWELL EXPERT



EDUCATION

Columbia University
Graduate School of Architecture, Planning & Preservation
Master of Science in Architecture & Building Design

Pratt Institute
Bachelor of Architecture

LICENSES & CERTIFICATIONS

Registered Architect with the State of Texas
License No. 15540

Certified, NCARB, National Council of Architecture Registration Board

Center for Active Design: Fitwel Ambassador

Athletics and Fitness Association of America Certified Group Fitness Instructor (AFAA)

League of American Bicyclists League Certified Instructor (LCI)

PROFESSIONAL EXPERIENCE

Able City(Co-Founder)
Partner: 2017–present

Frank Architects
Principal/Owner: 1986–2017

UTSA School of Architecture
Instructor 1990–1994

LEADERSHIP & SERVICE

Texas Historic Commission National Board
2000-2006

City of Laredo Landmark Board
Two terms

BIOGRAPHY

Frank Rotnofsky is a registered Architect in Texas with over 30 years of experience in architecture, planning, historic preservation/adaptive reuse, and a deep portfolio of athletic facilities/sport field projects.

Franks personal and professional commitment to health and wellness has led him to become a "Fitwel Ambassador." Created by the Center for Disease Control and the General Services Administration, and administered by the Center for Active Design, the Fitwell program works towards transforming the design and development practices that support health and wellness in private and public space

SELECTED PROJECTS

- City of Laredo Viva Laredo Comprehensive Plan
- City of Laredo ReCode
- City of Laredo Boulevard of the Americas
- City of Laredo Hayes Wellness Center and Grounds Master Plan
- City of Laredo Rio Grande River Vega Master Plan
- City of Laredo "Historic Urban Design Assessment Report"
- City of Laredo "Urban Design Standards" for Downtown
- City of Laredo "El Portal" Riverfront Master Plan
- City of Laredo River Vega Improvements
- City of Laredo World Trade Bridge Toll Inspection Facility Expansion
- City of Laredo Bridge of the Americas Administration Building
- City of Cotulla Master Plan
- City of Cotulla New City Hall Feasibility Study
- Garros Subdivision Master Plan Development
- City of Zapata Master Plan
- City of Clyde Master Plan Project
- Bridge of the Americas Modification Project | Laredo, TX

CARLOS GALLINAR, AICP, CNU-A

URBAN PLANNING



EDUCATION

Rutgers University
Master of City & Regional Planning

University of Texas at El Paso
Bachelor of Arts Degree
Project Management Certificate

LICENSES & CERTIFICATIONS

American Institute of Certified Planners (AICP)

Congress for the New Urbanism Accredited (CNU-A)

PROFESSIONAL EXPERIENCE

Able City
Planning Director 2023- Present

City of Socorro, Texas
Planning Director/Consultant
2021-2023

Gallinar Planning & Development
Principal & Owner - 2015-2022

El Paso Independent School District
Executive Director for Planning
2016 - 2018

City of El Paso
Deputy Planning Director - 2012-2016

Comprehensive Plan Manager - 2010 -2012

AWARDS & COMPETITIONS

Charter Award Congress for the New Urbanism, 2015

BIOGRAPHY

Carlos Gallinar has over twenty years of professional experience in city planning and community development. His areas of expertise include housing development, municipal planning, sustainability, neighborhood revitalization, building and site planning, public health, economic development, and public participation. This diverse practice spans the public, private, and nonprofit sectors and includes projects throughout the United States. Carlos will serve as the project manager for this project. He has over twenty years of professional planning experience spanning the private, public, and nonprofit sectors. He has managed various size projects with some having multi-million dollar budgets. Projects have also included various size teams and include managing consultants and design professionals. Carlos has also led, managed, or directed the following projects similar in scope:

- Montecillo Smart Code Development, El Paso, TX
- Plan El Paso - Comprehensive Plan
- Onward Alameda Corridor Masterplan, El Paso, TX
- Connecting El Paso: Building Transit-Oriented Neighborhoods and Redeveloping ASARCO, El Paso, TX
- Sun Metro Brio (Bus Rapid Transit), El Paso, TX
- Mission Trail Masterplan, El Paso County, TX
- Horizon City TOD Architectural Design Guidelines, Horizon, TX
- City of Sunland Park Trails Masterplan, Sunland Park, New Mexico

LEADERSHIP & SERVICE

Paso del Norte Health Foundation, REALIZE Leadership Program 2013-2014; Advisory Member, Texas Health Institute Health in all Policies, 2013; Chairman, City Plan Commission El Paso, Texas, 2009; Ysleta Education Foundation Board Member, 2010-2012; Fellow, Creative Cities Leadership Program Richard Florida Creative Group, 2006-2007

SELECTED WORK

- County Parks and Recreation Master Plan - El Paso, TX
- El Paso Smart Code - El Paso, TX
- El Paso Mission Trail Masterplan - El Paso, TX
- Alameda Corridor Study - Public Engagement - El Paso, TX
- Viva Laredo Comprehensive Plan - Laredo, TX
- 100+ public engagement projects

JASON KING, AICP, CNU-A
PLANNING AND LAND USE



EDUCATION
Master of Community Planning (MCP)
Bachelor of Arts in English (BA)

University of Rhode Island
South Kingston, Rhode Island

LICENSES & CERTIFICATIONS
American Institute of Certified Planners Certified Member (AICP)

Congress for the New Urbanism Accredited Member (CNU-a)

PROFESSIONAL EXPERIENCE
Principal/Partner
2024 - present
Able City

Principal/ VP
2006 to 2024
Dover, Kohl & Partners

PUBLICATIONS
The Climate Planner (2021)
Jason King
Sustainable Urbanism (2007)
Doug Farr, contr. Jason King

SELECTED LECTURES
Miami Smart City Expo (2021)
"The Climate Planner"
CNU Park Bench (2021)
"Next Steps in Climate Planning"
CNU Park Bench (2020)
"Planning for Climate Migration"
Rail Volution Pre-Conference (2020)
"Miami's Potential and Challenges for the Future"

BIOGRAPHY
Jason King serves as Principal and Partner at Able City East. He has directed multidisciplinary teams around the country and has served as the project director and prime author on over 200 plans for cities, towns, neighborhoods, and corridors. He has led several virtual charrettes across the U.S. since the appearance of COVID and the first virtual charrette in Missoula, Montana in March of 2020 according to the National Charrette Institute. From the first plan he worked on for the Tarautao Islands of Thailand, to the multiple plans he authored in Coastal Louisiana, Southeast Florida, and the American Southwest, Jason's work has focused on social, economic, and climate change resilience. Jason authored the book: The Climate Planner: Overcoming Pushback Against Local Mitigation and Adaptation Plans (Routledge 2021). Jason's work is featured in numerous planning texts such as Sustainable Urbanism (2007), Form-Based Codes (2008), and Street Design (2014) and he has been interviewed by the New York Times, Planning Magazine, and National Public Radio.

SELECTED WORK
Missoula Downtown Master Plan, Missoula, Montana, 2019-2020: Jason led the Master Plan Update, which serves as a guide for decisions over the next 10 years impacting Missoula's historic downtown and adjoining neighborhoods, including modifications to land use and planning regulations, public and private investment decisions, and prioritization for allocation of municipal and community resources. Jason was project manager for the project.

Wheeler District, Oklahoma City, Oklahoma, 2014: Jason was the lead designer for the Wheeler District in Oklahoma City, a new neighborhood on the south side of the Oklahoma River, initiated with a public charrette and various events like a Ferris Wheel and concerts, aiming to become the region's most bikeable community.

SEVEN50, The Prosperity Plan for Southeast Florida, 2012-2016: Jason King led a fifteen-firm consultant team and authorized the SEVEN50 Prosperity Report. This fifty-year plan serves seven counties in Southwest Florida, involving over six million people across 121 municipalities. The planning process engaged thousands through summits, workshops, and interactive websites. The project, funded by the US Office of Sustainability Housing and communities, was featured on NPR and in The New York Times.

El Paso Comprehensive Plan, El Paso, Texas, 2010-2012: Jason led the Plan El Paso initiative, involving multiple charrettes with a multidisciplinary team, residents, stakeholders, and officials to create and implement the city's main policy document, covering capital projects, land development, TOD development, and form-based coding.

LUIS PRUNEDA
PRODUCTION LEAD.
LIFE, SAFETY & ACCESSIBILITY SPECIALIST



EDUCATION
Instituto Tecnologico de Nuevo Leon
Bachelor of Architecture

LICENSES & CERTIFICATIONS
Registered Accessibility Specialist (TAS)
License No. 1684

PROFESSIONAL EXPERIENCE
Able City
Associate (2018– present)

Hickey Peña Architects
Project Manager (2018–2018)

Sepulveda Associate Architects
Project Manager 7 yrs.

Frank Architects Inc.
Project Manager 10 yrs.

Galleria de Arquitectos, Nuevo Leon, Mx
Co-owner Design and Construction 1 yr.

Grupo Constructor Varo
Construction Supervisor 1 yr.

BIOGRAPHY
Luis was born and raised on the border in Nuevo Laredo. He received his architecture degree from Instituto Tecnologico de Nuevo Laredo. Through his many years of work as a project manager, he has specialized in civic and educational projects, many of which involve historic preservation. He is particularly passionate about expanding his expertise of building codes and innovating beyond these regulatory mandates in a cost effective way.

SELECTED WORK
- City of Laredo Tennis Center Complex at TAMIU |Laredo, TX
- LISD "Four Blocks" SAC Athletic Master Plan | Laredo, TX
- Laredo College Health Science Center | Laredo, TX
- LCC – Lerma Pena Building Expansion Renovation | Laredo, TX
- LCC – Memorial Building Expansion Renovation | Laredo, TX
- LCC – Cosmetology Arts Expansion Renovation Mora Eye Clinic Renovation | Laredo, TX
- Webb County Sheriff's Administration Facility | Laredo, TX
- Downtown Elderly Affordable Rental Housing | Laredo, TX
- 820 Convent Renovation Project | Laredo, TX
- City of Laredo Utilities Administration Building "C" Expansion and Renovation | Laredo, TX
- Children Advocacy Center Renovation Expansion Webb County
- City of Laredo Health Department Renovation | Laredo, TX
- Webb County Sheriff Administration Building Renovation | Laredo, TX
- Dimmit County Courthouse Restoration Project | Carrizo Springs, TX
- Villa Antigua Cultural Center Renovation | Laredo, TX

TERESA BARKER, AIA, LEED AP, WELL AP
LEED EXPERT - QUALITY CONTROL AND MONITORING



EDUCATION
University of Texas at San Antonio
School of Architecture
Certificate in Historic Preservation (2017)
M. S. Architecture (2017)
B.S. Architecture (2014)

CERTIFICATIONS
Registered Architect with the State of Texas
License No. 30856

LEED Green Associate
License No. 0011179658

WELL Accredited Professional
License No. 0000145812

PROFESSIONAL EXPERIENCE
Able City
Project Manager, Associate: 05/2023-Present

Leon Studio
Technical Designer (Remote): 09/2021-08/2022

Don B. McDonald Architect
Designer (Remote): 02/2021-06/2021

LPA
Designer I: 02/2019-08/2020

WestEast Design Group
Architectural Designer: 12/2017-02/2019

Mainstreet Architects
Intern: 01/2016-08/2016

B&A Architects
Intern: 05/2015-12/2015

Bartlett Cocke General Contractors
Intern: 08/2012-12/2012

BIOGRAPHY
Teresa Barker is a registered Architect in the State of Texas. She attended the University of Texas of San Antonio for her undergraduate and graduate degrees. While studying for her undergraduate degree Teresa had the opportunity to study abroad in Urbino, Italy for a semester. Her experience in Italy surrounded by historic architecture and learning about the importance of preserving the historic fabric led her to pursue a certificate in historic preservation as a graduate student.

She lived in San Antonio for over 11 years and in 2020 returned to Laredo, TX and is currently on the City of Laredo Landmark Board. She hopes to apply what she has learned, and will continue to learn, to enhance her hometown and improve quality of life through architecture. Teresa is a LEED Green Associate and a WELL Accredited Professional.

SELECTED PROJECTS
- City of Laredo Solid Waste Management Building, Laredo, TX
- Plaza Theatre Historic Restoration, Laredo, TX
- Kelso House Evaluation of Significance, San Antonio, TX
- LISD Tax Offices & Health Clinic. Laredo, TX
- UISD Food Production, Laredo, TX
- Alamo Heights ISD Natatorium, San Antonio, TX
- Casis Elementary School, San Antonio, TX
- Val Verde County Fairgrounds Master Plan, Del Rio, TX
- Casis Elementary School - Austin, Tx
- WestEast Design Group Lobby, San Antonio, TX



Tab

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References

REFERENCES FOR RECENT PROJECTS

REAL MULTIMODAL TRANSIT FACILITY

MARTIN ORNELAS
Director, R.E.A.L. Inc.
(361) 668-3158
martin.ornelas@realinc.org
301 Lucero St, Alice, TX 78332

CITY OF LAREDO

RAMON CHAVEZ ,P.E.
City Engineer
(956) 791-7346
rchavez@ci.laredo.tx.us

- » Del Valle House Renovation

CITY OF SAN ANTONIO

- » SATomorrow Sub Area Plan
- » San Antonio Unified Development Code
- » Bexar County Fire Marshal ER Facility
- » Public Safety Headquarters with Fuel Station

RUDY NINO
Assistant Planning Director
(210) 207-0147
rudy.nino@sanantonio.gov

CHRIS RYERSON, AICP
Planning Administrator – Citywide Planning Division
(210) 207-7833
chris.ryerson@sanantonio.gov

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Insurance

Client#: 1734822 ABLECITY1

ACORD™ CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 4/18/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Michelle Weweh
USI Southwest 9811 Katy Freeway, Suite 500 Houston, TX 77024 713 490-4600	PHONE (A/C, No, Ext): 972 737-6261 FAX (A/C, No): 713-490-4700 E-MAIL ADDRESS: usi.certrequest@usi.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : US Specialty Insurance Company	29599
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Able City, LLC
901 Victoria Street, Suite A
Laredo, TX 78040

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	COMMERCIAL GENERAL LIABILITY CLAIMS-MADE OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PRO-JECT LOC OTHER:						EACH OCCURRENCE $ DAMAGE TO RENTED PREMISES (Ea occurrence) $ MED EXP (Any one person) $ PERSONAL & ADV INJURY $ GENERAL AGGREGATE $ PRODUCTS - COMP/OP AGG $ $
	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY HIRED AUTOS ONLY SCHEDULED AUTOS NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) $ BODILY INJURY (Per person) $ BODILY INJURY (Per accident) $ PROPERTY DAMAGE (Per accident) $ $
	UMBRELLA LIAB OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $						EACH OCCURRENCE $ AGGREGATE $ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE OTH-ER E.L. EACH ACCIDENT $ E.L. DISEASE - EA EMPLOYEE $ E.L. DISEASE - POLICY LIMIT $
A	Professional Liab Claims Made & Rep Retro: 9/06/96			USS2434642	04/05/2024	04/05/2025	$1,000,000 per claim $2,000,000 annl aggr.

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
The Professional Liability policy provide a Blanket Waiver of Subrogation when required by written contract, except as prohibited by law.

CERTIFICATE HOLDER

City of McAllen
Attn: Karla Pena
P.O. Box 220
Mcallen, TX 78505-0220

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

James E. Zimmerman

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INSURANCE CLAIMS DISCLOSURE

Able City, LLC takes pride in maintaining the highest standards of professionalism and responsibility in all of our projects. We are pleased to confirm that there have been no insurance claims filed against our firm within the past five years. This record underscores our commitment to safety, quality, and compliance in every aspect of our operations.


COTULLA
CITY HALL
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Professional Service Agreement and Contact Information

STATEMENT REGARDING THE PROFESSIONAL SERVICES AGREEMENT

There have been no disciplinary actions taken, investigations underway, insurance claims, or lawsuits filed against Able City, LLC in federal, state, or local courts or by federal, state, industry or other bodies, during the last five(5) years. No litigations are pending or concluded against Able City, its agents, or employees related to any work performed. We uphold the highest standards of professional conduct and ethical practice in all our projects and business dealings.

Our commitment extends across all operations, ensuring integrity and transparency in our approach. This rigor in maintaining ethical standards is integral to our success and is a core value shared by all partners and associates involved in our projects.



Mario A. Peña
Partner/Principal

CONTACT INFORMATION

Primary Contact:

- Name: Ricardo Solis
- Title: Project Manager / Principal In Charge
- Office Address: 200 S. 10th Street | Ste. 907. McAllen, TX 78501
- Phone Number: 956.725.7418
- Mobile Number: 956.230.7818
- Email Address: ricardo@able.city

Secondary Contact:

- Name: Mario A Peña
- Title: Lead Architect
- Office Address: 110 Broadway, Ste. 590. San Antonio, TX 78205
- Phone Number: 210.912.5929
- Mobile Number: 210.201.5665
- Email Address: mario@able.city


able.city
Architecture · Community Engagement
Planning · Economic Development

THE CITY OF Edinburg

STATEMENT OF QUALIFICATIONS FOR ARCHITECTURAL SERVICES ROTATION



RFQ No. 2024-8

ALVARADO ARCHITECTS & ASSOCIATES, INC.

COVER LETTER

Section 01 - Introduction

July 16, 2024

Ms. Clarice Yvette Balderas, City Secretary
City Secretary Department (1st Floor)
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

RE: RFQ# 2024-8 Architectural Services Rotation

Dear Ms. Balderas:

Alvarado Architects & Associates, Inc. is pleased to submit our qualifications for Architectural Services to the City of Edinburg. After carefully evaluating your request, we have assembled this enclosed response.

With over 30 years of experience in serving the Rio Grande Valley, Alvarado Architects & Associates, Inc. is thoroughly familiar with renovations and new construction of public/municipal facilities. Our experienced team is committed to provide you with the most creative and innovative designs required to facilitate your needs. Our commitment to you will be to take the utmost care of detail in design while being fiscally responsible and our service will be unparalleled to anyone else. Alvarado Architects & Associates, Inc. is ready and willing to assist your needs in any way possible.

The team for the City of Edinburg project will be as follows: Mr. Erasmo “Ed” Alvarado Jr., AIA, President will be leading the design team; Mr. Eli Alvarado, Vice President will be responsible for contract administration, client relations and the point of contact for the city; Mr. Mario Garza Jr. will be project manager.

*We acknowledge that no addenda have been issued.

Again, Alvarado Architects & Associates, Inc. appreciates the opportunity in allowing us to submit our qualifications to you. Thank you for your consideration. We look forward to further presenting our qualifications and experiencing a successful working relationship together. Should you have any further questions, please do not hesitate to contact us at 956-464-8258.

Sincerely,
Alvarado Architects & Associates, Inc.

Erasmo 'Ed' Alvarado, Jr. AIA
President

Erasmo 'Eli' Alvarado, III
Vice President

TABLE OF CONTENTS

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FIRM QUALIFICATIONS AND EXPERIENCE

Section 02 - Firm Information

A. FIRM NAME:

Alvarado Architects & Associates, Inc.

ADDRESS:
307 South Main Street
Donna, Texas 78537

PHONE NUMBER:
(956) 464-8258

FAX NUMBER:
(956) 464-8259

B. STRUCTURE OF FIRM:

Alvarado Architects & Associates, Inc. is structured as a corporation. Erasmo Alvarado Jr. has served as President of Alvarado Architects & Associates, Inc. since 1991. Erasmo Eli Alvarado III was named Vice President of Alvarado Architects & Associates, Inc. in 2016.

C. EMPLOYEES:

Alvarado Architects & Associates, Inc. currently employs 5 employees

D. HISTORY OF FIRM FOUNDATION:

Alvarado Architects & Associates, Inc. was founded in 1991. We have been in business for 33 years.

E. PRINCIPAL OWNERS:

Ed Alvarado, Jr. AIA President; Eli Alvarado III, Vice President; Irma Alvarado, Secretary/Treasurer

F. POINT OF CONTACT:

Erasmo Eli Alvarado III, Vice President
eli@alvaradoarchitects.com
Cell Phone Number
(956) 334-4145

G. ORGANIZATIONAL DESCRIPTION:

TEXAS REGISTRATION: No. 11954

HUB CERTIFIED: #1742613525100

PROFESSIONAL SERVICES:

Full Architectural Services, Planning, Design, District Facility Master Planning, Specifications, Project Coordinator, Facilitator, Facility Plans, Facility Assessments, Building Code Reviews, Engineering, Energy Audits, Indoor Air Quality Consulting, Technology, Communications Design, Life Safety, Security Design, Interior Design, Landscaping, Site Analysis, Site Planning, Site Selection.

H. HISTORY:

Alvarado Architects & Associates, Inc. was founded in 1991 by Erasmo “Ed” Alvarado, Jr. , President, AIA. After graduating from Texas A&M University Mr. Alvarado, a Rio Grande Valley native, returned home where he served as the lead designer for several local architectural firms. After persevering through the Architectural Depressions of the 1980’s, Erasmo Alvarado, Jr. decided it was time to open up his own firm. Mr. Alvarado set up shop in his hometown of Donna, Texas.

Now, with over 30+ years experience dedicated to educational facility planning and design, Alvarado Architects & Associates, Inc. continues to deliver quality projects with an emphasis on customer service. In 2016 Erasmo Eli Alvarado, III joined Alvarado Architects & Associates, Inc., and as Vice-President he is dedicated to maintaining the customer service culture and work ethic established by

his father. Erasmo “Ed” Alvarado, Jr. and Erasmo Eli Alvarado, III are committed to their involvement on each and every project undertaken by the firm.

I. ABILITY TO PERFORM SERVICES:

Alvarado Architects & Associates, Inc. team is uniquely qualified to serve as the architect on your next project. We are commited to establishing a long term partnership. The team we have proposed was carefully assembled in order to not only bring you the best professional talent and a team that is deeply rooted in the Rio Grande Valley community, but also and even more importantly, has the relevant knowledge to deliver a successful project. Our team members have prior experience working in South Texas and know all the opportunities and challenges of designing and building a project in this region. Alvarado Architects & Associates, Inc. selected each of the design consultants based on their relevant experience, local offices in South Texas. Our team is well-suited to provide the best design possible in meeting the needs and requirements of the renovated buildings.

Alvarado Architects & Associates, Inc. strives to deliver the most efficient, functional and well-designed facilities that are within budget and on schedule. Our firm offers a design team that brings together multiple services within a single source. This allows an increased flexibility to react quickly to a variety of options and considerations. The following are services offered by our team, but are not limited to:

- Code Compliance
- Architectural Planning & Design
- Design/Build Delivery Method
- Construction Management
- Fast Track Construction
- Construction Administration
- Master Planning
- Computer Aided Design (CAD)
- Interior Design

No matter whether the design requires a new facility, a renovation, or an addition to an existing facility, our firm ensures that the highest level quality of service to its clients remains the same. Our goal is not only to meet your expectations but to exceed them.

FIRM HIGHLIGHTS

HUB Certified
Alvarado Architects & Associates, Inc. is a minority-owned business and has obtained HUB certification.

Commitment of Principals and Senior Level Personnel
Our Team is committing senior level, highly experienced personnel to the client's project. Alvarado Architects & Associates, Inc. is a hands-on firm and one of our Principals will be involved in all phases of the projects.

Local Construction Industry Experience
Our team has worked extensively in the South Texas region. With over 30+ years serving the Rio Grande Valley we are familiar and have knowledge of the local construction practices, procedures, regulations, soil and environmental conditions.

Local Office
Alvarado Architects & Associates, Inc. has a dedicated office located in Donna, Texas which is only 20 minutes from Edinburg. We can meet on a moments notice.

J. FIRM'S PHILOSOPHY:

Alvarado Architects & Associates, Inc., feel that the sole reason for our continued growth and success, can be summed up in three words: unparalleled customer service. Every aspect of our firm, from selection of personnel to design methods to construction services, has been strategically planned to respond to the specific needs of our clients. Our Firm will assist our clients in having the most efficient, functional and well-designed facilities within budget and time. No matter whether a design requires a new facility, a renovation, or an addition to an existing facility, our firm ensures that the high level of quality service to its clients remains the same. Our Firm provides multiple services with a single source of project leadership to ensure that responsibility is firmly established. This allows increased flexibility in react efficiently to a variety of options and considerations. Our goal is not only to meet your expectations, but to exceed them.

K. AVAILABILITY AND COMMITMENT

The Alvarado Architects & Assoicates, Inc. team is ready to begin work on your project immediately and ready to provide the proposed staff within this submittal and any other resources necessary to perform architectural services for this project. If awarded this assignment, the Alvarado Architects & Associates Inc. team commits to providing you with all the assistance you require. We have the capacity to provide you dedicated resources and the capability to provide additional specialty services if needed. We have the full range of experts that can help solve any challenge you may have.

WHAT SETS US APART

Alvarado Architects & Associates, Inc. has over 30 years of experience working on publicly funded institutions. We understand that we must perform well in order for our client to maintain its good standing in the community – to be able to return to the public for a positive vote in the future. This can only be accomplished when the voting public realizes that the value of their tax dollar has been respected. Having extensive experience in this environment, we know and understand, and can properly plan and schedule for City Staff Meetings, Council, Zoning, and other official meetings requiring prior public notice. We have ample respect and appreciation for the contribution of public servants wherein their available time is limited. Consequently, we must be prepared to fully illustrate with graphics, documents, schedules, and any other information that might enable our client to confidently make informed decisions without delay.

TEAM'S WORKING RELATIONSHIP

Alvarado Architects & Associates, Inc. is proud to propose the enclosed architectural team and engineering consultants. The consultants were selected based on previous projects, coordination proceedures and proximity to our office. Having a past working relationship allows us to listen and follow through in a quick and efficient manner with the Owners' questions and concerns.

The team we have assembled for your project provides all management, architectural planning, design and documentation to be delivered directly by Alvarado Architects & Associates, Inc.

PROJECT BUDGET CONSIDERATIONS

With over 30+ years in serving the Rio Grande Valley, Alvarado Architects & Associates, Inc. has created a database of construction costs for all of our projects. We begin in assisting the Owner at the beginning of each project in establishing a preliminary construction cost estimate for each project. During Design, we remain fiscally responsible in designing efficient building facilities while using low maintenance cost materials throughout the project. By incorporating Alternates, Allowances, and/or Contingencies, the Owner has the authority to pick and choose which items are to be included in the project. Once the project goes out for proposals, Alvarado Architects & Associates, Inc. will assist the General Contractor and ensure the project is within budget. During Construction, all contingencies will be carefully reviewed by Alvarado Architects & Associates, Inc. and no authorizations will be made unless approved in writing by the Owner.

DESIGN STANDARDS

Our team will first review and analyze the current City of Edinburg standards and will hold a focus meeting with Weslaco leadership to confirm the intent and direction of the standards. We will then identify any and all aspects of the standards that may have impact or influence on the scope of the project at hand. The project will develop within the design phases which will confirm Alvarado Architects & Associates, Inc.'s compliance with City's facility standards. A process of checks and balances in the design process will ensure the City's satisfaction with the project's relationship to established standards.

VALUE ENGINEERING

Alvarado Architects & Associates, Inc. works aggressively early on in the project to collaborate with the client's representative to provide pre-construction services such as scheduling, budget and constructability reviews. When the bids are over budget it is our utmost priority to make the project a reality. Once the contractor is under contract our team will work hand-in-hand to review project systems, material selections and site work to ensure the Owner is getting the best possible value.

QUALITY ASSURANCE/QUALITY CONTROL

From the very beginning of a project, our team strives to maintain design integrity and quality by working with the Owner to explore, define and document a concrete set of project goals that will be incorporated into the final solution. Our quality control program offers a comprehensive, multi-level system of checks and balances.

First and foremost, we understand the importance of assigning one single source of accountability that the Owner can depend on every time they pick up the phone and then having that representative act as the

daily liaison between all levels of project management - from project designers to construction phase field representatives.

In order to strive for error-free plans and specifications during the construction document phase, we initiate multilevel quality control program from the very beginning. Weekly coordination meetings with the architectural, mechanical, electrical, plumbing, structural and civil engineering teams will be held to discuss existing and potential problems and to find an immediate resolution for each. The bottom line is that quality assurance starts on the first day of work and is a continuous process through project completion.

QUALITY CONTROL DEPARTMENT

Alvarado Architects & Associates, Inc. is committed to providing quality support and training to our Staff through a responsive, systematic and consistent approach of compiling data, delivering valuable relevant information and providing timely quality project control reviews. We maintain a checklist of items to review, keep up with the latest construction methodologies and products and ensures our drawings meet the highest standards of quality. Alvarado Architects & Associates, Inc. have established a protocol for project quality review by senior staff at pertinent points during the project design and production phases in order to assess, direct and support project management of the project.

QUALITY CONTROL MAINTENANCE

Alvarado Architects & Associates, Inc. has also developed a comprehensive internal "checklist" that is addressed throughout the entire project to ensure items are not left off the drawings. Our architects will constantly review this checklist and cross-reference the construction documents for accuracy. In addition, every set of drawings generated at Alvarado Architects & Associates, Inc. is checked for final approval. The project schedule is also arranged so that a 10-day "proofing" period is allotted prior to releasing for bidding to allow for further coordination and evaluation of the drawings and specifications to ensure correctness.

TECHNICAL COMPETENCE

The team we've assembled is very qualified to address projects much like the one proposed. Alvarado Architects & Associates, Inc., especially, has specialized in this type of work for more than 30 years. Our proposed team is dedicated exclusively to pre-planning, programming, design and construction administration of similar event and institutional facilities. We pride ourselves on being leaders in our field and it is due to our experience that clients continue to come back to us time and time again to complete their projects.

COST ESTIMATING

Our team utilizes innovative methodologies when it comes to cost estimating. We maintain a comprehensive database of construction costs in the South Texas area. This allows us to better understand the "current state of the market" for southern Texas. With the aid of the latest computer software and up-to-date cost factors, our staff of professionals can deliver the detailed estimates required for building projects.

Together, our team will consistently meet client cost estimating objectives by:

- Joining with our clients to define and coordinate the project specifications, budget and schedule. Each must work in terms of the other and everyone involved must have a common understanding of the objectives.
- Designing an efficient plan – the ratio of gross to floor area must be low. Dollars spent on inefficient spaces and circulation do not contribute to the functional program.
- Selecting cost-effective materials and details – materials and details impact both initial and longer maintenance costs. These must be balanced against the funds available and conditions in the current construction market.
- Selecting cost-effective building systems (structural, MEP) – the most effective systems for a building may vary from year to year and region to region depending on conditions in the local market. The client and design team should explore a host of potential system options before fixing these important elements of the project.

- Writing specifications – having defined precisely the requirements to be met, specifications should afford bidders as much flexibility as practicability to offer high quality at the lowest cost.
- Bidding procedures – to provide flexibility, we often include a number of alternates in bid documents which affords clients the opportunity to adjust both scope and cost after bids are received.

DELOPING AND MAINTAINING WORK SCHEDULES

Our proposed team's standard procedures require all project managers to develop a work schedule at the startup of every project to match or beat the Owner's schedule. This schedule is regularly reviewed by both the Production Staff Manager and Design Studio Manager to ensure project staff will be appropriately sized and scheduled as work commences. Earmarking staff and assigning them as early as possible in the process ensures the controlled and reliable production of the quality work.

TIMELY COMPLETION

Alvarado Architects & Associates, Inc. has implemented step-by-step procedures to ensure a project stays on schedule. At the beginning of every project a Schedule of Services is generated to ensure all phases of the project are being met according to the contract. The Schedule of Services is generated directly with the Owner to ensure responsibilities of each party are also implemented in the schedule. Dates such as Facilities Meetings, Board Meetings, or any required presentations are incorporated for all necessary approvals.

Alvarado Architects & Associates, Inc. will work closely with the Owner to ensure project meeting timelines are met. We would recommend meeting on a weekly basis until the Program, Budget, and Schedule are satisfactory to the Owner. Then we will work towards the design of the project by implementing any of the Owner's Standards or Design Criteria. Once in the Construction Documents Phase, we will schedule meetings with the Owner until we receive a 100% review of the plans. During Construction, we will meet on site with the General Contractor on a weekly basis for the duration of the construction of the project.

Alvarado Architects & Associates, Inc. will supplement production capability to meet schedule demands, if and when necessary.

FIRM QUALIFICATIONS AND EXPERIENCE

Section 02 - Firm Information

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1742613525100**
Approval Date: **August 5, 2021**
Scheduled Expiration Date: **August 5, 2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

Alvarado Architects & Associates Inc

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **August 5, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

FIRM QUALIFICATIONS AND EXPERIENCE

Section 02 - Firm Information

TEXAS Board of Architectural Examiners
Architects · Landscape Architects · Registered Interior Designers

THE TEXAS BOARD OF ARCHITECTURAL EXAMINERS

Certifies that it has registered and authorized
to practice in the State of Texas

ERASMO ALVARADO Jr.
as
Architect

In testimony whereof this certificate has been issued
by the authority of this board Registration No: 11954

Renewal of this registration is due December 31, 2024

Copyright 2024 - Texas Board of Architectural Examiners

FIRM QUALIFICATIONS AND EXPERIENCE

Section 02 - Projects

YEAR	PROJECT NAME	CONTACT PERSON & TEL. #	DELIVERY METHOD (CMAR, DESIGN BUILD, LUMP SUM)	SCOPE SUMMARY	ACTUAL OR ESTIMATED COST	% COMPLETE OR DATE COMPLETED	CONTRACTUAL COMPLETION DATE
2024	City of Edinburg Animal Care Facility	Mardoqueo Hinojosa, City Engineer (956)388-8955 email: mhinojosa@cityofedinburg.com	Competitive Sealed Proposals	Addition Full Architectural Services	$600,000	Under Construction	2024
2022	City of Weslaco - Fire Station No. 3 Renovations	Andrew Munoz, Assistant City Manager/Aviation Director Weslaco Mid-Valley Airport (956) 968-3181 amunoz@weslacotx.gov	Competitive Sealed Proposals	Renovation Full Architectural Services	$500,000.00	On Hold	2023
2022	City of Weslaco - Public Works Recycling Bldg	Andrew Munoz, Assistant City Manager/Aviation Director Weslaco Mid-Valley Airport (956) 969-0291 amunoz@weslacotx.gov	Competitive Sealed Proposals	New Facility Full Architectural Services	$500,000.00	On Hold	2023
2021	City of Edinburg - Amphitheater & Water Garden	Mardoqueo Hinojosa, City Engineer (956)388-8955 email: mhinojosa@cityofedinburg.com	Competitive Sealed Proposals	New Facility Full Architectural Services	$3,050,000.00	Completed	2022
2021	City of Pharr - Northside Sports Complex Improvements	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	Renovation Full Architectural Services	$520,000.00	In Design	TBD
2021	City of Pharr - Javelina Sign	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	New Sign Full Architectural Services	$124,000.00	Completed	2022
2021	City of Pharr - Owassa Sign	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	New Sign Full Architectural Services	$100,000.00	In Design	TBD
2021	City of Pharr - Outdoor Shooting Range	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	New Facility Full Architectural	$3,160,000.00	In Design	TBD

YEAR	PROJECT NAME	CONTACT PERSON & TEL. #	DELIVERY METHOD (CMAR, DESIGN BUILD, LUMP SUM)	SCOPE SUMMARY	ACTUAL OR ESTIMATED COST	% COMPLETE OR DATE COMPLETED	CONTRACTUAL COMPLETION DATE
2020	City of Pharr - City Sign	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	New Sign - Full Architectural	$137,000.00	Completed	2021
2019	City of Edcouch - Community Center Building & Pool	Hugo Dela Cruz, City Manager (956) 720-2350 citymanager@cityofedcouch.org	Competitive Sealed Proposals	New Facility Full Architectural Services	$930,176.00	Completed	2020
2019	City of Donna - Public Safety Building	Carlos Yerena, City Manager (956) 464-3314 cmoffice@cityofdonna.org	Competitive Sealed Proposals	Renovation Full Architectural Services	$3,250,000.00	In Design	2021
2018	City of Grapevine - Landscaping Soccer Fields	Hilario	Competitive Sealed Proposals	New Facility Full Architectural Services	Undisclosed	Completed	2019
2018	City of Pharr - Parks and Recreation Dugouts	Sergio Alaniz, Director of Parks & Recreation (956) 787-5981 email: sergio.alaniz@pharr-tx.gov	Competitive Sealed Proposals	Renovation Full Architectural Services	$295,000.00	Completed	2019
2017	City of Weslaco - North Side Fire Station	Andrew Munoz, Assistant City Manager/Aviation Director Weslaco Mid-Valley Airport (956) 969-0291 amunoz@weslacotx.gov	Competitive Sealed Proposals	New Facility Full Architectural Services	$1,699,000.00	Completed	2019
2016	South Texas College – Regional Center for Public Safety Excellence	Rick De La Garza, Director of Facilities (956) 872-3737 rickdlg@southtexascollege.edu	Competitive Sealed Proposals	New Facility Full Architectural Services	$4,248,000.00	Completed	2018

City of Weslaco – North Side Fire Station



Project Name & Location: North Side Fire Station - Weslaco, TX

Name of Client: City of Weslaco
Andrew Munoz, Assist. City Manager Aviation Dir. Mid-Valley

- Address: 1909 Joe Stephens Ave., Weslaco, TX 78596
- Telephone Number: (956) 968-3181
- Email Address: amunoz@weslacotx.gov

Project Description: New Fire Station. A 6,000 sf. five bay garage for six fire apparatus vehicles and four emergency response trucks. The 4,000 sf. house side area of the facility contains a lobby, a computer reporting office, a kitchen, living room, restrooms and sleeping quarters for twelve fire fighters, private sleeping units for captains and laundry room.

Actual or Estimated Construction Cost: $1,699,000.00
Project Size: 10,000 sf

Year Project Completed or Percent Complete: Spring 2020

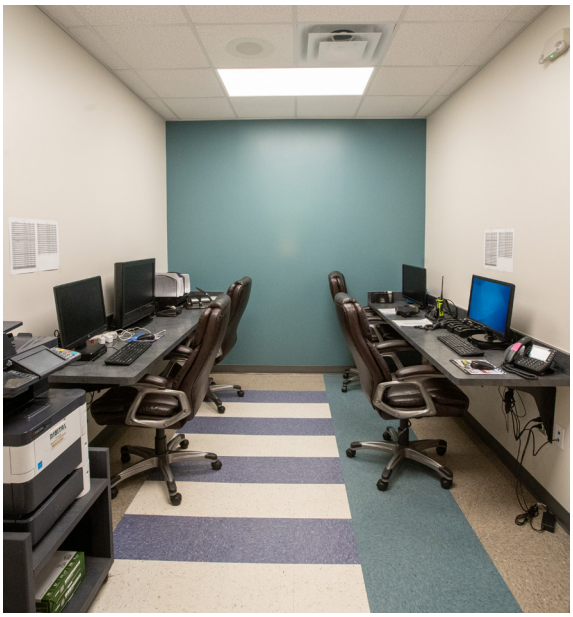
Services Provided: Full Architectural Services

Project Manager: Erasmo Eli Alvarado

Project Architect: Erasmo D. Alvarado Jr., AIA

Project Designer: Erasmo D. Alvarado Jr., AIA
Consultants: MEP - VME Engineering, Structural - Chanin Engineering, Civil - M Garcia Engineering





Hidalgo County Pct. 1 – Sunset Park Operations Facility



Project Name & Location: Sunset Park Operations Facility - Mercedes, TX

Name of Client: Hidalgo County Pct. 1
Carlos Del Angel, Executive Vice President

- Address: 900 S. Stewart Rd., Ste. 4, Mission, TX 78572
- Telephone Number: (956) 585-3773
- Email: carlos@B2ZENG.com

Project Description: New main operations facility with executive offices, staff cubicle pool, lockers for 50 field personnel, conference room with support spaces.

Actual or Estimated Construction Cost: $1,300,000.00

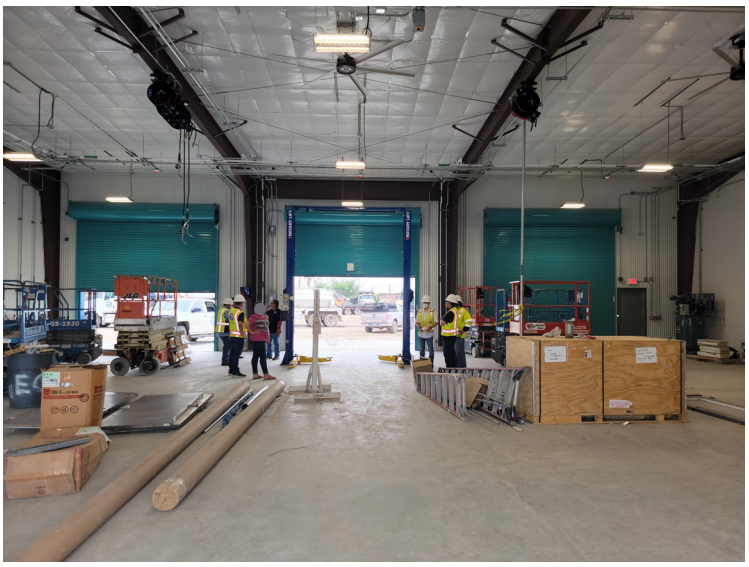
Project Size: 9,300 sf

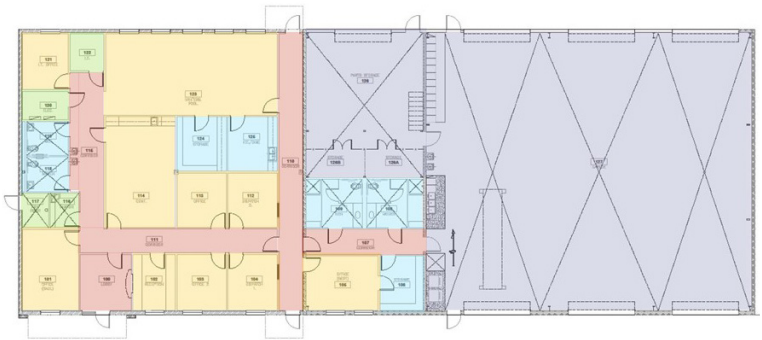
Year Project Completed or Percent Complete: Summer 2019

Services Provided: Full Architectural Services

Project Manager: Eli Alvarado

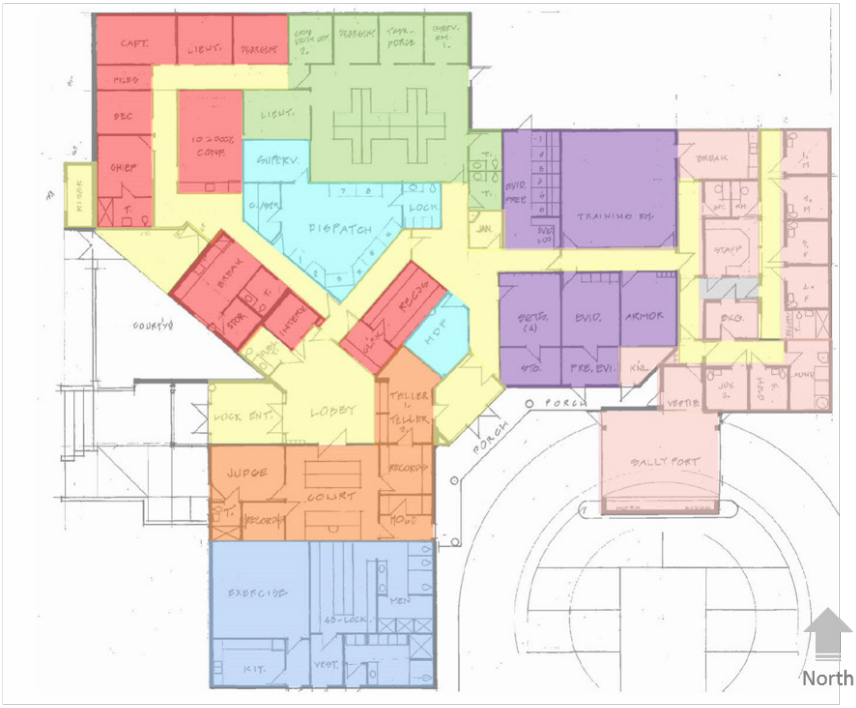
Project Architect: Erasmo D. Alvarado Jr., AIA





City of Donna – Public Safety Building





Project Name & Location: Public Safety Building - Donna, TX

Name of Client: City of Donna

Carlos Yerena, City Manager

- Address: 307 S. 12th., Donna, TX 78537
- Telephone Number: (956) 464-3314
- Email Address: cmoffice@cityofdonna.org

Project Description: Renovation and New Building. A 15,000 sf. facility with an administration, secured lobby, criminal investigation dept., patrol functions, processing, detention jail area with sally port, dipatch center, narcotics/armory/evidence and court room.

Actual or Estimated Construction Cost: $3,250,000.00

Project Size: 15,000 sf

Year Project Completed or Percent Complete: Under Design

Services Provided: Renovation/Full Architectural Services

Project Manager: Erasmo Eli Alvarado

Project Architect: Erasmo D. Alvarado Jr., AIA

Project Designer: Erasmo D. Alvarado Jr., AIA

Consultants: MEP - VME Engineering, Structural - Chanin Engineering, Civil -Urban Infrastructure Group Engineering

City of Edcouch - Community Center & Municipal Pool



Project Name & Location: Community Center and Municipal Pool - Edcouch, Texas

Name of Client: City of Edcouch
Manny Hernandez, Assistant City Manager

- Telephone Number: (956) 262-2140
- Email: mannyhernandez@cityofedcouch.org

Project Description: New community center with a large hall space, computer lab, confernece room, and public restrooms. The existing swimming pool was completely renovated and expanded with new filtration system, a beach entry, water slide, water sprinklers, new decking and a refurbished kiddie pool.

Actual or Estimated Construction Cost: $930,176
Project Size: 5,735 sf Community Center

Year Project Completed or Percent Complete: Fall 2020

Services Provided: Architect Basic Services

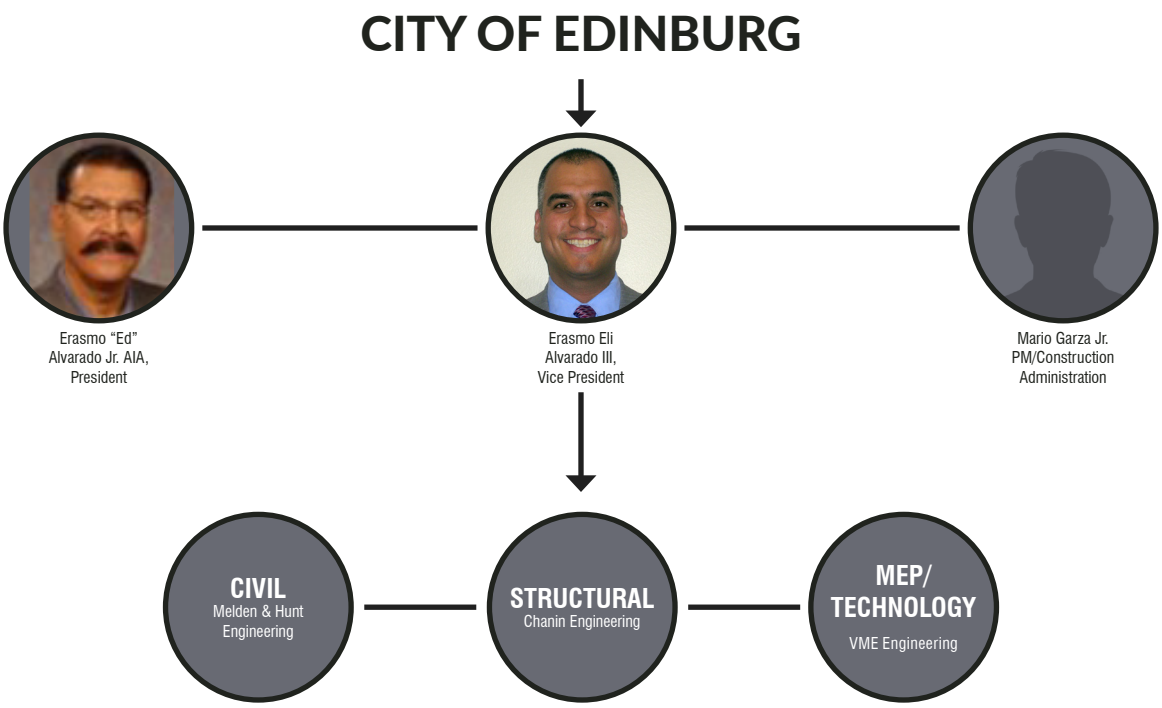
Project Manager: Eli Alvarado





TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Section 03 - Lines of Authority



CONSULTANT NAME	COMPANY NAME	FIRM SIZE	TYPE OF SERVICE	# OF YEARS IN BUSINESS	% OF TIME INVOLVEMENT
Miguel Chanin, PE State of Texas - Lic. #93127	Chanin Engineering, LLC (HUB CERTIFIED)	17 Employees	Structural Engineering Design	17+ Years	100%
Hector Ramirez, PE State of Texas - Lic. #103720	Chanin Engineering, LLC (HUB CERTIFIED)	17 Employees	Structural Engineering Design	17+ Years	100%
Mario Reyna, PE State of Texas - Lic. No. 117368	Melden & Hunt (HUB CERTIFIED)	50 Employees	Civil Engineering Design	9+ Years	100%
Fernando Gallegos, PE State of Texas - Lic. # 109882	VME Engineering, LLC	5 Employees	MEP Engineering Design	11+ Years	100%

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Section 03 - Resumes

Alvarado Architects & Associates, Inc. are committed to the City of Edinburg. Our team has sufficient staff and resources to meet the needs of the city and deliver projects on your schedule. We are committed to providing exemplary service throughout the duration of any project that may result. The percent of time that individuals will be involved with the project will of course depend on what the project turns out to be, and what the City's scheduling needs turn out to be.

The Alvarado Architects & Associates, Inc. team, led by the following qualified professionals, have all made a commitment to the City:

Erasmo 'Ed' Alvarado, Jr., AIA - President/C.E.O., responsible for contract negotiations and will oversee entire project. Erasmo is an experienced architect, who also has a lengthy track record working in the Rio Grande Valley area. Erasmo's involvement with the project might be 100% depending on project size, and will be throughout all project phases.

Eli Alvarado - Vice President, immediate availability and on-site decision making. Eli has run an architectural office for many years in the Rio Grande Valley, and is familiar with local conditions, consultants and contractors. Eli's involvement will be 100% and consist of day-to-day operations from design through construction & warranty phase.

Pedro Ayala - Project Manager, responsible for planning schedule and organizing resources to meet overall project budget, schedule, and Client requirements. Pedro has extensive management experience with projects of every size, and maintains a frequent presence in the South Texas area. Pedro's involvement might amount to 50%, throughout all phases but particularly in design phase.

Mario Garza Jr. - Construction Administration, responsible for site observation. Mario has experience working on projects from small scale single buildings to large campuses. Mario's involvement will begin in the early stages of design to 100% during construction.

Please see key personnel's resumes on the following pages.



ERASMO D. ALVARADO, JR., AIA

President/Architect

Mr. Alvarado offers extensive experience in educational, institutional and public facilities as well as medical, office, commercial and golf course design. His 38-year career has taken him to work for the ruler of dubai, united arab emerits, to operating his own office in the rio grande valley. As architect of record for Alvarado Architects & Associates, Inc., Mr. Alvarado is involved in design development, construction documents, quality control and quality assurance, contract management and negotiations, as well as the day-to-day operations of the company.

Education:

Bachelor of Architecture, Texas A&M University, 1970

Licensure:

Registered Architect No. 11954, State of Texas, 1987

PROJECT EXPERIENCE

GOV. PROJECTS:

City of Edinburg - Fire Dept. Training Facility
City of Edinburg - Promenade Park Amphitheater
City of Edcouch - Community Center and Pool
City of Pharr - Law Enforcement Firing Range
City of Weslaco - North Side Fire Station
Hidalgo Co. Pct. 1 - New Operations Offices
City of Donna - Big Joe Fitness Park
City of Donna - Altas Palmas Sports Park
City of Donna - Altas Palmas Restrooms
City of Pharr - Dr. William Long Park Master Plan
City of Pharr - James Box Park Master Plan
City of Pharr - Witten Park and Pharr Sports Complex Dugouts
City of San Benito - Fire Station No. 1
City of Monte Alto - Fire Station Addition

HIGHER EDUCATION PROJECTS:

SOUTH TEXAS COLLEGE
Pecan Campus Sand Volley Ball Courts

EDUCATIONAL PROJECTS:

50 Plus Educational Campuses Valley-Wide, including:

EDINBURG CISD
Freddy Gonzalez Elementary School Addtions/Renovations
ECISD Secured Entrances Phase III
Lincoln Elementary School Additions/Renovations

BROWNSVILLE ISD
Seven (7) Mini-Gyms for BISD, Brownsville, Texas

MISSION CISD
Tom Landry Hall of Fame Stadium Renovations
Mission CISD - Leo Najo Baseball Park Stadium Renovations
Mission CISD - Veterans Memorial High School Stadium Additions

DONNA ISD
Earl Scott Fieldhouse
Bennie La Prade Stadium Renovations
Donna High School - New Library
Basketball Shelters, Various Campuses (12-Mini Gyms)
Todd Junior High / Gymnasium A/C & Site Work Renovations
Stadium Additions (Toilets & Concessions)
High School Tennis Court & Professional Lighting & Infrastructure

DRISCOLL ISD
Elementary Cafetorium Addition & H.S. Gymnasium/Fieldhouse
LA VILLA ISD
Elementary New Gym
Pre-School Wing Renovations
Running Track Renovations

MONTE ALTO ISD
Elementary & Junior High School Cafetorium Additions
Gymnasium Renovations

PALMVIEW ISD
Palmview High School Additions

PROGRESSO ISD
Basketball Mini Gyms

TAFT ISD
Taft High School Re-Roofing and Lighting Controls
Taft H.S. HVAC Replacements, Building Controls & Lighting Upgrades
Taft ISD - Facilities Assessment
Taft ISD - Post Harvey Facilities Assessment

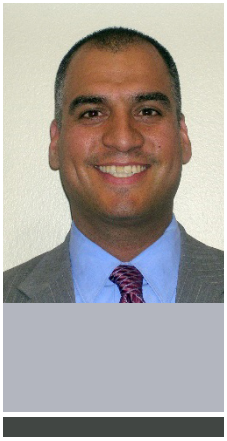
WESLACO ISD
Central Middle School Restroom Addition
Cuellar Middle School PE Pavilion
Mary Hoge Middle School PE Pavilion
East High School – Practice Gym Addition

ADDITIONAL PROJECTS:

Olmito, Texas Golf Course Development on 5,000 acres
"El Diablo" and "El Angel" Golf Courses
Bahia Mar Condominiums, South Padre Island, TX
Padre South Condominiums, South Padre Island, TX
Resort Palace in Hatta, United Arab Emerits
20+ Golf Courses, Nationwide and in Mexico
L&F, Rio Grande City, TX
L&F Warehouse, Harlingen, TX
Resort Parks in Weslaco (Pine to Palm Resort Park) & Donna

AFFILIATIONS:

Member American Institute of Architects
Member Rio Grande Valley AIA
Member Texas Society of Architects
Ex-Trustee Valley Baptist Medical Center
Ex-President/Foundation Board Knapp Medical Center, Weslaco, TX



ERASMO ELI ALVARADO, III

Vice-President

Eli has more than 18 years of experience in providing architectural planning, design development and construction administration services. He is responsible for planning, managing, and coordinating all phases of project development. He has joined his father's firm to their continued success. Eli is vastly familiar with the local codes and ordinances. He will be the local day-to-day contact and will ensure all projects are running on schedule, and he will serve the needs and objects of the Client.

Education:

Bachelor of Environmental Design, Texas A&M University

Licensure: A.R.E. Candidate

PROJECT EXPERIENCE

GOV. PROJECTS:

City of Edinburg - Fire Dept. Training Facility
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City of Donna - Altas Palmas Restrooms
City of Pharr - Dr. William Long Park Master Plan
City of Pharr - James Box Park Master Plan
City of Pharr - Witten Park and Pharr Sports Complex Dugouts
City of Progreso - New Police & Fire Station
US Customs & Border Protection - Annex Building A Renovations
City of San Juan - Public Safety Building

HIGHER EDUCATION PROJECTS:

SOUTH TEXAS COLLEGE
Pecan Campus Sand Volley Ball Courts
South Texas College
Pecan Plaza Police Station Renovation
STC - Regional Center for Public Safety Facility
STC - North Academic Building

TEXAS A&M UNIVERSITY
Texas A&M University - New McAllen Campus Multipurpose Academic Building
Texas A&M University – Corpus Christi
Momentum Sports Complex
Texas A&M University – Kingsville
Javelina Stadium Renovations

TEXAS SOUTHMOST COLLEGE
Relocation of Health Training Program Labs

THE UNIVERSITY OF TEXAS AT BROWNSVILLE
Oliveira Library Renovation
The University of Texas-Pan-American
Soccer, Track & Field Complex

TSTC - Building D (Dental Lab) Renovations

EDUCATIONAL PROJECTS:

EDINBURG CISD
Edinburg CISD Secured Entrances Phase III
Harwell Middle School
Elias Longoria Middle School
Freddy Gonzalez Elementary School Renovations
B.J. Garza Middle School Athletic Addtion

BROWNSVILLE ISD
Pace H.S., Porter H.S., and Hanna H.S. Gym Renovations
Ben Brite Elementary School
Edward Manzano Jr. Middle School
Thomas Keller Elementary School
Pace H.S. & Porter H.S. Field House
Central Annex Building Renovations
Porter H.S. – New 8th Tennis Court

New Performing Arts Center Master Plan
Central Middle School Renovations
Sams Stadium - Fieldhouse
Pace H.S. and Porter H.S. Fine Arts Building
BISD Performing Arts Center Masterplan

EDCOUCH-ELSA ISD
Demolition of Junior H.S.
New Special Education Facility
E.E.H.S. Benny Layton Stadium Track & Turf Field
E.E. Elementary School Abatement & Demolition
Parking Lots Project
Edcouch-Elsa High School Parking Lots Improvements
RCR Gym Mold Abatement & Roof Replacement
Ybarra M.S. Bandhall & Dressing Room Renovations
Ybarra M.S. Gym Floor Replacement
E.E.H.S. Capello Gym and Fieldhouse Roof Replacement

DONNA ISD
New Donna North High School & CATE Building Add.

IDEA PUBLIC SCHOOLS
IDEA Public School – Pharr School Campus Phase I, II, & III
IDEA Public School – San Juan Campus Phase I
IDEA Public School – Weslaco Campus Phase I & Phase II
IDEA Public School – Edinburg Campus Phase I & Phase II
IDEA Public School – Donna Campus
IDEA Public School – Brownsville Campus Additions/Cafeteria
IDEA Public School – San Benito Campus
IDEA Public School – San Juan Pavilion

McALLEN ISD
Perez Elementary School
Sanchez Elementary School
Michael E. Fossum Middle School

MERCEDES ISD
Mercedes H.S. Stadium Relocation & Athletic Complex
Tiger Stadium Bathroom Addition

MISSION CISD
Tom Landry Hall of Fame Stadium Renovations
Leo Najo Baseball Park Stadium Renovations
Veterans Memorial High School Stadium Renovations
Alton Elementary Renovation
Leal Elementary Renovation
Central Kitchen Boiler Replacement
Veterans Memorial H.S. Field House
Veterans Memorial H.S. CTE Building
Rafael Cantu Jr. High School
Mission High School Ag Barn
Veterans Memorial High School Ag Barn
Mims Elementary Ramp Enclosure
O'Grady Elementary Ramp Enclosure
Agricultural Farm Master Plan
Child Nutrition Program Kitchen Additions
Rafael Cantu Jr. H.S. MEP Repairs
Mission Jr. H.S. & Alton Jr. H.S. Canopies
Mission Jr. H.S. Cafeteria Kitchen Addition & Renovations
Mission High School Renovations
Veterans Memorial H.S. Cosmetology Lab
Mission Junior H.S. Fire Alarm, Security and Intercom System

PHARR-SAN JUAN-ALAMO ISD
Assessment Survey of 33 Campuses

RIO HONDO ISD
New Middle School

SANTA GERTRUDIS ISD
Academy H.S. Science Lab Renovations
Academy H.S. Interior Renovations
Santa Gertrudis PreK-8th School

TAFT ISD
Taft High School Re-Roofing and Lighting Controls
Taft High School HVAC Replacements, Building Controls and Lighting Upgrades
Taft ISD - Facilities Assessment
Taft ISD - Post Harvey Facilities Assessment

WESLACO ISD
Central Middle School Restroom Addition
Cuellar Middle School PE Pavilion
Mary Hoge Middle School PE Pavilion
Armando Cuellar M.S. Additions & Renovations
Sepulveda Gym Seat Replacements
Weslaco District-Wide – Misc. Roofing Projects
Sam Houston Elementary School



PEDRO G. AYALA, ASSOC. AIA

Associate

Pedro has more than 25 years of experience in providing architectural planning, design/build, development and construction services. He is responsible for urban planning strategies, historic preservation, sustainable development, placemaking, complete streets and managing various architectural services while coordinating all phases of project development. He's been a partner with Erasmo Ed Alvarado since 2006. Pedro is vastly familiar with urban design strategies that improve economic development and downtown revitalization policies. He brings a unique vision to all the stakeholders and introduces sustainable solutions to every project as a hallmark of his philosophy.

Education:

Master of Architecture in Urban Design, University of Houston

Bachelor of Environmental Design, Texas A&M University

Licensure:

A.R.E. Candidate

PROJECT EXPERIENCE

GOVERNMENT & PRESERVATION

Utah State Capitol
Historic Preservation &
Seismic Upgrade, Salt Lake City, Utah

COMMERCIAL

Area 17 Entertainment Venue, McAllen TX
Frank Smith Toyota Addition/Renovation,
Pharr, TX
Upland Mixed Use Shopping Center, Edinburg TX
Cosmetica Cosmetology School, Edinburg, TX
Goldman & Sachs, Memphis Tennessee
Belmont Assisted Living, Memphis Tennessee
Land Rover Dealership, San Antonio TX
130 Acre Resort on the Rio Grande River,
Reynosa Mexico
Noah's Ark Self Storage, Blanco TX
Jackson Triangle Commercial Center, McAllen TX
17 Floor Bronc Tower Mixed Use, Edinburg TX
Villa Escondida Multi-family Private
Community, Weslaco TX
"Green" Subdivision Master Plan & Model
Homes, McAllen TX
San Marino Subdivision Sharyland Plantation, Mission TX

EDUCATIONAL PROJECTS:

DONNA ISD
Donna High School Earl Scott Center &
Fieldhouse

NORTHSIDE ISD
Northside ISD John Jay High School ADA
Additions and Renovations, San Antonio, TX

SAN ANTONIO ISD
San Antonio ISD Administration Annex
Office, San Antonio TX

SOUTH TEXAS VOCATIONAL TECHNICAL INSTITUTE
ATI Enterprises Inc. /South Texas Vo. Tech
Lower Rio Grande Valley

SOUTH TEXAS COLLEGE
Facilites Planning & Construction Specialist

MARIO GARZA JR.

Project Manager/Construction Administration/Designer

Mr. Garza is a designer and detailer with more than 20 years of experience developing various project types, from residential to large scale municipal, public, religious, and private facilities. As a job captain and project manager on many projects, Mr. Garza gained the experience to execute a project from initial conception to the completion of the building. He leads the project team by developing the design to meet construction/budgetary requirements and coordinating with the various job sub-consultants, to executing the construction documents. His experience includes pre-design services, schematic design, design development, construction documents, construction administration, 3D computer generated and hand renderings; conceptual visualizations.

Education:

B.E.D., Environmental Design, Texas A&M University, 2001

Licensure:

A.R.E. Candidate

PROJECT EXPERIENCE

GOV. PROJECTS:

City of Edinburg - Fire Dept. Training Facility
City of Edinburg - Promenade Park Amphitheater
City of Edcouch - Community Center and Pool
City of Pharr - Law Enforcement Firing Range
City of Weslaco - North Side Fire Station
City of Donna - Public Safety Building
Hidalgo Co. Pct. 1 - New Operations Offices
City of Donna - Big Joe Fitness Park
City of Donna - Altas Palmas Sports Park
City of Donna - Altas Palmas Restrooms
City of Pharr - Witten Park and Pharr Sports Complex Dugouts
City of Pharr - Dr. William Long Park Sports Fields Master Plan
City of Pharr- James Box Park Sports Fields Master Plan
Mercedes Public Works/Fire Station – City of Mercedes
San Carlos CRC/Retaining Wall and Landscaping – County of Hidalgo, Pct. #4
City Hall Parking Lot LID Renovation – City of Donna

EDUCATIONAL FACILITIES:

Mission CISD - Leo Najo Baseball Park Stadium Renovations
Mission CISD - Veterans Memorial High School Stadium
Brownsville ISD - Canales Elementary Classroom Building Addition
Taft ISD - Taft High School Re-roofing and HVAC Replacement
Mission CISD - Tom Landry Stadium Renovations
Edinburg CISD - Edinburg CISD Secured Entrances Phase III
Edinburg CISD - Edinburg High School
South Texas College - STC Starr County Campus
Student Activity Building and Student Services Building
Weslaco ISD - Weslaco Central Middle School Annex B Renovation
Weslaco ISD - Weslaco High School Music Halls Building
Weslaco ISD - Central Middle School Restroom Addition
Weslaco ISD - Cuellar Middle School PE Pavilion
Weslaco ISD - Mary Hoge Middle School PE Pavilion
La Joya ISD - Lloyd M. Bentsen Elementary
Mercedes ISD - Mercedes North Elementary
San Benito CISD - San Benito High School Science Lab Renovations
San Benito CISD - Frank Roberts Elementary Classroom Building Addition

CHANIN

Key Personnel



MIGUEL CHANIN, PE | Principal-In-Charge

Miguel Chanin is a professional engineer in the state of Texas with over 19 years of structural design experience in various private and public projects. Mr. Chanin is the founding member of Chanin Engineering, LLC and has led the firm since its inception in 2006. Chanin Engineering projects begin with Mr. Chanin acting as the prime point of contact to assess and authorize project contracts and scope of work. He is fully responsible for interpreting, delegating, and coordinating all engineering projects. Additionally, Mr. Chanin reviews plans and technical specifications, as well as prepares contract documents and estimates. He supervises the design and ongoing progress of each project, including coordination with the Client/Owner and any other subconsultants or regulatory agencies. He also provides operational supervision and technical guidance.

Education

University of Texas at Austin
Bachelor of Science in Civil Engineering
1999

Registrations

Licensed Texas Professional Engineer - #93127

Texas Department of Insurance Appointed Qualified Inspector

Relevant Project Experience

North Side Fire Station, Weslaco, Texas
The project consisted of the construction of a new pre-engineered metal building with a five bay apparatus garage as well as living and office accommodations. The pre-engineered building includes a metal roof, masonry/metal veneer, and a concrete slab-on-grade. The fire station will consist of approximately 10,000 SF. The "house" of the station is approximately 4,000 SF and will consist of a lobby, reception area, day room with kitchen, offices, sleeping quarters, restrooms, and support spaces for the fire fighters. This project is currently in the construction phase.

City of Edinburg Wastewater Treatment Plant Office, Edinburg, Texas
Responsibilities included structural engineering oversight for the estimated $350,000, 1,800 SF facility — an Operations Office Building for the City of Edinburg Wastewater Treatment Plant. The new facility includes a breakroom, inventory room, lab, office, and work area. Structurally, the building features a slab-on-grade foundation, exterior load-bearing CMU walls, steel columns for interior support conditions, and a conventional metal roof framing system. This project is currently in the construction phase.

City of McAllen Transit Facility, McAllen, Texas
The City of McAllen Transit Facility & Bus Canopy project is located within a master planned 16-acre city development. The Transit project includes a 5,000 SF Administration building, a 2,100 SF Storage Building, and 3 Bus Maintenance Bays. Structurally, the project consists of pre-engineered metal buildings with Novidesa insulated wall systems as the primary wall framing system within the pre-engineered frame. The architectural bus canopies are comprised of structural streel members. This project is currently in the Construction Document Phase.

Other Key Projects:
- Hidalgo County Adult Detention and Law Enforcement Center Facility Repairs and/or Replacement, Edinburg, Texas
- City of San Juan Public Safety Building, San Juan, Texas
- City of Mission Fire Department Substation & Police Substation, Mission, Texas
- Hidalgo County Precinct 1 New Tax Office
- City of McAllen Development Center Renovation, McAllen, Texas
- Rio Grande City Solid Waste Transfer Station, Rio Grande City, Texas

VME ENGINEERING

VME Personnel



Fernando Gallegos, P.E.
Position: President
Experience: 11 Years
Education: Bachelor of Science - Mechanical Engineering, University of Texas Pan American. 2004
Licenses: Licensed Professional Engineer, Texas License No. 109882

Areas of Experience.

- Project management
- Construction Administration
- Mechanical HVAC Design
- Plumbing Design
- BIM Design.

Experience Summary

Mr. Fernando Gallegos is the President of VME Engineering LLC. in Donna Texas. Prior to starting VME Mr. Gallegos was a Mechanical Designer for Trinity MEP Engineering, and DBR Engineering Inc.

Mr. Gallegos has 11 years of experience in the HVAC discipline. He begin his experience doing test and balance of HVAC systems. There he was introduced to the all sorts of troubles encountered in the engineering designs. That experience helped him to understand the HVAC systems and design flaws. From test and balance he started working with DBR as a construction administrator. During this period Mr. Gallegos attended the job site to verify the installation of the MEP systems. He attended meetings with owners and contractors to solve any issues that arose. This experience also helped him do better designs. After construction administration Mr. Gallegos started his HVAC design career. He designed for three and a half years while at DBR. He soon got his license in 2011 and opened his own firm to provide clients the best designs and customer satisfaction.

PAST PERFORMANCE	SIMILAR PROJECTS	
ENGINEERING		
RELEVANT EXPERIENCE		
Municipalities	La Feria City Hall Addition. La Feria Library Addition HVAC Design City of Brownsville Bus Station Dome Lighting Design. Rio Bravo Pump Station (Edgar) Cristal City Generator Addition (Edgar)	La Feria Fire Station addition La Feria Sub Station Blue town Zapata county water works Treatment plant (Edgar) Zapata County Lifstations (Edgar) Cotula South Texas Health Clinic(Edgar)
Educational	Vanguard Academy Beethoven Elementary School - Edinburg, TX 36,000 sf educational facility on a future master planned campus. The project includes 32 classrooms in two wings surrounding a common core for the administration office suite and multi-purpose cafetorium for elementary grade levels Full MEP engineering services provided	Vanguard Academy Mozart Secondary School - Alamo, TX 36,000 sf educational facility on an existing campus site. The project houses 32 classrooms configured with a common core for administration offices and a multi-purpose cafeteria for middle school grade levels Full MEP engineering services provided
	Vanguard Academy Rembrandt Secondary Middle School Classroom Addition - Pharr, TX 4,500 sf classroom addition to an existing multi-level middle school facility. Full MEP engineering services provided	Vanguard Academy Rembrandt Secondary Cafeteria Relocation and Canopy - Pharr, TX Relocation of existing cafeteria for construction of new classroom addition with new site canopies for student/faculty use Full MEP engineering services provided
	Contact Person for Vanguard Academy projects:	Mr. Bill Baez, Vanguard Academy Construction Facilitator 956.508.2239
	UTPA Temporary Band Hall HVAC	South West Key Classroom Renovation

Melden & Hunt, Inc.
Consultants · Engineers · Surveyors

Mario Reyna, P.E.
Project Administrator

EDUCATION:
University of Texas San Antonio
San Antonio, Texas
BS Civil Engineering, 2009

YEARS OF EXPERIENCE:
10 Years Of Experience

YEARS WITH PRIME FIRM:
10 Years With Melden & Hunt, Inc.

REGISTRATION:
Licensed Professional Engineer
Texas No. 117368

AREAS OF EXPERTISE:
Capital Improvements Planning
Drainage Design
Feasibility Studies
Land Use Studies
Project & Construction Management
Right-of-Way Survey and Mapping
Roadway Design
Sanitary Sewer Collection Systems
Site Grading and Drainage
Site Planning
Streetscape Design
Subdivision Development
Urban Design
Urban Mixed-Use
Urban Street Design
Wastewater Collection Systems
Water Distribution Systems

PREVIOUS EXPERIENCE:
Edinburg CISD
PSJA ISD
IDEA Academy
La Joya ISD
McAllen ISD
Mission CISD
South Texas ISD
South Texas College
University of Texas at Pan American



Mr. Reyna has 10 years of experience in the field of civil engineering. He has completed a wide range of projects for both public agencies and private developers. He has participated in a variety of development types, including mixed-use developments; healthcare facilities; municipal utilities; schools and universities; shopping centers; offices; industrial facilities; residential and multi-family developments; and state and local governmental agencies.

He has extensive experience in site civil design, including building, facility, and utility layout; site grading and earthwork; and design of paving, drainage, and utility improvements. Other areas of expertise include hydraulic and hydrologic analysis for open and closed storm drainage systems and floodplain reclamation studies; water distribution and wastewater collection systems.

Mr. Reyna's engineering experience has been with various municipalities including the City of Mission, City of Edinburg, City of McAllen, City of Pharr where he was part of a design teams preparing plans and specifications for water, sewer, paving and drainage improvement projects. His experience has also been working with Edinburg CISD, PSJA ISD, South Texas College, UTRGV, La Joya ISD, Harlingen ISD, and Santa Maria ISD where he has been part of teams preparing construction drawings and contract documents for various paving, drainage, watrer, sewer, irrigation, parking, and sidewalk improvement projects. Some of these projects include site development project for a new FEMA Shelter Dome within the La Joya ISD property and infrastructure utilities for portable buildings at the Pecan Campus for South Texas College This is a small list of project .

As a project engineer, Mr. Reyna has always responded to the needs of every client and has function as an extension of their staff to exceed their performance objectives and respond to their needs on short notices.

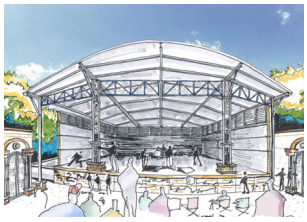
Project Experience:
1. PSJA ISD Memorial High School Early College Drainage Improvements
2. PSJA ISD Collegiate College Overall Campus Drainage Improvements
3. PSJA ISD Football Stadium Turf Improvement Project
4. PSJA ISD Kennedy Middle School Athletic Fields Water, Sewer and Drainage Improvements
5. Harlingen ISD High School Football Fields Turf Replacement and Drainage Improvements
6. Santa Maria ISD Agriculture Barn Paving, Drainage, Water and Sewer Improvements
7. PSJA ISD Agriculture Barn Paving, Drainage, Water and Sewer Improvements
8. La Joya ISD Auditorium Subdivision Platting and Drainage Improvements

REFERENCES

Section 04 - Recent Work



City of Weslaco
Andrew Munoz, Assistant City Manager/Aviation Director Mid-Valley Airport
(956) 968-3181
email: amunoz@weslacotx.gov
Current Project: Sanitation Department Building Renovation, North Side Fire Station



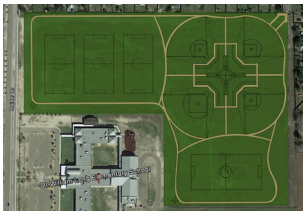
City of Edinburg
Mardoqueo Hinojosa, City Engineer
(956) 388-8955
email: mhinojosa@cityofedinburg.com
Current Project: Promenade Park Amphitheater and Water Garden



City of Edcouch
Hugo De La Cruz, City Manager
(956) 720-2350
email: citymanager@cityofedcouch.org
Current Project: Edcouch Community Center, Edcouch Municipal Pool



Hidalgo County Pct. 1
David Rivera, Senior Construction Inspector
B2Z Engineering - Owner's Representative
(956) 589-0415
email: davidr@B2ZEng.com
Current Project: Hidalgo County Pct. 01 Operations Facility



City of Pharr
Sergio Alanis, Director of Parks and Recreation
(956) 787-5981
email: sergio.alanis@pharr-tx.gov
Current Project: City of Pharr Outdoor Shooting Range

INSURANCE

Section 05 - Insurance Requirements

INSURANCE CERTIFICATES

Alvarado Architects and Associates, Inc. has its proper general liability, auto liability, workers' compensation and professional liability in place. It will provide proof of insurance (Certificate of Insurance) upon receiving an executed contract and/or Purchase Order from the City of Edinburg.

Policy Number: 68G-7N964647-20/BA-7N965078-20/CUP-7N964973-20/UB-7N964893-20/106565192-4

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/11/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER IAM Insurance Agency L.L.C. P.O. Box 657 Edinburg, Tx 78540-0657	CONTACT NAME: Smiley Martinez PHONE (A/C, No, Ext): (956)207-2789 FAX (A/C, No): ( ) - E-MAIL ADDRESS: iamins@sbcglobal.net	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A: The Travelers	
INSURED Alvarado Architects and Associates, Inc. Erasmo Alvarado 307 S. Main St Donna, TX 78537	INSURER B: The Travelers	
	INSURER C: The Travelers	
	INSURER D: The Travelers	
	INSURER E: The Travelers	
	INSURER F:	

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	X	X		07/26/2023	07/26/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
B	AUTOMOBILE LIABILITY X ANY AUTO X OWNED AUTOS ONLY HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY	X	X	BA-7N965078-20	07/26/2023	07/26/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 1,000,000 $ $ $ $
C	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $	X	X	CUP-7N964973-20	07/26/2023	07/26/2024	EACH OCCURRENCE AGGREGATE 	$ 1,000,000 $ 1,000,000 $
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N: Y If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	X	UB-7N964893-20	07/27/2023	07/27/2024	PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
E	Professional Liability	X	X	106565192-4	07/27/2023	07/27/2024	Per Occurence Aggregate	2,000,000 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Description of Operations:

Architectural Services Rotation

Request for Qualifications No.: 2024-8

CERTIFICATE HOLDER	CANCELLATION
City of Edinburg 415 W. University Drive Edinburg, Texas 78539	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE Ismael A. Martinez

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PROFESSIONAL SERVICES AGREEMENT

Section 06 - Acknowledgement

Alvarado Architects & Associates has read and is in agreement with the project requirements as outlined in the RFQ and agrees to enter in to such agreement. The firm meets all prerequisite insurance requirements. All insurance requirements shall be obtained once a contract has been executed with the City of Edinburg. See Section 05 for insurance certificate.



CONTACT INFORMATION

Section 07 - Contact Information/Litigation

A. Identification of a principal contact person authorized to commit the Respondent to a contractual agreement.

1. POINT OF CONTACT:

Erasmo Eli Alvarado III, Vice President
eli@alvaradoarchitects.com
Cell Phone Number
(956) 334-4145

2. POINT OF CONTACT:

Erasmo Ed Alvarado Jr., AIA, President
ed@alvaradoarchitects.com
Cell Phone Number
(214) 478-4484

REGULATORY AGENCY ACTIONS AGAINST FIRM

Alvarado Architects and Associates, Inc. has no regulatory actions against the firm for work performed.

PROJECT TERMINATION

Alvarado Architects & Associates, Inc. has completed all awarded work.

LITIGATION SUMMARY

Alvarado Architects and Associates, Inc. has no claims or litigation including arbitration involving the firm in the last five (5) years. Our organization has completed all awarded work.

REQUIRED FORMS

Section 08

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 07/16/2024

Company/Vendor Name: Alvarado Architects & Associates, Inc.

Printed Name and Title: Erasmo Eli Alvarado III, Vice President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Erasmo Eli Alvarado III / Alvarado Architects & Associates, Inc.
(Full, correct legal name)

- Address: 307 South Main Street
  Donna, Texas 78537
- Telephone/Fax: Tel: (956) 464 - 8258
- Email address: eli@alvaradoarchitects.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No✓

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓ No____

4. Where is the Company's corporate headquarters located? Donna, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes____ No✓

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Erasmo Eli Alvarado III
Address: 307 South Main Street
Telephone: (956) 464 - 8258
Fax: N/A
Email: eli@alvaradoarchitects.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Erasmo Eli Alvarado, III, the undersigned representative of

Alvarado Architects & Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Erasmo Eli Alvarado III, Vice President

TYPE/PRINT NAME AND TITLE:

07/16/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Erasmo Eli Alvarado III, the undersigned representative of

Alvarado Architects & Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Erasmo Eli Alvarado III, Vice President

TYPE/PRINT NAME AND TITLE:

07/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Erasmo Eli Alvarado III, the undersigned representative of

Alvarado Architects & Asssociates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Erasmo Eli Alvarado III

TYPE/PRINT NAME AND TITLE:

07/16/2024

DATE:

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Erasmo Eli Alvarado III, being first duly sworn, deposes and says that: *(Name)*

(1) He is Vice President of Alvarado Architects & Associates, Inc., the Bidder (Company) that has submitted the attached Bid;

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Vice President

Subscribed and sworn to me this 12th day of July 2024.

By:

Julie C Perez
Notary Public

JULIE CHRISTINE PEREZ
Notary Public, State of Texas
Comm. Expires 10-10-2026
Notary ID 126808454

My commission expires 10/10/2026

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

Certificate Number:
2024-1186759

Date Filed:
07/12/2024

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Alvarado Architects & Associates, Inc
Donna, TX United States

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

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.
RFQ# 2024-8
Architectural Services Rotation

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Alvarado, Jr., Erasmo	Donna, TX United States	X	
Alvarado III, Erasmo Eli	Donna, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Erasmo Eli Alvarado III, and my date of birth is February 02, 1976.

My address is 307 South Main Street (street), Donna (city), Texas (state), 78537 (zip code), USA (country).

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

Executed in Hidalgo County, State of Texas, on the 12th day of July (month), 2024 (year).

Signature of authorized agent of contracting business entity
(Declarant)

Forms provided by Texas Ethics Commission www.ethics.state.tx.us Version V4.1.0.d378aba0

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Alvarado Architects & Associates, Inc.

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No N/A

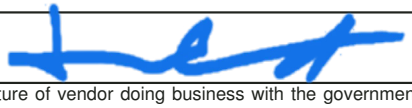
B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No N/A

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

N/A

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1). N/A

7 

Signature of vendor doing business with the governmental entity

07/16/24

Date

Form provided by Texas Ethics Commission www.ethics.state.tx.us Revised 1/1/2021

ALVARADO
ARCHITECTS &
ASSOCIATES, INC.

STATEMENT OF QUALIFICATIONS
FOR ARCHITECTURAL SERVICES ROTATION
2024-8

Boultinghouse Simpson Gates ARCHITECTS

3301 N McColl Rd
McAllen, TX 78501

P 956.630.9494
F 956.630.2058

www.bsgarchitects.com

415 W. University Drive
Edinburg, Texas



Experience Counts

Over 30 years. Over 600 projects.

Boultinghouse Simpson Gates ARCHITECTS

Danny Boultinghouse, AIA • Robert S. Simpson, AIA
John Gates, AIA

3301 N. McColl Road McAllen, Texas 78501 t 956.630.9494 f 956.630.2058

www.bsgarchitects.com

July 16, 2024

City of Edinburg
c/o City Secretary
415 West University Drive
Edinburg, Texas 78541

re: **Statement of Qualifications**
2024-8 Architectural Services Rotation

Thank you for the opportunity of presenting our firm to your organization in regard to providing ARCHITECTURAL SERVICES for your upcoming projects.

I have had an architectural practice in McAllen for 50 years, the last 34 under the present organization. We have provided architectural services for well over 600 projects, many of them having components similar to your needs. We are a small firm by choice and are selective in the projects that we pursue which means that your project will be a priority in our schedule. Our goal is not to amass a long list of buildings, but more importantly a long list of satisfied clients. We also take pride in working on projects that are “people” oriented that adds to our communities “quality of life”.

In short, we would consider it a privilege to work with you on your projects and believe that our experience and interest will help ensure the first class facilities that you will be proud to administer. Our firm is available and ready to start. Our assembled team of professionals have provided their services to our firm in serving many of our past and current clients.

No addendums pertaining to this RFQ have been received by our firm. I am available to provide further clarification if desired and will be the one to conduct final contract negotiations on behalf of our company.

Sincerely,

Danny Boultinghouse, AIA | president
p 956.630.9494 | f 956.630.2058 | c 956.802.0476
db@bsgarchitects.com

LEAD FIRM: **Boultinghouse Simpson Gates Architects**

FIRM ADDRESS: 3301 North McColl Road | McAllen, Texas 78501

PHONE# | FAX# | WEBSITE: p 956.630.9494 | f 956.630.2058 | www.bsgarchitects.com

TYPE OF ORGANIZATION: Corporation

YEARS IN BUSINESS: 34

HISTORY:

The firm of Boultinghouse Simpson Gates Architects is a professional organization comprised of a core group of registered Architects, along with the technical and clerical support required to meet the demands of each project. The firm, under its present organization, is entering its thirty-third year and with the experience of its two principals span over forty years of providing architectural services to over 600 successful projects.

Its present makeup is the result of merging two independent successful architectural practices in 1990. Mr. Boultinghouse brought to that merger eleven years of corporate firm experience and seven years of private practice. Mr. Simpson's experience included fifteen years of practice including construction experience and private practice. The two firms merged to offer a broader, more comprehensive choice in providing architectural services while still retaining a personal touch. The success of that merger and that philosophy has resulted in a controlled growth of a staff of four to its current size of eleven and has allowed us to name John Gates, AIA NCARB as a principal in the firm. 600 successful projects and an 85% repeat client rate is a testament to that success.

We believe that our success revolves around the philosophy that we are "client" oriented as much as "project" oriented. We feel our clients deserve the attention of the key members of the firm and believe that the client is an essential part of the team. ***"We do not do projects for clients . . . but rather with them."*** The needs and goals of the client should determine the direction of the building project, not the Architect. Our goal is not to just amass a long list of buildings, but more importantly a long list of ***satisfied*** clients.

QUALIFIED SERVICES:

- Full Architectural Services
- Programming
- Space Planning
- Model Making
- Project Phasing
- Site Selection and Master Planning
- Coordination of Feasibility Studies
- Construction Contract Administration
- Presentation Drawings
- Computer-Aided Design & Visualization

PRINCIPALS:

Danny Boultinghouse, AIA
President
c 956.802.0476
db@bsgarchitects.com

Robert S. Simpson, AIA
Vice-President
c 956.802.0475
bobs@bsgarchitects.com

John Gates, AIA NCARB
Principal
c 956.279.2985
jgates@bsgarchitects.com

PERSONNEL BY DISCIPLINE:

Registered Architects	3
CADD Technicians	5
Administrative Staff	2
total staff	10

AWARDS:

2023 AIA Lower Rio Grande Valley SPARK - Freedom Bank
2019 Architectural Firm of the Year - AGC Rio Grande Valley Chapter
2018 McAllen Top 5 Small Business - McAllen Chamber of Commerce

COMMITMENT:

We build our strength and reputation on providing a personal service. The Project Architect along with Project Manager will begin and stay with the project until it is completed. They are available and will be committed to your work.

Assuring our ability to meet project milestones and schedules is a daily requirement in any service type profession. Our reputation and track record are on the line with every project, and we can meet your schedule demands as we have done on our many projects. Over 85% of our clients are repeat clients and that along with 40 plus years of successful practice is a true measure of meeting project milestones and schedules.

MANAGING WORKLOAD:

Our firm is selective in the projects that we pursue which gives us the opportunity to manage our schedules efficiently. Our goal is not to see how many projects we can produce. Much of our success has been due to controlling and balancing that workload to keep project's delivery on-time and in budget.

We try to control our workload such that we have never had the need to add staff solely to meet the demands of any project. We believe that we can be more efficient without "breaking-in" a new employee on a project.

● FIRM'S UNIQUENESS:

PAST EXPERIENCE Our recent experience with providing "on-call" Architectural services over a 5 or 8 year period for the University of Texas Rio Grande Valley, we believe, gives us the background to meet your needs for this type of service. We are currently providing those same type services for South Texas College.

LOCAL MATTERS Our office location on the north side of McAllen is just minutes away from downtown Edinburg which also make us unique and readily available. This is our area, not another page on our website. Unlike firms from Austin, Dallas or Houston, we have a local pride that cannot be matched. As a firm, we enjoy working locally. Your project(s) won't be just another project to us. It's our community! We will be "on-call" and will respond in a timely manner to any job site situation or concern that would require a site visit. Our firm's site inspections are performed by the Project Manager and/or Project Architect.

ACCOUNTABILITY We are unique in that we have three registered Architects on staff and typically assign two to each project regardless of the size of project. Being just miles away, makes us instantly available for questions and opens communication to help us see small issues before they become "problems."

SMALLER PROJECTS Although we handle larger projects, as evidenced by the recently completed national award winning $14 million McAllen Public Library, the bulk of our practice revolves around smaller projects - that is our "market niche." Smaller projects allows our staff to work on several different types of projects at one time, which makes the day more interesting and challenging.

AWARDED PROJECTS

McAllen Public Library

- AIA Honor Award for Interior Architecture
- AIA Minnesota Honor Award • LRGV-AIA Honor Award
- ALA/IIDA Library Interior Design Award
- IIDA Northland Chapter FAB Award

COST: $14,300,000
COMPLETION: Dec 2011
DESCRIPTION: Adaptive reuse of the existing former Wal-Mart Store building and its surrounding site; new building elements include public lobby, meetings rooms, auditorium, conference rooms, computer labs, reading rooms, stack areas, staff offices, mechanical equipment mezzanines; remodeling of parking lot, drive ways, sidewalks, landscaping, public walking trails, fountains & plaza



STC Student Support Services Building

- LRGV-AIA Honor Award

COST: $5,352,000
COMPLETION: 2004
DESCRIPTION: two-story, 65,000 S.F. building facility; steel structure with metal studs covered by masonry veneer and exterior insulation finish system, combination of built up and standing seam metal roofs



Pet Adoption and Wellness Services

- Varco Pruden Hall of Fame

COST: $3,356,210
COMPLETION: 2016
DESCRIPTION: site, parking and 27,970 sf, one story facility; steel framed, galvanized metal roof, metal siding, interior drywall framing for entry vestibule, lobby, reception, retail, classrooms, offices, open office space, canteen, employee break room, adoption waiting room, puppy viewing, cat viewing, dog support, cat support, surgery room, prep room, recovery room, Vet/Tech, intake receiving, bath/groom, Dog & Cat isolation, outdoor play areas, toilet rooms & support areas



proposed role:
Lead Firm Architect



ROBERT S. SIMPSON, AIA
Principal Architect

EDUCATION
Bachelor of Architecture
The University of Texas
at Austin 1975

PROFESSIONAL REGISTRATION
Registered Architect,
State of Texas #8355-0 (1981)

Years with the Firm:
34

PROFESSIONAL SOCIETIES AND ACTIVITIES
The American Institute of Architects (AIA)
Texas Society of Architects
Lower Rio Grande Valley Chapter A.I.A. - Past President
McAllen South Rotary - Club President 1995/1996
Museum of South Texas History - Board Member
Leadership McAllen - Class II
First Presbyterian Church - McAllen - Trustee
Gulf Coast Conservation Association - RGV Chapter President 1995
McAllen Chamber of Commerce - Director & Vice Chairman 1997-2001
Texas Tropics Nature Festival-Past-President - Board of Directors
Valley Land Fund - President 2003 & 2004
City of McAllen Quinta Mazatlan Conservation Hero 2014
City of McAllen Quinta Mazatlan - Advisory Board Member

PUBLISHED WORK
- Museum of South Texas History Addition
  Texas Architect Magazine Nov/Dec 2005 Issue
- McAllen Public Library
  Texas Architect Magazine March 2013 & 2014 Issues
  Metal Architecture Magazine June 2013 Issue
  Architect Magazine July 2012 Issue
  olé decor Magazine Spring 2012 issue
- STC Cooper Center for the Communication Arts
  olé decor Magazine Summer 2009 issue

HONORS AND RECOGNITIONS
- McAllen Public Library
  2013 LRGV-AIA Honor Award
  2013 AIA Institute Honor Awards for Architecture

PROFESSIONAL HISTORY
Boultinghouse Simpson Gates Architects, Inc., 2012 - present|McAllen, TX
Boultinghouse Simpson & Associates, Inc., 1992 - 2012|McAllen, TX
Boultinghouse Bustos Simpson & Associates, Inc., 1990 - 1992|McAllen, TX
Owner/Architect, Robert Simpson Architect, 1988-1990|McAllen, TX
Architect, Davenport & Simpson Architects, 1987-1988|McAllen, TX
Architect, Andis & Brunson, Inc., Design/Build Contractors,
1983-1987 | McAllen, TX
Project Manager/Architect, Merle A. Simpson Architect, 1975-1977
Houston, TX

proposed role:
Lead Firm Architect



JOHN GATES, AIA, NCARB

Principal Architect

EDUCATION
University of Kansas 1992
- *Bachelor of Architecture*

PROFESSIONAL REGISTRATION
- *Registered Architect,*
  State of Texas #19604(2006)
- NCARB Certificate No. 62568

no. of years with
prime firm: 25

PROFESSIONAL SOCIETIES AND ACTIVITIES
The American Institute of Architects (AIA)
Texas Society of Architects 1999-present
Lower Rio Grande Valley Chapter A.I.A. - 1999-present
LRGV-AIA Scholarship Committee 2000-present
LRGV-AIA Honors Committee 2002-present
LRGV-AIA Golf Tournament Committee 2005-present
Guadalupe Chapter - Trout Unlimited 1999-2005
City of McAllen-Bldg Bd of Adjustments & Appeals 2003-2010
Leadership McAllen Class 22 - Alumni

HONORS AND RECOGNITIONS
- STC Student Support Services Building
  2005 LRGV-AIA Design Award
- McAllen Public Library
  2013 LRGV-AIA Honor Award
  2013 AIA Institute Honor Awards for Architecture
  2012 Library Interior Design Award | International Interior Design Assoc.

PUBLISHED WORK
- Museum of South Texas History Addition
  Texas Architect Magazine Nov/Dec 2005 Issue
- McAllen Public Library
  olé decor Magazine Spring 2012 issue
- STC Cooper Center for the Communication Arts
  olé decor Magazine Summer 2009 issue

PROFESSIONAL HISTORY
Boultinghouse Simpson Gates Architects | 1999 - present

Hart Fisher Smith & Associates, Salt Lake City, UT | 1997-98

Form 15 Architects, Park City, UT | 1995-97

15-15 Architects, Park City, UT | 1992-95

OWNER'S NAME:
South Texas College

CONTACT NAME/ADDRESS/TELEPHONE/EMAIL:
Ricardo de la Garza - Director
Facilities Planning and Management SOM
3201 W. Pecan Blvd. | McAllen, TX 78501
956.872.3737 / rickdlg@southtexascollege.edu

PROJECTS:
Science, Technology, Engineering and Math Bldg (2018)
South Academic Building (2018)
CLE Bldg A Renovations for Culinary Arts (2022)
Building K Renovations (2017)
Bldg M Office and Work Space Renovations (2020)
Information Technology Building (2006)
Cooper Center for Performing Arts (2008)
Building G Physics Lab Renovations (2012)



OWNER'S NAME:
City of McAllen - McAllen Public Library

CONTACT NAME/ADDRESS/TELEPHONE/EMAIL:
Jose A. Gamez - former McAllen Library Director
956.451.9405 / gamez777@gmail.com

CONTACT NAME/ADDRESS/TELEPHONE/EMAIL:
Kate Horan - current McAllen Library Director
4001 North 23rd Street | McAllen, Texas 78504
956.681.3008 | khoran@mcallen.net

PROJECT:
McAllen Public Library
- AIA Honor Award for Interior Architecture
- AIA Minnesota Honor Award • LRGV-AIA Honor Award
- ALA/IIDA Library Interior Design Award
- IIDA Northland Chapter FAB Award



OWNER'S NAME:
City of McAllen - McAllen International Airport

CONTACT NAME/ADDRESS/TELEPHONE/EMAIL:
Jeremy A. Santoscoy, P.E.
Deputy Director of Aviation
956.681.1150 / j.santoscoy@mcallen.net

PROJECTS:
McAllen International Airport Terminal
Restroom Renovations

McAllen International Airport Terminal
Monument Sign

McAllen International Airport Terminal
Covered Parking



OWNER'S NAME: **University of Texas Rio Grande Valley**

OWNER'S REPRESENTATIVE NAME/TELEPHONE/EMAIL:
Gerry Rodriguez, AIA
Director, Facilities Planning and Management
956.665.2789 | gerardo.rodriguez@utrgv.edu

OWNER'S REPRESENTATIVE NAME/TELEPHONE/EMAIL
Marta Salinas-Hovar, AIA, LEED AP
Associate Vice President for Facilities Planning & Operations (retired)
956.821.7245 | salinashovar@gmail.com

PROJECTS:
Edinburg Five Lane Outdoor Lap Pool (2023)
Bus Canopy Projects (2022)
Harlingen • Edinburg • Brownsville
Harlingen Buildings Renovations (2022)
• Academic Research Bldg Renovations
• Clinical Education Bldg Renovations
Express Care Clinic - Brownsville• Mission (2021)
Rio Bank Interior Finish-Out (2020)
School of Medicine - Jackson Rd. (2019)
School of Medicine Lung Clinic (2018)
Food Service Improvements (2013)
Art Department Move to Annex Building (2012)
Haggar Building Renovation (2012)
College of Business Administration Proposed Renovation and Expansion (2012)





- OWNER'S NAME: **Museum of South Texas History**
- CONTACT NAME: Shan P. Rankin - Former Executive Director
  Francisco Guajardo - Executive Director
- ADDRESS: 200 N. Closner Blvd. | Edinburg, Texas 78541
- TELEPHONE: 956.383.6911

- PROJECT(S): Museum Addition & Renovations • Preservation & Legacy Park





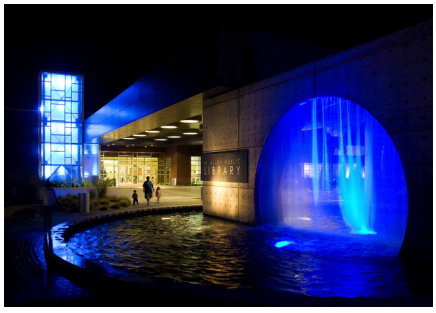
- CLIENT: **City of McAllen**
- CONTACT NAME: Edgar Garcia
- ADDRESS: 1300 Houston Avenue | McAllen, Texas 78501
- TELEPHONE: 956.681.1001
- EMAIL ADDRESS: egarcia@mcanet.net
- SERVICES PROVIDED:

programming	construction documents
schematic design	bidding and negotiations
design development	construction administration

- PROJECTS: New Public Library ● completion year 2011 ● construction cost $14,300,000
Adaptive reuse of the existing former Wal-Mart Store building and its surrounding site; new building elements include public lobby, meetings rooms, auditorium, conference rooms, computer labs, reading rooms, stack areas, staff offices, mechanical equipment mezzanines; remodeling of parking lot, drive ways, sidewalks, landscaping, public walking trails, fountains & plaza

PREVIOUS CITY OF MCALLEN PROJECTS:

2020 . . . . . McAllen International Airport Restroom Renovation
2018 . . . . . McAllen Municipal Softball Concession
2017 . . . . . McAllen International Airport Renovations
2014 . . . . . De Leon North Soccer Complex Restrooms - Phase II
2013 . . . . . De Leon North Soccer Complex Restrooms
2012 . . . . . Municipal Pool Bath House
2011 . . . . . New McAllen Public Library
1998 . . . . . Operations & Maintenance Facility
1998 . . . . . Park Restrooms, Tennis & Schuffle Board Courts & Other Improvements
1996 . . . . . Golf Course Maintenance Facility
1993 . . . . . Park and Recreation Office/Shop Expansion
1993 . . . . . Soccerfield Restroom Renovations (Bicentennial Blvd)
1992 . . . . . McAllen Economic Development Corporation Offices
1991 . . . . . TSTC-McAllen Library Resource Center
1991 . . . . . Police Department Substations
1988 . . . . . Air Cargo Facility
1986 . . . . . Fire Station No 6
1982 . . . . . La Placita, Old Federal Building
1981 . . . . . Central Fire Station Remodel
1980, 1982 . . . . . Public Safety Building
1979 . . . . . Parks & Recreation Offices
1978, 1985, 1988, 1989, 1997, 1998, 2000 . . . . . McAllen-Hidalgo-Reynosa Port of Entry
1975 . . . . . Operations & Maintenance Facility
1975 . . . . . Water District No 3 Offices
1973 . . . . . Fire Station No 4
1973 . . . . . McAllen Memorial Library







Boultinghouse Simpson Gates Architects prides itself on creating long-term partnerships with its clients. Below are a few references that showcase our dedication to providing quality client care.

- CLIENT: **University of Texas Rio Grande Valley**
- CONTACT NAME: Marta Salinas-Hovar, AIA LEED® AP (retired)
  Associate V.P., Facilities Planning and Operations
- ADDRESS: 1201 West University Drive | Edinburg, Texas 78539
- TELEPHONE/EMAIL: 956.665.7304 / marta.salinashovar@utrgv.edu
- SERVICES PROVIDED:
  programming
  schematic design
  design development
  construction documents
  bidding and negotiations
  construction administration
- PROJECTS:

School of Medicine-Jackson Rd. (2018-2019)

School of Medicine Lung Clinic (2018)

Academic Services Building Remodel
alterations to approx. 4,000 sf of the ground floor of an existing two story classroom/office building; two (02) new laboratories, eight (08) faculty offices, two (02) new restrooms and a new exterior building entrance | completed 2010 | final cost: $ 450,000

Food Service Improvements
design and construction of food service improvements as per schematic studies provided by GLMV Architecture along with UTPA staff | completed 2013 | final cost: $4,200,000
- Jazzman's Café at Library - Sandella's at the Sciences Building
- Student Union Remodel - Food Court - Student Union Remodel - Taco Palenque
- Student Union Remodel - C-store Subconnection/Starbucks

Art Department Move to Annex Building
renovation of an existing 66,000 sf one-story building to house classrooms, studios, office and gallery spaces; approx. 2,500 sf of new one-story canopy addition; new interior partitions, flooring, ceilings and finishes, no restroom added | completed 2012
final cost: $2,727,000

Haggar Building Renovation
renovation of approximately 44,270 sf within and existing one-story building with total gross floor area of approximately 123,000 sf worked involved demolition and new work to build offices, classrooms, restrooms; site work is limited resurfacing a portion of the existing parking lot | completed 2012 | final cost: $2,600,000

College of Business Administration Proposed Renovation and Expansion (2012)







- CLIENT: **South Texas College**
- CONTACT NAME: Ricardo De La Garza - Director Facilities Planning & Construction
- ADDRESS: 3201 Pecan Boulevard • McAllen, Texas 78501
- TELEPHONE: 956.872.3737
- SERVICES PROVIDED:

programming	construction documents
schematic design	bidding and negotiations
design development	construction administration

- PROJECTS:

Pecan Campus

Science, Technology, Engineering & Math Building (STEM) • completion yr: 2018 • const. cost: $10,430,550
51,000 sf 2 story building; constructed of a structural steel frame with brick and block veneer, Aluminum Composite Panel, Stucco and Glass; 4 Microbiology and Genetics Labs that serve 32 students along with 3 associated microbiology classrooms; 5 Organic/Inorganic Chemistry labs that serve 24 students with 3 associated chemistry classrooms; each group of labs has its own preparation lab; 2 computer labs, and a small administrative area that holds 22 faculty offices; 2 conference areas

South Academic Building • completion year: 2018 • construction cost: $6,668,628
42,000 sf 2 story classroom building; constructed of a structural steel frame with brick and block veneer, Aluminum Composite Panel, Stucco and Glass; 12 general classrooms that serve 32 students each; 2 active learning labs, a sign language lab and 3 computer labs; a private wing for administration holds 28 faculty offices and two conference rooms

Academic Services Building (2011)
Communication Arts Building (2009)
Learning Resource Center Addition Phase I (2000)
Learning Resource Center Addition Phase II (2004)
Student Support Services Building (2004)
Institutional Support Services Building (2007)
Information Technology Building (2006)
Building G Fume Hoods (2012)
Building G Physics Lab Renovations (2011)

Mid Valley Campus

South Academic Buildi Art Lab Improvements (2013)
Child Development Center Food Prep Area Improvements (2013)

other locations

2501 Pecan Plaza Renovations • completion year: 2009 • construction cost: $2,026,926
adaptive reuse of existing (approx. 16,000 S.F.) building and related elated sitework that includes removal and/or renovation of interior spaces and exterior brick facades; a steel framed canopy was added to the front facade at the entry of the building

2629 Pecan Plaza Continuing Education and Cashier Renovations (2014)
Pecan Plaza Renovation Phase I (2010)







RISKPRO Insurance Agency, LLC
901 Waterfall Way, Suite 407
Richardson, Texas 75080
phone 972.235.3030
fax 972.235.3556

General Liability	
Personal & ADV Injury	$1,000,000
Damage to Rented Premises (each occurrence)	$1,000,000
Each Occurrence $1,000,000, MED EXP	$ 10,000
Products/Comp OP/AGC	$2,000,000
General Aggregate	$2,000,000
Automobile Liability	
Combined Single Limit	$1,000,000
Workers' Compensation	
Each Accident	$1,000,000
Disease, Each Employee	$1,000,000
Disease Policy Limit	$1,000,000
Professional Liability	
Limits of Liability	$1,000,000 each claim
	$2,000,000 aggregate
Deductible	$10,000 each claim

Boultinghouse Simpson Gates Architects has fully read and acknowledges the terms and conditions set forth in the City of Edinburg's Professional Services Agreement. The firm understands that if selected, it will maintain the insurance coverage as required by the agreement.

All statements, information and representations prepared and provided in response to RFQ #2024-8 are current, complete, true and accurate. The firm is aware of, is fully informed about, and is in full compliance with all applicable federal, state and local laws, rules, regulations and ordinances.

Boultinghouse Simpson Gates Architects is a reputable company that is lawfully and regularly engaged in providing services. The firm has the necessary experience, knowledge, abilities, skills and resources to perform services described in this statement of qualifications.

- **Robert S. Simpson, AIA, Vice President**
  3301 N. McColl Road | McAllen, Texas 78501
  c 956.802.0475
  bobs@bsgarchitects.com

- **John Gates, AIA NCARB, Principal**
  3301 N. McColl Road | McAllen, Texas 78501
  c 956.279.2985
  jgates@bsgarchitects.com







McAllen Public Library And Dewey Park Trails

LOCATION: McAllen, TX
CLIENT: City of McAllen
1300 Houston Ave| McAllen, TX
CONTACT: Kate Horan, Library Director
956.688.3300
COST | SIZE: $14,300,000 | 129,000 S.F.
COMPLETION: Dec 2011
ARCHITECT: Robert S. Simpson, AIA
DESIGNER: John Gates, AIA
AWARDS: *AIA National Interior Design*
LRGV-AIA Honor Award

PROFESSIONAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding &Negotiations and Construction Administration.

PROJECT DESCRIPTION:
Adaptive reuse of the existing former Wal-Mart Store building and its surrounding site; new building elements include public lobby, meetings rooms, auditorium, conference rooms, computer labs, reading rooms, stack areas, staff offices, mechanical equipment mezzanines; remodeling of parking lot, drive ways, sidewalks, landscaping, public walking trails, fountains & plaza

INTERIOR DESIGN ARCHITECT:
Meyer, Scherer & Rockcastle, Ltd.
710 South 2nd Street , 7th Floor
Minneapolis, MN 55401|t 612.375.0336

LANDSCAPE ARCHITECT:
Terra Design Group
1325 North Flores, Suite 116
San Antonio, Texas 78212|t 210.220.1400

CIVIL ENGINEER:
Perez Consulting Engineers
808 Dallas Avenue
McAllen, Texas 78501|t 956.631.4482

STRUCTURAL ENGINEER:
Bill Reiffert & Associates,Inc.
8918 Tesoro Suite 320
San Antonio, Texas|t 210.366.9313

MEP ENGINEER:
ACR Engineering
1221 North 77 Sunshine Strip
Harlingen, Texas 78550|t 956.425.1400

GENERAL CONTRACTOR
BARCOM Commercial, Inc.
5826 Bear Lane
Corpus Christi, TX 78405|t 361.851.1000







Science, Technology, Engineering & Math Building
(STEM) McAllen Pecan Campus

client: South Texas College
3201 Pecan Blvd.
McAllen, Texas

contact: Ricardo De La Garza
956.872.3737

const. cost: $10,430,550

size: 51,000 sf

compl yr: March 2018

Architect: Robert S. Simpson, AIA

Prjct Mgr: John Gates, AIA NCARB

professional architectural services:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration

project description:
51,000 sf 2 story building; It is constructed of a structural steel frame with brick and block veneer, Aluminum Composite Panel, Stucco and Glass. There are 4 Microbiology and Genetics Labs that serve 32 students along with 3 associated microbiology classrooms. There are 5 Organic/Inorganic Chemistry labs that serve 24 students with 3 associated chemistry classrooms. Each group of labs has its own preparation lab. There are also 2 computer labs, and a small administrative area that holds 22 faculty offices and 2 conference areas.

Civil Engineer:
Perez Consulting Engineers
808 Dallas Ave. | McAllen, TX 78501
956.631.4482 phone

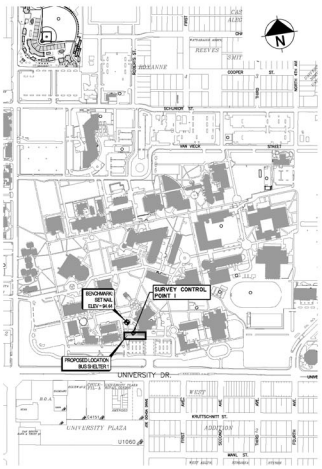
Structural Engineer:
Lopez Engineering Group, Inc.
301 N Main St., Ste 7 | McAllen, TX 78501
956.630.9880 phone

MEP Engineer:
Halff Associates, Inc.
5000 W. Military Hwy | McAllen, TX 78503
956.664.0286 phone

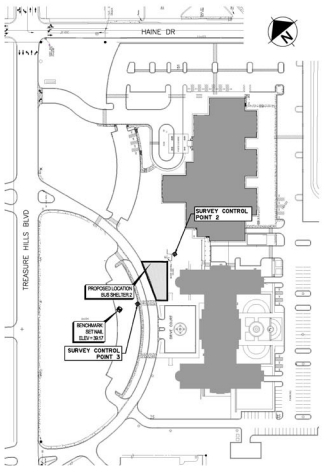
General Contractor:
D. Wilson Construction
1209 East Pecan | McAllen, TX 78502
956.686.9573 phone



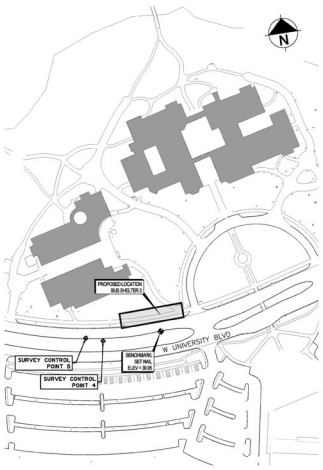




UNIVERSITY OF TEXAS RIO GRANDE VALLEY - EDINBURG CAMPUS



UNIVERSITY OF TEXAS RIO GRANDE VALLEY - HARLINGEN CAMPUS



UNIVERSITY OF TEXAS RIO GRANDE VALLEY - BROWNSVILLE CAMPUS

UNIVERSITY OF TEXAS RIO GRANDE VALLEY BUS CANOPY PROJECTS

Edinburg • Harlingen • Brownsville

CLIENT: University of Texas Rio Grande Valley
CONTACT: Gerry Rodriguez, AIA 956.665.2789
COMPLETION: 04.2023
ARCHITECT: ***Robert S. Simpson, AIA***
PROJECT MGR: ***John Gates, AIA NCARB***

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION(S):
48' x 16' student waiting area(s) for the campus bus line; steel, concrete & metal panel soffit

MEP ENGINEER:
Ethos Engineering
119 W. Van Buren Ave #101
Harlingen, Texas 78550
t 956.230.3435

CIVIL ENGINEERING:
Perez Consulting Engineers
808 Dallas Avenue
McAllen, Texas 78501
t 956.631.4482

STRUCTURAL ENGINEER:
Chanin Engineering
400 Nolana, Suite N2
McAllen, Texas 78504
t 956.687.9421







NEW SANCTUARY BUILDING

4200 NORTH MCCOLL ROAD
MCALLEN, TEXAS

CLIENT: First United Methodist Church
CONTACT: Ray Chapman
956.686.3784
COST: $5,986,606
SIZE: 30,000 S.F.
COMPLETION: April 2018
ARCHITECT: Danny Boultinghouse, AIA
PROJECT MGR: John Gates, AIA

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION:
30,000 SF new construction, 1 story sanctuary building with office wing, structural steel frame with brick and stucco veneer; gable roof with concrete barrel tile

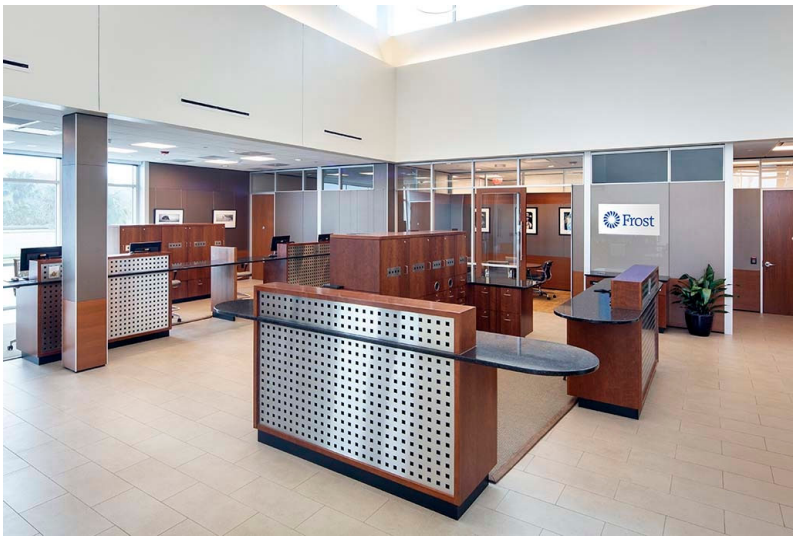
STRUCTURAL ENGINEER:
Chanin Engineering LLC
400 Nolana Suite N2
McAllen, Texas
t 956.687.9420

MEP ENGINEER:
Halff Associates
5000 West Military Highway, Ste 100
McAllen, Texas
t 956.664.0286

SOUND/ACOUSTICS:
Dickensheets Design Associates
10919 Conshos Trail Suite 200
Austin, Texas 78726
t 512.331.8977

GENERAL CONTRACTOR
D. Wilson Construction
1207 East Pecan
McAllen, Texas 78501
t 956.686.9573







BANKING FACILITY

1901 W. NOLANA AVE.
MCALLEN, TEXAS

CLIENT: Frost Bank
CONTACT: Greg Beal, Vice President
210.220.67796
COST: $5,986,606
SIZE: 11,000 S.F.
COMPLETION: October 2019
ARCHITECT: ***Robert S. Simpson, AIA***
PROJECT MGR: ***Joey Yzaguirre***

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION:
11,000 SF, two-story building with lobby, conference room, private offices, restrooms, vault, drive-thru lanes, teller window, public meeting rooms, stairways & ramp elevator | sitework: parking, driveways, sidewalks, curb ramps and signage

STRUCTURAL ENGINEER:
Chanin Engineering LLC
400 Nolana Suite N2
McAllen, Texas
t 956.687.9420

MEP ENGINEER:
Halff Associates
5000 West Military Highway, Ste 100
McAllen, Texas
t 956.664.0286

LANDSCAPE CONSULTANT:
SSP Design, LLC
789 East Washington Street
Brownsville , Texas 78520
t 956.547.9788

CIVIL ENGINEER:
Halff Associates
5000 West Military Highway, Ste 100
McAllen, Texas
t 956.664.0286

GENERAL CONTRACTOR
D. Wilson Construction
1207 East Pecan
McAllen, Texas 78501
t 956.686.9573







UTRGV School of Medicine

3804 S. Jackson Road
Edinburg, Texas 78539

CLIENT: University of Texas Rio Grande Valley
CONTACT: Gerry Rodriguez, AIA
956.665.2789
COST: $4,610,972
S.F.: 17,765
COMPLETION: June 2019
ARCHITECT: ***Robert S. Simpson, AIA***
PROJECT MGR: ***John Gates, AIA NCARB***

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION:
Modification of aging existing CMU building shell; replace roofing & partial structural steel replacement, interior finish-Out

MEP ENGINEER:
Ethos Engineering
119 W. Van Buren Ave #101
Harlingen, Texas 78550
t 956.230.3435

CIVIL & STRUCTURAL ENGINEER:
CLH Engineering
701 S. 15th Street
McAllen, Texas 78501
t 956.687.5560

LANDSCAPE CONSULTANT:
SSP Design
789 E. Washington Street
Brownsville, Texas
t 956.547.9788

GENERAL CONTRACTOR
D. Wilson Construction
1207 E. Pecan
McAllen, Texas 78501
t 956.686.9573







Laura P. Andrews

Pet Adoption and Wellness Facility

2451 US Expressway 281
Edinburg, Texas

CLIENT:	**Palm Valley Animal Center**
CONTACT:	Tim Ousley 956.720.4563
BUDGET:	$3,749,050
COST:	$3,356,210
SIZE:	27,969 S.F.
COMPLETION:	June 2016
ARCHITECT:	Robert S. Sompson, AIA
PROJECT MGR:	John Gates, AIA, NCARB
AWARD:	*Varco Pruden Hall of Fame*

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION:
site, parking and 27,969 sf, one story facility; steel framed, galvanized metal roof, metal siding, interior drywall framing for entry vestibule, lobby, reception, retail, classrooms, offices, open office space, canteen, employee break room, adoption waiting room, puppy viewing, cat viewing, dog support, cat support, surgery room, prep room, recovery room, Vet/Tech, intake receiving, bath/groom, Dog & Cat isolation, outdoor play areas, toilet rooms and support areas

CIVIL ENGINEER:
Melden & Hunt
115 North McIntyre
Edinburg, Texas
t 956.381.0981

STRUCTURAL ENGINEER:
Chanin Engineering LLC
400 Nolana Suite N2
McAllen, Texas
t 956.687.9420

MEP ENGINEER:
MEP Solutions Engineering
600 East Beaumont Suite #2
McAllen, Texas
t 956.664.2727

GENERAL CONTRACTOR
Alamo System Industries, LLC
4316 North 10th Street
McAllen, Texas 78504
t 956.702.4111







South Academic Building

McAllen Pecan Campus

client: South Texas College
3201 Pecan Blvd.
McAllen, Texas

contact: Ricardo De La Garza
956.872.3737

const. cost: $6,668,628

size: 42,000 sf

compl yr: March 2018

Architect: Robert S. Simpson, AIA

Prjct Mgr: John Gates, AIA NCARB

professional architectural services:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration

project description:
42,000 sf 2 story classroom building; It is constructed of a structural steel frame with brick and block veneer, Aluminum Composite Panel, Stucco and Glass. There are 12 general classrooms that serve 32 students each. There are 2 active learning labs, a sign language lab and 3 computer labs. A private wing for administration holds 28 faculty offices and two conference rooms.

Civil Engineer:
Perez Consulting Engineers
808 Dallas Ave. | McAllen, TX 78501
956.631.4482 phone

Structural Engineer:
Lopez Engineering Group, Inc.
301 N Main St., Ste 7 | McAllen, TX 78501
956.630.9880 phone

MEP Engineer:
Halff Associates, Inc.
5000 W. Military Hwy | McAllen, TX 78503
956.664.0286 phone

General Contractor:
D. Wilson Construction
1209 East Pecan | McAllen, TX 78502
956.686.9573 phone







NEW CAR DEALERSHIP
USED CAR DEALERSHIP

location: 900 N Sugar Rd | Pharr, TX

client: Clark-Knapp Properties, Ltd.
911 West Highway 83
McAllen, Texas

contact: Kirk A. Clark, Operating Mgr.
956.686.5441

const. cost: $6,354,563

size: new 42,922 sf | used 3,387 sf

compl yr: 2014

Architect: Robert S. Simpson, AIA

Project Mgr: George Quintanilla

professional architectural services:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration

project description:
New car dealership - 42,922 sf 2 story to provide entry, showroom, reception, service mall, deli, parts, boutique, service bays, office, locker, break, conference, open office, parts storage, quick lube, express wash building and support areas
Used car dealership - 3,387 sf 1 story to provide entry, consultation, waiting, office, coffee, auto carwash and support areas

Civil Engineer:
Melden & Hunt, Inc.
115 West McIntyre | Edinburg, TX 78539
956.381.0981 phone

Structural Engineer:
Lopez Engineering Group, Inc.
301 N Main St., Ste 7 | McAllen, TX 78501
956.630.9880 phone

MEP Engineer:
Halff Associates, Inc.
5000 W. Military Hwy | McAllen, TX 78503
956.664.0286 phone

General Contractor:
D. Wilson Construction
1209 East Pecan | McAllen, TX 78502
956.686.9573 phone





CHAMBER OF COMMERCE

LOCATION: McAllen, TX

CLIENT: McAllen Chamber of Commerce
P.O. Box 790
McAllen, TX

CONTACT: Steve Ahlenius
former President & CEO
956.682.8271

CONST. EST.: $1,600,000

CONST. COST: $1,635,659

SIZE: 16,000 S.F.

COMPLETION YR: 2002

ARCHITECT: Robert S. Simpson, AIA

DESIGNER: John Gates, AIA NCARB

PROFESSIONAL SERVICES:
Full Architectural Services were offered. These included Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

PROJECT DESCRIPTION:
16,000 S.F. new facility consisting of offices, a print shop, board room, large conference area, masonry veneer & exterior insulation finish system over steel structure and metal studs; roof is comprised of two systems, a built-up roof and Spanish tile

CIVIL ENGINEER:
Fabian Nelson & Medina
320 North 15th Street
McAllen, Texas 78501
956.682.3414

STRUCTURAL ENGINEER:
Lopez Engineering Group
301 North Main Street Suite 7
McAllen, Texas 78501
956.630.9880

MEP ENGINEER:
CRC Engineering
2000 Industrial Drive
McAllen, Texas 78504
956.683.9830

GENERAL CONTRACTOR:
D. Wilson Construction
1209 East Pecan Blvd.
McAllen, Texas 78502
956.686.9573





Business, Visitor & Event Center

ADDRESS: 255 South Kansas Avenue. Weslaco, Texas
CLIENT: Economic Development Corporation of Weslaco
FINAL COST: $1,989,111
SIZE: 12,700 S.F.
CONST. TYPE: Renovation/Alteration
COMPLETION: March 2012
ARCHITECT: Robert S. Simpson, AIA
PROJECT MGR: Ray Urdaz
DESIGN START DATE: Nov 2010
DESIGN FINISH DATE: Sept 2011

PROFESSIONAL ARCHITECTURAL SERVICES:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration

PROJECT DESCRIPTION:
12,700 S.F. facility consisting of three semi-detached, one-story buildings; facility houses the offices of the Economic Development Corporation of Weslaco and the Weslaco Chamber of Commerce; includes a mezzanine of approx. 2,500 s.f. that will be accessed by 2 stairs and an elevator

CIVIL ENGINEER:
Melden & Hunt, Inc.
115 W. McIntyre.
Edinburg, Texas 78539
t 956.381.0981

STRUCTURAL ENGINEER:
Bill Reiffert, PE
8918 Tesoro Suite 108
San Antonio, Texas 78217
t 210.366.9313

MEP ENGINEER:
ACR Engineering
1221 N. 77 Sunshine Strip
Harlingen, Texas 78550
t 956.428.4461

GENERAL CONTRACTOR
D. Wilson Construction
1209 East Pecan Blvd.
McAllen, Texas 78502
representative: Ramon Dones
t 956.686.9573







HOMEOWNERSHIP CENTER

Location: McAllen, Texas

Owner: Affordable Homes of South Texas, Inc.
1420 Erie Avenue
McAllen, TX 78501

Const. Cost: $1,308,000

Project Data: New Construction

Completion: April 2012

Prime Professional: Boultinghouse Simpson Gates Architects

Lead Architect: Danny Boultinghouse, AIA

Project Manager: John Gates, AIA

Professional Architectural Services: Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration.

Project Description:
site, parking, one-story, 10,000 S.F. building facility|SOG, brick veneer, wood frame, TPO roof & related site work|entry, reception, waiting, training, conference, construction showroom, office, open office, break and support areas to provide full cycle lending activities

Structural Engineer:
Chanin Engineering, LLC
400 Nolana, Suite D
McAllen, Texas 78504
☎ 956.687.9421

MEP Engineer
MEP Solutions
600 East Beaumont Avenue Suite 2
McAllen, Texas 78501
☎ 956.664.2727

Civil Engineer:
Cruz-Hogan Consultants, Inc.
605 East Violet Avenue Suite 5
McAllen, Texas 78504
☎ 956.682.5022

General Contractor:
D. Wilson Construction
1209 East Pecan
McAllen, Texas 78502
☎ 956.686.9573







HOSPICE FACILITY

address: 505 West Owassa Edinburg, Texas 78539

owner: Contract Pharmaceuticals AMARA
615 Blaze Road
Edinburg, Texas 78539

const. cost: $2,449,000

project data: new construction

completion: Nov 2013

prime professional: Boultinghouse Simpson Gates Architects

lead architect: Danny Boultinghouse, AIA

project manager: Carolina Civarolo, AIA

professional services:
Programming, Schematic Design, Design Development, Construction Documents, Bidding and Negotiations and Construction Administration

project description:
site, parking, 14,000 S.F. one-story building to provide Entry, Lobby, Family Waiting, 18 Patient Rooms, Conference, Group Dining, Family Kitchen, Sun Room, Meditation Room, Offices, Staff Break Room, Shower Rooms and Support Areas

Structural Engineer:
Green Rubiano & Associates
1220 West Harrison Avenue
Harlingen, Texas 78550
☎ 956.428.4461

MEP Engineer:
MEP Solutions
600 Et Beaumont Ave Suite 2
McAllen, Texas 78501
☎ 956.664.2727

Civil Engineer:
Spoor Engineering Consultants
202 South 4th Street
McAllen, Texas 78501
☎ 956.683.1000

General Contractor:
D. Wilson Construction
1209 East Pecan
McAllen, Texas 78502
☎ 956.686.9573



PRESERVATION & LEGACY PARK
Edinburg, Texas

- Museum of South Texas History
  121 East McIntyre
  Edinburg, Texas
  (956) 383-6911
- parking lot with fencing and electrical, lighting, paver walking surfaces, palapa, leña fence, windmill, pila, exhibit areas, sunken reading/story area, landscaping & irrigation
- Completion Year: 2008
- $251,000



CHILDREN'S BUILDING
McAllen, Texas

- Calvary Baptist Church
  1600 Harvey Drive
  McAllen, Texas 78501
  (956) 686-4364
- 31,000 S.F., two story education building with entry, lobby, reception, kitchen, multi-purpose rooms, classrooms and offices
- Completion year: 2006
- $3,225,000



D.B. HASTINGS WAREHOUSE
McAllen, Texas

- Daniel B. Hastings
  PO Box 789
  Pharr, Texas 78577
- 126,500 sf building - includes 118,686 sf warehouse and 8,006 sf of office space; 103 parking spaces with 5 handicap accessible spaces
- Completion year: 2003
- $2,700,000



ADDITION/RENOVATION
2111 South Colonel Rowe
McAllen, TX

- Border Capital Bank
  P.O. Box 5555
  McAllen, Texas 78502
  (956) 682-2265
- 1,800 S.F. expansion and renovation of existing drive-up bank; entry lobby, greeter, walk-up tellers, offices, coupon booth, work area, vault, conference, break and support areas
- completion year: 2008
- $721,000



PANDAY MEDICAL CLINIC
McAllen, Texas

- Skin & Bones Management, LLC
  5148 North 10th Street
  McAllen, Texas 78504
  (956) 686-4600
- 12,000 S.F. steel framed, steel stud, EIFS and masonry faced building that provides 2 clinics with all medical support areas and 2nd level mezzanine
- completion year: 2006
- $1,567,000



OFFICE/WAREHOUSE
10265 North FM 88|La Sara, TX 78580

- Valley Telephone Co-Op
  480 South 6th Street
  Raymondville, Texas
- 8,900 sf single story office building consisting of spaces and elements including sitework, parking, waiting area, reception counter, Board Room, several offices, break room, file/mail workrooms, storage rooms and other support areas; 19,350 sf warehouse
- completion year: 2003
- $2,065,550



Institutional Support Services Bldg
Pecan Campus • McAllen, Texas

- South Texas College
  3201 Pecan Boulevard
  McAllen, Texas 78501
  956.618.8366
- One-story, 20,000 S.F. building facility; steel structure with metal studs covered by masonry veneer and exterior insulation finish system; combination of built up and standing seam metal roofs
- Completion year: 2007
- $2,500,000



COMMUNICATION ARTS BUILDING
Pecan Campus • McAllen, Texas

- South Texas College
  3201 Pecan Boulevard
  McAllen, Texas
  956.618.8366
- two story, 27,825 S.F. building, steel frame, metal studs, gypsum board metal deck, steel joists, standing seam metal roof and built-up roof, metal siding, stucco veneer and block veneer
- Completion Year: 2009
- $6,200,000



INFORMATION TECHNOLOGY BUILDING
Pecan Campus • McAllen, Texas

- South Texas College
  3201 Pecan Boulevard
  McAllen, Texas 78501
  956. 618.8366
- two story, 40,994 S.F. building with 10 classrooms, elevator, offices and two server rooms; S.O.G., steel frame, brick/stucco, metal studs/gypsum board
- Completion year: 2006
- $4,550,000



ACADEMIC BUILDING
McAllen, Texas

- South Texas College
  3201 Pecan Blvd.| McAllen, TX
- two-story, 52,412 S.F. building facility; structural steel frame, metal stud walls with masonry & stucco veneers; 24 classrooms, 48 offices, single elevator, three stair wells, fire sprinkler system, composite floor, open web steel joist and metal deck roof with modified bitumen roofing
- Completion Year: 2011
- $6,092,000



FAMILY PHYSICIANS CLINIC
remodeling & expansion

- location: 606 South Broadway | McAllen, Texas
- interior remodeling & renovation of existing 4,000 SF facility and 1,200 SF expansion;
  waiting room, reception/cashier, business office, records rooms, financial counseling, immunization room, 9 exam rooms, nurses' stations, general storage, staff breakroom, family counseling
- Completion Year: 2013
- $200,000



NEW MEETINGHOUSE
3107 North Bryan Road | Mission, TX

- The Church of Jesus Christ of Latter Day Saints
  50 East North Temple
  Salt Lake City, Utah
  972.516.1431 phone
- 17,000 SF single story church; chapel for services, large gymnasium for cultural and athletic activities, classrooms and offices
- Completion Year: 2013
- $3,770,000



NEW SYNAGOGUE
McAllen, Texas

- Temple Emanuel of McAllen, Inc.
  McAllen, Texas 78501
  (956) 632-8251
- one story, 14,904 S.F., structural steel building with stucco and stone exterior, built-up roof and standing seam metal roof; 100 parking spaces
- Completion Year: 2008
- $3,400,000



BANKING FACILITY
Alamo, Texas

- Frost Bank
  100 West Houston Street
  San Antonio, Texas 78205
  (210) 220-4776
- 39,500 S.F., three-story main bank addition to existing drive-up banking facility
- Completion year: 2007
- $5,600,000



PORT OF ENTRY - BORDER STATION
Rio Grande City, Texas

- Starr- Camargo Bridge Company
  Rio Grande City, TX 78582
  (956) 487-5605
- Port of Entry Complex; Total site: 12.0 acres; import lot: 3.0 acres; 12,122 S.F. Administration Building; 8,002 S.F. Import Dock; 3 primary inspection lanes, 6 secondary inspection lanes; 18 Visitor parking spaces; 21 Employee parking spaces; 125' Import Dock (10 trucks); 4 Dog Kennels; Remote Truck Scale; 3 truck inspection lanes
- Completion year: 2001
- $8,720,000





MUSEUM ADDITION & RENOVATIONS
Edinburg, Texas

- Museum of South Texas History
  121 East McIntyre |Edinburg, Texas
  78539
  (956) 383-6911
- two-story building, steel stud framing, aluminum storefront, EIFS, carpentry, applied fire-protection and lighting protection system
- Completion year: 2002
- $2,950,000

- Published in *Texas Architect Magazine* Jan/Feb 2005 Issue



LEARNING RESOURCE CENTER
McAllen, Texas Campus

- South Texas College
  3201 Pecan Boulevard
  McAllen, Texas 78501
  (956) 618-8366
- Phase I - 12,190 S.F. addition
- Phase II - 34,390 S.F., two story addition
- Completion year(I): 2000
- Completion year (II): 2004
- $1,232,700 (I)
- $2,526,000 (II)



STUDENT SUPPORT SERVICES BLDG
Pecan Campus, McAllen, Texas

- South Texas College
  3201 Pecan Boulevard
  McAllen, Texas
  956.618.8366
- Two-story, 65,000 S.F. building facility; steel structure with metal studs covered by masonry veneer and exterior insulation finish system; combination of built up and standing seam metal roofs
- Completion Year: 2004
- $5,352,000
- *Award: LRGV-AIA Honor Award*



BUSINESS & VISITOR'S CENTER
Weslaco, Texas

- Economic Development Corporation of Weslaco
  309 South Kansas Avenue
  Weslaco, Texas
  (956) 969-0838
- 12,700 S.F. new facility consisting of three semi-detached one-story buildings; facility houses the offices of the Economic Development Corporation of Weslaco and the Weslaco Chamber of Commerce
- Completion year: 2004
- $2,000,000



CHAMBER OF COMMERCE
McAllen, Texas

- McAllen Chamber of Commerce
  P.O. Box 790
  McAllen, Texas
  (956) 682-8271
- 16,000 S.F. new facility consisting of offices, a print shop, board room, large conference area, masonry veneer & exterior insulation finish system over steel structure and metal studs; roof is comprised of two systems, a built-up roof and Spanish tile
- Completion year: 2002
- $1,600,000



ADMINISTRATION/EDUCATION CENTER AND CLINIC
McAllen, Texas

- Planned Parenthood Association
  916 East Hackberry
  McAllen, Texas 78501
  (956) 686-0585
- 12,000 S.F., free-standing two story stell framed, steel stud, EIFS and masonry faced building
- Completion year: 2004
- $1,750,000



BRANCH BANK FACILITY
5480 Paredes Line Rd
Brownsville, TX

- Frost Bank
  100 West Houston Street
  San Antonio, Texas
  (210) 220-4776
- one story, 4,400 S.F. building with an attached roof canopy over the five drive-thru lanes; entry lobby, greeter, walk-up tellers, offices, coupon booth, work area, vault, conference, break and support areas
- Completion Year: 2007
- $1,571,000



OFFICE RENOVATION
Shepard Walton King Insurance

- Pecan Office Properties
  900 East Lakeview Drive
  McAllen, TX
- single story 7,700 sf tenant office finish-out; exterior tilt-up concrete panel walls, new interior finishes & metal stud partitions, new exterior steel canopy, handicap accessible exit/entry curb ramps, signs & sidewalks; new electrical, mechanical and plumbing systems
- Completion Year: 2010
- $387,500



WAREHOUSE
Sharyland Service Center Lot 13
Mission, Texas

- Ridge Property Services II, LLC
  5800 Campus Circle Drive
  Irving, Texas 75063
  (972) 550-6100
- 251,244 S.F. new warehouse; dock high, single story, concrete tilt wall, steel frame, metal roof
- Completion Year: 2008
- $7,440,000

GOVERNMENT

McAllen Public Library - City of McAllen
HomeOwnership Center - Affordable Homes of South Texas - McAllen, Texas
Air Cargo Facility - City of McAllen - McAllen, Texas
Crash Fire & Rescue Station, City of McAllen Miller International Airport - McAllen, TX
Federal Aviation Administration, City of McAllen Office Expansion - McAllen, Texas
Firestation No. 6, City of McAllen - McAllen, Texas
License Tag Substation, Hidalgo County Commissioners Court - Weslaco, Texas
City of McAllen Operations & Maintenance Facility - McAllen, Texas
McAllen Memorial Library, City of McAllen - McAllen, TX
McAllen U.S. Federal Building, General Services Administration - McAllen, Texas
Parks & Recreation, City of McAllen - McAllen, Texas
McAllen Economic Development Corp., Foreign Trade Zone - McAllen, Texas
Police Department Substations, City of McAllen - McAllen, Texas
Port of Entry Facilities, U.S. Customs & Immigration, Starr
Camargo Bridge Co. - Rio Grande City, TX
Port of Entry Facilities, U.S. Customs & Immigration, City of McAllen - Hidalgo, Texas
Port of Entry Facilities, U.S. Customs & Immigration, B&P Bridge Company - Progreso, TX
Port of Entry Facilities, U.S. Customs & Immigration, R.C.S., Inc. - Presidio, Texas
Port of Entry Facilities, U.S. Customs & Immigration, Expansion, R.C.S., Inc. - Presidio, TX
Port of Entry Facilities, U.S. Customs & Immigration, Starr County Commissioners Court - Roma, Texas
Public Safety Building Expansion, City of McAllen - McAllen, Texas
South Texas Regional Juvenile Facility, 100-Acre Development, Texas Youth Commission - Edinburg,TX
U.S. Customs Building, R.C.S, Inc. - Presidio, Texas
Water District No. 3 Office Building, City of McAllen - McAllen, Texas
B & M Bridge Company Office - Brownsville, Texas
Transportation and Maintenance Facility, Lower Rio Grande Valley Development Council

BANKING

Freedom Bank New Facility - La Sienna Edinburg
Freedom Bank 3rd Floor Renovation Alamo
Rio Bank 3rd Floor Tenant Spaces - McAllen, TX
Rio Bank Break Room & Mortgage Dept.- McAllen, TX
Frost Bank - Nolana McAllen, Texas
Frost Bank - Weslaco, Texas
Texas Regional Bank - Mission, Texas, McAllen, Texas
Citizen's Bank Remodel - Donna, Texas
Edinburg Teachers Credit Union - Edinburg, Texas
Elsa State Bank Addition - Elsa, Texas
First Presidio Bank - Presidio, Texas
Hidalgo County Bank - Mercedes, Texas
Hidalgo County Bank, Remote Drive-In Facility - Mercedes, Texas
Hidalgo Federal Credit Union Addition - Mission, Texas
International Bank of McAllen, Master Plan-McAllen, TX
Plaza National Bank, Drive-In Facility - Harlingen, TX
San Benito Bank & Trust - UT Pan American Branch - Edinburg, Texas
PSJA Federal Credit Union Addition - Pharr, Texas
Valley Federal Savings Corporate Office - McAllen, TX
Valley Federal Savings, La Plaza Mall - McAllen, Texas
Valley Federal Savings - Mission, Texas
Security State Bank - Pharr, Texas
Security State Bank, Remodel Drive-In Facility - Pharr,TX
Texas State Bank Data Processing Center - McAllen,
Texas Frost Bank - Alamo, Texas
Frost Bank - Brownsville, Texas
Alamo Bank of Texas - Harlingen, Texas
First Valley Bank - Pharr, Texas
First Valley Bank - McAllen, Texas
First Valley Bank - Mission, Texas
Laredo National Bank - McAllen, Texas

RESIDENTIAL

Dr. Carlos Cardenas Residence - McAllen, Texas
Mike Montgomery Residence - Marble Falls, Texas
Havens Residence - McAllen, Texas
Jules Gosseaux Residence - McAllen, Texas
Mathis Residence - Edinburg, Texas
Dr. Dan Guerra Residence - McAllen, Texas
Gary Gurwitz Residence - McAllen, Texas
Burt Barkin Residence - McAllen, Texas
Dr. James Biddle Residence - McAllen, Texas
Tomas Canales Residence - Mission, Texas
Kirk Clark Residence - McAllen, Texas
Judge James DeAnda Residence - McAllen, Texas
Dr. Carlos Godinez Residence - McAllen, Texas
Glen Jarvis Addition to Existing Residence - McAllen, TX
John Schrock Sr. Residence - Fredricksburg, Texas
Jackie Scoggins Residence - Mission, Texas
Michael Scott Residence - Raymondville, Texas
Knapp Addition to Existing Residence - Weslaco, Texas
Sparks Residence - Santa Rosa, Texas
Frank Schultz Residence- McAllen, Texas

EDUCATIONAL

SHARYLAND INDEPENDENT SCHOOL DISTRICT
- Classroom Addition, B.L. Grey Jr. High School
- Classroom Building - Main Campus Elementary
- Administration Building - Main Campus
- Classroom Addition - High School
- Field House Renovation - Main Campus
- Athletic Field Press Box - Main Campus
- Glasscock Primary School
- Field House & Weight Training, Main Campus
- Cafeteria Restrooms, Main Campus
- Classroom Building Renovation, Main Campus
- Classroom Building - Elementary School
- Science & Classroom Addition - B.L. Grey Jr. High
- Auditorium Acoustic Renovation - High School
- Athletic Field Concession & Restrooms-Main Campus
- Classroom and Library Renovation - Main Campus
- Physical Activities Center - B.L. Grey Jr. High

RAYMONDVILLE INDEPENDENT SCHOOL DISTRICT
- Cafeteria Building - High School
- Administration Building - High School
- Cafetorium - Myra Green Jr. High School
- Classroom Building - L.C. Smith Elementary School
- Classroom Building - Pittman Elementary School
- Portable Classroom Buildings
- Science Building - Myra Green Jr. High School
- Classroom Buildings - High School
- Physical Education Building - Myra Green Jr. High
- Vocational, Agriculture & Shop Bldg - High School
- Learning Resource Center - Myra Green Jr. High

TEXAS STATE TECHNICAL COLLEGE - McAllen Campus
- Classroom Building 'D'
- Learning Resource Center - Building 'E'
- Automotive Training Shop Facility
- Manufacturing Technology Center - Future Bld
- Portable Classroom Buildings

VALLEY CHRISTIAN HERITAGE SCHOOL - Pharr, Texas
- Administration and Classroom Building
- Auditorium, Library & Science Lab Building

LA SARA INDEPENDENT SCHOOL DISTRICT
- Classroom Building - Middle School

UNIVERSITY OF TEXAS RIO GRANDE VALLEY
- Five Lane Outdoor Lap Pool
- Bus Canopy/Shelter (Edinburg, Harlingen, Brownsville)
- Lung Clinic
- School of Medicine
- Weslaco Center for Innovation & Commercialization
- Administrative Office - McAllen, Texas
- Art Dept Move to Annex Building
- Academic Services Building Remodel
- Food Service Improvements
- AAS at Haggar Building

ROMA INDEPENDENT SCHOOL DISTRICT
- Cafetorium - High School
- Portable Classroom Buildings

SOUTH TEXAS COLLEGE
- Mid Valley Bldg A Renovation for Culinary Arts Program
- Nursing Allied Health Success Center Renovation
- Building M Office & Work Space Renovation
- Pecan Campus Science, Technology, Engineering & Math (STEM) Building
- Pecan Campus South Academic Building
- 2629 Pecan Plaza Continuing Ed & Cashiers Renovations
- Mid-Valley South Academic Bldg Art Lab Improvements
- Mid-Valley CDC Food Prep Area Improvements
- Building G Fume Hoods
- Academic Building
- Pecan Plaza Renovation Phase I
- 2501 Pecan Plaza Renovation
- Learning Resource Center Addition
- Communication Arts Building (Cooper Center)
- Institutional Support Services Building
- Student Support Services Building
- Information Technology Building

HIDALGO INDEPENDENT SCHOOL DISTRICT
- Track and Football Field Stadium - High School
- Field House - High School

SAN ISIDRO INDEPENDENT SCHOOL DISTRICT
- Science Building and Classrooms - High School

MCALLEN INDEPENDENT SCHOOL DISTRICT
- Cathey Middle School
- Music Facility - Lincoln Jr. High School, McAllen High School, Memorial High School, Travis Jr. High School
- Athletic Locker Room Facility - Morris Jr. High
- Practice Gymnasium - McAllen High School
- Auditorium Acoustical Renovation- McAllen H.S.
- Athletic/Physical Education Facility Additions - Memorial High School
- Swimming Pool Complex - Mission High School
- Science Classrooms - McAllen High School
- Wilson Elementary School
- Bulldog Baseball Field - McAllen High School
- ROTC & Classrooms - Rowe High School
- Memorial High School Addition
- Memorial High School - Reroofing
- Memorial High School Softball Field Lighting
- McAllen High School Softball Field Lighting
- McAllen High School Tennis Court Lighting

MISSION CONSOLIDATED INDEPENDENT SCHOOL DISTRICT
- Swimming Pool Complex - Mission High School

COVENANT CHRISTIAN ACADEMY - McAllen, Texas
- New Campus Development Plan with six buildings

RESTAURANTS

Arturo's Express Restaurant - Edinburg, Texas
El Pollo Loco - Edinburg, McAllen, Harlingen, Texas
Bennigan's - McAllen, Texas; Brownsville, Texas
Fuddruckers - McAllen, Texas; La Habra, California; Lakewood, California; Overland Park, Kansas; Independence, Missouri; Oklahoma City, Oklahoma; Tulsa, Oklahoma; Abilene, Texas; Irving, Texas; Midland, Texas
Burger King - Reynosa, Mexico; Edinburg, Texas; Uvalde, Texas, McAllen, Texas, Brownsville, Texas
Pizza Hut, Inc. - McAllen, Texas; Rio Grande City, Texas; Laredo, Texas; Port Isabel, Texas; San Benito, Texas; Weslaco, Texas; Alamo, Texas; La Joya, Texas; Elsa, Texas; Mission, Texas; San Juan, Texas
Dunkin Donuts - McAllen, Texas; Pharr, Texas
O'Bannon's Ice Cream - In Valle Vista Mall - Harlingen, TX
Papa John's Pizza - Edinburg, Texas
Dairy Queen - Mission, Texas

MEDICAL

AMARA Hospice Facility - Edinburg, Texas
Community Action Council of South Texas Clinics - Zapata, Texas|Hebronville, Texas
Family Physicians Clinic - McAllen, Texas
Gray & Gray Veterinarian Clinic - McAllen, Texas
Health Department Medical Clinic - McAllen, Texas
La Joya Health Clinic - La Joya, Texas
Manasse Orthodontics Clinic - McAllen, Texas
Ramirez Clinic - Rio Grande City, Texas
United Blood Services - McAllen, Texas
Valley Night Clinic - McAllen, Texas
Institute for Restorative Medicine - McAllen, Texas
Mangi Dialysis - McAllen, Texas
McAllen Medical Center North - McAllen, Texas
Valley Baptist Health Clinic - Los Fresnos, Texas
Panday Medical Facility - McAllen, Texas
Planned Parenthood Clinic - Weslaco, Texas
Planned Parenthood Clinic - Edinburg, Texas
Planned Parenthood Clinic & Administration - McAllen, TX
Valley Day & Night Clinic - Brownsville, Texas
Rio Grande Regional Hospital-Surgery Center- McAllen, Texas

RECREATIONAL

Environmental Education Center Gibson Park
Valley Nature Center- - City of Weslaco- Weslaco, Texas
Weslaco Business and Visitor's Center - Weslaco, Texas
Cathey Middle School Tennis & Basketball Court - McAllen, TX
Howard Johnson Victoria Palms Exercise Center - Donna
Howard Johnson Victoria Palms Craft Center- Donna, TX
The Links Recreation Center - McAllen, Texas
McAllen Country Club Addition - McAllen, Texas
Northside Pool Project - Mission, Texas
Mission Boys & Girls Club Addition - Mission, Texas
McAllen Parks & Recreation Dept.: Golf Course Maintenance Bldg. - McAllen, Texas
McAllen Parks & Recreation Dept.: City Parks Restrooms - McAllen, Texas
Port Mansfield Chamber of Commerce Pavilion, Port Mansfield, Texas
McAllen Parks & Recreation Dept.: Los Encinos Park Tennis Courts- McAllen, Texas
McAllen Parks & Recreation Dept.: Las Palmas Park Tennis & Shuffleboard Courts- McAllen, Texas

RELIGIOUS

St. Johns Episcopal Church - Education Bldg. - McAllen, TX
First Christian Church New Facility - McAllen, TX
First United Methodist Church Sanctuary - McAllen, TX
The Church of Jesus Christ of Latter Day Saints New Meetinghouse - Bryan Road|Mission, Texas
The Church of Jesus Christ of Latter Day Saints Addition & Renovations- Hillside|Laredo, Texas
Seventh Day Adventist Church Multipurpose Building - Edinburg, Texas
Temple Emanuel - McAllen, Texas
Calvary Baptist Church Children's Building - McAllen, TX
The Church of Jesus Christ of Latter Day Saints - Edinburg, Texas|Brownsville, Texas
Canales Mausoleum - Premont, Texas
The Church of Jesus Christ of Latter Day Saints - La Joya, Texas | Pharr, Texas|Laredo, Texas
First Assembly of God - Mission, Texas
The Church of Jesus Christ of Latter Day Saints, Phase II - Laredo, Texas
The Church of Jesus Christ of Latter Day Saints Remodel - McAllen, Texas
The Church of Jesus Christ of Latter Day Saints Remodel & Addition - Rio Grande City, TX|Raymondville, TX
The Church of Jesus Christ of Latter Day Saints Restoration - McAllen, Texas
The Church of Jesus Christ of Latter Day Saints - Los Fresnos, Texas | Hidalgo, Texas
St. Johns Episcopal Church - Parish Hall - McAllen, Texas
St. Mark United Methodist Church Remodel & Addition - McAllen, Texas
Wesley United Methodist Church Classrooms/Offices - Harlingen, Texas
First Presbyterian Church - McAllen, Texas
First Presbyterian Church Remodel - Weslaco, Texas

CULTURAL

Museum of South Texas History Preservation & Legacy Park - Edinburg, Texas
Hidalgo County Historical Museum Auditorium/Exhibit Hall - Edinburg, Texas
La Placita, Old Federal Building Renovation - McAllen, Texas

APARTMENTS/CONDOMINIUMS

Vintage Square Apartments - McAllen, Texas
Hamer Hollow Condominiums - McAllen, Texas
Laguna Vista Apartments - Laguna Vista, Texas
Perez Condominiums - South Padre Island, Texas
San Carlos Penthouse - South Padre Island, Texas
Mid-Town Apartments - Pharr, Texas
Brownsville Mid-Town Apartments - Brownsville, Texas

HOTELS/MOTELS

Marriott Fairfield - Bastrop, Texas
Hilton - Laredo, Texas
Marriott Townplace Suites - San Antonio, Texas
La Hacienda Inn/Holiday Inn Express (52 Room Motel) - Edinburg, Texas
Days Inn (61 Unit Motel) - San Juan, Texas
Howard Johnson Victoria Palms - Donna, Texas

COMMERCIAL

Bert Ogden Genesis - Harlingen, Texas
Bert Ogden Hyundai - Harlingen, Texas
Bert Ogden Cadillac - Edinburg, Texas
Bert Ogden Pre-Owned - Harlingen, Texas
Bert Odgen Pre-Owned - Edinburg, Texas
South Texas Buick GMC Used Car Sales Facility - McAllen, Texas
Clark-Knapp Honda Dealership - Pharr, TX
Keystone Business Park Warehouse #14 - Pharr, Texas
Keystone Business Park Warehouse #15 - Pharr, Texas
Bentsen Office Building - McAllen, Texas
Carl's Supermarket - Mission, Texas
Corrigan Dispatch, Inc. - McAllen, Texas
Fashion II, La Plaza Mall - McAllen, Texas
Flacha Drive-Inn Theatre - Austin, Texas
H.E.B. Video Central - McAllen, Texas
Hewlett-White Florists - McAllen, Texas
Kerria Plaza Office Building - McAllen, Texas
Lacks Home Furnishing - Mission, Texas
Lar-Lin/ 7-11 Corporate Offices - McAllen, Texas
Lifetime Industries, Inc. Office/Warehouse - Houston, San Antonio, & McAllen, TX
Little People Shops, La Plaza Mall - McAllen, Texas
Valley Beverage, Inc. - McAllen, Texas
Valley Telephone Tandem Building - Raymondville, Texas
W.W. Grainger, Inc. Office/Warehouse - McAllen, Texas
Austin Sculpture Office/Warehouse - Pharr, Texas
The Taj Gallery - McAllen, Texas
Nolana Retail Center - McAllen, Texas
Garcia Law Office - McAllen, Texas
Easter Seals - McAllen, Texas
J.C. Brown Equipment - Pharr, Texas
Brand Name Apparel - Pharr, Texas
Biddle Office/Shop - McAllen, Texas
Sharyland Service Center Lot 13 Warehouse - Mission,Texas
Ridge Commerce Center III - McAllen, Texas

Attachments

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
2/20/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER License # 4682 Hub International Insurance Services 601 N. Mesa, Suite 1550 El Paso, TX 79901	CONTACT NAME: Derek Durkes PHONE (A/C, No, Ext): FAX (A/C, No): E-MAIL ADDRESS: derek.durkes@hubinternational.com
INSURED Boultinghouse Simpson Gates Architects, Inc 3301 N McColl Rd McAllen, TX 78501	INSURER A : The Hanover Casualty Company — NAIC # 41602 INSURER B : Allmerica Financial Benefit Insurance Company — 41840 INSURER C : Hanover American Insurance — 36064 INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:			OLDD774063-05	12/15/2023	12/15/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000
B	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS HIRED AUTOS ONLY NON-OWNED AUTOS ONLY			AWDD774037-05	12/15/2023	12/15/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $			OLDD774063-05	12/15/2023	12/15/2024	EACH OCCURRENCE AGGREGATE Gen Agg	$ 2,000,000 $ $ 2,000,000
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		WZDD774055-05	12/15/2023	12/15/2024	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

For Info Only

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Boultinghouse Simpson Gates Architects
(Full, correct legal name)

- Address: 3301 N. McColl Road
  McAllen, Texas 78501
- Telephone/Fax: 956.630.9494 | 956.630.2058
- Email address: db@bsgarchitects.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No√___

3. Is your Company authorized and/or licensed to do business in Texas?
Yes√___ No____

4. Where is the Company's corporate headquarters located? McAllen, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No√___

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No√___

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Danny Boultinghouse, AIA
Address: 3301 N. McColl Road
Telephone: 956.630.9494
Fax: 956.630.2058
Email: db@bsgarchitects.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument “called,” canceled, or forfeited?
Yes ( ) No (√).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being “called,” or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (√)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:

July 16, 2024

Company/Vendor Name:

Boultinghouse Simpson Gates Architects

Printed Name and Title:

Danny Boultinghouse, AIA | President

Authorized Signatory:



LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Danny Boultinghouse, AIA, the undersigned representative of Boultinghouse Simpson Gates Architects, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

Danny Boultinghouse AIA

SIGNATURE OF COMPANY REPRESENTATIVE:

Danny Boultinghouse, AIA | President

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

SENATE BILL 13 VERIFICATION

I, Danny Boultinghouse, AIA, the undersigned representative of Boultinghouse Simpson Gates Architects, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

Danny Boultinghouse AIA

SIGNATURE OF COMPANY REPRESENTATIVE:

Danny Boultinghouse, AIA | President

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

SENATE BILL 19 VERIFICATION

I, Danny Boultinghouse, AIA, the undersigned representative of Boultinghouse Simpson Gates Architects, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

Danny Boultinghouse

SIGNATURE OF COMPANY REPRESENTATIVE:

Danny Boultinghouse, AIA | President

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Danny Boultinghouse, AIA, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Boultinghouse Simpson Gates Architects Bidder that has submitted the attached Bid; *(Company)*

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign Danny Boultinghouse

Title President

Subscribed and sworn to me this 16th day of July 2024.

By:

Notary Public

NANCY CARINA SUAREZ
Notary Public, State of Texas
Comm. Expires 09-02-2025
Notary ID 124921807

City of Edinburg

ARCHITECTURAL SERVICES ROTATION

STATEMENT OF QUALIFICATIONS | RFQ NO. 2024-8 | JULY 16, 2024 AT 3:00 PM



BRW ARCHITECTS



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TAB 1

Transmittal Letter

BRWARCHITECTS
1701 E. EXPRESSWAY 83
SUITE 150
MCALLEN, TX 78501
214-528-8704
BRWARCH.COM

JULY 16, 2024

Mardoqueo Hinojosa, City Engineer
415 W. University Drive
Edinburg, TX 78539

RE: REQUEST FOR QUALIFICATIONS FOR ARCHITECTURAL SERVICES ROTATION; RFQ NO. 2024-8

BRW Architects has designed hundreds of municipal facilities across Texas over our 40-year history. We have completed over 100 Needs Assessments and Facilities Master Plans for cities, counties, schools, and universities, often leading to project implementations. All Planning Studies should define a strong vision for responsible decision-making and financial planning for current and future operational needs. Our BRW team has decades of experience assisting municipalities all across Texas to plan and implement their construction projects. From single facilities to city-wide needs, our proven process ensures success for the City of Edinburg.

Successful History with On-Call Contracts

In the last 10 years, BRW has successfully delivered over 740 projects through On-Call, IDIQ, and JOC contracts. We currently hold ongoing IDIQ contracts with over 10 entities, including municipalities, colleges, and universities. We understand the diversity and challenges of being the "on-call architect." Maintenance-driven and based on critical needs, these projects often have short-term efforts and schedules.

BRW understands our clients' immediate needs and potential problems. We approach each task with aesthetic sensitivity, technical know-how, and value provision. Our experienced team can respond to your needs and manage diverse assignments while adhering to schedules, budgets, and goals.

Consistent Team Members

The team we propose will be with you from start to finish. We carefully select engineering and specialty consultants as they are vital to realizing your project vision and implementing your long-term plan. This team, having collaborated on multiple projects for years, is well-suited to determine the best use of systems, resources, and assembled.

Integrated Design Solutions

Our philosophy centers on design excellence in every building aspect—its campus fit, function, user relationship, systems, and cost. Our integrated and collaborative approach addresses all project challenges. We consider aesthetics, constructibility, material selection, scheduling, construction phasing, sustainability, systems integration, codes, function, user desires, budget, existing conditions, renovations, and design aspirations.

Project Leadership You Can Trust

BRW's culture and business philosophy are grounded in open communication, strong leadership, and exceptional client service. We are **FOCUSED** ON WHAT **MATTERS**® to you and are motivated to earn your respect daily. We are committed to collaboration, consensus-building, and exceeding your expectations. Our commitment is to provide high-quality design services through listening, collaborative problem-solving, and excellent communication.

Thank you for your consideration. We acknowledge no addenda were released for this RFQ. We look forward to meeting the needs of the City of Edinburg for many years!

Stephen J. Hilt

Stephen Hilt, AIA
Principal-in-Charge / Point-of-Contact
shilt@brwarch.com



TAB 2

Firm Qualification and Experience

GOVERNMENT AGENCY EXPERIENCE

BRW has successfully partnered with various municipal entities, demonstrating our proficiency in delivering tailored architectural solutions for a diverse range of public facilities. Since our inception in 1984, BRW has been boldly and comprehensively shaping the architectural landscape throughout Texas, leaving an indelible mark on the built environment. We have completed a variety of project types and municipalities, as well as projects for USPS, K12, and university campuses. Project types include the following:

- City / Town Hall
- Courts
- Dispatch / 911 Call Centers
- Government Center / Tax Office
- Emergency Operations Centers
- Fire Administration
- Fire Stations
- Firing Range
- Fleet Maintenance
- Libraries
- Maintenance Facilities
- Memorial Gardens
- Municipal Centers
- Nature Centers
- Parks Facilities
- Performing Arts
- Police Stations
- Police Property and Evidence
- Public Works
- Recreation and Aquatics
- Senior / Active Adult Centers
- Sports Facilities
- Training Facilities
- Visitor Centers
- Other Unique projects

BRW Architects has had the honor of working with over 160 communities across the State of Texas. Some of our clients include:

- City of Baytown
- City of Beaumont
- City of Brazoria
- City of Bridge City
- City of Brownsville
- City of Corpus Christi
- City of Clute
- City of Dallas
- City of DeSoto
- City of Edinburg
- Town of Fulton
- City of Galveston
- City of Garland
- City of Grand Prairie
- City of Gregory
- City of Groves
- City of Harlingen
- City of La Porte
- City of League City
- City of Los Fresnos
- City of McAllen
- City of Mineral Wells
- City of Mont Belvieu
- City of Nederland
- City of Orange
- City of Pearland
- City of Port Arthur
- City of Port Neches
- Town of Prosper
- City of Richardson
- City of Richmond
- City of Robstown
- City of Rosenburg
- City of Royse City
- City of South Padre Island
- City of Sugar Land
- City of Victoria
- City of Weatherford

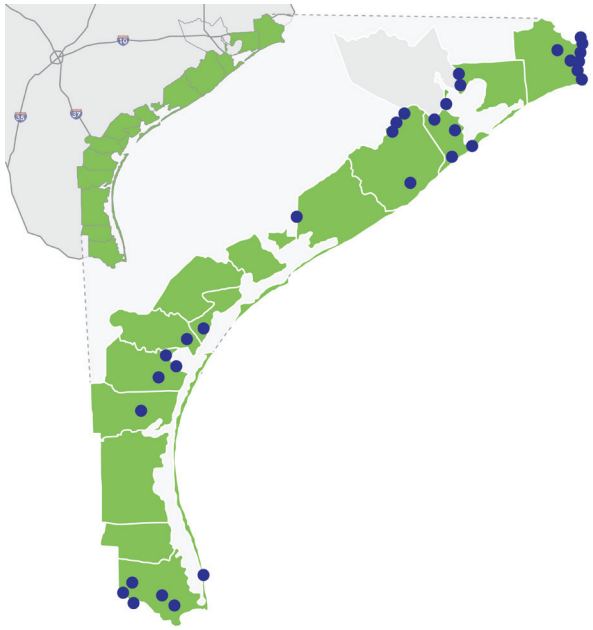
WINDSTORM AND FLOOD DESIGN

Windstorm Compliance: BRW has designed 50+ facilities in hurricane zones, all of which achieved WPI-8 windstorm certification from the Texas Department of Insurance. Several of these facilities were located on barrier islands or in flood-prone areas and were also designed to withstand storm surge.

In order to achieve WPI-8 windstorm certification, the entire structure is designed to withstand specified wind pressures and impact requirements. Facilities falling under ASCE 7-16, Category III like the Workforce Development Center in the designated catastrophe area along the Texas Gulf Coast have more stringent requirements such as all doors and windows must be protected or impact-resistant. While protection system such as hurricane panels, screens, and shutter systems may be less expensive initially, the panels often get misplaced, or clients do not have time to harden the facility preparation of a storm. We recommend facilities in these regions utilize impact-resistant doors and windows. During construction, the structure is inspected by a certified engineer to ensure the design requirements were achieved.

The current building code doesn't require higher education facilities to have an ICC 500 rated storm shelter; however, due to the elevated risk of high winds and tornadoes, providing hardened interior construction, a dedicated storage room for disaster supplies such as water bottles, blankets, cots, or extra food goods, and a disaster preparedness plan may be another consideration for your facility.

In areas prone to flooding, we have designed several facilities with a first floor that is either elevated or designed to allow flood waters to pass through the building via flood vents. The main goal is to minimize the structural damage due to surging water. By locating the main operational spaces and mechanical equipment on upper levels and by putting first floor electrical outlets on a separate circuit, these facilities are capable of remaining operational during a storm. Utilizing CMU block walls, corrosion resistant materials, and raised electrical outlets are additional ways to reduce the cost of flood damage and allow for easy cleanup.



PROJECT APPROACH

WE CREATE PROJECTS WITH PURPOSE

Our civic specialists are dedicated to creating facilities that shape our communities for future generations. At BRW, we understand the connection between architecture and society by designing functional and flexible spaces that also capture the spirit of the community and meet the operational needs of the communities we serve.

OUR APPROACH

Teamwork is the cornerstone of BRW's approach to civic projects. Our decades of experience have taught us that team continuity encourages communication, increases efficiency, decreases conflict, and supports owner engagement. BRW believes in a One Team approach, assembling a team of experienced professionals that will take the project from pre-design through post-construction.

As a firm, BRW is committed to a design process that establishes a relationship with the City staff as well as the local community. Through this engagement, the team gathers valuable input from each participant in the effort to understand the specific needs of the community served. Establishing consensus with these constituents is a vital component of project success and has a significant impact on design.

Projects with many stakeholders require an equally clear chain of communication and decision-making process for the Owner and user groups in order to confirm all programmatic requirements and to achieve consensus. BRW is accustomed to leading design discussion forums among varied and disparate groups, and has a record of building support even when their priorities differ.

At BRW, we take pride in the long-term relationships we've built through the years and look forward to bringing the highest standard of quality to the City of Edinburg.

OUR DESIGN PHILOSOPHY

The BRW mission statement, **FOCUSED** ON WHAT **MATTERS**®, says it all. Our clients are driven by a higher purpose, and by serving them, so is BRW. The vision that the City of Edinburg has for the future of the community will have significant impact, and we are excited for the opportunity to work with you to bring form to that vision.

BRW built its success focusing on client's needs one project at a time. For our municipal projects, we create environmentally responsible architecture that is buildable, durable, and timeless. Our comprehensive understanding of best practices and the fine details of a facility, our depth of experience and technical expertise on similar projects, and our proven collaborative approach ensures delivery of solutions that work. With every project, we strive to create facilities that go above and beyond to meet the needs of the end users.



QUALITY CONTROL

BRW Architects has a well-established system of Quality Assurance, created over many years with the mission to better embrace our client's visions through better design, documentation and construction management practices. Our Quality Assurance Program is based on establishing responsibilities and scopes of work early. This is followed by regular team and consultant coordination meetings, quality assurance checklist, SD, DD, and CD document reviews by personnel not associated with the project, regular client engagement by the Principal, and project close-out quality audits with the client. Over the years we have developed and are constantly adjusting a lengthy quality and coordination items checklist that we review and confirm for each project. Any "lessons learned" from each project are fed back into this system.

Elements of BRW's Quality Control Plan include:

General Quality Assurance Measures:

- Formal and informal teaming between interns and senior staff for knowledge and resource sharing
- Project data sheets, including project goals, budget,and schedule
- Clearly defined project Program objectives and expectations
- Clearly defined Workplan for each member of the design team
- Project-Type-Specific quality control checklists, meeting agendas, details, and example documents
- Regular progress & project vision reviews by the Design Director
- Frequent review of quality assurance plan and design progress by the Project Manager
- Continuous monitoring of quality control by the Project Architect

SD/DD Design Reviews:

- Review of project design by the Design Director
- Review all building materials and assemblies with Specifications Writer for early coordination
- Review construction contracting strategy and responsibilities, and Division 01 Specifications requirements with District
- Coordination meetings with all consultants for Schematic Design and Design Development
- Review City guidelines and standards with City, including meetings with Facilities and I.T., and at least one pre-development meeting with City Departments / AHJ.

Contract Documents Review:

- Constructability and peer review at 30% by a non-design-team Principal or Project Manager
- Review that Project-Type-Specific Quality Assurance checklists and forms are complete and coordinated with construction documents.
- 50% CD and Final quality control review / redlines by Principal, Director, and Project Manager
- Review meetings at BRW office with consultants to ensure all coordination comments are understood
- Ongoing coordination and review of drawings with consultants through online / real time construction documents markup and coordination sessions
- Review District guidelines and standards with District



Proactive Construction Administration:

- Establish strong lines of communication with the contractor team members.
- Pre-installation and coordination meetings to include key sub-contractors.
- Clear concise paperwork flow in a timely manner.
- Early implementation of BRW system for smooth project close-out process

MAINTAINING PROJECT SCHEDULE

A challenge of many projects is maintaining the project schedule. Clear graphic communication, specific agendas, and sending ahead the information needed for concise meetings are techniques to expedite the project and maximize time. Getting design options on the table early avoids time wasting and discourages "what if's" later. Again, clear and effective presentations that depict information effectively can validate the decision process and achieve consensus promptly.

Schedule hurdles can be cleared if the project team starts by clearly defining a path for effective communication and a process for decision making. We start every project by establishing the hundreds of tasks required to complete the work. Each task is assigned a responsible party and deadline for completion. A detailed Project Schedule is then openly discussed at the Leadership Group "kick-off" meeting, where stakeholders have input and commit to their responsibilities and deadlines. Maintaining a successful project schedule is truly a team effort. The opportunity to make timely decisions is unlimited at the beginning of a project, but quickly diminishes as the schedule progresses.

In the process of design, aligning the project scope and budget and the timely receipt of Owner review comments are a critical aspect to staying on schedule. All stakeholders should be allowed to voice their opinion, so the final design has broad consensus, but once decisions are approved, all parties should respect them according to the defined decision making process.

If a project falls behind schedule, we immediately gather the entire team together to create a recovery plan. Recognizing the abilities of each team member and the time available is critical to assessing the need for additional resources. Only with "buy-in" by each team member will the project finish on time without sacrificing quality. Timeliness of consultants work is also critical for an integrated and coordinated design. Staying in regular contact with consultants and exchanging our BIM (Building Information Model) data weekly allows BRW to determine the true progress / status of the project and also time to react.

COST CONTROL

In today's booming construction market, we believe the biggest challenge to any project is budgeting and estimating the escalation of construction costs. BRW has a proven track record of delivering projects at or under budget.

We are practiced and comfortable with pre-construction cost estimates provided by either a CMaR or Cost Estimating Consultant. An initial construction cost estimate is created just after Programming, during Concept Design. At this time, various structural and mechanical/electrical systems, along with building forms, facades, and alternative architectural materials and assemblies are considered. The next cost estimate occurs during Schematic Design and involves quantity takeoffs of building assembly components. Depending on the scale of the project, subsequent estimates usually occur at the completion of Design Development and at 50% and 95% Construction Documents. We will work hand-in-hand with the CM at Risk to continually align the architectural and engineering scope while the design progresses.

The key to successful cost estimates during design is to make critical decisions early. As the design progresses, more detailed decisions must fall within an overall budget strategy. BRW works closely with product vendors on material appropriateness, availability, and installation cost. We also prepare "cut sheet" notebooks of selected building components to support unit cost estimates. Should the probable construction cost vary from the target budget, the challenge is to gain consensus quickly from the entire project team to realign project scope back to the target before the design advances further. Besides considering potential reductions in project scope to align with the budget, we also consider alternative assemblies and materials, bid alternates, or even phasing the project if required.



ON-CALL CONSIDERATIONS & CHALLENGES

MAINTAINING QUALITY THROUGH ALL PHASES

Successful project delivery is based on an integrated, total team approach. Your projects are led by seasoned architects whose efforts are dedicated to the projects, and who are intimately familiar with the project type. The same professionals have previous experiences with exceptionally challenging on-call projects and will remain on the team throughout the entire process to ensure results are clear, with a higher quality documentation and better integration of your standards and specific requirements.

BRW believes quality control begins with each member of the design team and a clear understanding of the expectations for the function, performance and maintenance of the facility. Our team will lay out a careful plan to coordinate our documents, reviewing them for constructibility, life safety and overall interdisciplinary coordination. Several key processes contained in the BRW Quality Control Program
include:

- Weekly project team reviews including consultants (as applicable) to track milestone deliverables, promote coordination of trades, and define responsibilities
- BIM Clash Detection at the completion of each phase / deliverable
- In-house, third-party peer review/audit of the project documents at the following stages:
- Completion of Design Development for Constructibility & Coordination issues
- Completion of 75% Construction Documents Prior to Bid Issue

EXISTING CONDITIONS

Existing conditions are compared to available “as-built” documents during on-site observations. BIM models are developed based on existing as-builts and field observations, and critical construction, systems and measurements are re-verified in the field on subsequent site visits to minimize unforeseen conditions during construction.

PHASING AND SEQUENCING

Constructing a project in a partially occupied building has its challenges. The primary concern is always ensuring the safety of students and staff, but increases in construction cost and schedule, and thoughtful phasing of construction should be considered as well. BRW coordinates with the stakeholders and contractor to determine the best phasing for the project. We include that information in our documents in addition to requirements for temporary construction as a means of separation of construction from occupied portions of the building.







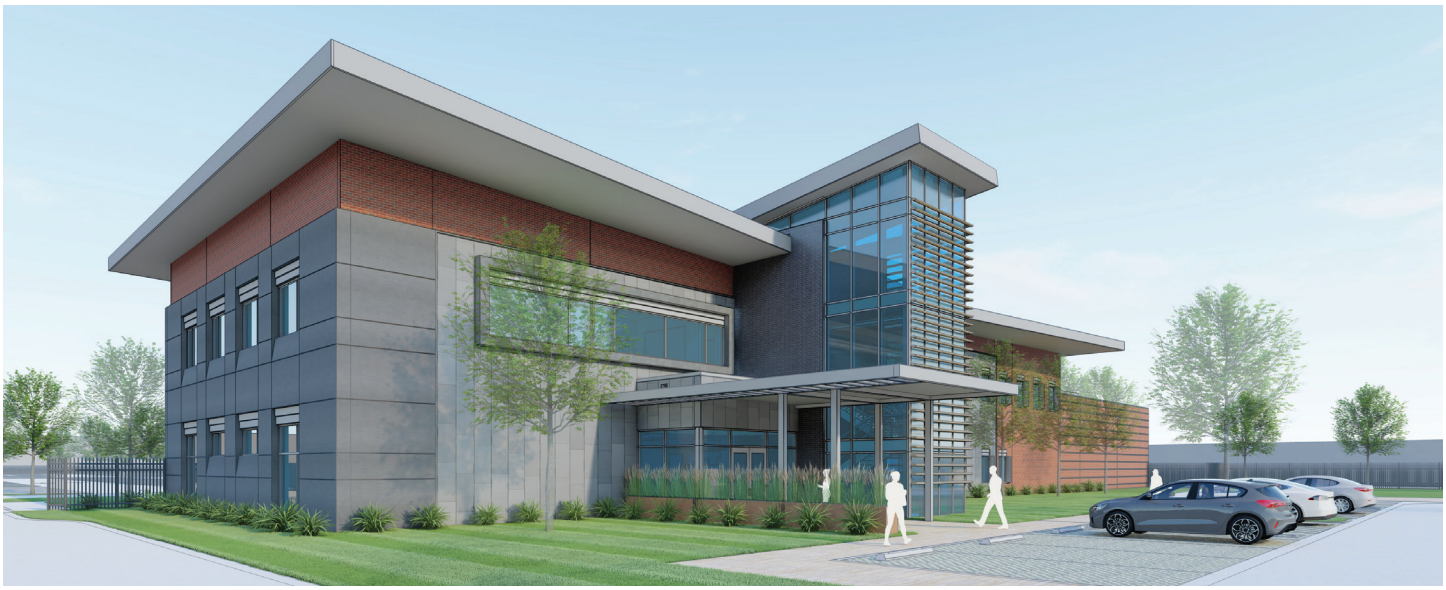


TITTLE MCFADDEN PUBLIC SAFETY CENTER

Lewisville, Texas

The Tittle McFadden Public Safety Center replaces outdated and undersized facilities for Lewisville's Police Station, Fire Administration, Central Fire Station, Quartermaster, Data Center, 911 Dispatch, and adds a state of the art EOC facility integrated with training and multi-use space along with a 5 level parking garage. The new facilities in Lewisville meet present needs and can expand for future growth. They honor the city's public safety legacy and reflect community spirit, City principles, and department values through an inviting architectural design.

The public safety facilities occupy roughly half of a 16+ acre municipal campus that also hosts the city's jail, courts, main library, a recreation center and parks administration, and Information Technology, among other city departments. These vital facilities and functions must be maintained in continuous operation throughout construction, a necessity complicated by concurrent rec center and street re-paving and utility upgrade construction projects. Through forethought to construction phasing, public and staff parking management, and careful design and coordination with other projects, all facilities remain in operation and additional cost and schedule efficiencies were found in working with other projects to get infrastructure in place.







DALLAS WATER UTILITIES SERVICE CENTERS

Dallas, Texas

Water Delivery Service Center:

The City purchased adjacent lots for much needed expansion of the Water Delivery Service Center existing facilities. The project renovates an existing facility including offices, locker rooms, and shops, and provides new administrative office and training space. The interior space was carefully reconfigured to maximize usable space and achieved LEED for Interiors silver certification. The extensive interior renovation required careful consideration of phasing in order to maintain operations throughout the construction duration, requiring four phases of sequential moves.

Wastewater & Stormwater Emergency Response Service Center:

Dallas Water Utilities will be consolidating operations from multiple leased facilities to a new owned facility including administration, command center, crew space, work shop, parking and maintenance bays. The site is also being master planned by BRW for additional future use for approximately 4 acres of the site. The project is designed for LEED Silver new construction certification.







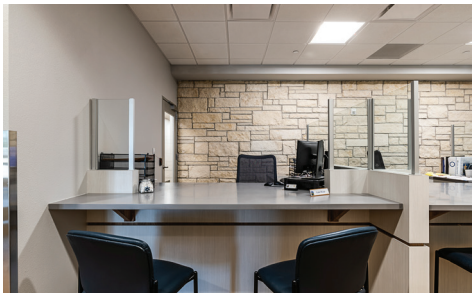
ANNA COMMUNITY LIBRARY

Anna, Texas

BRW teamed with 720 Design to bring life to the City of Anna's first municipal library. Along with City Hall and the Central Fire Station, the library and associated projects for street improvements and the central plaza will complete the masterplan for the downtown municipal core. The Community Library is focused on the residents of Anna and includes an events venue that will be configurable for many different library and other public functions. The library also features arts and crafts and maker space rooms, and a roof patio overlooking the new plaza to further enhance the library as a center of community activity.









COMPREHENSIVE MUNICIPAL FACILITIES STUDY

Leander, Texas

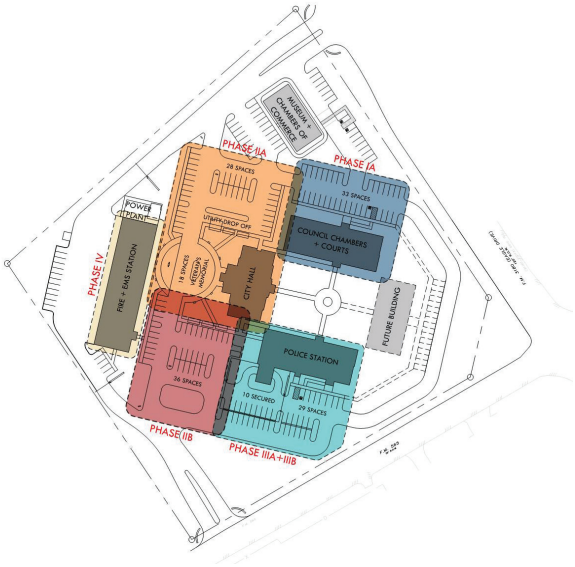
The City of Leander, a rapidly growing suburb of Austin, was seeking guidance for the future of their existing city facilities, including their City Hall, Municipal Court, & Fire Station No. 1. BRW conducted a feasibility study with a written report to help the city clearly assess their options for renovation and expansion and set the city's planning and building goals for the next 10 years.

BRW started with field surveys of the building's current conditions and developed "as built" plans for the existing City Hall, Fire Station & Municipal Court Building. We then worked with the staff through various meetings and planning sessions to establish goals and gather a clear picture of their working conditions and needs. Through these meetings it was made clear that a second goal of the project should be the creation of a centralized Developmental Service Facility.

BRW took the information gathered and created a program of spaces for each department which compared their current space needs with state of Texas standards and determined recommended size requirements for each facility.
We then used these requirements to develop three separate schemes of varying degrees of scope and budget. The three options proposed included a short term fix of only 5 years with minimal renovations and cost, two mid-range solutions including renovation and expansion of one of the facilities, and one long term, 30 year, solution that included two new facilities. Each scheme included a time line for phasing of the construction, schematic floor plans, statement of probable costs, and an analysis of the pros and cons of each option.

As a result of the study, the city decided to implement a mixture of our proposed plans. Phase I, renovating the utility service area of City Hall, finished construction in early 2016. Phase II, transforming the fire station into the new developmental services building was completed in May 2018.











MUNICIPAL FACILITIES ASSESSMENT & COMPREHENSIVE PLAN

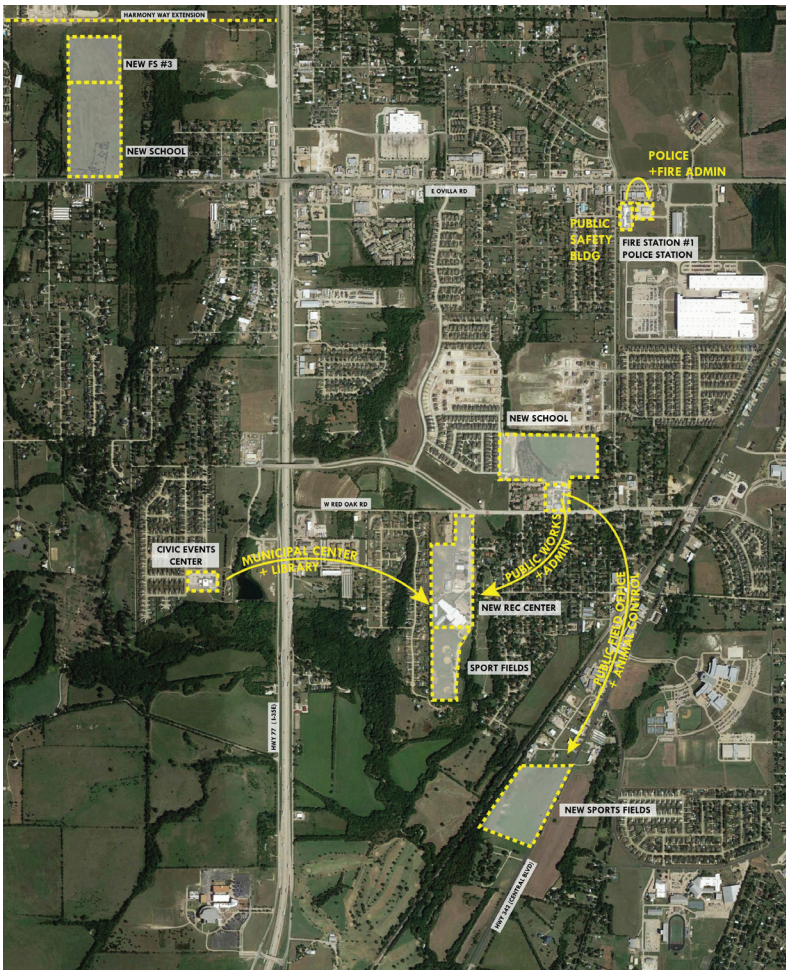
Mont Belvieu, Texas

The Mont Belvieu Municipal Facilities Assessment and Comprehensive Plan analyzed the city's existing municipal complex which is comprised of four buildings, the site's parking lot, a veterans memorial, and a courtyard. The study began by creating as-built drawings of the site and buildings, which included the City Hall, Police and Court Building, Fire and EMS Station, Senior Center, and Museum Building. As-built drawings were created by taking detailed measurements and photographic documentation of each building. A detailed analysis of the buildings' mechanical and electrical systems was performed, and recommendations were prepared as part of the existing facilities assessment. Afterwards, existing spaces were analyzed based on discussions with the City's personnel and professional knowledge.

The next step was defining an appropriate program. Several sessions were held with each of the city departments to review the existing department organizations, personnel, and equipment. Tours of the site and buildings then determined their space-use, efficiency, adequacy of parking, physical condition, public way finding and level of physical security. The team also incorporated anticipated operational needs for future personnel into the programming space needs.

The last step was to create proposed drawings for the site plan and floor plan as well as cost estimates for each option. In order to create the most ideal solution, BRW had several meetings with city staff and presented multiple plan options and iterations.

As a result of this study, the City decided to renovate the former senior center into the new Council Chambers and Municipal Courts facility. A new City Hall and Fire/EMS Station No. 1 will also be added to the complex. The BRW team continues to work with the City and all facilities are expected to be completed by Fall of 2022.







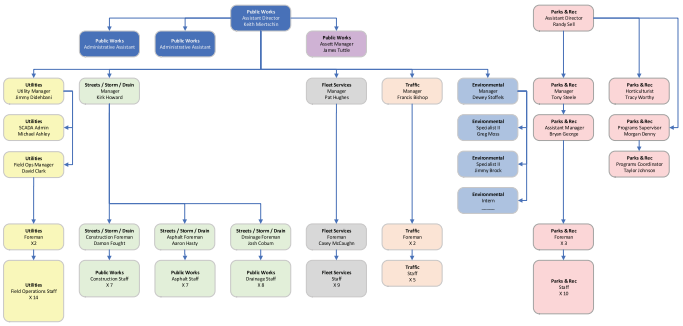
STRATEGIC FACILITIES STUDY

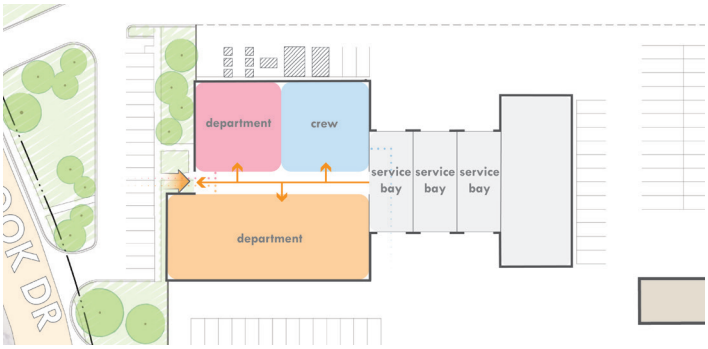
Red Oak, Texas

BRW Architects started the planning study by establishing overall city department structure and budget goals with the City Manager's office. We then structured existing facility walkthroughs and conducted programming sessions with all city department leaders to establish both indoor and outdoor space requirements. The next step compared existing facility space utilization with the new building programs for each facility before developing options for building renovations, additions, or new construction that worked with existing city owned land or potential new sites. Construction cost estimates were expanded to total project budget recommendations proposed over a multi-year implementation plan schedule.

The study encompassed the majority of the city's facilities, including two public works facilities, fleet maintenance, police, courts, animal control, municipal storage, staff training facilities, two fire stations, city hall, municipal /events center, library, recreation center, and baseball, football, and soccer fields.





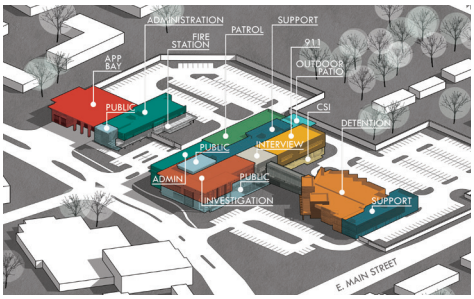


PUBLIC WORKS STUDY

Grapevine, Texas

The main Service Center building supports the Public Works and Parks field crews and houses the Fleet Services division. The building suffered extensive roof and water damage due to the tornado of December 13th, 2022. Temporary repairs were made to allow Fleet Services to continue operating within the vehicle maintenance bays. The rest of the building remains vacant. This project proceeded on two parallel paths. A drawing package for repairs to the roof structure and replacement of the roof was issued in March of 2023. At the same time, the design team made multiple visits to gather information about the building and how it was being used. We incorporated this information into an organizational chart and a program of spaces that was reviewed with Service Center leadership. Multiple floor plan options were generated for review and comparison. BRW and leadership feel the presented option has the best balance of ease of access for field staff and expanded support spaces.









PUBLIC SAFETY CENTER - FACILITIES STUDY, FIRE ADMINISTRATION, CENTRAL FIRE STATION, AND POLICE HEADQUARTERS

Richardson, Texas

The Conceptual Facilities Plan provided a 15-year facilities and site development plan for the Richardson Police and Fire Departments. Through a series of design charrettes involving the Police, Fire, Parks, Traffic, and Planning Departments, the project team developed five conceptual Site Plans that considered options for site and building expansions required to accommodate the future space needs. Further development of these Site Plans included interior blocking diagrams, indicating necessary renovations and expansions throughout the Complex. Finally, BRW prepared an Implementation Plan with project budgets for possible phased development packages.

As a result of this study, the City decided to partner with BRW to design and build a new fire station, support building, police headquarters, and police memorial over three main building phases. This 10+ acre public safety campus includes new construction Fire Headquarters and Police Station on the same site as the existing facilities, phased to maintain continuous services from the existing site. The Fire HQ includes fire administration and the central fire station with central bulk and quartermaster storage. The Police station incorporates the city's main 911 call center and dispatch, and a large police training and public function room. Fire Training and the city's backup call center are accommodated at another pre-existing facility.

A separate multi-functional Support Building fulfills several operational needs in a more utilitarian setting than the primary headquarters buildings. This structure serves non-office spaces such as vehicle bays for inspection and evidence processing, as well as command vehicle and trailer storage. SWAT Lockers, SWAT Briefing, and Explosive Weapons Storage are also located in this building, as well as Police and Fire Marshal property and evidence storage and bicycle storage.

The project also includes interior renovation of the existing jail building, and a secure pedestrian bridge connecting the new police station and jail, as well as public art displays and a fallen officers memorial. As a project of larger scale and complexity than Greenville's planned facility, this project serves to demonstrate that BRW's capabilities meet and exceed the needs for your project.







SAN PATRICIO COUNTY COURTHOUSE & ANNEX

Sinton, Texas

BRW Architects was tasked with conducting a Comprehensive Feasibility Study for Facility Improvements and the possible Expansion of the County Courthouse for San Patricio County.

The goal of the study was to help decompress an overcrowded County Courthouse. The BRW team took measurements of the existing facilities and produced as-built drawings for the County Courthouse, County Appraisal District Building, and the County Department of Public Health Building. BRW Architects met with each department to understand the programmatic needs and take note of the anticipated number of future personnel that would need to be accommodated in the long term. BRW found that the security, privacy, and safety of the staff needed to be reinforced and protected by the architectural design.

The study revealed that due to court security, court procedure, and operational/spatial needs, it would be in the County's best interest to build a new Courts Annex Building and to renovate the existing County Courthouse to house the County Administration.

Upon completion of the Study, BRW Architects has been hired as Architect of Record to design the New San Patricio County Courthouse and Renovation of the Courts Annex Building.







PERFORMING ARTS VENUE

Bedford, Texas

The Old Bedford School is a 2 story brick schoolhouse which was constructed in 1915. While the building itself is not considered historic, the site which the school occupies is a designated historic site. The 5 acre site is envisioned as a new Cultural Hub for the City of Bedford linking adjacent Recreational and Social Hubs.

The Community Arts Building will be a showpiece for the City of Bedford and a destination for citizens across North Texas. The new Center will focus on a 200-seat, multi-purpose performance venue to showcase performances by local theatrical groups, musicians, and traveling shows. The Community Arts Building will have performer dressing rooms, make-up rooms, and a full catering kitchen.

The 5 acre site is programmed with amenities taking advantage of existing grove of trees and green space from Bedford Road which fronts the site. A variety of event lawns, pavilions, picnic groves, and an outdoor performance venue will bring visitors to the site from across the metroplex, activating the site, and encouraging much needed retail development along Bedford Road bringing additional revenue to the City.

A master planned Black Box Theatre and Conference Center will complete the initial phase and compliment the Community Arts Building.









AUDUBON RECREATION CENTER

Garland, Texas

The Garland Audubon Recreation Center, located in Audubon Park along Oates Road, is now the largest of the recreation facilities within the city. The addition of the fitness room to this facility encourages community involvement and provides support to the surrounding residential neighborhood.

The existing facility was approximately 10,000 sf, and approximately 3,800 sf of space was added to the North side of the Recreation Center to provide a fitness room, expand the activity rooms, and provide much needed additional storage. The fitness room features an artificial turf CrossFit zone and an interactive fitness projection system. One of the most unique characteristics of the existing building is the expansive park area just outside its windows. The addition complements and extends the form to provide enhanced views of the outdoors, as well as invite views in to see the bustling exercise activity. In addition to the expanded facilities, the existing building received a major renovation inside and out, including a more durable flooring system and the replacement of the insulated metal panels with new translucent panels. The new panels provide the interior environment with natural daylighting and solves other deficiencies of the original building envelope. A new fabric canopy was added with direct access from a multi-purpose room to extend the facility's secure outdoor rentable space.



TAB 3

Team Member Qualfications and Experience



STEPHEN HILT

AIA

PROJECT PRINCIPAL

BRW Architects

26 YEARS OF EXPERIENCE | TX ARCH REG. NO. 22220

Stephen has 20+ years of experience spanning a wide range of project scales and types, with an emphasis on Civic architecture. As a Principal and Architect of Record, he is ultimately responsible for your satisfaction to ensure a focus on what matters most to your project. Mr. Hilt is devoted to client satisfaction through delivering exceptionally functional building designs to meet your specific needs and vision.

RELEVANT PROJECT EXPERIENCE

City of Anna
Community Library

Dallas Water Utilities
Delivery Service Centers

Town of Flower Mound
Fire Station No. 7
Strategic Facilities Plan Study

City of Garland
Garland Fire Station No. 6
Garland Fire Stations No. 1, 6, & 7 Feasibility Studies
Garland Police Property Room
Audubon Recreation Center Renovation

City of Grand Prairie
Fire Station No. 3
Fire Station No. 6 Renovation & EOC
Grand Prairie Public Works Administration Master Plan Study

Town of Lakewood Village
Lakewood Village Town Hall Feasibility & Concept Design Study

City of Lewisville
Tittle McFadden Public Safety Center
Fire Stations No. 3 & 8
Joint Fleet & Facilities Maintenance, Police Impound, Fire Training, & Police Expansion Studies

City of Red Oak
Red Oak Strategic Facilities Plan

City of Richardson
Richardson Public Safety Complex
Fire Station No. 3

City of Saginaw
Central Fire Station & Administration

City of Wylie
Wylie Fire Station No. 4 & Backup Dispatch
Wylie Park Maintenance & Administration Facility Study



RIC RUIZ

ASSOC. AIA, NCARB

PROJECT MANAGER

BRW Architects

27 YEARS OF EXPERIENCE

With over 27 years of valuable expertise, Ric seamlessly integrates into the project team, possessing extensive experience in the areas of project management, programming, design, and construction administration in municipal projects. He is committed to delivering projects with an optimal layout, appealing aesthetics, and comprehensive building solutions tailored to each client's unique requirements. He will work with the stakeholders, users, and consultants to develop a successful project.

RELEVANT PROJECT EXPERIENCE

Town of Little Elm
Public Safety Annex & Study

Town of Flower Mound
Strategic Facilities Plan Study

City of Colleyville
Colleyville Recreation Center Study

City of Dallas
Fire Station No. 18 Study

City of Mansfield
Mansfield Police Headquarters

The Woodlands Township
PARDES Campus Master Plan*

City of Pflugerville
Lake Pflugerville Community Center*

Dallas Water Utilities
Meter Services Facility Master Planning & Design*
Southeast Service Center Meter Services Facility*

North Texas Municipal Water District
Wylie Operations Building*

Hidalgo County Drainage District No. 1
Maintenance & Operations Training Facility*

Sabine River Authority
Gulf Coast Division Office Building*

City of Seagoville
Seagoville Animal Shelter*

North Texas Tollway Authority
Frisco Maintenance Service Center*

** Denotes projects completed prior to joining BRW*



JAMES HAMILTON

AIA, LEED GREEN ASSOCIATE

PROJECT MANAGER

BRW Architects

29 YEARS OF EXPERIENCE | TX ARCH REG. NO. 19050

James brings almost 30 years of experience serving clients in a diverse set of project types, and has focused exclusively on police projects since joining BRW. He has an affinity for managing projects and teams throughout the design process, from early design and entitlement stages, through the project construction. This unique blend of experience along with the desire to dive into the details, provides the flexibility and expertise to deliver the best possible project experience for the client and end-user.

RELEVANT PROJECT EXPERIENCE

Dallas Airport
Airport System Signage

Dallas Gun Club
Firing Range Upgrades

Town of Flower Mound
Strategic Facilities Plan Study

Town of Little Elm
Public Safety Annex & Study

City of Mansfield
Police Headquarters

City of Mesquite
Fire Station No. 8 & Training

Royse City
Police Headquarters

City of Weatherford
Public Safety Building

** Denotes projects completed with a previous firm*



JUSTIN DREYER

AIA

CITY HALL & COURTS PROJECT MANAGER

BRW Architects

17 YEARS OF EXPERIENCE | TX ARCH REG. NO. 28701

Justin will be responsible for the overall project coordination, and coordination of consultants, specifically for any city hall or courts projects. His role will include establishing and maintaining the project schedule, monitoring cost to align project scope and budget, lead internal BRW team and consultant teams, and participate in all design and construction meetings. Justin will oversee the technical review and quality control of the construction documents.

RELEVANT PROJECT EXPERIENCE

City of Beeville
Boys & Girls Club Renovation
City Hall & Central Fire Station Renovation
Municipal Pool Facilities Renovations

City of Cedar Park
Fire Stations No. 4 & 5

City of College Station
Municipal Courts Building Renovation
Utilities and Training Center

City of Groves
Municipal Complex (Police, EOC, Courts)

City of Leander
Pat Bryson Municipal Building Renovation

City of Los Fresnos
City Hall, Courts, & Police Station

City of Mont Belvieu
Comprehensive Municipal Facilities Study & Master Plan
City Hall
Council Chamber & Municipal Court Building Renovation
Fire Stations No. 1 & 2
Police Station Comprehensive Study
The Hilltop Senior Center

City of San Marcos
Fire Station No. 4



RAY HOLLIDAY

AIA

CITY HALL & COURTS DESIGN SPECIALIST

BRW Architects

32 YEARS OF EXPERIENCE | TX ARCH REG. NO. 18834

Ray brings over 30 years of municipal experience and recent city hall and courts experience to the project team. He is fluent in all aspects of city hall planning and design; his role will be advisory to ensure that city administration, courts, and city hall design trends are considered. Ray will also provide quality assurance review of the design and cost model to ensure they incorporate the complete city hall and courts services scope.

RELEVANT PROJECT EXPERIENCE

City of College Station
Municipal Courts Building Renovation
Fire Stations No. 2, 3, 5 & 6

City of Galveston
City Hall Renovation
Fire Station No.1 & New Memorial Plaza
Dual Agency 1st Responders Safe Room

City of Horseshoe Bay
City Hall

City of La Porte
City Hall
Public Works Facility

City of Leander
City Hall Renovation
Pat Bryson Municipal Building Renovation
Municipal Facilities Needs Assessment
Comprehensive Facilities Study
Fire Stations No. 2 & 4

City of Los Fresnos
Municipal Facilities Study
City Hall, Municipal Court, & Police Station

City of Mont Belvieu
Comprehensive Municipal Facilities Study & Master Plan
City Hall
Council Chamber & Municipal Court Building Renovation
The Hilltop Senior Center
Fire Stations No. 1 & 2

San Patricio County
New County Courthouse Annex
Renovation of Existing 1927 Courthouse



ANDRES VELA

AIA

PROJECT ARCHITECT

BRW Architects

5 YEARS OF EXPERIENCE | TX ARCH REG. NO. 29960

Andres knows that his efforts directly impact the education and experience of those served by his projects. This is what he finds so personally rewarding about his involvement in the design of education facilities. His ability to juggle the diverse elements involved with complex building types is critical to the success of his project. He will see the project through from conception to construction documents. Andres resides in McAllen, Texas.

RELEVANT PROJECT EXPERIENCE

Public Safety Building
City of Lewisville

Corporate Office Building
Rio Bank McAllen

Smith Library Addition
Tarleton State University

Alkek Library Learning Commons
Texas State University

Jones Hall Transformation
Texas Woman's University

Cooper Center for Performing Arts
South Texas College - Pecan Campus

Headquarters Expansion
Dallas Housing Authority

Early College Center
Dallas College

Pathology Lab
University of North Texas HSC

Mitte Engineering Building Renovation
Texas State University

College of Music Recital Hall Renovation
University of North Texas

College of Music Choral Rehearsal Room Renovation
University of North Texas

Music Building Renovations
Texas Tech University



TAB 4

References

REFERENCES

CITY OF LEWISVILLE

Mark McNeal, Fire Chief
T: 972.219.3563
E: mmcneal@cityoflewisville.com

Stephen Hilt is the Principal-in-Charge on a 118,000 SF Public Safety Center which includes: Police Station, Fire Administration, Central Fire Station, Quartermaster, Data Center, and 911 Dispatch.



DALLAS WATER UTILITIES DISTRIBUTION DEPARTMENT

Jeff Hadaway
Superintendent
214.670.8005 | jeffrey.hadaway@dallas.gov

Stephen Hilt is Principal-in-Charge for the following projects:
Water Delivery Service Center includes renovates an existing 76,000 SF facility including offices, locker rooms, and shops, and provides 16,000 square feet of new administrative office and training space.

Wastewater & Stormwater Emergency Response Service Center includes 25,000 SF new construction administration, command center, crew space, work shop, and parking and maintenance bays on 12.865 acres.



CITY OF SAGINAW

Fire Chief Doug Spears
T: 817.230.0412
E: dougspears@saginawfire.us

Stephen Hilt was Principal-in-Charge for Saginaw's 24,432 SF new Central Fire Station which includes a new 5-bayfire station, fire administration, EOC, training, and logistical storage in two buildings on the same site. Future planning also included a future fire training drill tower and various training props for the rear of the site.



PAST PROJECTS WITH THE CITY OF EDINBURG

BRW Architects has worked in the City of Edinburg for the United States Postal Service, and other commercial entities, as well as many projects in the valley. BRW has a growing office in McAllen, and we look forward to creating a successful relationship with the City of Edinburg.



TAB 5

Insurance

INSURANCE

Provide information on the types and amounts of insurance carried by the PSP, including General Liability, Auto Coverage, Worker's Compensation, and Professional Liability Coverage. A list of any insurance claims against the firm within the past 5 years.

TYPES AND AMOUNTS

Professional liability and worker's compensation insurance information can be found on the following pages.

CLAIMS AGAINST THE FIRM IN THE PAST 5 YEARS

In the last five years, BRW has had a small number of claims, most were resolved through negotiation and / or mediation as follows: BRW was a third party to a lawsuit between the contractor and the City of Cedar Park regarding resolution of construction related issues involving a fire station for the City (approx. $25,000). BRW Architects worked closely with our liability insurance carrier and the Architect of Record to resolve construction related issues involving acoustical issues of a public safety training facility for City of Carlsbad, CA that was resolved through mediation, prior to litigation being fully developed (approx. $85,000).



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 2/14/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Risk Strategies 12801 North Central Expy. Suite 1725 Dallas, TX 75243	**CONTACT NAME:** Joe Bryant **PHONE (A/C, No, Ext):** (214) 323-4602 **FAX (A/C, No):** (214) 503-8899 **E-MAIL ADDRESS:** RSCcertrequest@risk-strategies.com
INSURED Brown Reynolds Watford Architects, Inc. 3535 Travis St. #250 LB 102 Dallas TX 75204	**INSURER(S) AFFORDING COVERAGE** / **NAIC #** **INSURER A :** Travelers Indemnity Co of America — 25666 **INSURER B :** Travelers Property Casualty Co of Amer — 25674 **INSURER C :** XL Specialty Insurance Company — 37885 **INSURER D :** **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 72996940 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	✓ **COMMERCIAL GENERAL LIABILITY** ☐ CLAIMS-MADE ☑ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☑ PRO-JECT ☐ LOC ☐ OTHER:	✓	✓	6805H632472	12/20/2022	12/20/2023	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 2,000,000 $ 1,000,000 $ 10,000 $ 2,000,000 $ 4,000,000 $ 4,000,000
B	**AUTOMOBILE LIABILITY** ✓ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY	✓	✓	BA2R661190	12/20/2022	12/20/2023	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
B	✓ **UMBRELLA LIAB** ☑ OCCUR ☐ **EXCESS LIAB** ☐ CLAIMS-MADE ☐ DED ✓ RETENTION $ 10,000	✓	✓	CUP3616T685	12/20/2022	12/20/2023	EACH OCCURRENCE AGGREGATE	$ 5,000,000 $ 5,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	✓				☐ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ $ $
C	Professional Liability		✓	DPR5007701	1/22/2023	1/22/2024	Per Claim Annual Aggregate	1,000,000 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The claims made professional liability coverage is the total aggregate limit for all claims presented within the annual policy period and is subject to a deductible. Thirty (30) day notice of cancellation in favor of certificate holder on all policies.

CERTIFICATE HOLDER

Master Certificate

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Joe A. Bryant

Joe Bryant

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72996940 | 22/23 GL/AL/UL/PL | Danielle Shnayder-Braid | 2/14/2023 9:02:42 AM (PST) | Page 1 of 1

QJI

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 01/27/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Aon Risk Services, Inc of Florida 1001 Brickell Bay Drive, Suite #1100 Miami, FL 33131-4937	**CONTACT NAME:** Aon Risk Services, Inc of Florida **PHONE (A/C, No, Ext):** 833-506-1544 **FAX (A/C, No):** **EMAIL ADDRESS:** certs@trinet.com
INSURED TriNet HR II Holdings, Inc. BROWN REYNOLDS WATFORD ARCHITECTS, INC. 1 Park Place, Suite 600 Dublin, CA 94568-7983	**INSURER(S) AFFORDING COVERAGE** — **NAIC #** **INSURER A :** Indemnity Insurance Company of North America — 43575 **INSURER B :** **INSURER C :** **INSURER D :** **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 15490537 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PROJECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DEC RETENTION $							
A	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		WLR_C71142401	03/01/2022	03/01/2023	X PER STATUTE / OTH-ER	
							E.L. EACH ACCIDENT	$ 2,000,000
							E.L. DISEASE - EA EMPLOYEE	$ 2,000,000
							E.L. DISEASE - POLICY LIMIT	$ 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Workers' Compensation Insurance is limited to employees of Brown Reynolds Watford Architects, Inc. through a co-employment contract with TriNet HR II, Inc.

CERTIFICATE HOLDER

Brown Reynolds Watford Architects, Inc.
3535 Travis Street, Suite 250
Dallas, TX 75204

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Aon Risk Services, Inc of Florida

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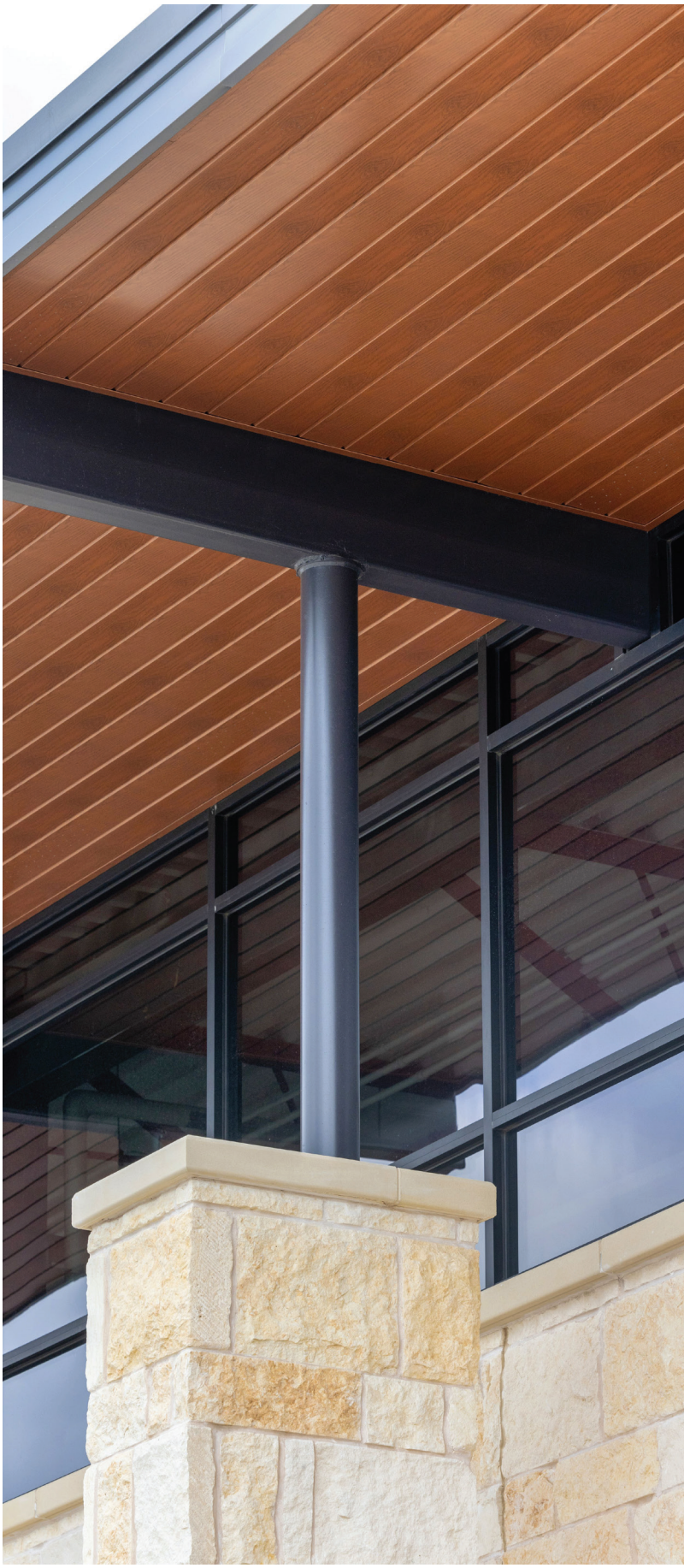
TAB 6

Professional Services Agreement

PROFESSIONAL SERVICES AGREEMENT

STATEMENT

Brown Reynolds Watford Architects has read the Professional Services Agreement, will meet the prerequisite insurance requirements, and if selected, will enter into a Professional Services Agreement with the City of Edinburg.





TAB 7

Contact Information



CONTACT INFORMATION

PRIMARY CONTACT PERSON

Stephen Hilt, AIA
Principal
Address: 3535 Travis Street, Suite 250
Dallas, TX 75204
Mobile Number: 214.528.8704
Phone Number: 214.528.8707
Email Address: shilt@brwarch.com

ALTERNATE CONTACT PERSON

Craig Reynolds, FAIA
Principal
Address: 3535 Travis Street, Suite 250
Dallas, TX 75204
Mobile Number: 214.528.8704
Phone Number: 214.528.8707
Email Address: creynolds@brwarch.com



TAB 8

Required Forms

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date:

07.11.24

Company/Vendor Name:

Brown Reynolds Watford Architects, Inc.

Printed Name and Title:

Stephen Hilt, Principal

Authorized Signatory:

Stephen J. Hilt

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Brown Reynolds Watford Architects, Inc.
(Full, correct legal name)

- Address: 3535 Travis Street Suite 250, Dallas, Texas 75204
- Telephone/Fax: T: 214.528.8704 | F: 214.528.8707
- Email address: shilt@brwarch.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No__x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes__x__ No____

4. Where is the Company's corporate headquarters located? Dallas, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No__x__ BRW has an office located in McAllen, Texas

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No__x__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Stephen Hilt
Address: 3535 Travis Street Suite 250, Dallas, Texas 75204
Telephone: 214.528.8704
Fax: 214.528.8707
Email: shilt@brwarch.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
None

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One (YES) NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

BRW is a third party to a lawsuit between the contractor and the City of Cedar Park regarding resolution of construction related issues involving a fire station for the City.

BRW Architects worked closely with our liability insurance carrier and the Architect of Record to resolve construction related issues involving acoustical issues of a public safety training facility for City of Carlsbad, CA that was resolved through mediation, prior to litigation being fully developed.

HOUSE BILL 89 VERIFICATION

I, Stephen Hilt, the undersigned representative of Brown Reynolds Watford Architects, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

Stephen J. Hilt

SIGNATURE OF COMPANY REPRESENTATIVE:

Stephen Hilt, Principal

TYPE/PRINT NAME AND TITLE:

07.11.24

DATE:

SENATE BILL 13 VERIFICATION

I, Stephen Hilt, the undersigned representative of

Brown Reynolds Watford Architects, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

Stephen J. Hilt

SIGNATURE OF COMPANY REPRESENTATIVE:

Stephen Hilt, Principal

TYPE/PRINT NAME AND TITLE:

07.11.24

DATE:

SENATE BILL 19 VERIFICATION

I, Stephen Hilt, the undersigned representative of Brown Reynolds Watford Architects, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

Stephen J. Hilt

SIGNATURE OF COMPANY REPRESENTATIVE:

Stephen Hilt, Principal

TYPE/PRINT NAME AND TITLE:

07.11.24

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Craig Reynolds, being first duly sworn, deposes and says that: *(Name)*

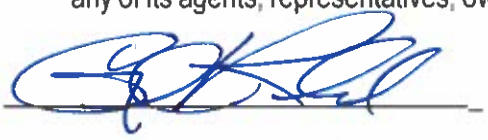
(1) He is President of Brown Reynolds Watford Architects, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign 

Title President | Managing Principal

Subscribed and sworn to me this 16 day of July 2024.

By: Craig S. Reynolds

Notary Public 



My commission expires



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

Certificate Number:
2024-1186407

Date Filed:
07/11/2024

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Brown Reynolds Watford Architects, Inc.
Dallas, TX United States

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

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.
RFQ No. 2024-8
Architectural Services Rotation

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Watford, Mark	Dallas, TX United States	X	
Reynolds, Craig	Dallas, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Mark Watford, and my date of birth is June 13, 1954.

My address is 3535 Travis St., Suite 250 (street), Dallas (city), Texas (state), 75204 (zip code), USA (country).

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

Executed in Dallas County, State of Texas, on the 11 day of July (month), 20 24 (year).

Signature of authorized agent of contracting business entity
(Declarant)

Forms provided by Texas Ethics Commission www.ethics.state.tx.us Version V4.1.0.d378aba0

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Brown Reynolds Watford Architects, Inc.

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Stephen J. Hilt

Signature of vendor doing business with the governmental entity

07.11.24

Date

Form provided by Texas Ethics Commission www.ethics.state.tx.us Revised 1/1/2021



BRW
ARCHITECTS

701 E. Expressway 83, Suite 150
McAllen, Texas 78501
214.528.8704 | brwarch.com

CITY OF EDINBURG

ARCHITECTURAL SERVICES ROTATION

REQUEST FOR QUALIFICATION #2024-8

PROFESSIONAL ARCHITECTURAL / ENGINEERING SERVICES

JULY 16, 2024

AUTHORIZED REPRESENTATIVE
FOR CG5 ARCHITECT:

JOSE "CHARLIE" GARCIA III, RA, AIA

www.cg5architect.com
charlie@cg5architect.com
956.239.2438. 956.638.0107
801 N. Bryan Rd, Mission ,TX, 78572

ARCHITECTURAL SERVICES ROTATION

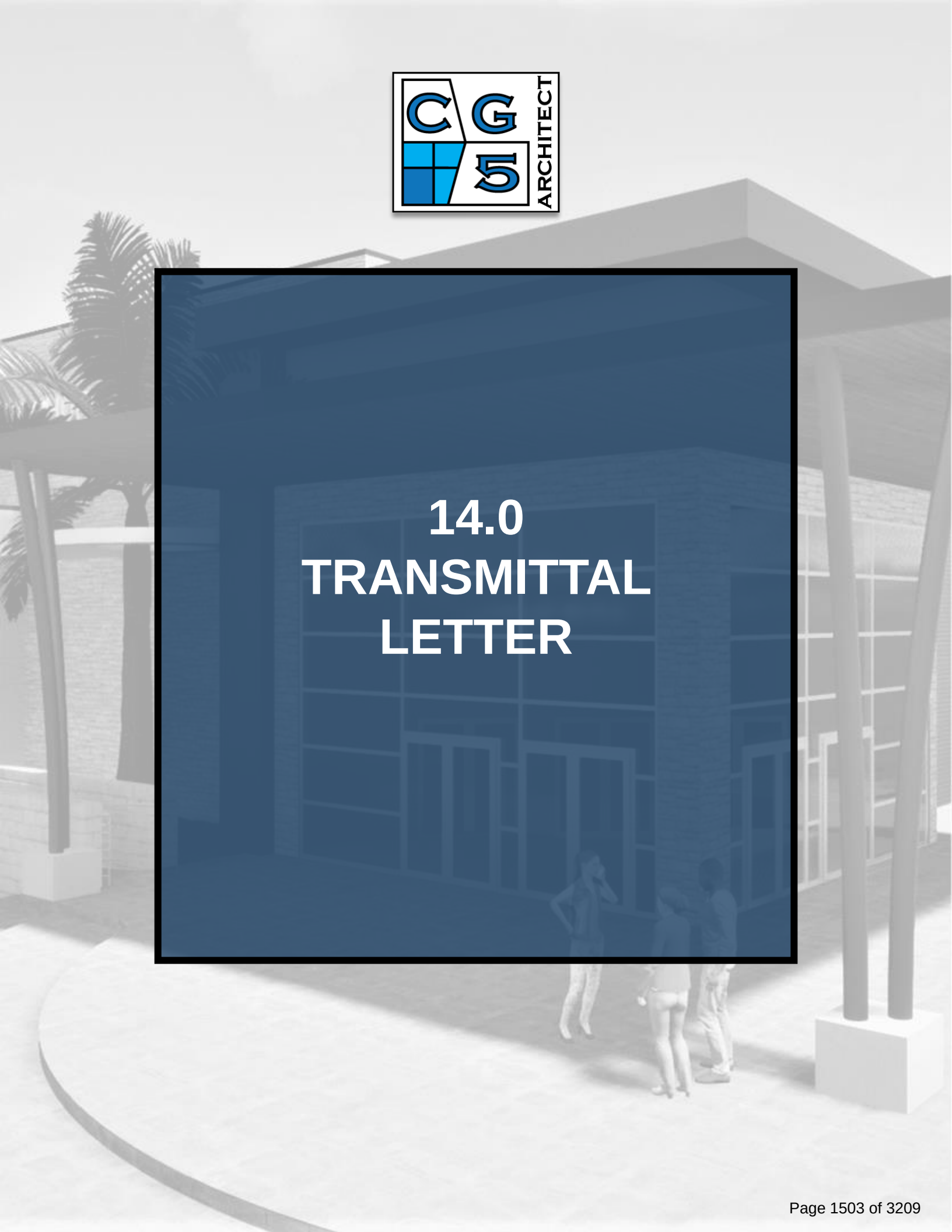
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- **14.1 FIRM QUALIFICATION AND EXPERIENCE**
- **14.2 TEAM MEMBER QUALIFICATIONS AND EXPERIENCE**
- **14.3 REFERENCES**
- **14.4 INSURANCE**
- **14.5 PROFESSIONAL SERVICES AGREEMENT**
- **14.6 PROJECTS**
- **14.7 CONTACT INFORMATION**





14.0 TRANSMITTAL LETTER

SUBMITTAL REQUIREMENTS

1. TRANSMITTAL LETTER

- **INDICATE INTEREST AND COMMITMENT TO PERFORM SERVICES FOR THE CITY OF EDINBURG**

CG5 Architect LLC is interested, able, and ready to commit to provide professional Architectural services for the City of Edinburg. CG5 Architect LLC is led by Jose "Charlie" Garcia III, RA, AIA Architect and Olga N Garcia as Owners and primary and secondary point of contacts respectfully. CG5 Architect LLC can be bound to services contractually by both Charlie and Olga Garcia.

Contact Information:
Physical Address: 801 Bryan Rd, Mission, Texas 78572
Mailing Address: 1314 E 22nd St, Mission, Texas 78572
Telephone (mobile/direct):
(956) 239-2438: Jose "Charlie" Garcia III, RA, AIA
(956) 638-0107: Olga N Garcia, Owner/Office Executive
Email: charlie@cg5architect.com
olga@cg5architect.com
Primary Point of Contact: Jose "Charlie" Garcia III, RA, AIA
Addendum Acknowledged: None Issued
Authorized Signature:



07-16-2024

Jose "Charlie" Garcia III, RA, AIA Architect Date
CG5 Architect LLC
Note: Charlie Garcia III, RA, AIA Architect is authorized to bind CG5 Architect LLC contractually with the City.



14.1
FIRM QUALIFICATION AND EXPERIENCE

SUBMITTAL REQUIREMENTS

2. FIRM QUALIFICATION AND EXPERIENCE

- **DISCUSS THE FIRM'S EXPERIENCE AND HISTORY IN PERFORMING ENGINEERING AND PROJECT MANAGEMENT SERVICES IN A TIMLEY MANNER..**

CG5 Architect LLC has extensive experience in providing Architectural Services and Engineering Consulting Management Services spanning over 13 years in the Rio Grande Valley.

CG5 Architect LLC prides itself in being able to provide our professional services in a timely manner over its entire history of operation.

CG5 Architect has provided professional services in the RGV and throughout South Texas since 2011for various local governments and governing entities, such as City of Mission, City of Palmview, City of Alamo, City of Donna, City of Port Isabel, City of Granjeno, City of Sullivan City, City of La Feria, City of Elsa, Mission CISD, La Joya ISD, Vanguard Academy, PSJA ISD, Freer ISD, and many more through our Engineering Consultants.

Our Engineering Consultants that we have collaborated with for both private and public projects are CHLH Engineering, Turbo Engineering, VME Engineering, R-O Engineering, and many other Engineering Firms.

CG5 Architect LLC, will provide our professional services to the City from our main office in Mission and will be available to the City at any moment for contracted projects. All our staff will be available for any size Architectural / Engineering task for the project.

14.2
TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

14.2 PRIME FIRM
QUALIFIED SERVICE PERSONNEL

KEY PERSONNEL
MAIN OFFICE

OWNER
EXECUTIVE DIRECTOR
OLGA N. GARCIA



OWNER
TEXAS ARCHITECT
JOSE “CHARLIE” GARCIA III, RA, AIA



CHIEF PROJECT MANAGER
HERMAN MENDEZ



DESIGNER / DRAFTER
EMILY CAVAZOS



KEY PERSONNEL
MAIN OFFICE

PROJECT MANAGER
DAVID MEJIA



CONSULTANTS

CIVIL
STRUCTURAL
ENGINEERING
OTHER BIM-DRAFTERS

MECHANICAL
ELECTRICAL
PLUMBING
ENGINEERING

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

ARCHITECT OF RECORD

Charlie has a record of community service that includes serving as a Trustee for Mission Consolidated Independent School District. Elected in 2016 and served thru 2020, Charlie's experience as a community leader provides for a unique perspective in all levels of Education Architecture + Design. Charlie's professional experience as an Architect allows for a diverse approach to projects that sets CG5 Architect apart for AE services.



JOSE CARLOS
"CHARLIE" GARCIA III, RA, AIA

Owner, Principal
Registered Architect
Texas No: 22658

Mission CISD Trustee
Place 5, Elected 2016-2020

American Institute of Architects, Member

Texas Society of Architects
Member, past Director

LRGV AIA, Member
Past President, Vice President, Treasurer

Notable Experience:

- AT&T CENTER ARENA (FORMERLY SBC CENTER ARENA) SAN ANTONIO SPURS BASKETBALL
- UNIVERSITY OF TEXAS PAN AMERICAN, EDINBURG
- TRINITY UNIVERSITY, SAN ANTONIO
- UETA SAN ANTONIO AIRPORT, SAN ANTONIO
- CARVER ACADEMY, SAN ANTONIO
- ROSS DRESS FOR LESS, BROWNSVILLE
- DOUBLE DAVE'S PIZZA WORKS, MCALLEN
- MCALLEN MEDICAL HOSPITAL OPERATING ROOMS, MCALLEN
- CITY OF MISSION LIONS PARK, MISSION
- EDINBURG CISD JEFFERSON ELEMENTARY, EDINBURG
- LA JOYA ISD INFORMATION TECHNOLOGY BLDG, LA JOYA
- LA JOYA ISD ROSENDO BENAVIDES, SULLIVAN CITY
- LA JOYA ISD IRENE M GARCIA MIDDLE SCHOOL, LA JOYA
- LA JOYA ISD GUILLERMO FLORES ELEMENTARY ROOF & INTERIOR RENOVATIONS, MISSION
- LA JOYA ISD KIKA DE LA GARZA ELEMENTARY ROOF & INTERIOR RENOVATIONS, MISSION

AREA OF EXPERTISE

FULL ARCHITECTURAL SERVICES

ARCHITECT OF RECORD

TEXAS Board of Architectural Examiners
Architects • Landscape Architects • Registered Interior Designers

THE TEXAS BOARD OF ARCHITECTURAL EXAMINERS

Certifies that it has registered and authorized
to practice in the State of Texas

JOSE CARLOS GARCIA III
as
Architect



In testimony whereof this certificate has been issued
by the authority of this board Registration No: 22658

Renewal of this registration is due June 30, 2025

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TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

OWNER / EXECUTIVE DIRECTOR



OLGA N. GARCIA

(956) 638-0107 mobile

olga@cg5architect.com

Owner, Partner
Texas Educator Consultant

Notable Experience:

- TEXAS CERTIFIED TEACHER
- 22 YEARS TEACHING EXPERIENCE
- SAN ANTONIO ISD, TEACHER
  NELSON ELEMENTARY
- LA JOYA ISD, TEACHER
  CAVAZOS ELEMENTARY
  HENRY B. GONZALEZ
- MISSION CISD, TEACHER
  MIMS ELEMENTARY

AREA OF EXPERTISE

EXECUTIVE DIRECTOR
BUSINESS OPERATIONS
EDUCATOR CONSULTANT

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

CHIEF PROJECT MANAGER



HERMAN MENDEZ

CHIEF PROJECT MANAGER

herman@cg5architect.com

Notable Experience:

- DESTINY THROUGH CHRIST CHURCH, PHARR
- PALM VALLEY CHURCH, EDINBURG
- SULLIVAN CITY LIBRARY, CITY OF SULLIVAN CITY
- ELSA FIRE STATION
- ALAMO FIRE STATION
- PSJA DOME RENOVATIONS
- HCRMA EWMODEL, PHARR
- MISSION HISTORICAL MUSEUM, MISSION
- SPEER MEMORIAL LIBRARY, MISSION
- LA FERIA POLICE DEPARTMENT, LA FERIA
- CITY OF MISSION LION'S PARK, MISSION
- LA JOYA ISD GUILLERMO FLORES ELEMENTARY ROOF & INTERIOR RENOVATIONS, MISSION
- LA JOYA ISD KIKA DE LA GARZA ELEMENTARY ROOF & INTERIOR RENOVATIONS, MISSION

AREA OF EXPERTISE

PROJECT MANAGEMENT LEAD
BIM / DRAFTING
RENDERING

YEARS WITH PRIME FIRM

8 YEARS

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

PROJECT MANAGER



DAVID MEJIA

PROJECT MANAGER

david@cg5architect.com

Notable Experience:

- PALM VALLEY CHURCH, EDINBURG
- MISSION LIONS PARK, MISSION
- LA FERIA POLICE DEPARTMENT, LA FERIA
- LA FERIA PARK, LA FERIA
- PACIFIC TRAILS PARK, ELSA
- LA JOYA HIGH SCHOOL ROOF RENOVATIONS
- PALMVIEW FIRESTATION
- ALAMO FIRESTATION
- TACO PALENQUE RESTURANTS
- MR. GATTIS RESTURANT, LAREDO
- CATTELEYA EVENT CENTER, PHARR
- FORE GOLF SIMULATOR, SAN ANTONIO
- MAGIC VALLEY ELECTRIC FINISH OUT

AREA OF EXPERTISE

BIM / DRAFTING
RENDERING

YEARS WITH PRIME FIRM

2 YEARS

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

DESIGNER / DRAFTER



Notable Experience:

- LFD FURNISHING, RIO GRANDE CITY
- PSJA DOMES RENOVATION, PSJA ISD
- RIO GRANDE VALLEY LIVESTOCK SHOW AND RODEO BLEACHERS ADDITION
- VALLEY VIEW HIGH SCHOOL WELDING SHOP
- VALLEY VIEW HIGH SCHOOL COSMOTOLOGY LAB
- ALAMO ALANIZ PARK RENOVATION
- ST. FRANCIS XAVIER CHURCH PARISH HALL
- LA FERIA AQUATIC CENTER RENOVATION

EMILY CAVAZOS

DESIGNER / DRAFTER

emily@cg5architect.com

AREA OF EXPERTISE

BIM / DRAFTING

YEARS WITH PRIME FIRM

1 YEARS

14.3
REFERENCES

14.3 REFERENCES

14.3 REFERENCES

1. EDINBURG CISD
   REFERENCE: HERALIO PEREZ
   PROJECT MANAGER/CONSTRUCTION FIELD SUPERVISOR
   (956) 929-6246
   Number of Projects: 2 projects for District
   Similar Scope & Size: 2 projects (see attached project sheets)
   Educational Setting: All projects for Edinburg CISD
   Time & Completion: All projects under construction

2. LA JOYA ISD
   REFERENCE: MR ARNOLD OCHOA
   (956) 802-7374
   Number of Projects: 10 projects for District
   Similar Scope & Size: 8 projects (see attached project sheets)
   Educational Setting: All projects for LA JOYA ISD
   Time & Completion: All projects under budget and delivered early or on-time

3. CITY OF MISSION
   REFERENCE: MR JP TERRAZAS, PE
   ASSISTANT CITY MANAGER
   (956) 249-1402
   Number of Projects: 4 projects for City
   Similar Scope & Size: 2 projects
   Educational Setting: City Library
   Time & Completion: All projects under budget and delivered early or on-time



14.4
INSURANCE



14.5 PROFESSIONAL SERVICES AGREEMENT

SUBMITTAL REQUIREMENTS

6. PROFESSIONAL SERVICES AGREEMENT

- **PROVIDE A STATEMENT THAT THE PROFESSIONAL SERVICES AGREEMENT HAS BEEN READ…**

CG5 Architect LLC acknowledges the Professional Services Agreement has been read. CG5 Architect LLC also acknowledges that all prerequisite insurance requirements will be met.

CG5 Architect LLC agrees to enter into such agreement if selected for a particular project by the City.





14.6
PROJECTS

CITY OF MISSION
LIONS PARK

LOCATION: MISSION, TX
SERVICES PROVIDED: PARK RENOVATION AND ADAPTIVE RE-USE OF EXISTING SITE FOR ALL-INCLUSIVE PLAY AREAS TO INCLUDE TODDLER AND SPLASH PAD, OUTDOOR PLAY AREAS, BASKETBALL FACILITIES AND UPDATED ADA COMPLIANT RESTROOMS.
PROJECT STATUS: PENDING
FINAL COSTS: $5.1M
CONTACT PERSON: BRAD BENTSON, (956) 580-8760
PROJECT TIMELINE: ON TIME AND ON BUDGET



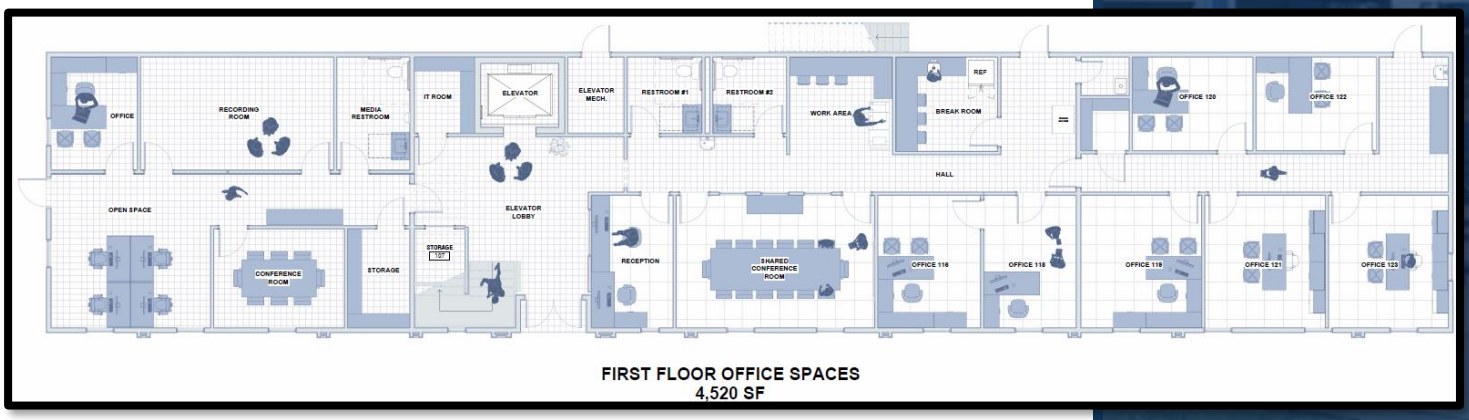




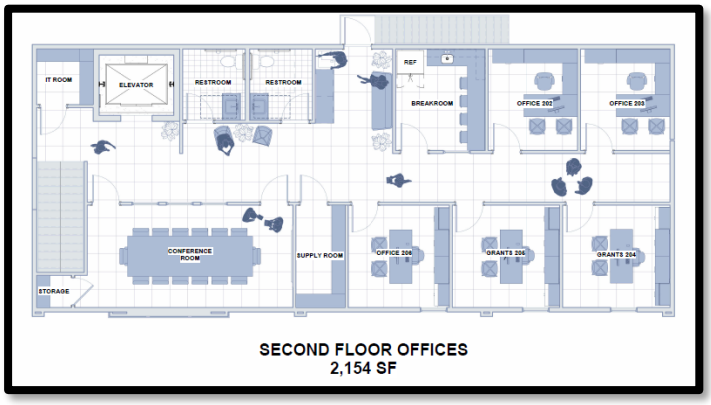
CITY OF MISSION ANNEX BUILDING

LOCATION: MISSION, TX
SERVICES PROVIDED: DEVELOPMENT OF SPATIAL SITE AND FLOOR PLAN LAYOUT FOR AN EXISTING BUILDING BOUGHT FOR THE CITY OF MISSION.
PROJECT STATUS: IN PROGRESS
FINAL COSTS: PENDING
CONTACT PERSON: JP TERRAZAS
PROJECT TIMELINE: ON TIME AND ON BUDGET
FUNDING SOURCE:





FIRST FLOOR OFFICE SPACES
4,520 SF



SECOND FLOOR OFFICES
2,154 SF

CITY OF SULLIVAN CITY PUBLIC LIBRARY

LOCATION: SULLIVAN CITY, TX
SERVICES PROVIDED: DEVELOPMENT OF SPATIAL SITE AND FLOOR PLAN LAYOUT WITH DEPARTMENTAL LIBRARY STATION REQUIREMENTS, AND PROVIDED GRANT APPLICATION DOCUMENTS
PROJECT STATUS: BUILT
FINAL COSTS: $1M
CONTACT PERSON: Ana M. Mercado, (956) 485-2828
PROJECT TIMELINE: ON TIME AND ON BUDGET
FUNDING SOURCE:

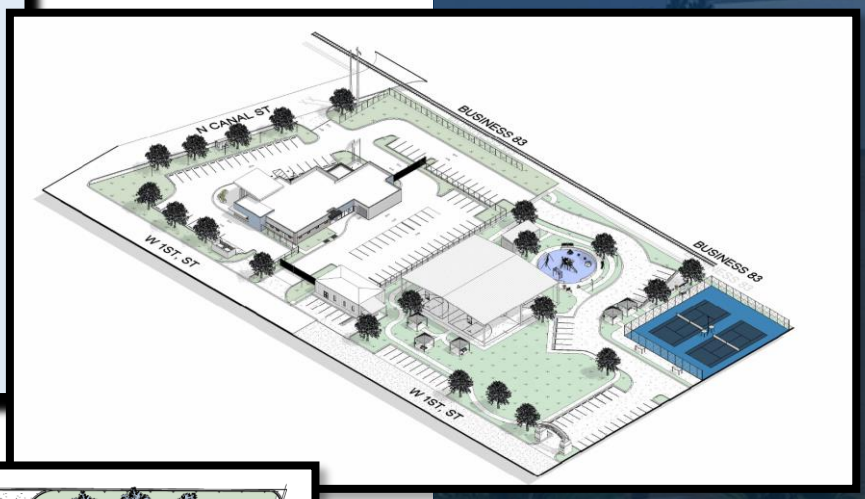


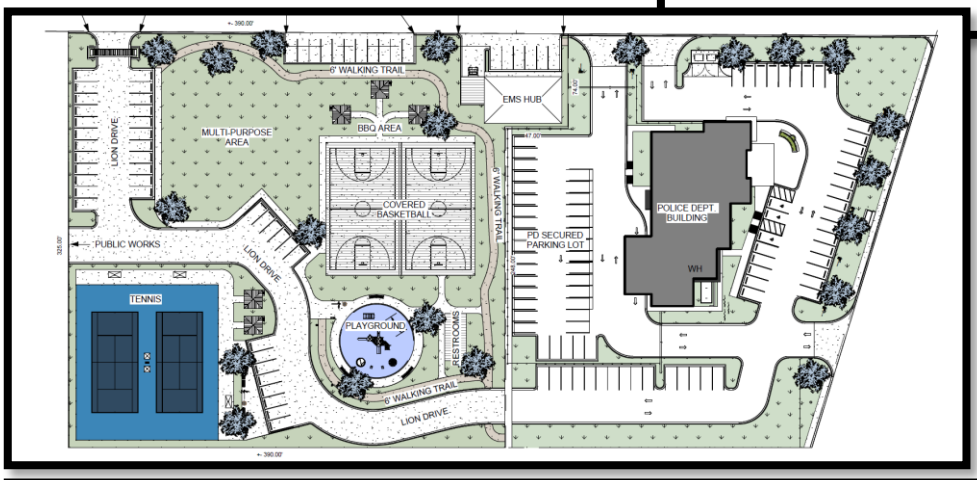


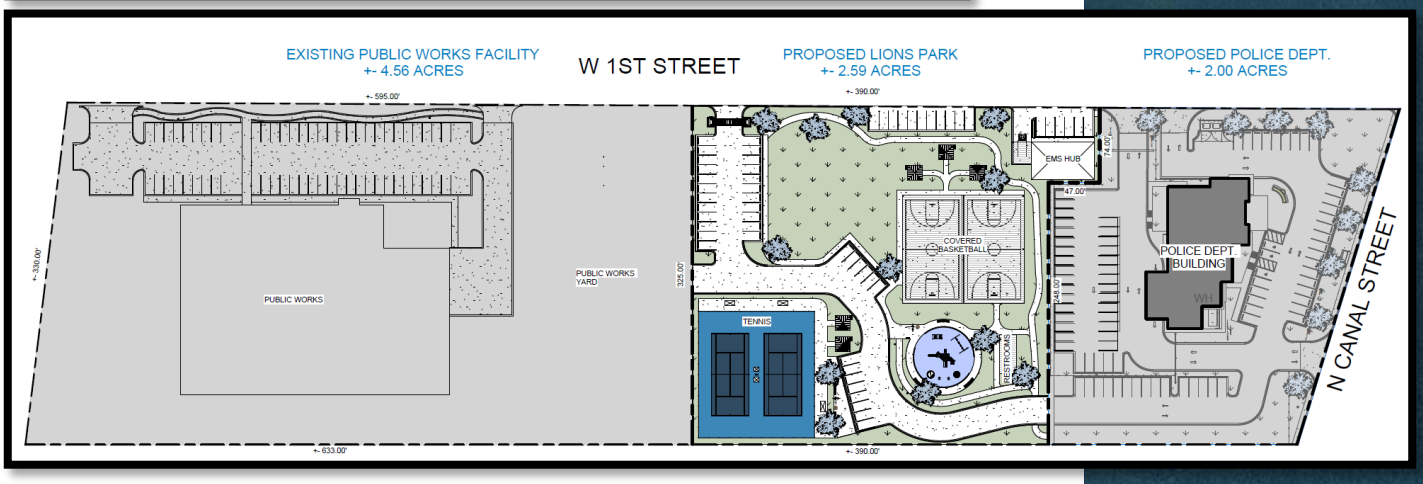


CITY OF LA FERIA
LIONS PARK

LOCATION: LA FERIA, TX
SERVICES PROVIDED: PARK RENOVATION AND ADAPTIVE RE-USE OF EXISTING SITE FOR PLAY AREAS TO INCLUDE OUTDOOR PLAY AREAS, BASKETBALL FACILITIES, TENNIES AND UPDATED ADA COMPLIANT RESTROOMS.
PROJECT STATUS: PENDING
FINAL COSTS: PENDING
CONTACT PERSON:DAN CHAVES, (210) 962-9362
PROJECT TIMELINE: ON TIME AND ON BUDGET





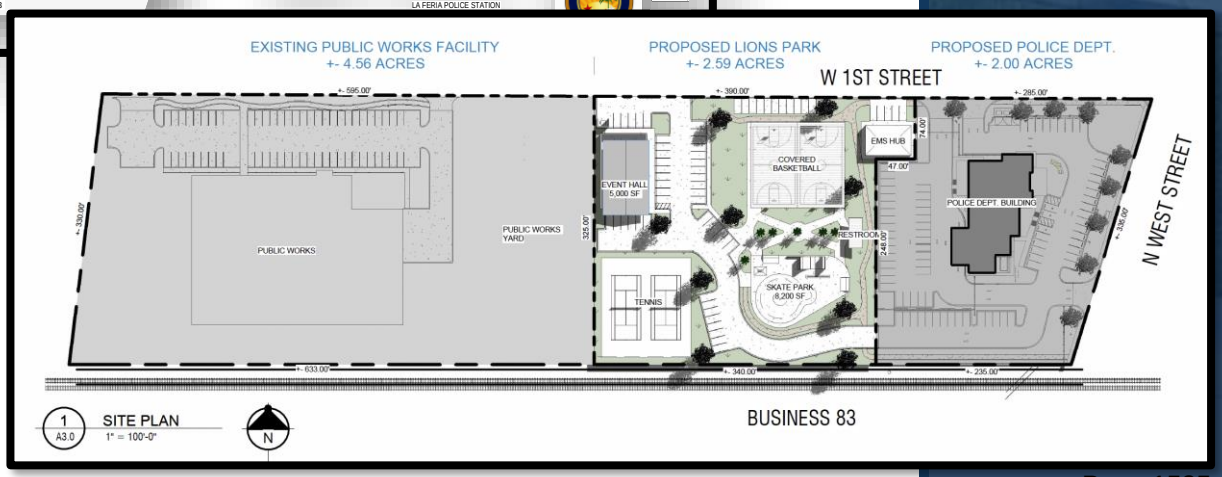


CITY OF LA FERIA
POLICE STATION

LOCATION: LA FERIA, TX
SERVICES PROVIDED: DEVELOPMENT OF SPATIAL SITE AND FLOOR PLAN LAYOUT WITH DEPARTMENTAL POLICE STATION REQUIREMENTS, AND PROVIDED GRANT APPLICATION DOCUMENTS
PROJECT STATUS: UNDER CONSTRUCTION
FINAL COSTS: $2.5M
CONTACT PERSON: DAN CHAVEZ, (210) 962-9362
PROJECT TIMELINE: ON TIME AND ON BUDGET
FUNDING SOURCE:

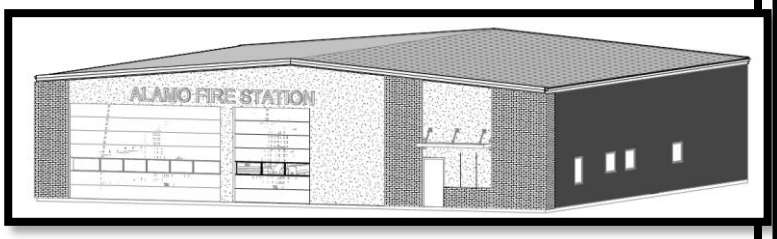




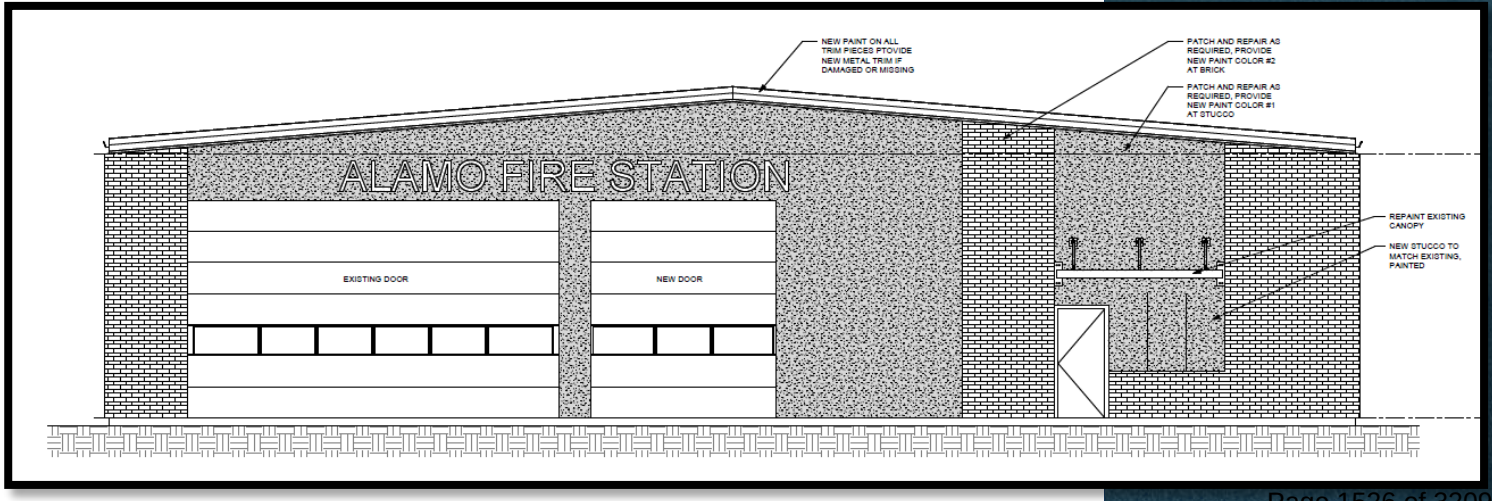


CITY OF ALAMO
FIRE STATION REMODEL

LOCATION:ALAMO, TX
SERVICES PROVIDED: REMODEL
PROJECT STATUS: PENDING
FINAL COSTS: PENDING
CONTACT PERSON:DAN CHAVES, (210) 962-9362
PROJECT TIMELINE: ON TIME AND ON BUDGET



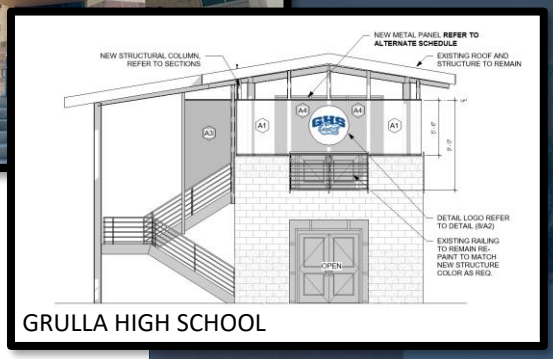




RIO GRANDE CITY GRULLA ISD (SCHOOL SAFTEY AND SECURITY)

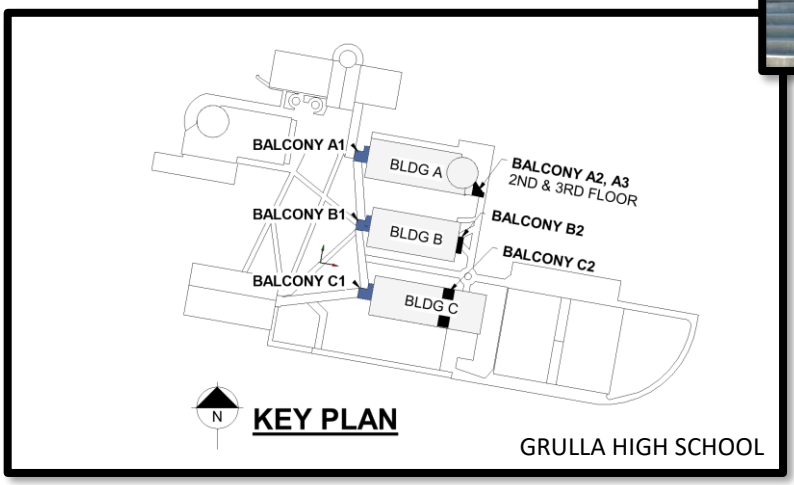
NAME AND LOCATION: RIO GRANDE CITY GRULLA ISD SCHOOL DISTRICT
OWNER/CONTACT INFO: RGCGISD
BUDGET: $1M
ACTUAL COST: ONGOING PENDING
GROSS SQ. FT.: MULTIPLE LOCATIONS
PROJECT DATE RAILING: SEP 2022
PROJECT DATE FENCING: FEB 2024
SERVICES PROVIDED: ADAPTIVE REUSE
PROJECT MANAGER: DAVID MEJIA
PROJECT ARCHITECT: CHARLIE GARCIA III
CONSULTANT FIRMS: CHLH ENGINEERING



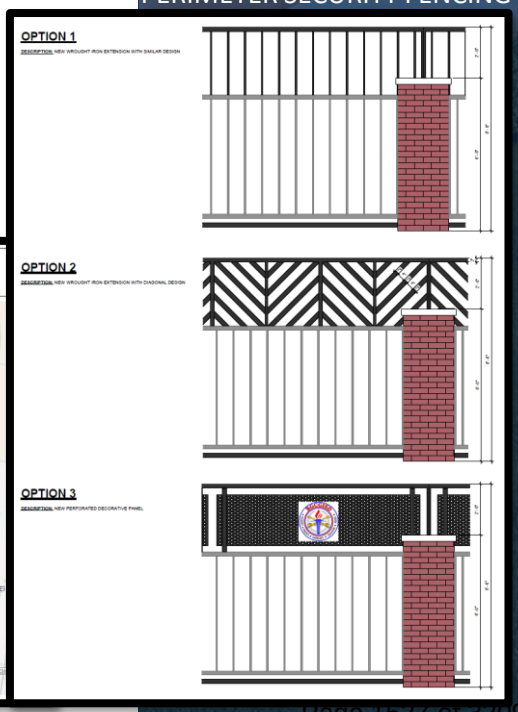


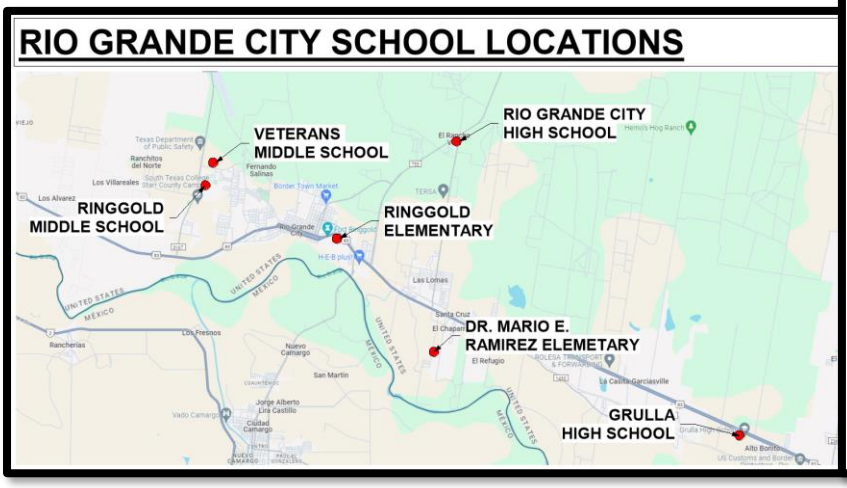
GRULLA HIGH SCHOOL

PERIMETER SECURITY FENCING



GRULLA HIGH SCHOOL

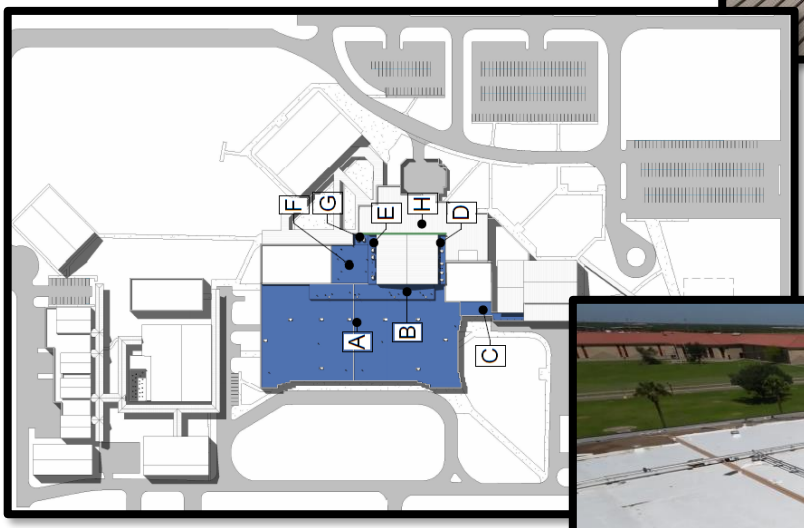




LA JOYA ISD
LA JOYA HIGH SCHOOL
ROOF RENOVATION

NAME AND LOCATION: LA JOYA HIGH SCHOOL, LA JOYA, TX
OWNER/CONTACT INFO: LA JOYA ISD
ARNOLD OCHOA
BUDGET: $2 M
ACTUAL COST: $1.6 M
GROSS SQ. FT.: 40,000 SQ. FT.
PROJECT DATE: JUNE 2022
SERVICES PROVIDED: ADAPTIVE REUSE
PROJECT MANAGER: HERMAN MENDEZ
PROJECT ARCHITECT: CHARLIE GARCIA III
PROJECT DESIGNER: CHARLIE GARCIA III
CONSULTANT FIRMS: NONE







PSJA ISD
ELVIS J BALLEW

LOCATION: PHARR, TX
SERVICES PROVIDED: PARKING LOT AND SITE DRAIN AGERENOVATION, OUTDOOR USE SPACES, AND INTERIOR RENOVATIONS AT ROOM/RESTROOMS, AND INCLUSION OF NEW COSMETOLOGY LAB.
PROJECT STATUS: COMPLETED 2022
FINAL COSTS: $873,000
CONTACT PERSON: ?
PROJECT TIMELINE: ON TIME AND ON BUDGET
FUNDING SOURCE:



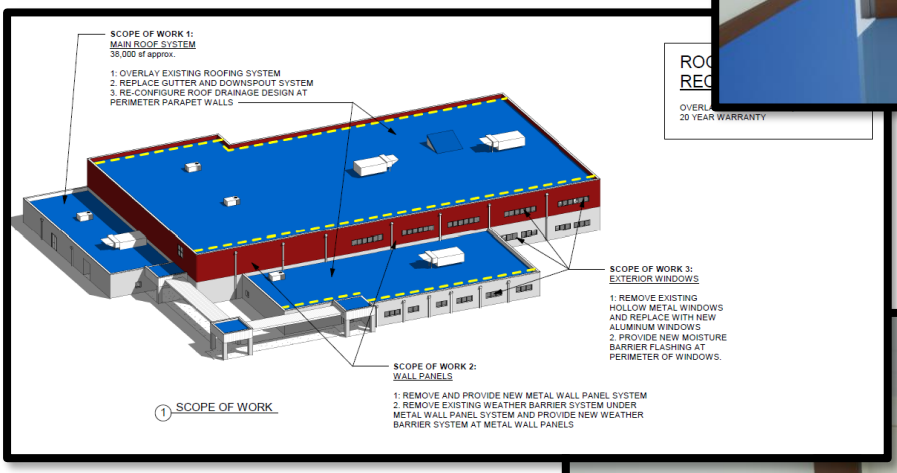




LA JOYA ISD
ROSENDO BENAVIDES ELEMENTARY RENOVATION

NAME AND LOCATION: ROSENDO BENAVIDES ELEMENTARY LA JOYA, TX
OWNER/CONTACT INFO: LA JOYA ISD ARNOLD OCHOA
BUDGET: $2 M
ACTUAL COST: $1.6 M
GROSS SQ. FT.: 40,000 SQ. FT.
PROJECT DATE: JUNE 2020
SERVICES PROVIDED: ADAPTIVE REUSE
PROJECT MANAGER: HERMAN MENDEZ
PROJECT ARCHITECT: CHARLIE GARCIA III
PROJECT DESIGNER: CHARLIE GARCIA III
CONSULTANT FIRMS: NONE

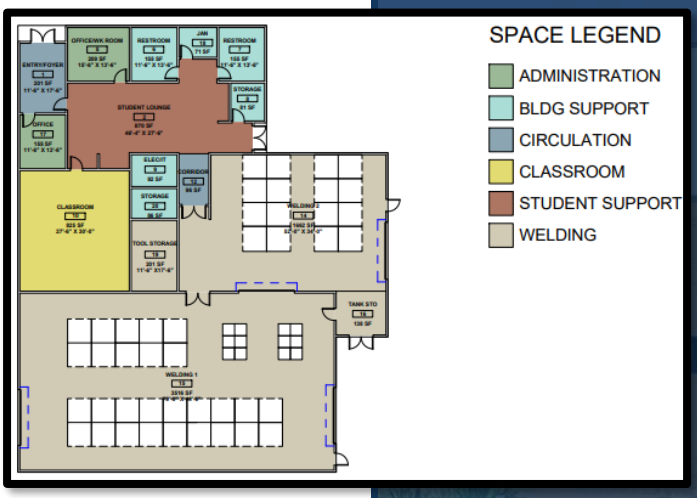


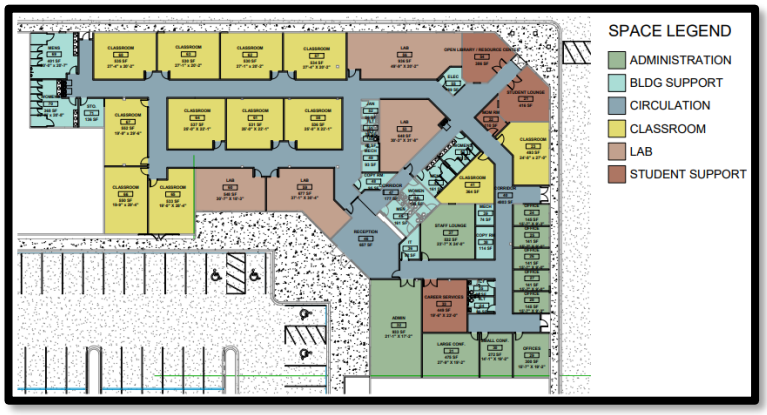


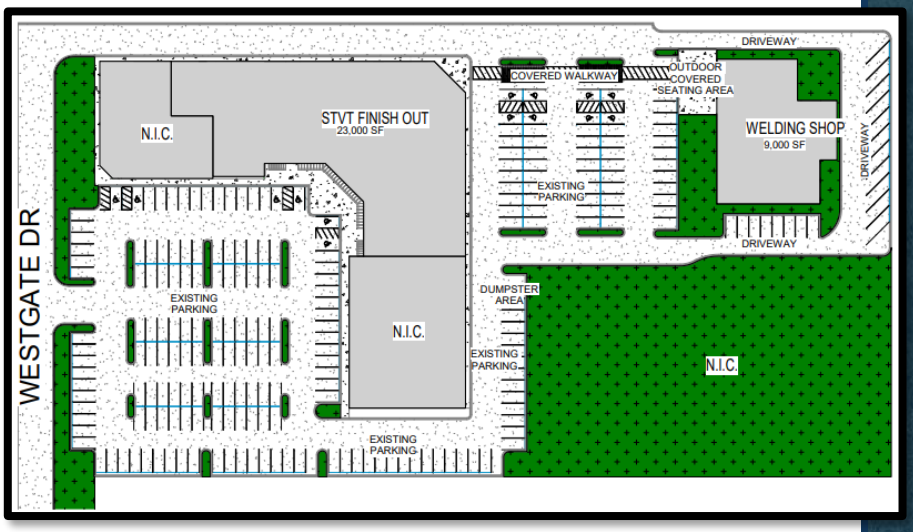


SOUTH TEXAS VO-TECH WESLACO

LOCATION: WESLACO, TX
SERVICES PROVIDED: ADAPTIVE REUSE OF EXISTING LEASE SPACE BUILDING FOR STVT WELDING PROGRAM AND VOCATIONAL CLASSROOMS. INCLUDING ADMINISTRACTIVE OFFICES AND PROGRAM SUPPORT SPACES.
PROJECT STATUS: COMPLETED 2019
FINAL COSTS: $1M
PROJECT TIMELINE: ON TIME AND ON BUDGET

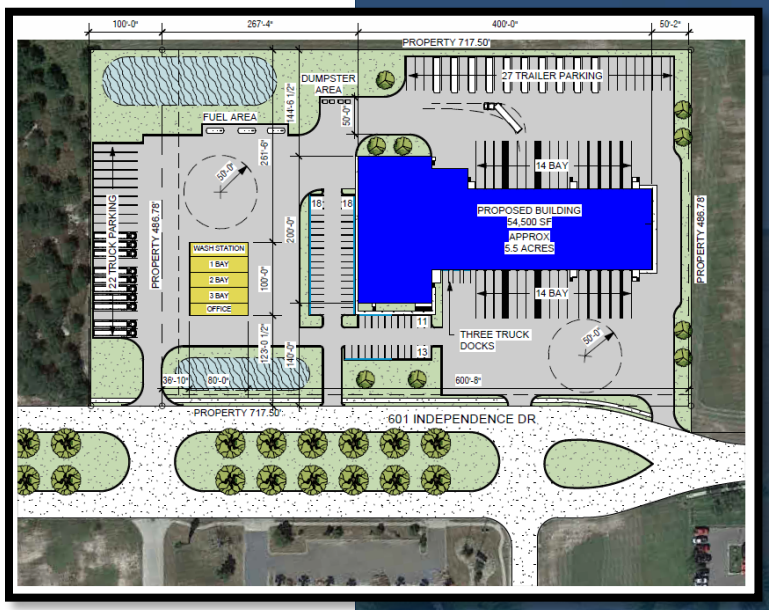


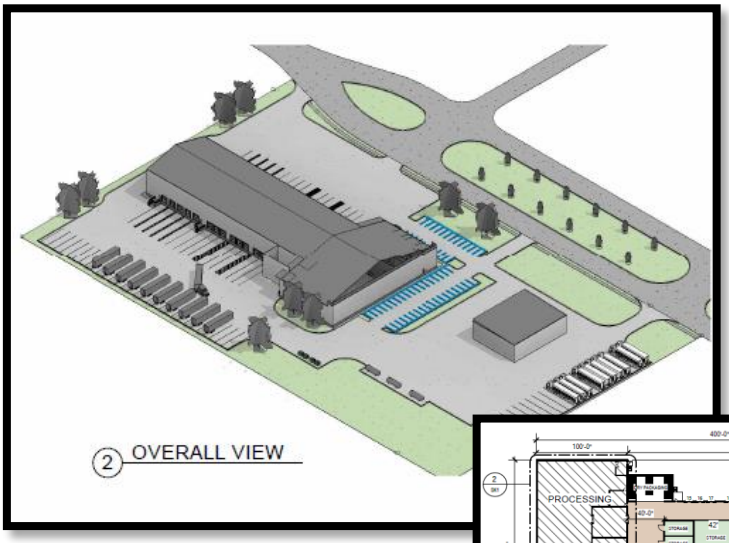


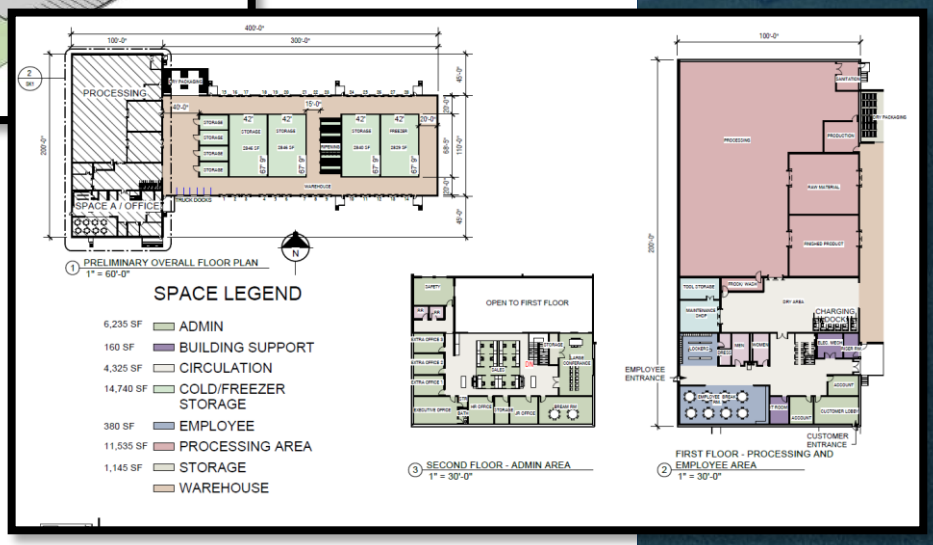


NICHO PRODUCE, EDINBURG INDUSTRIAL PARK

LOCATION: EDINBURG, TX
SERVICES PROVIDED: NEW PRODUCE WAREHOUSE
PROJECT STATUS: PENDING
FINAL COSTS: $5.1M
CONTACT PERSON: NICHO PRODUCE
PROJECT TIMELINE: ON TIME AND ON BUDGET







OTHER PUBLIC PROJECTS

K-12 PROJECTS:

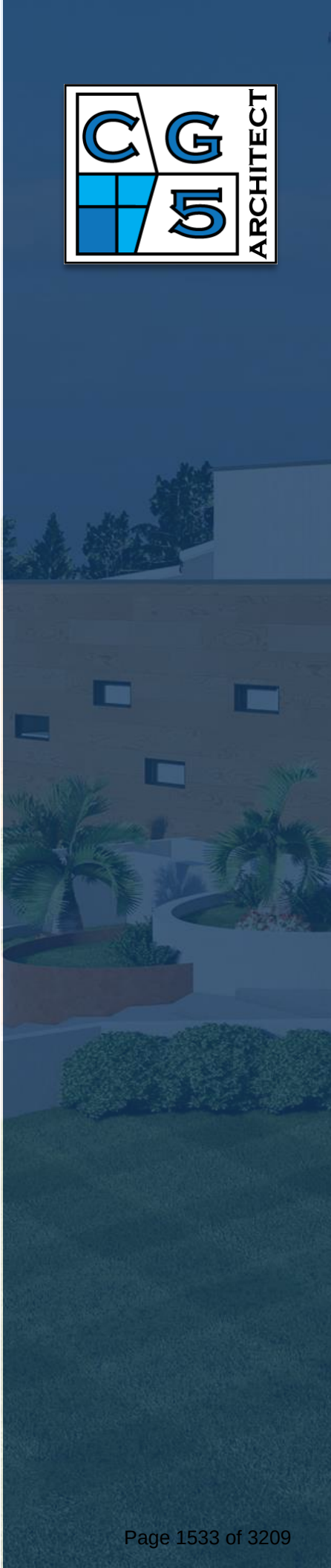
1. La Joya ISD Henry B Gonzalez Roof Renovations
2. La Joya ISD Juarez Lincoln Gym Flooring & Interior Renovations
3. La Joya ISD Jimmy Carter Gym Flooring
4. La Joya ISD Ann Richards Middle School Roof Renovations
5. La Joya ISD Guillermo Flores Elementary Roof & Interior Renovations
6. La Joya ISD Kika De La Garza Elementary Roof & Interior Renovations
7. La Joya ISD Rosendo Benavides Elementary Roof & Interior Renovations
8. La Joya ISD District Wide Parking Lot Observation and Documentation Report
9. La Joya ISD Lorenzao De Zavala Middle School Gym Re-Roofing
10. Edinburg CISD Cayetano Cavazos Elementary Gym
11. Edinburg CISD Norma Linda Trevino Elementary Gym
12. Edinburg CISD Travis Elementary Gym
13. Edinburg CISD Cano-Gonzalez Elementary Gym
14. PSJA ISD Elvis J Ballew Parking Lot and Interior Renovations
15. PSJA ISD Franklin Elementary Roof Renovation
16. Vanguard Academy – Beethoven Edinburg
17. Vanguard Academy – Rembrandt Pharr
18. Vanguard Academy – Mozart Alamo
19. Freer ISD Faculty Housing
20. RGC-Grulla ISD Joe R Sanchez Stadium Family Restrooms
21. RGC-Grulla ISD Security Stairwells & Vestibules
22. RGC – Grulla ISD Grulla Middle School
23. RGC-Grulla ISD Field House

HIGHER EDUCATION PROJECTS:

24. South Texas College Solar Panels
25. South Texas Vo-Tech Welding Shop
26. South Texas Vo-Tech Interior Renovations

MUNICIPAL/CITY PROJECTS:

27. City of Sullivan Library
28. City of Mission Lion's Park
29. City of Granjeno Veteran's Memorial Park
30. City of Elsa Fire Station
31. City of Elsa Splash Pad Restrooms
32. City of Elsa Pacific Trails Plaza





14.7 CONTACT INFORMATION

SUBMITTAL REQUIREMENTS

7. CONTACT INFORMATION

- **EACH FIRM MUST SUBMIT THE FIRMS TWO (2) DIFFERENT CONTACT INFORMATION.**

Contact Information:
Physical Address: 801 Bryan Rd, Mission, Texas 78572
Mailing Address: 1314 E 22nd St, Mission, Texas 78572
Telephone (mobile/direct):
(956) 239-2438: Jose “Charlie” Garcia III, RA, AIA
(956) 638-0107: Olga N Garcia, Owner/Office Executive
Email: charlie@cg5architect.com
olga@cg5architect.com
Primary Point of Contact: Jose “Charlie” Garcia III, RA, AIA

PREPARED FOR



BY



Request for Qualifications
City of Edinburg
Architectural Services Rotation
RFQ 2024-8
July 16, 2024

PURPOSE. DRIVEN. DESIGN.

DIVERSE STUDIO

CITY OF RICHARDSON ***FIRE STATION HEADQUARTERS***
RICHARDSON, TEXAS





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APPENDIX
REQUIRED FORMS

◀ *TOWN OF HIGHLAND PARK* ***TOWN HALL***
HIGHLAND PARK, TEXAS

TAB A: TRANSMITTAL LETTER

▲

BAYLOR SCOTT & WHITE / DALLAS COWBOYS / FRISCO INDEPENDENT SCHOOL DISTRICT
SPORTS PERFORMANCE CENTER
FRISCO, TEXAS

DIVERSE STUDIO

July 16, 2024

**No addendum's applicable.*
***Letter is signed by firm partner authorized to bind the firm to contract.*

Dear Selection Committee,

We are delighted to submit our qualifications and express our genuine interest in partnering with the City of Edinburg for your upcoming architectural projects. Diverse Studio stands as a vibrant and forward-thinking architectural firm dedicated to delivering advanced design solutions while upholding our commitment to technical excellence. With offices in both Texas and Louisiana, Diverse Studio was founded by a team of professionals who hail from one of the largest and most respected architecture firms globally. While our firm is relatively new, our collective experience is extensive, particularly within the realm of Texas. Our portfolio includes a wide range of successful projects that span various scales and intricacies, spanning various sectors and municipalities.

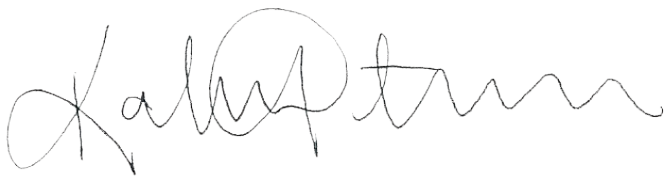
One of our core philosophies is to "think big, but remain small." This intentional approach allows us to maintain a nimble and client-centric practice. We prioritize building strong, collaborative relationships with our clients, ensuring that their vision and needs are at the forefront of every project we undertake. Being small by design means we can offer a level of personalized service that larger firms may find challenging to provide, enabling us to be responsive, flexible, and highly attentive to detail.

Diverse Studio's collaborative approach extends beyond the drawing board, involving active engagement with stakeholders to ensure that their perspectives are incorporated into the design process. We believe in creating spaces that resonate with the unique identity of each community, and we are eager to bring this philosophy to the City of Edinburg. Furthermore, our commitment to design and technical excellence is ingrained in our practice. Each member of Diverse Studio's proposed team is a licensed architect, and we believe strongly in the value our experience will bring to your project.

In summary, Diverse Studio offers a unique blend of deep sector experience, local presence, and a personalized, client-focused approach. We are confident that our team's expertise and dedication make us an ideal partner for the City of Edinburg. We are enthusiastic about the possibility of contributing to the future of Edinburg and are eager to bring our passion and commitment to your upcoming projects.

Thank you for considering our submission. We look forward to the opportunity to further discuss how we can support the City of Edinburg in achieving its architectural goals.

Sincerely,



3540 E Broad St. STE 120-183
Mansfield, TX 76063
972-795-3431

www.diverse-studio.com

Kathryn Petrauskas
AIA, LEED AP BD+C
Partner | Project Manager | Main Point of Contact
kpetrauskas@diverse-studio.com
972-795-3431

TAB B: FIRM QUALIFICATIONS



▲

DALLAS INDEPENDENT SCHOOL DISTRICT
NORTH DALLAS HIGH SCHOOL RENOVATION AND ADDITION
DALLAS, TEXAS

Executive Summary

DIVERSE STUDIO

1. Firm Information

Legal Name
Diverse Studio, PLLC

About the Firm
At Diverse Studio, we believe in the importance of embracing different people, perspectives, ideas and expertise. By embracing our unique talents and solutions, we are able to cohesively produce inspired results. We understand the importance of embracing technology to enhance communication between our team members, owners, and clients to ensure all voices and ideas are heard. Our team believes in the power of active listening. By truly hearing our clients, we are able to celebrate ideas together while bringing their vision to life in what we like to call purpose driven design. We are a driven team with a love of designing beautiful spaces while maintaining an intense focus on technical excellence.

So how do we do it? We start by hearing our client's story and understanding the wants and needs associated with each project. It's part of our story. Why do we consider ourselves part of a studio? Well it's a workroom. Our priority is to work. To collaborate with our partners. To include experts from a diverse background. We built our own team this way and we build design teams that are tailored to each specific client we serve. It's not a radical idea but we believe it's what is missing in many other practices. Our mission is to redefine the delivery of architecture. To not accept the status quo. To remove the hierarchical and isolated practice of design behind. We hope you will see the difference.

Diverse Studio is pleased to submit our qualifications for the City of Edinburg Architectural Services Rotation.
Diverse Studio will serve as the Prime Consultant for this contract and will report directly to the City of Edinburg on all project tasks. Kathryn Petrauskas, Partner and Director of Operations will serve as the Project Manager and day-to-day single point of contact for the City of Edinburg leadership as well as be responsible for coordination with all the team's sub-consultants and collaboration with stakeholders, other governmental agencies, and local jurisdictions (as directed).

While not a requirement on this project, we are a certified MBE | SBE partner and believe in the value it brings to each project.

Leadership
Francisco Velasquez, Wes Thiele, Kathryn Petrauskas

Services
Architecture, Interior Design, Master Planning, Graphic Design, Construction Administration, Project Management

Contact Name
Kathryn Petrauskas, AIA, LEED AP BD+C

Offices
Lafayette, Dallas [Main Office]w

Professional Registration
Texas, No. BR 4760
Louisiana, No. AF0989

Legal Structure
Professional Limited Liability Company

2. Capabilities and Experience of Team

Diverse Studio leverages our extensive experience in successfully steering sizable and intricate projects involving a multitude of stakeholders. Our adept handling of executive, steering, user groups, and community committees underscores our proficiency in navigating large complex projects.

What truly sets us apart as a small architectural practice is our unwavering commitment to consistency and personal engagement. Unlike larger firms, we guarantee that the team present at the initial interview will remain dedicated to your project throughout its entirety. This continuity proves to be a paramount advantage, particularly in projects with diverse stakeholder involvement. In the realm of multiple stakeholders, where seamless communication is pivotal, our small size becomes an asset rather than a limitation. The absence of personnel rotation ensures that no vital information is lost as your project progresses seamlessly from programming to construction.

In essence, our commitment to a consistent and dedicated project team not only sets us apart but also guarantees a level of personalized attention and continuity that larger firms often struggle to match. With Diverse Studio, your architectural journey is not just a project; it's a collaborative and uninterrupted exploration of your vision from inception to realization.

DIFFERENTIATING CHARACTERISTICS OF OUR FIRM

Diverse Studio distinguishes itself from competitors through its nimble, small-size structure, fostering agility and personalized attention to each project. Our extensive experience in collaborating with diverse stakeholders ensures a nuanced understanding of varying perspectives. We take pride in our unwavering commitment to design and technical excellence, consistently delivering innovative solutions. Moreover, our unique guarantee to maintain consistent project teams throughout the entire process enhances communication and understanding, ensuring continuity and reliability. This tailored, client-centric approach sets Diverse Studio apart as a trusted partner, dedicated to achieving exceptional results in every endeavor.

PERFORMING PROFESSIONAL SERVICES IN A TIMELY MANNER

Leveraging cutting-edge technology platforms such as BIM360, Revit, Bluebeam, Miro, and others, we facilitate seamless communication within our design team, consultants, and clients. These collaborative tools ensure real-time coordination, accuracy in documentation, and an open line of communication throughout the project lifecycle. By embracing these advanced technologies,we enhance efficiency, foster transparency, and promote a dynamic exchange of ideas, ultimately delivering a superior experience for all stakeholders involved in the design and construction process.

Our team's unwavering commitment to technical excellence plays a pivotal role in crafting meticulous drawings and specifications,eliminating ambiguity and ensuring clarity for the bidding process. By adhering to Owner Project Requirements (OPR) documents from the project's inception, we establish a consistent framework. This not only aids in maintaining clarity and precision but also serves as a measuring stick, allowing us to gauge the project's progress against set benchmarks, ensuring that the design aligns with budgetary and schedule constraints while meeting client expectations at every stage of development.

APPROACH TO STAFFING

The City of Edinburg can rest assured that our qualified team members will be appropriately engaged and committed during all phases of the project. The main office location that will be providing services is our Dallas office, with additional support as needed from our Lafayette office. Diverse Studio and our key consultants are available and committed to delivering quality work to the City of Edinburg. Our resource management plan focuses on two steps:

1. Select a qualified team

By carefully assembling our entire project delivery team, we have proposed a team based on qualifications, demonstrated commitment to clients, outstanding quality of work on complex projects, and experience with municipal institutions.

2. Determine the availability of the team

Diverse Studio continuously monitors workloads on all projects in the office to ensure that our professional commitment to you, on this project, is rock solid.

Diverse Studio takes pride in guaranteeing that a principal in the firm will have continuous and thorough involvement. Additionally, our design team members have multi-disciplinary skills allowing them to participate in all phases of a project. Our horizontal organization has several benefits; it ensures team size and organization is properly suited for each project and client. Given their skill-sets, individual team members adapt and respond to issues arising from the design process, client input, or unforeseen circumstances. All key personnel will be available to fully work in all phases of these projects from beginning to the end of construction administration. In identifying a design issue or opportunity, the team's decision-making process is streamlined, allowing for both responsive and thorough resolution. This organization ensures, even under time constraints, that communication between the client, architect and consultants is consistent and efficient. The designated team members will be assigned to the project for its entire duration. Our standard practice is to not change staff from design to construction administration. This commitment to staffing continuity, ensures that project objectives are clearly understood by all members of the design team and carried forward through all phases of the project. Project objectives are also reviewed during regularly scheduled construction progress meetings so that the team does not waiver from fulfilling the needs and desires of the City.

Clients with whom our people have worked.

CIVIC

City of Irving

City of Southlake

City of Dallas

City of Fort Worth

City of Arlington

City of Grand Prairie

City of Fredericksburg

City of Aubrey

City of River Oaks

City of Burleson

City of Richland Hills

City of Cleburne

City of Boerne

City of Little Elm

City of Lewisville

City of Richardson

City of Leander

City of New Braunfels

City of Laredo

City o Jennings

Town of Highland Park

Town of Prosper

Town of Ponder

Haltom City

Tarrant County

Parker County

BREC

Dallas Housing Authority

San Antonio Housing Authority

HIGHER EDUCATION

Tecnológico de Monterrey

University of Texas at Austin

University of Texas at Dallas

Texas Tech University

Texas Christian University

Georgia Institute of Technology

Georgia State University

Southern Methodist University

University of Louisiana at Lafayette

Louisiana State University

Tulane University

McNeese State University

Tarrant County College

Collin College

Dallas County College

South Louisiana Community College

K-12

Dallas ISD

Northwest ISD

San Marcos ISD

San Antonio ISD

Melissa ISD

Coppell ISD

Garland ISD

TAB C: TEAM MEMBER QUALIFICATIONS

TECNOLÓGICO DE MONTERREY
CENTRAL LIBRARY
MEXICO CITY, MEXICO

We aim to celebrate the intersection of the human experience and the environment through intentional design.

Organization Chart



Diverse Studio Project Manager

Kathryn Petrauskas,
AIA, LEED AP BD+C
Partner | Director of Operations
Project Manager | Main POC

Diverse Studio Architectural Team

Wes Thiele, AIA, LEED AP
Design Director

Francisco Velasquez, AIA,
NCARB, LEED AP BD+C
Project Architect

Kelley Courville, AIA, NCARB
Project Architect

DIVERSE STUDIO

Kathryn Petrauskas
AIA, LEED AP BD+C
Partner | Operations Director



Bio
As a Dallas native, Kathryn is passionate about the unique synergy that occurs between humans and their environments. She believes that architecture should celebrate and augment the potential relationships and transformations that occur between people and places within diverse communities. Kathryn has extensive experience in the municipal and education sectors and is inspired by creating public spaces that become extensions of the communities around them. Through the design of public architecture we have opportunities to create intersections between people, ideas, and perspectives that allow for a new kind of synergy to be discovered within our cities.

When not working, Kathryn tries to find joy everywhere I can. She is an explorer at heart and has a goal of hiking in all the national parks. Her loves also include black and white photography, beautiful typeface, and traveling the world.

Education
Bachelor Environmental Design, Texas A&M University
Master of Architecture, University of Houston

Professional Registration
Texas #29168

Selected Experience

Tecnológico de Monterrey
Student Housing — Phase 1
Querétaro, Guadalajara, Mexico City, Puebla, Monterrey, MX

Tarrant County College
Southeast Campus Expansion and Renovation
Arlington, TX

University of Texas at Dallas
Student Union and Student Success Center
Dallas, TX

Dallas County College
Eastfield Campus Student Success and Academic Center
Mesquite, TX

Dallas ISD
North Dallas High School Addition and Restoration
Dallas, TX

Northwest ISD
Middle School 8
Haslet, TX

Seagoville High School Addition and Renovation
Seagoville, TX

Greenhill School
Masterplan
Addison, Texas

The University of Texas at Austin
Red McCombs School of Business New Building
Austin, TX

City of Little Elm
Fire Station No 3
Little Elm, TX

City of Lewisville
Fire Station No 3
Lewisville, TX

Fire Station No 8
Lewisville, TX

City of Richardson
Richardson Public Safety Campus
Richardson, TX

Holy Cross Christian Academy
Master Plan
Burleson, TX

Phase 1 - Upper School
Burleson, TX

First Baptist Church
Worship Center Renovation
Lafayette, LA

Phase 1 - Upper School / College Ministry
Lafayette, LA

DIVERSE STUDIO

Wes Thiele

AIA, LEED AP

Partner | Design Director



Bio

A native of Atlanta, Wesley has led the design of significant academic, health, athletic and research facilities with an emphasis in the urban planning and placemaking. Project like Lago Vista excite him because it provides the opportunity to reimagine our civic spaces and provide meaningful environments for the community to utilize and enjoy. With a 15-year career and portfolio spanning throughout the United States and Mexico, his projects have been consistently recognized through multiple AIA and industry awards, achieving the highest levels of design excellence and environmentally sensitive strategies. His design philosophy is focused on pushing projects beyond the status quo, creating meaningful connections to the communities each project serves. A devoted husband to Jill and father to two boys, Hayes and Graham, Wes looks for every opportunity to get outside, hiking, camping and traveling to the next adventurous destination with his family.

Education

Bachelor of Architecture, Southern Polytechnic State University

Professional Registration

Louisiana #8068

Selected Experience

City of Lake Charles
Event Center
Lake Charles, LA

City of Scott
Comprehensive Plan
Scott, LA

City of Opelousas
City Hall Feasibility Study
Opelousas, LA

Lafayette Public Trust Fund Authority
CBD Edge Master Plan
Lafayette, LA

City of Jennings
Jennings City Hall and Museum
Jennings, LA

Holy Cross Christian Academy
Master Plan
Burleson, TX

Phase 1 - Upper School
Burleson, TX

First Baptist Church
Worship Center Renovation
Lafayette, LA

Phase 1 - Upper School / College Ministry
Lafayette, LA

Dallas Cowboys / Baylor Scott & White
Sports Therapy and Research at the Star
Frisco, TX

Tecnológico de Monterrey
Student Housing — Phase 1
Querétaro, Guadalajara, Mexico City, Puebla, Monterrey, MX

Student Housing - Phase 2
Santa Fe, Monterrey, MX

Library
Mexico City, MX

Academic Building, I, II
Mexico City, MX
Master Plan
Mexico City, MX

Medical City Women's Hospital Expansion
Dallas, TX

Center for Disease Control & Prevention
National Center for Infectious Diseases Laboratory
Atlanta, GA

U.S. Army Corp of Engineers
Battlefield Health & Trauma Research Institute
San Antonio, TX

Southern Methodist University
Hillcrest Parking Garage
University Park, TX

DIVERSE STUDIO

Francisco Velasquez

AIA, NCARB, LEED AP BD+C

Partner | Managing Director



Bio

Francisco's core values revolve around excellence in technical execution while prioritizing my clients' vision and goals. With over 15 years of experience, he has worked extensively on a wide range of civic, cultural and community work with multiple municipalities throughout the Midwest region. These projects range from City Halls, Libraries, Police and Fire Stations, Schools, and Museums. Throughout his career, Francisco has consistently strives to deliver exceptional architectural solutions that not only meet the highest standards of design and functionality but also align with his clients' unique requirements and aspirations. Francisco fosters enduring connections with clients and contractors, positioning himself as a reliable ally and trusted partner.

In his free time, he actively serves as a youth baseball coach, sharing his knowledge and instilling important values such as teamwork, discipline, and perseverance. Additionally, Francisco finds joy in road cycling, as it allows him to recharge, explore new surroundings, and find inspiration in the world around me.

Education

Bachelor of Science in Architecture, The University of Texas at Arlington

Professional Registration

Texas #30730, Arizona #70661
NCARB #106725

Selected Experience

Tecnológico de Monterrey
Student Housing
Monterrey, MX

Library
Mexico City, MX

Academic Building, I, II
Mexico City, MX

Tarrant County College
Southeast Campus Expansion and Renovation Phase I & II
Arlington, TX

The University of Texas at Dallas
Student Success Center & Student Union
Richardson, TX

Northwest ISD
Eaton High School Expansion
Fort Worth, TX

John M. Tidwell Middle School Fine Arts Addition
Fort Worth, TX

Truett Wilson Middle School Fine Arts Addition
Fort Worth, TX

The University of Texas at Austin
Red McCombs School of Business New Building
Austin, TX

City of Southlake
North DPS Training Facility
Southlake, TX

San Marcos ISD
Miller Middle School
San Marcos, TX

San Antonio ISD
Jefferson High School
San Antonio, TX

Town of Highland Park
DPS and Town Hall Renovation
Highland Park, TX

Holy Cross Christian Academy
Master Plan
Burleson, TX

Phase 1 - Upper School
Burleson, TX

First Baptist Church
Worship Center Renovation
Lafayette, LA

Phase 1 - Upper School / College Ministry
Lafayette, LA

DIVERSE STUDIO

Kelley Lance Courville
AIA, NCARB
Architect



Bio
As a native of the Acadiana region of Louisiana, Kelley is a technically skilled architect with a passion for bringing client's visions to life. With over ten years experience in professional practice and teaching architecture at a university level, he has specialized in hospitality, education, religious, and institutional projects throughout the United States. His exceptional grasp of design, team leadership, and construction documentation has enabled him to deliver successful projects and gratified customers consistently.

Outside of the office, Kelley loves exploring the world with his wife Carly and daughter Paloma, enjoying the experience that other cultures and places bring.

Education
Master of Architecture, University of Louisiana at Lafayette

Professional Registration
Louisiana #8893

Selected Experience

Cambria Hotel Nashville
Nashville, TN

B on Canal Hotel Renovation
New Orleans, LA

Cambria Hotel
50+ Site Evaluations & Planning Studies

Vineyard Church
Kenner, LA

Our Savior's Church
Lafayette, LA

Destiny of Faith Church
Lafayette, LA

Jeff. Davis Fire District No. 2
Fire Station
Hathaway, LA

Refuge Temple Ministry Addition
Lafayette, LA

Aluminum & Stainless Expansion
Broussard, LA

Rockefeller Wildlife Refuge Center
Grand Chenier, LA

Village de l'Est Community Center
New Orleans, LA

New Orleans 8th District Fire Department
Fire Station
New Orleans, LA

Keller Community Center
New Orleans, LA

East Regional Library
Lafayette, LA

NOPD 4th District Police Station
New Orleans, LA

Cambria Hotel New Orleans
New Orleans, LA

Maison Dupuy Hotel Renovations
New Orleans, LA

St. Michael Special School
New Orleans, LA

Truman Early Education Center
Lafayette, LA

Family Life Church
New Orleans, LA

Our Savior's Church
Broussard, LA

The Palmetto Club
Lafayette, LA

TAB D: REFERENCES



▲
CITY OF JENNINGS
CITY HALL AND ART MUSEUM
JENNINGS, LOUISIANA

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CLIENT REFERENCES

1



1. City of Jennings

Mayor Henry Guinn
City of Jennings Mayor
PO Box 1249 Jennings, LA 70546
t: 337.821.5500
Project: Jennings City Hall and Art Museum [see page 20]
Team Members: Wes Thiele served as Project Architect
Architect of Record: Architects Southwest

2



2. City of Lake Charles

Lauren Bynum
Assistant Director of Planning & Development
326 Pujo Street, Lake Charles, LA 70601
t: 337-491-1542
Project: Lake Charles Lakefront Development [see page 22]
Team Members: Wes Thiele served as a Project Planner
Architect of Record: Architects Southwest

3



3. Richardson ISD

Le Estes
Executive Director of Facilities Planning, Design and Construction
400 S. Greenville Ave. Richardson, TX 75081
t: 469-593-0172
Project: Forest Meadow Middle School [see page 24]
Team Members: Wes Thiele served as Project Manager and Kathryn Petrauskas served as Architect
Architect of Record: Perkins and Will

4



4. Jacobs Project Management Co.

Bishoy Takla
Senior Program Manager - Jacobs
777 Main Street Suite 2300, Fort Worth, TX 76102
t. 347.879.4580
Project: TCCD Southeast Campus Addition and Renovation [see page 26]
Team Members: Francisco Velasquez served as Project Architect for Phase 1 and Kathryn Petrauskas served as Project Architect for Phase 2
Architect of Record: Perkins and Will

CITY OF JENNINGS
CITY HALL AND ART MUSEUM

JENNINGS, LOUISIANA

Owner: City of Jennings
Delivery Method: Design-Bid-Build
Team Leaders: Wes Thiele while at Architects Southwest
Year of Work: Completed 2015
Cost: $6,000,000
Size: 16,000 GSF
Type of Construction: New Construction & Renovation
Professional Services Provided: Programming, Schematic Design, Design Development, Construction Documents, Construction Administration
Recognition: INDesign Gold Award 2017, Historic Preservation
Owner Contact: Mayor Henry Guinn
City of Jennings
t. 337.821.5500

Over the past 30 years, this small southern town has been revamping its downtown core. When the opportunity arose to create a new city hall, the city chose to further reinforce and enhance the downtown by moving their administrative offices and water revenue department to Main Street. The building they chose sits on a major Main Street axis and provides a crowning jewel in their efforts to revitalize the previously decaying urban center.

The existing 15,000 square foot building has been many things in its 114-year history from a farm implement company to an office supply retailer. Approximately 1,600 square feet were added to accommodate the Water Revenue department and drive-up services. A significant portion of the building also houses a local art museum with a gallery space, offices, staging and storage spaces. The museum has a long history with the city and represents years of acquisitions by one of its major founding families. While the exterior of the building focuses on history and revitalization, the interior is about a bright and modern future.







This adaptive reuse project revitalizes a building that has a varied history spanning over 100 plus years, housing various local businesses. The historic façade has been completely refurbished, maintaining historic elements.





CITY OF LAKE CHARLES
LAKEFRONT DEVELOPMENT

LAKE CHARLES, LOUISIANA

Client: City of Lake Charles
Delivery Method: N/A
Cost: N/A
Size: 38 Acres
Type of Construction: Planning
Substantial Completion: N/A
Professional Services Provided: Programming, Master planning, Schematic Design
Architect of Record: Architects Southwest
Team Members: Wesley Thiele served as a Project Planner
Client: Lauren Bynum
City of Lake Charles,
t. 337.491.1542

The Lakefront Project in Lake Charles aims to unify two distinct areas of the lakefront—the northern side and the eastern shoreline near downtown—through an innovative and thoughtful development plan. By promoting walkability, reestablishing a historical architectural character, and focusing on the water, this project aspires to be a catalyst for future development and a model for smart growth strategies. This essay explores the urban strategies employed in the project and the broader benefits of smart growth and downtown revitalization.

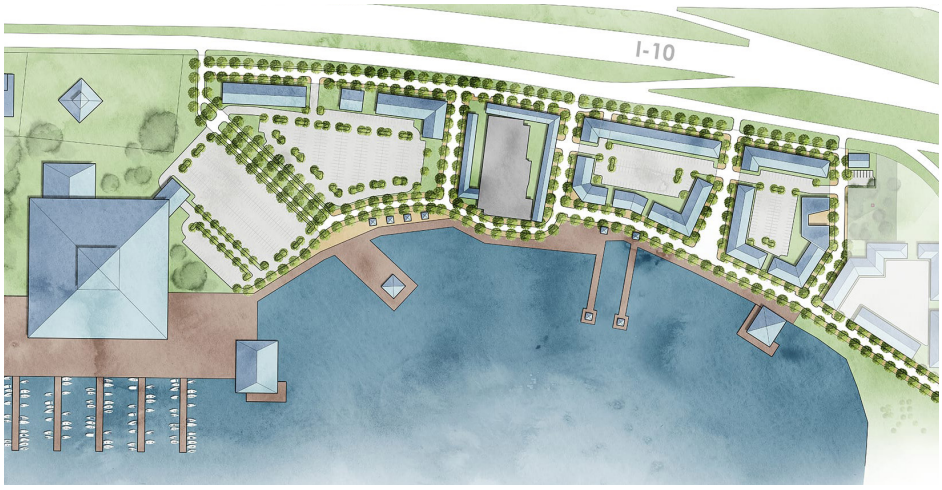
One of the core principles of the project is enhancing walkability. Walkable neighborhoods offer numerous benefits, including improved public health, reduced traffic congestion, and stronger local economies. By creating pedestrian-friendly environments, the project encourages residents and visitors to engage with the area more intimately, fostering a sense of community and place. The development will feature interconnected pathways, ample public spaces, and mixed-use buildings that blend seamlessly with the historical architectural character of Lake Charles. This approach not only preserves the city's heritage but also enhances its aesthetic appeal, making it a more attractive destination for both residents and tourists.

Waterfront developments inherently possess unique advantages, such as scenic views and recreational opportunities. By focusing on the water, the the development aims to maximize these benefits, creating a vibrant and dynamic environment. The continuation of the boardwalk is a critical component of this strategy, providing a continuous public space that connects different parts of the lakefront. This seamless connection encourages outdoor activities like walking, jogging, and cycling, promoting a healthier lifestyle among residents. Moreover, the boardwalk serves as a social and cultural hub, hosting events and activities that bring the community together.





The goal of the development was to create a more meaningful connection between the northern lakefront area and the downtown eastern shoreline and promote walkability throughout.



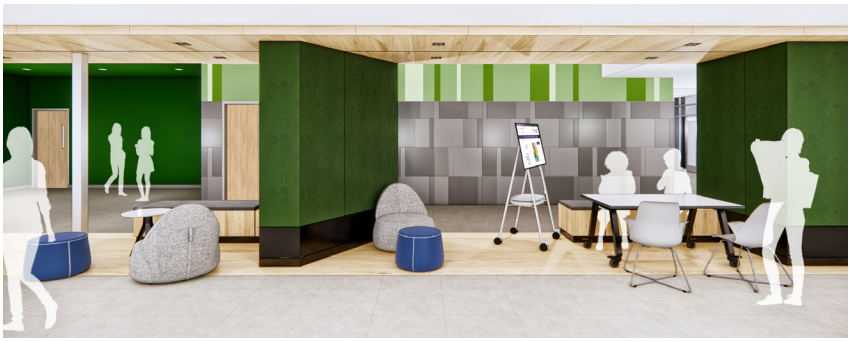


RICHARDSON ISD
FOREST MEADOW MIDDLE SCHOOL

DALLAS, TEXAS

Owner: Richardson Independent School District
Delivery Method: CMAR
Cost: $60 million
Size: 61,000 SF (Addition) 156,000 SF (Renovation)
Type of Construction: Renovation, Addition
Substantial Completion: January 2022
Professional Services Provided: Programming, Schematic Design, Design Development, Construction Documents, Construction Administration
Architect of Record: Perkins and Will
Team Members: Wesley Thiele served as Project Manager and Kathryn Petrauskas served as Architect
Owner: Le Korte
Richardson Independent School District,
t. 940.224.8156

A place for nested growth, change, and creative learning.
The existing Forest Meadow Junior High School is approximately 150,000 SF and was originally built in 1960's. The school has been added on to over the decades, creating a campus that did not have clear wayfinding, had a lack of daylight, inadequate learner spaces, and maintenance issues.
The community was actively involved during planning to help the team identify what works well, what needs to change, and discuss the existing traditions and aspirations of the community. Our team worked with district stakeholders to identify a vision for the future of Forest Meadows Middle School. The result was reconfiguring existing spaces to create a central circulation spine that connects the entire school, including the new 6th grade house, and provides a clear wayfinding path for daily use. This central spine is also designed to accommodate the vendor booths during the "Market in the Meadows", a tradition as old as the school.
The new addition and renovation will create an equitable facility to the planned replacement at the Lake Highlands campus. Spaces to be added include classrooms, art rooms, specialty spaces such as STEM and CTE reconfigurations, and the expansion of the dining facilities and food service area.







When asking community members “What makes FMJHS special?” they said, “This school is tradition rich. It’s a place where everyone fits in. There is so much diversity within the students — a kaleidoscope.”





DIVERSE STUDIO

TARRANT COUNTY COMMUNITY COLLEGE
SOUTHEAST CAMPUS | BUILDING 1 & 7

ARLINGTON, TEXAS

Owner: Tarrant County Community College
Delivery Method: CMAR
Cost: $92,000,000
Size: Building 1 - 37,000 GSF
Building 7 - 65,000 GSF
Type of Construction: New Construction
Substantial Completion: 2023
Professional Services Provided:
Programming, Architecture, Interior Design
Architect of Record: Perkins and Will
Team Role: Francisco Velasquez served as Project Architect for Phase 1 and Kathryn Petrauskas served as Project Architect for Phase 2
Reference: Bishoy Takla
Senior Program Manager - Jacobs
t. 347.879.4580

A new vibrant Student Success and A new vibrant Student Success and Learning Commons becomes the new heart of the Campus.
The existing building consisted of one large building with multiple entrances and no clear definition of a front door, wayfinding, brand, and lacked connections to the outdoors. The design strategy of this addition and renovation project was to create a modern learning environment that is designed around student and faculty experience, create a new campus gateway, and enhance connectivity with the community.

Our team designed two additions along the north and south axis to the existing building. The north building houses student services functions and creates a the primary entrance to the campus. The building sits in a formally landscaped quad and creates a well defined axis through the existing building. The second building is located on the south side and is separated from the existing building with a student centric landscape garden, and houses a café that spills into the outdoors. The south building is lifted from the ground to create a second entry portal into the campus.

Student experience is central to the design. This unique education building design will meet the needs of a diverse student body while empowering and engaging them in a broadly supported, and self directed learning experience. Robust vertical and horizontal movement, including the north / south spine through the new learning commons conceived as a dynamic marketplace will eliminate barriers to interaction maximizing the freedom of personal choice for each student. Inclusive and engaging learning environments will help students thrive and graduate as well rounded citizens.





Together with TCC we re-imagined the entire sequence of student flow to provide the best in class student services and student support to all students of the TCC campus.







TAB E: INSURANCE



▲

MELISSA INDEPENDENT SCHOOL DISTRICT
WILLOW WOOD ELEMENTARY SCHOOL
McKINNEY, TEXAS

Insurance Coverage

Limits

Commercial General Liability: $1,000,000 per occurrence and $2,000,000 general
Auto Liability: $1,000,000 combined single limit per accident
Workers Compensation: Meets all statutory state requirements
Employer's Liability: $1,000,000 per claim and annual aggregate
Umbrella/Excess Liability: $5,000,000 per occurrence and general aggregate
Professional Liability: $1,000,000 per claim and $2,000,000 annual aggregate

Claims

No claims have been filed in the firms history, nor do we foresee any in the current and following years.

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 06/03/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Lacey Frahm
RSC Insurance Brokerage, Inc. 160 Federal St. 4th Floor Boston MA 02110	PHONE (A/C, No, Ext): (617) 330-5700 FAX (A/C, No): (617) 439-3752 E-MAIL ADDRESS: lfrahm@risk-strategies.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Hartford Underwriters Ins Co	30104
INSURER B : XL Specialty Insurance Company	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED: Diverse Studio Pllc, 3540 E Broad St Ste 120-183, Mansfield TX 76063-5633

COVERAGES **CERTIFICATE NUMBER:** 23-24 master **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [ ] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:			20SBUBB8NXL	11/27/2023	11/27/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG Property damage-single	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
A	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			20SBUBB8NXL	11/27/2023	11/27/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	[X] UMBRELLA LIAB [ ] OCCUR EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [X] RETENTION $ 10,000			20SBUBB8NXL	11/27/2023	11/27/2024	EACH OCCURRENCE AGGREGATE	$ 5,000,000 $ 5,000,000 $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					[ ] PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $
B	Professional Liability			DPS5021490	11/27/2023	11/27/2024	Each Claim Aggregate	$ 1,000,000 $ 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER	CANCELLATION
City of Edingburg	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE RSC Insurance Brokerage Inc.

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ACORD 25 (2016/03) The ACORD name and logo are registered marks of ACORD

TAB F: PROF. SERVICES AGREEMENT



▲

CITY OF SOUTHLAKE
DEPARTMENT OF PUBLIC SAFETY FIRE HOUSE NO 3
SOUTHLAKE, TEXAS

PROFESSIONAL SERVICE AGREEMENT

Diverse Studio has reviewed the Professional Service Agreement Sample provided and takes no exceptions. Diverse Studio will meet the prerequisite insurance requirements, and Diverse Studio, if selected, agrees to enter in such agreement.

TAB G: CONTACT INFORMATION



▲

TECNOLÓGICO DE MONTERREY
ACADEMIC BUILDING AND OFFICES BUILDING I
MEXICO CITY, MEXICO

Contact Information

Kathryn Petrauskas
Partner | Director of Operations
Project Manager
3540 E Broad St. STE 120-183
Mansfield, TX 76063
t. 972.795.3431
kpetrauskas@diverse-studio.com

Francisco Velasquez
Partner | Managing Director
3540 E Broad St. STE 120-183
Mansfield, TX 76063
t. 817-846-0466
fvelasquez@diverse-studio.com

Wes Thiele
Partner | Design Director
1304 Bertrand Ste F6
Lafayette, LA 70506
t. 337-962-8657
wthiele@diverse-studio.com

DIVERSE STUDIO

Diverse Studio
3540 E Broad St. STE 120-183
Mansfield, TX 76063
Kathryn Petrauskas AIA, LEED AP BD+C
kpetrauskas@diverse-studio.com
972-795-3431

APPENDIX : FORMS



CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Kathryn Petravskas, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Diverse Studio PLC, the Bidder that has submitted the attached Bid; *(Company)*

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Partner

Subscribed and sworn to me this 15th day of July 2024.

By: Kathryn Petravskas

Notary Public

JOSE GONZALEZ
Notary Public, State of Texas
Comm. Expires 10-23-2024
Notary ID 132745092

CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date:
07/15/2024

Company/Vendor Name:
DIVERSE STUDIO PLLC

Printed Name and Title:
Kathryn Petrauskas | Partner

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: DIVERSE STUDIO PLLC
(Full, correct legal name)

- Address: 3540 E Broad St. STE 120-183, Mansfield, TX 76063
- Telephone/Fax: 972-795-3431
- Email address: kpetrauskas@diverse-studio.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No✓___

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓___ No____

4. Where is the Company's corporate headquarters located? Mansfield, TX

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No✓___

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓___

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Kathryn Petrauskas
Address: 3540 E Broad St. STE 120-183, Mansfield, TX 76063
Telephone: 972-795-3431
Fax: N/A
Email: kpetrauskas@diverse-studio.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

HOUSE BILL 89 VERIFICATION

I, Kathryn Petrauskas, the undersigned representative of

Diverse Studio PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Kathryn Petrauskas | Partner

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

SENATE BILL 13 VERIFICATION

I, Kathryn Petrauskas, the undersigned representative of Diverse Studio PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

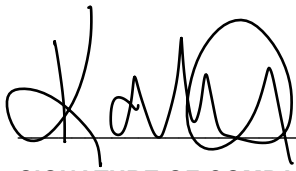
1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Kathryn Petrauskas | Partner

TYPE/PRINT NAME AND TITLE:

7/15/24

DATE:

SENATE BILL 19 VERIFICATION

I, Kathryn Petrauskas, the undersigned representative of

Diverse Studio PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

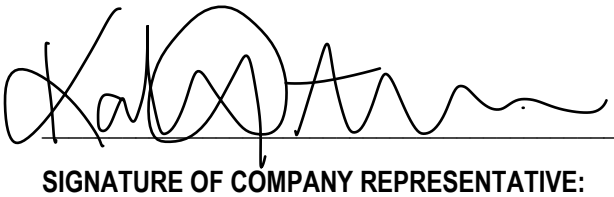
4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Kathryn Petrauskas | Partner

TYPE/PRINT NAME AND TITLE:

7/15/2024

DATE:

ERO ARCHITECTS for the CITY OF EDINBURG

Architectural Services

RFQ #2024-8 / Due: July 16, 2024 / 3pm CST



EDINBURG ARTS & CULTURAL EVENTS CENTER
City of Edinburg



NEW PARKING GARAGE
City of Edinburg

135 Paseo Del Prado, Ste 58 | Edinburg, TX 78539 | 956.655.4655 | goERO.com

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NEW PARKING GARAGE
City of Edinburg

July 16, 2024

Mr. Mardoqueo Hinojosa, PE, CFM, CPM, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Re: RFQ 2024-8 Architectural Services Rotation

Dear Mr. Hinojosa:

ERO Architects (ERO) is pleased to present the City of Edinburg (City) with our professional service qualifications to assist your architectural needs on a rotation list. Our staff is interested and excited about the possibility of continuing to work for the City of Edinburg and wholly committed to serve your needs. ERO will work with City leadership and department heads to ensure the best interests of the City are met by providing competent services and staff. **ERO has several on-call clients and has the experience and ability to quickly ramp up our services and team for small or large projects with fast-track schedules.** ERO has a staff with superior background, training, qualifications and licenses to meet all the requirements of the scope of services requested. ERO abides by all mandated federal and state facility requirements.

ERO is familiar with Edinburg projects and has served as the architect-of-record for the City's ACE building, Downtown Parking Garage and Retail Center and the Police Department's Training Facility. Other projects ERO is currently involved with are the Hidalgo County Courthouse replacement building, as well as several other Hidalgo County, Edinburg CISD and UTRGV buildings in Edinburg. We believe the City always seeks cost-effective, functional and durable municipal facilities, a commitment we share with the City. We are knowledgeable about how city government operates, and we know it is important that all parties "be on the same page" as any important project gets underway. Our design team will analyze sites and programs in order to present plans that reflect local conditions, environments, and cost challenges while considering safe and seamless movement within and outside the facilities. With our vast experience of local area projects, ERO has gained valuable work insight and knowledge such as:

- Facility requirements, operations and maintenance expertise.
- Familiarity with the geographical area and facilities of the City of Edinburg.
- Familiarity with the City's design standards and codes.
- Proficiency with area permitting processes and procedures.
- Successful working relationships with local area sub-consultants and contractors.
- Public involvement strategies for project transparency and awareness.

ERO principals live in Hidalgo County and have first-hand experience with planning, architectural and engineering and communications services suitable for the City. **We are a local company with our office in Edinburg just a few minutes away from downtown Edinburg.** We understand the Lower Rio Grande Valley public-sector fiscal demands having completed more than 320 projects in the region. ERO's planning and design team have planned, programmed, designed and/or construction administered several RGV municipal building projects including two city halls, two fire stations, four police stations, two office buildings, four events centers, two mechanic shops, one parking garage, one land fill scale house and two city parks.

We are particularly proud to be the architect-of-record for the new City of Weslaco public safety complex, City of Mercedes police department building renovation, new San Juan city hall/transit terminal building, new fire station, PD facility expansion, new park and recreation center, and the recent modernization of Pharr's city hall. Past municipal projects include the McAllen Performing Arts Center, and the new Brownsville Public Utility Board's Service Yard and new four-story Annex Building. **We are renowned for meeting project objectives with realistic programs that match budget expectations and strive to deliver on Edinburg's promise of good tax dollar stewardship.**

What sets us apart from other professional services firms is our holistic approach to each project. Our clients are strategic design partners during each phase of the project. The result: design solutions that meet or surpass client needs and expectations. ERO believes that high-quality communications and documentation lead to better project outcomes and costs. We know that when all partners and disciplines are involved throughout the entire design process, designs become more pragmatic, economical and delivered on time.

We have searched online for addendums to this RFQ and have not found any, but if we do, consideration of their content will be included in our statement of qualifications. I am the primary contact for Edinburg projects and all correspondences serving as the Principal-in-Charge, as well as Edgar Villanueva, AA. I am responsible for our statement of qualifications clarifications and authorized to bind the firm to a contract. We are located at 135 Paseo del Prado, Suite 58, Edinburg, Texas, 78539. My email address is bgodinez@goERO.com. My contact phone number is 956.655.4655 and fax number is 956.322.3733. ERO is HUB and MBE certified and we remain committed to using subconsultants who are local. We look forward to continue serving the City of Edinburg. Thank you for the opportunity.

Respectfully submitted,

Brian Godinez
Principal



POLICE DEPARTMENT TRAINING FACILITY
City of Edinburg

OFFICE LOCATION, INFORMATION & CONTACT	
NAME OF FIRM	goERO International LLC
DBA	ERO Architects
OFFICE LOCATION	135 Paseo Del Prado, Ste 58, Edinburg, TX 78539
PHONE/FAX	956.655.4655 / 956.322.3733
FIRM STRUCTURE	Limited Liability Company as C-Corp
YEARS IN BUSINESS	23
YEAR LLC FOUNDED	2013
FIRM PRINCIPALS	- Brian A. Godinez, Principal/CEO - Octavio Cantú, Jr., Principal/COO
PRIMARY CONTACT	Brian A. Godinez, Principal/CEO 956.655.4655/bgodinez@goERO.com

FIRM EXPERIENCE AND HISTORY

ERO is a Texas-based, multi-disciplinary architectural and engineering firm specializing in public-sector design. Originally established in 2001, ERO focuses on creating municpal facilities that are durable, cost-effective and create pride within the community. On December 13, 2013, Eli R. Ochoa, PE, AIA formed goERO International LLC dba ERO Architects with two of his long-term coworkers: Brian Godinez and Octavio Cantú, Jr., AIA, NCARB. ERO is 100% Hispanic-owned and HUB-, MBE- and DBE- certified. Eli retired February 29, 2024.

ERO is headquartered in Edinburg and the staff who will be working on City of Edinburg projects primarily office and live in the Edinburg area. A highly diversified, professional team manages ERO with the leadership possessing more than 200 years of combined experience in planning, architecture, structural engineering, construction and communications.

Our staff of 25 highly skilled individuals is comprised of six licensed professionals and 11 associate architects, one structural engineer, two interior designers, three visualization specialists and one Autodesk Revit certified professional. **Our workload occupies about 75% of our capacity. ERO has the flexibility and capacity to assign part-time staff to Edinburg projects that may be smaller in scale and scope.**

Many of our projects are located in dense urban environments and were operating during construction. Projects such as these as well as many renovation projects have given us in-depth experience with design challenges, occupied buildings, phasing, staging, fast-tracking, high-quality construction documents and the standards and codes making us a smart choice.

Today, ERO is an award-winning architectural firm with major successes in modernized, renovated and re-purposed spaces that deliver flexible environments supporting community needs. We designed the LEED Gold, Texas State Technical College University Center joint-use facility for graduate student studies. Since 2011, we have won 16 awards. The most recent is 2017 Architectural Firm of the Year from Allied General Contractors Lower Rio Grande Valley.

REdgarding our quality of work, Chuck Smith, PE, Fiscal Initiatives & Capital Projects at San Jacinto Community College, publicly commented, *"ERO understands structural and construction concerns better than most other firms, while still exhibiting excellent design sensibilities."*

ERO completed more than 320 public-sector projects comprising more than 10,000,000 total square feet. In the last five years, our accomplishments include the design of the new Edinburg ACE and Downtown Parking Garage facilities, Brownsville PUB new Utility Service Center and new Annex building. We have designed city halls, public safety buildings, performance and events centers and other city facilities for McAllen, Edinburg, San Juan, Pharr, Mission, Mercedes, Weslaco, Brownsville, Combes and Port Isabel. We are currently working on several Hidalgo County and Edinburg CISD facilities.

The firm offers project management, full-service architectural and engineering services, interior design, community engagement, master planning, programming, feasibility studies and facility assessments, 3D modeling, visualization and renders, cost estimating, code compliance, preparing specifications, 3D scanning and construction administration. We find these additional services, a detailed list which follows, provide the client a much more cohesive project:

- Facilities Assessments
- Master and Facilities Planning
- Bond Planning
- Bond Strategies and Community Engagement
- Pre-planning
- Community Engagement
- Programming
- Conceptual Design
- Schematic Design
- Design Development
- Construction Documents
- Structural Engineering
- Roofing Design
- A350 Revit 3D Design and Engineering including Point Cloud Data
- Cost Estimating
- Code Compliance
- Specifications
- Bid Preparation and Negotiations
- Contractor Selection (or CM@R collaboration)
- Construction Administration
- Warranty and Close Out

ERO ADVANTAGES AND UNIQUENESS

- Public sector focused with more than 320 projects successfully completed since 2001.
- Familiarity with the geographical and environmental Edinburg area, including downtown.
- Thorough knowledge of municipal planning, design, construction, finance and fiscal constraints.
- Proficiency with Edinburg ordinances, environmental issues and local permitting processes and procedures.
- Familiarity with municipal and government facility design standards, specifications and codes.
- Experience in the preparation of bid packets to meet all city of Edinburg requirements.
- Understand Edinburg facility requirements, operations and maintenance expertise.
- Successful working relationships with Edinburg-area consultants and contractors.
- Earned several regional and national design and construction awards during the past several years.
- Culturally connected design (embed the best of the Edinburg community into the fabric of our cultural designs).
- Award-winning, sustainable and durable designs.
- Certified 100% minority-owned firm: HUB, MBE, DBE & SBE certifications.
- Local-owned firm with principals and staff proud residents of the Edinburg-area.

STAFFING APPROACH

ERO's methodology and hierarchy of our projects is centered on a strong and ongoing collaborative effort among the City's staff representatives and all design team members and partners, led by Octavio Cantu and Edgar Villanueva. This team has the experience needed for the design of on-call projects. ERO is comprised of a capable, best-in-class team that works its way down the chain of command from the project architect to the project manager and the design and production team; along with our consultants. The meetings serve as a forum for sharing ideas and building on design concepts. Issues are discussed and resolved through collaboration. The meetings assist in keeping lines of communications open between the project team displayed below and with City staff and stakeholders. ERO has the flexibility and capacity to assign part-time staff to Edinburg projects that may be smaller in scale and scope.

PHILOSOPHY

ERO has a philosophy of measure twice and cut once. We make it our priority to understand the scope, Owner values and requirements, community needs, and costs of our projects, before any design ever begins. We know that relationships foster success and they are built around people using a high degree of listening and collaboration—two values stress adamantly at ERO. We emphasize responsiveness, creativity, collaboration and innovation in design as well which are fueled by communications and high-powered technology. We use the following steps to ensure full understanding of the project and process for successful coordination:

- Understand the needs, requirements and costs of the project before design ever begins (alignment of attributes, timing and capital constraints at the same time)
- Delineate an explicit record of stakeholder expectations (client acknowledged)
- Account for risks as a part of cost estimating in the programming phase
- Apply quality management principals
- Verify the Design Team's understanding of philosophy and expectations.
- Verify the Design Teams' understanding of current design standards, guidelines and codes
- Revisit the project status against the project plan during weekly meetings, at project milestones and at the end of each phase
- Collaborative design (holistically) throughout the project
- Engage the advanced aspects of Autodesk BIM and Revit 360 to improve the project quality.

PROJECT APPROACH

We follow an established management plan that has mutually agreed on milestones throughout the project schedule. Formal meetings and reviews occur at those milestones. Informally, for the client, the Feasibility/Design Team meets weekly to discuss issues, advance concepts, test adherence to the plan and seek and

solve problems. All meetings are documented and the findings or minutes are posted for 24/7 access on Owner InSite.

We see ourselves as tasked with the heavy-lifting, hired based on our technical experience and ability to coordinate a large team of consultants. We are responsible for specific tasks including checking the existing plan for issues, working with county agencies to achieve zoning and code compliance, and implementing the filing strategy, informing all parties including developers and financial backers of progress and delays during the build-out, and creating all of the construction documents.

The most important way to make a project a success is to embrace the collaboration and build long-term relationships with other professionals in the field.

ERO believes that the most important factor to consider in accomplishing this project is to maximize the scope and quality in order to give the greatest value to City of Edinburg.

Achieving a project on time and on budget is fueled by our practiced innovation. Early decisions affect the quality of outcomes so these elements are revisited and refined, if necessary during every phase throughout the development process. Risks critical to cost containment are identified as well as possible solutions. Problem seeking is a technique used during every phase of the project.

The planning approach can generally be organized into basic fundamentals. While these components are organized and discussed in a particular sequence, it is important to understand that they all are closely intertwined and generally overlap in sequence.

- **City of Edinburg values and measures of success**
- **Determining the Need**
- **Seeking an Optimum Facility Program Mix**
- **Building a Project Cost Model**
- **Develop a Financing Approach and Plan**
- **Create an Implementation Plan.**



MANAGEMENT PLAN

ERO has a proven workflow process from feasibility/planning to programming to warranty assistance and close out. ERO's methodology is centered on a strong and on-going collaborative effort among the client's representatives and all design team members and partners. The process results in a comprehensive understanding of the design goals and fully addresses form, function, cultural aspects, budget and schedule. Other results of the collaborative effort are:

- **Collection of all relevant data**
- **Joint development and understanding of operating parameters**
- **Common definition of project needs and values**
- **Meaningful metrics to measure success, iteratively and cumulatively; and,**
- **Accurate and timely conveyance of the architectural challenges and optimum solutions.**

ERO develops a project management plan for each project. We establish clear lines of authority, roles and responsibilities for task delivery. Similarly clear lines of communication provide complete information exchanges and rapid responses to inquiries, questions, comments and project needs. Our management team maintains constant and frequent contact with the client to ensure the engagement during all phases of design and has full understanding as the process unfolds.

We are comprised of a capable, best-in-class team that emphasizes responsiveness, creativity, community collaboration, innovation and performance. Our firm's public-sector focus has given us a deep understanding of clients' needs and gives us the expertise needed when helping them develop a strategy for their capital program. The team's commitment to quality stems from our emphasis on pride of performance.

Quality assurance and controls procedures are designed into all processes to ensure that each discipline and each project phase—from design through construction—are coordinated, complete and technically accurate.

Whether the project is large or small, ERO's time-tested approach is applied consistently to integrate our best practices for use by all staff and working environments. The basic tenets of our approach are applied to programming, cost estimating, design, visualization, production, structural engineering, interior design, construction administration, close out and warranty assistance. ERO uses communication and technology-supported decision-making procedures, always revisiting progress and providing documentation.

All partners are kept informed of progress at weekly meetings. The meetings serve as a forum for sharing ideas and building on concepts. Issues are discussed and resolved through collaboration. Outstanding issues are logged and tracked until resolved. Meeting minutes are distributed within 24 hours and available on Owner InSite. The minutes not only record decisions but all the reasons leading up to the decisions. The meetings assist in keeping lines of communications open, build a sense of efficacy and maintain the trust in the relationship. All information is available online on a 24/7 basis.

PROJECT ORGANIZATIONAL APPROACH

ERO's approach for architectural and engineering services is the culmination of many years of experience and training. Success in any endeavor comes from the application of our experience and training. ERO's approach and best practices are principles that are applied consistently and integrated into all staff and working environments. The basic tenets of our approach are applied to programming, cost estimating, design, visualization, production, structural engineering, interior design, construction administration and warranty assistance and close out.

ERO uses communication and technology-supported decision-making procedures, always revisiting progress and providing documentation. Each project begins with four core principles to guide ERO toward consistent and successful outcomes:

- **Communication—Clear and open communication is the first priority. Without this, nothing else is possible. Good communication is getting the right information to the right people at the right time. Use technology to provide immediate and continuous access to information.**
- **Integration—Optimize working practices, methods, and behaviors to get maximum value. Create a culture where the team is able to work together and share and build on one another's successes.**
- **Interoperability—Build practices to capture all information and share it to avoid repetition.**
- **Knowledge—Capture everything in dependable archives. Use real-world rules about how things relate to each other to improve efficiency. Use knowledge to eliminate the mundane and speed up critical decisions. Pay attention to the details. Record information to confirm decisions or to create future value.**



BEST PRACTICES

ERO sees best practices as an integrated practice requiring new skills in communication and collaboration with all partners at all stages and levels and working together to define mutually beneficial objectives while increasing value. The basis for communication and collaboration is data. ERO has the technology and processes for capturing and converting the data into practical business intelligence. ERO is a collaborative organization. All partners are kept informed of progress at weekly meetings. The meetings serve as a forum for sharing ideas and building on concepts. Issues are discussed and resolved through collaboration. Outstanding issues are logged and tracked until resolved. Meeting minutes are distributed within 24 hours and available on Owner InSite. Also, minutes not only record decisions but all the reasons leading up to the decisions. The meetings assist in keeping lines of communications open, build a sense of efficacy and maintain the trust in the relationship.

Our technology is shared by our partners resulting in Autodesk containing all building systems, quantities and materials as well as all information from various design versions. Navisworks is run to help identify any clashes. We find that when all disciplines are involved throughout the design, particularly early on, the designs become more pragmatic and economical as well as avoiding large design alternations or change orders. It is during these meetings that discussions on quality, timeliness and budget occur.

The client, building occupants, and operation and maintenance personnel re involved to contribute each's understanding of how the building and its systems will work for them once they occupy it. The fundamental challenge of "whole building" design is to understand that all building systems are interdependent.

FEASIBILITY/PLANNING

With every project, ERO is mindful to design what the Owner needs and wants at the cost agreed on. Our holistic/collaborative approach, programming process and innovative solutions make this happen on every project. Projects such as these as well as many renovation projects such as the Pharr City Hall interior remodel have given us in-depth experience with dense urban environments, design challenges, occupied buildings, phasing, staging, fast-tracking and the standards and codes we need to be a smart addition to your team.

ERO's approach for architectural and engineering services is the culmination of many years of experience and training. Success in any endeavor comes from the application of our experience and training. ERO's approach and best practices are principles that are applied consistently and integrated into all staff and working environments. The ERO team begins the planning by assessing needs from two approaches. The first approach is the physical evaluation and the second approach is evaluating space uses and adequacy. Then ERO creates concepts using the as-

sessment information and through various meetings with the City staff. ERO uses Programming Principles and creates a living document for each and every campus to follow.

ERO is experienced at leading the assessment, development and implementation of effective strategies to make a compelling presentation of the evidence of need to engage your community and win its support. The steps we go through encompass:

- Involvement of interested parties in the definition of the scope of work prior to the design effort for research
- Establish goals
- Gather and analyze relevant data early in the process so that the design is based upon sound decisions including how the facility functions, site considerations and sustainability targets
- Identify applicable codes, standards and risks
- Determine quantitative requirements
- Iteratively review to determine whether the plan remains within budget
- Finalize a plan for Owner approval.

COMMUNITY ENGAGEMENT

ERO feels so strongly about the need for collaborating with community stakeholders that we maintain professional staff for community engagement. The greater the cultural relevance of a project, the greater the community support for the expenditure of public monies and the leadership decisions. ERO sees it role in working with community committees to professionally lead discussions, presentations, charettes, focus groups and the like to gather input and gain understanding and support for master plans and design concepts leading to programming and schematic designs. We feel it is important to keep the community informed throughout the entire process until close out. During contracting, ERO works with City leaders to define ERO's exact community engagement role for the project.

PROJECT STARTUP – INITIAL REVIEW PROCESS WITH ADMINISTRATORS AND STAFF

- Defining the project vision
- Clearly identify and define the goals of the vision with a kickoff/visioning session with stakeholders including:
  - Confirm the project vision and overall goals.
  - Identify the type of data to collected and the collection method/approach
  - Articulate the format and content for reporting
  - Discuss the structure and security of the data
  - Develop a Site-Specific Project Master Plan
  - Refine the lines of communication to the leadership and staff to the community.

PROJECT LAUNCH AND BACKGROUND DATA VERIFICATION

- Verifying existing data on location of new facility
- Develop master plan for facilities
- Couple Specifications and with Design Standards along with the building assessments to create the basis for a written draft of a concept.
- Determine the safety, structural, mechanical and code compliant issues. Define physical scope through the development of a matrix with estimated cost values for leadership decisions
- Review and determine the goals and adequacy with the greatest amount of flexibility to address multiple approaches to the delivery or evolving civic , public safety needs
- Review and update (or create) a set of design standards through a collaborative process.

QUALITY CONTROL

We believe that quality assurance and control procedures are an integral part of the design and production process to find and correct errors before the design goes to the field. Quality concepts are designed to ensure that each discipline and each project phase—are coordinated, complete and technically accurate. The planning team, from creation of the Design Standards t document development, strive for the highest quality control / quality assurance of all documentation. This protects the City's financial interests by minimizing the risk of programming cost extras and delays.

PLAN TO UNDERTAKE THE SCOPE OF WORK

ERO uses a proven strategy to guide the feasibility and planning resulting in a municipal complex Master Plan. The Master Plan is a compilation of information, policies and statistical data about municipal spaces. The Master Plan is a "road map" organized to provide a continuous basis for planning that address and meet the requirements of an ever changing and future-focused demands of public spaces. Health, Safety and Security is the top priority in designing new buildings, followed closely by flexible and right-sized spaces.

PROJECT PROGRAMMING

Our holistic approach to every design project sets us apart in our industry. We view our clients and members of the community as design partners during each phase of a project. We believe their input and influence are critical to the success of our projects. The result: design solutions that meet or surpass client's needs and expectations.

ERO is a collaborative organization. Early in the pre-design process ERO, as directed by City of Edinburg will engage the community and other stakeholders to hear about views, expectations and concerns. Our photo-realistic renders will act as validation of our interpretation of their design expectations.

Programming is the research and decision-making process that identifies the scope of work to be designed. We approach program-

ming as a client management process that is focused on problem seeking which ultimate solution provides a cost-efficient solution for the long-term arrangement, appearance, harmony, functionality and location of buildings or additions. The solution also finds the best way for staff, students and the community to experience, access and use the buildings. The aim of programming is to provide a single, clear roadmap for all project partners to use in successful project delivery.

Additionally, ERO has in-house staff and experience to perform a needs analyses, facility assessments, photo realistic 3D renders, spatial concepts, interior design and structural engineering. Our design team participates in the programming process to ensure as many risks as possible are identified such as site adequacy and costs are as close to actual as possible. Prior to any design ever beginning a clear-cut program is detailed and approved by City of Edinburg.

ERO is experienced at leading the assessment, development and implementation of effective strategies to make a compelling presentation of the evidence of need to engage your community and win its support for a bond proposal. The steps we go through encompass:

- Involvement of interested parties in the definition of the scope of work prior to the design effort for research.
- Establish goals
- Gather and analyze relevant data early in the process so that the design is based upon sound decisions including how the school functions, site considerations and sustainability targets
- Identify applicable codes, standards and risks
- Determine quantitative requirements
- Iteratively review to determine whether the plan remains within budget
- Finalize a plan approved by the client.

ERO is a collaborative organization. Our technology is shared by our partners resulting in Autodesk containing all building systems, quantities and materials as well as all information from various design versions. Navisworks is run to help identify any clashes. We find that when all disciplines are involved throughout the design, particularly early on, the designs become more pragmatic and economical as well as avoiding large design alternations or change orders. It is during these meetings that discussions on quality, timeliness and budget occur.

The client, building occupants, and operation and maintenance personnel re involved to contribute each's understanding of how the building and its systems will work for them once they occupy it. The fundamental challenge of "whole building" design is to understand that all building systems are interdependent and to deliver a building tailored to the people who use it.

INNOVATION

For all ERO projects, the project is scoped through programming. Achieving a project on-time and on-budget is fueled by our practiced innovation. Early decisions affect the quality of outcomes so these elements are revisited at every stage through the development process and refined. Risks critical to cost containment are identified as well as possible. Many risks are classified as known unknowns. It is an iterative, integrated and collaborative process that uses innovation to solve challenges. ERO is superlative at 3D structural modeling. Modelers construct existing buildings, partial structures or proposed buildings in a computer model and evaluate the design for performance and serviceability. To deal with complexity ERO uses 3D finite element modeling to obtain practical and economical solutions. Irregular geometry, large openings in walls or floors, and even concrete crack widths can all be modeled and analyzed for deficiencies or verified against applicable building code. The current conditions and performance of existing structures can be as studied, observed, and investigated.

The interchangeability of Revit 3D models to ERO's 3D structural modeling software packages expedites changes in geometry, load conditions, and detailing. BlueBeam Revu allows collaboration real-time. ERO is fully equipped and power users of the latest BIM 360, rendering and computing technologies. The team uses an extensive integrated IT system to facilitate all design, production, documentation, whether local or long-distance. ERO staff have gained valuable expertise in engaging talented minds to work collaboratively in creating innovative solutions for highly complex, multi-faceted, and often first-of-their-kind projects.

PROBLEM-SOLVING

Our approach to problem-solving begins with problem seeking and asking what-if questions. Problem-solving is a technique used during every phase of the project and is an activity at our weekly design team meetings. Peers ask what-if questions and question whether the design is optimal or can be improved. For example, in order to reduce overall construction costs (and footprint), all Seguin High School academic classrooms were placed under one roof— four stories high. Lack of as-builts for the renovated area was solved by applying the use of a 3D Scanning tool (laser scanner) which produced accurate building systems information faster and less costly than a manual inspection.

TECHNOLOGY FOR ACCURACY AND SPEED

When Autodesk Building Information Modeling (BIM) became available to architects in 2010, we were quick to adopt the new platform seeing the benefits that the new Autodesk Revit software would bring to the firm and to its clients. ERO was one of the first architectural firms in Texas to make the investment and transition from the old way of doing things, via AutoCAD, to the new way, via BIM. BIM has become a powerful tool that has revolutionized the drawing production process. It enables ERO to look at 3D views

of the project, refine the design to make it more efficient, and isolate sections, structures and systems. Our employees are all Autodesk Revit, AutoCAD user. On staff we have some of Texas' few AutoDesk Revit Architecture and AutoDesk Revit Structural Certified Professionals and serve as a testing community.

With BIM 360 utilization on over 40 recent design projects, ERO strengthens workflow in the design, detail, production, coordination and submission processes. All project participants are able to access the design and construction information in a single database to collaborate and efficiently manage all disciplines involved in the process and reduces the likelihood of additional costs.

ERO staff are fully-equipped and are power users of state-of-the-art design and information software and hardware technologies. BIM-based workflow allows all project participants to access the design and construction information in a single database. BIM project success provides the operations and facilities team with tools that enable end-users to analyze space-related data, life-cycle data, preventative maintenance scheduling, and perform cost needs analysis. A BIM-based approach allows ERO and its team members to collaborate and efficiently manage all disciplines involved in the design process. We use Navisworks to identify systems clashes to eliminate design errors and coordinate system performance.

By working on a BIM database all disciplines have the opportunity to make sure that information is accurate and coordinated to reduce the likelihood of additional costs to the end user. Furthermore, our technology facilitates the production of documents, coordination of all drawings and design documents relating to the design and coordinated across disciplines.

We use an extensive, integrated IT system to facilitate all production and documentation work for all types of facility projects. Most design and all construction documents are produced in-house using the latest software applications: Autodesk Revit, AutoCAD and SketchUp. Besides the Microsoft Office Professional Suite and ArchiOffice, many of the ERO computer workstations and notebooks are equipped with Adobe Photoshop CS6 Design Suite software applications for professional graphic design and presentation. ERO uses a 3D printer to produce large physical scale models that help improve communications among owners and stakeholders. Additionally, our structural engineers use technology to improve design accuracy in replicating actual building performance. We are power-users of RISA-3D, RISA-Foot, SAFE 2014 and EnerCalc as well as our own in-house programmed macro-enabled Microsoft Excel spreadsheets to accelerate calculation computations. We perform forensic analysis and model concrete cracks, foundation settlement, vibration of floors and building sway and perform seismic analyses.



Today's environment is different. 3D scans and modeling are not just for something nice to have and fun; they now become the working drawings which make field work so much more accurate and save so much time. We can compare our designs against the contractors' programs and get quicker feedback on possible problems before a single spade of dirt is turned.

ERO's 3D modeling capabilities help ensure that the needs of the owner, for any building type, are possible from the outset and not just done with a guessing game where costly disappointments can occur later in the projects.

QUALITY MANAGEMENT

PROJECT QUALITY MANAGEMENT PLAN

Our Quality Management Plan (CMP) is designed for three key desired outcomes:

- Improving project outcomes by making confident decisions and reducing errors.
- Maintaining one repository for project information so that current information is available to all team members from anywhere and at any time.
- Sharing and managing the development of the design, construction drawings, documents and models for viewing and markup by all team members.

We accomplish these desired outcomes by hosting our Revit 2020 project models and information in a single cloud-based Autodesk BIM 360 Docs platform. This allows the team to easily control and transfer project information from initial design to final construction. Our workflow is centered on three key tenets of operation designed to keep the client, designers and constructor informed and engaged throughout the design and construction processes. These outcomes are: Information Management, Design Review and Document Control.

INFORMATION MANAGEMENT

Information Management keeps the entire team informed and in sync by utilizing a standard and structured approach to document management. Using our BIM 360 Docs platform we can manage and control the sharing and access of documents, models and drawings throughout the project's development in real-time. The following flowchart shows how information is loaded and made available to project parties. (See Fig. 1)

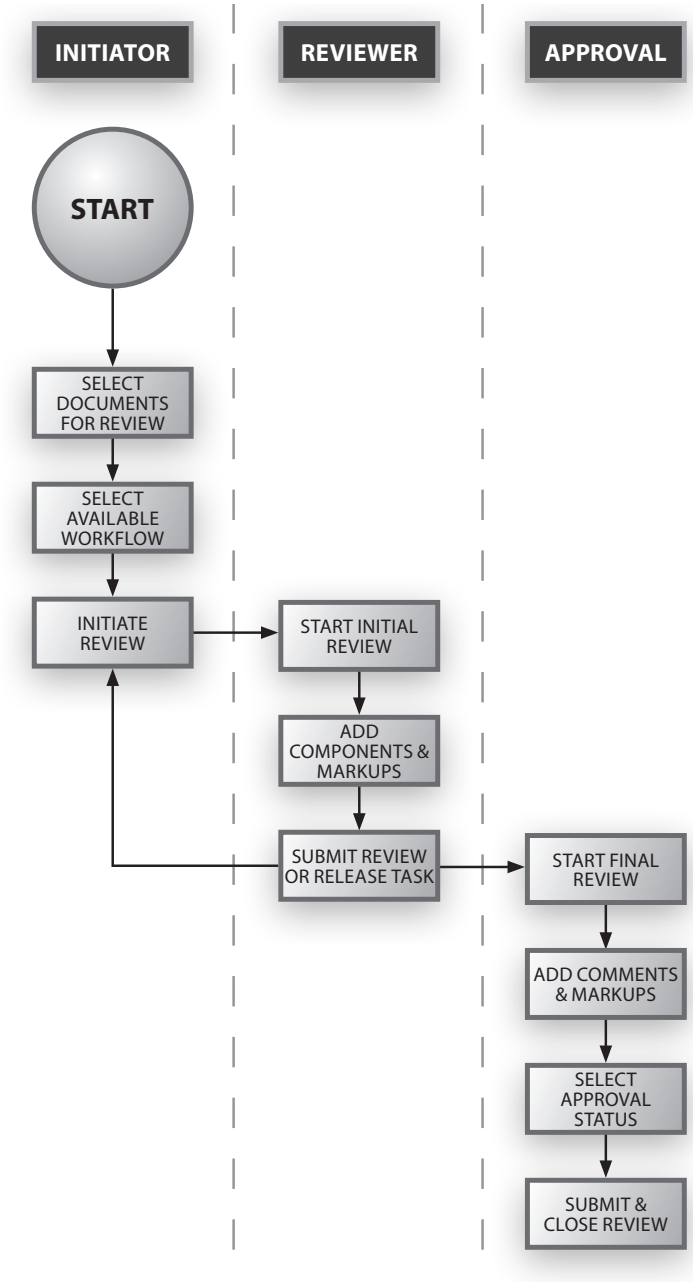


Fig. 1

DESIGN REVIEW

All team members, client, designer and constructor, get real-time access to every 3-D model, drawing and document to ensure that information is accurate and complete prior to the start of construction. With anywhere and anytime access of the platform, individual team members are afforded the opportunity to review and comment utilizing collaborative tools that support viewing, commenting and comparing design versions and revisions in real-time sessions. The following flowchart shows how information is initiated, enabling it to pass to reviewers and through approval. (See Fig. 2)

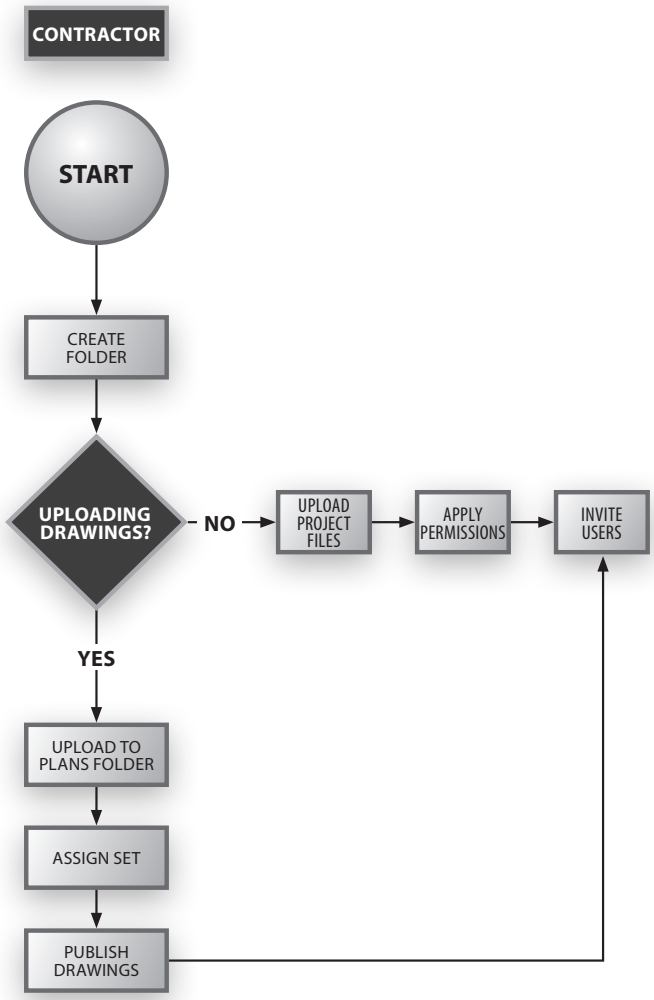


Fig. 2

DOCUMENT CONTROL

Our Autodesk BIM 360 Docs platform improves project controls for communication, visibility, tracking and management of project processes such as Requests for Information (RFIs), Shop Drawing Submittals (Shops), Change Proposal Requests (CPRs), Construction Change Directives (CCDs), etc. to help ensure the flow of information to meet our contractual obligations. The quality management platform will keep team members on-track with a structured approval process, tight permission controls and activity tracking. The following flowchart shows how information moves forward through changes and tracking those changes to the documents. (See Fig. 3)

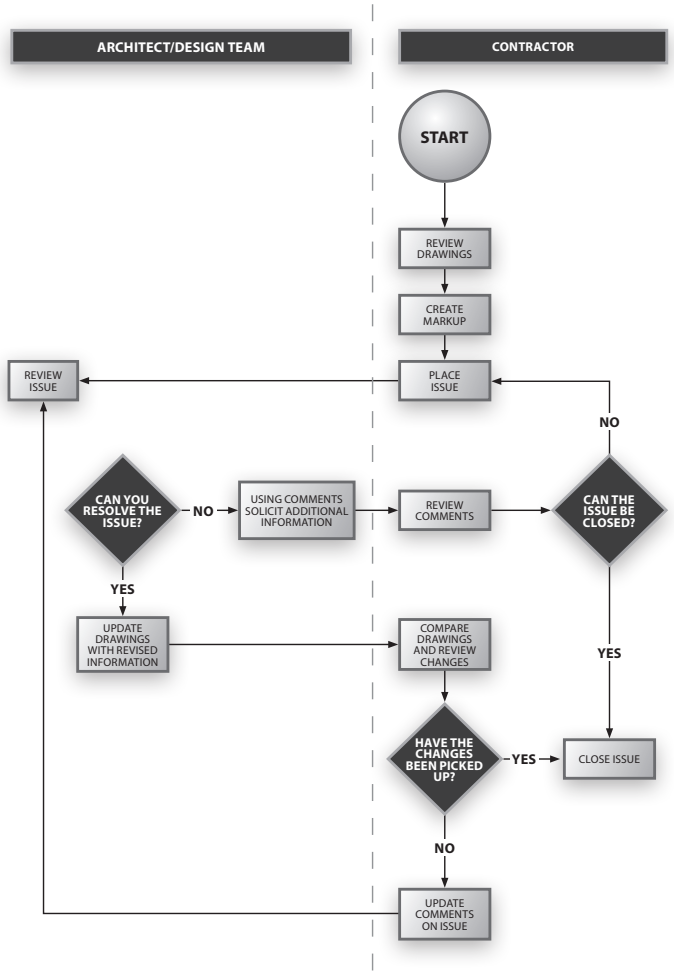


Fig. 3

Our goal is to keep the client, constructors, engineers and architects fully engaged and integrated throughout the entire design and construction process. The QM process is continuous from contract start to construction finish. It is never handed off from one partner to another nor has start and end dates passing from one phase to another. To that end, our documents are available to the client and client representatives, all design partners and for the design-build project to the contractor for whom we work at all times. All parties are encouraged and welcomed to comment at any time throughout the processes. For example, engineers collaborate

during weekly design team meetings and inspectors in the field have tablets available to compare construction documents with the actual construction work. As the architect, ERO is responsible for acknowledging, addressing, tracking and resolving all quality issues brought out through the QM processes.

In addition to the on-going QM process the client is formally engaged in the QM process as delineated in the contract. These formal engagements are generally the milestones and deliverables. The client-approved project schedule provides time for reviews, subsequent alterations and Board approvals to move forward to the next phase.

QUALITY MANAGEMENT PROCESS

A description of the quality management process for design and construction phases Quality Management (QM) is an ongoing process and there is a plan for each phase. Ultimately, the QM program encompasses achieving functional and programmatic expectations and avoidance of project changes during construction. QM becomes an integral part of the development of the project by setting goals and expectations up front and following through with quality reviews. Each of our team members is committed to the QM program and empowered to act in the best interest of the project which results in highly successful projects. The first formal QM phase begins at the project's inception and proceeds through the completion of Conceptual Design.

The second phase follows immediately thereafter and continues at select intermediate submittal stages through the final acceptance of the construction documents. QM concepts are designed to ensure that each discipline and each project phase—from design through construction— are coordinated, complete and technically accurate. Construction documents, when carefully executed, provide for accurate bidding and construction by the design-builder. The QM approach protects the client's financial interests by minimizing the risk of construction cost extras and delays.

Octavio Cantú, AIA, as Project Architect & Senior Project Manager, is the corporate officer for QM Quality Assurance/Quality Control (QA/QC) processes for the ERO team. Octavio manages the QM process and ensure that experienced senior employees provide input, and coordinates input from all project partners and consultants. The staff uses check lists to ensure all parts and tasks of the design process are followed.

PROGRAMMING, DESIGN & CONSTRUCTION ADMINISTRATION PROCESS

ERO seeks guidance from AIA for its project development process including the D200 Checklist and Integrated Design Process as well as following the AIA B101-2017 Architect-Owner contract document. These tasks include:

- Plan, manage and document all project meetings between the client and design team
- Analysis of Facility Program Objectives of scope cost and schedule
- Site and Facilities Visits to review existing conditions
- Schematic Design Phase
  - **Preparation of sufficient "alternative approaches" or "design scenarios" for client review**
  - **Submittal of client approved design documents for review**
  - **Submittal of probable cost estimates**
  - **Coordination with client's selected Construction Manager (if CMAR delivery method is chosen)**
  - **Respond in writing to all client-provided review comments**
- Design Development Phase
  - **Continuation of SD into DD documentation and design refinement**
  - **Submittal of design documents and preliminary specifications for review**
  - **Coordination with client's Construction Manager to assist in developing the Guaranteed Maximum Price (GMP)**
  - **Submittal of probable cost estimates to review against the GMP**
  - **Respond in writing to all client-provided review comments**
- Construction Document Phase
  - **60% complete construction documents for client review, and design team coordination**
  - **Coordination with Construction Manager and client for determination of construction phasing**
  - **Submittal of probable cost estimates**
  - **100% complete construction documents for client review, and design team coordination**
  - **Submittal of probable cost estimates**
  - **Respond in writing to all client-provided review comments**
  - **Finalize Bidding Documents and any necessary Addenda (if CSP delivery method)**
- Bidding and Proposal Phase (if CSP delivery method is used instead of CMAR)
- Assist client and Construction Manager by receiving and recording requests for bid and request for proposal documents.
- Assist in issuance of bid and RFP documents
- Preparation and accounting of addenda
- Attending pre-bid and pre-proposal conferences
- Respond to any inquiries and prepare needed documentation for clarification
- Assist in preparing and awarding multiple contracts.

PROJECT SCHEDULING

ERO is committed to staying within budgets by providing a well-thought out schedule with very specific tasks for staff and consultants, with submission requirements at set milestones. ERO develops a project schedule that responds to the design and construction demands, in consultation with all parties. Schedules indicate the start and end dates for each project phase and construction start and completion. Scheduling disruptions can occur during milestone reviews or with a change of project parameters. More likely, a delay occurs during construction with adverse weather or physical challenges. We anticipate and streamline this process as much as possible.

At the end of each phase, the schedule is reviewed and reconciled. ERO, historically, meets the work schedule during design by closely coordinating with the client (planning, designing, reviewing) and during construction by working closely with the general contractor (permitting, documents).

As we develop the schedule, we will seek input from the entire team to establish early deliverables during the schematic design, design development and construction document phases. For several recent projects, ERO maintained design schedules by providing advanced technology and manpower necessary to complete the construction documents within the scheduled time. During construction, ERO worked closely with the contractor to ensure that submittals, request for information, and general construction questions were answered in a timely manner.

As with the design schedule, construction schedules require constant review. Schedule compliance assessment is an integral part of every construction coordination meeting with construction staff, and detailed recovery plans are required from the contractor if "schedule slippage" is detected. All of this encompasses a collective effort to recognize problems early and implement corrective measures before critical construction delays occur. ERO makes substantial efforts to mitigate the risks of forces beyond its control and attempts to prevent avoidable delays because every aspect of the construction process contributes to the timely completion of construction. ERO's primary measure of schedule control is the vigilant and critical evaluation of the critical path and tracing of schedule information in the records log. We have delivered virtually every project on time that we programmed. Due to ERO's experience working with government projects, we have extensive experience in innovatively accelerating schedules.

COST CONTROL

Performing work within a specified budget requires vigilant cost control measures that begin with a clear understanding of the project scope. Communication with all stakeholders is critical during the initial phases of design to gain a thorough understanding of the scope and establishing clear programming parameters.

ERO estimates the project cost repeatedly throughout the design process. ERO updates the cost estimates five times; but at a minimum, estimates are developed at the completion of schematic documents, design documents and at 95% of the construction documents.

From the performance perspective, quality assurance is the first step in controlling costs. If personnel are functioning on schedule then delays and the attendant claims and change orders are minimized. ERO meets weekly to review progress and discuss any conditions that may adversely affect the budget. Members also bring cost saving design concepts forward for consideration. Together, we analyze systems and develop alternatives to meet the budget, program and requirements without diminishing the design quality and parameters. Cost-cutting alterations such as different materials, changing the footprint or eliminating such amenities such as a "porte cochere" are considered.

If something occurs of an uncontrollable nature, the project architect sits down with the client and options are considered and formally the scope may be changed. REdgardless, any change to the budget receives full consensus and client approval before implementation.

Another cost control strategy is establishing correct and accurate estimates at the start of the project to set realistic expectations for the client. Currently we are experiencing fast growth which drives prices up and causes labor shortages. ERO tends to set cost estimates at the higher end of the cost range to avoid situations where the project falls outside of the client's budget. When estimating the cost for a project there are always unknowns. These uncertainties are risks to the project. The estimator may be aware of some them based on past experience and can estimate the probable costs. The estimated costs are referred to by cost estimators as cost contingency

ERO project budgets include escalation factors that are typically within 2–5% of the actual cost of the project when bid. This is a record of which we are proud. ERO develops estimates from detailed quantity takeoffs utilizing unit costs established from previous projects. Owners are always updated at the end of each phase of work. ERO strives to have bids submitted slightly lower than our anticipated probable cost of construction.

COST ESTIMATING

From a programming perspective and to mitigate the unpredictable costs of construction, ERO maintains a database of regional costs based on actual bids. We maintain relationships with area contractors, vendors and suppliers to obtain current costs. We track marketplace trends and understand the variability and relative supply and demand affecting materials and supplies purchase price.

We develop a document that describes the scope basis, pricing basis, methods, qualifications, assumptions, inclusions, and exclusions. The information is stored in our databases for reference, review and reuse. We refer to RSMeans' published city cost index. We uses UniFormat and Cost Link in the estimating process. Uniformat estimating applies unit-cost data to building-system and component site elements. This systems approach uses a hierarchical structure of cost elements, beginning at Level 1 with basic systems, such as Substructure, Exterior Enclosure, and Interior Construction, and proceeding to successively more detailed subdivisions of these systems at Levels 2–5. The resulting levels of detail not only serve to structure cost information but also facilitate estimates to whatever level of detail the design team can provide as the project is developed through the design submission phases.

SPECIFICATIONS DEVELOPMENT

ERO design team develops specifications after evaluating building products and systems selected by the client and the team to verify that selections are appropriate to the design. Through collaboration, options may be suggested that might be more effective in achieving the program. Product data and contacts with building products are included in the specifications. As we develop the specifications for the building, we typically use a commercial master specification, but our office also has a experienced-developed suite of "office masters" that we developed for various building types. We have the skill to develop a custom specification, if needed. We adhere to the principles of specifying established by CSI and as published in various practice guides, and we follow the "CSI Format" with particular attention to MasterFormat and SectionFormat which helps us to develop specification which are consistent and easy to use.

CONSTRUCTION DOCUMENT PRODUCTION

ERO strives to provide products that meet or exceed the client's design requirements, and to see that these are cost effective and concise. Document coordination is performed at every project milestone and achieved through several established processes, using Revit A360 models from each design discipline. Navisworks is employed for clash detection.

BIDDING PREPARATION

Following the approval of the Construction Documents, ERO can assist the City of Edinburg in obtaining competitive bids, confirming responsiveness of bids, determining the successful bid, recommending for contract award to the Board of Trustees and assisting with the preparation of contracts for construction.

The bidding phase of the project involves intense communication between ERO and prospective bidders to provide for accurate bidding of the project. This communication allows us to incorporate any last minute or outstanding issues into the contract documents through addenda; avoiding change orders and excessive costs during the construction phase. After bids are received, ERO evaluates the bid amounts in comparison with the project budget, evaluates the prospective contractor's qualifications and reports to the client with recommendations.

ERO is able to assist the Purchasing Department in establishing and implementing procedures for the bidding process including the assistance in issuance of addenda, pre-bid conferences, the bids opening and the tabulation sheet (verification of submittals).

CONTRACTOR SELECTION

If delivery method is competitive sealed proposal, ERO can assist in publicly opening sealed proposals, reading aloud the names and monetary proposals made by the offerors and documenting the information for the district. ERO can assist in the ranking of the offerors according to the best value to the City of Edinburg based on the city's ranking criteria and the weighted value for those criteria as cited in the Request For Proposal. ERO can assist in negotiating a contract with the selected offeror to provide the scope, schedule and price satisfying the District within the allowable 45 days.

ERO, working with the Procurement Director, City staff, and legal department, is able to assist in the preparation and coordination of all construction contract documents.

CONSTRUCTION ADMINISTRATION

ERO maintains in-house construction administration (CA) staff to provide consistency and facilitate the CA process. The CA team is responsible for coordinating continuous communications utilizing in-person meetings, telephone, email and virtual online meetings during construction, including documenting, photography, tracking and responding to RFIs and Submittals, as well as reviewing applications for payment and field observation reports. The CA Team holds a pre-construction meeting to kick off the construction. Then we hold weekly construction meetings.

We communicate to our Owner directly and document each of our field visits (once per week minimum) with observation reports that include photographs, plans for any on-site clarifications, document conversations and decisions and document the overall

progress of the work. More importantly, we are there at every concrete pour, before any cover ups, to review mockups, at pre-installation meetings with sub-contractors etc. All these processes are extremely important in not only ensuring we have a well-built building according to our documents, but so the project also moves along at a good and proper pace.

Our Team's key individuals, including the Project Manager, attend every construction meeting and walk the project prior to the meeting with the superintendent in order to review any issues, verify quality of the workmanship and that the project is being built according to the District's standards and the project's contract documents. Frequently all consultants are required to attend the construction meetings.

Offsite, we hold in-house weekly construction meetings. We avoid construction claims by brainstorming risks and mitigation strategies and monitoring progress. We mitigate claims costs by addressing problems swiftly, negotiating fair prices for changes and providing continuous, accurate documentation. We facilitate construction by managing the flow of information and reducing the potential of "dropped balls." We save time by monitoring progress and schedules and working cooperatively with the general contractor. Our CA Manager stays in contact with the Owner's Construction Manager and provides written notification and reports concerning the progress of construction. Any contractor slippages trigger a plan from the contractor for getting the project back on schedule.

It is our goal to produce plans so clear that RFIs will not be requested. However, each and every information request is logged electronically in the project file for reference and is accessible at all times by all project partners. The Construction Administrator provides a formal response after consultation with the Project Manager and appropriate design team member(s). The target is a 24-hour turn around, when possible. An RFI will provide the basis of the determination and any code references when deemed appropriate and an ASI includes the reasons for any decisions made in addition to instructions. The responses (including contract amendments) are posted to Owner InSite for 24/7 availability.

CA maintains copious notations in record logs on all observations during inspection as the basis for change orders, accuracy of construction documents, and protection from claims. The process for identifying, documenting and reconciling a "non-conforming" item is as follows:

- Thorough observation of the actual construction site
- Define any items observed as "non-conforming"
- Record information into the record log
- Notify the manager on the site
- Draft a letter to the contractor noting the non-conformity and it remedy. Send the letter to the contractor and copy the Owner. The letter stipulates what is require to conform and sets s timeframe for compliance. The letter is uploaded to Owner Insight.
- Continue to follow up through additional site observation
- Close-out documenting the record log.



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County of Hidalgo

PROCESS CONSTRUCTION DOCUMENTS

In consultation with the Purchasing Department, end-user department and Construction Managers, the ERO Project Manager establishes and implements procedures for processing and approving shop drawings, product data, samples, and other submittals from the contractors (e.g. including contracts, specifications, schedules, correspondence, meeting, minutes, catalog data, directives, change orders, etc.). We establish and maintain a submittal log to ensure contractor compliance with the contract documents.

We provide administration, management and related services necessary to coordinate the construction activities of the contractors with each other and with City of Edinburg's designated Contract Manager, Construction Manager or representative(s).

MONITOR CONSTRUCTION PROGRESS

We observe the construction progress and report deviations from the schedule that might delay project completion. We consult with contractors and City of Edinburg, the ERO Project Manager and CA representatives develop and implement corrective actions necessary to meet the project schedule.

CONTROL CONSTRUCTION QUALITY

We monitor and inspect all work in progress to ensure the quality of the work and compliance with the contract documents. We document and report all deficiencies and make recommendations for corrective actions.

PROCESS APPLICATIONS FOR PAYMENT

We coordinate with City of Edinburg to develop and implement a procedure for the review and processing of contractor payment applications.

PROJECT MEETINGS

We participate in meetings with consultation with City of Edinburg and applicable parties, conduct meetings as necessary at the job site to discuss job progress, problem resolution, and decision making.

PROCESS CHANGE ORDERS

In consultation with the Procurement Director (Contract Manager), the ERO Project Manager develops and implements a system for review and processing of change orders.

COORDINATE INSPECTIONS AND TESTING

In consultation with City of Edinburg (representatives), we coordinate the selection of independent inspection and testing agencies, review inspection and testing reports, and make recommendations rEdgarding the results of inspections and testing activities.

WARRANTY AND CLOSE OUT

Project closeout begins as soon as a construction contract is signed. All projects contracts, communications, documents, reports and logs are digitally stored and available to the client, Project Team and Contractor. Some of the more common and very important activities such as RFIs, ASIs, Submittals and Change Proposals have specific processes to track, log and store them. The project modification process is a formal one. The contractor is provided a list of all documents that will be required, via email and web file transfers, allowing the contractor to begin work compiling and completing all required documentation and managed with Owner InSite and New Forma project management tools.

As a part of Warranty we prepare an O & M manual for the client that contains all product and warranty information for reference. We prepare a comprehensive list of warranted products with the warranty period, warranty supplier, key contact and contact information listed, also. We review all operations and maintenance manuals as well as copies of warranties for completeness and compliance with the contract requirements. Between 10–11 months after the warranty period begins we conduct an inspection to identify any non-compliant performance. We document all findings and assist in the remediation process to achieve compliance in a satisfactory way.

Over the contract period, ERO is willing and able to expedite design services and construction administration for the projects. It is not anticipated that at any time ERO will need to use supplemental production in order to meet schedule demands. As stated earlier, ERO uses technology to the maximum implementation level that enables rapid and error-free designs. That same technology capability also checks for design clashes and permits rapid document changes, if required by the client.

OTHER ARCHITECTURAL SERVICES

MASTER PLANNING, BOND PLANNING AND FACILITY ASSESSMENTS

Development of facility planning begins with defining the theory, principles and techniques related to the building's intended use. Establishing a timely and practical master plan should reflect a systematic process in planning. Robert Sands, with 29 years of experience, provides facilities assessments, master planning, and even bond planning services..

Tool Box:

- Site Analysis
- Facility Needs Assessments
- City Visioning
- City Goals and Specifications
- Short- & Long-term Facilities Master Plan
- Bond Referendum Workbook
- Bond Election Services

The elements of the process: strategic analysis, strategic choice and strategy implementation. The application of a strategic process attempts to utilize best practices.

Tool Box:

- Discovery and Data Analysis
- Organizational Review and Study
- Re-engineering Strategy
- Compliance Study
- Strategic Plan.

ERO believes that it is paramount to plan early and develop a step-by-step strategic bond referendum program to win broad-based community support sooner than later to pass a bond referendum. ERO and our principals have managed bond referendums with a proven success rate, all due to well-organized early bond planning: from facility programming to community engagement. We assist with the development of facility planning and programming, and all community engagement data and marketing tools, as well as help coordinate and implement the bond campaign. We have had success even when the community had previously rejected bond referenda.

Tool Box:

- Bond Committee Facilitation
- Bond Planning
- Programming and Cost Estimating
- Design, Renderings & Materials
- Community Engagement Strategy
- Implementation of Bond Plan.
- Planning and Site Analysis

Planning and site analysis are the informational foundation on which successful projects are built. Facility assessments and site analysis study building and location conditions to establish the data Owners need to understand the physical condition and adequacy of the buildings and site to serve the needs of users and the community.

ERO adds value to this process with our vast design and construction experiences and knowledge of building and other codes. Our skilled staff uses such technology as the 3D laser scanner to determine what systems are hidden behind walls and assess the condition of the structure. We use model analysis to replicate real-world building performance. We compare costs for repair and renovation against new construction. The facility and site data allows problems to be defined, creates baselines for master planning and ensures dollars are optimized to the extent possible.

Programming is the research and decision-making process that identifies the scope of work to be designed. We approach programming as an Owner management process that is focused on problem seeking which ultimate solution provides a cost-efficient solution for the long-term arrangement, appearance, harmony, functionality and location of buildings or additions that finds the best way for staff, students and the community to experience, access and use the buildings. ERO has a successful record of programming whether district-wide or a single campus across Texas. The aim of programming is to provide a roadmap for on-target, on-budget and on-time design.

ERO is experienced at leading the assessment, development and implementation of effective strategies to make a compelling presentation of the evidence of need to engage your community and win its support for a bond proposal. The steps we go through encompass:

- **Involvement of interested parties in the definition of the scope of work prior to the design effort for research**
- **Establish goals**
- **Gather and analyze relevant data early in the process so that the design is based upon sound decisions including how the building functions, site considerations and sustainability targets**
- **Identify applicable codes, standards and risks**
- **Determine quantative requirements**
- **Iteratively review to determine whether the plan remains within budget**
- **Finalize a plan approved by the Owner**

3D LASER SCANNING

The 3D laser scanner is an important advancement for the modern technology-assisted architectural and engineering design processes. The laser scan provides a non-contact, faster, higher-accuracy, practical and cost-effective technique to produce 3D point cloud information on existing structures that is easy to retrieve. Heretofore, manual reporting and interpretation of such data have been labor intensive and subject to personal judgment and experience, and prone to error.

With 3D laser scanners, the x-y-z coordinates of the spatial data are collected in the time it takes a laser beam to hit the surface and return. The 3D point cloud data sets are comprised of a significant number of data points that are unstructured and densely and non-uniformly distributed. The data create high resolution images, either in gray-scale or color; color for reflex intensity information. Computer vision algorithms are used to analyze the data to recreate building systems or assess conditions accurately with identification of structural or other such engineering condition indicators as cracks, displacements, and deflected shapes point. The data sets facilitate historic preservation, as-built documentation, and direct query of 3-dimensional spatial data. The post processing of the data sets develops architectural drawings and building models as needed for the design process.

SUSTAINABILITY

ERO applies sustainability principals in all of its work. We recently completed the first LEED Gold education facility south of San Antonio – the new Texas State Technology College University Center in Harlingen. This unique facility was awarded the Associated Builders and Contractor's Excellence in Construction and the Engineering News Record Excellence in Design. Other award-winning sustainable designs include EL Furr High School, (LEED Silver) in Houston, Donna 3D Academy in Donna, Zapata County Museum of History and Zapata County Educational Technology Center.

Our building sustainability measures are intended to lower energy; water; waste disposal; emissions; operations and maintenance costs; and construction waste, while increasing the productivity of the building and health of building occupants. ERO has extensive experience including incorporating strategies into our designs such as:

- Building orientation for increasing natural lighting, maximizing structure angles in harsh environments to avoid extraordinary heating; gathering solar energy; and using prevailing winds for cooling
- Landscaping features to create natural cooling
- Passive systems to reduce energy consumption (daylighting, natural ventilation, and solar energy)
- LED lighting (reduce energy and improve health)
- Energy-efficient MEP systems (reduce energy consumption)
- Incorporating wall systems for thermal mass and fenestrations (windows, glass, and doors)
- Construction materials such as low-VOC paint, paperless gypsum wallboard, recycled-content insulation, galvanized metal studs, finishes without formaldehyde, brick or block and finishes of recycled materials
- Low water consumption landscaping
- Low-flow restroom systems
- Building envelops such as high EV concrete to remove heat passively or air barriers that assist air permeability and reduce uncontrolled air movement through the envelope
- Highly reflective roofing systems.

CODE COMPLIANCE

As a full service architectural/engineering firm we constantly encounter Federal, State, and Local rules and regulations in order to earn plan approval and construction acceptance. We work with cities for zoning, building permitting, inspecting and record keeping. We assist building owners with complying with energy consumption, energy efficiency and catastrophic area wind standards the State of Texas promulgates. ERO understands the goals of the Federal government requirements for complying with the Davis-Bacon Act for remuneration, Small Business goals for inclusion requirements or OSHA for workplace safety. We use third-party design standards, sometimes adopted by governments, whether as International Commercial Code, Whole Building Design Guide or Texas Accessibility.

Although occurring during every phase, a very intensive building code checking process covers every building code related items and details during the design document phase. Design documents are checked rigorously against locally- adopted building codes and design criteria related to circulation, energy, lighting, and others.

The building code review process continues by revising previous building design data and checking design compliance at floor and space level. The building area, height and the number of stories, affect the fire protection systems required, means of egress and so on. Floor areas determine occupant loads for each floor level and the number of required exits for each floor and the travel distance between exits. The data for each space, defined during the programming phase, is applied and tested through room-by-room layouts that suggest furniture arrangements and illustrate reflected ceiling plans. This is done to initiate coordination with mechanical and electrical disciplines. These data include but are not limited to:

- Occupancy and construction type of all spaces
- Construction details that reflect the relation and connection between building materials and components
- Layout and height of the building
- Number, height, and area of floors
- Circulation routes including location; type and size of elevators; and stairs and ramps
- Intensive occupant load analysis
- Number, type, and size of exit doors
- Travel distances to exit doors and areas of refugee
- Locations, sizes and types of openings in exterior and interior walls
- Level of fire hazards among adjacent spaces
- Topological information (i.e. spatial relations between building components such as separation, adjacency, connectivity, and intersection)
- Zoning Ordinances and ADA related items.

PERMITTING

ERO has completed more than 325 public sector projects engendering extensive governmental permitting experiences. These projects include new construction, additions, renovations, rehabilitation, code compliance, improvements, re-roofing, and repairs. We have worked in dense urban environments where staging is required and safety considerations are heightened. We have worked in occupied buildings where the users and visitors need to be protected from noise, pollution, physical dangers and construction scheduling interrupting operations. We accelerate project schedules to minimize the time the public is exposed to construction conditions and meet opening events.

Value Engineering is a creative, organized effort directed at analyzing designed building features, systems, equipment, and material selections for achieving essential functions at the lowest life-cycle cost consistent with required performance, quality, reliability, and

safety. Value engineering is a systematic method to improve the "value" of the project by using an examination of function. Essentially, value is the ratio of function to cost. Value is manipulated by either improving the function or reducing the cost.

VALUE ENGINEERING

Value engineering is a structured technique commonly used in project management. Some methods used in value engineering include reducing production time, reducing expenses, using existing resources more efficiently, and improving product quality. As project managers, we seek to maintain the quality and aesthetics of the project while containing or minimizing costs. As structural engineers seek to reduce costs, minimize the schedule, or increasing design economy. When applied to the construction process, value engineering has enormous benefit for developers. We work with local governments to gain zoning approval; zoning compliance; health and safety permitting; water permitting; utility permitting; and inspection for all of our public-sector projects. We work with the State of Texas on transportation, environmental, energy and such special regulations as wind hazard permits. We seek federal permits for such activities as 404 for Discharge of Dredge Material or Fill or modifications to federal public works and military bases.

OUR PROGRAMMING, DESIGN AND CONSTRUCTION ADMINISTRATION PROCESS

- Analysis of Facility Program Objectives of scope cost and schedule
- Site and Facilities Visits to review existing conditions
- Schematic Design Phase
- Preparation of sufficient "alternative approaches" or "design scenarios" for Owner review
- Submittal of Owner approved design documents for review
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- 100% complete construction documents for Owner review, and design team coordination
- Submittal of probable cost estimates
- Respond in writing to all Owner-provided review comments
- Finalize Bidding Documents and any necessary Addenda (if CSP delivery method)
- Bidding and Proposal Phase (if CSP delivery method is used instead of CMAR)
- Assist Owner and Construction Manager by receiving and recording requests for bid and request for proposal documents.
- Assist in issuance of bid and RFP documents
- Preparation and accounting of addenda
- Attending pre-bid and pre-proposal conferences
- Respond to any inquiries and prepare needed documentation for clarification
- Assist in preparing and awarding multiple contracts.

Project closeout begins as soon as construction begins. All incoming documents, such as RFIs, Submittals and Change Proposals, are tracked, logged and stored digitally in Owner Insite and our backed up in our data center. Project modifications are documented and processed and the contractor is provided a list of all documents that will be required, via email and web file transfers, allowing contractor to begin work on compiling and completing all required documentation managed with Owner Insite and A360. SharePoint, Microsoft Project, and Deltek Vision manage the project.



ERO's methodology and hierarchy of our projects is centered on a strong and ongoing collaborative effort among the City's staff representatives and all design team members and partners, led by Octavio Cantú and Edgar Villanueva. This team has the experience needed for the design of on-call projects. ERO is comprised of a capable, best-in-class team that emphasizes responsiveness, creativity, community collaboration, innovation and performance that works its way down the chain of command from the project architect to the project manager and the design and production team; along with our consultants. ERO has the flexibility and capacity to assign part-time staff to Edinburg projects that may be smaller in scale and scope.

Our firm's government sector focus has given us a deep understanding of the City of Edinburg's needs and gives us the expertise needed when helping develop a strategy for your on-call projects. All design team members are kept informed of progress at weekly meetings. The meetings serve as a forum for sharing ideas and building on design concepts. Issues are discussed and resolved through collaboration. The meetings assist in keeping lines of communications open between the project team displayed below and with City staff and stakeholders.

CITY OF EDINBURG

ERO DESIGN TEAM

Octavio Cantú, CSI, CDT, AIA, NCARB
Project Architect & Senior Project Manager

Edgar Villanueva, AA
Project Manager

Design

Roberto Pruneda, RID, NCIDQ
Yesenia Suchil, AA
Joey Yzaguirre, AA

Production

Juan Cantú, AIA
Maria O. Scurry, PE
Manny Zamora, AA
Gabriel Herrera, AA

Interiors

Maritza Cardenas, RID, NCIDQ
Nicole Reyman, AA

Construction Administration

Albert Chronis, AA
Monica Rodriguez
Norma Salinas



OCTAVIO CANTÚ, JR.

CSI, CDT, AIA, NCARB–PROJECT ARCHITECT & SENIOR PROJECT MANAGER

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Since 2008/Since 1996
Licensing: TBAE #20909
Education: B. Environmental Architecture–Texas A&M University

"I ensure ERO designs satisfy budget, owner's program requirements, end user needs and aesthetically enhance the community."



Octavio is a foremost expert in design and project management who adds elements of community into his work. He is both a principal and the chief operating officer for ERO. With more than 20 years of experience, his projects reveal his versatility. Octavio is adept at working within owners' budget and program requirements while incorporating cultural references into a building's design. He has led complex commercial and apartment home projects, along with an extensive list of city and government projects. Octavio enjoys overcoming project challenges while working with clients during the construction and facility improvement process.

PROJECTS

City of Edinburg
- New Police Department Training Facility
- New Arts, Cultural and Events Center
- New Parking Garage and Retail Center

Hidalgo County
- Jail Expansion Feasibility Study
- New Courthouse Replacement with Detention Center
- New Courthouse Master Plan
- New Bio-Safety Testing Laboratory
- Precinct 3 New Community Resource Center and Healthcare Center
- New Elections Department Expansion Building
- Precinct 4 New Mechanics Shop
- Precinct 4 New Multi-Purpose Facility
- Precinct 2 New Vehicle Maintenance and Admin Buildings

Brownsville Public Utilities Board
- Annex Building
- Service Yard
- Administrative Building Renovation

City of McAllen
- McAllen Performing Arts Center
- Waterline Maintenance and Meter Reading Facility

City of Mercedes
- New Police Department Building

City of Pharr
- City Hall First and Second Floor Renovation
- New Events Center

City of Port Isabel
- Visitor and Events Center

City of San Juan
- New City Hall/ Transit Terminal Building
- New Main Fire Station
- North Park and Recreation Center
- Downtown Revitalization Master Plan

City of Weslaco
- New Central Fire Station
- New Police Station with Municipal/ Judicial Court

County of Zapata
- New Museum of History
- New Technical and Advanced Education Center

Town of Combes
- Recreational Community Center

EMPLOYMENT

- Present: ERO, Principal and COO
- Oct 2005–Oct 2008: Jacobs Engineering Group, PM
- Nov 1997–Sep 2005: PBK Architects and Engineers, PM

PROFESSIONAL ASSOCIATIONS

- AIA Council of Education Facility Planners
- AIA, Texas Chapter
- AIA, Lower Rio Grande Valley Chapter

EDGAR VILLANUEVA

AA–PROJECT MANAGER

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Since 2015/Since 2012
Licensing: Associate Architect
Education: B. Architecture - University of Texas at San Antonio, M. Information Technology - UTRGV

"I serve as the client's right hand to make our drawings on paper into a built reality."



Edgar Villanueva, an associate architect, is a design and visualization specialist for ERO. Edgar has more than five years of experience in design and specializes in 3D design and visualization for architectural and interior design. Through collaboration with the design and production team he provides leadership in the production of the highest quality design studies and design visualizations possible. Villanueva's exceptional software skills allow him to rapidly test a variety of possible concepts using Rhino/Grasshopper, Sketch Up, 3ds Max, Revit, and Adobe Creative Studio. His IT background facilitates designing directly in 3D and working with scripts to customize design processes for the team. Since his arrival, Villanueva has contributed to every major project ERO is producing including 21st century high schools, performing arts centers, university facilities, courthouses and schematics for urban planning for community economic development.

PROJECTS

City of Edinburg
- New Police Department Training Facility
- New Arts, Cultural and Events Center
- New Parking Garage and Retail Center

Hidalgo County
- Jail Expansion Feasibility Study
- New Courthouse Replacement with Detention Center
- New Courthouse Master Plan
- New Bio-Safety Testing Laboratory
- Precinct 3 New Community Resource Center and Healthcare Center
- New Elections Department Expansion Building
- Precinct 4 New Mechanics Shop
- Precinct 4 New Multi-Purpose Facility
- Precinct 2 New Vehicle Maintenance and Admin Buildings

Brownsville Public Utilities Board
- Annex Building
- Service Yard
- Administrative Building Renovation

City of McAllen
- McAllen Performing Arts Center

City of Mercedes
- New Police Department Building

City of Pharr
- City Hall First and Second Floor Renovation

City of San Juan
- New City Hall/ Transit Terminal Building
- New Main Fire Station
- North Park and Recreation Center
- Downtown Revitalization Master Plan

EMPLOYMENT

- Jan 2015–Present: ERO,3D Design and Visualization
- Aug 2013–Sept 2014: Sharyland Engineering, Inc., Designer

JUAN J. CANTU

LEED AP® BD+C–PROJECT MANAGER

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Currently and 2009–2015/Since 2009

Licensing: TBAE 2020 - #28594; OK BA #a7489; NCARB Certificate 2020 - #97616

Education: B. Architecture–UT San Antonio

"I create public buildings that represent an institution's and community's unique culture that positively impacts the experience of end users."



Juan believes in creating buildings that represent owner and their community's unique culture in positively impacting users. Juan is a senior project manager and architect for ERO. He has more than 15 years of experience in architectural design and conceptualization. Juan has been leading production teams for over 11 years and acts as ERO's building information modeling coordinator throughout the design and construction process. Implementing company standards for quality control and project delivery are among Juan's strengths.

PROJECTS

City of Edinburg
- New Police Department Training Facility
- New Arts, Cultural and Events Center
- New Parking Garage and Retail Center

City of Alamo
- Police Department Feasibility Study

City of Mercedes
- New Police Department Building

City of San Juan
- New Main Fire Station

City of Weslaco
- New Central Fire Station
- New Police Station with Municipal/ Judicial Court

EMPLOYMENT

- Present: ERO, Senior PM
- Jul 2015–Jan 2020: PBK Architects, Senior PM
- Jun 2009–Jul 2015: ERO, PM

PROFESSIONAL ASSOCIATIONS

- AIA, Texas Chapter
- NCARB

ROBERT PRUNEDA

RID, NCIDQ–DESIGN LEAD

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Since 2011/Since 2011
Licensing: RID: 12566; NCIDQ: 35208
Education: M. Architecture, University of Idaho; B. Architecture, University of Idaho

"I like to create modern scholastic environments that provide learner-centric environments empowering students to innovate and problem solve."



Roberto, blends artistry with technical expertise in bringing out the best in modern design and visuals. He leads design and visualization efforts for ERO. He excels in 3D visualization, interior, -furniture, fixture, and equipment design. For ERO's government designs, Roberto believes in empowering users via modern designs that provide innovative and accessible spaces. He strives to use space efficiencies and reduce footprint costs in his interior design. A thorough researcher, Roberto's designs reach high aesthetic standards while reflecting the culture and values of local communities into each design, respecting their land, people, and history.

PROJECTS

City of Edinburg
- New Police Department Training Facility
- New Arts, Cultural and Events Center
- New Parking Garage and Retail Center

Hidalgo County
- Jail Expansion Feasibility Study
- New Courthouse Replacement with Detention Center
- New Courthouse Master Plan
- New Bio-Safety Testing Laboratory
- Precinct 3 New Community Resource Center and Healthcare Center
- New Elections Department Expansion Building
- Precinct 4 New Mechanics Shop
- Precinct 4 New Multi-Purpose Facility
- Precinct 2 New Vehicle Maintenance and Admin Buildings

Brownsville Public Utilities Board
- Annex Building
- Service Yard
- Administrative Building Renovation

City of McAllen
- McAllen Performing Arts Center
- Waterline Maintenance and Meter Reading Facility

City of Mercedes
- New Police Department Building

City of Pharr
- City Hall First and Second Floor Renovation

City of Port Isabel
- Visitor and Events Center

City of San Juan
- New City Hall/ Transit Terminal Building
- New Main Fire Station
- North Park and Recreation Center
- Downtown Revitalization Master Plan

City of Weslaco
- New Central Fire Station
- New Police Station with Municipal/ Judicial Court

EMPLOYMENT

- Present: ERO, Design & Visualization Lead

PROFESSIONAL ASSOCIATIONS

- AIA, Texas Chapter

MANNY ZAMORA

AA–PRODUCTION MANAGER

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Since 2013/Since 2003
Licensing: Associate Architect
Education: Masters of Architecture (5-year program)–2003, Texas Tech University

"I leverage automation to provide drawings and documents that answer all construction questions before they are asked."



Manuel Zamora is an associate architect at ERO. Zamora is serving on the architecture team for design and production. He has more than 20 years of experience in all facets of the architectural field. His forte is 3D visualization, design and modeling in A 360. Zamora is a power-user of Autodesk and Revit 3D BIM. He creates databases in BIM for management of costs estimates, materials, life cycle costs and schedules. Zamora's success is founded in his critical thinking and problem solving. Being a self-starter, Zamora elected to serve as an adjunct instructor for 3D visualization and Revit BIM for South Texas College from 2009 to 2011. Zamora is a NCARB candidate having completed his Intern Develop Program.

PROJECTS

City of Edinburg
- New Arts, Cultural and Events Center
- New Parking Garage and Retail Center

Hidalgo County
- Bio-Safety Testing Laboratory
- Courthouse Replacement
- Jail Expansion Feasibility Study
- Precinct 4 New Mechanics Shop
- Precinct 3 New Multi-Purpose Facility
- Elections Department New Buildings Renovation
- Courthouse Master Plan
- Precinct 2 Vehicle Maintenance Shop
- Precinct 3 Anzalduas Park Upgrades

HNTB/City of Austin
- Bergstrom Airport Planning

Brownsville Public Utilities Board
- Administrative Offices Renovation
- New Administrative Annex

City of Mercedes
- Police Station Renovations

City of Port Isabel
- Visitor and Events Center

City of Pharr
- City Hall Renovation

City of McAllen
- New McAllen Performing Arts Center

City of San Juan
- New City Hall/ Transit Terminal Building

City of South Padre Island
- Municipal and Police Buildings

City of Weslaco
- New Central Fire Station
- New Police Station

County of Zapata
- History Museum
- Higher Education Center

Town of Combes
- Recreational Community Center

EMPLOYMENT

- Present: ERO, Associate Architect
- Aug 2007–Aug 2013: ROFA Architects, Inc., Architectural Intern, CAD Tech
- Jul 2005–Jul 2007: PBK Architects, Architecture Intern

PROFESSIONAL ASSOCIATIONS

- Associate AIA, Texas Chapter

ALBERT G. CHRONIS

AA–CONSTRUCTION ADMINISTRATION MANAGER

Assigned to City of Edinburg Projects

ERO Tenure/Experience: Since 2007/Since 1999
Licensing: Architectural Associate
Education: B.S. Architecture, UT San Antonio;
Associates Computer Drafting & Design, TSTC Harlingen

"My experience in the construction industry has prepared me to fully understand the importance of the relationship between Architect and Contractor on a project, and how true Teamwork transfers to a successful project to a client."



Albert is Construction Administration Manager for ERO Architects with more than twenty-two years of experience in the Architecture and Construction industry. He is well-versed in Architectural Design and Construction Administration. Software experience in Revit Architecture 2022 and AutoCad 2022. His experience with both construction operations, performance, and quality control, along with architectural design, construction drawings, serve for optimal results from design to construction. His experience with nine years in construction allows him to understand the importance in the relationship between Architect and Contractor. Albert is well respected by his colleagues due to his team approach and communication skills. He is always available to answer questions from the owner and his consultants.

PROJECTS

Hidalgo County
- Courthouse Master Plan

HNTB/City of Austin
- Bergstrom Airport Planning

City of Brownsville
- Sanitation Building
- Scale House

City of Mercedes
- Police Station Renovations

City of McAllen
- New McAllen Performing Arts Center

City of San Juan
- San Juan Fire Station

City of Weslaco
- New Central Fire Station
- New Police Station

EMPLOYMENT

- Present: ERO, PM
- May 2015–Jun 2021: Noble Texas Builders, PM
- Nov 2013–Apr 2015: SpawGlass Contractors, PM

PROFESSIONAL ASSOCIATIONS

- RGV LEAD: Board of Directors
- TSTC Harlingen–Architectural Design Advisory Committee: Board Member (Former President)
- Brownsville ISD–Architecture & Construction Advisory Committee: Committee Member
- Mercedes ISD–CATE Department Advisory Committee: Committee Member
- Los Fresnos CISD–CATE Department Advisory Committee: Committee Member
- Leadership Brownsville: Class XXVIII (Former Board Member)
- Leadership McAllen: Class XXXII
- Texas Military Forces–Texas State Guard: Sergeant (2009–2012)

CITY OF SAN JUAN NEW CITY HALL / BUS TRANSIT CENTER	
CONTACT	Benjamin Arjona, San Juan City Manager
PHONE/EMAIL	956.457.1806 / barjona@sjtx.us
DESCRIPTION	$7.0 million, 30,000 SF, new build for a city hall / bus transit center u-shape two-story building with an inner courtyard and the addition of a coffee shop on the first-floor level.
ERO EMPLOYEES ASSIGNED	Octavio Cantu, Jr., AIA–Project Architect & Senior Project Manager; Edgar Villanueva, AA–Project Manager; Juan J. Cantu, LEED AP® BD+C–Project Manager; Roberto Pruneda, NCIDQ, RID–Design Lead; Manny Zamora, AA–Production Manager; Monica Rodriguez–Construction Administration Manager

CITY OF PHARR CITY HALL RENOVATION / CITY OF PHARR EMERGENCY OPERATIONS CENTER AND SHELTERS	
CONTACT	Alex Meade, Former City Manager
PHONE/EMAIL	956.455.1934; ameade@texasregionalbank.com
DESCRIPTION	$2.0 million modernization and renovation of the existing 1st and 2nd floors, 19,778 SF, of the downtown city hall. New, natural light offices were created for existing city departments and the addition of a coffee shop on the first-floor level.
ERO EMPLOYEES ASSIGNED	Octavio Cantu, Jr., AIA–Project Architect & Senior Project Manager; Edgar Villanueva, AA–Project Manager; Roberto Pruneda, NCIDQ, RID–Design Lead; Manny Zamora, AA–Production Manager; Monica Rodriguez–Construction Administration Manager

BROWNSVILLE PUB – NEW ADMINISTRATIVE ANNEX BUILDING BROWNSVILLE PUB – NEW SERVICE YARD BROWNSVILLE PUB – ADMINISTRATION BUILDING RENOVATIONS	
CONTACT	Maria C. Leal, PE, Director of Water/Wastewater Engineering, Planning and Operations
PHONE/EMAIL	956. 708.1012/ mleal@brownsville-pub.com
DESCRIPTION	$15.3 million 77,176 SF, 4-story annex office building for executive and engineering offices, district disaster backup system and customer services, as well as a new $23M 55,000 SF service yard and $6.5M renovation of the two-story administration building.
ERO EMPLOYEES ASSIGNED	Octavio Cantu, Jr., AIA–Project Architect & Senior Project Manager; Yesenia Suchil, AA–Project Manager; Roberto Pruneda, NCIDQ, RID–Design Lead; Manny Zamora, AA–Production Manager; Monica Rodriguez–Construction Administration Manager

LIST ALL PAST PROJECTS WITH THE CITY OF EDINBURG FOR EACH PROPOSED TEAM MEMBER

OCTAVIO CANTÚ	Downtown Parking Garage and Retail Center / Arts, Cultural and Events Center / Police Training Facility
EDGAR VILLANUEVA	Downtown Parking Garage and Retail Center / Arts, Cultural and Events Center
JUAN CANTU	Downtown Parking Garage and Retail Center / Arts, Cultural and Events Center
ROBERTO PRUNEDA	Downtown Parking Garage and Retail Center / Arts, Cultural and Events Center
MANNY ZAMORA	Downtown Parking Garage and Retail Center / Arts, Cultural and Events Center

OWNER NAME

City of Edinburg

PROJECT NAME AND LOCATION

City of Edinburg Downtown Parking and Retail Facility, Edinburg

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Tomas D. Reyna, PE, Assistant City Manager/ 415 W University Dr, Edinburg, TX / 956.388.8210 / tomas.reyna@cityofedinburg.com

TOTAL SQUARE FEET

Garage: 94,500
Retail: 20,300
Parking Spaces: 295

BUDGET

Est. $16.2M

SHORT DESCRIPTION OF PROJECT

Three-story downtown parking garage providing approximately 295 parking spaces with 20,000 SF of retail first floor adjacent to the new Courthouse, Edinburg ACE building and near the amphitheater park.









OWNER NAME

City of Edinburg

PROJECT NAME AND LOCATION

City of Edinburg Arts, Culture and Events Center, Edinburg

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Tomas D. Reyna, PE, Assistant City Manager/ 415 W University Dr, Edinburg, TX / 956.388.8210

TOTAL SQUARE FEET

36,800

BUDGET

$11.5M

SHORT DESCRIPTION OF PROJECT

New single story multipurpose building with ballroom, classrooms, offices and a cafe.









OWNER NAME

Edinburg Police Department

PROJECT NAME AND LOCATION

Police Training Facility, Edinburg

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Tomas D. Reyna, PE, Assistant City Manager / 415 W University Dr, Edinburg, TX / 956.388.8210

TOTAL SQUARE FEET

9,800

BUDGET

$1,200,000

SHORT DESCRIPTION OF PROJECT

A new facility for accommodate training of regional public safety officers with two training rooms, a commons room and restrooms and support equipment.







OWNER NAME

Brownsville Public Utilities Board

PROJECT NAME AND LOCATION

Utility Annex Administrative Building, Brownsville

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Maria C. Leal, PE, Director of Water/Wastewater Engineering, Planning and Operations / 1425 Robinhood Dr. Brownsville, TX / 956. 983.6275

TOTAL SQUARE FEET

77,196

BUDGET

$15,259,933

SHORT DESCRIPTION OF PROJECT

The four-story annex Building houses administrative, engineering and customer services offices. Also, it contains the entire BPUB energy control center and pump stations management in a Risk Category IV Essential Facility. ERO incorporated a high-performance insulated concrete block wall system for its impact resistant properties. The material is durable, healthy, and energy efficient. It minimizes the need for wood and provides a cost-neutral way to build green. The thermal performance is about four times that of ordinary insulation.









OWNER NAME

City of San Juan

PROJECT NAME AND LOCATION

City Hall and Bus Terminal, San Juan

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

City of San Juan / 709 S. Nebraska Ave, San Juan, TX 78589 / Ben Arjona, City Manager / 956.223.2206

TOTAL SQUARE FEET

30,000

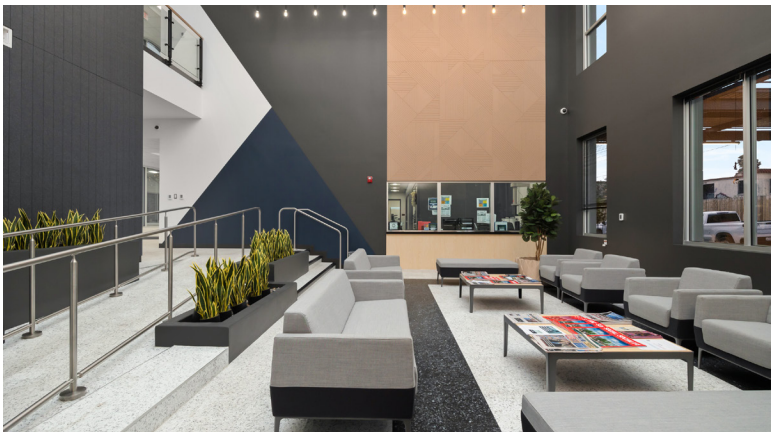
BUDGET

$7,000,000

SHORT DESCRIPTION OF PROJECT

The new City Hall and Transit Terminal will relate to the community by means of the construction of a U-shaped block that gives front to the terminal entry on Nebraska Avenue and towards 6th Street an interior receiving façade with an inner courtyard that naturally achieves passive heating and cooling design strategies. The aesthetic of the architecture weaves the community's history, culture, and land into the fabric of the building's design. It will house multiple city departments along with a coffee shop for employee and community service.









OWNER NAME

City of Pharr

PROJECT NAME AND LOCATION

Pharr City Hall / Pharr

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Ed Wylie, Interim City, Manager / 118 North Cage Blvd., Pharr, TX / 956.402.4000

TOTAL SQUARE FEET

19,778

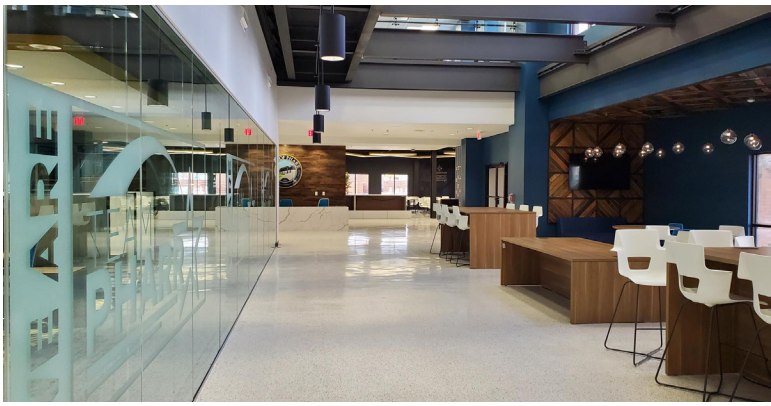
BUDGET

$1,800,000

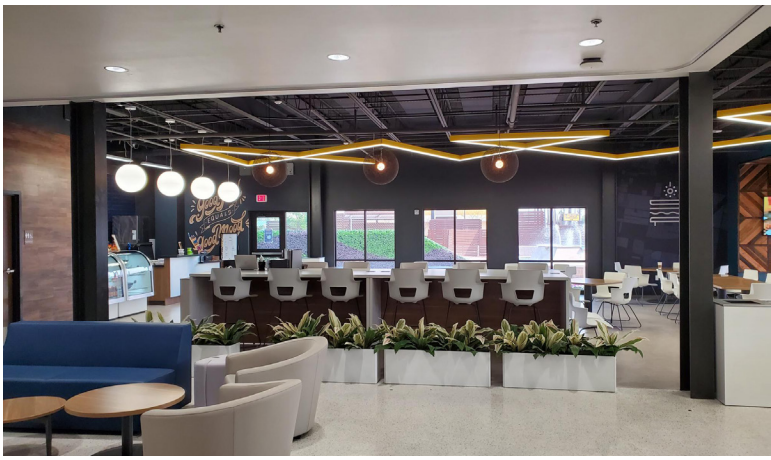
SHORT DESCRIPTION OF PROJECT

Renovating the first floor of the Pharr City Hall and designing the furniture, fixtures and equipment.









OWNER NAME

City of McAllen

PROJECT NAME AND LOCATION

McAllen Performing Arts Center, McAllen

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

City of McAllen / 801 Convention Center Dr., McAllen, TX
Roy Rodriguez, PE, MPA, City Manager / 956.681.1001

TOTAL SQUARE FEET

93,741

BUDGET

$44,823,533

SHORT DESCRIPTION OF PROJECT

ERO drew inspiration for the world-class 1,828-seat theater from McAllen. The faceted exterior walls mimic the woven trunks of native palm trees. The lobby is the vibrant blue of the Indigo Bunting, a brilliant migratory songbird. Richly hued seating and curtains are the color of local bougainvillea. Millwork pays homage to Texas mesquite and pecan trees and arches are solid pecan wood for acoustical smoothness.

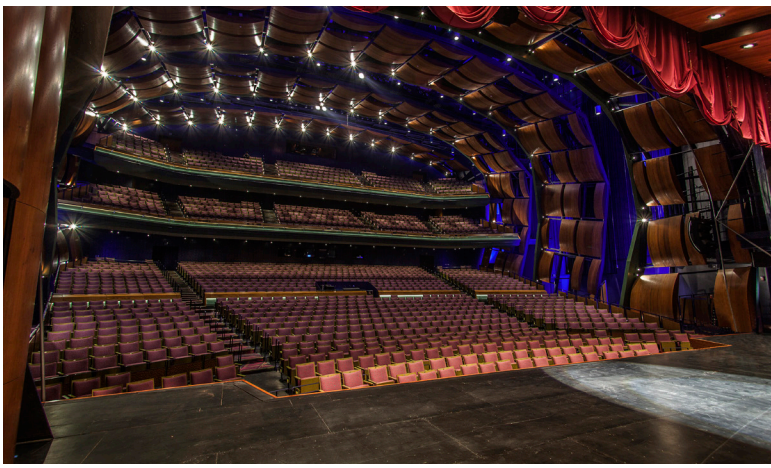
"The McAllen Performing Arts Center is one of the most beautiful theaters I've ever performed in. They don't make them like this anymore. Whoever designed this theatre knew what they were doing."
– Legendary Recording Artist Tony Bennett

"The McAllen Performing Arts Center is going to be a place of memories, where our community can watch great performances from national organization to local entertainment including their own kids on a stage that could compete with venues in New, Chicago, or any big city in Texas. [It is] a community-inspired project that integrates family values."
– McAllen Mayor Jim Darling









OWNER NAME

City of Port Isabel

PROJECT NAME AND LOCATION

Port Isabel Convention and Visitors Bureau, Port Isabel

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Edward Meza, City Manager / 305 E. Maxan St., Port Isabel, TX / 956.943.2682

TOTAL SQUARE FEET

17,022

BUDGET

$3,462,884

SHORT DESCRIPTION OF PROJECT

A new construction, multi-use facility mainly housing public events, which includes an outdoor stage and courtyard. The facility will be also used as a post-disaster emergency operation center.







OWNER NAME

City of San Juan

PROJECT NAME AND LOCATION

New two-phase San Juan North Park & Recreation Center, San Juan

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

City of San Juan / 709 S. Nebraska Ave, San Juan, TX 78589 / Ben Arjona, City Manager / 956.223.2206

TOTAL SQUARE FEET

25,000

BUDGET

$7,500,000

SHORT DESCRIPTION OF PROJECT

The City of San Juan's Parks and Rec Youth Center and Park will provide a much needed park in North San Juan for a rapidly growing community. In order to assess the viability of the project, ERO Architects worked with the City of San Juan to define its programming needs and generate cost estimates for the design intent. The new 25,000 square feet Youth Center and Park will house 2 basketball courts, gym area / boxing, and classrooms. Parks and Rec offices, outdoor basketball, soccer fields, splash pad, trails and an all inclusive playground. Located in North San Juan on Sioux Rd adjacent to the San Juan water treatment plant, the building will define a thriving and growing community. The aesthetic of the architecture weaves the community's history, culture, and land into the fabric of the building's design. The building becomes a structure that enhances public areas connecting them through a major park space that could bring the local community inwards the building.









OWNER NAME

City of Weslaco

PROJECT NAME AND LOCATION

New Weslaco Public Safety Police & Fire Station Buildings, Weslaco

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

City of Weslaco / 255 S. Kansas Ave., Weslaco, TX / Omar Rodriguez, Parks & Maintenance Director / 956.447.3407

TOTAL SQUARE FEET

14,600 Fire Station / 32,600 Police Station

BUDGET

$2,700,000—Fire Station / $8,300,000—Police Station

SHORT DESCRIPTION OF PROJECT

Weslaco Public Safety Building Project - consists of 2 separate buildings. Fire Station 14,600 sf and Police Station 32,600 sf plus 5000sf storage building.

Fire Station consists of 5 apparatus bays, a living area, kitchen, dining, sleeping quarters, and storage for the fire department. The Police Station houses police department - administration, patrol, armory, criminal investigation, internal affairs, community room for the public, courtroom, detention area (jail), and evidence storage facility.









OWNER NAME

County of Zapata

PROJECT NAME AND LOCATION

Zapata County Museum of History, Zapata

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Mario Gonzalez-Davis, Project Coordinator, Zapata County
200 7th Ave Zapata, TX / 956.765.5580

TOTAL SQUARE FEET

7,340

BUDGET

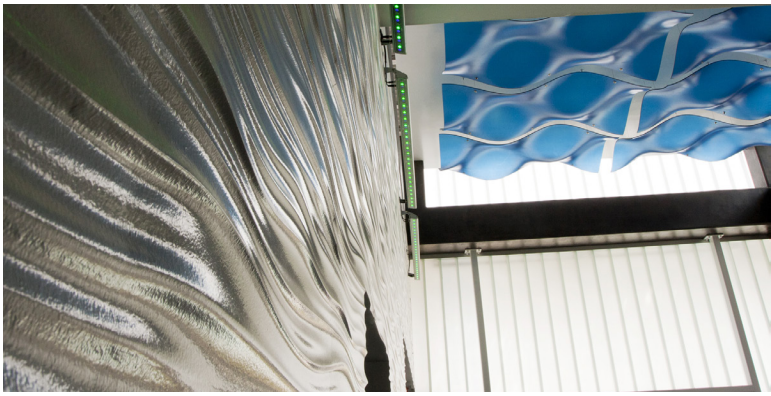
$2,834,248

SHORT DESCRIPTION OF PROJECT

The museum is the epitome of cultural design. The building is reminiscent of the former city and valley that the Rio Grande River inundated for the Lake Falcon Reservoir: The design provides spaces for artifacts, displays, education and community activities. The Museum of History is a Green Design.







OWNER NAME

County of Zapata

PROJECT NAME AND LOCATION

Zapata County Technical and Advanced Education Center, Zapata

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Mario Gonzalez-Davis, Project Coordinator, Zapata County
200 7th Ave Zapata, TX / 956.765.5580

TOTAL SQUARE FEET

9,000

BUDGET

$2,573,661

SHORT DESCRIPTION OF PROJECT

The Zapata County Technical and Advanced Education Center is a distance learning center for such regional universities located in South Texas as Texas A&M International, Laredo College and South Texas College to provide education and training for Zapata County residents. It offers state-of-the-art telecommunications, networking and media technology. The project provides six classrooms and faculty offices with a flexible interior layout which support the college's mission to provide a diversified instruction complex. The design forms a strong sense of place and a campus-like community. The building's curved arrangement and passageway creates an indoor and outdoor environment. The curvature also lends itself to the landscaped courtyard creating a sense of campus. The Zapata County Technical and Advanced Education Center is certified Green. It features two alternate sources of energy, one of which is passive solar. The building, found along US 83, is keyed into the natural grade of the site that slopes down toward to the Rio Grande River. This creates an earth shelter on all its sides except for the southern exposure where a metal trellis provides high-quality filtered shading. In addition, the combination of energy-efficient interior lighting with exterior solar screens control the direct sunlight. Additionally, the well-insulated building envelope and a partial "green roof" contribute to low energy consumption.







OWNER NAME

Brownsville Public Utilities Board

PROJECT NAME AND LOCATION

PUB Service Yard / FM 511, Brownsville

NAME, ADDRESSES, AND PHONE NUMBERS OF OWNER AND CONTACT PERSON TASKED WITH DAILY RESPONSIBILITIES OF PROJECT

Brownsville PUB / FM 511, Brownsville / Maria C. Leal, PE, Director of Water/Wastewater Engineering, Planning and Operations / 956.983.6275

TOTAL SQUARE FEET

55,000

BUDGET

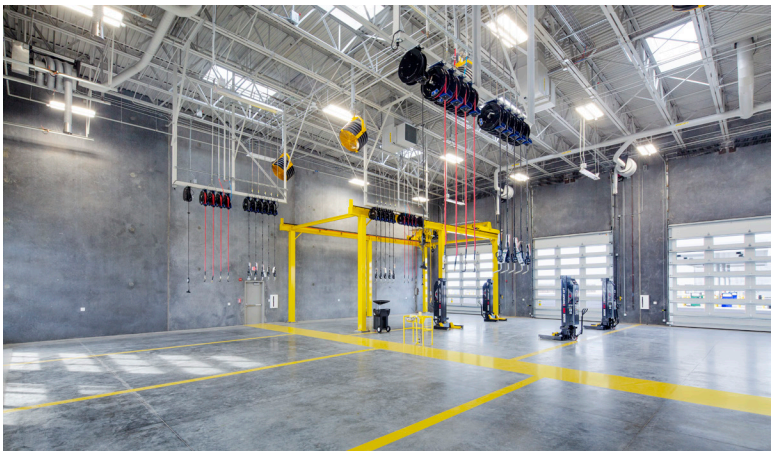
$23,100,000

SHORT DESCRIPTION OF PROJECT

ERO designed the new Brownsville Public Utility Board's modernized Service Yard project. The new campus is situated on an 18-acre site located on FM511, near the Port of Brownsville. It features approximately 55,000 square feet of new office, warehouse and ancillary facilities to support the PUB's field operations. The new campus also features a fleet vehicle maintenance building, fleet fueling center, a fleet vehicle washing center and concrete drives, and paving for the Utility's 250 vehicles; and accommodates over 100 parking spaces for employee parking.









CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/20/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Higginbotham Insurance Agency, Inc.
1400 N McColl Rd, Ste 105
McAllen TX 78501

CONTACT NAME: Martha Guerrero
PHONE (A/C, No, Ext): 956-668-3509 **FAX (A/C, No):** 956-687-1286
E-MAIL ADDRESS: mguerrero@higginbotham.net

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Continental Casualty Company	20443
INSURER B : Texas Mutual Insurance Company	22945
INSURER C : National Fire Ins Of Hartford	20478
INSURER D :	
INSURER E :	
INSURER F :	

INSURED EROINTE-01
GOERO International, LLC
dba ERO Architects
P. O. Box 720428
McAllen TX 78504

COVERAGES **CERTIFICATE NUMBER:** 209702639 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:			7013596746	1/25/2024	1/25/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
C	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY			7038381291	5/11/2024	5/11/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 1,000,000 $ $ $ $
A	X **UMBRELLA LIAB** X OCCUR **EXCESS LIAB** CLAIMS-MADE DED RETENTION $			7013596763	1/25/2024	1/25/2025	EACH OCCURRENCE AGGREGATE 	$ 5,000,000 $ 5,000,000 $
B	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N / A **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below			0001155533	3/11/2024	3/11/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Additional Named Insured:
ERO International, LLP dba ERO Architects
ERO Building Services, LLC
ERO, LLP dba ERO Architects
South Texas Facility Professional, LLC

The General Liability Policy contains the following Endorsements:
Blanket Additional Insured and Liability Extension Enhancement: Pertains to Blanket Additional Insured of Written Contract, Primary Non-Contributory and
See Attached...

CERTIFICATE HOLDER

GOERO International, LLC
dba ERO Architects
P O Box 720428
McAllen, TX 78504

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 11/20/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

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PRODUCER
Higginbotham Insurance Agency, Inc.
1400 McColl Rd. Ste 105
McAllen TX 78501

CONTACT NAME: Martha Guerrero
PHONE (A/C, No, Ext): 956-668-3509 **FAX (A/C, No):** 956-687-1286
E-MAIL ADDRESS: mguerrero@higginbotham.net

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Arch Insurance Company	11150
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED EROIN
GOERO International, LLC dba ERO Architects
P. O. Box 720428
McAllen TX 78504

COVERAGES **CERTIFICATE NUMBER:** 438757051 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	☐ CLAIMS-MADE ☐ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$
	☐ OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	☐ ANY AUTO						BODILY INJURY (Per person)	$
	☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	☐ UMBRELLA LIAB ☐ OCCUR						EACH OCCURRENCE	$
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE	$
	☐ DED ☐ RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						☐ PER STATUTE ☐ OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Professional Liability Claims-Made			PAAEP0162900	11/15/2023	11/15/2024	Each Claim Aggregate Retention	$4,000,000 $4,000,000 $50,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Additional Named Insureds:
ERO International LLP dba ERO Architects
ERO Building Services, LLC
ERO, LLP dba ERO Architects
South Texas Facility Professionals, LLC

For Insurance Purposes Only

CERTIFICATE HOLDER

GOERO International, LLC
dba ERO Architects
P. O. Box 720428
McAllen TX 78504

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ERO has read the Professional Services Agreement and agrees that it will meet the prerequisite insurance requirements and will enter into such an agreement with the City of Edinburg.



NEW HIDALGO COUNTY COURTHOUSE
County of Hidalgo

Brian A. Godinez
Principal, CEO
956.655.4655 (mobile)
bgodinez@goERO.com
135 Paseo Del Prado, Ste 58, Edinburg, Texas 78539

Octavio Cantu, AIA, NCARB
Principal, COO
956.655.4655 (mobile)
ocantu@goERO.com
135 Paseo Del Prado, Ste 58, Edinburg, Texas 7859



BROWNSVILLE PUB ANNEX
Brownsville Public Utilities Board

ERO ARCHITECTS

We value a relationship with the

CITY OF EDINBURG

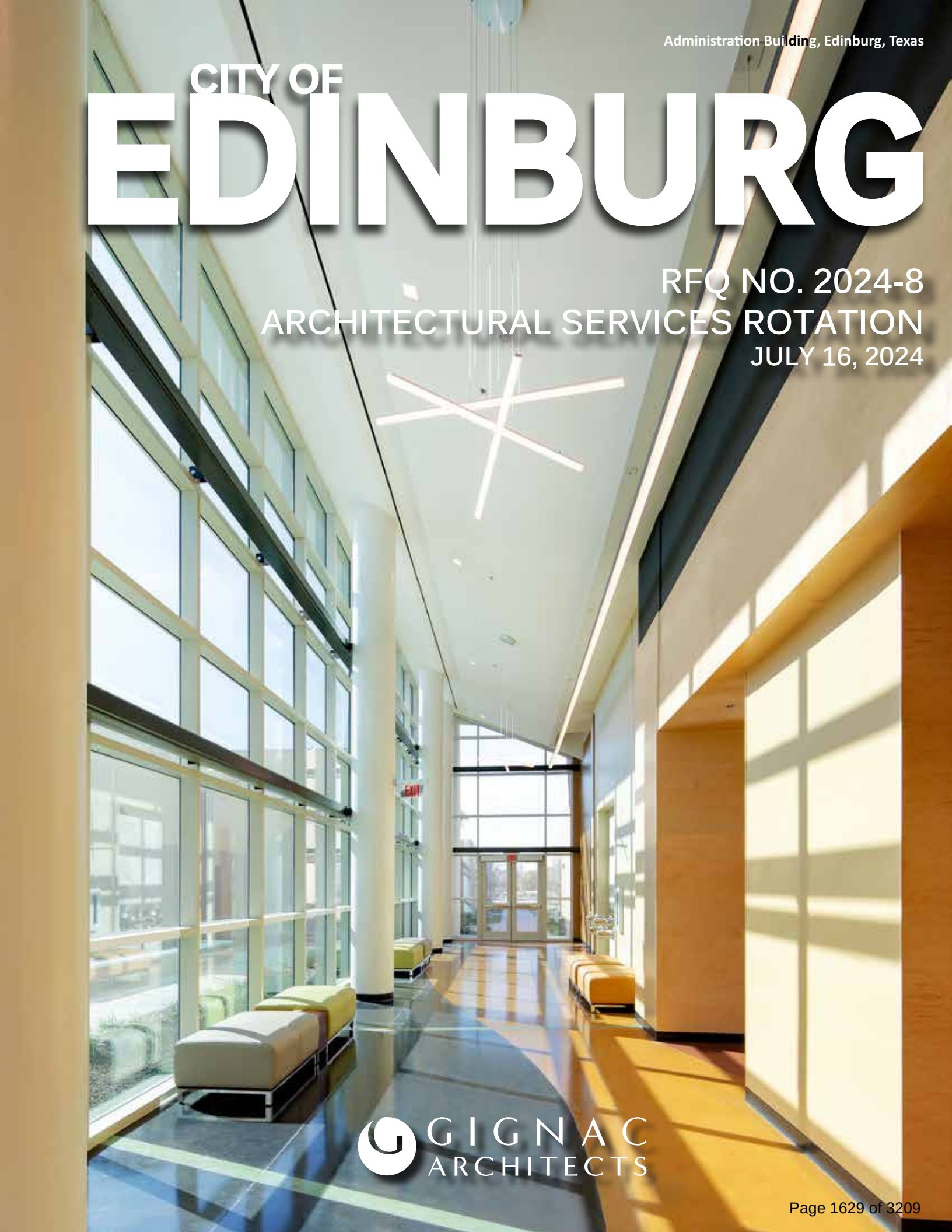
and hope that you provide ERO with the opportunity to serve you again.



EDINBURG ARTS & CULTURAL EVENTS CENTER
City of Edinburg



135 Paseo Del Prado, Ste 58 | Edinburg, TX 78539 | 956.655.4655 | goERO.com



CITY OF EDINBURG

RFQ NO. 2024-8
ARCHITECTURAL SERVICES ROTATION
JULY 16, 2024

GIGNAC ARCHITECTS

"While working with Gignac Architects, the design team has been very knowledgeable ... The team works closely with its clients and provides high-level design. We recommend them for other city projects as well."

Manuel "Sonny" Mello

City of Eagle Pass

GIGNAC
ARCHITECTS

August 2, 2022

City of Edinburg
c/o City Secretary, 1st Floor
415 W. University Drive
Edinburg, Texas 78541

Dear Selection Committee,

The Gignac Architects team is pleased to submit our qualifications for architectural services for the New Service Center. Our team brings over 30 years of experience in similar projects, coupled with an extensive knowledge of Texas architecture.

OUR FIRM provides complete architectural services including master planning, from feasibility studies and facility assessments to conceptual design, through construction administration, including coordination of all necessary specialized and engineering subconsultants. Founded in 1988 and still owned by Raymond Gignac, Gignac & Associates, LLP (dba Gignac Architects) is a Limited Liability Partnership, with TBAE License number BR 1221. Our firm includes 20 employees, with four offices: in McAllen, Harlingen, Dallas, and our Corpus Christi headquarters.

Gignac Architects, with Principal Raymond Gignac, will have contractual responsibility with the City of Edinburg and will serve as Prime Consultant of the awarded projects. Our primary office for this project is located at 3700 N. 10th Street, Suite 205, McAllen, Texas 78501, and Raymond will be the main point-of-contact for contract negotiations with the City. He is most readily available by cell phone 361.442.4345 or email RGignac@gignac-associates.com.

OUR TEAM includes the expertise of a highly-qualified and technically-competent team of engineers and subconsultants. For this project, we have hand-selected a team with whom we have a history of successful projects, who are highly qualified, experienced, and have intimate knowledge of designing facilities in the Rio Grande Valley. We will include DBR on our team for MEP Engineering services, Green, Rubiano & Associates for structural engineering, Melden & Hunt for civil engineering. We have worked with each of these subconsultants successfully in the past, and we are confident this proposed team will be able to satisfy all of the requirements of this project.

I attest that all of the information included in this Statement of Qualifications is true and correct. We look forward to the opportunity to further demonstrate our approach and commitment, along with discussing the project in further detail with the City of Edinburg.

Sincerely,



Raymond Gignac, AIA
Principal-in-Charge | RGignac@gignac-associates.com
Gignac & Associates, LLP | 3700 N. 10th Street, Suite 205 | McAllen, Texas 78501
Mob: 361.442.4345 | Tel: 956.686.0100 | Fax: 361.884.4232

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Firm Information & Organization

1&2


ADMINISTRATION BUILDING, EDINBURG, TEXAS
1&2

MCALLEN OFFICE
(Primary for this project)
3700 N. 10th St
Suite 205
McAllen, Texas 78501
P: 956.686.0100
F: 956.622.7313

HARLINGEN OFFICE
222 E. Van Buren
Suite 102
Harlingen, TX 78550
P: 956.365.4820
F: 956.365.4822

CORPUS CHRISTI OFFICE
416 Starr Street
Corpus Christi, TX 78401
P: 361.884.2661
F: 361.884.422

DALLAS REMOTE OFFICE
307 Martha Manor
Richardson, Texas 75081

COMPLETE ARCHITECTURAL SERVICES:

Schematic Design, Design Development, Construction Documents, and Construction Administration
Site Planning
Programming
Pre-Bond & Bond Planning
Facilities Assessments
Feasibility Studies
Facilities Restorations
Project Specifications
Project Manuals
Bidding Coordination
Parking Planning / Design / Layout
Landscape Architecture
Master Planning
3D Computer Visualization
Streetscapes
Lighting Design
Project Team Coordination
Traffic Coordination
Utilities Coordination
Building Information Modeling
Code Review, ADA Compliance
Interior Design
Sustainability & LEED Services
Cost Estimating

TEAM SERVICES:

Civil, Mechanical, Electrical, Plumbing, and Structural Services
Surveying
Geotechnical and Environmental Engineering
Foodservice Design
Drainage & Utilities Specialists
Traffic & Signals Consultant
Soils Testing
Construction Material Testing
Public Relations
Construction Mitigation
Graphics & Wayfinding

GIGNAC ARCHITECTS

GIGNAC & ASSOCIATES, LLP (dba Gignac Architects) has been serving Texas with Architectural, Interior Design, Landscape Design, and Construction Administration Services since 1988 when it was established by firm Principal, Raymond Gignac. The company is classified as a Limited Liability Partnership. Gignac Architects is a full service design firm, providing planning expertise in educational, institutional, municipal, and commercial work with an emphasis on quality design. We provide three office locations, in Corpus Christi, Harlingen, and McAllen to better serve our clients with quick, responsive expertise.

RAYMOND GIGNAC, AIA, Principal-in-Charge, has nearly 40 years of experience in Texas, Louisiana, New Mexico, California, Washington D.C., Virginia, and Maryland in all aspects of Architectural practice. As leader of the Gignac project team, Raymond personally oversees quality, cost control, staff and resource allocation, and commitment to project deadlines. With this leadership, Gignac Architects has successfully completed projects of all sizes—on time and in budget.

THE GIGNAC TEAM employs a full staff of design and construction professionals to promote quality in overall project management from project inception to completion. Since 1988, Gignac Architects has taken pride in providing a full range of services to meet the needs of our clients and to communicate both graphically and personally. We will commit the work force and resources necessary to complete your projects within the designated schedule. Each project team is tailored to address the unique challenges and opportunities to ensure a successful project.

Gignac Architects has successful experience with a wide-range of construction projects. We have extensive experience designing new construction projects, and an estimated 75% of our workload involves complex additions and renovations, and we are highly proficient in transforming existing structures into modernized, high-performance buildings with new purposes.

The Gignac team is a small business, a Minority Business Enterprise, and a Historically Underutilized Business (HUB) in the State of Texas.

VIN No: 20210544
Firm Registration No: BR 1221

Key Personnel to be assigned to project team:

- Raymond Gignac, AIA, RID, Principal-in-Charge
  rgignac@gignac-associates.com, mobile: 361.442.4345
- Rolando Garza, AIA, LEED AP BD+C, Sr. Project Architect
- Carolyn James, AIA, RID, Sr. Interior Designer
- Nicholas Gignac, Associate AIA, LEED AP BD+C, Architectural Designer
- Juan Mujica, Local Project Manager
- Ana Luksa, Local Assistant Project Manager


CAMERON COUNTY EVENT CENTER, SOUTH PADRE ISLAND, TEXAS

Similar Experience

3



ADMINISTRATION BUILDING, EDINBURG, TEXAS

3

CAMERON COUNTY

Isla Blanca Park Improvements, Sand Piper Pavillion, & Public Works Facility

South Padre Island, Texas



DESCRIPTION OF SERVICES

The project included design improvements to the existing pavilion and canopy at Isla Blanca Park in South Padre Island, Texas, which coincided with the existing Master Plan. Improvements include a multipurpose building, public works facility, outdoor amphitheater, restrooms and rinse stations, concessions areas and BBQ areas, RV area improvements, events and attractions spaces, parking, and pavilions.

Sand Piper pavilion included lighted beachfront boardwalks with shade structure. The pavilion was constructed 200 feet landward from the original site, with a conservation system of dunes to protect the structure.

One of the most important elements of the design of Sand Piper Pavillion is the historical relationship with the park. In the 1960's, a curved shaded structure existed on the site, which was a popular hang-out spot and reprieve for locals and tourists during the hot coastal summers. The new design of the structure reimagined the old, with updated amenities and utilities.

CLIENT REFERENCE

Mr. Danny Villarreal
Cameron County
1100 E. Monroe St.
Dancy Building
Brownsville, TX 78520
956.544.0823 office
956.454.1378 cell
danny.villarreal@co.cameron.tx.us

KEY PERSONNEL

Principal-in-Charge: Raymond Gignac, AIA, RID
Project Architect: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID
Project Manager: Juan Mujica,
Nick Gignac, Assoc. AIA, LEED AP BD+C

PROJECT COST

Isla Blanca
$29.9 Million
Andy Bowie
Phase 1- $6.2 Million
Phase 2- $16.6 Million

COMPLETION DATE

July 2019





MAVERICK COUNTY
Amphitheater
Eagle Pass, Texas



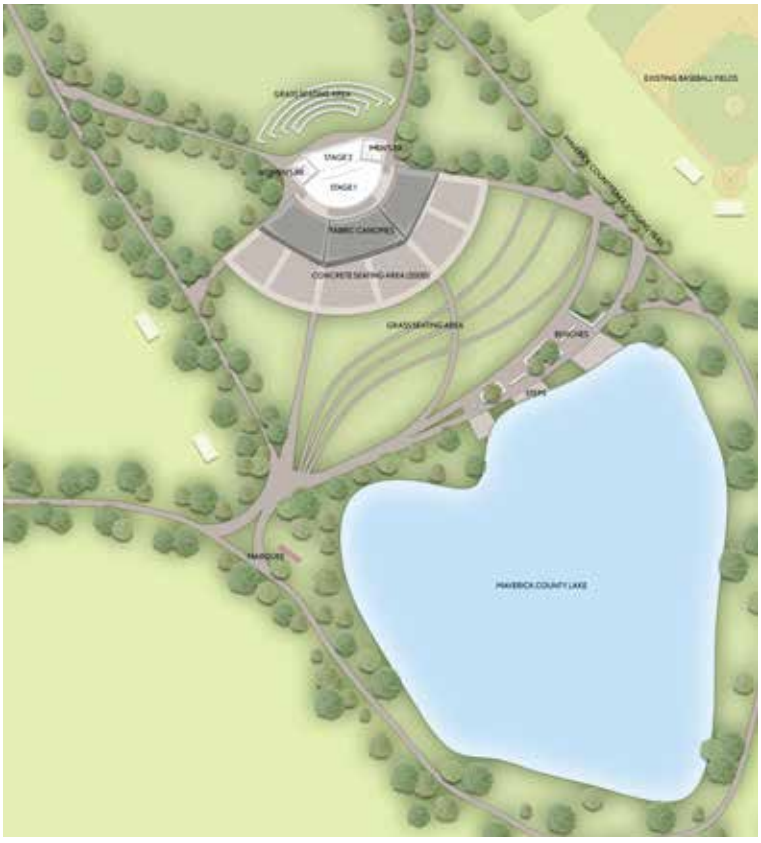
DESCRIPTION OF SERVICES
This project includes an exterior stone veneer amphitheater to seat 2000 people, with 1000 under shade. It includes a large stage with state of the art Audio Visual systems, large restrooms and concession spaces.

CLIENT REFERENCE
Honorable David R. Saucedo
County Judge
Maverick County
500 Quarry St., Suite 3
Eagle Pass, TX 78852
Tel: (830) 773-3824
Fax: (830) 773-6450
david.saucedo@co.maverick.tx.us

KEY PERSONNEL
Principal-in-Charge: Raymond Gignac, AIA, RID
Project Architect: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID
Project Manager: Rogelio Hernandez, AIA, LEED AP BD+C

PROJECT COST
$2.8 Million

COMPLETION DATE
November 2021



CORPUS CHRISTI REGIONAL TRANSPORTATION AUTHORITY

Staples Street Customer Service Center & Transfer Station

Corpus Christi, Texas



DESCRIPTION OF SERVICES

Gignac & Associates, along with Parsons Brinckerhoff, are providing full architectural and transit design services for the massive renovation of the Corpus Christi Transportation Authory's Staples Street Transfer Station. This is currently one of the largest transit centers in the city, and will be completely renovated to accompany the new customer service center that will be built next door. The station will be able to accomodate 8 full size CCRTA busses. The project will include reworking of the ingress and egress for busses as well as redesign of the massive canopy and flatwork at the station. Bus passengers will now enjoy anew transfer experience in a remodeled atmosphere with the ability to visit the adjacent customer service center between fares or stop-in to the retail or food verndor spaces nearby. The station will also be upgraded with state of the art technology and scheduling and display equipment to make the bus experience more efficient and enjoyable.

CLIENT REFERENCE

Sharon Montez
Managing Director of Program Development
5658 Bear Lane
Corpus Christi, Tx 78405
361.289.2712
smontez@ccrta.org

KEY PERSONNEL

Project Manager: Paul Rybalka
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

CONSULTANTS

Structural Engineer: Naismith Engineering, Inc. / Green, Rubiano & Associates
MEP Engineer: DBR Engineering, Inc.
Civil Engineer: Naismith Engineering, Inc.
Contractor: Fulton Constructoin
Landscape Architect: Gignac Landscape
Transit Design Consultant: Mark Probst / WSP

PROJECT COST

$23.9 Million

PROJECT SIZE

72,160 sf

PROJECT BEGIN DATE

February 2012

DATE OF COMPLETION

June 2016

DELIVERY METHOD

Construction Manager at Risk

SERVICES PROVIDED

Master Planning, Architectural Design, Space Planning, Construction Administration, FF&E Selection





CORPUS CHRISTI REGIONAL TRANSPORTATION AUTHORITY

Staples Street Customer Service Center & Transit Terminal

Corpus Christi, Texas



DESCRIPTION OF SERVICES

Gignac & Associates, along with Parsons Brinckerhoff, are providing full architectural and transit design services for the massive renovation of the Corpus Christi Transportation Authory's Staples Street Transfer Station. This is currently one of the largest transit centers in the city, and will be completely renovated to accompany the new customer service center that will be built next door. The station will be able to accomodate 8 full size CCRTA busses. The project will include reworking of the ingress and egress for busses as well as redesign of the massive canopy and flatwork at the station. Bus passengers will now enjoy anew transfer experience in a remodeled atmosphere with the ability to visit the adjacent customer service center between fares or stop-in to the retail or food verndor spaces nearby. The station will also be upgraded with state of the art technology and scheduling and display equipment to make the bus experience more efficient and enjoyable.

CLIENT REFERENCE

Sharon Montez
Managing Director of Program Development
5658 Bear Lane
Corpus Christi, Tx 78405
361.289.2712
smontez@ccrta.org

KEY PERSONNEL

Project Manager: Paul Rybalka
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

CONSULTANTS

Structural Engineer: Naismith Engineering, Inc. / Green, Rubiano & Associates
MEP Engineer: DBR Engineering, Inc.
Civil Engineer: Naismith Engineering, Inc.
Contractor: Fulton Constructoin
Landscape Architect: Gignac Landscape
Transit Design Consultant: Mark Probst / WSP

PROJECT COST

$23.9 Million

PROJECT SIZE

72,160 sf

PROJECT BEGIN DATE

February 2012

DATE OF COMPLETION

June 2016

DELIVERY METHOD

Construction Manager at Risk

SERVICES PROVIDED

Master Planning, Architectural Design, Space Planning, Construction Administration, FF&E Selection





CITY OF SOUTH PADRE ISLAND

The WAVE Multi-Modal Transit Station & Service Center

South Padre Island, Texas



DESCRIPTION OF SERVICES

Gignac & Associates is providing complete architectural services for the City of South Padre Island Multi-Modal Transit Center. Phase 1 shall includes Park and ride concrete parking lot for 250 parking spaces, a bus drive including 6 bus berths, related flawork, and landscape and irrigation.

CLIENT REFERENCE

Jesse Arriaga
City of South Padre Island
Transit Director
3401 Padre Bldv.
South Padre Island, TX 78597
956-761-8176
jarriaga@myspi.org

KEY PERSONNEL

Project Manager: Juan Mujica
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

CONSULTANTS

Transit Design Consultant: Mark Probst / WSP

PROJECT COST

$ 5.1 Million

PROJECT BEGIN DATE

May 2013

DATE OF COMPLETION

May 2019







REGION ONE ESC

Edinburg Administration Offices

Edinburg, Texas



DESCRIPTION OF SERVICES

This project consists of new office spaces, training rooms, restrooms, and reception area.

CLIENT REFERENCE

Mr. Jacob Martinez
Director of Facilities & Operations
Region One ESC
1900 W. Schunior
Edinburg, Texas 78541
956.984.6122 office
956.222.0054 cell
jacobmartinez@esc1.net

KEY PERSONNEL

Project Manager: Juan Mujica
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

CONSULTANTS

Structural: Green, Rubiano & Associates
MEP: SIGMA HN
Civil: Melden & Hunt
Acoustic / AV: WJHW

TYPE OF CONSTRUCTION

Additions & Renovations

PROJECT SIZE

8,600 SF

FINAL CONSTRUCTION COST

$10.7 Million

ACTUAL START / FINISH DATES

October 2018 / April 2019

NOTICE TO PROCEED / SUBST. COMPLETION

October 2018 / April 2019

SERVICES PROVIDED

Complete architectural services, including programming, interior design, landscape architecture





CITY OF CORPUS CHRISTI

Water's Edge Park Enhancements Design-Build

Corpus Christi, Texas



DESCRIPTION OF SERVICES

As part of a Bond Program for the City of Corpus Christi, the Gignac Architects team designed Water's Edge improvements on Shoreline Boulevard between Furman Avenue and Buford Street. After the City cut off a portion of Shoreline Boulevard to divert it around the new park area, we designed the new park improvements with restrooms, shaded pavilions, playgrounds, green spaces, utilities, landscaping, driveways and parking lots for future pedestrian events. The park also includes a dog park, which is the first dog park in the City of Corpus Christi.

CLIENT REFERENCE

Philip Skrobarczyk
Fulton Construction
1102 2nd Street
Corpus Christi, Texas 78404
361.993.5200
pskrobar@fultonconst.com

KEY PERSONNEL

Project Manager: Nick Gignac, Assoc. AIA, LEED AP BD+C
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

CONSULTANTS

Contractor: Fulton Constructoin

PROJECT COST

$5.8 Million





CITY OF CORPUS CHRISTI

North Bayfront Park

Corpus Christi, Texas



DESCRIPTION OF SERVICES

Following a devastating Category Four hurricane in 1919, Corpus Christi filled a block into the Corpus Christi Bay to construct a seawall that would protect the community from future disasters. Since that time, the bayfront has been defined by Shoreline Drive—a wide boulevard designed primarily for automobiles—and provided limited spaces for pedestrians in the hot South Texas sun.

In 2004, Gignac Architects and a teaming firm prepared the overall master plan for the Corpus Christi bayfront—spanning from McGee Beach in the south to the ship channel in the north. The approved master plan called for the relocation of Shoreline Boulevard in order to accommodate green spaces along the water's edge, thus creating the vision for the North Bayfront Park. Situated next to the American Bank Center Arena, North Bayfront Park is the first of a series of parks to be constructed from the master plan.

A key feature of the park includes an interactive fountain to attract children and families. Parents can sit at the adjacent café in the park, protected from the wind with glass windscreens, while watching their children play in the fountain. The café is shaded by fabric stretched between posts while groves of palms and mesquite trees will grow over time to provide shady spots in the park. An arbor is designed to support colorful Bougainvillea planting that shade a walkway leading to the fountain. The arbor fronts a parcel identified for a future restaurant included in the design to activate and program the park.

CLIENT REFERENCE

Philip Skrobarczyk
Fulton Construction
1102 2nd Street
Corpus Christi, Texas 78404
361.993.5200
pskrobar@fultonconst.com

KEY PERSONNEL

Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

SERVICES PROVIDED

Master Planning, Landscape Architecture, Complete Architectural Services

PROJECT COST

$15 Million

PROJECT SIZE

2.5 acres

COMPLETION DATE

June 2014

CONSULTANTS

Contractor: Fulton Construction
Design Consultant: Sasaki
MEP Engineer: DBR Engineering, Inc.





CITY OF MERCEDES

Multipurpose Facility & FEMA Community Safe Room

Mercedes, Texas



DESCRIPTION OF SERVICES

The City of Mercedes was chosen by the State of Texas as a location to construct a 20,000 sf community safe room shelter to serve the region in severe weather events. Our firm was selected to perform complete architectural services for the new facility. The building will also serve as a new multipurpose center for the municipality and includes new parking, covered drop-off area, basketball court, restrooms and office spaces.

CLIENT REFERENCE

Richard Garcia, City Manager
rgarcia@cityofmercedes.net
City of Mercedes
400 S. Ohio Avenue
Mercedes TX 78570
(956) 565-3118

KEY PERSONNEL

Project Manager: Juan Mujica
Project Architect: Raymond Gignac, AIA, RID
Project Designer: Rolando Garza, AIA
Interiors: Carolyn James, AIA, RID

PROJECT SIZE

22,479 sf

PROJECT COST

$3.8 Million

DATE COMPLETED

October 2015

SUBCONSULTANTS

Structural Engineer: Walter P. Moore
MEP Engineer: DBR Engineering, Inc.
Civil Engineer: Guzman & Munoz
Landsape Architect: Gignac Landscape







CITY OF PORT ARANSAS

Fire Station

Port Aransas, Texas



DESCRIPTION OF SERVICES

This project includes the design and construction of new fire station and EMS building for the City of Port Aransas. The new facility will replace existing facility that was damaged by Hurricane Harvey.

CLIENT REFERENCE

Michael Dorris
Special Projects Manager
City of Port Aransas
710 West Avenue A
Port Aransas, Texas 78373
504.810.3964
mdorris@delsol-consulting.com

KEY PERSONNEL

Project Manager: Nicholas Gignac, Assoc. AIA
Project Architect: Raymond Gignac, AIA, RID
Project Director: Rolando Garza, AIA
Interior Designer: Carolyn James, AIA, RID

CONSULTANTS

Structural Engineer: Green, Rubiano & Associates
MEP Engineer: NRG Engineering
Civil Engineer: Urban Engineering
Specialty: Mark Graham (G2 Solutions Group)

PROJECT COST

$15 Million

PROJECT BEGIN DATE

January 2020

DATE OF COMPLETION

August 2022 (expected)

CITY OF EAGLE PASS

Public Safety Headquarters Complex: Police & Fire

Eagle Pass, Texas



DESCRIPTION OF SERVICES

After completing a facilities assessment and master plan, Gignac & Associates has been asked to design a brand new fire station for the City of Eagle Pass as part of a Public Safety Complex. The new facilities house administrative offices, training facilities, vehicle bays, sleeping quarters, lounge areas, kitchen, showers, and restrooms. This concrete panel structures will serve as the city government's emergency shelter for hurricanes.

CLIENT REFERENCE

Ms. Vanessa Rosales-Herrera
City Engineer
City of Eagle Pass
1100 Edison Road
Eagle Pass, TX 78852
830.773.9408 office
830.773.0041 fax
vherrera@eaglepasstx.us

KEY PERSONNEL

Project Manager: Rogelio Hernandez
Project Architect: Raymond Gignac, AIA
Project Designer: Rolando Garza, AIA

CONSULTANTS

Structural Engineer: Garza+McClain
MEP Engineer: DBR Engineering, Inc.
Civil Engineer: Ricardo Pedraza, P.E.
Specialty: Mark Graham (G2 Solutions Group)

PROJECT COST

$10.2 Million

PROJECT SIZE

38,271 sf

PROJECT BEGIN DATE

November 2014

DATE OF COMPLETION

July 2020





CITY OF PALMVIEW
Fire Station, EMS, & Police Station
Palmview, Texas



DESCRIPTION OF SERVICES
This public safety complex includes a new fire station, police station, and emergency services facilities.

CLIENT REFERENCE
Mr. Michael Leo
City Manager
City of Palmview
956.432.0300 office
956.222.5010 cell
mleo@cityofpalmview.us

KEY PERSONNEL
Project Manager: Juan Mujica
Project Architect: Raymond Gignac, AIA
Project Designer: Rolando Garza, AIA

CONSULTANTS
Structural Engineer: Chanin
MEP Engineer: SIGMA
Civil Engineer: Melden & Hunt
Public Safety Consultant: G2 Solutions Group

PROJECT COST
SD Construction Cost Estimate $5,246,280
SD Soft Cost Estimate $1,416,496
Total SD Project Cost $6,662,776

PROJECT BEGIN DATE
2020

Project Approach & Schedule

4


ADMINISTRATION BUILDING & TRANSIT TERMINAL, CORPUS CHRISTI, TEXAS

4

Gignac | Architects understands that this approach may need to be adjusted slightly to meet the needs of each specific project awarded for the City of Edinburg. The following approach ensures the program work under this RFQ would be developed and executed in a timely manner. This is a typical approach that we like to follow, but we work closely with each client to customize the plan based on the specific project needs.

STEP 1: CONSULTATION
The first order of business is listening. The objective in mind is to fully understand your goals and budget considerations.

STEP 2: VISUAL OBSERVATION
A site survey is conducted to understand space and any potential problem areas.

STEP 3: DIAGNOSTICS
Based on the visual observations we can recommend further testing to evaluate conditions not seen by the naked eye.

STEP 4: PROBLEM IDENTIFICATION
The expertise of our field representative and technical service personnel, enables us to identify concerns and offer solutions.

STEP 5: DEVELOPE FUNCTIONAL REQUIREMENTS OF THE PROJECT
This step includes defining the users and specific programming elements and scenarios of the facility.

STEP 6: RECOMMENDATIONS & BUDGETING
Once the project parameters are known, we are able to present schematic design options with cost-benefit analysis so that long and short term needs can be considered. The process of design begins with our on-site design charettes with the clients and the entire design team.

STEP 7: CUSTOMIZED PROJECT SPECIFICATIONS, PLANS AND DETAILS
The correct design for each unique project, along with the proper details, is provided in a standardized format to insure consistent quality. This plan will be built to meet all of the functional needs of the project, developed in step 5.

STEP 8: CERTIFIED CONTRACTOR RECOMMENDATIONS
To assure that designs are properly and correctly applied, contractors who are certified or approved are recommended.

STEP 9: PROJECT MANAGEMENT
Pre-bid meetings, pre-construction conferences, progress meetings, roof inspections, and field progress reports are all a part of the management process used to facilitate and insure proper construction on each and every project.

STEP 10: FINAL REVIEW AND CLOSE-OUT
Design team representatives provide a final walk-through and punch lists and insure proper design and construction standards and codes have been followed. Upon final completion a report summarizing the project from start to finish is provided.

STEP 11: QUALITY ASSURANCE PROGRAM
Throughout the entire design and construction of the project, the Gignac team conducts regular and periodic design & construction review meetings with any design team sub-consultants that are needed for the project, or with the contractors, to insure that the project is progressing successfully, and that all standards and codes are met. Our team ensures that all design criteria are met and designed to within our specifications to meet the specific requirements of the project.

BONUS: LOCAL OFFICE
The Gignac team has a local office that is easily accessible to clients, as well as team members and field representatives that are on-site, or available in office, at any time if any questions or concerns come up. We encourage and ensure regular communication with all clients to make sure goals, needs, and architectural intent are understood and accomplished.

CLIENT INPUT
*Our comprehensive commitment to providing the best possible architectural and engineering design services begins with our **ON-SITE DESIGN CHARETTES**.*

Through this process we forge a long-term relationship with our clients centered on an open dialogue, communication, and understanding of the goals and objectives. From there, we provide inspection and analysis, if required, which enable us to create design solutions specific and unique to the project at-hand. The open dialogue and understanding from the very beginning of the project insures continual communication throughout the life of the project, and makes sure that the client is comfortable with the design team and knows that the goals are being understood and accomplished.

The unique capabilities of the design team and the extensive capability of services we provide allow us to create designs that take all factors into account, including unique site obstacles, windstorm and hurricane standards, daylighting, accessibility, etc. With Design and Construction Peace of Mind as our ultimate desire, your needs and goals are placed first. The Gignac team will provide the best possible design & engineering solutions to insure that we meet and even exceed your expectations.



SPI Wave Multimodal Transit Station



SPI Wave Multimodal Transit Station

EXPEDITED CONSTRUCTION

The Gignac team is accustomed to working with expedited schedules for our clients. Through our experience, we have learned ways of overlapping project steps, where possible, to expedite the design and construction process.

We are experienced in working on projects of any construction delivery method, but for clients where timelines are very tight, we like to discuss the option of proceeding with a project using a Construction Manager at-Risk. This process gets a construction manager on board with the project from inception, which helps expedite scheduling and overall project timeframes. We will gladly discuss pros and cons of this delivery method in more detail with the City, as they pertain to your specific project needs.

EXAMPLES OF PROJECTS RECENTLY COMPLETED ON-SCHEDULE

PROJECT	EXPECTED COMPLETION DATE	ACTUAL COMPLETION DATE
CCISD Baker Middle School	August 15, 2019	August 15, 2019
CCISD Cunningham at South Park MS	December 31, 2019	December 31, 2019
Harmony Public Schools Addison Campus	June 20, 2020	June 20, 2020
Triple Health Services Retail Center	October 15, 2020	October 12, 2020
ECISD Austin Elementary School	February 15, 2018	February 16, 2018
Diocese of Corpus Christi St. Cyril Parish	March 30, 2019	March 30, 2019
Coast House Renovations	October 1, 2018	Sept 30, 2018
ESC Region One Laredo Admin. Bldg	March 15, 2020	March 15, 2020
Isla Blanca Park Renovations	July 20, 2019	July 20, 2019
Harmony Public Schools Brownsville	August 15, 2017	August 15, 2017
Water's Edge Park Design Build	April 1, 2018	April 1, 2018
Atlantic Lofts	May 15, 2008	May 15, 2008

Project Team

5



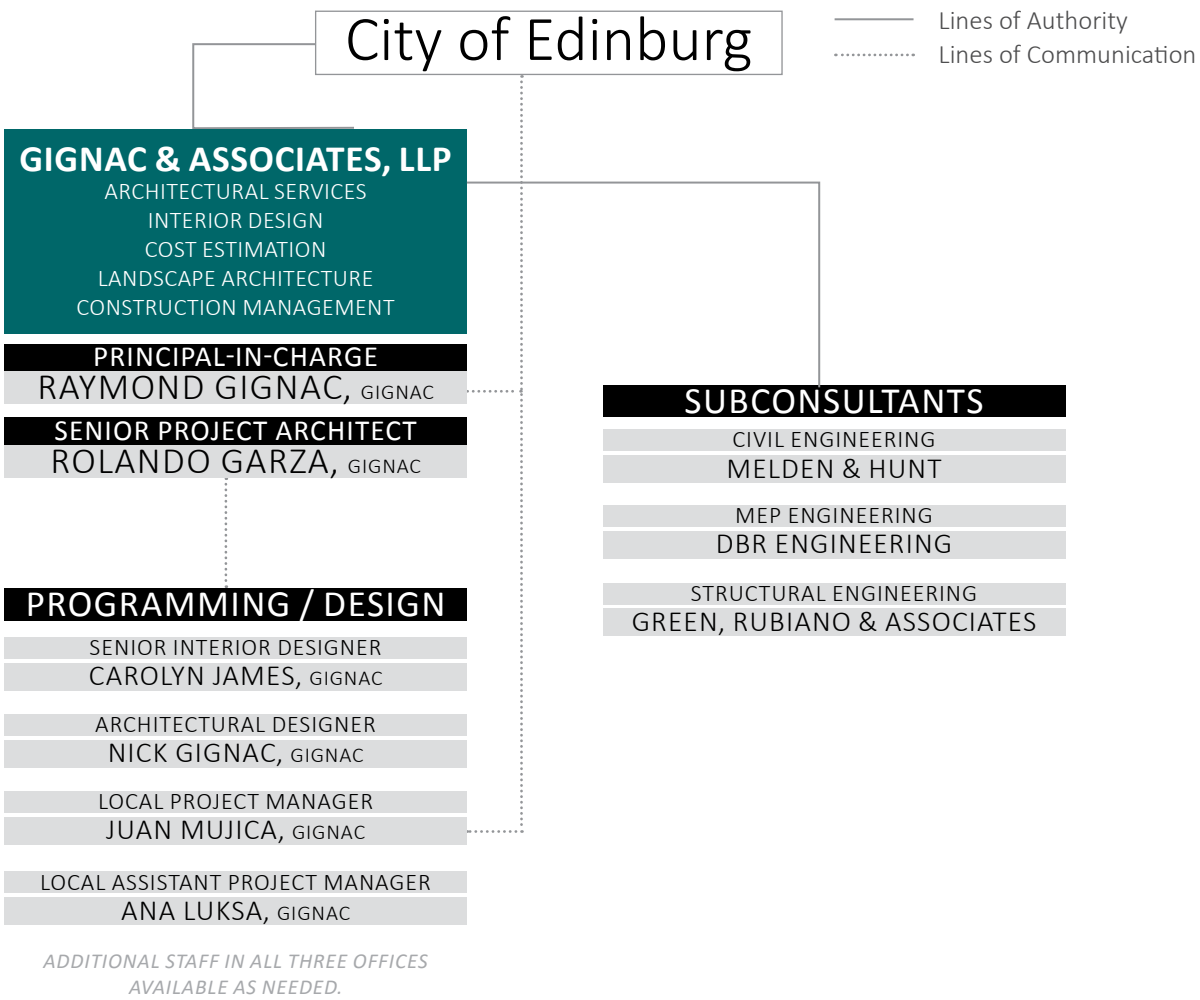
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PROPOSED PROJECT ASSIGNMENTS AND LINES OF AUTHORITY AND COMMUNICATION

Gignac & Associates, LLP (also known as Gignac | Architects) was founded, and is currently owned, by Raymond Gignac, AIA in 1988. As Principal-in-Charge, he will oversee the project team from the start of the project, through completion. We have successful working relationships with many local consulting firms, and we have worked with each of them on numerous past projects, including many other municipal projects in the area. Our project team is committed to providing the necessary staff to meet the goals of this project in a timely, efficient manner, and the designated personnel will remain committed to the project for its duration. The organizational chart below illustrates the lines of authority and communication that will exist between our project team and the City of Edinburg.

HOW THE TEAM FUNCTIONS

Gignac Architects will be the contracting firm with the City for all awarded projects. Raymond Gignac will be the main point-of-contact for negotiating contracts. Once the design process begins, Juan Mujica will be the local Project Manager, and main point-of-contact for the City during the design and construction phases of the project. Throughout design and construction, Gignac Architects will lead the project team, be in-charge of, and coordinate all required subconsultants, as outlined below. We will schedule and manage regular project meetings among the design team only as necessary throughout the design and construction phases, and at intervals decided upon with the City, we will schedule and manage project meetings with Gignac Architects and the City's design team, along with any subconsultants required at that stage.





RAYMOND GIGNAC, AIA, RID

PRINCIPAL-IN-CHARGE

Raymond Gignac, as principal of Gignac & Associates, is responsible for coordinating and overseeing personnel, consultants, and the management of projects. He has a wide range of experience in design of educational, institutional, commercial and municipal facilities. Raymond brings to the project team over 35 years of experience with completed construction costs approaching $1 billion. Raymond will head the project team as Principal-in-Charge and Project Manager with project oversight from the earliest stages of programming and design to project close out.

EDUCATION

Bachelor of Environmental Design, Texas A&M University, 1972
Master of Architecture, Texas A & M University, 1974

REGISTRATION

Architectural: Texas #6296, 1977; Maryland, 1984; Virginia, 1985; District of Columbia, 1985; Oklahoma, 2001
NCARB: 1984
Interior Design: Texas #7569, 1994
Society of Military Engineers: Texas 1995

PROFESSIONAL AFFILIATIONS

American Institute of Architects
National Council of Architectural Registration Boards
United States Green Building Council
Texas Society of Architects
Architecture Council for Excellence, Texas A&M University
Texas A & M Legacy Society

AWARDS

GIGNAC ARCHITECTS

2013 Named among Top 5 Design Firms for K-12 Construction by Schools of the 21st Century Magazine
Featured in 2015 US Builders Review Greenbuild Edition
2017 Architect of the Year, S. Texas AGC
2015 Best Architect of Harlingen Award
2019 Best Architect of Harlingen Award

CORPUS CHRISTI NORTH BAYFRONT PARK

2013 American Institute of Architects, Corpus Christi, Design Award – Grand Prize

CCRTA STAPLES SERVICE CENTER & TRANSIT STATION

2017 Texas Society of Architects Design Excellence Award

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES

Corpus Christi Regional Transportation Authority Staples Street Customer Service Center and Transit Terminal, Corpus Christi, Texas
Corpus Christi Regional Transportation Authority Bear Lane Transit Authority Center & Maintenance Facility, Corpus Christi, Texas
City of South Padre Island Multi-Modal Transit Station & Service Center, South Padre Island, Texas
City of Brownsville Metro East Side Transfer Station, Brownsville, Texas
South Padre Island Public Works Facility at Isla Blanca Park, South Padre Island, Texas
Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas
City of Portland Public Works Facility, Portland, Texas
City of Corpus Christi North Padre Island Beach Maintenance Facility, Corpus Christi, Texas

MUNICIPAL / GOVERNMENT PROJECTS

- **CITY OF BROWNSVILLE**
  Senior Center Renovations
- **CITY OF DONNA**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF HARLINGEN**
  ADA Improvements to Public Buildings
  Additions and Renovations to Various Municipal Facilities
  Fire Station No. 4
  Lon C. Hill Building, Renovation from Library to Office Space
  Boys & Girls Club
- **CITY OF MCALLEN**
  McAllen Convention Center
  Quinta Mazatlan Improvements
- **CITY OF MERCEDES**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF MISSION**
  Catholic War Veterans Building Renovations
- **CITY OF PALMVIEW**
  Fire Station, EMS, & Police Station
- **CITY OF PENITAS**
  City Hall & Police Station Design-Build
- **CITY OF PHARR**
  Master Park Site Plan
  Northpark Concept Design
- **CITY OF RIO HONDO**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF SAN BENITO**
  Resaca Walk Master Plan
- **CITY OF SOUTH PADRE ISLAND**
  Convention Center Master Plan
  Convention Center Additions & Renovations
  Public Works Facility



JUAN MUJICA, ASSOCIATE AIA
LOCAL PROJECT MANAGER

Juan launched the Rio Grande Valley Office of Gignac & Associates in Harlingen, Texas in April of 2000 and has been with Gignac l Architects ever since. Juan effectively serves many roles, often as Project Manager for of educational, institutional, and municipal facilities. With over 21 years of total experience, he has completed over 50 projects with Gignac & Associates and has experience in project scopes ranging from small additions and renovations to large-scale convention centers and new high schools. Juan is typically involved in a project from inception and will maintain a presence throughout construction administration.

EDUCATION
Bachelor of Architecture, University of Houston, Houston, TX 1992
Minor in Philosophy

REGISTRATION
Associate AIA

PROFESSIONAL AFFILIATIONS
American Institute of Architects
NCARB Candidate
Texas Society of Architects
Lower Rio Grande Valley Chapter of American Institute of Architects

PROJECT REFERENCES

MR. DAN SERNA
City of Harlingen
Director of Public Works
956.216.5300

MR. MIKE PEREZ
City of Weslaco
City Manager
956.972.7100
956.778.3111
mperez@weslacotx.gov

MR. JACOB MARTINEZ
Region One ESC
Director of Facilties & Operations
956.984.6122 office
956.222.0054 cell
jacobmartinez@esc1.net

MR. ROBERT ESTRADA
Edinburg CISD
District Architect
956.380.8920

MR. GERARDO "JERRY" LOPEZ
Pharr San- Juan Alamo ISD
Construction Manager
956.354.2075
gerardo.lopez@psjaisd.us

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES
City of South Padre Island Multi-Modal Transit Station & Service Center, South Padre Island, Texas
City of Brownsville Metro East Side Transfer Station, Brownsville, Texas
South Padre Island Public Works Facility at Isla Blanca Park, South Padre Island, Texas
Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas

MUNICIPAL / GOVERNMENT PROJECTS
- **CITY OF BROWNSVILLE**
  Senior Center Renovations
- **CITY OF DONNA**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF HARLINGEN**
  ADA Improvements to Public Buildings
  Additions and Renovations to Various Municipal Facilities
  Fire Station No. 4
  Lon C. Hill Building, Renovation from Library to Office Space
  Boys & Girls Club
- **CITY OF MCALLEN**
  McAllen Convention Center
  Quinta Mazatlan Improvements
- **CITY OF MERCEDES**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF MISSION**
  Catholic War Veterans Building Renovations
- **CITY OF PALMVIEW**
  Fire Station, EMS, & Police Station
- **CITY OF PENITAS**
  City Hall & Police Station Design-Build
- **CITY OF PHARR**
  Master Park Site Plan
  Northpark Concept Design
- **CITY OF RIO HONDO**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF SAN BENITO**
  Resaca Walk Master Plan
- **CITY OF SOUTH PADRE ISLAND**
  Convention Center Master Plan
  Convention Center Additions & Renovations
  Public Works Facility
  Multi-Modal Transit Station
- **CITY OF WESLACO**
  North Side Sports Complex
  City Park Master Plan
- **CAMERON COUNTY**
  Courthouse Annex Building, Harlingen, Texas



ROLANDO GARZA, AIA, LEED AP BC+C

SENIOR PROJECT ARCHITECT

Rolando has been with Gignac & Associates for 25 years. He acts as Project Designer and Project Manager for many of Gignac & Associates' commissions. In addition to his experienced management skills, Rolando brings to the project team a broad working knowledge of building design and code compliance from ADA concerns to life safety. Rolando also leads our energy conservation awareness concerns as they relate to architectural design. Rolando will be involved with this project from its inception until its completion. Rolando is a LEED Accredited Professional.

EDUCATION

Bachelor of Architecture, University of Texas, Austin, 1984
Oxford Summer Study Program, Oxford, England

REGISTRATION

Architecture: Texas #13642, 1991
LEED Accredited Professional

PROFESSIONAL AFFILIATIONS

American Institute of Architects
National Council of Architectural Registration Boards
United States Green Building Council
Texas Society of Architects

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES

Corpus Christi Regional Transportation Authority Staples Street Customer Service Center and Transit Terminal, Corpus Christi, Texas
Corpus Christi Regional Transportation Authority Bear Lane Transit Authority Center & Maintenance Facility, Corpus Christi, Texas
City of South Padre Island Multi-Modal Transit Station & Service Center, South Padre Island, Texas
City of Brownsville Metro East Side Transfer Station, Brownsville, Texas
South Padre Island Public Works Facility at Isla Blanca Park, South Padre Island, Texas
Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas
City of Portland Public Works Facility, Portland, Texas
City of Corpus Christi North Padre Island Beach Maintenance Facility, Corpus Christi, Texas

MUNICIPAL / GOVERNMENT PROJECTS

- **CITY OF BROWNSVILLE**
  Senior Center Renovations
- **CITY OF DONNA**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF HARLINGEN**
  ADA Improvements to Public Buildings
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  Boys & Girls Club
- **CITY OF MCALLEN**
  McAllen Convention Center
  Quinta Mazatlan Improvements
- **CITY OF MERCEDES**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF MISSION**
  Catholic War Veterans Building Renovations
- **CITY OF PALMVIEW**
  Fire Station, EMS, & Police Station
- **CITY OF PENITAS**
  City Hall & Police Station Design-Build
- **CITY OF PHARR**
  Master Park Site Plan
  Northpark Concept Design
- **CITY OF RIO HONDO**
  Multipurpose Facility & FEMA Community Safe Room
- **CITY OF SAN BENITO**
  Resaca Walk Master Plan
- **CITY OF SOUTH PADRE ISLAND**
  Convention Center Master Plan
  Convention Center Additions & Renovations
  Public Works Facility



CAROLYN JAMES, AIA, RID

SENIOR INTERIOR DESIGNER / SPACE PLANNER

Proposed Design Architect and Interior Designer, Carolyn James, AIA brings over 30 years of experience to the proposed team in Architecture and Interior Design. Ms. James specializes in interior design utilizing contract furnishings derived from commercial interior specifications. Her past project experience includes many publicly funded projects, many of these for various municipal clients and independent school districts. Carolyn is dually registered in the State of Texas as both an Architect and an Interior Designer and specializes in assisting clients with space planning, selecting color palettes, interior furnishings, graphics and even artwork selection. .

EDUCATION

Bachelor of Architecture, University of Texas, Austin, 1980
National Endowment for the Arts Grant Project, Farleigh Dickson University, West Indies Laboratory, St. Croix, U.S.V.I., 1978

REGISTRATION

Architectural: Texas #10912, 1985
Interior Design: Texas #7573, 1994

PROFESSIONAL AFFILIATIONS

American Institute of Architects
National Council of Architectural Registration Boards
United States Green Building Council
Texas Society of Architects

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES

Corpus Christi Regional Transportation Authority Staples Street Customer Service Center and Transit Terminal, Corpus Christi, Texas
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City of Brownsville Metro East Side Transfer Station, Brownsville, Texas
South Padre Island Public Works Facility at Isla Blanca Park, South Padre Island, Texas
Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas
City of Portland Public Works Facility, Portland, Texas
City of Corpus Christi North Padre Island Beach Maintenance Facility, Corpus Christi, Texas

MUNICIPAL / GOVERNMENT PROJECTS

- **CITY OF CORPUS CHRISTI**
  City Hall 6th Floor Conference Room Renovation
  Fire Station No. 17 Driveway Project
  Adaptive Re-Use for the Buddy Lawrence Home, Heritage Park Area
  American Bank Center Convention Center & Multipurpose Arena
  Bayfront Master Plan
  Broadway Wastewater Treatment Office Bldg & Maintenance Facility
  Corpus Christi Convention Center Renovation and Expansion
  Whataburger Field Renovations
  North Bayfront Park
  Chaparral Street Improvements
  Flour Bluff Police Substation Renovations
- **CITY OF HARLINGEN**
  ADA Improvements to Public Buildings
  Additions and Renovations to Various Municipal Facilities
  Fire Station No. 4
  Lon C. Hill Building, Renovation from Library to Office Space
  Boys & Girls Club
- **CITY OF PORT ARANSAS**
  Marina Market Development Study & Master Plan
  Roberts Point Park Improvements & Master Plan
  Classroom Pavillion Nature Preserve
  City of Port Aransas Fire Station
- **CITY OF PORTLAND**
  City Hall
  Master Plan
  Police Station
  Whittington Library Additions & Renovations
  Public Works Office Building and Maintenance Facility
- **CORPUS CHRISTI REGIONAL TRANSPORTATION AUTHORITY**
  CC RTA Bear Lane Administration Building Renovation
  CC RTA New Administration, Operations, and Maintenance Facilities



NICHOLAS GIGNAC, ASSOCIATE AIA, LEED AP BD+C
ARCHITECTURAL DESIGNER

Since joining the firm in 2010, Nick Gignac has gained valuable experience in programming, design, and project management across a broad spectrum of project sizes and types. Nick has worked on everything from small municipal projects to $100 Million high schools, and has become especially proficient in day-lighting, sustainable planning and design. As a LEED Accredited Professional, Nick often serves as a LEED Project Administrator. Nick also continues to learn and grow in his work and represents the future of architecture in South Texas as the second generation of Gignac | Architects. Nick is a LEED Accredited Professional.

EDUCATION
Master of Architecture, Texas A&M University
Graduate Certificate in Facility Management, Texas A&M Univerisity
B.S. in Construction Science, Texas A&M University

REGISTRATION
Associate AIA
LEED Accredited Professional

PROFESSIONAL AFFILIATIONS
American Institute of Architects
United States Green Building Council
Leadership Corpus Christi Class 43

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES
Corpus Christi Regional Transportation Authority Staples Street Customer Service Center and Transit Terminal, Corpus Christi, Texas
Corpus Christi Regional Transportation Authority Bear Lane Transit Authority Center & Maintenance Facility, Corpus Christi, Texas
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Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas
City of Portland Public Works Facility, Portland, Texas
City of Corpus Christi North Padre Island Beach Maintenance Facility, Corpus Christi, Texas

MUNICIPAL / GOVERNMENT PROJECTS
- **CITY OF CORPUS CHRISTI**
  City Hall 6th Floor Conference Room Renovation
  Fire Station No. 17 Driveway Project
  Adaptive Re-Use for the Buddy Lawrence Home, Heritage Park Area
  North Bayfront Park
  Chaparral Street Improvements
  Flour Bluff Police Substation Renovations
  Parks Master Plan
  Sherrill Park Shade Structure
  Say Both Park Shade Structure
  Parks Playground and Shade Structure Design Standards
  City Hall Multipurpose Room Renovations
  Water's Edge Park Design-Build
  City Hall Modifications
- **CITY OF EAGLE PASS**
  Public Safety Headquarters- Police & Fire Station Complex
- **CITY OF HARLINGEN**
  Fire Station No. 4
- **CITY OF PORT ARANSAS**
  City of Port Aransas Fire Station

ADDITIONAL RELEVANT PROJECTS
- **CORPUS CHRISTI INDEPENDENT SCHOOL DISTRICT**
  New Veterans Memorial High School
  New Dorothy Adkins Middle School
  New Windsor Park Elementary School
  New Cunningham at South Park Middle School
  New Mary Carroll High School
  New Calk-Wilson Elementary School
  New Los Encinos Elementary School
  New Baker Middle School
  Haas Middle School Additions & Renovations
  New Zachary Kolda Elementary School



ANA LUKSA, ASSOCIATE AIA

LOCAL ASSISTANT PROJECT MANAGER

As a native of the Rio Grande Valley, Ana has been a cornerstone of our Harlingen team since 2004. Ana's duties include design, production, and project coordination. You will often find Ana meeting with clients and owner representatives to ensure quality control. Ana has worked on a number of major projects for various public clients and across a wide-spectrum of project types.

EDUCATION

Bachelor of Architecture, University of Texas at Austin, 2000

PROFESSIONAL AFFILIATIONS

American Institute of Architects, Lower Rio Grande Valley

EXPERIENCE

SERVICE CENTERS & PUBLIC WORKS FACILITIES

City of South Padre Island Multi-Modal Transit Station & Service Center, South Padre Island, Texas
City of Brownsville Metro East Side Transfer Station, Brownsville, Texas
South Padre Island Public Works Facility at Isla Blanca Park, South Padre Island, Texas
Brownsville ISD Palo Alto Public Works Facility, Brownsville, Texas
Point Isabel Maintenance Facility, Port Isabel, Texas

MUNICIPAL / GOVERNMENT PROJECTS

- Hidalgo County Sheriff's Substation, Hidalgo County, Weslaco, Texas
- Harlingen Fire Station No. 4, City of Harlingen, Harlingen, Texas
- City of San Benito Resaca Walk Municipal Master Plan, San Benito, Texas
- Cameron County Courthouse Annex Additions & Renovations, Harlingen, Texas

ADDITIONAL RELEVANT PROJECTS

- **HARLINGEN CONSOLIDATED INDEPENDENT SCHOOL DISTRICT**
  Boggus Stadium, New Football Field, Track and Seating Expansion
  New Aquatics Center
  Tennis Courts Replacement, Harlingen High School, Harlingen HS South
  Memorial Middle School Re-purpose
  Lee H. Means Elementary School
  Moises V. Vela Middle School
  Early College High School at TSTC
  District Wide Additions & Renovations
  Early College High School Additions and Renovations
- **LA JOYA INDEPENDENT SCHOOL DISTRICT**
  Juarez-Lincoln High School
- **MCALLEN INDEPENDENT SCHOOL DISTRICT**
  Castaneda Elementary School
  District Wide Additions and Renovations
- **PHARR SAN-JUAN ALAMO INDEPENDENT SCHOOL DISTRICT**
  Collegiate Academy, San Juan, Texas
  Kennedy Middle School
  New Jaime Escalante Middle School
  San Juan Replacement Middle School
  Austin Middle School
  Longoria Elementary School
  Alamo Middle School
  Audie Murphy Middle School
- **POINT ISABEL INDEPENDENT SCHOOL DISTRICT**
  District Wide Additions and Renovations
  New Athletic Fields / Football Stadium Upgrades
  Derry Elementary School Classroom Addition
  Port Isabel High School Additions and Renovations
- **RAYMONDVILLE INDEPENDENT SCHOOL DISTRICT**
  Myra Green Middle School
- **RIO HONDO INDEPENDENT SCHOOL DISTRICT**
  Rio Hondo Elementary School

DBR HISTORY

Founded in 1972, DBR Engineering Consultants, Inc. has evolved into the premier MEP engineering fi rm in Texas, providing mechanical, electrical, and plumbing engineering systems, as well as building commissioning, integrated technology, and security system consulting.

DBR's steady growth has been fueled by loyal clients who appreciate our willingness to listen, open-minded approach to problem-solving, and relentless commitment to service.

Now, more than 49 years later, DBR has a team of over 130 professionals in six cities across the State of Texas. While our history guides our growth, our talented team of consultants are focused on the future. We are helping to create healthy and comfortable environments that will stand the test of time.



RELEVANT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Fire Dept.- Emergency Operations Center, Addition/Renovation | 4,900 sf

CITY OF LIBERTY | LIBERTY, TX
Cultural Center, Addition/Renovation

CITY OF MCALLEN | MCALLEN, TX
McAllen Convention Center, Systems Upgrades

CITY OF SOUTH PADRE ISLAND | SOUTH PADRE ISLAND, TX
South Padre Island Convention Center, Exterior Lighting

SAN PATRICIO COUNTY | SINTON, TX
Fairgrounds Events Center, Emergency Generator

PECOS STATE THEATER | PECOS, TX
Pecos State Theater, Renovation | 14,000 sf

AMERICAN BANK CENTER | CORPUS CHRISTI, TX
Concessions Area and VIP Lounge, Renovation | 2,588 sf

POST HTX | HOUSTON, TX
Post HTX - Mixed Use Facility and Music Venue, Addition/ Renovation | 550,000 sf

AZTEC THEATER | SAN ANTONIO, TX
Rooftop Event Venue, New Addition

MUSEO DEL WESTSIDE | SAN ANTONIO, TX
Museo Del Westside, Addition/Renovation

STEPHEN F. AUSTIN STATE UNIVERSITY | NACOGDOCHES TX
Griffi th Fine Arts Building, Facility Assessment

TEXAS STATE UNIVERSITY | SAN MARCOS, TX
University Event Center, Addition/Renovation | 81,700 sf

DBR
MEP ENGINEER

YEAR FOUNDED
1972

FIRM SIZE
130+ Employees firm-wide

OFFICES
Austin
Dallas
El Paso
Houston
McAllen
San Antonio

CORE VALUES
Service
Quality
Integrity
Sustainability

EXPERIENCE WITH GIGNAC ARCHITECTS

DBR Engineering has had the opportunity to work on more than 100 projects with Gignac over the past 20 years. Our experience working together on Municipal Government projects includes the following:

CITY OF EAGLE PASS | EAGLE PASS, TX
Police and Fire Station Addition/Renovation, Technology, 34,491 sf
CITY OF MISSION | MISSION, TX
Mission Catholic War Veterans Building Renovation, 8,000 sf
CITY OF SOUTH PADRE ISLAND | SOUTH PADRE ISLAND, TX
Transit Center- Building Commissioning
South Padre Island Convention Center- Parking Lot Lighting-Exterior
CITY OF CORPUS CHRISTI | CORPUS CHRISTI, TX
Chaparral St. Lighting
Streetscape Lighting, Systems Upgrades
CITY OF ROBSTOWN | ROBSTOWN, TX
Safe Shelter- New Building, 15,000 sf
CITY OF MERCEDES | MERCEDES, TX
Dome Shelter- New Building, 20,000 sf
CITY OF BEEVILLE | BEEVILLE, TX
Skate Park- Baseball, Softball, and Football Fields- Lighting-Exterior
CITY OF PORTLAND | PORTLAND, TX
Daniel P. Moore City Complex Police Station New Building, Central Plant Upgrade, 11,000 sf
Bell/Whittington Public Library Addition/Renovation, 8,000 sf
CITY OF HARLINGEN | HARLINGEN, TX
Harlingen Fire Station No. 4- New Building, Technology, 8,265 sf
CITY OF PORT ARANSAS | PORT ARANSAS, TX
Dennis Dryer Municipal Harbor and Roberts Point Park Addition/Renovation



EDWARD PUENTES, PE, CEM, LEED GREEN ASSOCIATE

PARTNER-IN-CHARGE

Edward is responsible for managing projects across the state. He oversees the design of mechanical, electrical, and plumbing work, making sure that the needs of our clients are met. Edward is also responsible for maintaining design standards and providing quality control.

EDUCATION

BS | Mechanical Engineering
University of Texas-Pan American | 1997

REGISTRATIONS

Texas PE License: 102338
Certifi ed Energy Manager

PRO. AFFILIATIONS

American Society of Heating, Refrigeration & Air Conditioning Engineers (ASHRAE)
Association of Energy Engineers
American Institute of Architects Affiliate
Texas Energy Managers Association (TEMA)

EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Fire Dept.- Emergency Operations Center, Addition/Renovation | 4,900 sf
CITY OF MCALLEN | MCALLEN, TX
McAllen Convention Center, Systems Upgrades
CITY OF SOUTH PADRE ISLAND | SOUTH PADRE ISLAND, TX
South Padre Island Convention Center, Exterior Lighting
CITY OF SOUTH PADRE ISLAND | SOUTH PADRE ISLAND, TX
Transit Center, New Building | 16,200 sf
CITY OF MERCEDES | MERCEDES, TX
Dome Shelter, New Building | 20,000 sf
CITY OF PEARSALL | PEARSALL, TX
City Hall Annex, New Building | 4,500 sf
CITY OF EL PASO | EL PASO, TX
El Paso St. & San Antonio Ave.- Art Lighting, Exterior Lighting
CITY OF KINGSVILLE | KINGSVILLE, TX
Municipal Building, Renovation | 8,000 sf
SAN PATRICIO COUNTY | SINTON, TX
Fairgrounds Events Center, Emergency Generator
PECOS STATE THEATER | PECOS, TX
Pecos State Theater, Renovation | 14,000 sf
AMERICAN BANK CENTER | CORPUS CHRISTI, TX
Concessions Area and VIP Lounge, Renovation | 2,588 sf



HUGO H. AVILA, PE

PROJECT MANAGER

Hugo Avila manages our MEP Engineering services for our McAllen office. Hugo's experience includes mechanical engineering and project management for a variety of projects including new construction, additions, renovations, and system upgrades for educational facilities, commercial buildings, and government facilities.

EDUCATION

BS | Mechanical Engineering, University of Texas at San Antonio | 1994

REGISTRATIONS

Texas PE License: 90071

ADDITIONAL INFORMATION

- 27 Years of Experience
- With DBR since 2019

EXPERIENCE

CITY OF MCALLEN | MCALLEN, TX
Public Works Administration Offi ce, Renovation
CITY OF MCALLEN | MCALLEN, TX
Public Utility Offi ce, Addition/Renovation
CITY OF MCALLEN | MCALLEN, TX
Traffi c Operations Facility, Emergency Generator
CITY OF MCALLEN | MCALLEN, TX
Temporary Respite Center, New Building
CITY OF MCALLEN | MCALLEN, TX
McAllen City Hall, Renovation
CITY OF MCALLEN | MCALLEN, TX
*Texas Anti-Gang Facility, Addition/Renovation | 25,000 sf
TOWN OF REFUGIO | REFUGIO, TX
Fire Station, New Building
CITY OF PEARSALL | PEARSALL, TX
City Hall Annex, New Building | 4,500 sf
HIDALGO COUNTY | EDINBURG, TX
*Hidalgo County Courthouse, New Building | 420,800 sf
EL PASO ISD | EL PASO, TX
Andress High School- Performing Arts Center, New Building | 46,000 sf

GREEN, RUBIANO & ASSOCIATES

STRUCTURAL ENGINEER (HUB CERTIFIED)

GREEN, RUBIANO & ASSOCIATES provides sound, cost-effective structural designs for a variety of end-users and type of construction. Previous designs include reinforced masonry and concrete buildings, steel structures, concrete tilt-up panels, structural concrete slabs, and drilled pier foundations. Green, Rubiano & Associates provides forensic evaluation of existing structures, foundations and building envelopes. GRA's forensic evaluations seek to determine not only the probable cause of concern but realistic cost effective solutions for the facility owner. Established in 2000 Green, Rubiano & Associates currently earns more than $1,000,000.00 in design and consulting revenues. We are HUB Certified by the General Service Commission for the state of Texas and we are certified as a Texas Windstorm Insurance Association Certified Building Inspector.

HISTORY OF WORKING WITH GIGNAC ARCHITECTS:

- South Texas ISD Administration Building
- Atlantic Lofts Renovations
- Mission CISD Raquel Cavazos Elementary School
- Mission CISD Hurla Midkiff Elementary School
- Harlingen CISD Boggus Stadium Field & Track
- Harlingen CISD Boggus Stadium Improvements
- Tuloso Midway ISD High School Fieldhouse & FEMA Community Safe Room
- Pharr San-Juan Alamo ISD Kennedy Middle School Athletic Field & Track
- First Community Bank Everhart Interior Renovations
- Pharr San-Juan Alamo ISD Collegiate Academy Campus
- Pharr San-Juan Alamo ISD Jaime Escalante Middle School
- City of Harlingen Fire Station No. 4
- Point Isabel ISD District-Wide Improvements
- Brownsville ISD Palo Alto Service Center
- Point Isabel ISD Derry Elementary Classroom Addition & High School Learning Center Interior Renovation
- Harlingen CISD Memorial Middle School
- Pharr San-Juan Alamo ISD Additions & Renovations to Alamo Middle School
- Pharr San-Juan Alamo ISD Additions & Renovations to Raul Longorial Elementary School
- Harlingen CISD Lee Means Elementary School
- Pharr San-Juan Alamo ISD New Alamo Middle School
- City of Portland Police Station
- Brownsville ISD Daniel Breeden Elementary School
- Pharr San-Juan Alamo ISD Audie Murphy Middle School
- Corpus Christi ISD Zachary Kolda Elementary School
- Corpus Chrsiti ISD Dr. J.A. Garcia Elementary School
- City of South Padre ISland Convention Center Exterior Renovatiosn & Upgrades
- City of Rio Hondo Multipurpose Facility & FEMA Community Safe Room
- La Joya ISD Multipurpose Faility & FEMA Community Safe Room
- Pharr San-Juan Alamo ISD Austin Middle School
- and many more...









ROLANDO R. RUBIANO, PE

STRUCTURAL ENGINEER

GREEN, RUBIANO & ASSOCIATES

Rolando's area of specialization is civil/structural engineering. As partner of Green, Rubiano & Associates, he has 22 years of experience in civil and structural engineering design, and is familiar with coastal wind design and Texas Windstorm Insurance Association design and building requirements. Rolando is also qualified in providing existing facility forensic evaluations and consulting.

EDUCATION

Bachelor of Science in Civil Engineering, University of Texas at Austin, 1993

REGISTRATION

Firm: F-4145
P.E. Texas- 86369

PROFESSIONAL AFFILIATIONS

Building Inspector, 2000
Forensic Investigation Working Group, 2010
American Society of Civil Engineers
American Concrete Institute
Texas Society of Professional Engineers

EXPERIENCE

- Cameron County, Courthouse Improvements, Brownsville, Texas
- Cameron County, Social Services Classroom Additions, Brownsville, Texas
- Cameron County, Social Services Building, Brownsville, Texas
- Carrizalez Rucker Detention Center, Comprehensive Repairs, Olmito, Texas
- Cameron County, Port Isabel Annex Building, Port Isabel, Texas
- Cameron County, Harlingen Annex Building, Harlingen, Texas
- Carrizalez Rucker Detention Center, Expansion, Olmito, Texas
- Cameron County Courthouse, Dancy Building Improvements, Brownsville, Texas
- Brownsville PUB Robindale WWTP Renovation and Expansion – 2013
- Brownsville PUB Robindale Office Addition – 2003
- City of Harlingen Landfill Facilities Renovations – 2009
- City of Harlingen Landfill Scale House Renovations – 2012
- City of McAllen Water Plant West Lab Addition – 2009
- City of McAllen Water Plant Southwest Lab Addition – 2009
- Harlingen Waterworks Systems Head Works Phase I – 2009
- Harlingen Waterworks Systems WWTP No. 2 Expansion – 2015
- Mission CISD Raquel Cavazos Elementary School
- Mission CISD Hurla Midkiff Elementary School
- Brownsville ISD, Pace and Porter High School Additions- 2002
- Brownsville ISD, Pace High School, Porter High School Cafeteria Renovations- 2006
- Brownsville ISD, Pace Classroom Additions – 2006
- Brownsville ISD, Villa Nueva Elementary & Hudson Elementary Classroom Additions – 2008
- Brownsville ISD, Porter High School & Hanna High School Science Labs – 2010
- Brownsville ISD, Porter High School New Classroom Wing Addition – 2010
- Brownsville ISD, Brownsville Early College High School – 2010
- Brownsville ISD, Brownsville Alternative Learning Campus – 2010
- Brownsville ISD, Faulk Middle School New Weight Room – 2014
- Brownsville ISD- Veterans Memorial High School- 2011- 160,000 sf H.S. with administrative and technology vocational buildings
- Texas State Technical College Harlingen, Health Science and Technology Building Expansion
- University of Texas at Brownsville, Technical Training Center – 2001
- University of Texas at Brownsville, Student Housing Fort Brown – 2005
- University of Texas at Brownsville, Observatory Relocation – 2015
- University of Texas at Brownsville, New Campus Police Station – 2015
- Texas Southmost College Brownsville, Early Childhood Studies Center – 2008
- Texas Southmost College Brownsville, SPI Center Structural Assessment – 2015
- Texas State Technical College Harlingen, Automotive Building – 2006
- Texas State Technical College Harlingen, Cultural Arts Center – 2007
- Texas State Technical College Harlingen, University Center Building – 2011
- Texas State Technical College Harlingen, Building SS Renovations – 2015
- Del Mar College, Emerging Technology Building Expansion
- Harlingen CISD Aquatic Center
- City of Brownsville Sams Pool Repairs
- City of Brownsville Lincoln Park Pool Building

MELDEN & HUNT, INC.
CONSULTANTS • ENGINEERS • SURVEYORS

CIVIL ENGINEER / SURVEYOR

Founded in 1947, Melden & Hunt, Inc. began business as a civil engineering and surveying firm providing diverse services to local municipalities, special service districts and the private sector throughout South Texas. For more than 67 years, our organization has continued to grow as one of the foremost consulting firms in the Valley specializing in the planning, design and construction of municipal facilities. Since the company's inception, the goal has always been to prepare cost effective designs while meeting clients site plan standards and municipality guidelines.

Our value engineering techniques begins with a thorough understanding of the client's needs, consideration of economic and market conditions and an in-depth analysis of the environmental constraints and opportunities affecting design. This information provides the basis for developing project plans, beginning first with preliminary conceptual studies and commencing with a comprehensive engineered site design package.

With our strong expertise in the civil site development field, Melden & Hunt, Inc. provides a wide range of services but not limited to:

- Site Investigation Feasibility Report (Due Diligence)
- Site Plan Engineering & Zoning Services
- Grading Plans
- Storm Water Drainage Plans
- Sanitary Sewer Design
- Permits
- Traffic Plans
- Ingress & Egress Plans
- Irrigation Design
- Water Distribution Design
- Parking Lot Layout
- Structural Foundation & Footing Design

Furthermore, we are staffed by 50 professional, technical and office personnel providing the high quality service by maintaining responsive, informative, amiable relationships with agencies and you, our client. Our team will contribute to the successful completion of your proposed project. Key personnel will be directly responsible to the project and will be in close communication with the Project Architect and the City of McAllen. It is our opinion that the assignment of qualified, responsive, and experienced personnel is the single most important factor to ensure a project's success.
What distinguishes Melden & Hunt, Inc. from other civil firms is that we are equipped to provide all disciplines and services required, in-house, for site development ensuring that our clients experience minimal conflicts and maximum success.

What is more, we utilize engineering techniques along with our deep knowledge of regulatory code to solve site challenges and make recommendations for efficient and cost effective solutions. Using our vast experience and ability to confront and deal with our clients' obstacles, we provide creative yet practical solutions to each project we undertake.

At Melden & Hunt, Inc. we strive to provide you with the highest level of technical expertise with our depth of experience, responsive service and sound business practice. What is more, we have two well-equipped offices in Edinburg and Rio Grande City, Texas that permits us to respond to the client's needs and to offer the latest in technology. Our commitment to quality has guided our growth and earned our reputation as a leader in our profession.

Corporate Office Location
115 West McIntyre Street
Edinburg, Texas 78541
Office Number: 956.381.0981
Mobile Number: 956.330.4152
Fax Number: 956.381.1839
E-Mail: fkurth@meldenandhunt.com

Branch Office Location
227 North F.M. 3167
Rio Grande City, Texas 78582
Office Number: 956.487.8256
Fax Number: 956.488.8591

History of Working with Gignac Architects:
- City of Weslaco North Side Sports Complex
- PSJA ISD ECHS Restroom Renovations
- ECISD South Middle School CATE Renovations
- LRGVDC Additions & Renovations
- PSJA ISD Collegiate Academy Campus
- Kennedy Middle School Athletic Improvements
- PSJA ISD Agricultural Facilities
- Hidalgo ISD District Wide Improvements
- Region One ESC Edinburg Administration Building
- Harlingen CISD Track Improvements
- Point Isabel ISD 2018 Upgrades
- Brownsville Senior Center Renovations
- Santa Maria ISD Agricultural Facilities



MARIO REYNA, PE
SENIOR CIVIL ENGINEER

MELDEN & HUNT, INC.
CONSULTANTS • ENGINEERS • SURVEYORS

Mr. Reyna has 5 years of experience in the field of civil engineering. He has completed a wide range of projects for both public agencies and private developers. He has participated in a variety of development types, including mixed-use developments; healthcare facilities; municipal utilities; schools and universities; shopping centers; offices; industrial facilities; residential and multi-family developments; and state and local governmental agencies.

He has extensive experience in site civil design, including building, facility, and utility layout; site grading and earthwork; and design of paving, drainage, and utility improvements. Other areas of expertise include hydraulic and hydrologic analysis for open and closed storm drainage systems and floodplain reclamation studies; water distribution and wastewater collection systems.

Mr. Reyna's engineering experience has been with the City of Mission where he was part of a design team preparing plans and specifications for the expansion of Mission's North Water Treatment Plant and McAllen Public Utilities Boeye Reservoir Relocation Project. In addition to Mission and McAllen, Mr. Reyna was part of a second design team that prepared plans and specifications for the construction of the new Cimemark Theater, Main Event Center, Lubys, Clark Knapp Honda within the City of Pharr, Texas. Currently, Mr. Reyna is finalizing construction plans and specifications for La Joya ISD and South Texas College. These projects include site development project for a new FEMA Shelter Dome within the La Joya ISD property and infrastructure utilities for portable buildings at the Pecan Campus.

As mentioned, Mr. Reyna oversaw the construction of McAllen's 300 Million Gallon Raw Water Reservoir funded by the TWDB. The reservoir project is 100-percent complete and Mr. Reyna was instrumental in reviewing submittals, replying to contractor's modification requests, contractors request for information, and approving pay request. In addition to the reservoir, he is oversaw the construction of a 60-inch raw water line for McAllen Public Utilities. Other inspection projects include the City of Taft Wastewater Treatment Plant Rehabilitation Project, Edinburg CISD paving improvements, and STC Mid Valley Campus parking lot improvements.

As an engineer and inspector, Mr. Reyna has always responded to the needs of every client and has function as an extension of their staff to exceed their performance objectives and respond to their needs on short notices.

EDUCATION
University of Texas San Antonio San Antonio, Texas BS Civil Engineering, 2009

YEARS OF EXPERIENCE:
5 Years Of Experience

YEARS WITH PRIME FIRM:
5 Years With Melden & Hunt, Inc.

REGISTRATION:
Licensed Professional Engineer Texas No. 117368

AREAS OF EXPERTISE:
Capital Improvements Planning
Drainage Design
Feasibility Studies
Land Use Studies
Project & Construction Management
Right-of-Way Survey and Mapping
Roadway Design
Sanitary Sewer Collection Systems
Site Grading and Drainage
Site Planning
Streetscape Design
Subdivision Development
Urban Design
Urban Mixed-Use
Urban Street Design
Wastewater Collection Systems
Water Distribution Systems

PREVIOUS EXPERIENCE:
Edinburg CISD
IDEA Academy
La Joya ISD
McAllen ISD
Mission CISD
South Texas ISD
South Texas College
University of Texas at Pan American



ADMINISTRATION BUILDING, EDINBURG, TEXAS

Lawsuits & Claims

6&7


MCALLEN CONVENTION CENTER, MCALLEN, TEXAS
6&7







McAllen Conventin Center, McAllen, Texas

6. INSURANCE & CONTRACT STATEMENT

Gignac & Associates, LLPhas reviewed and is willing to meet the requirements as specified in Appendix A- Standard Clauses for City of Edinburg Contracts, and provide insurance as specified in Appendix B – Minimum Insurance Standards for City of Edinburg Contracts.

7. LAWSUITS & ADMINISTRATIVE CLAIMS

Below is a list of Gignac & Associates, LLP's claims from the last 5 years.

1. A school district in South Texas has unfairly sued various Architects and Contractors in order to beat the 10 year statute of limitations, shortly before the deadline. (2022)



CCRTA ADMINISTRATION BUILDING & SERVICE CENTER, CORPUS CHRISTI, TEXAS

As the City Manager for the City of Harlingen, I am proud to recommend Gignac Architects and their outstanding services. Over the past several years, our City has procured the services of Raymond Gignac and his team numerous times for several large projects and they have become a repeat Architecture and Engineering team for us because of the satisfaction we have enjoyed regarding the projects that have been designed and constructed for our community.

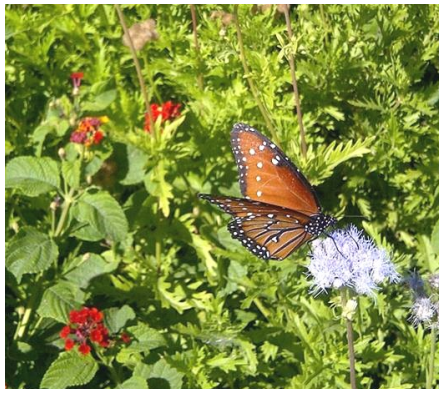
Dan Serna

City of Harlingen



McAllen Convention Center, McAllen, Texas

GIGNAC | ARCHITECTS
3700 N. 10TH STREET, SUITE 205 | McALLEN, TEXAS 78501 | TEL: 956.686.0100
www.GIGNACARCHITECTS.com









RFQ 2024-8 Architectural Services Rotation
City of Edinburg

HEFFNER DESIGN TEAM











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1. TRANSMITTAL LETTER

Transmittal Letter

Date: July 15, 2024

From: Heffner Design Team
Andrew T. Heffner, Owner
4100 N. 22nd Street,
McAllen, Texas 78504

Attention: City of Edinburg
Planning Department

To whom this may concern,

Thank you for providing us the opportunity to submit our response to your Request for Qualification 2024-8 Architectural Services Rotation. We feel that our designs can completely transform any property, city, school, or neighborhood by providing high-quality outdoor recreational facilities within an inviting and healthy environment.

We, at the Heffner Design Team, pride ourselves at being experts at landscape architecture design and construction methods and processes. Our design partner, Sam Garcia Architect's specialize and excel in architecture design and practices. Our staff has designed over 100 parks during our tenure and numerous public, private, commercial, and residential projects throughout the Rio Grande Valley and beyond. Our designs are a detailed type of design which blends natural elements with the built environment. Our custom designs accommodate efficient maintenance practices, resource conservation, and playful elements.

Additionally, our decade long experience with city and grant standards provides a value-added resource to any project. Your project will receive a priority status and the full attention of our entire staff. We are confident that we can provide a beautiful design that meets the city's schedule and budget.

Enclosed is our Statement of Qualifications further elaborating on the details of our firm, staff experience, and examples of our work. We hope you find the information useful in determining the best design team to help you realize your vision for the project. All considerations and addendums have been received.

At your convenience, our team is available to meet with you to further discuss the project. I, Andrew Heffner will be the main point of contact and can be reached via email at aheffner@heffnerdesignteam.com and my cell phone number is 956-212-3385. I look forward to your response.

Sincerely,

Andrew T. Heffner

Andrew T. Heffner, PLA, ASLA, AIA-LRG Affiliate, CLARB

2. FIRM QUALIFICATIONS AND EXPERIENCE

Firm Qualifications & Experience

A well-designed exterior environment can rejuvenate the soul, refresh the mind, and strengthen the body.



Welcome to the Team! The Heffner Design Team is a talented group of licensed professionals that are passionate about creating exceptional architectural building and outdoor spaces. We are here to provide you the highest functioning design along with extraordinary customer service. We are honored to have the opportunity to provide to you our firm profile. You will find in this document a range of information that will illustrate our aptitude, experience, and knowledge.

Experience We have a combined 50+ years of experience in all areas of exterior space design, architectural design, project management and construction. Key staff members and partners are fluent in design practices for governmental agencies, public spaces, private residences, and commercial properties. They understand the nuances and opportunities of each type of development. We excel at developing complete design solutions from the largest school campus to the smallest garden bench. Experience in the governmental and private sector is a unique feature of our team, and provides added value and benefits to the project by being inclusive of considerations and perspectives of a wide variety of organizational owners and staff.

Integration The vision for the project is blended with a thorough knowledge of design and construction practices. We are experts at placement of design elements to maximize efficiency, maintenance, and beauty. Our designs are the result of a detailed comprehensive process that strives to gain as much knowledge as possible about the client's wishes and combine them with a site's opportunities and restraints. We strive to delight, inspire and make everyone's world a little more beautiful.

Details We have worked with the City of Edinburg on the Freddy Gonzalez Boulevard Upgrades project. Additionally, we have been The University of Texas Rio Grande Valley landscape architect for the past four years and have work on UTRGV Vaquero Stadium, UTRGV Practice Center, UTRGV Performance Center, UTRGV Golf and Soccer Fields, UTRGV Student Services and Green Spaces, UTRGV Track and Soccer Fields, and UTRGV Fieldhouse. Our design firm is headquartered in McAllen, Texas. We are open to hiring part-time employees if needed to work on smaller scale project. At this moment, we don't forsee hiring anyone new but if we do, we will formally notify the city of those changes. We are a professional limited liability company that is registered with the Texas Board of Architectural Examiners. We are licensed to practice landscape architecture in the States of Texas and Michigan and licensed to practice irrigation design in the State of Texas. Our registrations are in good standing. Our DUNS number is 019022505. We hope that you consider our expertise as exterior space designers and let us become an integral part in making your projects dreams come true. Thank you for your time and consideration.

Approach



Our approach to a successful completion of the project is simple; WE LISTEN TO THE CLIENT! We strive to understand the wishes and needs of the client and relate this understanding in the work products. Our process begins with a project kick-off meeting that will include all project participants. The city's design program, schedule, and budget will be discussed. Funding sources and any requirements attached to said funding will be identified. Agency representatives, flow of information, contact numbers and email addresses, etc. will all be identified and recorded.

We use a phased approach in the development of construction documents, bidding, and construction administration. At the conclusion of each phase we will request a review and approval of the current phase documents before we procced to the next phase. This is a project management tool to assure budgets are not exceeded and the client agrees with the design solution.

Our detailed custom design project approach includes the following phases and tasks –

Site Analysis Phase: To accurately identify the physical attributes and limitations of the site relative the project program we will:

1. identify existing site conditions and features such as topography, drainage patterns, vegetation, including significant specimen plants, water elements, structures, views, and known off-site considerations relevant to the project program
2. confirm general location of available utilities
3. analyze existing site conditions to identify physical attributes and limitations of the project site
4. review applicable governmental requirements, including zoning, ordinances and permit requirements, known special restrictions, and zoning conditions
5. advise the client of tests and surveys, such as soils analysis, topographic survey, utility survey, and/or property boundary survey, that may be required
6. submit findings in a detailed report

Schematic Design Phase: Based on the Site Analysis Phase findings, we shall explore design options and develop a schematic design through the following:

1. prepare studies and relational diagrams for the organization and placement of proposed program elements taking in consideration the existing site features and the requirements of other program elements
2. prepare drawings illustrating alternative design concepts for the form and configuration of the program elements on the site
3. evaluate alternative design concepts and, in conjunction with the client, identify a preferred design concept
4. based on the preferred design concept, prepare a scaled schematic design plan illustrating the form and configuration of the proposed improvements on the site
5. preliminarily select key materials or material systems and prepare preliminary designs for key construction details
6. prepare an opinion of probable costs to construct the proposed improvements, including a recommended contingency
7. submit the plan, details, cost opinion, and other deliverables as appropriate comprising the Schematic Design submittal to the client for review and approval.

Design Development Phase: Based on the Schematic Design approved by the client, we shall refine and sufficiently detail the proposed form of the improvements to fully convey the design intent through the following:

1. revise and refine the Schematic Design plan to spatially define the location of the proposed improvements in relation to both the existing site features and the other proposed improvements
2. prepare the design detail sketches illustrating the proposed form, materials, color, and textures of the proposed improvements
3. prepare supplemental drawings as required to illustrate the deign intent
4. prepare outline specifications for applicable areas of work
5. update the opinion of probable cost to construct the proposed improvements, indicating when appropriate the assumptions on which the opinion is based
6. submit the plans, details, cost opinion, and other deliverables as appropriate compromising the Design Development submittal to the client for review and approval

Construction Document Phase: Based on the client-approved Design Development phase submission, we shall prepare Construction Documents suitable for bidding or contract negotiations and for construction of the project. We shall:

1. prepare construction plans
2. prepare construction details to describe the materials, spatial relationships, connections, and finished suitable for constructing the proposed improvements
3. prepare construction specifications for the proposed improvements
4. coordinate the drawings and specifications prepared by our consultants, and when appropriate, the client's other consultants
5. update the opinion of probable cost to construct the proposed improvements
6. prepare documents suitable for review for compliance with applicable governmental requirements and assist the client in the submission process to governmental agencies

7. address timely and applicable review comments received from agencies and revise the Construction Documents for compliance when required
8. submit final opinion of probable construction costs

Bidding Phase: When contracts are bid, we shall assist the client during the bidding process to identify the contractor to construct the project and establish the firm price to accomplish the work. We shall:

1. coordinate the schedule for bid advertising, pre-bid qualification process pre-bid conference, addenda, and bid opening
2. prepare and organize bid solicitation and proposal forms consistent with the client's requirements
3. arrange for printing and distribution of the bid documents
4. evaluate pre-bid qualification submissions and formulate recommendations
5. conduct the pre-bid conference and document the proceedings
6. clarify the Construction Documents as required through the preparation and issuance of addenda
7. attend the bid opening
8. review bids including alternates and formulate a recommendation on the award of the contract

Contract Negotiation Phase: When contracts are negotiated, we shall assist the client during the contract negotiation process to establish contract terms for the construction of the project. We shall:

1. arrange for transmittal of Construction Documents to the selected contractor
2. meet with the selected contractor to review the Construction Documents and the proposed improvements.
3. provide clarification to the Construction Documents as required
4. review the selected contractor's proposal and formulate a recommendation on the award of the contract

Construction Contract Administration Services: We shall provide the following administration services associated with the construction of the project.

1. take part in the pre-construction conference
2. undertake periodic observation of the work in progress for conformance with Construction Documents
3. evaluate the completed work to determine acceptance or non-acceptance based on conformity with the design intent expressed in the Construction Documents
4. review and approve contractor progress payment requests
5. review and approve a final application for payment and recommend acceptance of the project by the client

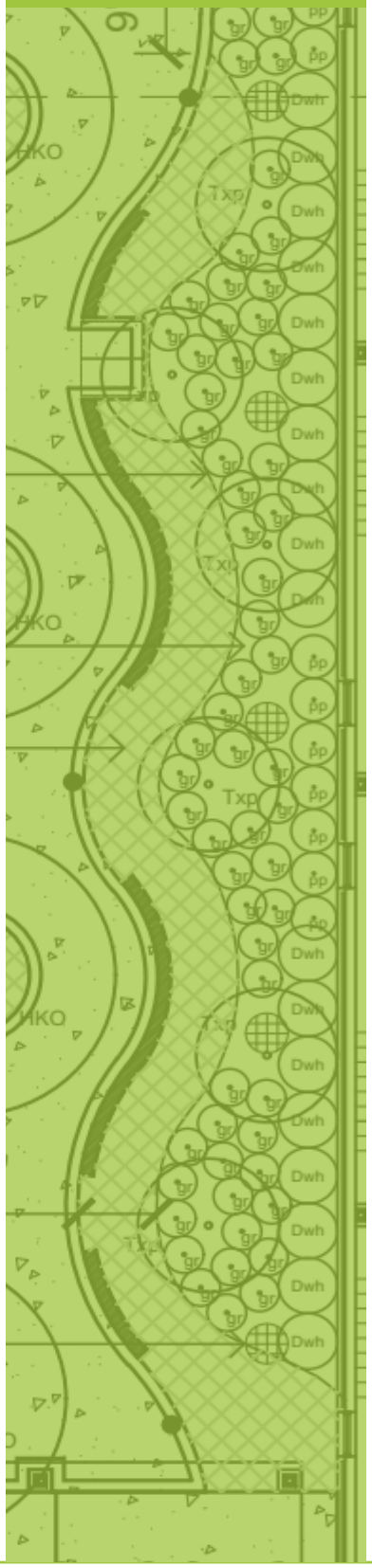
3. TEAM MEMBER QUALIFICATIONS & EXPERIENCE

ANDREW T. HEFFNER

PLA , ASLA,

Assoc. AIA, CLARB

Principal Landscape Architect



EDUCATION

Michigan State University, Bachelor of Landscape Architecture, 2001
Participant in Study Abroad Program (United Kingdom, Spain and Morocco)
ASLA Merit Award recipient

EXPERIENCE

Owner and Principal Landscape Architect, Heffner Design Team, PLLC, May 2012 - present

Andrew has an integral role in each project that concentrates on the creative direction and design of all project components. He works daily with the project management and support staff to fluidly create beautiful and highly functional designs. As the principal landscape architect and lead designer on a multitude of projects, he utilizes his seventeen years of experience to facilitate the client experience while maintaining the highest levels of efficiency and organization.

PROFESSIONAL CERTIFICATIONS AND LICENSES

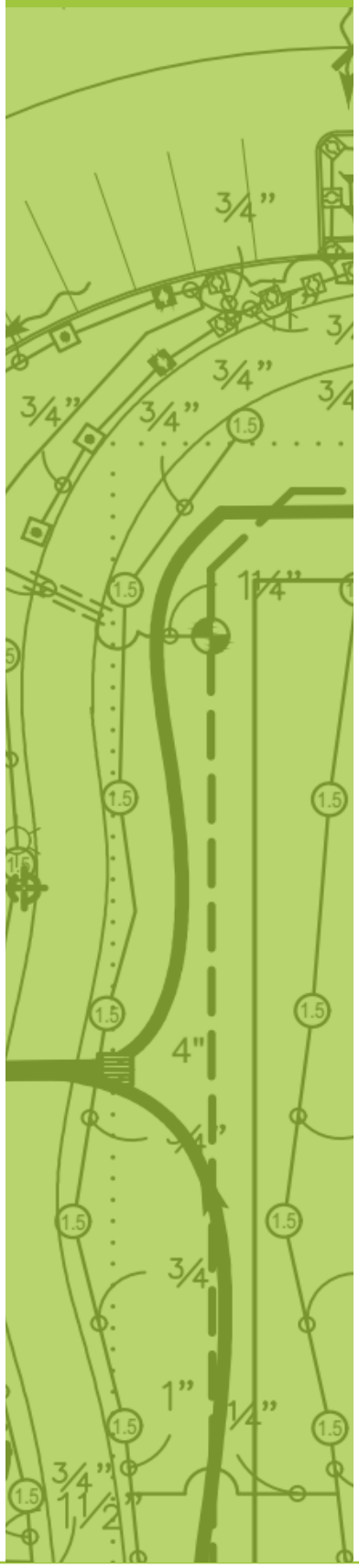
Registered Landscape Architect, State of Texas, license no. 2528
Registered Landscape Architect, State of Michigan, license no. 3901001500
Council of Landscape Architectural Registration Boards Council Certification
Texas Recreation and Park Society Member
Lower Rio Grande Valley AIA Associate Member
San Antonio AIA Associate Member

PROJECT EXPERIENCE

- Tres Lagos Development
- Southside Park
- Villa Garza Flores Park
- Jones Box Park
- Elsa Forth Street Linear Park
- Elsa Gateway Signage
- Northside Park Master Plan
- South Texas College Regional Center for Public Safety Excellence
- Mercedes Sports Complex
- Port of Brownsville
- Harlingen Convention Center and Hotel
- PSJA ISD Kennedy Middle School
- Harlingen ISD Track and Field Improvements
- Brownsville ISD Fine Arts Center
- IDEA Camp Rio
- PSJA New Swimming Facilities
- PSJA North Early College High School
- Harlingen Medical Center Expansion
- Santa Ana National Wildlife Refuge
- City of Brownsville Metro Transfer Station
- The Kanuba Ranch
- Trufit Potranco San Antonio
- St. Joseph Catholic Church
- First United Pentecostal Church
- Numerous other residential and commercial projects.

SAM R. GARCIA, RA, AIA

SAM GARCIA, ARCHITECT



EDUCATION

University of Texas at Austin, Bachelor of Architect, 2004

EXPERIENCE

Architect, Principal, Sam Garcia Architect, 2013 - present

Sam is responsible for all aspects of management, business development, client relations, design and production for architecture/ master planning projects in Texas. Manage a professional staff of 6-7 people. Have overseen design of numerous projects, with cumulative estimated construction cost of over $50 million. Client roster includes private individuals, municipalities, county governments, and state/federal work. Current workload includes no few than six projects in various stages of completion.

PROFESSIONAL CERTIFICATIONS AND LICENSES

State of Texas Architect License

Member of American Institute of Architects

Futuro McAllen– Executive Board, Class 33 Co-Chair, Secretary, Class 29 Graduate

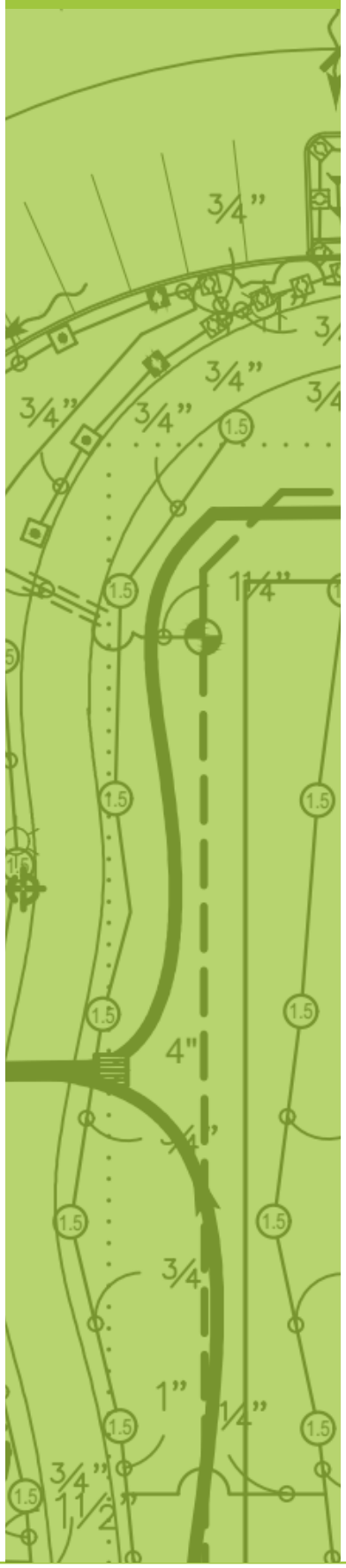
2015 Citation Award, LRGV-AIA, December 2015

Sam has worked along Heffner Design Team and has had a significant architecture role in the following projects -

- Tres Lagos Development
- Safety Check Building
- Hinojosa Law Firm
- KHIT Chiropractic Edinburg
- KHIT Chiropractic Mission
- KHIT Chiropractic Kyle
- McColl & Canton Plaza
- Paredes Line Road Commercial Plaza
- Texas Wellness Spay & Neuter Clinic
- Texas Wellness Dog Park
- FBI Building
- Mercedes Sports Complex
- Rio Vista Surgery Center
- IDEA Camp Rio
- New Life Assisted Living
- Pharr Park
- Paseo Medical Plaza

ROBERT DURAN

Licensed
Irrigation Designer



EDUCATION

South Texas College, Associate of Applied Science Network Specialist, 2005
South Texas College, Associate of Applied Computer Specialist, 2006
South Texas College, Bachelors of Applied Technology Computer Information Technology, 2012

EXPERIENCE

Irrigation Designer, Heffner Design Team, PLLC, May 2012 - present

Robert manages all aspects of our project irrigation components. He routinely develops innovative design solutions that efficiently reuses water and minimizes potable water use. He routinely develops sophisticated designs to meet complex project requirements. He has successfully produced designs for parks, residences, and commercial properties alike. Robert's tenure at local park and recreation departments has equipped him with the tools to incorporate efficient maintenance and remote management features.

Irrigation Water Manager, City of McAllen, July 1996 – September 2015

As water manager for the entire City of McAllen irrigation system, Robert was responsible for management of the sophisticated remotely operated irrigation controller system. The system utilizes satellites, and desktop and telephone applications to maximize the efficient use of water. He also supervised a crew of seven irrigators that were tasked with the maintenance, repair, troubleshooting, and installation irrigation systems. The entire irrigation system has a total in excess of 3000 valves, 35 pumps, 200 backflow prevention devices and 100 irrigation controllers. Robert also was charged with the development of irrigation designs and specifications for a multitude of City capital improvement projects in excess of $2 million.

PROFESSIONAL CERTIFICATIONS AND LICENSES

Licensed Irrigator, State of Texas, license no. 16516
Licensed Backflow Inspector, State of Texas, license no. 15306
Certificate of Completion for Front-Line Leadership Training
Certificate of Completion for Texas A&M Eng., Utilities and Public Works Training
Certificate of Completion Motorola Irrigation Control Center Training

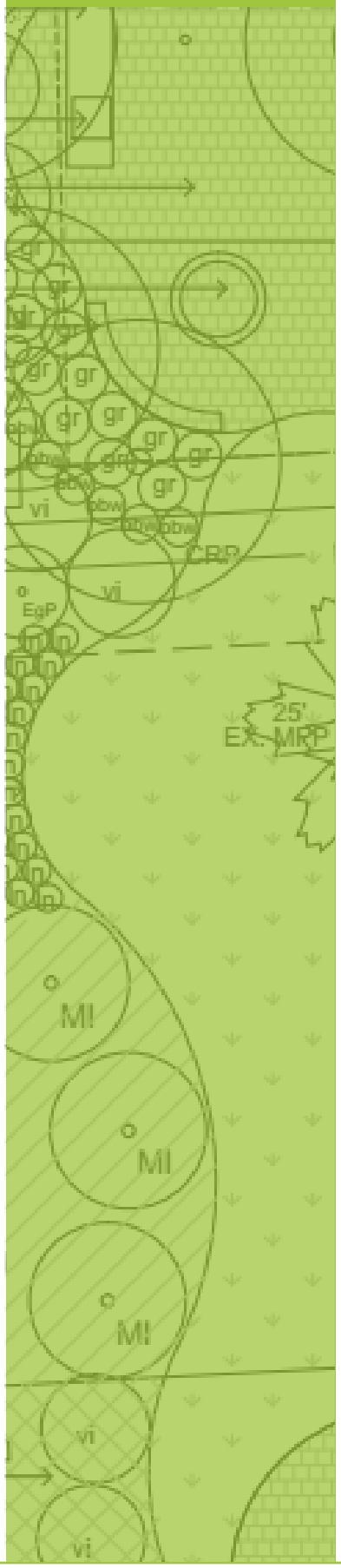
Robert had a significant role in the following projects -

- Tres Lagos Development
- Southside Park
- Villa Garza Flores Park
- Jones Box Park
- Northside Park Master Plan
- South Texas College Regional Center for Public Safety Excellence
- Mercedes Sports Complex
- Port of Brownsville
- Harlingen Convention Center and Hotel
- PSJA ISD Kennedy Middle School
- PSJA North Early College High School
- Elsa Gateway Signage
- Elsa Forth Street Linear Park
- City of Brownsville Metro Transfer Station
- Numerous other residential and commercial projects.

MARIBEL LOPEZ

AIA-LRGV Affiliate

Senior Designer



EDUCATION

South Texas College, Associates Degree of Architectural Drafting, 2017

University of Texas Pan America, Dual-Enrollment, 2010

EXPERIENCE

Senior Designer, Heffner Design Team, PLLC, Feb 2018 - present

Maribel's utilizes her wide range of skills to effectively manage the develop of all plans, specifications, and opinions of probable cost for each project that the Heffner Design Team completes. She effectively manages a team of computer aided design technicians and administrative assistants to efficiently create complete, beautiful, and well organized packages of construction documents. Maribel's attention to detail and leadership skills contribute to the completeness and efficacy of all design solutions. Additional duties include creating computer-aided designs, uses software to create design plans for buildings and landscape areas. Creates 2D designs called surface modelling, and 3D designs called solid modelling. Prepares cost estimates on projects, field measuring and base plan creation.

Office Assistant, American Value Construction, LLC, September 2017 – November 2017

Ensures the company is on track to meet its financial goals. In addition, developed invoices, budgets, bids, prepared reports, and managed payroll. Acquired plan sets and extracted data using software to formulate a bid with material and labor.

PROFESSIONAL SOFTWARE SKILLS

Microsoft Excel, Microsoft Word, Microsoft PowerPoint, AutoCAD 2018, Revit, MS Publisher, Adobe Photoshop, MicroStation V8i, 3ds Max, PlanSwift, Sketchup

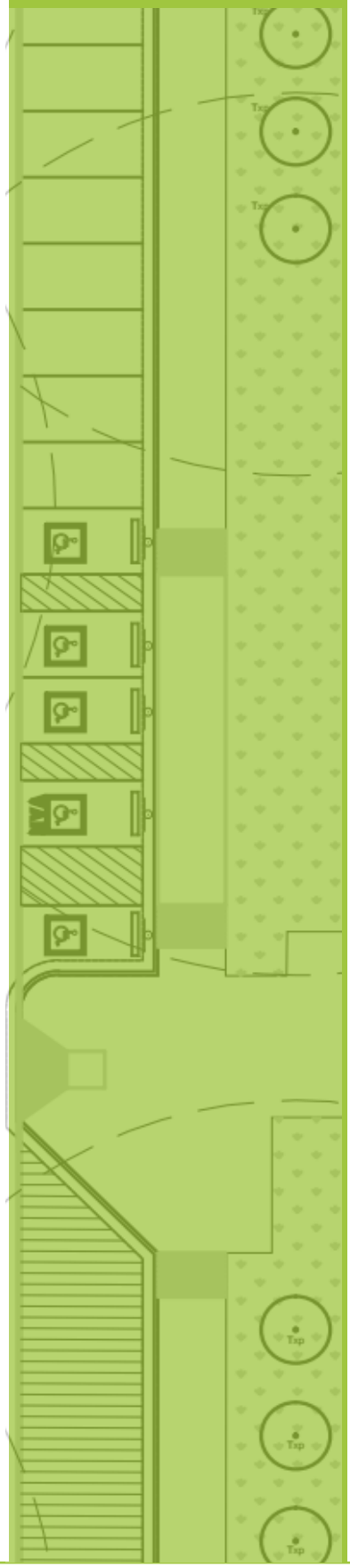
Maribel had a significant role in the following projects -

- Villa Garza Flores Park
- The Kanuba Ranch
- Synergis Pharr
- San Benito Southside Park
- Trufit Potranco San Antonio
- Diaz Plaza in San Antonio
- McCaleb Funeral Home
- Sazon Mexican Café
- City of Brownsville Metro Transfer Station
- H. Guerra Residence
- Sazon Mexican Café
- Culebra Square
- Elsa Gateway Signage
- PSJA North Early College High School
- PSJA New Swimming Facilities
- Elsa Forth Street Linear Park
- St. Joseph Catholic Church

AURORA BARRERA

AIA-LRGV Affiliate

Development Coordinator



EDUCATION

Sam Houston State University, Bachelor of Business Administration, 2024

South Texas College, Associates of Criminal Justice, 2018

Member of the Criminal Justice Delta Sigma Phi Honors Association

EXPERIENCE

Development Coordinator, Heffner Design Team, PLLC,

September 2016 – Present

Responsible for planning, development and implementation in all the levels of the Organization. Ensures the company is on track to meeting its financial goals. In addition, leads and follows billing procedures. Experience in developing and managing budgets, hiring, training, supervising and appraising personnel.

SPECIALIZED SKILLS

- Directs the efforts of the marketing, communications, public relations and coordinates at the strategic and tactical levels with the other functions of the Organization.
- Effectively manages the placement of CAD files, specifications, and opinions of probable cost for each project and manages all projects that go out to bid.
- Strong creative, strategic, organizational and personal sales skills.
- Commitment to working with shared leadership and in cross-functional teams.
- Computer literacy in word processing, data base management and page layout.
- Strong oral and written communications skills.
- Ability to manage multiple projects at a time.

Aurora had a significant role in the following projects -

- Tres Lagos Development
- Southside Park
- Villa Garza Flores Park
- Northside Park Master Plan
- Elsa Forth Street Linear Park
- South Texas College Regional Center for Public Safety Excellence
- Mercedes Sports Complex
- Port of Brownsville
- Harlingen Convention Center and Hotel
- PSJA ISD Kennedy Middle School
- Harlingen ISD Track and Field Improvements
- Brownsville ISD Fine Arts Center
- IDEA Camp Rio
- Santa Ana National Wildlife Refuge
- City of Brownsville Metro Transfer Station
- Royal Vista Apartments
- First United Pentecostal Church
- The Kanuba Ranch
- PSJA New Swimming Facilities
- PSJA North Early College High School
- Elsa Gateway Signage
- Numerous other residential and commercial projects.

4. REFERENCES

Municipal Project References

PR&S, LLC

Address – 13746 Eagles Nest Bay, Corpus Christi, TX 78418
Contact Person and Title – Sally Gavlik, President
Phone – (956) 310-8386
Email Address – sallyg361@yahoo.com
Contract Period - August 2015 - Current
Scope of Work – Multiple master plan and other grant document development for Texas Parks and Wildlife outdoor recreation grants

City of San Benito

Address – 401 N. Sam Houston Blvd., San Benito, TX 78586
Contact Person and Title –Ramon Rodriguez, Director of Parks & Recreations
Phone – (956) 361-3830
Email Address – rrodriguez@cityofsanbenito.com
Contract Period - February 2017 - Current
Scope of Work – Design and construction administration services for city park with TPWD, Valley Baptist Legacy Foundation, and CDBG funding.

Tres Lagos Public Improvement District

Address – McAllen, Texas
Contact Person and Title – Mike Rhodes
Phone – (830) 708-4255
Email Address – mike@mlrhodes.com
Contract Period - August 2015 – Current
Scope of Work – Grant document development for Texas Parks and Wildlife Department. Design and construction administration services for entire park system.

City of Elsa

Address – 102 S. Diana Street, Elsa, TX 78543
Contact Person and Title – Jaime Gutierrez, Grant and Construction Manager
Phone – (956) 929-9502
Email Address – jaimeg49@yahoo.com
Contract Period - August 2019—Current
Scope of Work – Design and construction administration services for city park with TPWD, Valley Baptist Legacy Foundation, and City funding.

City of Hidalgo

Address – 704 E. Texano Dr. , Hidalgo, TX 78577
Contact Person and Title – Robert Segura, Assistant City Manager
Phone – (956) 778-0426
Email Address – rsegura@cityofhidalgo.net
Contract Period - February 2018 - Current
Scope of Work – Design and construction administration services for city park with TPWD funding.

Responsibility Chart

NAME	FIRM & PRIMARY RESPONSIBILITIES
Andrew T. Heffner, RLA, AIA-LRGV Affifiliate, CLARB	**Prime Firm-Heffner Design Team /Landscape Architect**
Mr. Heffner is the principal landscape architect and lead designer for this project and will work under the direction of the University of Texas- Rio Grande Valley (client). Mr. Heffner will be 100% involed in managing and relaying clients goals and expectations to it's subconsultants. He has an integral role in this project that will concentrate on the creative direction and design of all the project components while providing the client full transparency on it's development. He will work daily with subconsultants and support staff to fluidly create beautiful and highly functional designs. For the past 17 years, as a landscape architect, Mr. Heffner has always satisfied the clients needs while providing excellent customer service. ***Project Work Experience:*** ***Freddy Gonzalez Boulevard Improvements, UTRGV Vaquero Stadium, UTRGV Practice Center, UTRGV Performance Center, UTRGV Golf and Soccer Fields, UTRGV Student Services and Green Spaces, UTRGV Track and Soccer Fields, and UTRGV Fieldhouse.***	
Sam R. Garcia, RA, AIA	**Sam Garcia Architect - Architect**
Mr. Garcia is the principal of Sam Garcia Architect and will be the architect for this project and will work under the direction of the lead designer, Andrew Heffner, RLA. His estimated involment is 15%, but varies per project. He utilizes his extensive years of experience to assist in the construction design and is responsible for the visual appearance of the buildings and structures. He will abide by all building laws and regulations of the state. Sam Garcia Architect firm specializes in architectural planning and design. ***Project Work Experience:*** ***Edinburg Texas Department of Public Safety, Edinburg Hidalgo County Detention Center and Law Enforcement Building, KHIT Chiropractic Edinburg Building, and Safety Check Building.***	
Robert Duran	**Heffner Design Team - Irrigation Designer**
Mr. Duran will is the irrigation designer assigned to this project and will work under the direction of the lead designer, Andrew Heffner, RLA. Mr. Duran manages all aspects of our project irrigation components. He routinely develops innovative design solutions that efficiently reuses water and minimizes potable water use. He routinely develops sophisticated designs to meet complex project requirements. He has successfully produced designs for parks, residences, and commercial properties alike. Mr. Duran tenure at local park and recreation departments has equipped him with the tools to incorporate efficient maintenance and remote management features. ***Project Work Experience:*** ***Freddy Gonzalez Boulevard Improvements, UTRGV Vaquero Stadium, UTRGV Practice Center, UTRGV Performance Center, UTRGV Golf and Soccer Fields, UTRGV Student Services and Green Spaces, UTRGV Track and Soccer Fields, and UTRGV Fieldhouse.***	
Maribel Lopez , AIA-LRGV Affiliate	**Heffner Design Team - Senior Designer**
Ms. Lopez utilizes her wide range of skills to effectively manage the develop of all plans, specifications, and opinions of probable cost for each project that the Heffner Design Team completes. She effectively manages a team of computer aided design technicians and administrative assistants to efficiently create complete, beautiful, and well organized packages of construction documents. Maribel's attention to detail and leadership skills contribute to the completeness and efficacy of all design solutions. Additional duties include creating computer-aided designs, uses software to create design plans for buildings and landscape areas. Ms.Lopez is responsible for cost estimating, field measuring, design, and base plan creation for this project. ***Project Work Experience:*** ***Freddy Gonzalez Boulevard Improvements, UTRGV Vaquero Stadium, UTRGV Practice Center, UTRGV Performance Center, UTRGV Golf and Soccer Fields, UTRGV Student Services and Green Spaces, UTRGV Track and Soccer Fields, and UTRGV Fieldhouse.***	
Aurora Barrera , AIA-LRGV Affiliate	**Heffner Design Team - Development Coordinator**
Ms. Barrera is responsible for planning, development and implementation in all the levels of the Organization. Ensures the company is on track to meeting its financial goals. In addition, leads and follows billing procedures. Ms. Barrera has more than 8 years or experiance in developing and managing budgets, hiring, training, supervising and appraising personnel. She will be managing all accounting and bidding coordinatior for this project. ***Project Work Experience:*** ***Freddy Gonzalez Boulevard Improvements, UTRGV Vaquero Stadium, UTRGV Practice Center, UTRGV Performance Center, UTRGV Golf and Soccer Fields, UTRGV Student Services and Green Spaces, UTRGV Track and Soccer Fields, and UTRGV Fieldhouse.***	

5. INSURANCE

Insurance Certificate

A copy of our certificate of insurance is below for your review. Additionally, we have not had any insurance claims in the past five years.

HEFFN-1 OP ID: JJ

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 07/10/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER 631-421-2424 Intermarket Insurance Agcy Inc 205 E Main Street, Suite 3-4 Huntington, NY 11743 Henry J Olszewski III	CONTACT NAME: Intermarket Insurance Agency PHONE (A/C, No, Ext): 631-421-2424 FAX (A/C, No): 631-421-2004 E-MAIL ADDRESS: certificates@intermarketins.com
INSURED Heffner Design Team, PLLC 4100 N. 22nd Street McAllen, TX 78504	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Sentinel Insurance Co Ltd — 11000 INSURER B : Everest National Insurance Co — 10120 INSURER C : Twin City Fire Insurance Co. — 29459 INSURER D : INSURER E : INSURER F :

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PRO-JECT X LOC OTHER:			12SBAAE8962	09/15/2023	09/15/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			12SBAAE8962	09/15/2023	09/15/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $ 10000			12SBAAE8962	09/15/2023	09/15/2024	EACH OCCURRENCE AGGREGATE	$ 1,000,000 $ 1,000,000 $
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		12WBCAE2YLZ	11/20/2023	11/20/2024	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
B	Errors & Omissions			CRAE000157-231	09/15/2023	09/15/2024	Per Claim Aggregate	1,000,000 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The City of Edinburg is included as additional insured for general, automobile and umbrella liability if required by written contract or agreement. Waiver of subrogation applied for general, automobile and umbrella liability and workers compensation if required by written contract or agreement.

CERTIFICATE HOLDER

CITYEDI

City of Edinburg
415 W. University Drive
Edinburg, TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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The ACORD name and logo are registered marks of ACORD

6. PROFESSIONAL SERVICES AGREEMENT

Date: July 15, 2024

From: Heffner Design Team
Andrew T. Heffner, Owner
4100 N. 22nd Street,
McAllen, Texas 78504

Attention: City of Edinburg
Planning Department

To whom this may concern,

Thank you for providing us the opportunity to submit our response to your Request for Qualification 2024-8 Architectural Services Rotation. We attest that the Professional Services Agreement has been read and that we meet the prerequisite insurance requirements. If selected, we agree to enter in such agreement.

At your convenience, our team is available to meet with you to further discuss the project. I, Andrew Heffner will be the main point of contact and can be reached via email at aheffner@heffnerdesignteam.com and my cell phone number is 956-212-3385. I look forward to your response.

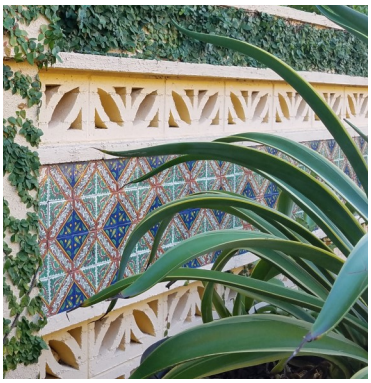
Sincerely,

Andrew T. Heffner

Andrew T. Heffner, PLA, ASLA, AIA-LRG Affiliate, CLARB

7. CONTACT INFORMATION

Contact Information



Andrew T. Heffner, PLA, ASLA, AIA-LRGV Affiliate, CLARB

Contact Person and Title—Andrew T. Heffner, Owner, Landscape Architect
Address: 4100 N. 22nd Street McAllen, Texas 78504
Phone – (956) 540-7850
Cell Number: (956) 212-3385
Email Address – aheffner@heffnerdesignteam.com



Aurora Barrera, AIA-LRGV Affiliate

Contact Person and Title— Aurora Barrera, Development Coordinator
Address: 4100 N. 22nd Street McAllen, Texas 78504
Phone – (210) 820-2677
Cell Number: (210) 201-4059
Email Address – abarrera@heffnerdesignteam.com

8. WORK EXAMPLES

FREDDY GONZALEZ BLVD IMPROVEMENTS

Client: City of Edinburg
Cost: $750,000.00
Funding: City Funds
Date Completed: Project is under the Construction Document Phase.
Role: Andrew Heffner,
Landscape Architect

These captivating images showcase a schematic design of the proposed boulevard accentuated by an exceptional landscape. Upgrades consist of concrete trails, decomposed granite trails, landscape, irrigation, parking lot, water, sewer, and electrical lines, a restroom, a splash pad site, solar panel lights, site furniture and erosion control. These new upgrades will enhance the boulevard, create cohesiveness, and connect nearby parks and schools.



FREDDY GONZALEZ BLVD IMPROVEMENTS



TEXAS DPS LICENSE MEGA CENTER, EDINBURG, TEXAS







PROJECT INFORMATION

Project Designer/Planner: Sam Garcia Architect, LLC
MEP Engineer: Trinity MEP Engineering
Project Manager: Sam R. Garcia, AIA
Final Construction Price: $3.4 M

TEXAS DPS DRIVERS LICENSE MEGA CENTER

LOCATION: Edinburg, Texas
DATE COMPLETED: March 2017

As a result of Hidalgo County's continued significant growth, the Texas Department of Public Safety decided to build a new facility north of Edinburg. The facility serves three purposes:

1. Facility for driver license issuance/renewal
2. Commercial driver license testing facility; and
3. Base of operations for DPS Troopers.

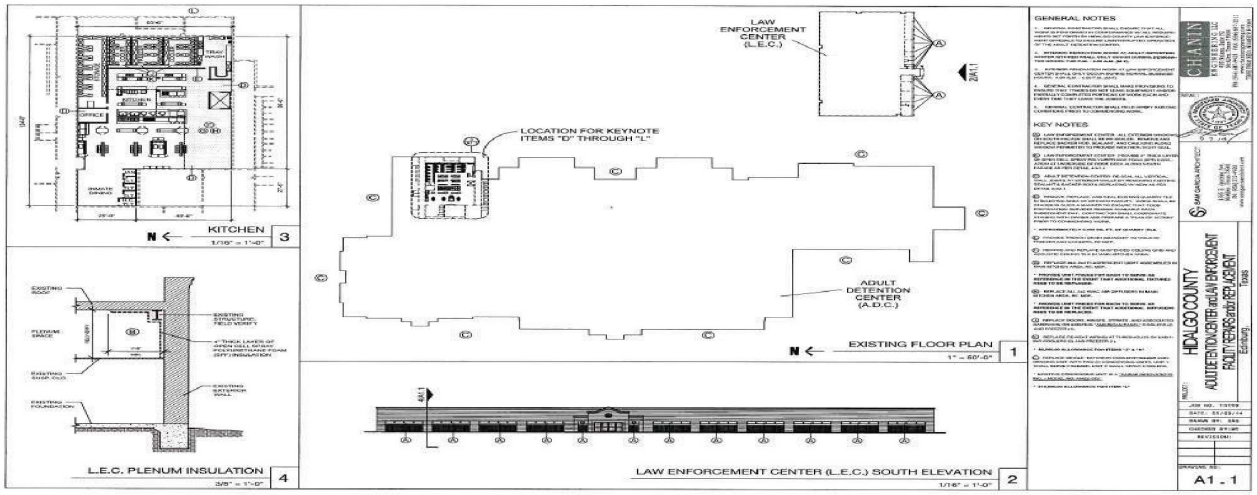
This project was the result of a public/private partnership between the State of Texas
and a private real estate developer.
SGA was part of the private developer's team, which included the real estate acquisition, construction, and engineering subconsultants. This method of procurement and construction allowed the State of Texas to have the facility they wanted in a much less expensive and time-consuming way than the traditional design-bid-build procurement method. SGA was happy to play a role in an alternate delivery method that benefits both the public and private sectors.

SERVICES PROVIDED/DISCIPLINES PREFORMED

Architectural Design, Schematic Design, Design Development, Construction Documents

Contact Person: Brandon Wallace
Title: President, Alamo System Industries
Phone: (956) 702-4111
Email Address: brandonw@alamosystemllc.com

HIDALGO COUNTY ADULT DETENTION CENTER, EDINBURG, TEXAS



HIDALGO COUNTY ADULT DETENTION CENTER AND LAW ENFORCEMENT BUILDING

LOCATION: Edinburg, Texas
DATE COMPLETED: December 2015

The original 1990s construction of the Hidalgo County Jail and adjacent Sherriff's offices had numerous deficiencies. Many of these deficiencies were negatively affecting the health, safety, and welfare of employees and inmates. Hidalgo County hired a group of consultants, including Sam Garcia Architect, to ameliorate the deteriorating conditions.

The primary area of concentration was a total reroofing of over 200,000 square feet of roof area. This work coincided with replacement of existing HVAC equipment. This task was made more complicated by virtue of being done in an actively running jail detention facility. The work required extreme attention to detail to ensure that not one potential security/safety breach became a reality.

The next major component was an upgrade to the kitchen and food storage facility in the Adult Detention Center. This included replacement of existing walk-in cooler and freezers, total resurfacing of the floors, new plumbing fixtures, and upgrades to the electrical system.

SERVICES PROVIDED/DISCIPLINES PREFORMED

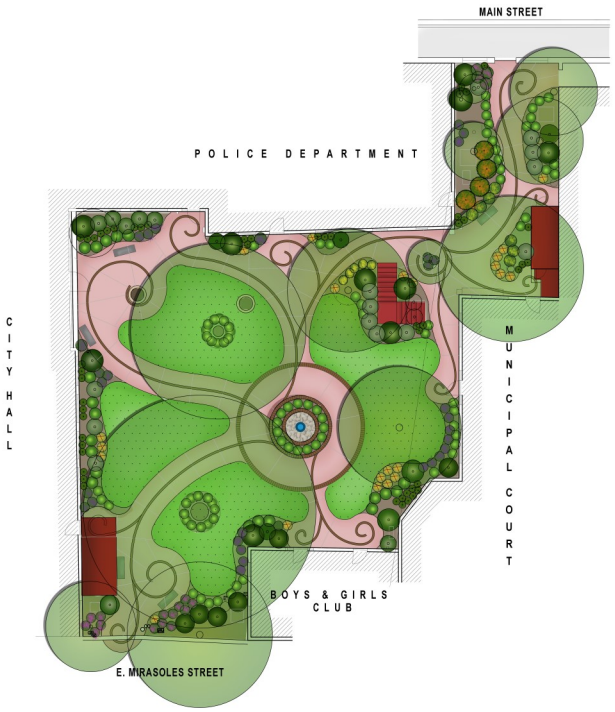
Architectural Design, Schematic Design, Design Development

PROJECT INFORMATION

Project Designer/Planner: Sam Garcia Architect, LLC
Structural Engineer: Chanin Engineering, LLC
MEP Engineer: MEP Solutions Engineering
Project Manager: Sam R. Garcia, AIA
Final Construction Price: $5,900,000.00
Contact Person: Ricardo Ozuna
Title: Former Sherriff's Deputy (Oversaw Project)
Phone: (956) 485-9208
Email Address: rozuna@sullivancity.org

Rio Grande City Courtyard

Client:	Rio Grande City
Cost:	$100,000.00
Funding:	City Funds
Date Completed:	October 2015
Role:	Andrew Heffner, Principal Landscape Architect



This central space was highly used but in desperate need of a renovation It connects a variety of municipal offices, has large existing native trees, and needed to function as an outdoor event space in the evening.

We used a concept of wrought iron scroll work to develop the design. Wrought iron weaves through the lives of all Rio Grande City residents. The simple scroll shape used throughout the downtown area was utilized to unify the disjointed courtyard space. This shape extends beyond the courtyard edges inviting visitors into the space and the central water feature.

The existing historical pavers were reused and inset into the new brightly colored pavement. A low- maintenance central water feature was added to include the soothing sound of water. Stones from the Rio Grande were reused around the water feature to reinforce the connection to the past. Native plantings permeate the perimeter of the site. Additional trees were added for shade and bird and butterfly nectar plants were included in a pollinator garden.





Gateway and Monument Signage

Client: City of Elsa EDC
Cost: $50,000.00
Funding: City Funds
Date Completed: 2019



The City of Elsa Economic Development Corporation has tasked our team with developing a comprehensive signage program at major entrance points to the city. Our design incorporates modern materials like cor-ten steel and aluminum lettering with traditional cast stone trim and natural stone. Color changing lights add interest in the evening and make this a true landmark. Drought tolerant muhly grasses, agave, and succulents add the finishing touch. Welcome!

Client: City of McAllen
Cost: $250,000.00
Funding: City Funds
Date Completed: 2012
Role: Andrew Heffner, Principal



This small community park is a picture-perfect partnership between the city and county governments. Aluminum fencing and limestone columns provide a comfortable buffer from adjacent traffic. Modern playground equipment, swings, and winding walkways offer an escape from our technology centered world. Picnic tables, benches, and grills complete the park user experience. Landmark limestone park signage is surrounded by large moss rock boulders and crushed granite.

Client: Pharr– San Juan-Alamo ISD
Cost: $1,700,000.00
Funding: ISD Funds
Date Completed: 2020
Role: Andrew Heffner, Principal



A premier South Texas school district requested a complete renovation of one of their early college high school campus. Our design concept is to integrate as many natural elements as possible. Stone patios with cell phone charging stations, a cor-ten steel clock tower, a hanging garden landmark sign, rain gardens, ephemeral streams, umbrella shades, tree groves, meadows, and pollinator gardens will be added. New entrance-way experiences will greet students, staff, and visitors. Lighting will add interest and expand the use of outdoor spaces at night.

Tres Lagos Community Parks

Client: Tres Lagos Public Improvement District
Carlos Lozano
Telephone: (956) 287-2800 I E-Mail: carlos@mlrhodes.com

Cost: $3,200,000.00

Funding: Texas Parks and Wildlife Grant and Private Funds

Date Completed: November 2017, 2020

Role: Andrew Heffner, Principal Landscape Architect







Over the past few years we have had the pleasure of coordinating multiple public and private agencies to develop the public spaces of the largest planned unit development in South Texas. Tres Lagos is a 2,500 acre development that features homes, businesses, schools, and parks. The Community Park Project is a series of three interconnected parks that offer a wide variety of recreational amenities. We worked tirelessly under an extremely tight deadline to develop the plans and specifications that met the Texas Parks and Wildlife Department requirements and the developer and City's needs. The grant monies included U.S. Fish and Wildlife federal funds. We were able to successfully incorporate the federal fund grant requirements into the design and the contract documents. Our process is so thorough that the review by Texas Parks and Wildlife Department resulted in zero changes and an expedited Notice to Proceed. The result of the intense coordination between all project partners is a beautiful and highly functional series of outdoor spaces that is teeming with families and sports enthusiasts.

Project elements included:

- Fishing dock
- Restrooms
- Soccer fields
- Tennis courts
- Basketball courts
- Volleyball courts
- Dog park
- Outdoor exercise equipment
- Picnic shelters
- LED lighting
- Irrigation system
- Rental pavilion
- Kayak launch
- Playgrounds



LDS McAllen Temple

Client:	Latter Day-saints Temple
Cost:	$3,500,000.00
Funding:	Private Funds
Date Completed:	2023
Role:	Andrew Heffner,

These captivating images showcase a grand building accentuated by an exceptional landscape. The architectural marvel exudes a sense of timeless elegance, while creating a sacred space for The Church of Jesus Christ of Latter-day Saints' community. The surrounding landscape design is meticulously crafted, featuring an array of 20,000 shrubs and 400 trees that create a harmonious blend of nature and architecture. With its unique and unparalleled charm, this one-of-a-kind space offers endless possibilities for both aesthetic enjoyment and functional use.











PSJA North Early College High School

Client: PSJA North Early College High School
Allen Williams, Landscape Habitat Specialist
Telephone: (956) 354-2000 I E-Mail: allen.williams@psjaisd.us
Cost: $1,700,000
Funding: ISD Funds
Date Completed: 2020



A premier South Texas school district requested a complete renovation of one of their early college high school campus. Currently the 2,200 students change classes, eat lunch, and socialize in a completely concrete environment. Our design concept is to integrate as many natural elements as possible. Stone patios with cell phone charging stations, a corten steel clock tower, a hanging garden landmark sign, rain gardens, ephemeral streams, umbrella shades, tree groves, meadows, and pollinator gardens will be added. New entrance-way experiences will greet students, staff, and visitors. Lighting will add interest and expand the use of outdoor spaces at night.











Tres Lagos Trails and Neighborhood Parks

Client: Tres Lagos Public Improvement District
Mike Rhodes
Telephone:(956) 287-2800
E-Mail: mike@mlrhodes.com

Cost: $2,000,000.00
(owner provided grading and infrastructure excluded)

Funding: Texas Parks and Wildlife Grant and Private Funds

Date Completed: November 2017, 2020

Role: Andrew Heffner, Principal Landscape Architect





There are currently three neighborhoods at the Tres Lagos planned unit development. Inside each of the three neighborhoods there are a series of public spaces that include walking trails, benches, playground grounds, postal mail centers, and entranceway monuments. The plant material palette that was established at the Community Park project was extended to the neighborhood parks. The playgrounds were also similar to the larger park project but reduced in scale to serve the individual neighborhood needs. There is a series of interconnected trails that weave throughout the neighborhood that are lined with native shade and flowering trees. The selective placement of plant material will screen activity areas from adjacent residences. These neighborhood trails and parks have become a highlight of the neighborhood and a great feature when home buyers are shopping for their new home.



Project elements include:

- Native shade and flowering trees
- Irrigation system
- LED lighting
- Amphitheater
- Playgrounds with swings
- Parking lots
- Mailbox centers
- Walking trails





HEFFNER DESIGN TEAM

4100 N. 22nd Street
McAllen, TX 78504
956-540-7850

1777 NE Loop 410, Suite 600
San Antonio, TX 78217
210-820-2677

THE CITY OF Edinburg

STATEMENT OF QUALIFICATIONS FOR

ARCHITECTURAL SERVICES ROTATION

RFQ # 2024-8













JULY 16, 2024

STATEMENT OF QUALIFICATIONS BY:

Milnet Architectural Services, PLLC
608 S. 12th Street
McAllen, TX 78501
P: 956.688.5656
www.Milnet-ArchServices.com

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Milnet Architectural Services, PLLC
608 S. 12th Street
McAllen, TX 78501
P: 956.688.5656
www.Milnet-ArchServices.com

July 16, 2024

City of Edinburg
415 W. University Dr.
Edinburg, TX 78541

RE: Architectural Services Rotation

Dear Evaluation Committee,

Milnet Architectural Services is pleased to submit its qualifications for professional architectural services to the City of Edinburg. Milnet offers the convenience of a local, HUB certified firm experienced in municipal facilities.

Services Provided | Our firm offers full architectural and project management services through all phases of design and construction including programming, schematic design, design development, construction documents, bidding, permitting and construction administration. As a firm specializing in architectural services, we have a unique level of technical experience in the design and execution of construction projects. Our team has the resources and prior work experience to manage the quality of work, maintain the project schedule, control the cost, and most importantly, coordinate the communication and project records to guide the project through completion.

Prior Experience | We have over twenty-four (24) years of experience and look forward to bringing this wealth of experience and knowledge to the City of Edinburg. Our experience includes projects that have been funded through federal and state grants, and we are familiar with the program requirements that are imposed by government agencies.

Addition/Renovations of Buildings | Our company specializes in addition/renovation projects. We embrace the challenges of working on these types of projects and the issues that may arise once these buildings start being uncovered. We are familiar with the discovery process and know how to handle these issues as they arise. We also have experience working with the challenges of renovations within an existing functioning building and understand the importance of communication and coordination between all parties (Owner, Contractor & Design Team) for a successful project completion.

Schedule & Budget Conscious | The Milnet Team has a noted record of delivering projects on time and within budget along with a considerable amount of experience fast tracking projects. We have a very high percentage of projects that come within budget and work as a team with the owner and contractor to value engineer as required without sacrificing quality.

We pride ourselves in providing attentive services and look forward to facilitating the coordination of a project plan that ensures the successful completion of future projects. We take very seriously our responsibility to act in the best interest of our clients and we pledge every effort to help the City in achieving its goals. The enclosed Statement of Qualifications will further elaborate the proposed team, relevant experience and qualifications. As the President of Milnet Architectural Services, I am the main point of contact and I am authorized to bind the firm to a contract and can be reached via phone at (956) 688-5656, email at rudym@milnet-archservices.com or in person at the address noted above. We look forward to the opportunity and appreciate your consideration.

Sincerely,

Rodolfo R. Molina Jr., AIA, President
Milnet Architectural Services, PLLC

Name of Firm | Milnet Architectural Services, PLLC
608 S. 12th St.
McAllen, Texas 78501

Telephone Number | Office: (956) 688-5656
Fax: (956) 687-9289

Principal | Rodolfo Roel Molina Jr., AIA
(Registered Architect, 14740)

Established | January 2000

Organization Type | Professional Limited Liability Company

Firm Registration No. | BR 612

Website | www.milnet-archservices.com

Firm Characteristics | Certified Historically Underutilized Business (Certificate # 1451213185600)
Minority Owned
Local Firm
Experienced in Municipal Projects
Registered Accessibility Specialist

Specializations | Architectural Design
Project Management
Graphic Illustration
Forensic Architectural Studies
3D Rendering and Animation
Facilities Management Services

Subcontracted Services | Civil Engineering
Structural Engineering
MEPT Engineering
Landscape Design
Food Service Consulting

Focus Markets | Education, Government, Industrial, Design/Build, Healthcare, Municipal, Retail, Assembly, Housing, Hospitality, County, Office Buildings

Firm Background | Milnet Architectural Services (MAS) is a McAllen based design firm offering professional services in architecture. The firm was established on January 1, 2000 by Registered Architect Rodolfo R. Molina, Jr. In March of 2011 it was registered as a Professional Limited Liability Company. Mr. Molina currently serves as the President and Project Architect with more than 40 years of experience.

Services Provided | Our firm offers full architectural and project management services through all phases of design and construction including programming, schematic design, design development, construction documents, bidding, permitting and construction administration. Our team manages and coordinates a project through every phase, because of this we are able to use our knowledge base of Best Management Practices to the benefit of our clients.

Firm Philosophy | Milnet was created with a consistent philosophy we are proud to uphold:

"We strive to provide the same exceptional level of service to every client by providing more attentive service and responding to clients needs with thoughtful solutions."

More Attentive Service | Our "more attentive service" mentality means that We take ownership of a project and ensure that we meet or exceed client expectations while delivering exceptional projects. Our President, Mr. Rodolfo Molina, AIA is personally involved in every project from beginning to end. As a result of this attitude the majority of our clients are repeat costumers.

We measure our success by the following:

- Repeat, satisfied clients
- Positive post occupancy evaluations
- Minimal amount of change orders
- Adherence to budget
- Development of relationships

Municipal Project Experience | In the past twenty-four years our firm has consistently worked with local municipalities on a variety of projects ranging from small renovations, addition and new facility construction. The project summary pages enclosed further describe this experience and our history of projects completed in a timely manner and within budget. This experience coupled with our dedication to client service are prime factors in our unique ability to best serve the City of Edinburg.

All work performed and project management services rendered by Milnet will be done so from our McAllen office. Our team is local, experienced and ready to serve the City of Edinburg promptly.

Our team of qualified personnel has experience managing multiple projects of varying sizes and is familiar with projects similar to those noted in the potential scope of services under this request for qualifications.

Working together in a spirit of cooperation and professionalism, we will achieve the City of Edinburg's scheduling and budgetary goals. The methods outlined below have provided us the opportunity to complete previous projects within the budget and on schedule. Our intent is to work as a liaison with the contractor's superintendent or project manager, the A/E team and the City of Edinburg to ensure adequate communication, record keeping and conformity with the contract documents including the approved plans and specifications.

Standard Architectural Design Project Services

Programming | We will work with administration, staff and other pertinent participants as dictated by the Owner to craft a program that will document all spaces, adjacencies, functions, sizes and special requirements. Oftentimes the creation of the program will require numerous meetings with user groups and administration, we will facilitate these meetings. Once complete we will document and publish a complete program.

Design | We will work with the Owner and present the project at the Conceptual and Schematic Design Phases. We will have design review meetings at stages during these phases. We understand the importance of these new construction projects and the impact that it has on a community and we will work diligently to produce a project that fits the needs and aesthetics of the City of Edinburg. During this phase we will meet with code officials with the city to discuss and resolve any code issues that we may have and to ensure that all Federal, State and local regulations/policies are met.

Construction Documents | Once design is approved we will create the Drawings and Specifications which describe the project. We will present and review these documents with the City of Edinburg at key stages, typically at 30%, 80% and 100%.

Bidding and Negotiation | During this phase we will answer questions from bidders, issue clarifications and addenda if necessary. Once the bids are received we will work with the Owner to evaluate and rank offers. This includes review of pricing and scope and reference verification. Once complete we will make a written recommendation to the City of Edinburg.

Construction Administration | We will attend construction meetings, review submittals and perform site observations. We will manage construction correspondence including Architect's Supplemental Information, Requests for Information, Proposal Requests, and Construction Change Directives. During this time we will issue field reports and present construction updates to the Owner. We understand the importance of this phase and will be available promptly to resolve issues and problems at hand.

Project Closeout | At the closeout of the project we will perform substantial completion punch list walk through with Owner personnel and the contractor to verify completion. We will review the closeout documents submitted by the contractor including User and Maintenance manuals, Record Documents and other closeout forms as required by the Owner and the contract. We will provide electronic copies of the Record Documents in ACAD and PDF format for future use.

One year Warranty Review | Prior to the expiration of the one year warranty we will walk through the project with the Owner and the contractor to review and address any deficient items which need correction and is covered by the warranty.

Project Approach & Quality Control

Plan & Specifications Reviews | Standardized plan and specification reviews will be performed to provide a mechanism for the project to be assessed and for any areas of concern to be addressed accordingly. This will provide the opportunity to meet quality, time and cost goals for the construction of the project. During the initial review we will also ensure that the plans and specifications adhere to the program narrative and recommend any alternative solutions to avoid material procurement delays, potentially saving time and money through the process of value engineering.

Construction Phase Quality Control | Our goal is to avoid an unnecessary delays in the construction and provide the City of Edinburg with the support required to coordinate the project. We will conduct on-site observations of the work in progress, monitor the conformance with the contract documents and provide reports for items of concern that need to be coordinated in order to avoid delays or cost implications. The thorough and expeditious review of submittals, shop drawings, and requests for information is key to avoiding delays. Meeting notes regarding the progress, schedule, and budget will be provided as a record and to assist in formulating action plans for resolution of construction problems or conflicts.

Schedules | Our team prides itself in maintaining project schedules with all of our current and past projects. We will create a master schedule to account for key dates from preliminary design through construction and identify items that will impact the project sequence such as critical submittals and coordination of equipment delivery. Scheduling regularly occurring meetings with the City of Edinburg project team will ensure that project momentum is maintained. Our goal is to consistently review the construction schedule and identify any areas of concern, report them during progress meetings and follow-up with the proposed resolution. Using these methods we have been able to complete projects successfully and on time.

Budgets | At the outset of the project, we will work closely with the City of Edinburg to create a master budget which takes into account soft costs (professional fees, permit fees, printing, regulatory costs and other fees), Fixtures, Furnishings, and Equipment (FF & E) and Construction Costs to arrive at a true bottom line. Our goal is to issue a monthly budget update that is consistently compared against the approved construction cost estimate to ensure conformity. We have experience reviewing and processing payment applications and comparing the schedule of values against the project schedule to ensure that payment to the contractors is appropriate given the project progress.



Project Name: El Tule Recreation Center
Location: Edinburg, TX
Owner: City of Edinburg
Owner Rep.: Mardoqueo Hinojosa
(956) 388-8955

Const. Cost: $ 4,997,600.00 (Estimated)
Project Size: 28,445 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Substantial Completion: January 06, 2023 (Estimated)

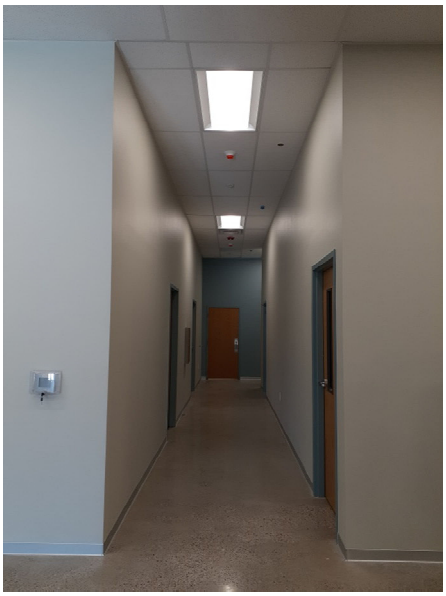


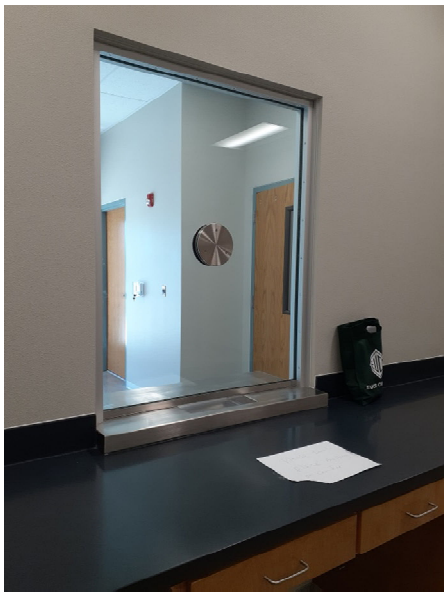
Project Description:
This project consists of the construction of a new 28,445 sq. ft. indoor recreation center facility for the Edinburg Economic Development Corporation. The interior of the facility includes three full size basketball courts with dividing folding partitions and wood flooring. The lobby area consists of a large gathering area, a conference room, concession stand and restrooms.

The project is located at 702 S. 18th Ave., Edinburg, Texas 78539.











Project Name: New Fire Station #5
Location: Edinburg, TX
Owner: City of Edinburg
Owner Rep.: Mardoqueo Hinojosa, (956) 388-8955

Const. Cost: $ 2,139,000.00
Project Size: 8,771 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Mirtha Rocha Uranga
Project Architect: Rodolfo Molina

Substantial Completion: July 6, 2020

Project Description:
A new 8,771 sq. ft. building for the City of Edinburg. This facility houses both the fire department as well as a police substation.

This new facility consists of several dorm areas, a kitchen, showers, fitness area, 2 firetruck bays, exterior canopy storage area and a police substation. This project was completed on time and within budget.







Project Name: Dr. Diaz Park - Restroom Bldg. Additions
Location: Edinburg, TX
Owner: City of Edinburg
Owner Rep.: Javier Garza
(956) 381-5631

Const. Cost: $ 447,447.68
Project Size: 1,822 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Substantial Completion: March 15, 2020

Project Description:
Two (2) new restroom building additions to the parks. These included a family restroom for special needs children. Also within the building is a mechanical room to house all the splash pad equipment. The facilities are fully ADA Compliant and will serve the community for years to come. These buildings were built to serve the nearby splash pad equipment. This project was completed within budget.





Project Name: Dustin M. Sekula Memorial Library
Location: Edinburg, TX
Owner: City of Edinburg
Owner Rep.: Letty Leija
956-383-6246

Const. Cost: $ 2,936,262.32
Project Size: 35,000 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
A renovation of an existing 17,000 sq. ft. building. Extensive demolition was performed and a new 2 story floor addition (18,000 sq. ft.). Finished building was a 35,000 sq. ft. library for the City of Edinburg.







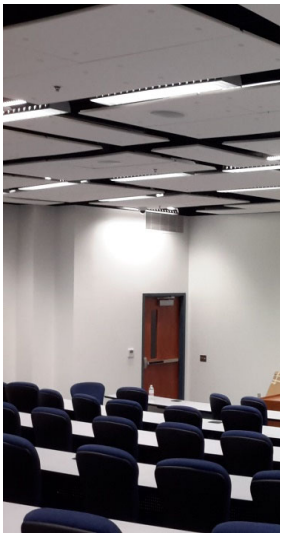
BEFORE



AFTER













Project Name: Public Safety Building - Addition & Renovations
Location: McAllen, TX
Owner: City of McAllen
Owner Rep.: Zef Mendoza
(956) 867-7599

Const. Cost: $ 3,550,000.00
Project Size: 15,823 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
A new two story addition & renovation project to the existing Public Safety Building for the City of McAllen. Project consists of a fully functional 24/7 facility that can not be shut down or temporarily closed. Interior renovations were carefully coordinated with the Owner in order to avoid any interruptions to the daily operations. New addition houses specific law enforcement departments, large assembly room, crime scene investigation units as well as a forensic lab.













Project Name: New Public Safety Building & City Hall Renovations
Location: La Joya, TX
Owner: City of La Joya
Owner Rep.: Julianita R. Sabala (956) 581-7002

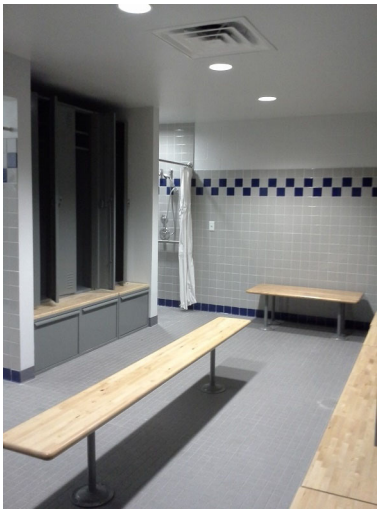
Const. Cost: $ 2,292,246.00
Project Size: 15,260 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
An existing 8,906 Sq. Ft. facility that was converted into the new city hall for the city of La Joya. The scope of work also included a new 6,354 Sq. Ft. public safety building addition that was built adjacent to this facility. These facilities meet the current needs of the City and will accommodate the City's future growth for years to follow. This project was completed in August 2018.











Project Name: New Public Safety Building
Location: Raymondville, TX
Owner: City of Raymondville
Owner Rep.: Uvaldo Zamora
(956) 689-2441

Const. Cost: $ 1,200,000.00
Project Size: 9,033 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
A new 9,033 Sq. Ft. facility for the Raymondville Police Department. This project was in collaboration with Guzman & Munoz Engineering (Milnet served as the Architectural Consultant). Project was completed on time and within budget. This project was completed in December of 2015.











Project Name:	City Hall Renovations
Location:	Raymondville, TX
Owner:	City of Raymondville
Owner Rep.:	Eleazar Garcia (956) 689-2443
Const. Cost:	$ 322,132.00
Project Size:	10,800 Sq. Ft.

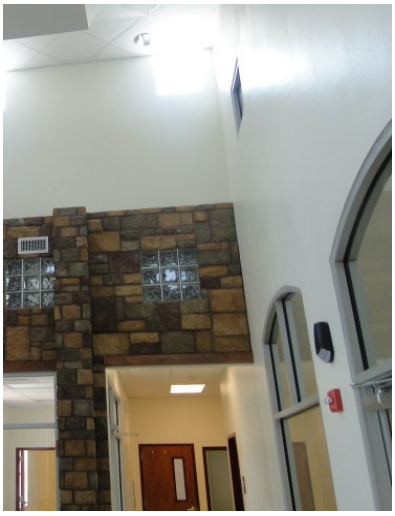
Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
Renovations to the existing city hall for the City of Raymondville. These included removing existing flooring and installing new V.C.T and tile floors, repainting of existing interior walls, removal of exterior façade including existing wood roof shingles and installing new stucco finish with architectural stone veneer and EIFS. The project was completed on time and within budget. The existing city hall was kept open for business during construction with careful planning and relocation of staff. This project was completed in March of 2009.





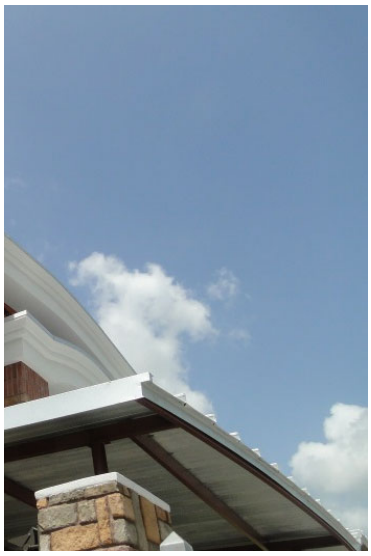














Project Name: Rural Technical Skills Training Distance Learning Small Business Incubator Center
Location: Raymondville, TX
Owner: City of Raymondville
Owner Rep.: Eleazar Garcia (956) 689-2443

Const. Cost: $ 1,863,250.00
Project Size: 14,263 Sq. Ft.

Services Provided: Full Architectural
Project Manager: Ramon Villalobos
Project Architect: Rodolfo Molina

Project Description:
A federal grant project for the City of Raymondville in cooperation with the U.S. Department of Commerce Economic Development Administration and U.S. Department of Housing and Urban Development, this new facility houses the small business incubator center from the local chamber of commerce as well as a training distance learning center for the University of Texas at Brownsville/Texas Southmost College.



The team we select for a project is chosen based on experience with project type, scope of the project and technical ability. This specialized team will remain associated with the project throughout its life, we do not "hand off" a project to a different team or personnel. The personnel assigned to the City of Edinburg project will be as follows:

Rodolfo Molina, AIA | PRINCIPAL IN CHARGE

As President and Architect in Charge of the project, Mr. Molina will be responsible for maintaining adequate staffing levels and setting the expectations for the project. Mr. Molina will be responsible for ensuring quality levels meet or exceed the Milnet Architectural Services high standards. He will be in charge of attending meetings, developing short range work plans and budget studies. Mr. Molina will spend 20% to 85% of his time on the project, depending on project phase and immediate requirements. Mr. Molina has more than 40 years of experience within the architectural field and 25 years of leading the team at Milnet Architectural Services.

Neftali Cruz | PROJECT MANAGER

As Project Manager, he will be responsible for overseeing the planning, design, and construction phase of the project on a day to day basis. Neftali reports directly to Rudy Molina and manage the flow and distribution of information to the project team. He chairs the project meetings, takes the minutes, documents them and distributes them among the team members. He attends meetings, working closely with the Project Architect to maintain communications and work schedules among all team members. Neftali will spend 30% to 70% of his time on the project, depending on project phase and immediate requirements. Neftali has more than seven (7) years of experience within the architectural field and has been with Milnet his entire career.

Ruben Hernandez | PROJECT MANAGER

As Project Manager, he will be responsible for overseeing the planning, design, and construction phase of the project on a day to day basis. Ruben reports directly to Rudy Molina and manage the flow and distribution of information to the project team. He chairs the project meetings, takes the minutes, documents them and distributes them among the team members. He attends meetings, working closely with the Project Architect to maintain communications and work schedules among all team members. Ruben will spend 50% to 100% of his time on the project, depending on project phase and immediate requirements. Ruben has more than sixteen (16) years of experience within the architectural field and has been with Milnet for approximately 2 years.

Mirtha Uranga | PROJECT MANAGER & INTERIORS SPECIALIST

As Project Manager, she will be responsible for overseeing the planning, design, and construction phase of the project on a day to day basis. Mirtha reports directly to Rudy Molina and manages the flow and distribution of information to the project team. She chairs the project meetings, takes the minutes, documents them and distributes them among the team members. As the Interiors Specialist, she will also be responsible for coordinating any and all color selections with the City and selecting interior finishes. She will remain on the project from inception through completion. Mirtha has twenty (20) years of experience within the architectural field. Mirtha will spend 10% to 100% of her time on the project, depending on project phase and immediate requirements.

Daniel Soliz | DESIGNER

As our designer, he will produce all design work including the development of details and drawings under the supervision of our licensed Architect. He will oversee the placement of the drawings in BIM and will be responsible for translating the Project Architect's design into design documents. Daniel will spend 10% to 100% of his time on the project, depending on project phase and immediate requirements.

Gerardo Zuniga | DESIGNER

As our designer, he will produce all design work including the development of details and drawings under the supervision of our licensed Architect. He will oversee the placement of the drawings in BIM and will be responsible for translating the Project Architect's design into design documents. Gerardo will spend 10% to 100% of his time on the project, depending on project phase and immediate requirements.

Paola Morales | DESIGNER

As our designer, she will produce all design work including the development of details and drawings under the supervision of our licensed Architect. She will oversee the placement of the drawings in BIM and will be responsible for translating the Project Architect's design into design documents. Paola will spend 10% to 100% of his time on the project, depending on project phase and immediate requirements.

Reference complete resumes on the following pages.











Rodolfo R. Molina, Jr. AIA
President

Education: University of Houston University Park
-Bachelor of Architecture

Professional Registration: Registered Architect in the State of Texas, No. 14740
Registered Accessibility Specialist, No. 0257
HUB VID Number: 1451213185600
Vendor Number: 86783

Professional Affiliations: The American Institute of Architects
Texas Society of Architects
Lower Rio Grande Valley American Institute of Architects
AIA Committee on Education
City of McAllen - 2020 Census Complete Count Committee
City of McAllen - Historical Preservation Commission
City of McAllen - Planning and Zoning Commission *(past member)*

Published: Pirovano, Carlo. Terza Mostra Internazionale Di Architettura. Milano: Electa Editrice, 1985.

Experience:

Rodolfo Roel Molina, Jr. has over forty (40) years of architectural working experience, the last thirty (30) years as a registered architect with specialization and expertise in computer generated construction documentation and project management.

Mr. Rodolfo Molina has been with the company since its conception and is responsible for the day-to-day operations of Milnet Architectural Services, PLLC. As President and project architect Mr. Rodolfo Molina is a key member who is responsible for production management in all phases of design, contract documents, and construction administration. He encompasses a wide array of responsibilities, including project management, architectural design analysis, project budgeting, scheduling and quality control.

Mr. Rodolfo Molina is a problem solver and brings invaluable experience to the company. He is a team player and as such, motivates his team and provides an unmatched level of service to its clients. His primary goal is to ensure that the work performed by the company meets the needs and expectations of its clients.









Neftali E. Cruz
Project Manager

Education
Instituto Tecnologico De Reynosa, 2017
- Bachelor's Degree in Architecture

Experience

Milnet Architectural Services	Feb. 2020 - Present
D' LAZARI, LLC	2019
Jimenez & Partners Arqs. S.A. de C.V.	2015-2018

Qualifications
Neftali E. Cruz has a combined six years of experience within the architectural field. He has experience in residential design, interior design and 3D realistic renderings. His work has revolved around architectural design and visualization.

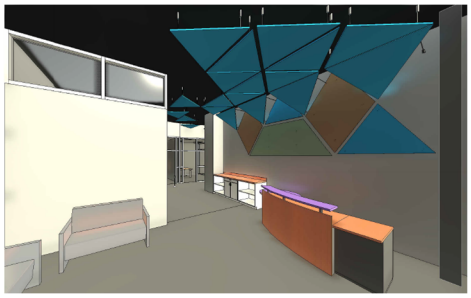
Recent Projects
McAllen-Hidalgo International Bridge Pedestrian Improvements
Restroom Renovations at McAllen-Hidalgo International Bridge
City of Roma - M. Guerra Historical Building
City of Granjeno - New Public Facility Building
Salvation Army - New Warehouse Facility
University of Texas Rio Grande Valley (UTRGV)
Brownsville Campus - Courtyard & Façade Improv.
Brownsville Campus - Mockup Building Renovations











Ruben Hernandez
Project Manager

Education
University of Texas at San Antonio, 2008
- Bachelor of Arts in Architecture

Southwest Texas Junior College, Uvalde, Texas, 2004
- Associate of Arts

Experience
Milnet Architectural Services Dec. 2022 – Present,
McAllen, TX - Drafter

AB Foam and Concrete Supplies Oct. 2017 – Dec. 2018
San Antonio, TX - General Manager

San Antonio Lath and Plaster Nov 2005 – Sep 2017
San Antonio, TX - Project Estimator/Manager

Qualifications
Ruben has over 15 years of experience in the construction industry and has managed projects from the design phase through the finishes phase. During his time with the firm, he has proven to have a skillset that compliments the company well and its clients.

Recent Projects:

Edinburg CISD North High School Cafeteria Addition

STC Mid-Valley Campus Bldg H Interior Renovations

City of Mission Housing Authority- Façade Renovation

City of McAllen City Hall- Feasibility Study

Starr County Courthouse- Renovation

City of McAllen Morris Park- Park Upgrades













Mirtha Rocha Uranga
Project Manager & Interiors Specialist

Education
South Texas College, 2005
- Associates of Applied Sciences in Architectural Drafting

Institute of Technology *(Matamoros, Tam. Mexico)*
- Industrial Engineering

Experience
Milnet Architectural Services March 2004 - Present

Qualifications
Mirtha Uranga has twenty (20) years of experience within the architectural field. She has been with the company since 2004. She is responsible for all phases of project design and construction document phase of each respective project that she handles.

Her responsibilities also include coordinating any and all color selections and furniture. She has current project experience that includes educational, county, religious, and municipal projects.

Recent Projects
City of Edinburg - Fire Station No. 5
City of McAllen - Federal Motor Carrier New Admin. Bldg.
City of McAllen - Fire Station No. 2
City of Roma Fire Station
Sharyland Water Corp. - New Administration Building
Brooks County ISD - Falfurrias High School Renovations
City of Edinburg - Emergency Operations Center
City of Raymondville - Emergency Medical Services
City of Raymondville - New Police Station
City of Raymondville - Fire Station Remodel
Ben Bolt ISD - High School Lab Addition
Catholic Diocese of Brownsville - Our Lady of Holy Rosary
Cameron County - Courthouse Renovations
Willacy County - Annex Remodel







Daniel Anthony Solis
Project Designer

Education

South Texas College
- Architectural & Civil Drafting Certificate, 2024 (TBD)

Experience

Milnet Architectural Services, PLLC, Jan. 2024 – Present

City of Mission Public Library Feb. 2019 - Jan. 2024

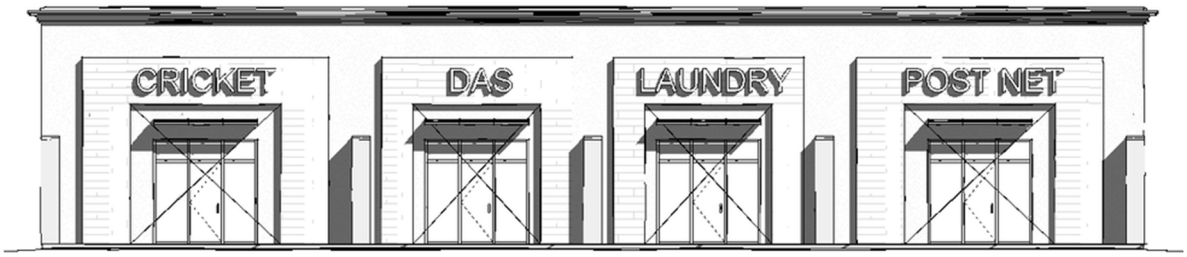
Qualifications

Daniel is beginning his career in the world of architecture with Milnet Architectural Services. He has displayed a great passion for design and a keen eye for detail. With new creativity coupled with a strong foundation in technical skills, he brings innovative ideas to life at Milnet.

As a team player with excellent communication skills, Daniel excels at collaborating with clients and colleagues alike.

Recent Projects

Elsa Public Library 2024 Upgrades (Preliminary Phase)
Hidalgo County ADA Study
Hidalgo County Remote Operations Centers



Milnet Architectural Services, PLLC
608 S. 12th Street
McAllen, TX 78501
P: 956.688.5656
www.Milnet-ArchServices.com









Gerardo Zuniga
Project Designer

Education

South Texas College

- Architectural & Visual Technology Certificate, 2023
- Civil Engineering Tech Certificate, 2022
- Architectural & Engineering Design Tech Certificate, 2021

Experience

Milnet Architectural Services, PLLC, Sep. 2023 – Present

Lexus Construction, LLC June 2023 - Sep. 2023

Qualifications

Gerardo offers excellent technological skills with a proficiency in digital and technical media. This gives him the ability to complete job tasks efficiently and effectively with the use of various digital tools and technologies.

During his short time with the firm, he has proven to have a skillset that compliments the company well and its clients.

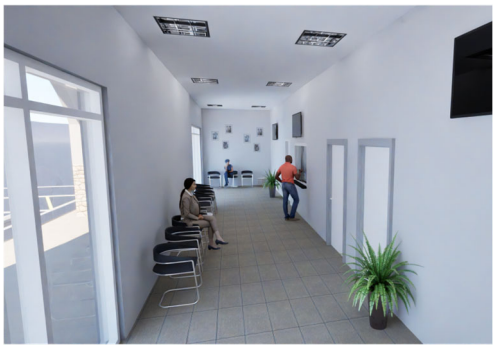
Recent Projects

City of McAllen- Morris Park
STC Mid Valley Campus Building H Renovations
McAllen-Hidalgo International Bridge Building A & C Ren.
Sergio Molina Apartments
Hidalgo County Emergency Management Facility

Milnet Architectural Services, PLLC
608 S. 12th Street
McAllen, TX 78501
P: 956.688.5656
www.Milnet-ArchServices.com







Paola Morales
Project Designer

Education

South Texas College
- Architectural & Civil Drafting Certificate, 2024 (TBD)

Experience

Milnet Architectural Services, PLLC, May 2024 – Present

Qualifications

Paola is starting her career in architecture with Milnet Architectural Services. She has displayed a great desire to learn about design and pays great attention to detail. Paola, a talented team player with strong technical skills, is a key contributor to Milnet, aiding effective collaboration with clients and colleagues.

Recent Projects

Hidalgo County Emergency Management Facility
Lyford Resiliency Center
EEDC Transit Center Interior Finish-Out

REFERENCE ONE

Client's Name: City of McAllen-Hidalgo
Type of Organization: Municipal
Address: 311 N. 15th Street, McAllen, TX 78501
Contact Person: Zef Mendoza
Title: Project Manager
Telephone: 956-867-7599
E-Mail: zmendoza@mcallen.net
Name of Project: Federal Motor Carrier Safety Administration (FMCSA) Port of Entry, Southern Border Upgrade
Scope of Work: 4 structures, Federal Motor Carrier Safety Administration Office 1,800 sq. ft, new inspection concrete pit with metal canopy 1920 sq. ft., 600 sq. ft. passenger waiting area with metal canopy and fixed furniture. Also included in this project is a 390 sq. ft. restroom building.
Contract Period: From Dec 2019 to August 2020

REFERENCE TWO

Client's Name: Edinburg Housing Authority
Type of Organization: Government Housing
Address: 910 Sugar Rd, Edinburg, TX 78539
Name of Project: La Posada Apartments
Contact Person: Dr. Martin Castillo
Title: Executive Director
Telephone: 956-383-3839
E-Mail: drcastillojr@edinburgha.org
Scope of Work: A new 72 Unit Apartment Complex for the Edinburg Housing Authority located in Edinburg, TX. The scope of work entails 36 units of 1 bedroom apartments and 36 units of efficiency bedroom apartments. These are scheduled to be built in the existing site of the current La Posada Apts.
Contract Period: March 2022 to March 2023

REFERENCE THREE

Client's Name: City of Edinburg
Type of Organization: Municipal
Name of Project: New Fire Station #5
Contact Person: Mardoqueo Hinojosa
Telephone: 956-388-8955
Scope of Work: A new 8,771 sq. ft. building for the City of Edinburg. This facility houses both the fire department as well as a police substation. This new facility consists of several dorm areas, a kitchen, showers, fitness area, 2 firetruck bays, exterior canopy storage area and a police substation. This project was completed on time and within budget.
Cost: $2,139,000.00

REFERENCE FOUR

Client's Name: City of Raymondville
Type of Organization: Municipal
Name of Project: Public Safety Building
Contact Person: Uvaldo Zamora
Telephone: 956-689-2441
Scope of Work: A new 9,033 sq. foot facility for the Raymondville Police Department. This project was in collaboration with Guzman & Munoz Engineering (Milnet served as the Architectural Consultant). Project was completed on time and within budget.
Cost: $1,200,000.00

REFERENCE FIVE

Client's Name: Starr County
Type of Organization: State Agency
Address: 401 Britton Ave, Rio Grande City, TX
Contact Person: Judge Eloy Vera
Title: County Judge
Telephone: 956-716-4800
E-Mail: eloy.vera@co.starr.tx.us
Name of Project: Starr County Courthouse Rehabilitation, Phase I
Scope of Work: Re-roofing, mechanical, electrical, life safety and security system upgrades. Parking lot restriping and lighting improvements.
Contract Period: Ongoing

Insurance Coverages | All of Milnet's consultants carry professional liability, general liability, auto liability and umbrella liability, and worker's compensation/ employer's liability insurance coverage. Professional liability insurance will remain in force during the term of contract and for one year following substantial completion of a project.

Milnet Architectural Services carries all the necessary insurances as required by the State of Texas. They are as follows:

Professional Liability Insurance

Limits	$1,000,000.00
Aggregate	$2,000,000.00
Carrier	Higginbotham Insurance Agency, Inc.
Agent	Beverly Damon, ACSR, CISR

General Liability Insurance

Limits	$1,000,000.00
Aggregate	$2,000,000.00

Auto Coverage

Limits	$1,000,000.00

Worker's Compensation

Limits	$1,000,000.00

Umbrella Policy

Limits	$1,000,000.00
Aggregate	$1,000,000.00
Carrier	AllState Insurance Co.
Agent	Ignacio Puente Insurance Agency (Allstate)

Litigation | Milnet Architectural Services, PLLC nor it's principals or employees are involved in any unresolved or ongoing claims, disputes or litigation. We pride ourselves in having a team who takes ownership of their work, has a professional approach to client services and most importantly maintains a highly ethical code of conduct. Past client relationships have afforded us the opportunity to practice as professionals in the industry and gain the experience necessary to provide the services required in this proposal. Milnet has not had any insurance claims within the past 5 years.

Equal Opportunity Employer | Milnet is Certified as a Historically Underutilized Business and an equal opportunity employer that strives to utilize Historically Underutilized Businesses as well as small, minority and women owned businesses as much as possible in its projects. These include M.E.P., Civil, and Structural Design Firms as its consultants.

Non Discrimination | Our firm is an equal opportunity employer. All employment decisions including recruitment, placement and promotion of individuals within the Firm shall be made without regard to sex, age, race, color, creed, national origin, religion, or non-disqualifying physical handicap and in conformity with all applicable federal, state and local laws and regulations.

Policy Against Harassment | The Firm encourages all employees to treat one another with dignity and respect. It is illegal and a violation of the Firm's policy for any employee, male or female, to harass another employee. The purpose of this policy is not to regulate our employee's personal morality. Rather it is to assure that in the workplace no employee harasses another on the basis of sex or other conduct. Any employee who engages in such conduct is subject to appropriate disciplinary action, including immediate termination.

Milnet Architectural Services PLLC acknowledges that the Professional Services Agreement has been read, we will meet the prerequisite insurance requirements and, if selected, agree to enter into such agreement for services with the City of Edinburg.

Our past years of services to municipalities has provided Milnet the opportunity for experience that will prove beneficial to the City of Edinburg. Milnet's approach to project implementation has a proven record of delivering projects successfully within budget and on schedule. We look forward to providing the City of Edinburg with the quality of service to meet and exceed expectations.

As a firm having done business in this region for over twenty-two years, we pride ourselves in the reputation we've established, the longevity of client relationships and stability of the team we have ready to work with the City of Edinburg.

We appreciate your consideration and look forward to the opportunity to serve the City.

Name | Rodolfo Roel Molina Jr., AIA

Title | President

Address | Milnet Architectural Services, PLLC
608 S. 12th St.
McAllen, Texas 78501

Phone Number | (956) 688-5656

Mobile Number | (956) 821-7207

Email Address | rudym@milnet-archservices.com

Name | Neftali Cruz

Title | Project Manager

Address | Milnet Architectural Services, PLLC
608 S. 12th St.
McAllen, Texas 78501

Phone Number | (956) 463-6143

Email Address | neftalic@milnet-archservices.com

Name of Firm | Ruben Hernandez

Title | Project Manager

Address | Milnet Architectural Services, PLLC
608 S. 12th St.
McAllen, Texas 78501

Phone Number | (956) 688-5656

Mobile Number | (830) 267-1667

Email Address | rubenh@milnet-archservices.com



ORANGE MADE architecture

STATEMENT OF QUALIFICATIONS

ARCHITECTURAL SERVICES ROTATION

July 16th 2024

City of Edinburg : RFQ 2024-08



ORANGE MADE architecture

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- Terry Canales Law, Edinburg
- Jose "Pepe" Salinas Memorial Civic Center Renovation + Parks & Rec Office Addition, City of Pharr
- Leo Pena Placita Park, City of Mission
- Little Haven PPECC, Brownsville
- UTHealth Interior Renovations, Brownsville
- Texas National Bank Headquarters, McAllen
- Texas National Bank, Shary & San Juan Branches
- Quinta Mazatlan Master Plan, City of McAllen

TEAM MEMBER QUALIFICATIONS & EXPERIENCE

Team Organizational Chart
Resumes of Key Staff

REFERENCES

Reference Listing of 6 Clients
Each Project Page also lists a Client Reference

INSURANCE

List of Insurances carried.
Certificate of Insurance is uploaded into submittal portal.

PROFESSIONAL SERVICES AGREEMENTS

CONTACT INFORMATION

RFQ 2024-8
CITY OF EDINBURG ARCHITECTURAL SERVICES ROTATION

ORANGE MADE
architecture

16 JULY 2024

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
956.388.8211
mhinojosa@cityofedinburg.com



Re: RFQ 2024-8 – ARCHITECTURAL SERVICES ROTATION for the City of Edinburg

Dear Mardoqueo Hinojosa,

ORANGE MADE is proud to submit this response to be on the architectural services rotation for the City of Edinburg RFQ# 2024-8. We are humbled to have the chance to share who we are and how we can contribute to your mission. ORANGE MADE will celebrate 11 years in business this October. We have not gotten here alone and are honored every time we give to our community through architecture. Our purpose is to ELEVATE architecture in the Rio Grande Valley. It is through the trust of our clients, and the persistence of asking ourselves each day if we are upholding the values and the purpose, we set out to accomplish, that we have grown into who we are now.

Though our work has diversified to include complex projects with a wide range of institutional clients and funding requirements, we have never lost our focus on the details that enrich the experience of the places we help make. We are conveniently located in the Rio Grande Valley, in McAllen, which will allow us to provide frequent and attentive administration to project sites in Edinburg. We work closely with consultants and contractors to create efficient responses that maintain your budget and schedule.

The firm is responsible for numerous community + public projects including Master planning for the City of McAllen's Quinta Mazatlán, the City of Mission's Leo Pena Placita Park Renovations, and various commercial, professional, and medical offices. The firm's experience includes collaboration on the redevelopment of the Pharr Civic Center which included the addition of their Parks & Rec offices, and currently under construction, a new corporate headquarters for Texas National Bank, in McAllen and a new branch in Edinburg, for Greater State Bank. We are also part of the on-call rotation for TSC in Brownsville. Our references can attest to our quality of service.

The adjoining qualifications are a small representation of who we are, but show the variety of work we can do. We very much believe that we would be a great fit for the work and would cherish the opportunity to prove that to you and be a part of the team to help Edinburg reach its goals.

With gratitude,

Carolina Civarolo, AIA
Owner & Chief Operating Officer
ORANGE MADE LLC

Erick Darbo Diaz, AIA
Owner & Chief Executive Officer
ORANGE MADE LLC

Main Contact is Carolina Civarolo I carolina@orange-made.com I 956.800.4384 or 956.566.6995
We acknowledge no addendum for this RFQ was issued.



#2 our firm & experience

ORANGE MADE
architecture

ABOUT US

FIRM NAME
ORANGE MADE LLC

YEARS IN BUSINESS
established 2013

CO-FOUNDERS
Carolina Civarolo, Partner
carolina@orange-made.com

Erick Darbo Diaz, Partner
erick@orange-made.com

OFFICE
910 Redwood Ave, Ste 10
McAllen, Texas 78501
p 956 800 4384
hello@orange-made.com

WEBSITE
www.orange-made.com

SERVICES PROVIDED
Master Planning
Feasibility Studies
Programming
Full Service Architecture
Construction Administration

TOTAL STAFF
full-time 10
part-time 1-2

LICENSES HELD
State of Texas
Registered Architect
Carolina - License #22202
Erick - License #27102
Business Registration #1872

HUB
Texas Historically
Underutilized Business
VID 14640204310000
VENDOR #495631

FIRM PROFILE

Orange Made was established in 2013 by husband and wife team, Erick Darbo Diaz and Carolina Civarolo. The two co-founders knew that there was great opportunity to be able to impact the growing community of the Rio Grande Valley. Orange Made offers a group of designers that are excited to collaborate with clients and the community to bring forth positive change. We are deeply inspired by what design can contribute to our community.

ORANGE MADE specializes in designing different types of buildings including commercial, civic, educational, and residential. Additionally, the firm provides services for renovation and historical preservation, urban design, master planning and feasibility studies.. We choose to take on projects based on the collaborative potential of the client relationship, not just the construction type. Working with public entities gives us the opportunity to truly impact the community on a larger scale.

ORANGE MADE IS AVAILABLE AND CAPABLE.

The studio realizes that every project is unique in relation to its program, context, budget, and schedule. This challenge provides an opportunity to question, understand, and evolve the design and construction processes to ultimately arrive at an innovative solution. We have worked with a diversity of clients in multiple settings, each with unique design and construction standards. Through this we have gained the experience in working with and adapting to every client. We are flexible and can easily conform to very specific client requirements.

Each project is unique, so depending on the scope of work, the Partners tailor who will be the project manager and main point of contact. Carolina and Erick have over 40 years of combined experience on all types of work and are very hands-on with every project that comes through the office. They will be involved in a project from start to finish and can always be counted on to resolve any issues at hand. Client support is extremely important to us here at Orange Made. We know how important our clients are to our future growth, thus meeting and exceeding our clients needs will ensure our survival. Architecture has the ability to influence many generations and we do not take that lightly.

ORANGE MADE IS WILLING TO PROVE ITSELF, GIVEN THE OPPORTUNITY.



HOUSE ON ORANGE McAllen, Texas

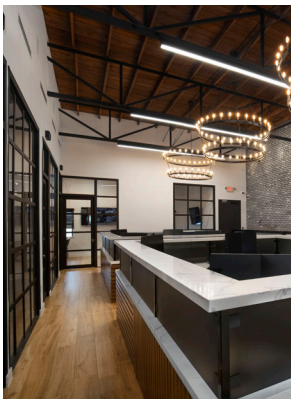
You may be wondering . . .
"why the name ORANGE MADE?"

In 2005, fresh out of architecture school, Erick + Carolina took it upon themselves to create a residence in central McAllen to better understand fundamental design + construction and to bring something different to the area. This project is located on the corner of ORANGE avenue and stands as a billboard of their first project together and their purpose of elevating architecture in the RGV. So naturally the name MADE sense.

ORANGE MADE
architecture







FIRM DETAILS & PROJECT EXPERIENCE

ORANGE MADE is an architectural firm that has provided services for over 200 projects across the Rio Grande Valley. We have worked with various private and public entities and have a proven track record of success. We believe that communication is key to achieving successful outcomes, and we strive to listen to each specific entity's needs. As a part of our process, we always seek to find innovative ways to achieve our clients' goals. We are always available to meet with public entities as requested, and we make presentations to all key players to ensure that everyone is a stakeholder and invested in the project's success.
We believe civic architecture should prioritize people with public spaces that function well and engage the community. This requires thoughtful design that leverages public funding to provide efficient, sustainable, inclusive, and durable developments. Successful civic architecture withstands high use and modest maintenance budgets.

ORANGE MADE is always aware of the client's schedule and budget restraints, and has always delivered on the projects we are involved in. Being located minutes from the city of Edinburg projects' sites and from the City planning offices is key to servicing our client and getting things worked out quickly, especially during construction. Successful project delivery occurs because of a tried and proven process. Strong design solutions are the result of a collaborative, interactive process led by the design team that involves all stakeholders, including users, community residents, and specialty consultants. Careful attention is given to achieving a balance between building, surroundings, landscape, and site/s specific issues.

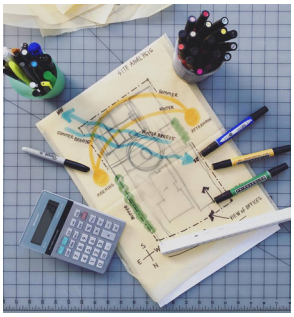
Commercial/ Municipal / Civic / Master Planning and Urban Projects
Our portfolio includes an variety of projects for public entities.
The following is a selected list of these projects:

- Texas Southmost College - On-Call Architectural Services Rotation 2024
- Weslaco ISD - On-Call Architectural Services Rotation 2023-2024
- UT System Brownsville - UT Health: School of Public Health
- City of Mission – Leo Pena Placita Park Renovation
- City of Pharr – Jose Pepe Salinas Memorial Civic Center Renovation
- City of Pharr – New Parks + Recreation Offices
- City of McAllen - Quinta Mazatlán Master Plan
- City of McAllen - Technology Park Master Plan

Two most recent projects in the City of Edinburg are the Renovation of Terry Canales Law Offices in Downtown Ediburg and a new branch for Greater State Bank that will start construction this coming month.

Orange Made is familiar with the building codes adopted by the city of Edinburg and is familiar with more recent building codes should the city adopt new codes. Specifically, we have successfully permitted numerous projects, ranging from new construction to renovation projects following the International Building, Fire, Mechanical, Electrical, Plumbing, and Energy Conservation Codes. In addition, we are familiar with accessibility codes and standards including ICC a117.1, ADA 2010, UFAS, Fair Housing, and TAS 2012.

ORANGE MADE architecture







PROJECT SCHEDULING, QUALITY & COST CONTROL

PROJECT SCHEDULING

Ensuring projects meet client goals for schedule depends on three critical factors:

- The project schedule must be complete, well thought out, based on real project experience and inherently achievable.
- The entire project team, including all consultants and the owner, must understand and be committed to meeting the schedule.
- The project's process must be regularly tracked and monitored.

We meet our milestones through continuous monitoring, strong consultant management, streamlined decision-making processes and fast-track project delivery methods. When schedules are compressed, we will streamline the decision-making process by facilitating work sessions with project stakeholders. Once a schedule is established, we are committed to meeting the schedule and use a variety of tools to do so.

We maintain schedule by:

- Developing a detailed schedule based on historical and institutional knowledge with the Owner.
- Fostering a team approach that engages the Owner, Users, CMAR/Contractor and Design Team.
- Aggressively monitoring the schedule throughout the project and making adjustments without impacting client move-in dates.
- Clearly communicating expectations to the entire project team.
- Maintaining an issue tracking system that lists issues, critical resolution dates, and documents their resolutions.
- Facilitating design workshops that build consensus and thus reduce approval times.
- Working with facility departments and end users to streamline decision making.

On our past projects with public and private entities, we have always upheld our end of the work. We have been true to the budgets and schedules of the projects. If the points above are met, and communication and expectations are clear, the project will most typically succeed. An important factor is also having a contractor that is capable of performing the services. All three parties, Owner, Architect and Contractor, are key to a successful project

THE CONSULTANT TEAM

Communication is the most important part of collaboration. At the onset of a project our team will establish protocols for communication to ensure everyone on the team is included on all pertinent information and that the owner is never excluded from important discussions.

We select sub-consultants primarily by their qualifications and ability to execute the project at a high level. We believe all successful projects are the result of true collaboration of the team of experts we put together. It is our responsibility to provide the consultants with the information and tools they need and to provide a platform for this collaboration to work.

Beyond communication it is important to set expectations for the sub-consultants. Our team provides our sub-consultants with detailed deliverable lists for each project milestone. This ensures that we receive what we need to progress that project and provides an outline for our subconsultant to work from.



project delivery

City of Edinburg
Start Project

City of Edinburg
ORANGE MADE
Stakeholders
Define Goals

ORANGE MADE
Site Analysis

City of Edinburg
ORANGE MADE
Stakeholder
Schematic Design

ORANGE MADE
Sub-Consultants
Design Development

ORANGE MADE
Sub-Consultants
Construction Document

City of Edinburg
ORANGE MADE
Permitting

City of Edinburg
Award of Contract

City of Edinburg
ORANGE MADE
Bidding and Negotiation

City of Edinburg
ORANGE MADE
Sub-Consultants
Construction Complete

ORANGE MADE architecture







PROJECT DELIVERY BY PHASES

The following design phases and tasks can be modified for specific project needs such as expedited projects, long-term phased projects, or other types of projects. Our team would work with the appropriate decision makers to fine tune those specifics and adjust the implementation timeline accordingly.

DISCOVERY AND UNDERSTANDING

Our strategy encompasses in-depth analysis of current conditions and understanding of the needs and inspiration of the City of Edinburg and its stakeholders. It requires a structured process that drives engagement and working closely with the city staff and defining the requirements related to function, cost and schedule for any specific project. Realistic expectations from the onset of the project are the key to success.

SITE ANALYSIS

Our team will conduct on-site analysis at the city's existing structures and new potential development locations. Our analysis would consider but is not limited to issues such as: location, as-built conditions, existing utilities and infrastructure, movement, site accessibility, pedestrian and or vehicle-circulation, parking, and historical or any other factors that might impact the design.

SCHEMATIC DESIGN

At this phase, or design team will provide design reviews and refine the design requirements with input from city's team and consultants, while engaged in the regular meetings with the city representatives to assert approval of the design requirements and developing a preliminary opinion of probable cost.

DESIGN DEVELOPMENT

Through the design development process, our team will collaborate with city's engineering staff and representatives of the stakeholders and consultants to review and discuss design concepts and preliminary plans and studies before deciding on the best alternatives for the project.

CONSTRUCTION DOCUMENTS

Our team will work on the construction documents and specifications. During this phase, working closely with the client to ensure all project needs are being met. Coordination with the consultants is of utmost importance during this phase to make sure plans are coordinated and schedules are met.

BIDDING AND NEGOTIATION

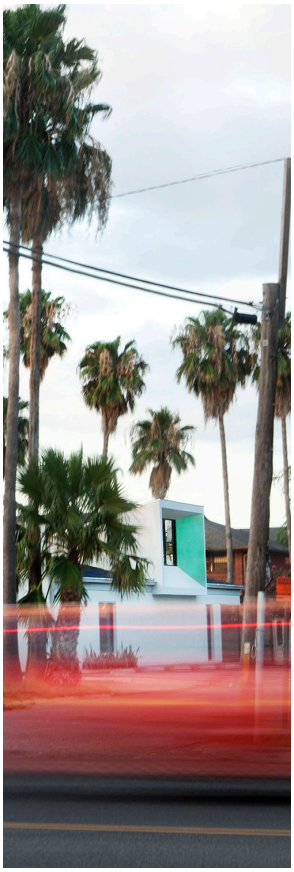
Our team will assist the City in answering bidder's questions and reviewing contractor selection. We will aid the City in any negotiations with the Contractors as needed.

CONSTRUCTION ADMINISTRATION

Our team we will be working closely with contractors in utilizing the contract documents to ensure smooth implementation of the contract in accordance with the construction specifications and standards. Our team will complete all necessary tasks and tackle unanticipated conditions or problems encountered during construction to achieve our shared goal, and ensure full client satisfaction at the end of the project.

ORANGE MADE architecture





PROJECT APPROACH

GENERAL UNDERSTANDING

ORANGE MADE acknowledges the ongoing efforts of City of Edinburg to improve quality of life experiences, provide excellent services, prompt opportunities for growth, strengthen the sense of community and engagement, and create vibrant, safe and entertaining environments for all. At ORANGE MADE, we strive to involve stakeholders and city leadership in project planning. We have extensive experience with various funding sources and projects. We begin each project by summarizing goals and objectives and assessing all needs for the project to be successful.

STRATEGY

Communication is the most important part of collaboration. At the onset of a project our team will establish protocols for communication to ensure everyone on the team is included on all pertinent information and that the owner is never excluded from important discussions. Beyond communication it is important to set expectations for the sub-consultants. Our team provides our sub-consultants with detailed deliverable lists for each project milestone. This ensures that we receive what we need to progress that project and provides an outline for our sub-consultant to work from.

Our deliverable lists are tied to our project schedules. In order, to make sure our team stays on schedule, we have minor milestones within the schedule for interim project reviews with our sub-consultants. These reviews allow for project information to flow in both directions. It can show us what information our sub-consultant still needs from us and what information we need from them. It allows space for our team to provide their expertise so that other team members can understand important project drivers for our sub-consultant. Beyond interim team meetings, we have dates set up for internal project quality control.

We regularly use technology tools to aid in team coordination. We use 3D modeling software REVIT and cloud-based BIM 360 whenever possible. These technologies provide real-time data to all team members communicating evolving designs. The software also detects system "clashes" and helps to identify conflicts between disciplines.

OVERALL APPROACH

Our strategy for meeting schedules, budgets, and deadlines is based on a thorough understanding of the necessary actions to achieve quality results effectively and efficiently. For each project, ORANGE MADE follows a structured approach to complete each phase. We meticulously plan each phase by scheduling specific tasks and milestones, identifying review and approval points, and defining the roles and responsibilities of all team members. This structured approach enhances management efficiency, reduces unexpected project complications, and ensures that the client is consistently informed about the project's status.

We believe in quality control and proactive construction management as the key to maintaining quality in construction. We believe establishing quality control principles, procedures and clear expectations, is essential in the early phases of construction. We look for and anticipate discrepancies that might otherwise lead to undesirable results and take immediate corrective action to minimize cost and schedule implications. Managing communications and directives is critical to this effort. The flow of information between ourselves and consultants, contractors or owners is logged and tracked so we are able to precisely know when any project information or document was delivered to any individual.

selected projects



GREATER STATE BANK
EDINBURG BRANCH

COMPLETION DATE
2025
Under Construction

CLIENT
Greater State Bank

OWNER CONTACT
Mr. Robert McGurk
President & CEO
3300 N 10th St
McAllen, Texas 78501
Phone: 956-687-4782
robert.mcgurk@greaterstate.bank

CONSULTANTS
CONTRACTOR
Leyva Construction
STRUCTURAL
Mendoza Engineering
MEP
GSH Engineering
CIVIL
Perez Consulting Engineers

SIZE
7,500 SF

COST
$3M

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Erick Diaz, AIA
ORANGE MADE







The client was looking for a new look that meshed well with their other branches but could also relate to the Rio Grande Valley. The new branch design focuses on an entry tower that allows greater visibility, and the use of metal awnings, decorative ironwork, terracotta brick, and painted tile designs. A welcoming entry lobby, open teller areas, boardroom, restrooms, lounge areas and a motor bank are all part of the spaces.

TERRY CANALES LAW
DOWNTOWN OFFICE RENOVATION

COMPLETION DATE
2021

CLIENT
Terry Canales Law

OWNER CONTACT
Terry Canales
Terry Canales Law
310 S Closner Blvd
Edinburg, TX 78539
Phone: 956-316-2223

CONSULTANTS
CONTRACTOR
Maram Construction
STRUCTURAL
Mendoza Engineering

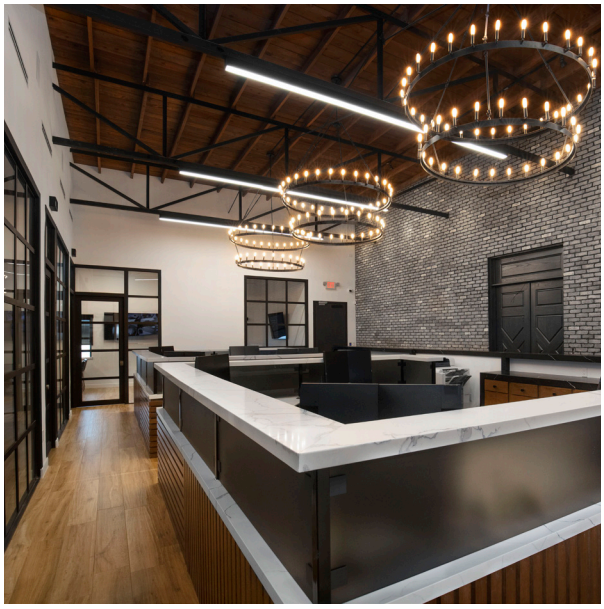
SIZE
5,200 SF

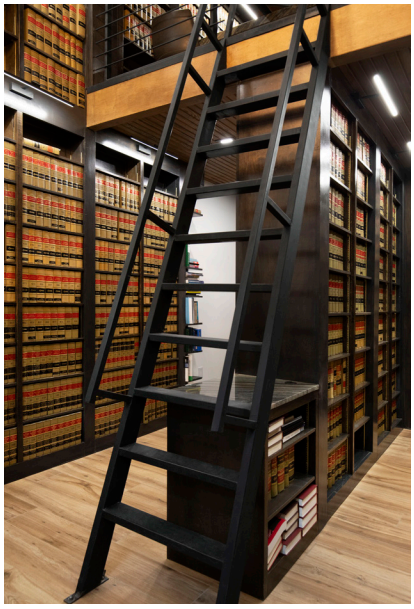
COST
$1M

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Carolina Civarolo, AIA
ORANGE MADE







Located in downtown Edinburg, Terry Canales Law sits in a completely renovated space. A welcoming Lobby space leads you to several conference rooms on one half of the building. The other half consists of an open bull pen and copy station surrounded by offices and a large employee lounge. one highlight of the space is a library holding hundreds of law books with a small loft area. The exterior of the building was changed to add windows and canopies along with a brick wall that shields the entry steps and ramp leading to the main entry.

JOSE "PEPE" SALINAS MEMORIAL CIVIC CENTER RENOVATION WITH PARKS & REC OFFICE ADDITION

COMPLETION DATE
2018

CLIENT
The City of Pharr

OWNER CONTACT
The City of Pharr
Sergio Alaniz
Parks + Recreation Dept
956.402.4550
sergio.alanis@pharr-tx.us

CONSULTANTS
STRUCTURAL
Mendoza Engineering
MEP
GSH Engineering

CONTRACTOR
Davila Construction Inc

SIZE
21,2950 SF Civic Center
6,200 SF Office Building

COST
$3,500,000

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Ruben R. Escobar, AIA
Diseño, Inc

PROJECT MANAGER
Erick Diaz, AIA
ORANGE MADE







The project was a complete renovation of the existing 16,000 SF Jose "Pepe" Salinas Memorial Civic Center to be re-purposed into a Youth Recreation Center. Facility will have multi-purpose area and individual classroom areas, new restrooms, grad lobby, concession, organized storage facility for Pharr Parks and Recreation, a large meeting/voting hall, a theatrical stage facility along with an indoor rock climbing structure. Adjacent, but disconnected, will be a new 6,200 SF facility for the Parks and Recreation Department that will house largely office space and Recreation Department that will house largely office space to administer the City programs for Pharr's Parks and Recreation Department. The Youth Recreation Center will receive updated infrastructure, a new updated exterior and new windows allowing natural light to filter into the space. An updated palette of finishes and new floor plan layout gives the building a fresh new feel. Thoughtfully incorporated existing trusses, LED lighting, metal ductwork and playful details contribute to a unique project.

This project was a design collaboration between Diseno, Inc + ORANGE MADE.

LEO PEÑA PLACITA PARK RENOVATION
CITY OF MISSION

COMPLETION DATE
2019

CLIENT
The City of Mission

OWNER CONTACT
The City of Mission
Eduardo Belmarez
Purchasing Director
956.580.8667
ebelmarez@missiontexas.us

CONSULTANTS
CONTRACTOR
DWilson Construction
STRUCTURAL
Chanin Engineering
MEP
MEP Solutions
CIVIL
Javier Hinojosa Engineering

SIZE
2.5 acres

COST
$1,200,000

SCOPE
Architectural / Engineering







This parks serves as one of the main venues for outdoor events in the City of Mission. Located in downtown, the existing 2.5 acre city park had fallen into a state of disrepair. Renovations, being funded in part by a federal grant, required the new design to address accessibility within the park and at the same time provide a safer and more inviting atmosphere for residents.

The proposed design focuses around the large, existing oak trees which surround the new amphitheater to provide much needed shade. A large steel shade structure is set in the center of the amphitheater to create a focal attraction to the park and also provide additional shade. The new design incorporates more lawn seating, new hardscape, vegetation and designated areas for vendors to set-up during events.

Orange Made collaborated with various consultants and the City of Mission to integrate a new vision for the park and amphitheater in the existing environment.

This project was a design collaboration between ORANGE MADE, NOMA + CHANIN Engineering.

LITLLE HAVEN PPECC
PRESCRIBED PEDIATRIC EXTENDED CARE CENTER

COMPLETION DATE
2017

CLIENT
LORENALY R + P, LLC

OWNER CONTACT
Mrs. Shubhra Sharma
Little Haven PPECC
328 Lorenaly Dr, Suite 100
Brownsville, Texas 78526
Phone: 956-504-2780
ssharma@littlehavenppecc.com

CONSULTANTS
CONTRACTOR
EB Merit Construction
STRUCTURAL
Mendoza Engineering
MEP
Trinity MEP Engineering
CIVIL
Melden + Hunt, Inc.

SIZE
7,500 SF

COST
$1,200,000

SCOPE
Full Service
Architectural / Engineering
Construction Administration







The first center of this type to be licensed in the State of Texas, can most easily be described as a medical daycare for children under the age of 18. We helped the client create a master plan for the property that includes a second phase that houses the client's home hospice headquarters. The PPECC project has a central lobby that divides the building into two wings, one for office areas and the larger wing for the children's classrooms, nursing station, restrooms, and therapy rooms. On the exterior is the use of siding, to give a smaller scale residential feel along with an interior palette of colorful pastels to make the space welcoming, yet playful and allow the children to feel comfortable.

UT HEALTH - INTERIOR RENOVATIONS
SCHOOL OF PUBLIC HEALTH

COMPLETION DATE
May 2016

CLIENT
UT Health

OWNER CONTACT
William W. Stewart | Director
Project Management
Facilities, Planning, &
Engineering
UTHealth
UNIVERSITY OF TEXAS
Health Science Center
Houston
7000 Fannin | UCT M125
Houston, Texas 77030
Office: 713-500-3400

SIZE
2,000 SF

COST
$105k

SCOPE
Interior Renovations

PROJECT ARCHITECT
Carolina Civarolo, AIA
Erick Diaz, AIA
ORANGE MADE


AFTER MULTI-PURPOSE ROOM


BEFORE MULTI-PURPOSE ROOM


BEFORE MULTI-PURPOSE ROOM


BEFORE COMPUTER LAB


AFTER CLASSROOM

We provided design, construction documents, bidding + negotiations and construction administration services. Scope of work on the first floor was to address acoustical issues in a large Multi-Purpose/ Student Commons room. The solution included adding carpet, acoustical ceiling treatments and adding electrical/data for additional video conferencing scenarios requested by the client
On the second floor, a large computer lab was split into two separate video conferencing classrooms. Existing mechanical, lighting, sprinkler and audio/visual systems were modified. Special care was taken in the walls and ceiling conditions to make sure the classrooms were acoustically sound for the new needs of the spaces.

TEXAS NATIONAL BANK
CORPORATE HEADQUARTERS in McALLEN

COMPLETION DATE
Under Construction
starting Feb 2024

CLIENT
Texas National Bank

OWNER CONTACT
Eddie Leal
Executive Vice President
4126 Crosspoint
Edinburg, TX 78539
Phone: 956-731-6880

CONSULTANTS
STRUCTURAL
Mendoza Engineering
MEP
GSH Engineering
CIVIL
Quintanilla Headley

CONTRACTOR
Gerlach Builders

SIZE
54,350 SF Main Bldg
11,250 SF Annex Bldg

COST
$30 M

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Ruben R. Escobar, AIA
Diseño, Inc

PROJECT MANAGER
Erick Diaz, AIA
ORANGE MADE







Texas National Bank reached out to our firms ten years ago to design a new banking center on this prominent site along 10th St in McAllen, Texas. The project has evolved from a single-story banking facility to a four-story, state of the art, headquarters for the community bank. The new 65,000 SF facility will continue to house a banking facility on the ground floor. In addition to banking facility, the bank wanted to expand and consolidate their operations departments into one site, therefore, operations were incorporated on levels two and three, with executives accommodated on the fourth floor. The Annex Building was integrated into the project to take advantage of our talented local chefs and restaurateurs in the region. Additional office space for bank operations was added on the second floor. Adjacent to the building is a public plaza with native plant material and a water feature thoughtfully designed to attract birds and butterflies as they migrate through our region. The plaza is also designed to be used as a public space for events and activities for the community.

This project was a design collaboration between Diseno, Inc + ORANGE MADE.

TEXAS NATIONAL BANK
SHARY BRANCH

COMPLETION DATE
2017

CLIENT
Texas National Bank

OWNER CONTACT
Eddie Leal, COO
Texas National Bank
4126 Crosspoint Blvd
Edinburg, TX 78539
Phone: 956-731-6880
eleal@texasnational.com

CONSULTANTS
CONTRACTOR
WIL-CON Construction
STRUCTURAL
Chanin Engineering
MEP
Ethos Engineering

SIZE
6,000 SF

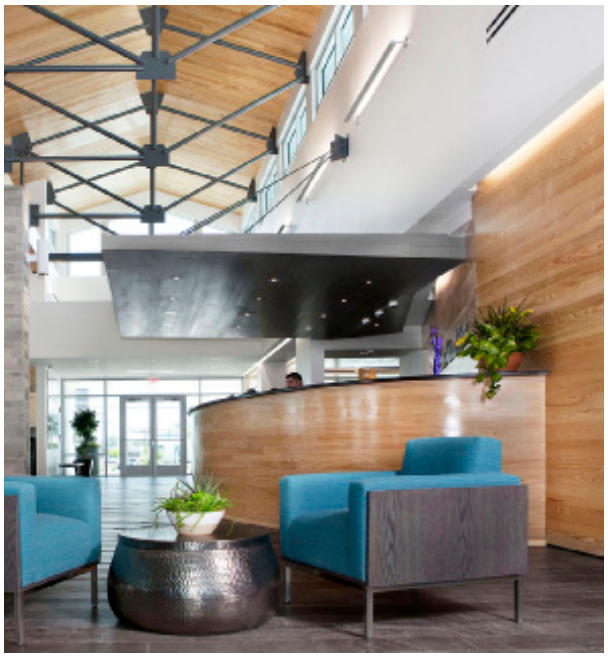
COST
$2,500,000

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Ruben R. Escobar, AIA
Diseño, Inc

PROJECT MANAGER
Erick Diaz, AIA
ORANGE MADE







The architects were given the task of developing an architecture style that would serve as a prototype for a local financial institution and to represent the "feel" of deep South Texas. The architectural product developed around transparency, high volumes, exposed structure, natural finishes and a natural color scheme. All strong characteristics of the "feel" of our South Texas. The client also sought to create a more modern aesthetic for their new branch. As the banking world and technology evolve, they wanted flexibility within their facility. The high volumes, open space and natural light create an inviting atmosphere for both the client and their customers.

This project was a design collaboration between Diseno, Inc + ORANGE MADE.

TEXAS NATIONAL BANK
SAN JUAN BRANCH

COMPLETION DATE
2020

CLIENT
Texas National Bank

OWNER CONTACT
Eddie Leal, COO
Texas National Bank
4126 Crosspoint Blvd
Edinburg, TX 78539
Phone: 956-731-6880
eleal@texasnational.com

CONSULTANTS
CONTRACTOR
Peacock Construction
STRUCTURAL
Mendoza Engineering
MEP
GSH Engineering

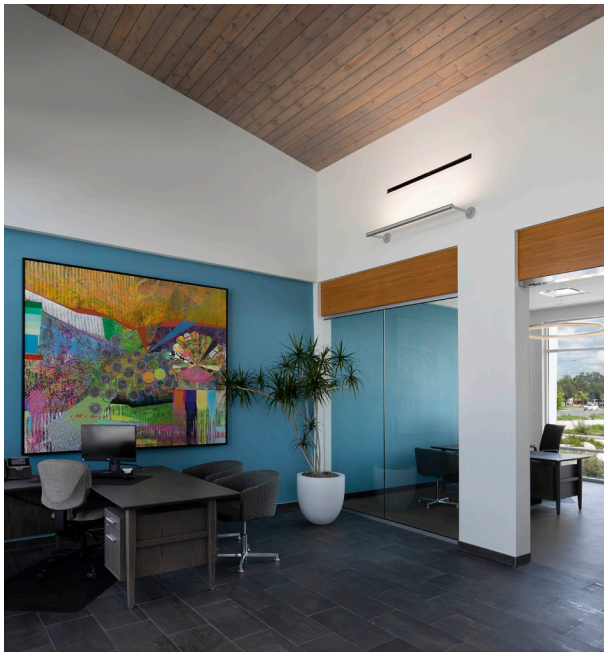
SIZE
8,000 SF

COST
$2,300,000

SCOPE
Full Service
Architectural / Engineering
Construction Administration

PROJECT ARCHITECT
Ruben R. Escobar, AIA
Diseño, Inc

PROJECT MANAGER
Erick Diaz, AIA
ORANGE MADE







The second branch for this client, using similar materials and finishes from their first architectural prototype. This building fronts the expressway, so a tall tower that glows as a beacon at night can be seen when driving along the expressway. Inside, the high volumes, open space and natural light create an inviting atmosphere for both the client and their customers. Large amounts of wood combined with the large expanses of glass create a welcoming space. Adjoining the bank branch is leasable space with the same exterior character.

This project was a design collaboration between Diseno, Inc + ORANGE MADE.

CITY OF MCALLEN
QUINTA MAZATLAN MASTER PLAN

COMPLETION DATE
2017

CLIENT
The City of McAllen

OWNER CONTACT
The City of McAllen
Joe Vera
Assitant City Manager
1300 W Houston Ave
McAllen, TX 78501
Phone: 956-681-1001

SIZE
25 acre park

COST
$25 million

SCOPE
Master Planning
Conceptualization

PROJECT ARCHITECT
Carolina Civarolo, AIA
Erick Diaz, AIA
ORANGE MADE







Orange Made was hired by the City of McAllen to come up with a vision for the new Quinta Mazatlán Palm House. As we began to create the concept for the building, we quickly realized this project was much larger than the building itself. Therefore, we proposed a conceptual master plan that was translated into a physical model which was utilized for fundraising and marketing purposes. The model helped show a vision for the many program elements that complement each other on the site and create various points of interest for visitors. These elements included the Palm House, a restaurant, an amphibian and aviary center, skywalks, boardwalks, tree houses, and a gateway entry, all set within a native landscape.

Quinta Mazatlán has a unique opportunity to create a destination where people from our region and Mexico can discover and interact with nature, animals, native habitat, parkland, local artwork/ sculpture, historic and new architecture. We based the Palm House design on the plan concept of the traditional hacienda, paying homage to the existing building. Orange Made worked with the key members of the QM Advisory Board, and the City of McAllen to bring out that vision, which in the end, secured state funds that allowed the project to move forward.



#3 the team

ORANGE MADE architecture

PARTNER IN CHARGE
Erick Darbo Diaz, AIA

ARCHITECTURE TEAM

CAROLINA CIVAROLO, AIA
COO & Client Manager

LUIS MURILLO, ASSOC AIA
Project Manager

ELIAZAR RODRIGUEZ
Production Team Leader

PEDRO ALAN CORREA
Production & Construction Administration

Additional Design & Production Staff of 3

ENGINEERS & CONSULTANTS

Selected as per project needs. We will coordinate with all necessary parties.

We have worked with a diversity of clients in multiple settings, each with unique design and construction standards.

Through this we have gained the experience in working with and adapting to every client. We are flexible and can easily conform to very specific client requirements.

Client support is extremely important to us, as we know how important our clients are to our future growth.



ERICK DARBO DIAZ, AIA

PARTNER, CEO

EDUCATION
Bachelor of Architecture
University of Houston, 2003

Master of Science
in Architecture
with a specialization in
Urban + Suburban Design
University of Houston, 2013

LICENSES
Registered Architect
State of Texas #27102
since 2018

PROFESSIONAL
AFFILIATIONS
AIA - American Institute
of Architects

TxA - Texas Society
of Architects

A native of the Rio Grande Valley, Erick attended the University of Houston, Gerald D. Hines College of Architecture, and received a Bachelor of Architecture in 2003. Upon his graduation, Erick was awarded the Hines Internship and worked alongside internationally recognized architect Oscar Tusquests Blanca in Barcelona, Spain.

Upon his return to the Rio Grande Valley in 2004, Erick practiced with a local architecture firm, Diseño Inc., where he collaborated for several years on residential and commercial projects throughout Texas and Mexico.

In 2009, Erick joined the University of Texas at Brownsville and Texas Southmost College as a faculty member, where he served the university in many capacities. During his tenure, along with his teaching duties, he assisted in developing the architecture program, served on several university committees and integrated service learning into his course work.

In 2012, Erick returned to the University of Houston, where he completed a Master of Science in Architecture from the Gerald D. Hines College of Architecture with a concentration in Urban and Suburban Design. During his master's, Erick participated in two study abroad programs that led him to Spain, Italy, Germany and Austria. He was awarded with the best Master's Project for his research.

He serves as an advisory board member for the Architecture Program at Texas Southmost College. in the past he has served as a community board member for the Rio Grande Valley Multibank Corporation, and an advisory board member for City of McAllen Community Development Council and Zoning Board of Adjustments and Appeals. Erick is also an active member of the Lower Rio Grande Valley Chapter of the American Institute of Architects, serving as President in 2022.

PROFESSIONAL EXPERIENCE

ORANGE MADE LLC
McAllen Texas | 2013-present
Co-founder and CEO

THE UNIVERSITY OF TEXAS AT BROWNSVILLE AND TEXAS SOUTHMOST COLLEGE 2009-2013
Texas Assistant Master Technical Instructor
Assisted in the development of the Architecture Program and taught architecture courses.

DISEÑO, INC. | Pharr Texas 2004-2009
Design Associate + Project Manager + Construction Adminstrator

THE OFFICE FOR PROGRESSIVE DESIGN
McAllen Texas | 2005-2006Manager

TUSQUETS DIAZ ASSOCIATES
Barcelona Spain | 2003 Architectural Intern

PROJECT EXPERIENCE

Greater State Bank - Donna Branch Renovation
Greater State Bank - Edinburg Branch
Law Office of Terry Canales - Edinburg
Pharr Civic Center Renovation
Pharr Parks And Recreation Offices
Catholic Charities - Respite Center Renovations
Catholic Charities - Safe Haven Homeless Park
Leo Pena Placita Park - Mission
City Of Mcallen Quinta Mazatlan Master Plan
Texas National Bank - Corporate HQ McAllen
Texas National Bank - Shary Branch
Texas National Bank - San Juan Branch
EZ Clean Express Carwashes
CBG Nolana Plaza - McAllen
CBG Sun Valley Plaza Renovations - Harlingen
Santos International Warehouse
Little Haven PPECC - Brownsville
UTHealth Brownsville Renovations
Majestic Theatre - Brownsville
Bert Ogden BMW Dealership - Pharr

CAROLINA CIVAROLO, AIA + LEED AP



PARTNER, COO

EDUCATION
Bachelor of Architecture
with a Minor in Construction
Management Technology
University of Houston, 2003

ACCREDITATIONS
2005 LEED AP

LICENSES
Registered Architect
State of Texas #22202
since 2010

PROFESSIONAL
AFFILIATIONS
AIA - American Institute
of Architects

TxA - Texas Society
of Architects

In practice for over a decade, Carolina, a Registered Architect and LEED Accredited Professional, has spent her career building experience through various design firms and projects. She began her professional career while attending the University of Houston, Gerald D. Hines College of Architecture. In 2003, Carolina worked in Barcelona, Spain for the office of Enric Miralles + Benedetta Tagliabue (EMBT). While in Spain, she gained a passion for graphics and presentations and now greatly enjoys the early phases of design in projects. For seven years, Carolina was a crucial member for the local architecture firm Boultinghouse Simpson Gates Architects. At BSG, Carolina collaborated on different building types of different scales and gained experience as a project manager working on all phases of architecture.

Today, Carolina is co-founder and COO at ORANGE MADE, an architecture studio that explores the process and impact of design and construction of various building types, master planning and adaptive re-use of existing structures. Carolina believes that our clients' ideas help motivate our solutions.

Carolina was born in Cordoba, Argentina, grew up in Houston, Texas and has now resided in McAllen for over a decade. She enjoys time with her family and looks forward to making an impact in the Rio Grande Valley community through design.

She serves as an advisory board member for the City of McAllen CDBG & Historic Preservation Council, the Architecture Program at Texas Southmost College and the South Texas College - Architectural & Engineering Design Technology Program. In the past she has served on the Executive Board of the Rio Grande Valley American Institute of Architects Chapter as Secretary/ Treasurer + Vice President and on the City of McAllen's Building Board of Adjustments and Appeals.

PROFESSIONAL EXPERIENCE

ORANGE MADE LLC
McAllen Texas | 2013-present
Co-founder + COO

BOULTINGHOUSE SIMPSON GATES ARCHITECTS
McAllen Texas | 2007-2014
Architect + Project Manager

THE OFFICE FOR PROGRESSIVE DESIGN
McAllen Texas | 2005-2006

KIRKSEY Architects
Houston Texas | 2004-2005
Design Associate for the Education Team

SIR INC. ARCHITECTS + PLANNERS
Houston Texas | 2001-2004

EMBT ARQUITECTES ASSOCIATES
Barcelona Spain | 2003 Architectural Intern

PROJECT EXPERIENCE

Law Office of Terry Canales - Edinburg
BC Workshop + Hope Family Health Center
Catholic Charities - Respite Center Renovations
Catholic Charities - Safe Haven Homeless Park
City of McAllen Quinta Mazatlan MasterPlan
Leo Pena Placita Park - Mission
Citrus Grove Retail Plaza - McAllen
Heroes Dental Clinic - McAllen
Little Haven PPECC - Brownsville
Safe Haven Corporate Offices - Brownsville
UTHealth Renovations - Brownsville
AllHeart Church - Palmview
CBG Sun Valley Plaza Renovations - Harlingen
Majestic Theatre Study - Brownsville
Bert Ogden BMW Dealership - Pharr
Greater State Bank - Donna Branch Renovation

From 2007-2014 Several Projects for
UT-RGV (UT-PanAM) campus in Edinburg.

ELIAZAR RODRIGUEZ



PRODUCTION LEADER

EDUCATION
Associate of Applied Science in Architecture
TSTC

ROLE
Project Manager
Production Team Leader

Eliazar is an experienced production team leader with over 35 years of expertise in new and renovation construction projects across various sectors including educational, municipal, religious, commercial, and corporate.

His career reflects a unique blend of technical aptitude and creative ability, allowing him to contribute effectively across all project phases such as schematic design, design development, construction documents, and construction administration.

His career began as a draftsman in the late 1980s and he has since held project management roles at well-known architectural firms including ROFA Architects, Inc., DISEÑO, INC., and Morales-Best Hinojosa Architects, Inc.

Eliazar recently joined the Orange Made team as the Production Team Leader to bring innovation to production operations and provide mentorship to the Studio Team.

PROFESSIONAL EXPERIENCE

ORANGE-MADE Architecture
McAllen, Texas | present
Production Leader

ROFA Architects, Inc.
McAllen, Texas | 14 yrs.
CAD Technician | Project Manger

STUDIO RED Architects
Houston, Texas | 6 months
Short-term Production Assistance

DISEÑO, Inc.
Pharr, Texas | 14 yrs.
Partner | Managing Production Leader

Morales-Best Hinojosa Architects, Inc.
Edinburg, Texas | 5 yrs.
CAD Technician | Project Manger

TAG International LLP
McAllen, Texas | 1 yr.
CAD Technician

SELECTED PROJECT EXPERIENCE

Vanguard Academy Stadium Beethoven Campus
Hidalgo County Services PCT 4
TTBH Edinburg Phase II Renovation
ECISD AG Building
City Of Edinburg South Texas International Airport Maintenance Hangar
ECISD LBJ Elementary Gym Addition
Texas Regional Bank Headquarters - Harlingen
First National Bank Branches - Valley-wide



PROJECT MANAGER

EDUCATION
Master of Architecture
Boston Architectural College
currently enrolled

BA of Science in Architecture
Texas Tech University, 2015

Architecture Program
UTB/TSC, 2013

ROLE
Project Manager
Design Leader

LUIS MAURO MURILLO

Joining ORANGE MADE in 2023, Luis has joined the team as a design project manager, with design skills and experience in community engagement. He has a strong work ethic, and enjoys the community aspect of each project he works on and greatly enjoys historic preservation of buildings. His experience with buildingcommunityWORKSHOP is invaluable to the team, form which he brings much experience in the world of non-profit work.

As a Brownsville native, Luis has personally experienced the multifaceted issues that the community faces. Luis gained experience in building code analysis through interning for the City of Lubbock Building Inspections Department. Through the implementation of new ideas and thoughtful design he works to solve environmental and social issues in the community. He aspires to make an impact and create positive change in the RGV.

Luis serves the community on different levels. He currently presides as chair of the Texas Southmost College Architecture Program Advisory Board and the Historic Preservation Design and Review Board for the City Of Brownsville. He serves on the Texas Architect Magazine Publications Committee and the LRGV AIA Continuing Education Committee.

PROFESSIONAL EXPERIENCE

ORANGE MADE LLC
McAllen, Texas | 2023-present
Design Associate / Project Manager

buildingcommunityWORKSHOP
Brownsville, Texas | 2017-2023
Senior Design Manager

ELEVATE ARCHITECTURE
McAllen, Texas | 2016
Architectural Intern

CITY OF LUBBOCK
Lubbock, Texas | 2015
Plans Analyst, Intern

PROJECT EXPERIENCE

Mi Casita - Affordable Modular Housing, Housing Affordability Breakthrough Challenge
Belden Connect Trail -Brownsville
Casitas Lantana, affordable housing multifamily; Brownsville, TX; 80 units
Good Neighbor Settlement House Restoration
Samano Building Permanent Supportive Housing Historic Restoration- Brownsville
Jackson street cottages Historic Restoration, Brownsville, TX; 9 units
Casitas Azúcar, affordable housing multifamily; Santa Rosa, TX; 50 units
El Sonido del Agua; ArtPlace America, RGV
Tangelo Quarters, affordable housing multifamily; Brownsville, TX; 18 units
Brownsville HOME program single family
Roma HOME program Single family
Colonias Low-Impact Development Drainage Pilot, Los Fresnos, TX



PRODUCTION

EDUCATION
Bachelor of Architecture
Tecnologico de Monterrey,
2008

ROLE
Production Project Manager
Construction Administrator

PEDRO ALAN CORREA HARO

Pedro Correa has over eight years of experience in architectural design, construction documentation, and estimation. He has enhanced his skills in design development, construction practices, and principles for all phases of projects, including planning, estimating, design, and inspection. He is passionate about design and construction and constantly strives to provide excellent service for clients through careful attention to details for commercial and residential structures.

As a Design Associate at Orange Made, Pedro is responsible for developing construction packets in compliance with building codes, zoning laws, fire regulations, and other ordinances. He also prepares contract documents with building contractors and conducts periodic on-site observations of construction projects.

PROFESSIONAL EXPERIENCE

ORANGE MADE LLC
McAllen, Texas | 2020-present
Design Associate / Project Manager

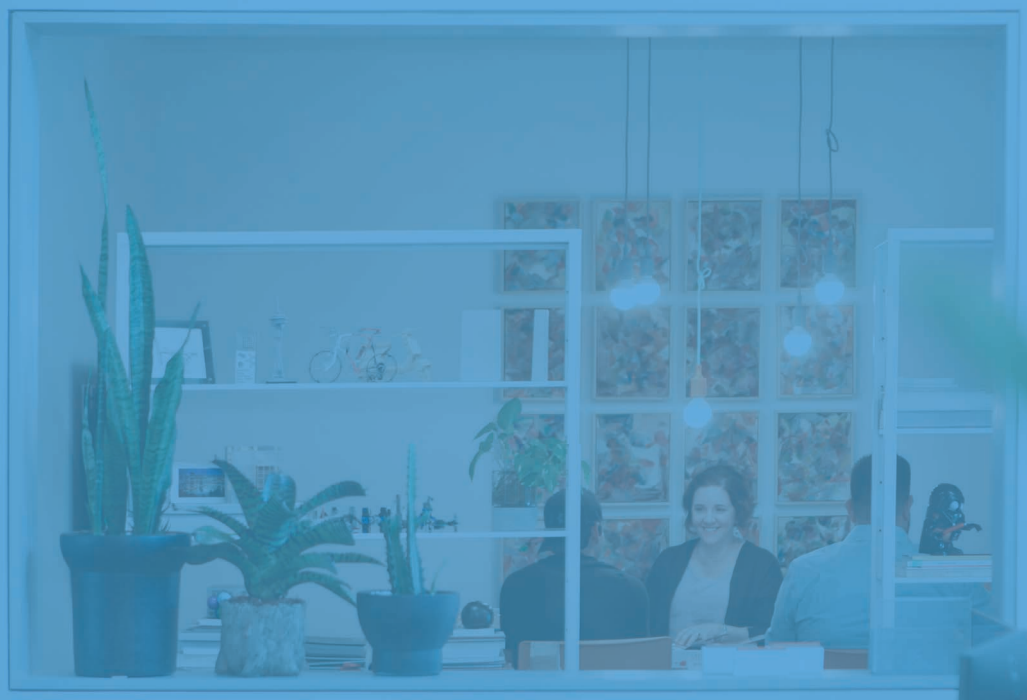
AMICUS CONSTRUCTION
Edinburg, Texas | 2019-2020
Design Estimator

VILLARREAL BUILDERS
Edinburg, Texas | 2015-2019
Design Estimator

PROJECT EXPERIENCE

Greater State Bank, Edinburg
Greater State Bank, Donna
Texas National Bank Headquarters, McAllen
Bert Ogden BMW Dealership
Valley OMS Clinic, Mercedes
Schlotzsky's Restaurants, Mission & McAllen
EZ Clean Carwashes
CBG Nolana Plaza, McAllen
Sundown Residence, McAllen
North Shore Residence, Port Isabel
Old Orchard Residence, McAllen

#4 references



REFERENCES

1

TERRY CANALES
Project : Renovations for the Law Offices of Terry Canales in Downtown Edinburg

CONTACT
Mr. Terry Canales & Mrs. Erica Canales
310 S Closner Blvd
Edinburg, TX 78539
Phone: 956-316-2223
ecanales@rgvattorney.com
canaleslaw@hotmail.com

2

GREATER STATE BANK
Projects: Edinburg & Donna Bank Branches

CONTACT
Mr. Robert McGurk, President & CEO
3300 N 10th St
McAllen, TX 78501
Phone: 956-687-4782
robert.mcgurk@greaterstate.bank

3

NOBLE TEXAS BUILDERS
Projects : Interior Renovations for the School of Public Health | Brownsville Regional Campus, Boys & Girls Club of McAllen Cost Estimating

CONTACT
Juan Delgado, Vice President
108 South Main Street
La Feria, TX 78559
Phone: 956-277-0708
juan.delgado@nobletx.net

4

UTHealth | UNIVERSITY OF TEXAS Health Science Center Houston
Project : Interior Renovations for the School of Public Health | Brownsville Regional Campus Owner's Representative
Laura Lara, AIA | Senior Project Manager | Office of Facilities Planning and Construction The University of Texas System (Position during Project)

CONTACT
Current Position at UT-RGV Facilities Department laura.lara@utrgv.edu
Phone: 956-665-2748

5

TEXAS NATIONAL BANK
Projects : Several Bank Branches and Corporate HQ

CONTACT
Eddie Leal, COO
4126 Crosspoint Blvd
Edinburg, TX 78539
Phone: 956-731-6880
eleal@texasnational.com

6

DWILSON CONSTRUCTION
Projects : BMW Pharr New Dealership

CONTACT
Josue Reyes, President
P.O. Box 3455
McAllen, Texas 78502
Phone: 956-686-9573
josuer@dwilsonconstruction.com



#5 insurance

ORANGE MADE LLC and its associated consultant team will meet all insurance requirements as needed, if awarded a contract as a result of this solicitation.

Copy of current certificate provided in submission portal.

We will provide evidence of coverage to the City as required for each project.

ORANGE MADE, LLC maintains the following insurance policies:

Architects & Engineers Professional Liability Insurance Policy

This policy covers errors and omissions.

Coverage type is “Claims-Made” with (2) two million dollar / occurrence and (4) four million dollar / aggregate

Commercial Property & General Liability Insurance Policy

Coverage type is “Per Occurrence” with (2) two million dollar limit per claim.

Worker's Compensation Coverage of (1) one million dollars.

#6 professional service agreement

The professional services agreement provided in the RFQ package has been read, and ORANGE MADE LLC will meet the prerequisite insurance requirements, and the firm, if selected, agrees to enter into such agreement.



#7

contact us

Carolina Civarolo, AIA | LEED AP
carolina@orange-made.com
mobile: 956-566-6995

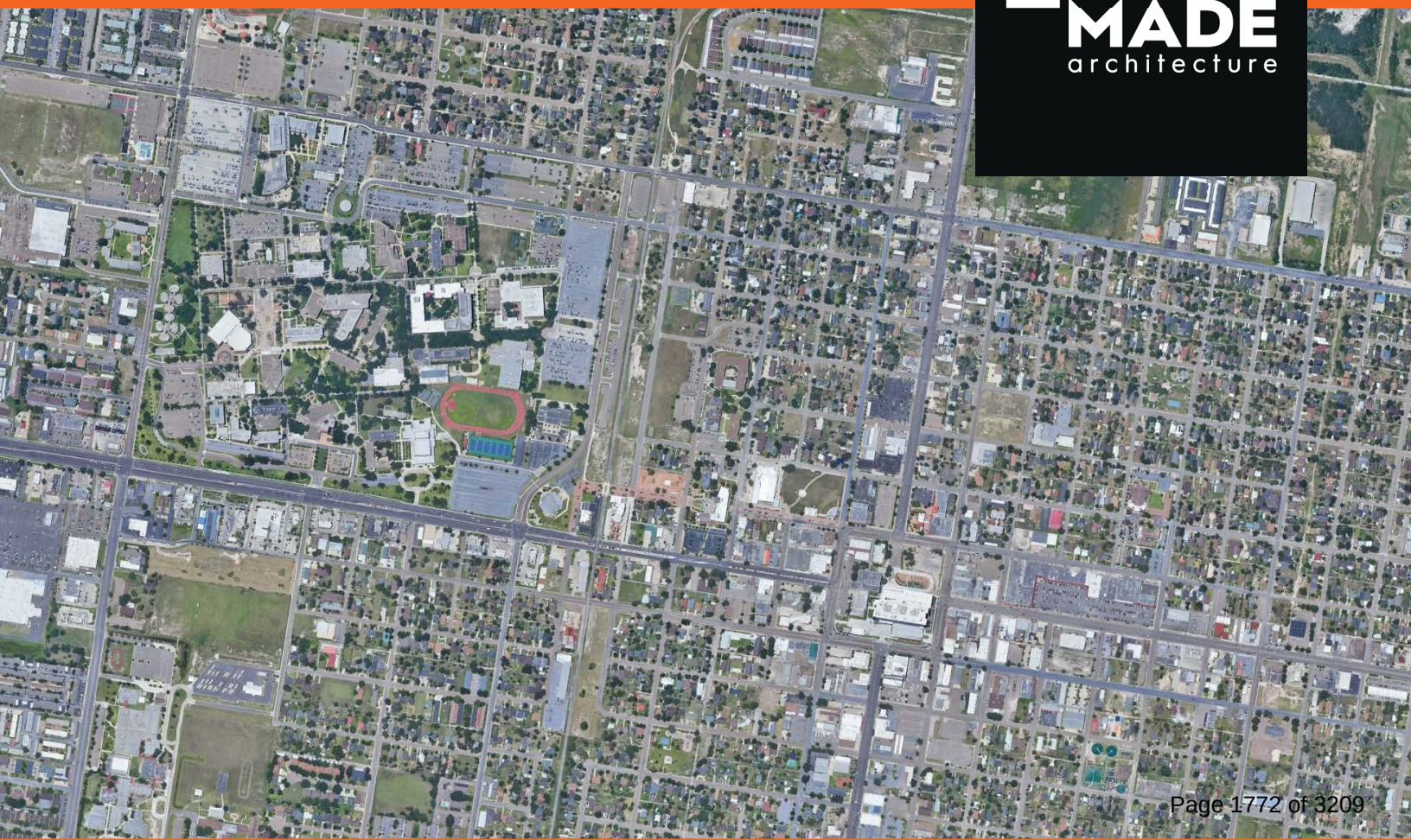
Erick Darbo Diaz, AIA
erick@orange-made.com
mobile: 956-624-6844

ORANGE MADE architecture
910 Redwood Ave, Ste 10
McAllen, Texas 78501
office: 956 800 4384



let's do this!

ORANGE MADE
architecture



City of Edinburg

Request for Qualifications
RFQ No. 2024-8
Architectural Services Rotation

Due: July 16, 2024 at 3:00 P.M.











rofa architects

1007 Walnut Avenue
McAllen, Texas 78501

956.686-7771 v
956.687-3433 f

rofa architects

Table of Contents

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5 Insurance

6 Professional Services Agreement

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Transmittal Letter

1. Transmittal Letter

July 12, 2024

Ms. Mardoqueo Hinojosa, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

RE: Request for Qualifications RFQ # 2024-8
Architectural Service Rotation

Dear Ms. Hinojosa:

On behalf of the partners and staff of Rike Ogden Figueroa Allex (ROFA) Architects, Inc., I thank you and the City Commissioners for this opportunity to submit our qualifications.

Rike Ogden Figueroa Allex Architects, Inc. (ROFA) has provided professional architectural/engineering services to public education clients from Brownsville to Zapata. Projects include from elementary to high school, CTE facilities, early college and specialty high school campuses, athletic facilities, stadiums, performing arts, natatoriums and administration buildings. We have worked successfully on small and large construction projects and are eminently aware of construction trends and costs by small and large construction companies in the Rio Grande Valley.

Our firm, a fourth generation of Architects and Partners, has committed our practice to the Rio Grande Valley since its founding in 1947. Our experience has been extensive in working with State, County and Municipal Governments in addition to School District and nonprofit organization Valley wide.

We thank you for this opportunity to submit our qualifications and enthusiastically express our sincere interest and commitment to partner level participation on your new proposed projects.

The following principals are named to make authorizations and final contract negotiations:

Luis A. Figueroa, AIA — Principal
Tele: 956-686-7771 — Email: luis@rofainc.com

Humberto Rodriguez, AIA — Principal
Tele: 956-648-0742 — Email: humbertor@rofainc.com

Michael Allex, AIA Principal
Tele: 956-245-7949 — Email: mikea@rofainc.com

We are available to address any questions you may have and to present our firm in greater detail to City of Edinburg. Your consideration of our statement of qualifications is appreciated.

Sincerely,
Rike Ogden Figueroa Allex Architects Inc.

Luis A. Figueroa, AIA
Principal



Firm Qualification and Experience

2. Firm Qualification and Experience

Company Name, Location

Rike Ogden Figueroa Allex Architects, Inc. is a local architectural firm with it office located in McAllen.

Address

ROFA - McAllen
1007 Walnut Avenue
McAllen, Texas 78501
956.686.7771 **v**
956.687.3433 **f**



Humberto Rodriguez, AIA; Michael Allex, AIA;
Luis Figueroa, AIA; Cesar Roque, AIA

ROFA Architects is a firm with 4 Registered Architects and life long residents of the Rio Grande Valley.

Principals

Credentials: (4) in house architects.

Name of Partners:

Luis A. Figueroa, AIA-Principal
Registration No. 12856

Mike Allex , AIA-Principal
Registration No. 15101

Humberto Rodriguez, AIA-Principal
Registration No. 20224

Cesar A. Roque, AIA– Principal
Registration No. 29024

History

ROFA Architects Inc. was established in 1947 in McAllen Texas by Mr. Zeb Rike as Zeb Rike Architects. In 1968 after graduating from Texas A&M University and serving in the US Navy Mr. Dan Ogden joined the firm and in 1972 the firm name became Rike Ogden Architects. Then in 1978 and again in 1981 Mr. Luis Figueroa after receiving his post graduate degree from Texas A&M University joined the firm and was elevated to principal in 1985. Thus the name Rike Ogden Figueroa Architects Inc. Since, the firm has evolved in the inclusion and passing of other principal members of the firm. In 1993 Mr. Mike Allex, a graduate of Texas Tech University joined the firm becoming a principal in 1994 and in 2005 the firm received its current name Rike Ogden Figueroa Allex Architects, Inc. Most recently Mr. Humberto Rodriguez, AIA with 20 years of exemplary services to ROFA Architect's and our loyal client, was elevated to principal/owner status. Throughout its history ROFA has continued its original mission of service, stability, innovations and quality service to the Rio Grande Valley. ROFA Architects is a **corporation.**







2. Firm Qualification and Experience

ROFA Team

ROFA Architects has had recent experience with many municipal and governmental projects compared to the one proposed. These projects are comparable because the programmatic and spatial adjacencies/requirements for administrative offices, public services and public works are very similar.

Mr. Luis Figueroa, AIA, has previously experience working with various types of contracts for counties, cities, and other clients as stated below

Our experience with governmental agencies includes serval county, state, local and federal agencies.

Cameron County Court House Addition and Renovations

Cameron County Justice of the Peace Renovation and Expansion

Cameron County Veterans Building and Elections Building Office Renovations

Hidalgo County Adult Boot Camp Off-site Improvements

Hidalgo County Adult Boot Camp - Edinburg

Hidalgo County Adult Probation Facility – Edinburg

Hidalgo County Courthouse Security System - Edinburg

Hidalgo County Emergency Management Annex IV Building B & C

Hidalgo County Headstart Central Kitchen

Hidalgo County Health Clinic, new facility - Mission

Hidalgo County Health Clinic Additions and Alterations - Pharr and McAllen

Hidalgo County Health Clinic, new facility - Pharr

Hidalgo County Health Unit Additions and Alterations - McAllen

Hidalgo County Offices at the Property Formerly Known as the K-mart Building- Edinburg

Hidalgo County Pavilion, new - McAllen

Hidalgo County Park Pavilion Addition - Palmer - McAllen

Hidalgo County Park Pavilion - Palmer - McAllen

Hidalgo County Ptc. 1 Tax Office and Pct. Building

Hidalgo County Ptc. 4 New Justice Center

Hidalgo County Welfare/EDA Office, new facility - McAllen

Homer E. Salinas Adult Boot Camp - Edinburg

City of Donna Fire Station Expansion

City of Donna Little League Baseball Park up Grades & Altas Palmas Park

City of Lyford Fire Station

City of McAllen City Hall Interior Renovations-McAllen

City of McAllen Fire Station #5

City of McAllen Public Safety-McAllen

City of McAllen Youth Baseball Complex, Texas

City of Mission Fire Station

SPI Convention Center Hurricane Katrina Emergency Renovation, South Padre Island, Texas

SPI Municipal Building Renovations and New City Hall, South Padre Island, Texas

2. Firm Qualification and Experience

McAllen Public Safety Facility



The new McAllen Public Safety Facility reflects the progressive growth of the City of McAllen. The facility is designed for future expansion of the police department.

Included within the facility are the following functions:

- Police Department
- Fire Department
- Municipal Court
- Emergency Operations Command Center
- 911 Dispatch Station



Completion:.....2003
Size:.....74,279 SF
Owner:.....City of McAllen
Contact:.....Mr. Yvette Barrera
.....City Engineer
.....(956) 681-1150
Cost:.....$ 8,050,000.00
Contractor:.....Peterson Construction



2. Firm Qualification and Experience

McAllen City Hall

The new McAllen City Hall reflects the progressive growth of the City of McAllen. The facility is designed for future expansion and each of the three levels respond to user related departments.



The facility includes a meeting room equipped with state-of-the-art technology for communications and cable broadcasting systems. A two station drive-through facility supports the utility department. Included within the facility are the following functions:



Utilities ..... Vital Statistics
Health ..... Personnel
Data Processing ..... Finance
Purchasing ..... Engineering
Planning ..... Inspection
City Manager ..... City Secretary
City Attorney ..... City Mayor
City Commission



Completion: .. 1995
Size: ..... 47,000 SF
Owner: ..... City of McAllen
Contact: ..... Ms. Yvette Barrera, P.E.
..... City Engineer
..... (956) 681-1150
Cost: $4,000,000.00
Contractor: .... Peterson Construction

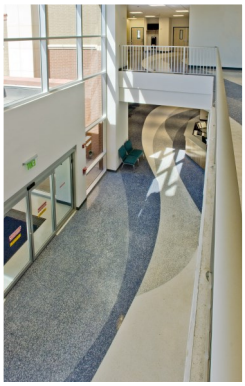


2. Firm Qualification and Experience

South Padre Island Municipal Building

Town of South Padre Island, Texas







Designed to replace their 40 year old city hall, this new two story municipal complex houses a police station, jail, municipal court, alderman's chambers, city manager, public works, building inspections, code enforcement, finance, city records and other various offices. Designed to withstand the hurricane force winds, storm surge, and the corrosive coastal environment of this barrier island.

Completion:.....2008
Size:.....30,000 Sq. Ft.
Owner:.....Town of South Padre Island
Contact:.....Mr. Robert Pinkerton
.....(956) 761-6456
Cost:.....$ 7,150,000.00
Contractor:.....Terry Ray Construction



2. Firm Qualification and Experience

Texas Regional Bank
Harlingen, Texas



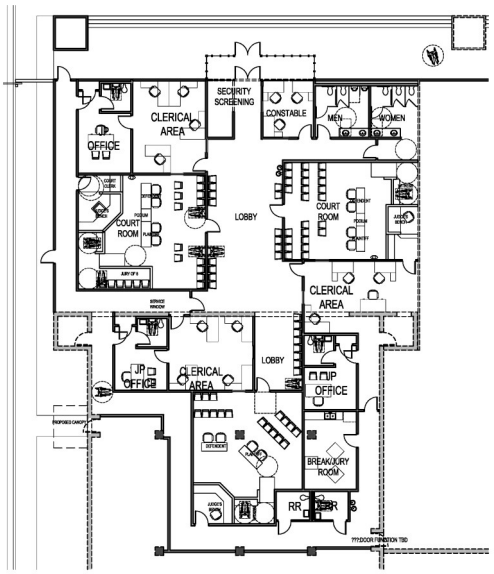
Project: Texas Regional Bank
Harlingen, Texas
Location: 6770 W Expressway, Harlingen, Texas
Owner: Texas Regional Bank
Contact person/title: Mr. Michael Scaief, Chairman
Phone number: 956-364-3617
Project description: New 38,467 Four (4) Story Building containing a banking center on 1st floor, bank support office and lease space 2nd floor, lease space 3rd floor, bank executive offices 4th floor.
Project Construction Cost: $10,000,000.00
Project Size: 38,467
Date Start and Completion: March 2017-June 2018
Professional Services: Architectural/Engineering
Project Manager: Mr. Mike Allex, AIA
Project Architect: Mr. Mike Allex, AIA



2. Firm Qualification and Experience

Cameron County Justice of Peace Courts
Brownsville, Texas

Project consists of a Re-Use of the previously designated Cameron County Elections Office, a space of approximately 3,467 SF, to be converted to accommodate three new Justice of the Peace Courtrooms with respective Judge's Offices.



Along with the existing area to be renovated, an additional area will be constructed to supplement the required area needed to accommodate all of the three courtrooms and respective offices. Project is expected to be designed and place for bids within a sixteen week schedule, and allowing for a twelve month window of construction.

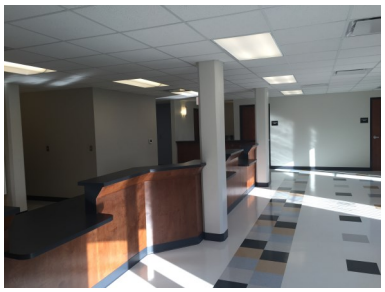
Completion: 2015 | Size: 9,488 GSF | Cost: $1,500,000.00

Project Contact:
Danny Villarreal, Construction Manager
1100 E. Monroe Street | Brownsville, TX 78520
956.761.6456

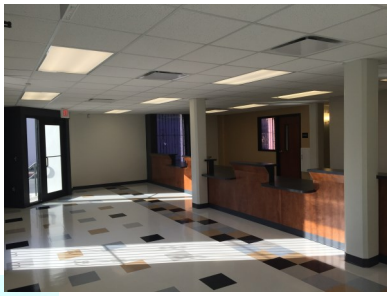


2. Firm Qualification and Experience

Cameron County Veterans and Elections Office
Brownsville, Texas







Project required a Re-Use of two existing buildings that were built in the 1950 -1960's and originally housed Brownsville ISD administration and credit union offices, respectively. The Elections building was completely gutted of interior spaces, leaving the concrete structure and single-wythe brick wall. The brick wall received a weather barrier and new rigid-board insulation to meet today's building code requirements, and to assist in reducing energy consumption. This building also received an addition to house some offices, climate controlled storage, breakroom and restroom. Due to the building being in a historic district, special consideration was taken to select exterior finish materials to complement or match existing finishes. The Veterans Affairs building was also gutted of interior spaces, leaving the perimeter load-bearing walls and roof to work with. Both buildings received new interior metal stud and gypsum board partitions, along with new suspended ceilings, vct-flooring and millwork. Each building received new roofs that meet today's energy code requirements, as well as the coastal windstorm requirements.

Completion: 2015 | Size: 4,361 & 1,487 GSF | Cost: $800,000

Project Contact:
Danny Villarreal, Construction Manager
1100 E. Monroe Street | Brownsville, TX 78520
956.761.6456



2. Firm Qualification and Experience

ROFA Approach:

With 77 years of experience, ROFA Architects Inc. has worked with multiple entities such as municipalities, counties and state agencies. We are staffed with **experienced architects** in McAllen and Harlingen. Our **McAllen** office is staffed with accomplished employees that can quickly and efficiently answer The City's needs, as we have successfully done for **you** and other **Valley clients**.

Through that experience we have worked with the following municipalities: McAllen, Harlingen, South Padre Island, La Feria, Edinburg, Pharr and Weslaco. At the county level, we have worked for Cameron and Hidalgo. At the state level, we have worked for The Texas National Guard Armory, Texas Department of Public Safety and The Army Corps of Engineers.

Working with this long list of entities, our firm has developed a tried and true methodology for developing project scope and information gathering.

Understanding the Scope is crucial to the success of the project. This is done through a series of Design Charettes.

Approach to Complete the Scope

The Design Charette
For our Municipal Clients, the most beneficial technique we have incorporated employs a technique called The Design Charette.

Phase 1:	Review Owner Program Visit Site Conceptual floor/site plans Establish program services Draft program	Phase 3:	Design Charette Develop adjacency concepts Team review and approval Develop site patterns Management approvals
Phase 2:	Design Charette Establish project goals/criteria Develop alternative concepts Establish project Budgets/schedule Make adjustments Outline project program	Phase 4:	Design Charette Team workshop to select concept Verify program tracking

From our design charette and concept development, a program document is developed. It serves as the reference point for all future design, documentation and construction phases. It is crucial for it to be thorough and complete. Our programs start with a preliminary space program that approximates the general size and scope of the project by documenting every required space; its approximate size, either by state standards, owner requirements or by experience with previous projects.

2. Firm Qualification and Experience

Approach to Complete the Scope

The completed program documents include the following major headings:

- Project Overview
- Site program, to include requirements for end users, staff and visitor parking, deliveries, etc.
- Building program
- Jurisdictional requirements, including state licensing issues, accreditation standards, local code and ordinances
- Other considerations: Goals and Objectives

Approach to Complete the Scope

Subject to the special conditions of each individual project, there is a review period set up between each phase of work. These review sessions correspond to the finalizing of planning and programming, for the schematic design phase, the design development phase, and construction document submittals. In addition to the review process (including the program document), the items receiving special consideration include consistency and adherence to quality standards, consistent derailing and build ability, and coordination between disciplines.

Upon review of the initial concepts developed by The City, ROFA will meet with designated staff and leadership to evaluate and confirm the data presented. Utilizing this programming information, we will have a "design charette," a multi-day session where staff, leadership and design professionals provide input together resulting ultimately in a schematic design plan. We invite all interested parties to participate. Our presentations will include public hearings. We are bilingual in English and Spanish and will be prepared to converse in either language at all meetings.



2. Firm Qualification and Experience

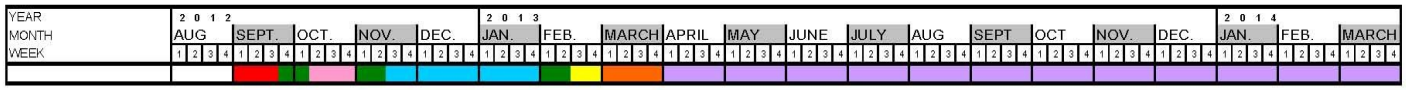
The timeline below is a format we developed for a current client and has since been used for school district clients. It has been well received because (from a quick glance) it graphically describes the durations for the various phases of design and construction.

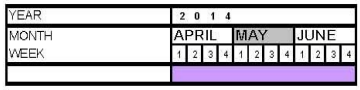
We have found that it is critical that Staff and Boards be informed and involved in this process. That is why you will find various "Owner Review" periods in this timeline.

Of course, if time is of the essence, then "Owner Review" and "Bid Evaluation" Phases can be accelerated.

Each constructive meeting serves as a forum dedicated to staying on top of the project.

Health Professions Educations Facility
Harlingen Consolidated Independent School District
PROPOSED PROJECT SCHEDULE
8/15/2012





Schematic Design	(3 Weeks)
District Review	(2 Weeks)
Design Development	(3 Weeks)
District Review	(2 Weeks)
Construction Drawings	(10 Weeks)
District Review	(2 Weeks)
Final Bd. Review/Approval	(2 Weeks)
Advertising and Bidding Phase	(4 Weeks)
Construction Phase	(60 Weeks)

Construction Completion July 1, 2014

2. Firm Qualification and Experience

Project Team and Phases

The project starts with understanding the district's needs and expectations. The project team will be extensive and include district administrative, athletic, custodial, facilities, and specialty personnel, engineers, landscape professionals and architects. Each team member will be engaged in respective phases as follow:

Space Utilization Study

Our facilities and space utilization studies involve the layout of a series of established project elements, which may include pedestrian and vehicular circulation, parking, entries and exits, service areas and other site amenities such as environmental features. Our plans are designed to fit budgets and the physical constraints of the building and land. Our solutions are developed from both practical and aesthetic points of view.

Programming

Programming involves a minimum of six basic steps: data collection, data analysis, data organization, and development of concepts, communication of data and concepts, and evaluation of the resulting program. ROFA Architects, Inc. will assist the district in the programming process and help them to develop project goals, values and aspirations.

Schematic Design

Based on an approved Program, the Schematic Design synthesizes the program into a defined, feasible design. The design will be shown in the form of Schematic Drawings and rendering. The Schematic Design will address all significant areas of design and will be reviewed with the client before proceeding with more detailed drawings. A preliminary cost estimate is also provided at this stage.

Design Development

Based on an approved Schematic Design, Design Development is the process of refining and fixing the design, and working out all the details, including the selection of materials and engineering systems. The aim is to finalize all design decisions before proceeding with Construction Documents, the more detailed and extensive documents that the contractor will need to complete the project. A more detailed cost estimate may also be provided at this phase. The Design Development package will be reviewed with the district before proceeding further with the project.

Construction Documents

Based on approved Design Development documents, construction drawings, written specifications are produced which describe in detail all of the construction work to be done. These are the documents upon which the construction contract will be based, and which the contractor will use to bid and build the project.

Bidding/Negotiations

Once a construction delivery method is selected, the project will proceed into the bidding phase. A contractor will be selected, and a construction contract is executed up between the contractor and the district. ROFA Architects, Inc. will assist throughout this process.

Construction Administration

On-site observation and conscientious administration throughout construction is necessary to assure that communication flows smoothly, that high standards are maintained, and that the district is satisfied with final completed project.

Our commitment is to offer you the best quality in service and excellence in design as we have for over 70 years.

2. Firm Qualification and Experience

COST CONTROL

In today's world, where construction costs are in a state of flux, we know how important good cost projections are. For more than 70 years we have maintained a project cost data that is invaluable to the cost estimating process. We pride ourselves in knowing that our estimates are a very close to the bid price.

As a firm located in the Rio Grande Valley, we receive bids on many of local school projects in a year. Having direct Involvement in these projects gives us an unparalleled perspective for construction cost trends. Also, having worked here in The Valley, we know what construction techniques are available to the area. This helps minimize cost.

The following is an example of one of our recent cost estimates. You will find that we try to be very thorough and this format (the listing of prices for rooms and design element) can quickly give you an understanding of where the money is. These estimates are updated 3 times, at the end of each phase of design.

STATEMENT OF PROBABLE COST

Preliminary Design Phase

rofa architects
rike ogden figueroa allex

Treasure Hills Elementary School
2018 - 2019 Renovations and Additions
Harlingen Consolidated Independent School District
Preliminary Design Phase 11/30/2017
STATEMENT OF PROBABLE COST

PHASE 1								
Demolition	Areas		x	Cost/sf	=		Total
Demolition Outdoor Covered Area	3,000	s.f.	x	$ 2.0	=	$	6,000
Demolition of Covered Canopy	1,200	s.f.	x	$ 2.5	=	$	3,000
Demolition of Asphalt Playground	12,363	s.f.	x	$ 1.5	=	$	18,545
Demolition of Sidewalks	8,626	s.f.	x	$ 1.0	=	$	8,626
TOTAL DEMOLITION COST	25,189	s.f.	x	$ 1.44	=	$	36,171
New Construction							
2 Story Classroom Wing	40,069	s.f.	x	$ 200	=	$	8,013,800
New Exterior Canopies	7,130	s.f.	x	$ 50	=	$	356,500
New Sidewalks		s.f.	x		=	$	55,000
New Drop-Off Drives and Vehicular Circulation		s.f.	x		=	$	95,000
Grading and Drainage					=	$	145,000
Site Utility Work					=	$	82,500
Contingeny Allowance					=	$	300,000
Landcape Allowance					=	$	30,000
Graphics Allowance					=	$	100,000
		s.f.	x		=	$	-
TOTAL - NEW CONSTRUCTION	40,069	s.f.	x	$ 229.05	=	$	9,177,800
TOTAL COST FOR PHASE 1						$	9,213,971

* PRICE DOES NOT INCLUDE LAND, TOPOGRAPHICAL SURVEY, SUBDIVISION PLAT (IF REQUIRED), GEOTECHNICAL ENGINEERING, UTILITY RELOCATION, PORTABLE BUILDINGS, A & E DESIGN FEES, ASBESTOS SURVEY AND ABATEMENT, FURNITURE

100% Construction Documents Phase

rofa architects
rike ogden figueroa allex

Treasure Hills Elementary School
2018 - 2019 Renovations and Additions
Harlingen Consolidated Independent School District
100% CONSTRUCTION DOCUMENTS PHASE 6/5/2018
STATEMENT OF PROBABLE COST

PHASE 1								
Demolition	Areas		x	Cost/sf	=		Total
Demolition Outdoor Covered Area	3,000	s.f.	x	$ 2.0	=	$	6,000
Demolition of Covered Canopy	1,200	s.f.	x	$ 2.5	=	$	3,000
Demolition of Asphalt Playground	12,363	s.f.	x	$ 1.5	=	$	18,545
Demolition of Sidewalks	8,626	s.f.	x	$ 1.0	=	$	8,626
TOTAL DEMOLITION COST	25,189	s.f.	x	$ 1.44	=	$	36,171
New Construction							
2 Story Classroom Wing	47,031	s.f.	x	$ 200	=	$	9,406,200
New Exterior Canopies	7,130	s.f.	x	$ 50	=	$	356,500
New Sidewalks		s.f.	x		=	$	55,000
New Drop-Off Drives and Vehicular Circulation		s.f.	x		=	$	95,000
Grading and Drainage					=	$	145,000
Site Utility Work					=	$	82,500
Contingeny Allowance					=	$	300,000
Landcape Allowance					=	$	30,000
Graphics Allowance					=	$	100,000
		s.f.	x		=	$	-
TOTAL - NEW CONSTRUCTION	54,161	s.f.	x	$ 195.16	=	$	10,670,200
TOTAL COST FOR PHASE 1						$	10,806,371

* PRICE DOES NOT INCLUDE LAND, TOPOGRAPHICAL SURVEY, SUBDIVISION PLAT (IF REQUIRED), GEOTECHNICAL ENGINEERING, UTILITY RELOCATION, PORTABLE BUILDINGS, A & E DESIGN FEES, ASBESTOS SURVEY AND ABATEMENT, FURNITURE

In this example, the owner of the project requested an increase in the total square footage, as highlighted above.



Team Member Qualifications and Experience

3. Team Member Qualifications and Experience



LUIS A. FIGUEROA, AIA

Principal I Owner

Principal-in-Charge

As principal in charge, Mr. Figueroa dedicates his efforts toward overall management for implementation of successful project development. His personal participation has served to elevate the relationship between client, design team, and Construction team members. Mr. Figueroa's portfolio of work in Mexico and the United States demonstrates his work and community Interest along the southern border of the Rio Grande.

46 years of experience
46 of years with the firm/joined ROFA 1978.

BACKGROUND

Master of Architecture '81 - Texas A & M University
Bachelor of Environmental Design '77 - Texas A & M University
Pre-Architecture Program Minor: Physical Education - Pan American University
Registered Architect, Texas
Member of American Institute of Architects

PROJECT EXPERIENCE

- Texas National Guard Armory and Organizational Maintenance Shop, Weslaco, Texas Weslaco, TX 86,759 sq. ft.
- New McAllen City Hall
  McAllen, TX 47,000 sq. ft.
- New McAllen Public Safety Building McAllen, TX 74,279 sq. ft.
- Texas A&M University Center for Housing and Urban Development, Brownsville, Progreso, El Cenico, Lasara, Laredo, El Paso, Texas 3,500 sq. ft typical
- Brownsville ISD
  Sam's Stadium 10.5 Acre Master Plan and Improvements - Brownsville, Tx
- Edinburg CISD
  New Edinburgh North High School – 143,360 sq. ft.
  New CTE Building Edinburg, TX 110,00 sq. ft.
- McAllen ISD Nick Rowe High School, McAllen, Texas 303,646 sq. ft.
- McAllen High School, McAllen, TX 220,000 sq. ft.
- McAllen Memorial High School, McAllen, Texas 198,000 sq. ft.
- La Joya ISD - Chavez Lincoln High School La Joya, TX 187,385 sq. ft.
- Mission CISD – Veterans High School CTE Mission, TX 37,264 sq. ft.
- PS JA ISD - New Southwest High School Pharr, TX 413,651 sq. ft.
- Roma CISD - New Roma High School Roma, TX 234,000 sq. ft.
- South Texas College
  Mid Valley Campus - Health Professions and Science Weslaco, TX 80,213 sq. ft.
- Mid Valley Campus – Student Services Addition Weslaco, TX 16,212 sq. ft.
- STC Center for Applied and Advanced Technology McAllen, TX 16,500 sq. ft.
- McAllen Industrial Park – McAllen, TX 775 Acre Master Plan

Pro bono Design Service

- The Benedictine Monastery of the Good Shepherd – Rio Grande City
- Orphanage Ninos Milagros de Dios, Casa Nogal Del Nico, Progresso Mexico



MICHAEL E. ALLEX, AIA

Principal I Owner

Principal-in-Charge

Mr. Allex roll will be to assist in design, project management and construction administration. Owners recognize and laud his skills in problem solving, conflict resolution and design excellence. Mike was born and raised in Harlingen, and he gives back to his home town and state through a wide range of community services.

36 years of experience
33 of years with the firm

BACKGROUND

Bachelor of Architecture Design Specialization - Texas Tech University

PROJECT EXPERIENCE

- Renovations and Additions to Cameron County Courthouse -12,032 sq. ft.
- Laguna Madre Enterprise Center (Business Incubator, Offices and Warehousing) Port Isabel, Texas 18,000 sq. ft.
- Texas Regional Bank – Banking Center and Corporate Offices, Harlingen, Texas – 40,000 sf
- New City Hall, South Padre Island, Texas 30,000 sq. ft.
- Diocese of Brownsville
- New Church for St. Anthony Catholic Church, Harlingen, Texas 20,380 sq. ft.
- St. Rita's Convent for the Diocese of Brownsville, Alamo, Texas 16,800 sq. ft.
- New Administrative Office for the Diocese of Brownsville, San Juan, Texas 16,000 sq. ft.
- New Worship and Parish Hall for The Lord of Divine Mercy Catholic Church, Brownsville, Texas 15,817 sq. ft.
- Marine Military Academy, Harlingen, Texas
- Cadet Support and Service Building – Harlingen, Texas 43,200 sq. ft.
- New Coleman Hall, Academic Administration and Classrooms - 28,000 sq. ft.
- Tropical Texas Behavioral Health
- New Outpatient Facility, Brownsville, Texas 19,000 sq. ft.
- New Outpatient Facility, Harlingen, Texas 32,200 sq. ft.
- New Outpatient Facility, Weslaco Texas 35,524 sq. ft.
- Harlingen Performing Arts Theater - Municipal Playhouse, Harlingen, Texas 12,538 sq. ft.
- Harlingen CISD
- Harlingen School of Health Professions, Harlingen, Texas 56,000 sq. ft.
- Treasure Hill Elementary School Classroom Renovations, Harlingen, Texas 61,140 sq. ft.

3. Team Member Qualifications and Experience



Mr. Rodriguez joined the firm in 1998. He is responsible for coordination and production of construction contract documents. He directs teams of production personnel including scheduling, specification writing, building code review, Texas Accessibility Standards Compliance and attending project meetings with Owner representatives and participates in Construction Administration Project Meetings. With his 31 years experience in the field of architecture including internship and examination, Mr. Rodriguez attained his architectural registration as a licensed architect in 2007.

HUMBERTO RODRIGUEZ, AIA

Principal I Owner

Construction Document Coordinator

41 years of experience
26 of years with ROFA Architects

BACKGROUND

Mr. Rodriguez joined the firm in 1998. He is responsible for coordination and production of construction contract documents. He directs teams of production personnel including scheduling, specification writing, building code review, Texas Accessibility Standards Compliance and attending project meetings with Owner representatives and participates in Construction Administration Project Meetings. With his 31 years experience in the field of architecture including internship and examination, Mr. Rodriguez attained his architectural registration as a licensed architect in 2007.

PROJECT EXPERIENCE

Governmental Projects
- Hidalgo County Adult Probation Facility, Edinburg, Texas
- Hidalgo County Offices, Edinburg, Texas
- Edinburg Housing Authority 2015-2016 on Call Architect
- City of Donna Fire Station Addition
- City of Donna Altas Palmas Little League

Municipal and Community Projects
- McAllen Development Center
- McAllen City Hall Renovations
- McAllen Public Safety
- Sebastian Fire Station, Willacy County

Private and Commercial Projects
- Magic Valley Electric Co-op, Edinburg, Texas

Religious Projects
- Parish Hall Our Lady of Perpetual Help Church, McAllen, Texas
- St. Patrick Catholic Church, Lasara, Texas

Educational Projects

Donna ISD
- Veterans Middle School
- Garza Elementary School
- Todd Ninth Grade Renovations
- Runn Elementary School
- Ochoa Elementary School
- Sauceda Middle School
- Daniel Singleterry Elementary School

Edinburg ISD
- Edinburg South Middle School
- Barrientes Middle School Renovations
- New La Sienna Elementary
- New Alberta Elementary
- New Rooth Elementary



Servando has worked across several building types on projects with existing conditions, tight budgets and often very aggressive schedules using Building Information Modeling (BIM) technologies. Servando oversees the process of design documents and coordinates ROFA's team of consultants and engineers during all phases. Mr. Miranda places major importance in being detail-oriented in his work and aims for a balanced approach that incorporates technical rigor, functionality, and aesthetics.

SERVANDO MIRANDA, AIA NCARB, LEED AP® ND, WELL™ AP, SITES® AP, CSI-EP, CDT®

Project Coordinator

2 years with ROFA Architects
1 year at AOS Architects

BACKGROUND

Master of Architecture, University of New Mexico, Albuquerque.
Graduate Certificate of Historic Preservation and Regionalism from UNM School of Architecture and Planning.
Bachelor of Fine Arts, University of Texas - Rio Grande Valley -UTRGV.
South Texas College, Civil Drafting and Architectural Technology Certificates, Information Specialist Certificate Award, McAllen.
Science Academy of South Texas

PROJECT EXPERIENCE

- Welding Technology Laboratory Facility for Donna Independent School District
- Campus Master Plan and space program for Vanguard Mozart Fine Art Academy and a full size Cafeteria and Dining Renovation for Vanguard Academy
- Mr. Miranda has had the privilege of working in rural, mid-size and small communities and has come to understand the value and pride we place in the built environment of a community. Servando played a key role in the preservation, restoration and expansion of St. Augustin Catholic Church at Isleta del Pueblo just south of Albuquerque to accommodate new classrooms spaces for the CCD program in the oldest serving Church in the United States, originally built in 1613.

3. Team Member Qualifications and Experience

Top Management and Key Personnel

For 77 years, ROFA Architects, Inc. has been dedicated to excellence in architectural services throughout the Rio Grande Valley.

At ROFA Architects, Inc., our team is our most important asset. Our offices are staffed with **10 full-time employees**, out of which **four are Registered Architects** in the State of Texas. Our team includes the principals of the company, project managers and architects, intern architects, drafting technicians and administrative staff with loyal service ranging up to 26 years of employment with our firm.

ROFA Architects, Inc., has the following assets available:

- Four (4) Registered Architects
- One (1) Architectural Interns
- Three (3) Drafting Technicians
- One (2) Administrative Assistants

Luis A. Figueroa, AIA, and our professional staff are available to immediately implement design and construction document procedures. Our active participation will be supported by our team of key members. Our team of key members will be attending meetings, directing schedules and providing project management leadership through the construction phase.

Mr. Luis Figueroa's forty-six years of architectural experience include, educational facilities, municipal, churches, shopping centers, banks, restaurants, industrial facilities, commercial remodeling. Mr. Figueroa lives in McAllen. In that capacity, Mr. Figueroa has served as Architect and Project Manager of projects for Edinburg CISD, Donna ISD, Brownsville ISD, Cameron County, and currently in Hidalgo County . Mr. Figueroa would be available on a moments notice and someone from the design team is on-site at least once a week.

3. Team Member Qualifications and Experience

Mr. Luis Figueroa, AIA as Project Manager will lead a team of key design and construction document personnel including active participation by Humberto Rodriguez, AIA.

As professional licensed architects and architect members of the American Institute of Architects, we provide the City of Edinburg the experience that a project of this size and scope will require.

Our individual and combined knowledge working with engineering consultant and construction professional with experience on complex single to multi-story renovation projects will facilitate the design and construction work including site traffic and parking lot design.

This construction management team will include the City of Edinburg personnel to oversee the successful completion of your projects.

We proposed the following A/E team for your consideration.

Luis A. Figueroa, AIA
Principal: Principal-in-charge: Project Manager /Designer

- 100% Participation
- Principal-in-charge
- Lead Design
- Mr. Figueroa will assist Mr. Humberto Rodriguez in Design, construction documents, construction administration, bidding, project meetings.
- Experience includes 46 years.

Humberto Rodriguez, AIA
Principal: Construction Documents Coordinator

- 60 % Participation
- Mr. Rodriguez will assist Mr. Figueroa in management of construction documents phase personnel.
- Experience includes 20 years with ROFA Architects, 11 years with other architectural firms and 3 years with a construction company.

Servando Miranda, AIA NCARB, Leed AP
Construction Coordinator

- 40% Participation
- Mr. Miranda will attend design development meetings, construction document meetings and assist Mr. Figueroa during the construction administration phase through final completion and the warranty period.
- Experience includes 2 years with ROFA Architects and 1 year with other firm.



References

4. References

Hidalgo County Precinct 3

Contact: Mr. Jorge Arcaute
Tele: 956-821-7737
Address: 724 N. Breyfogle
Mission, Texas 78574
Email: jorge.arcaute@co.hidalgo.tx.us
Project: Renovations and Improvements
To Hidalgo County Parks

Project Description: ROFA Architects currently worked with Precinct 3 on Veterans Memorial Pavilion.

Cameron County

Contact: Mr. Danny Villarreal
Facilities Manager
Tele: 956-247-3514
Address: 1390 West Hwy 83
San Benito, Texas 785866
Email: danny.Villarreal@co.cameron.tx.us
Project: Cameron County Municipal Projects

Project Description: ROFA Architects most recently worked with Cameron County on renovations of there municipal court house renovations project.

City of McAllen

Contact: Ms. Yvette Barrera, P.E.
City Engineer
Tele: 956-681-1150
Address: P.O. Box 220
McAllen, Texas 78501
Email: ybarrera@mcallen.net
Project: City of McAllen Development Center
McAllen Baseball Youth Complex

Project Description: ROFA Architects provided A/E design services on renovations to the former city hall /tax office building.

Texas Facilities Commission

Contact: Mr. Keith Hall, AIA, Leed, AP
Sr. Project Manager
Tele: 512-804-8678
Address: 1711 San Jacinto Blvd.
Austin, Texas 78701
Email: keith.hall@tfc.state.tx.us
Project: McAllen Department of Public Safety Regional Offices Renovations

Project Description: Our firm provided A/E design services for the interior renovations, new HVAC, re-roofing, new lighting

Tropical Texas Behavioral Health

Contact: Mr. Terry Crocker
CEO
Tele: 956-289-7528
Address: 1901 S. 24th Street
Edinburg, Texas 78539
Email: tcrocker@ttcmhmr.org

Project Description: Our firm provided A/E design services for several of Tropical Texas Behavioral Health Outpatient Centers the most recent building in Harlingen.



Insurance

5. Insurance

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 10/11/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Phyllis Constantino	
MEDALLION INSURANCE SERVICES PO Box 79089 Charlotte NC 28271	PHONE (A/C, No, Ext): (704) 256-6000	FAX (A/C, No): (704) 256-6001
	E-MAIL ADDRESS: phyllis@medallioninsurance.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Pacific Insurance Company	10046
INSURED Rike, Ogden, Figueroa, Allex Architects, Inc. 1007 Walnut Ave. McAllen TX 78501	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** CL23101109980 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	☐ CLAIMS-MADE ☐ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$
	☐ OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	☐ ANY AUTO						BODILY INJURY (Per person)	$
	☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	☐ UMBRELLA LIAB ☐ OCCUR						EACH OCCURRENCE	$
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE	$
	☐ DED ☐ RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						☐ PER STATUTE ☐ OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ N / A						E.L. EACH ACCIDENT	$
	(Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	PROFESSIONAL LIABILITY CLAIMS-MADE			01 OH 0582340-23	10/01/2023	10/01/2024	EACH CLAIM	$1,000,000
							AGGREGATE	$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

If the Insured has waived its rights to recovery in a written contract or agreement executed prior to a Claim being made, then the Insurer will waive its rights to subrogation to the same extent as the Insured's waiver. All policy forms and endorsements are applicable and are available upon request.

CERTIFICATE HOLDER

Information Purposes

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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5. Insurance

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 3/21/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT : If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on This certificate does not confer rights to the certificate holder in lieu of such an endorsement(s).

PRODUCER	CONTACT NAME:	
USI SOUTHWEST INC 9811 KATY FWY STE 500 HOUSTON, TX 77024-1227	PHONE (A/C. No. Ext.): (713) 490-4600	FAX (A/C. No. Ext.): (610) 362-9906
	E-MAIL ADDRESS:	

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
RIKE-OGDEN-FIGUEROA-ALLEX ARCHITECTS, INC. 1007 WALNUT AVENUE MCALLEN, TX 78501	INSURER A : THE CHARTER OAK FIRE INSURANCE COMPANY	
	INSURER B : THE TRAVELERS INDEMNITY COMPANY	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY [ ] PROJECT [ ] LOC OTHER			680-9H706616-24-47	05/01/2024	05/01/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea Occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS – COMP/OP AGG	$1,000,000 $1,000,000 $5,000 $1,000,000 $2,000,000 $2,000,000
B	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS X HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			BA-7R386613-24-47	05/01/2024	05/01/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$1,000,000 $ $ $
	UMBRELLA LIAB [ ] OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED [ ] RETENTION $						EACH OCCURRENCE AGGREGATE	$ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N [ ] N/A (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS BELOW						PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE– EA EMPLOYEE E.L. DISEASE – POLICY LIMIT	 $ $ $
								$ $ $

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

RIKE-OGDEN-FIGUEROA-ALLEX ARCHITECTS, INC.
1007 WALNUT AVENUE
MCALLEN, TX 78501

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS

AUTHORIZED REPRESENTATIVE
Renan M. Beltran

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5. Insurance

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 02/13/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Automatic Data Processing Insurance Agency, Inc.
Automatic Data Processing Insurance Agency, Inc. 1 Adp Boulevard Roseland NJ 07068	PHONE (A/C, No, Ext): 1-800-524-7024 FAX (A/C, No): E-MAIL ADDRESS:
INSURED Rike-Ogden-Figueroa- Allex Architechts Inc 1007 Walnut Ave Mcallen TX 785014033	**INSURER(S) AFFORDING COVERAGE** / **NAIC #** INSURER A : Hartford Accident and Indemnity Company 22357 INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 3464316 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N: Y If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	N	76WBGAA1BUQ	05/01/2023	05/01/2024	X PER STATUTE OTH-ER	
							E.L. EACH ACCIDENT	$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

Point Isabel Independent School District, Attn: Purchasing Department
101 Port Road
Port Isabel TX 78578

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Professional Services Agreement

6. Professional Services Agreement

The proposed Professional Service Agreement has been read and it is our intent to agree to enter into such agreement and meet the prerequisite insurance requirements. Attached is our Certificate of Insurance.





Contact Information

7. Contact Information

Contacts

Luis A. Figueroa, AIA - Principal
ROFA - McAllen
1007 Walnut Avenue
McAllen, Texas 78501
Office: 956.686.7771
Mobile: 956.648.0744
e-mail: luis@rofainc.com

Humberto Rodriguez, AIA - Principal
ROFA - McAllen
1007 Walnut Avenue
McAllen, Texas 78501
Office: 956.686.7771
Mobile: 956.648-0742
e-mail: humbertor@rofainc.com



SABAL
landscape architecture

17 July 2024

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
mhinojosa@cityofedinburg.com
956.388.8211

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RFQ #: 2024-8
REQUEST FOR QUALIFICATIONS FOR ARCHITECTURAL SERVICES ROTATION

I. TRANSMITTAL LETTER

Mr. Hinojosa,

It is with great enthusiasm that I submit our qualifications for consideration for architectural services rotation for the City of Edinburg. SABAL Landscape Design LLC, dba SABAL, is a landscape architecture and urban design firm based in Brownsville, Texas. We approach each project with ecological sensitivity and sustainable design methodologies to reconnect users to their unique Rio Grande Valley environment and community.

Of the services listed in the scope of the RFQ, SABAL will commit to the City of Edinburg to perform the following: site planning and landscape architecture, code analysis, sustainable design, construction contract administration, cost analysis and schedule planning, public art, and project review.

As owner of SABAL, I am authorized to bind the firm to contract and will be the point of contact with the City of Edinburg on all correspondence and communications pertaining to this RFQ.

I look forward to the opportunity to review our qualifications with you.

Hunter Lohse

Hunter Lohse, PLA, Assoc. ASLA, SITES AP, LEED AP ND
Owner | Principal

SABAL
1304 E. Adams Street
2F | Blueprint Lab
Brownsville, TX 78520
c. 520.788.3340
o. 956.203.0007
hunter@sabal.design



III. FIRM QUALIFICATIONS & EXPERIENCE

SABAL, founded in 2023, is led by Hunter Lohse, an award-winning landscape and urban designer. SABAL specializes in community-based, ecologically sound design of public and private landscapes. SABAL works with a variety of clients on commercial, residential, and public projects.

For the past three months, SABAL has been collaborating with the Brownsville Parks and Recreation Department, the Brownsville Beautification Committee and Brothers in Arms, a Brownsville Vietnam Veterans group, to master plan and design a new installation at Veterans Park.

We prioritize customer satisfaction through high-level design outcomes, efficient time management, and timely correspondence. Our Brownsville office will be providing all services to the City of Edinburg. We have a network of part-time designers for whom we can bring onto a project based on the qualifications of the designer and the demand of the project.

Texas Board of Architectural Examiners
Firm Registration No. BR 4966

III. TEAM MEMBER QUALIFICATIONS & EXPERIENCE

Hunter Lohse, PLA, Assoc. ASLA, SITES AP, LEED AP ND

Prior to launching SABAL in 2023, Hunter's work under Tucson-based Norris Design included numerous sports and community park renovation projects including Jacobs Park Master Plan, Villa Serena Park Renovations, Juhan Park Renovations, Parkview Park Renovations, and Richey Park Renovations. He successfully collaborated with multi-disciplinary teams on an array of projects including park renovations, master planning, university campuses, hospitals, roadways, and government buildings.

He is a member of the Lower Rio Grande Valley Texas Master Naturalists, the Native Plant Project, and is professionally accredited by Leadership in Energy and Environmental Design (LEED) in Neighborhood Development and the Sustainable Sites Initiative (SITES).

Texas Board of Architectural Examiners
Landscape Architect Registration No. 3910

See pages 4-5 for full resume.

IV. REFERENCES

Amanda Dave, Chair of Brownsville Beautification Committee
713.291.5155 Project: Veterans Park Improvements

Daniel Salinas, Parks Maintenance Manager
956.547.6879 Project: Veterans Park Improvements

Paige Anthony, McGann & Associates
520.775.2171 Project: City of Tucson Parks Improvements



V. INSURANCE

SABAL has had no insurance liability claims in the past five years. SABAL holds the following policies:

Hiscox Inc.
General Liability Insurance (Policy 102.011.289.2)

Each Occurrence:	$1,000,000
Damage to Rented Prem.	$100,000
Medical Expenses	$5,000
Personal Injury	$1,000,000

Professional Liability Insurance (Policy 103.011.388.2)

Each Claim:	$1,000,000
Aggregate:	$1,000,000

Next First Insurance Agency, Inc.
Worker's Compensation Insurance (Policy NXTQQ943DF-00-WC)

Each Accident:	$500,000
Disease	$500,000
Disease-Policy Limit	$1,000,000

GEICO Texas County Mutual Insurance Company
Vehicle Liability Insurance (Policy 4597120957)

Bodily Injury Liability:	$50,000/$100,000
Property Damage:	$25,000
Personal Injury:	$2,500
Uninsured Motorist:	$30,000/$60,000

VI. PROFESSIONAL SERVICES AGREEMENT

The Professional Services Agreement has been read. SABAL will meet all prerequisite insurance requirements, and, if selected, will agree to enter into such agreement.

VII. CONTACT INFORMATION

Hunter Lohse, Owner
1304 E. Adams Street, 2F Blueprint Lab
Brownsville, TX 78520
m. 520.788.3340
o. 956.203.0007
hunter@sabal.design

Leticia Arriaga, Office Manager
1304 E. Adams Street, 2F Blueprint Lab
Brownsville, TX 78520
m. 956.466.9716
o. 956.203.0007
leti@sabal.design

HUNTER LOHSE

PROFESSIONAL EXPERIENCE

Landscape Architect, Apr 2023 - Present
SABAL // Tucson, Arizona

Landscape Designer, May 2022 - Feb 2023
Design Intern, Jun 2021 - May 2022
Norris Design // Tucson, Arizona

Graduate Research Assistant, Jan 2021 - May 2022
College of Architecture, Planning and Landscape Architecture // Tucson, AZ
2021-2022: Building Resilience Against Climate Effects (BRACE) Tucson Team
2021: Gateway & Natural Amenity Region (GNAR) Initiative

Graduate Program Coordinator for Recruitment, Aug 2020 - Sep 2022
Graduate College Office of Fellowships & Community Engagement // Tucson, AZ

Community Green Infrastructure Design Intern, Aug 2020 - Dec 2020
Watershed Management Group // Tucson, Arizona

Community Outreach Assistant, Aug 2019 - May 2020
Mission Garden // Tucson, Arizona

Education & Literacy Program Specialist, Jul 2017 - Jun 2019
US Peace Corps // Sapian, Capiz, Republic of the Philippines

Event Designer, Oct 2016 - Jun 2017
Frank Rea Events // Toronto, Ontario, Canada

Licensed Real Estate Professional, Oct 2014 - Oct 2016
Bahia Realty // South Padre Island, Texas

Adult Education Instructor, Jan 2013 - Oct 2014
Trinity Valley Community College // Kaufman, Texas

Fashion Stylist, Aug 2011 - Aug 2013
Paige Parkes Management // Dallas, Texas

Recruitment Account Manager, Aug 2009 - Jul 2011
AXO Temporary Staffing // Austin, Texas

Costume Production Assistant, Jun 2009 - Jul 2009
Troublemaker Studios // Austin, Texas

English Language Instructor, Nov 2007 - May 2009
EDU-Best // Seoul, South Korea

EDUCATION

Master of Landscape Architecture, 2022
University of Arizona

B.S. in Textiles & Apparel Design, 2007
University of Texas at Austin

SELECTED PROFESSIONAL PROJECTS (2021 - PRESENT)

PARKS

Vietnam Memorial Landscape Brownsville, TX	Master plan, conceptual graphics, planting design, project management, construction documents
Jacobs Park Master Plan Tucson, AZ	Conceptual graphics, planting design, presentations, construction documents
Lakeside Park Improvements Tucson, AZ	Green infrastructure design, grading plan, planting design, construction documents
Villa Serena Park Improvements Tucson, AZ	Playground equipment selection, construction documents and details
Juhan Park Improvements Tucson, AZ	Playground equipment selection, construction documents and details

GOVERNMENT

Yuma County Administration Building Yuma, AZ	Planting design, amenity selection, construction documents and details
Denver Federal Building Campus Denver, CO	SITES documentation

HEALTHCARE

Banner-University Inspiration Garden Tucson, AZ	Planting design, amenity selection, construction documents and details
Banner Desert Meditation Garden Phoenix, AZ	Construction documents and details

EDUCATION

University of Arizona Chemistry Building Tucson, AZ	LEED documentation, construction documents and administration

ROADWAY

Twin Peaks Road Expansion Marana, AZ	Native plant inventory and preservation plan, planting design, construction documents and details
Activate El Presidio Tucson, AZ	Placemaking, complete streets, research & analysis, green infrastructure design

ACCREDITATIONS

Registered Landscape Architect
Texas Board of Architectural Examiners

LEED AP Neighborhood Development, 2021
Green Business Certification Inc.

SITES AP, 2021
Green Business Certification Inc.



CITY OF EDINBURG, TEXAS



REQUEST FOR QUALIFICATIONS
2024 - 8
ARCHITECTURAL SERVICES ROTATION





SAM GARCIA ARCHITECT

EST. 2013

1200 Auburn Ave., Suite 280
McAllen, Texas 78504

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Contact Information



SECTION 1

COVER
LETTER

SAM GARCIA ARCHITECT
EST. 2013

July 2, 2024

CITY OF EDINBURG
Attn. Mr. Mardoqueo Hinojosa, City Engineer
415 W. University Drive
Edinburg, TX 78539

Re: ***Request for Qualifications for 2024-8 Architectural Services Rotation***

Dear Mr. Mardoqueo Hinojosa, City Manager:

Sam Garcia Architect, LLC (SGA) has been providing services in the Rio Grande Valley since the office opened in 2013, including several architectural projects for local school districts. We look forward to building a prosperous relationship with **THE CITY OF EDINBURG**.

SGA is pleased to present our and our team's qualifications and offer our Architecture/Engineering Services for the City of Edinburg, TX *for Architectural Services Rotation*. SGA is an award-winning architectural firm which provides professional design services from master planning, conceptual design, through construction documents, specifications, and construction administration along with coordination with engineering consultants. Company Founder, and Principal, Sam Garcia, RA, AIA is an architect with over 20 years of experience in the industry working on a wide variety of projects small and large, both public and private.

Our goal is to meet and exceed the expectations and standards that our clients set by maintaining a high level of dedicated service. SGA maintains direct involvement in all phases of every project which ensures a level of quality control and responsive decision-making that results in tailor-made solutions for every unique client. Strong relationships within the proposed team make for smooth coordination of work and project completion.

We are experienced in interpreting community needs and desires, conducting surveys, and gathering public input, completing needs analysis, developing level of service standards or guidelines, determining future needs and their costs, creating production drawings, and producing contract documents. We are confident that we offer the expertise, creativity, and sensitivity to budget what the project requires. SGA has no record of substandard work or engagement in unethical practices within the last 14 years. There are no potential conflicts of interest that would prohibit SGA or its employees from providing the requested services.

SGA is committed to providing immediate response, being proactive to your needs and serving as your partner and advocate. Sam R. Garcia is the Project Manager and main point of contact authorized to commit SGA on contractual agreement; he can be reached at (956) 631-8327/(956) 212-4930 cell phone or by email at SG@SamGarciaArchitect.com. Our firm address is 1200 Auburn Ave., Suite 280, McAllen, Texas 78504.

Sincerely,
SAM GARCIA ARCHITECT, LLC

Sam R. Garcia, RA, AIA
Principal in Charge

SAM GARCIA ARCHITECT

EST. 2013

OFFICE LOCATION:
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

Sam Garcia Architect, LLC is structured as an "LLC" Corporation in the State of Texas with a Taxpayer Identification Number of 47-1505380

Sam Garcia Architect, LLC (SGA) has been providing services in the Rio Grande Valley since the office opened in 2013, including several architectural projects for local school districts and municipalities. For more information, please visit our website at www.samgarciaarchitect.com.

SGA's goal is to meet and exceed the expectations and standards that our clients set by maintaining a high level of dedicated service. SGA maintains direct involvement in all phases of every project which ensures a level of quality control and responsive decision-making that results in tailor-made solutions for every unique client. Strong relationships within the proposed team make for smooth coordination of work and project completion.

We are experienced in interpreting community needs and desires, conducting surveys and gathering public input, completing needs analysis, developing level of service standards or guidelines, determining future needs and their costs, creating production drawings, and producing contract documents. We are confident that we offer the expertise, creativity, and sensitivity to budget what the project requires.

SGA is pleased to present our team's qualifications and offer our Architecture Services with future projects. SGA is an award-winning architectural firm which provides professional design services from master planning, conceptual design, through construction documents, specifications, and construction administration along with coordination with engineering consultants.

Company Founder, and Principal, Sam Garcia, RA, AIA is an architect with over 20 years of experience in the industry on a wide variety of projects small and large, both public and private.

SGA's Team:	**Title**
Sam Garcia Architect, RA, AIA	Principal
Jose Luis Rios Jr., RA, AIA	Project Manager
Hector Guevara, RA, AIA	Project Architect
Sergio Castillo, Associate AIA	Project Manager
Zuri Rivera, BS	Interior Design

SGA has no record of substandard work or engagement in unethical practices within the last 14 years and there is no conflict of interest that would prohibit SGA or its employees from providing the requested services.

Sam R. Garcia is the Project Manager and main point of contact authorized to commit SGA on contractual agreements, he can be reached at (956) 631-8327 or by email at SG@SamGarciaArchitect.com.

Office Number: (956) 631-8327
Mobile Number: (956) 212-4930

E-Mail: SG@SAMGARCIAARCHITECT.COM



Stock Image

SECTION 2

FIRM PROFILE

NAME OF FIRM:

SAM GARCIA ARCHITECT, LLC

1200 Auburn Ave., Suite 280
McAllen, TX 78504
PHONE: (956) 631-8327

WEBSITE:

www.samgarciaarchitect.com

YEAR FIRM ESTABLISHED:

2013

PRIMARY CONTACT PERSON:
Sam R. Garcia, RA, AIA
Cell: (956) 212-4930
sg@samgarciaarchitect.com

PRINCIPLE:
Sam R. Garcia, RA, AIA, Owner

TYPE OF ORGANIZATION:
Corporation

REGISTERED ARCHITECT:
STATE OF TEXAS NO. 21333/BR 512
STATE OF CALIFORNIA NO. C38824

LITIGATIONS:

None for the past 10 years

NUMBER OF EMPLOYEES:

6-7

FIRM PROFILE

SGA is an award-winning architectural practice based in McAllen, Texas. The practice develops strong ties to the communities we work with by engaging our clients and crafting tailored architectural solutions that meet their unique needs. We pride ourselves in our ability to adapt our clients' vision into well-crafted, workable, and attractive solutions. Our work at once reflects the unique geographic/historic context of the Rio Grande Valley while simultaneously drawing on a contemporary and forward-looking design aesthetic without borders.

COMPANY HISTORY

SGA was founded by Sam R. Garcia in 2013. The company has experienced sustained growth and evolution since its inception and has completed projects throughout the Rio Grande Valley, as well as the Coastal Bend area and Central Texas. Clients and projects include municipalities, counties, the State of Texas, along with private individuals, corporations, and developers, and now the federal government. The firm currently has a staff of six employees that serve our client base. We are headquartered at 1200 Auburn Avenue & North of 10th Street in McAllen, Texas.

BACKGROUND:

Mr. Garcia is responsible for all aspects of management, business development, client relations, design, and production for architecture/master planning projects in Texas. He manages a professional staff of 6-7 people and has overseen the design of numerous projects, with a cumulative estimated construction cost of over $40 million. The firm's client roster includes private individuals, municipalities, county governments, and state and federal work.

CLAIMS HISTORY UNDER PROFESSIONAL MALPRACTICE INSURANCE:

None

LAWSUIT HISTORY:

SGA has had no material lawsuits or regulatory issues for the past ten years.

DESIGN & DRAFTING SOFTWARE:

REVIT STRUCTURAL (BIM) V. 2023,
AUTOCAD V. 2023





EDUCATION: SAM R. GARCIA, JR., RA, AIA

ARCHITECT | PRINCIPAL IN CHARGE

Bachelor of Architecture, The University of Texas at Austin
School of Architecture (2004)
Registered Architect, State of Texas no. 2133 (2009)

ABILITY TO COMMENCE SERVICES:

Sam Garcia Architect, LLC can begin work immediately.

TECHNOLOGICAL CAPABILITIES:

At SGA we utilize the latest industry leading 3D modeling design tools (Autodesk Revit, Sketchup, AutoCAD). Real time coordination is achieved through cloud collaboration services (Autodesk BIM360) allowing us to cross examine consultants' design model and generate accurate drawings avoiding construction delays.

Realistic renderings are created using a combination of our 3D modeling tools and exported through ENSCAPE, Architectural Visualization. For digital presentations we use several Adobe Acrobat tools (InDesign, Photoshop).

Consultant/client coordination is achieved through virtual meetings such as Google Meets, Zoom, Microsoft Teams to name a few. Our staff is trained in hosting and presenting and/or coordinating design aspects over the Web.

AVAILABILITY / COMMITMENT:

SGA is fully committed to providing professional services. Sam R. Garcia, RA, AIA, Principal along with Project Managers, Jose L. Rios Jr, RA, AIA, Sergio Castillo, Associate Architect, and Project Architect, Hector A. Guevara, RA, AIA are fully committed from the beginning of the project until completion. Zuri Rivera, BA assists the project managers with Interior Design concepts.

SGA'S PHILOSOPHY

Sam Garcia Architect exists to produce outstanding work. We believe that through architecture, our communities become better places. We are more comfortable in the places we live, work, workshop, learn, and play. So, when are more attuned to our surroundings, we enjoy life more. We believe the future of the Rio Grande Valley is bright. In a big-picture sense, this is a very young region, and only now beginning to hit its stride.

The phenomenal demographic growth, which is another way of saying – the abundance of young families – is a great sign and should be a real cause for optimism. It gives us hope and it tells us that we are going to need to start creating the world that they will live in, now. This is what drives us, and it is why we work in architecture.

Helping clients reach their goals, showing them the added value of well thought out design, and uplifting people and leaving them pleasantly surprised through our designs – therefore SGA exists.

Having said that, we at SGA also believe that producing great projects with outstanding results has nothing to do with lavish budgets, avant-garde design, or noble intentions. Realistically, great work has everything to do with clarity, accountability, and technical coordination.

- **Clarity** – Starts at the very beginning of each project and doesn't allow for assumptions. Project size, scope, budget, timeline, and program need to be established up front. Changes on the ground need to be addressed immediately so adjustments can be implemented right away. Fees need to be fair and consistent. *
- **Accountability** – Starts with effective communication between the Client and Architect. It means that we'll do what we say we'll do; that we'll be where we say we'll be; that we'll deliver when we say we'll deliver; and that we'll figure it out when it hasn't been figured out yet.
- **Technical Coordination** – Starts with making sure that the nuts and bolts of a project are lining up. The project needs to be well thought out for it to come together smoothly. It means that the Architect is responsible for fostering accountability between Engineers, Building Officials, Contractors, and Sub Consultants.

FIRM'S CAPABILITY

Sam Garcia Architect, LLC (SGA) is well suited to provide Architectural Services for the State of Texas. We possess the experience, talent, and know-how necessary to work with the City, County or School District in whichever capacity we may be of service. SGA has three Board Certified Architects on hand and an Architectural CAD Drafter. The TEAM can begin work immediately upon receipt of a notice to proceed from the City/County or School District.

Our services include:







- Architectural Design for buildings includes renovations, upgrades, expansions, alternations, and new construction.
- Code Analysis
- Construction Contract Management and Construction Administration Services
- Oversight and Coordination of Field Testing and Construction Site Observation
- Cost Estimating
- Planning/Research
- Project programming and space planning
- Site Analysis and Consultation
- Needs Assessment
- Conceptual Design
- Preparation of Construction Documents
- Preparation of Bid Packets
- Engineer Coordination
- ADA Compliance
- Code Analysis
- Sustainable Design
- Energy Specialist*
- Environmental Review*
- Fire Protection Engineer*
- Landscape Design*
- Mechanical, Electrical, & Plumbing Engineering*
- Structural Engineering*
- Site planning*
- Surveying*
- Soil/Geo-tech/Environmental Engineers*
- Civil Engineering*

*These services will be provided through SGA's subconsultants.

Advantages of Working with SGA:

- Individual attention from the entire project team, including the principal architect.
- A unique vision that is contemporary without going to excess
- We listen to our Clients and do everything possible to get projects to exceed their expectations.
- Familiarity with the south Texas construction market and good relations within it to contractors, municipalities, and other related parties.
- Flexibility: our company is not "Set in its Ways", so we are able to adapt to changing circumstances.

Services

SGA is an award-winning architectural practice based in McAllen, Texas. The practice develops strong ties to the communities we work with by engaging our Clients and crafting tailored architectural solutions that meet their unique needs. We pride ourselves in our ability to adopt our Clients' vision into a well-crafted, workable, and attractive solutions. Our work at once reflects the unique geographic/historic context of the Rio Grande Valley while simultaneously drawing on a contemporary and forward-looking design aesthetic without borders.

SGA has the Capability to Provide Professional

Approach for Handling Multiple Projects

SGA is managed by our Principal, Sam Garcia. He is involved with all projects and makes sure that there is adequate staff assigned to each project. All information from our sub-consultants goes through him before being disseminated to the proper team members. This eliminates confusion and streamlines the management process.

SGA has the Capability to Complete Projects Within Budget

SGA understands the importance of keeping a project on budget and not having cost escalations or overruns. Our team structure leads to not only performing projects within established budgets but also developing plans and construction documents that can be built within the construction cost estimate. Examples include:

Project	Estimated Construction Cost	Final Construction Cost
Texas DPS License Mega Center	$3,400,000.00	$3,400,000.00
Cavazos Sports Institute	$1,500,000.00	$1,500,000.00
Tres Lagos Community Center	$3,500,000.00	$3,500,000.00

Approach on Handling Unusual Challenges

Please reference page 40, Familiarity with the Area - Addressing Local Issues & Concerns, for this matter.

Litigation Summary

SGA has no litigations to report.

Terminated from a Project

SGA has never been terminated from any project.

CURRENT WORKLOAD

PROJECT #1	LA FERIA PUBLIC WORKS BUILDING RENOVATION - LA FERIA, TEXAS
RESPONDENT:	DESIGN MANAGER
CONTACT PERSON:	MR. JAIME SANDOVAL, CITY MANAGER
STATUS:	CONSTRUCTION - 100%
CONTRACT AMOUNT:	$250,000.00 CONSTRUCTION VALUE
SCHEDULED CONSTRUCTION COMPLETION:	2023 - COMPLETED

PROJECT #2	NEW VETERINARY SURGICAL CENTER, CLINIC AND PRIVATE DOG PARK - MCALLEN, TEXAS
RESPONDENT:	PROJECT MANAGER
CONTACT PERSON:	DR. AMBER VALINSKI, DVM
STATUS:	CONSTRUCTION ADMINISTRATION - 30%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

PROJECT #3	HYDE PARK COMMERCIAL PLAZA - EDINBURG, TEXAS
RESPONDENT:	PRODUCTION MANAGER
CONTACT PERSON:	GILBERT ZUNIGA
STATUS:	CONSTRUCTION ADMINISTRATION - 30%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

PROJECT #4	THE SHORES SUBDIVISION - SOUTH PADRE ISLAND, TEXAS
RESPONDENT:	DESIGN MANAGER & INTERIOR DESIGNER
CONTACT PERSON:	MR. RONALD WEISFELD
STATUS:	CONSTRUCTION DOCUMENTS - 100%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

PROJECT #5	LA JOYA FIRE STATION - LA JOYA, TEXAS
RESPONDENT:	DESIGN MANAGER
CONTACT PERSON:	MR. LEONARDO OLIVAREZ, JD MPA
STATUS:	CONSTRUCTION ADMINISTRATION - 50%
CONTRACT AMOUNT:	$300,000.00 CONSTRUCTION VALUE
SCHEDULED CONSTRUCTION COMPLETION:	2024

CURRENT WORKLOAD

PROJECT #6	AFFORDABLE ATTIC - DONNA, TEXAS
RESPONDENT:	PRODUCTION MANAGER
CONTACT PERSON:	MR. DARREL JOHNSON
STATUS:	SCHEMATIC DESIGN - 50%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

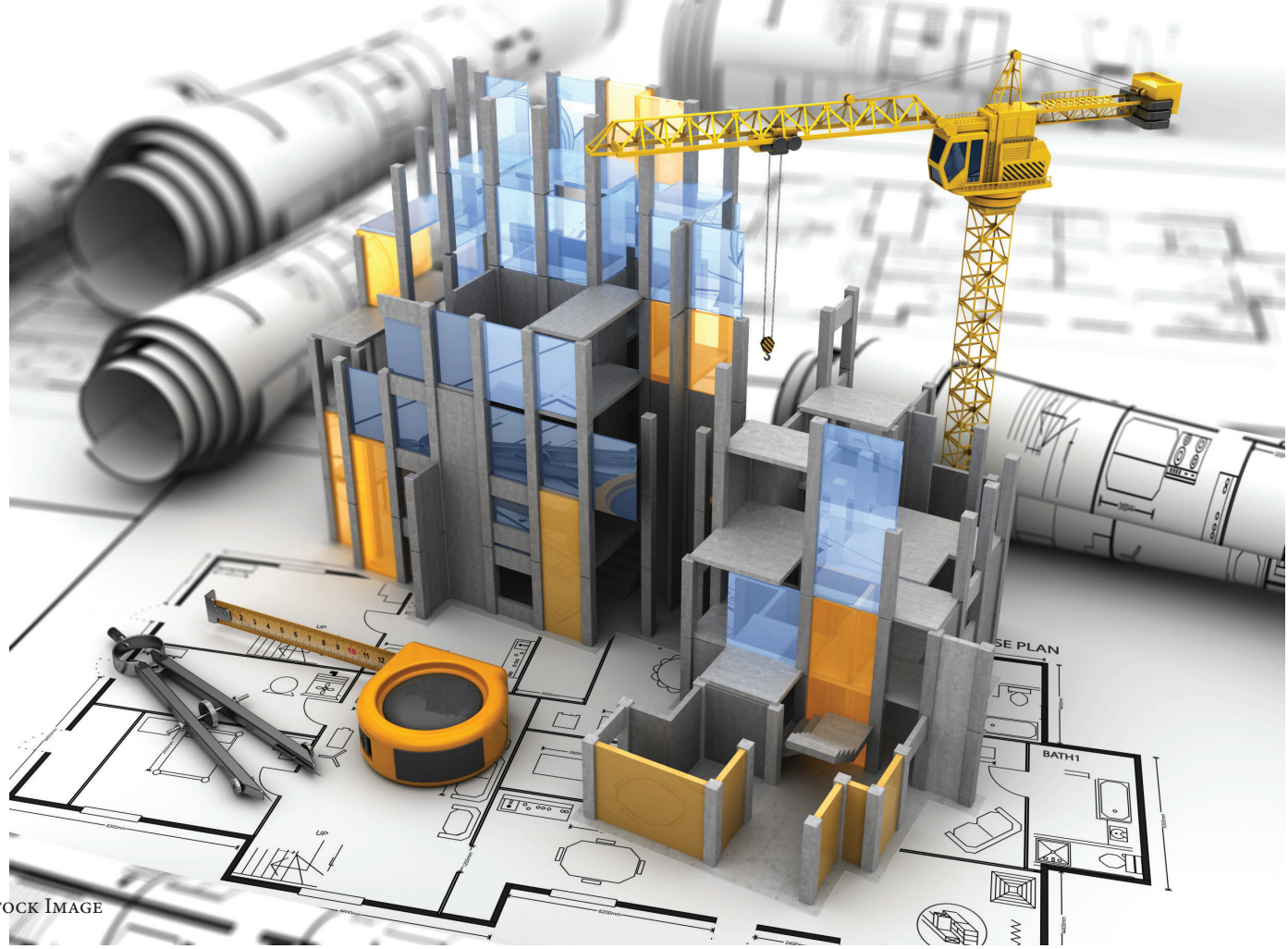
PROJECT #7	KHIT CHIROPRACTIC WELLNESS - WESLACO, TEXAS
RESPONDENT:	INTERIOR DESIGN
CONTACT PERSON:	MR. ART RESENDEZ
STATUS:	CONSTRUCTION DOCUMENTS - 100%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

PROJECT #8	PAREDES LINE ROAD COMMERCIAL SHELL BUILDING - BROWNSVILLE, TEXAS
RESPONDENT:	PRODUCTION MANAGER
CONTACT PERSON:	MR. DANIEL GALVAN
STATUS:	DESIGN DEVELOPMENT - 80%
CONTRACT AMOUNT:	CONFIDENTIAL
SCHEDULED CONSTRUCTION COMPLETION:	2023

AVAILABILITY TO COMMENCE SERVICES

SGA is immediately available (within 24-48 hours) to commence services after being selected. Upon selection, an on boarding meeting can be held to establish all the general parameters and expectations for the project.





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SECTION 3

FIRM QUALIFICATION & EXPERIENCE

Discuss the firm's experience and history in performing engineering and project management services in a timely manner, particularly for other governmental agencies in the past five (5) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments.

Sam Garcia Architect, LLC (SGA) has a robust history of providing architectural services and project management to various governmental agencies. Over the past five years, we have successfully completed numerous projects, ensuring timely and efficient delivery.

PROJECT EXAMPLES:

1. Experience Working with Government Agencies:
   Anzalduas International Land Port of Entry-Commercial Inspection Improvements (MISSION, TX):
   Found on page 8 of this RFQ.

   Donna-Rio Bravo International Land Port of Entry-Commercial Inspection Improvements (DONNA, TX):
   Found on page 8 of this RFQ.

2. Experience on Projects of Similar Scope and Complex:
   Found on pages 09 – 16 of this RFQ.

TIMELINESS AND EFFICIENCY:

Our firm prioritizes project timelines and has developed a streamlined process to ensure milestones are met without compromising quality. We employ advanced project management tools and techniques to monitor progress and address any potential delays proactively.

FIRM'S UNIQUENESS AND CAPABILITY

1. Specialization and Expertise:
   Sam Garcia Architect, LLC (SGA) brings unique strengths in architectural design tailored to governmental needs. Our team includes experts with specialized knowledge in compliance, public safety, and sustainability, which are critical for government projects.

2. Innovative Solutions:
   We leverage cutting-edge technology and innovative design practices to deliver functional, aesthetically pleasing, and sustainable architectural solutions. Our unique approach ensures that each project we undertake is distinct and fully aligns with the client's vision and regulatory requirements.

3. Collaborative Approach:
   Our firm believes in a collaborative approach, working closely with city officials and stakeholders to ensure transparency and alignment throughout the project life-cycle. This collaboration helps in addressing specific needs and incorporating community feedback effectively.

OFFICE LOCATION AND STAFFING APPROACH

Office Location:
Our primary office providing services for this project is located at 1200 Auburn Ave., Suite 280, McAllen, TX. This strategic location allows us to efficiently manage and oversee project activities, ensuring timely on-site presence and support.

Handling Part-Time Staffing Needs:
For smaller assignments requiring part-time staffing, we have a flexible staffing model that allows us to scale resources up or down based on project demands. Our team of experienced architects and project managers is adept at handling multiple assignments, ensuring consistent quality and attention to detail.
We utilize a blend of full-time staff and a network of reliable subcontractors to meet fluctuating workload demands without compromising service quality.

SGA is well-equipped to deliver superior architectural services to the City, backed by our extensive experience, innovative approach, and commitment to excellence. We look forward to the opportunity to bring our unique capabilities to your projects and contribute to the City's architectural landscape.

EXPERIENCE WORKING WITH GOVERNMENT AGENCIES

SGA has worked with numerous governmental agencies over the years while designing projects. We are knowledgeable of required codes and are accustomed to working with municipalities and counties on behalf of our clients. We have also had to liaise with federal and state agencies on behalf of our clients and have become quite knowledgeable of the process and what is expected of a design team.

a.	***(1) TITLE AND LOCATION (City and State)*** **ANZALDUAS INTERNATIONAL LAND PORT OF ENTRY-COMMERCIALINSPECTION IMPROVEMENTS (MISSION, TEXAS)**	PROFESSIONAL SERVICES 2020	CONSTRUCTION *(If applicable)* ONGOING
	(2) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE ARCHITECT: US Customs and Border Protection is expanding the existing Port of Entry to accommodate commercial (18-wheeler) traffic. Designed over 20,000 sq. ft. of new facilities including Inspection Dock, Administrative Facilities, Inspection Booths, and other support spaces. Project seeks LEED Certification and will be approximately $85 M Construction Project.		
b.	***(1) TITLE AND LOCATION (City and State)*** **DONNA-RIO BRAVO INTERNATIONAL LAND PORT OF ENTRY-COMMERCIAL INSPECTION IMPROVEMENTS (DONNA, TEXAS)**	PROFESSIONAL SERVICES 2019	CONSTRUCTION *(If applicable)* PENDING
	(2) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE **ARCHITECT:** US Customs and Border Protection is expanding the existing Port of Entry to accommodate commercial (18-wheeler) traffic. Designed over 15,000 sq. ft. of new facilities, includes Administrative Facilities, Loading Dock, Covered Canapes, and Inspection Booths. Construction expected to be approximately $34 M.		
c.	***(1) TITLE AND LOCATION (City and State)*** **IDEA PUBLIC SCHOOLS CAMP RIO PHASE I (BROWNSVILLE, TEXAS)**	PROFESSIONAL SERVICES 2019	CONSTRUCTION *(If applicable)* 2019
	(2) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE **ARCHITECT:** SGA provided all architectural design work from the master planning phase through construction administration. A multi-faceted educational facility was designed on an 85-acre, ecologically sensitive piece of land. This project included a classroom building, large outdoor sports pavilion, maintenance building and cabins.		
d.	***(1) TITLE AND LOCATION (City and State)*** **LA FERIA PUBLIC WORKS ADMINISTRATIVE OFFICE (LA FERIA, TEXAS)**	PROFESSIONAL SERVICES 2023	CONSTRUCTION *(If applicable)* ONGOING
	(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE **ARCHITECT:** Design for major renovations at an existing public works warehouse. Designed 4,200 SF offices for the City Public Works Department. Includes offices, employee breakroom, restrooms, and storage.		
e.	***(1) TITLE AND LOCATION (City and State)*** **LA JOYA FIRE STATION (LA JOYA, TEXAS)**	PROFESSIONAL SERVICES 2023	CONSTRUCTION *(If applicable)* ONGOING
	(2) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE **ARCHITECT:** The 7,041 square foot building consist of an apparatus bay for a total of 4 EMS & fire engine trucks, bunker gear room, chief's office & quarters, sleeping quarters, full-kitchen and dining area, day room, laundry room, men & women's restroom and showers for each, room to host special trainings and more.		















THE SHORES OF
SOUTH PADRE ISLAND, TEXAS

The Shores is a 240-acre master planned resort community located on South Padre Island, Texas.

Sam Garcia Architect, LLC has provide architectural services for over 20 different projects since 2020.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design: Schematic Design, Design Development, Construction Documents
PROJECT COST: Varies between $400,000 - $800,000







PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
STRUCTURAL ENGINEER: Green, Rubiano & Associates, Inc.
MEP ENGINEER: A&G Engineering, LLC
PROJECT COST: $2.9 M
DELIVERY METHOD: Design/Bid/Build

LA JOYA FIRE STATION

LOCATION: La Joya, Texas
DURATION: Ongoing

City of La Joya awarded Sam Garcia Architect, LLC to construct a new La Joya Fire Station. The new Fire Station will be located at North Jara China Rd in La Joya, Texas. The 7,041 square foot building consist of an apparatus bay for a total of 4 EMS & fire engine trucks, bunker gear room, chief's office & quarters, sleeping quarters, full-kitchen and dining area, day room, laundry room, men & women's restroom and showers for each, room to host special trainings. The facility has room for additional future training areas, a helicopter pad with approach and take off clearances.

Overall, the appearance of the exterior facade will retain its original look as the project will focus on finishing out the interior usable space.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Schematic Design, Design Development, Construction Documents, Bidding and /or Negotiation, Closeout Documents, and Construction Administration

CONTACT PERSON: Leonardo Olivarez, JD MPA
TITLE: City Manager of La Joya
PHONE: (956) 581-7002
EMAIL ADDRESS: leo.olivarez@cityoflajoya.com







PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
PARTNER FIRM: NOMA Design Studio
STRUCTURAL ENGINEER: Chanin Engineering
MEP ENGINEER: Trinity MEP Engineering, LLC
PROJECT MANAGER: Sam R. Garcia, AIA
PROJECT COST: $150,000.00

CAVAZOS SPORTS INSTITUTE

LOCATION: McAllen, Texas
DATE COMPLETED: October 2015

The premier strength and conditioning coach in south Texas worked with SGA to create a one-of-a-kind performance facility that consistently produces elite athletes. This project was the brainchild of owner Jaime Cavazos, who developed a well-earned reputation as a performance coach for middle-school and high-school students in the Rio Grande Valley. This project incorporates an indoor basketball/volleyball gym, indoor running track, and weight training area. The building was designed to project an athletic, youthful, and dynamic image. The architectural expression incorporates the ideas of movement and a powerful structural stance. Special attention was paid to lighting, flooring, and wall finishes. This project was co-created with a prominent local design firm, NOMA Studio and even garnered an AIA Citation Award.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Schematic Design, Design Development, Construction Documents, Construction Administration

CONTACT PERSON: Jaime Cavazos
TITLE: Owner
PHONE: (956) 451-2017
EMAIL ADDRESS: jc@csitrain.com



IDEA - CAMP RIO

LOCATION: Brownsville, Texas
DATE COMPLETED: July 2019

From the 1960s through the 1980s, the 85-acre tract of land known as Camp Lula which served as a Campground for the Girl Scouts of America. Countless young ladies spent time at the densely wooded property, just outside of Brownsville. Over the past 25 years, the property was under the stewardship of a prominent Biologist, Dr. Pat Burchfield, Director of the Gladys Porter Zoo. When Dr. Burchfield wanted to sell the property, he founded the perfect partner in IDEA Public Schools. IDEA Schools has revived the property as an active camp, known now as Camp Rio.

Camp Rio serves as a day camp for thousands of IDEA Public School students. Students are exposed to the natural science in a real-world setting. SGA was hired to work with IDEA Schools and the Valley Land Fund (a conservation non-profit) to develop a master plan for the future growth of the Camp into a full-fledged overnight summer camp. SGA let the design process by balancing the needs of the camp with the sensitive conservation aspects related to the land. Once the master planning was complete, SGA worked on implementing the first phase of the design work. We designed a brand-new road and utility network, along with new facilities, including a Main Pavilion, multi-purpose classroom building, and recreation swimming pool. Eventually, SGA will design a well-appointed retreat center, executive cabins, and on-site staff housing. This project has involved numerous entities including IDEA Public Schools, the City of Brownsville, Cameron County, the American

Camping Association, Brownsville Historical Commission, Valley Land Fund, Texas Parks, and Wildlife Department and Private Donors.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Bidding & Negotiation, Construction Documents, Construction Administration, Master Planning, Schematic Design, Design Development, Stakeholder Coordination

CONTACT PERSON: Ernie Villarreal
TITLE: Regional Project Manager, Project Management
PHONE: (956) 867-9777

PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
STRUCTURAL ENGINEER: Green, Rubiano & Associates
MEP ENGINEER: Ethos Engineering
CIVIL ENGINEER: Melden & Hunt, Inc.
PROJECT MANAGER: Sam R. Garcia, AIA
PROJECT COST: $6.7 M







PHARR FIRE STATION #3

LOCATION: Pharr, Texas
DATE COMPLETED: April 2017

For many years, Firemen working at Station Number 3 in the Las Milpas section of Pharr were forced to endure cramped quarters and insufficient air conditioning. Meanwhile, the Pharr Police Department substation, housed in the same building, had excessive unused space. SGA was tasked with re-working the overall spatial distribution of the facility while ensuring that both critical Fire and Police services remained uninterrupted. SGA worked hand in hand with Pharr Fire Department Fire Chief and senior Police personnel to create a design that worked for all concerned parties. The project renovation included a new common room, kitchen, bunk room, restrooms, showers, workout room, and offices for the Fire Department. The Police substation was re-programmed to serve as a smaller facility -- useful to patrol officers and the immediate local neighborhood.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Schematic Design, Design Development, Construction Documents, Construction Administration

PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
TYPE OF PROJECT: Renovation
MEP ENGINEER: MEP Solutions Engineering
PROJECT MANAGER: Sam R. Garcia, AIA
PROJECT COST: $430,000.00

CONTACT PERSON: Chief Lenny Perez
TITLE: President, Alamo System Industries
PHONE: (956) 702-4111



COLLEGE OF HEALTH CARE PROFESSIONS





LOCATION: McAllen, Texas
DATE COMPLETED: April 2015

A physician-owned allied health career training college, CHCP contracted SGA to design their first campus in McAllen. As an accredited institution of higher learning, CHCP had rigorous demands for classroom, laboratory, and administrative space. SGA worked with the school's top administration and teaching staff to ensure that the school would have functionality, durability, while remaining flexible and adaptable for future growth. A medical training facility of this caliber required several spaces to be designed to closely mimic real-world clinic and hospital settings. We designated several training labs that were based on current industry standards for ultrasound, radiology, and physical therapy applications.

In 2018, SGA was involved in the expansion for the facility by providing Construction Administration services for a 4,000 square foot expansion.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Construction Administration, Master Planning, Schematic Design Development

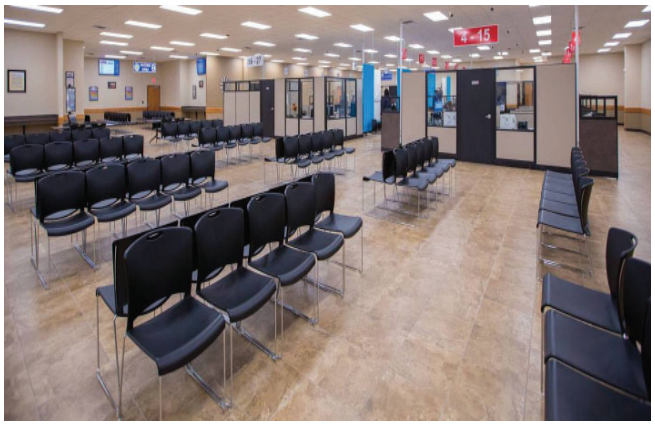
PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
STRUCTURAL ENGINEER: Mendodza Engineering
MEP ENGINEER: MEP Solutions
PROJECT MANAGER: Sam R. Garcia, AIA
PROJECT COST: $1.6 M

CONTACT PERSON: Brandon Wallace
TITLE: President, Alamo System Industries
PHONE: (956) 702-4111
EMAIL ADDRESS: brandonw@alamosystemllc.com



TEXAS DPS DRIVERS LICENSE MEGA CENTER





PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
MEP ENGINEER: Trinity MEP Engineering
PROJECT MANAGER: Sam R. Garcia, AIA
FINAL CONSTRUCTION PRICE: $3.4 M

LOCATION: Edinburg, Texas
DATE COMPLETED: March 2017

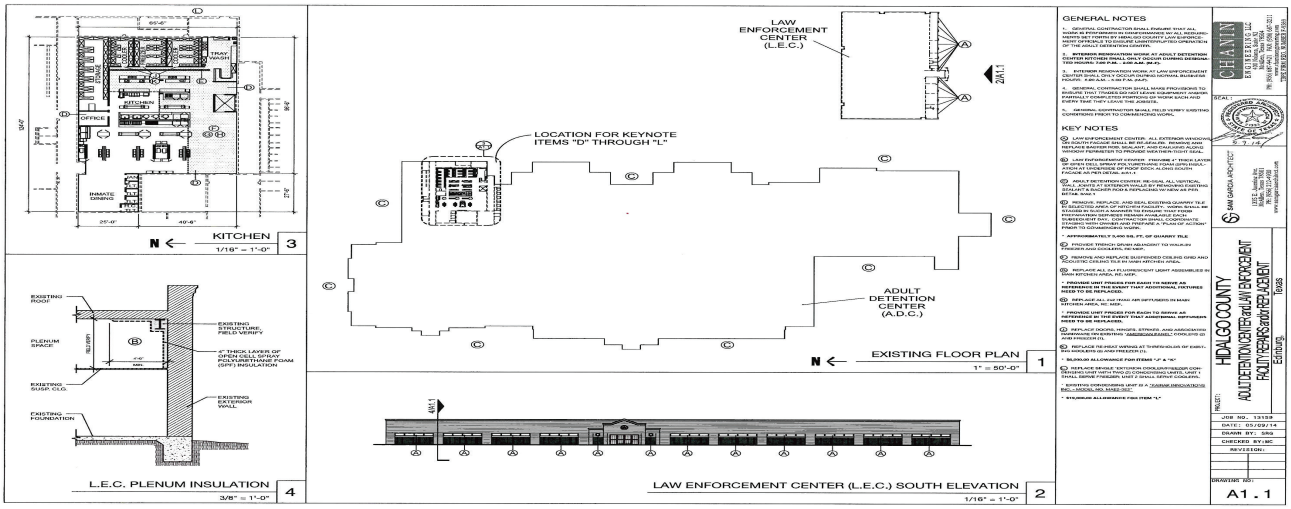
As a result of Hidalgo County's continued significant growth, the Texas Department of Public Safety decided to build a new facility north of Edinburg. The facility serves three purposes:
1. Facility for driver license issuance/renewal
2. Commercial driver license testing facility; and
3. Base of operations for DPS Troopers.

This project was the result of a public/private partnership between the State of Texas and a private real estate developer.

SGA was part of the private developer's team, which included the real estate acquisition, construction, and engineering subconsultants. This method of procurement and construction allowed the State of Texas to have the facility they wanted in a much less expensive and time-consuming way than the traditional design-bid-build procurement method. SGA was happy to play a role in an alternate delivery method that benefits both the public and private sectors.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Schematic Design, Design Development, Construction Documents

CONTACT PERSON: Brandon Wallace
TITLE: President, Alamo System Industries
PHONE: (956) 702-4111
EMAIL ADDRESS: brandonw@alamosystemllc.com



HIDALGO COUNTY ADULT DETENTION CENTER AND LAW ENFORCEMENT BUILDING

LOCATION: Edinburg, Texas
DATE COMPLETED: December 2015

The original 1990s construction of the Hidalgo County Jail and adjacent Sheriff's offices had numerous deficiencies. Many of these deficiencies were negatively affecting the health, safety, and welfare of employees and inmates. Hidalgo County hired a group of consultants, including Sam Garcia Architect, to ameliorate the deteriorating conditions.

The primary area of concentration was a total re-roofing of over 200,000 square feet of roof area. This work coincided with replacement of existing HVAC equipment. This task was made more complicated by virtue of being done in an actively running jail detention facility. The work required extreme attention to detail to ensure that not one potential security/safety breach became a reality.

The next major component was an upgrade to the kitchen and food storage facility in the Adult Detention Center. This included replacement of existing walk-in cooler and freezers, total resurfacing of the floors, new plumbing fixtures, and upgrades to the electrical system.

SERVICES PROVIDED/DISCIPLINES PREFORMED
Architectural Design, Schematic Design, Design Development

PROJECT INFORMATION

PROJECT DESIGNER/PLANNER: Sam Garcia Architect, LLC
STRUCTURAL ENGINEER: Chanin Engineering, LLC
MEP ENGINEER: MEP Solutions Engineering
PROJECT MANAGER: Sam R. Garcia, AIA
FINAL CONSTRUCTION PRICE: $5,900,000.00
CONTACT PERSON: Ricardo Ozuna
TITLE: Former Sheriff's Deputy (Oversaw Project)
PHONE: (956) 485-9208
EMAIL ADDRESS: rozuna@sullivancity.org



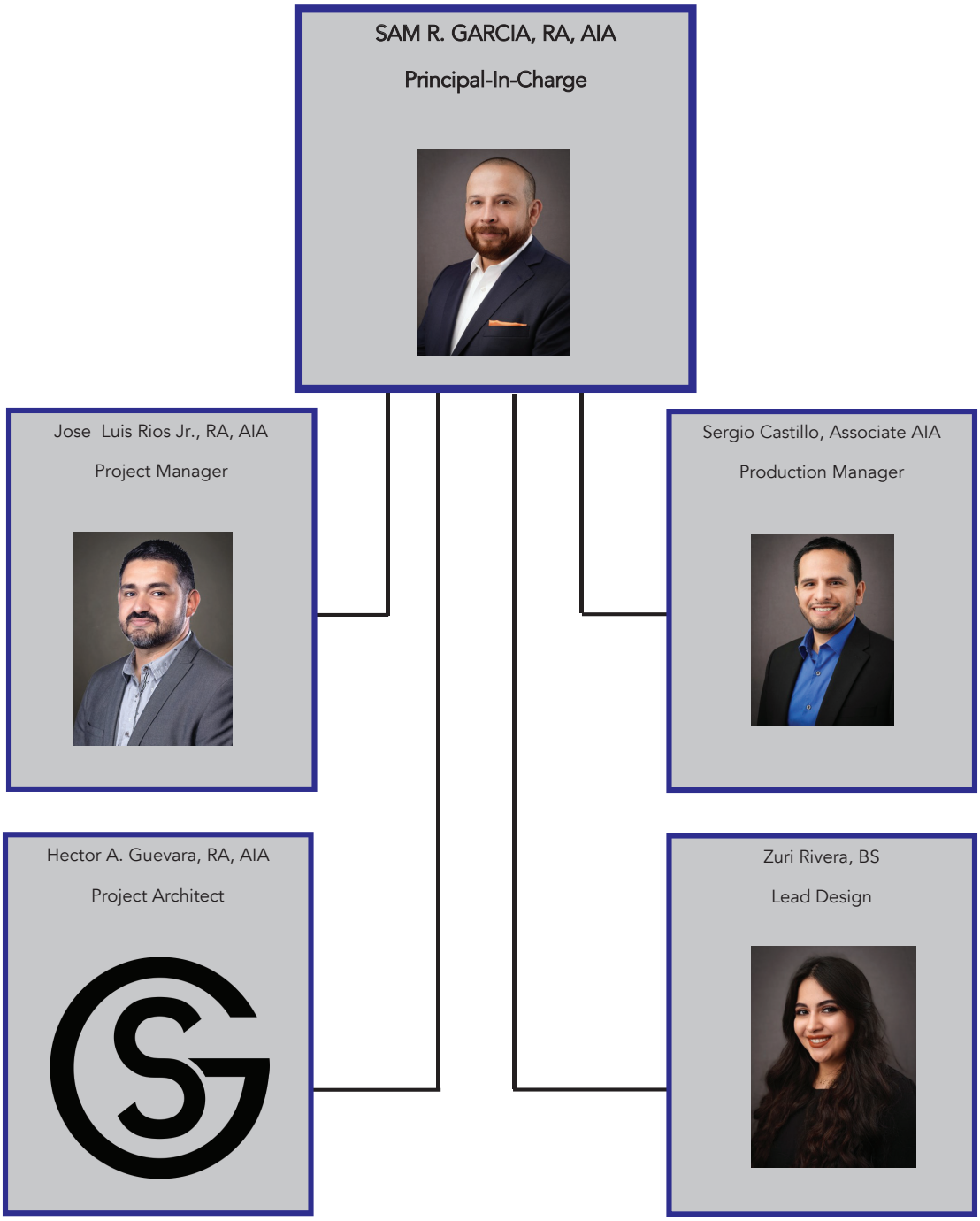
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SECTION 4

TEAM MEMBER'S QUALIFICATIONS & EXPERIENCE

SGA ORGANIZATIONAL CHART

Sam Garcia Architect, LLC (SGA) is well suited to provide Architectural Services for the State of Texas. SGA consists of three (3) Board Certified Architects, one (1) Architectural CAD Drafter and a Lead Interior Designer to assist with any project(s). Resumes and certifications of staff are included on the following pages.





CONTACT

PHONE
(956) 631-8327 / M (956) 212-4930

EMAIL
SG@SAMGARCIAARCHITECT.COM

ADDRESS
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

EDUCATION

December 2004
Bachelor of Architect
The University of Texas at Austin, School of Architect

PROJECTS

Tres Lagos Community Center & Pool
Architect | 22,000 SF | $3.4M

IDEA Camp Rio
Architect | 65,000 SF | $6.7M

Cavazos Sports Institute
Architect | 20,000 SF | $1.6M

Anzalduas Full Commercial Port of Entry
Production Team | 32,000 SF | $88M

KHIT Chiropractic & Wellness Center
Production Manager | 2,300 SF | $6M

Texas Wellness Spay and Neuter Clinic
Architect | 9,500 SF | $1.5M

Residence: McAllen, TX

SAM R. GARCIA

RA, AIA, PRINCIPAL

EXPERIENCE

- 2013 - Present
  Sam Garcia Architect | McAllen, TX
  Principal

  Responsible for all aspects of management, business development, client relations, design and production for architecture / master planning projects in Texas. Manage a professional staff of 6-7 people. Have overseen the Design of numerous projects, with a cumulative estimated construction cost of over $50 million. Client roster includes private individuals, municipalities, county governments, and State/Federal work. Current workload includes no few than six projects in various stages of completion.

- 2014, 2016, 2018
  Engineering Ministries International | Cubulco, Guatemala / Guayaquil, Ecuador

- 2008 - 2013
  ROFA Architects, Inc. | McAllen, TX

- 2007 - 2008
  Turner, Hickey & Associates, Inc. | Corpus Christi, TX

- 2005 - 2007
  Negrete & Kolar Architects, Inc. | Austin, TX

PUBLICATIONS

- 2015 Citation Award, LRGVAIA - December 2015
- TEDx McAllen - Invited Speaker - October 2015
- Texas Society of Architects State Convention - Invited Speaker - October 2011, 2012
- Futuro: Now, The Newsletter of Futuro McAllen - Producer / Editor - 2008-2012

AFFILIATIONS

- American Institute of Architects - Member
- Leadership McAllen - Executive Board, Class 33 Co-Chair, Secretary, Class 29 Graduate
- Futuro McAllen - Past President, Newsletter Editor, Treasurer
- McAllen Chamber of Commerce - Member



CONTACT

PHONE
(956) 631-8327

EMAIL
JR@SAMGARCIAARCHITECT.COM

ADDRESS
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

EDUCATION

July 2012
- Master of Architecture
- Certificate in Urban & Regional Planning

The University of Texas at San Antonio

PROJECTS

San Benito Natatorium and Performing Art Center
Production Team | 19,019 SF + 54,039 | $25M

Seguin High School
Production Team | 420,774 SF | $82.4M

Vanguard Academy-Rembrandt Early Childhood
Production Team | 32,267 SF | $6M

McAllen Performing Arts Center
CA Team | 93,741 SF | $25M

Rising Scholars Academy
Production Team | 126,101 SF | $34M

La Joya Fire Station
Production Team | 7,144 SF | $1.7M

JOSE LUIS RIOS JR.

RA, AIA

EXPERIENCE

- 2021 - Present
  Sam Garcia Architect | McAllen, TX
  Project Manager

  Jose brings over 8 years of experience in all phases of design and construction to each project that he manages. As a Project Manger, he coordinates all of the design work required during construction projcts. He also manages the production of technical drawings and plans used for a building. Projects consisted of K-12 schools, property playgrounds & residential, performing arts centers and CBP facilities.

- 2019 - 2021
  ROFA Architects, Inc. | McAllen, TX

- 2015 - 2019
  ERO Architects | McAllen, TX

- 2010 - 2015
  San Antonio Housing Authority | San Antonio, TX

SKILLS

- Autodesk Revit (BIM A360)
- Autodesk AutoCAD
- Autodesk Impression
- Trimble Sketchup
- Maxwell Render
- Lumion 3D
- BLUEBEAM REVU
- Adobe Creative Suite
- Microsoft Office Suite
- Windows / Mac OS

HECTOR A. GUEVARA

RA, AIA

CONTACT

PHONE
(956) 631-8327

EMAIL
HG@SAMGARCIAARCHITECT.COM

ADDRESS
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

EDUCATION

May 2005
- Bachelor of Science in Architecture - The University of Texas at San Antonio

PROJECTS

McAllen Performing Art Center
Project Manager | $45M

Region One - Education Service Center
Project Manager | $16M

McAllen Youth Baseball Complex
Project Manager | $11M

Rio Grande City Natatorium
Project Manager | $13M

Edinburg Service Center
Project Manager | $7.8M

South Texas ISD
Project Manager | $9.5M

EXPERIENCE

- 2024 - Present
  Sam Garcia Architect | McAllen, TX
  Project Architect

  Hector brings over 21 years of experience in all phases of design and construction to each project that he manages. He has experience on projects ranging from residential, civic, educational and commercial. He is involve in all areas of a project, from Schematic Design through Construction Administration.

- 2017 - 2024
  Gignac Architects | McAllen, TX

- 2015 - 2017
  Rike Ogden Figueroa Alex | McAllen, TX

- 2012 - 2015
  ERO Architects | McAllen, TX

SKILLS

- Autodesk Revit (BIM A360)
- Autodesk AutoCAD
- InDesign
- Photoshop
- Sketchup



CONTACT

PHONE
(956) 631-8327

EMAIL
SC@SAMGARCIAARCHITECT.COM

ADDRESS
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

EDUCATION

December 2002
Architectural Drafting & Design
South Texas College - McAllen, TX

PROJECTS

Anzalduas Full Commercial Port of Entry
Production Team | 32,000 SF | $88M

Texas Wellness Spay and Neuter Clinic
Production Manager | 9,500 SF | $1.5M

KHIT Chiropractic & Wellness Center
Production Manager | 2,300 SF | $6M

Rising Scholars Academy
Production Team | 126,101 SF | $34M

Seguin High School
Production Team | 420,774 SF | $82.4M

Residence: McAllen, TX

SERGIO E. CASTILLO

BUILDING INFORMATION MODELING PROFESSIONAL

EXPERIENCE

- 2018 - Present
  Sam Garcia Architect | McAllen, TX
  Project Manager

  Sergio brings over 10 years of experience in all aspects of project development, coordination and production of drawings and information modeling. As a Project Manager, he plans and monitors the project, sets deadlines and solves any issues that may arise to ensure stakeholder satisfaction.

- 2013 - 2018
  ERO Architects, Inc. | McAllen, TX

- 2008 - 2013
  ROFA Architects, Inc. | McAllen, TX

- 2006 - 2008
  DISENO Inc. | Pharr, TX

PUBLICATIONS

- Revit Architecture Certified Professional #331863 Autodesk® - December 2013
- Revit Architecture Certified Professional #331863 Autodesk® - November 2016
- FOCUS3D, FARO® - November 2016
- Delivering on Time, RGV Vision Magazine / Presentation - July/August 2017

AFFILIATIONS

- American Institute of Architects - Associate Texas
- Society of Architects - Member
- Architectural & Engineering Design Technology Committee - Member



CONTACT

PHONE
(956) 631-8327

EMAIL
ZR@SAMGARCIAARCHITECT.COM

ADDRESS
1200 Auburn Ave., Suite 280
McAllen, Texas 78504

EDUCATION

August 2019
Interior Design
Bachelor of Science Family and Consumer Science
Texas State University - San Marcos, TX

PROJECTS

Texas Wellness Spay and Neuter Clinic
Production Team | 9,500 SF | $1.5M

Rising Scholars Academy
Production Team | 126,101 SF | $34M

Mirabelle Plaza
Production Team | 18,760 SF | $1.5M

South Heart Clinic
Production Team | 3,130 SF | $1.6M

La Joya Fire Station
Architect | 7,144 SF | $1.7M

Residence: McAllen, TX

ZURI RIVERA

BS, LEAD DESIGN

EXPERIENCE

- 2019 - Present
  Sam Garcia Architect | McAllen, TX
  Interior Design

  Zuri brings over 4 years of experience as an Interior Design. She is responsible for creating construction documents to meet the design goals of the client through the process of preliminary design, schematic design, and design development.

- 2017 - 2017
  URBE + 21 DESIGN STUDIO | McAllen, TX

- 2012 - 2015
  VIDA Abundant Church | Alton, TX

CERTIFICATIONS

- Adobe Photoshop - 2015
- Adobe Dreamweaver - 2015

TEXAS Board of Architectural Examiners
Architects • Landscape Architects • Registered Interior Designers

THE TEXAS BOARD OF
ARCHITECTURAL EXAMINERS

Certifies that it has registered and authorized
to practice in the State of Texas

Sam Raymond Garcia Jr.
as
Architect

In testimony whereof this certificate has been issued
by the authority of this board Registration No: 21333

Renewal of this registration is due October 31, 2024

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TEXAS Board of Architectural Examiners
Architects • Landscape Architects • Registered Interior Designers

THE TEXAS BOARD
OF
ARCHITECTURAL EXAMINERS

Certifies that

SAM GARCIA ARCHITECT
DBA: Sam Garcia Architect, LLC

is duly registered and authorized in accordance with all
rules and regulations of the State of Texas

in testimony whereof this certificate has been issued
by the authority of this Board
Registration No. BR 513

Renewal of this registration is due on April 30, 2025



TEXAS Board of Architectural Examiners
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THE TEXAS BOARD OF
ARCHITECTURAL EXAMINERS

Certifies that it has registered and authorized
to practice in the State of Texas

Jose Luis Rios Jr.
as
Architect

In testimony whereof this certificate has been issued
by the authority of this board Registration No: 30426

Renewal of this registration is due November 30, 2024

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TEXAS Board of Architectural Examiners
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THE TEXAS BOARD OF
ARCHITECTURAL EXAMINERS

Certifies that it has registered and authorized
to practice in the State of Texas

Hector Alan Guevara
as
Architect

In testimony whereof this certificate has been issued
by the authority of this board Registration No: 30145

Renewal of this registration is due June 30, 2024

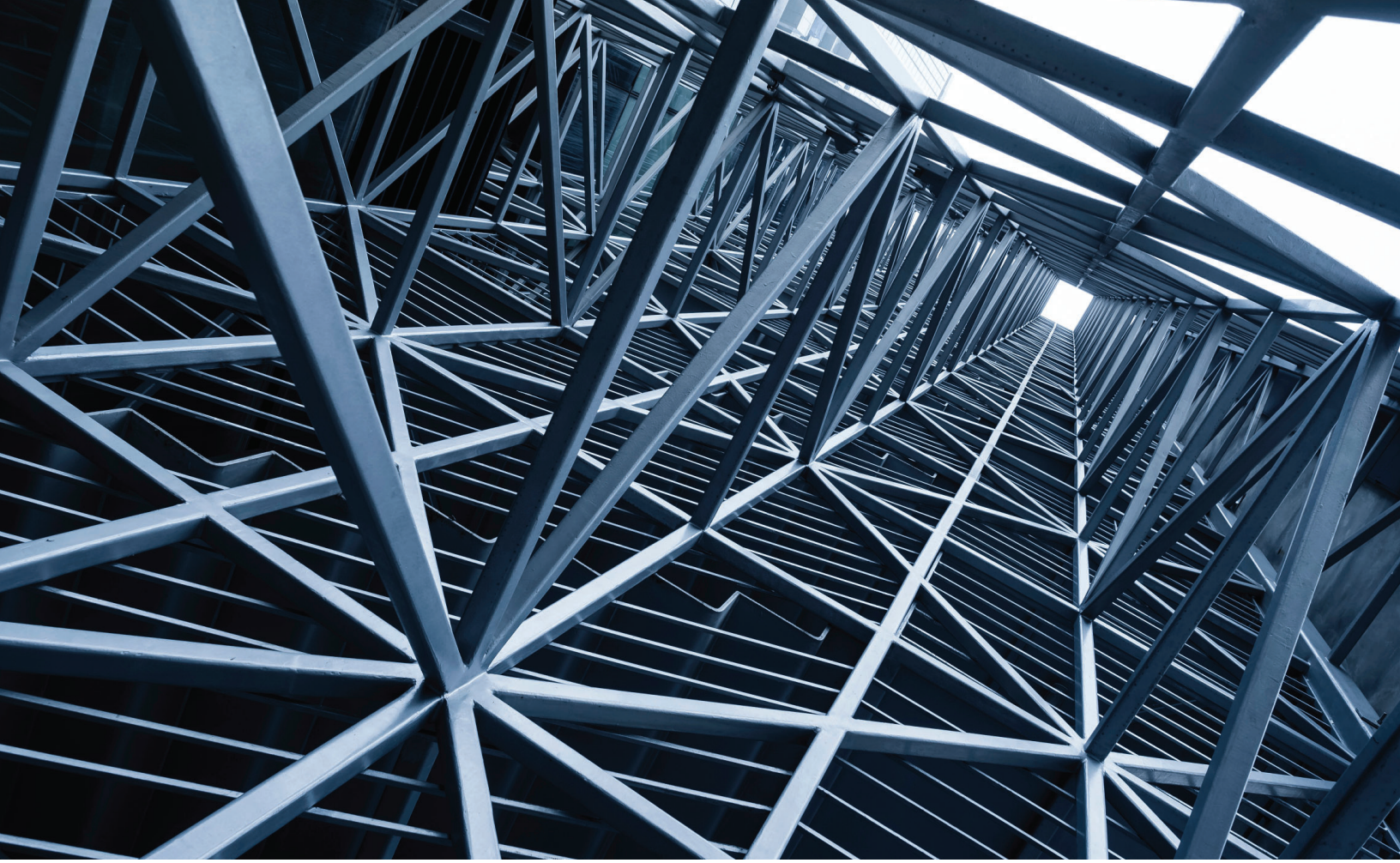
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FARO AUTHORIZED
Certification
This is to certify that
Sergio Castillo
has been trained and passed the requirements of FARO Focus 3D Scanner certification program. Requirements include scanning theory, planning and data interpretation under the supervision of a certified instructor.
FARO Technologies has certified the successful completion of the training requirements this day:
November 11, 2016
FARO


Certificate of Accomplishment
FARO AUTHORIZED TRAINING
This is to certify that
Sergio E. Castillo
has successfully completed the training program requirements for
FARO Laser Scanner
Awarded on:
10/20/2016
FARO


UTSA
The University of Texas at San Antonio
College of Architecture
is pleased to present
Jose Luis Rios Jr.
With
Graduate Certificate in
Urban and Regional Planning
on
December 19, 2012
Dr. Richard Tangum
Chairman, Urban and Regional Planning
John D. Murphy Jr., FAIA
Dean


AUTODESK
REVIT ARCHITECTURE
Certified Professional
In recognition of a commitment to professional excellence, this certifies that
Sergio Erick Castillo
has successfully completed the program requirements of
Autodesk Certified Professional:
Revit Architecture
November 17, 2016
Date
Carl Bass
President, Chief Executive Officer
AUTODESK
wBdm4-2274
verify.certiport.com



SECTION 5

REFERENCES

REFERENCE LIST

CURRENT CLIENT REFERENCE – 1	
PROJECT NAME: LA JOYA FIRE STATION	
Organization Name:	**Contact and Title:**
CITY OF LA JOYA, TEXAS	LEONARDO OLIVARES, JD MPA CITY MANAGER
Address:	**Phone Number & Email Address:**
701 E EXPRESSWAY 83 LA JOYA, TEXAS 788560	(956) 581-7002 LEO.OLIVARES@CITYOFLAJOYA.COM
Effective Date of Contract:	**Value of Project:**
CURRENT	BUDGET 1.4 M
Description of Product/services provided:	
SGA was awarded the contract to build a new La Joya Fire Station. The 7,041 square foot building consist of an apparatus bay for a total of 4 EMS & fire engine trucks, bunker gear room, chief's office and quarters, sleeping quarters, full-kitchen and dining area and much more.	

CURRENT CLIENT REFERENCE – 2	
PROJECT NAME: LA FERIA PUBLIC WORKS	
Organization Name:	**Contact and Title:**
CITY OF LA FERIA, TEXAS	JAIME S. SANDOVAL CITY MANAGER
Address:	**Phone Number & Email Address:**
115 E COMMERCIAL AVENUE LA FERIA, TEXAS 788559	(956) 797-2261 JSANDOVAL@CITYOFLAFERIA.COM
Effective Date of Contract:	**Value of Project:**
CURRENT	APPROX $400,000.00
Description of Product/services provided:	
SGA was awarded the contract to finish out the existing City of La Feria Public Works Building. The 4,170 SF new building will sit inside an existing pre-engineered metal building envelope. The 1st floor consists of 2,967 SF of office space, multipurpose/bullpen with kitchenette, restrooms, plan room and reception area. The 2nd floor will be used for both mechanical and storage. The appearance of the exterior façade will retain its original look.	

CURRENT CLIENT REFERENCE – 3	
PROJECT NAME: KHIT CHIROPRACTIC	
Organization Name:	**Contact and Title:**
EB MERIT CONSTRUCTION	ENRIQUE GARZA OWNER
Address:	**Phone Number & Email Address:**
505 E INTERSTATE 2 PHARR, TEXAS 78577	(956) 551-7664 EGARZA@EBMERIT.COM
Effective Date of Contract:	**Value of Project:**
CURRENT	APPROX $300,000.00
Description of Product/services provided:	
SGA was hired to work on residential projects side by side with Mr. Garza. He is also working on the second project for KHIT CHIROPRACTIC.	

CLIENT REFERENCE – 4	
PROJECT NAME: TRES LAGOS COMMUNITY CENTER & POOL	
Organization Name:	**Contact and Title:**
RHODES ENTERPRISES, INC.	MIKE RHODES PRESIDENT / CEO
Address:	**Phone Number & Email Address:**
200 SOUTH 10TH STREET, SUITE 1400 MCALLEN, TEXAS 78501	(956) 287-2800 / (830) 708-4255 MIKE@MLRHODES.COM
Effective Date of Contract:	**Value of Project:**
OCTOBER 2015 – SEPTEMBER 2017	$3,395,600.00
Description of Product/services provided:	
Civil Engineering Services, Surveying Services, Land Development, Water Distribution, Streets Drainage System, Permit Acquisitions, Boundary & Topographical Survey, Site Planning, Grading and Design Development.	

CLIENT REFERENCE – 5	
PROJECT NAME: PHARR FIRE STATION #3	
Organization Name:	**Contact and Title:**
PHARR FIRE DEPARTMENT / CITY OF PHARR	LEONARDO PEREZ FIRE CHIEF
Address:	**Phone Number & Email Address:**
7107 S CAGE BLVD. PHARR, TEXAS 78577	(956) 787-2761 LENNY.PEREZ@FD.PHARR-TX.GOV
Effective Date of Contract:	**Value of Project:**
SEPTEMBER 2016 – APRIL 2017	APPROX $430,000.00
Description of Product/services provided:	
Architectural Design, Construction Documents, Construction Administration, Master Planning, Schematic Design, Design Development	

CLIENT REFERENCE – 6	
PROJECT NAME: CAVAZOS SPORTS INSTITUTE	
Organization Name:	**Contact and Title:**
CAVAZOS SPORTS INSTITUTE	JAIME CAVAZOS, MS, CSCS OWNER
Address:	**Phone Number & Email Address:**
2900 BUDDY OWENS MCALLEN, TEXAS 78504	(956) 451-2017 JC@CSITRAIN.COM
Effective Date of Contract:	**Value of Project:**
JANUARY 2014 – SEPTEMBER 2015	FINAL COST $1.59 M
Description of Product/services provided:	
Architectural Design, Construction Documents, Construction Administration, Master Planning, Schematic Design, Design Development	

KHIT MULTIDISCIPLINARY GROUP

September 30, 2023

Dr. Luis I. Khit, DC, MBA
Chief Executive Officer
Khit Multidisciplinary Group
401 N Bryan Road
Mission, TX 78572

Dear Sir/Madam,

I am writing to offer my highest commendation for the exemplary work of Sam Garcia Architect, LLC, based on their involvement in four significant projects undertaken for our practice within the past two years.

Throughout our collaborations, Sam Garcia Architect, LLC, has consistently showcased an exceptional level of professionalism and expertise and demonstrated a profound understanding of our specific needs, and delivered exceptional results within our designated budgets. Their ability to manage costs without compromising the quality of their work is truly commendable.

The projects they have undertaken for us, including renovations, the construction of a new clinic, a corporate headquarters, and an Ambulatory Surgery Center, have all been executed with utmost precision and attention to detail. Their team's expertise and professionalism have been evident in every stage of the process, from conceptualization to execution.

What sets Sam Garcia Architect, LLC, apart is their remarkable capacity to translate our requirements into stunning architectural designs that to our brand. Their ability to capture our vision and enhance it with their creative expertise has resulted in facilities that not only meet but exceed our expectations in terms of functionality and aesthetics.

Without reservation, I highly recommend Sam Garcia Architect, LLC, for any architectural project. Their commitment to excellence, professionalism, and ability to manage budgets while delivering superior quality work make them an invaluable asset to any project.

Should you require further details regarding our experiences collaborating with Sam Garcia Architect, LLC, please do not hesitate to contact me at luiskhit@khitmdgroup.com.

Sincerely,

Dr. Luis Khit, DC, MBA
CEO of Khit Multidisciplinary Group

401 N. Bryan Rd
Mission, TX
78572

956-627-5040
956-739-8459
luiskhit@khitmdgroup.com



SECTION 6

UNDERSTANDING THE PROJECT

SGA is very much interested in providing Professional Architectural Services. We are equipped to assemble a solid team of professionals that will combine their expertise to deliver feasible, cost-effective and quality-driven professional services for public infrastructure and other related projects.

PLANNING AHEAD

SGA is aware that there are significant differences between planning and design services for traditional design and development projects. The firm's in-depth understanding of these unique processes will allow it to add value to the project during preliminary planning stages. During the early stages of the project, it is important that the level of planning be commensurate with the project complexity and the risks involved. Early planning and identification of alternative courses of action result in greater opportunity to add value with a minimal investment of time or money.



Through these initial strategies, SGA will develop a project "plan of action" that will be designed to address management and execution challenges early-on and thereby, prevent delays and provide the most effective use of staff and resources. SGA will provide constant reviews of all aspects of the project task orders from the design phase through final stage – keeping continuous watch on providing the best value and delivery of services to the Client.

INTEGRATION OF DESIGN ACTIVITIES

SGA's complete design process includes identifying a need or a challenge, researching existing technologies and studies that could be adapted into design, recognizing constraints, identifying, and developing courses of action, selecting optimum courses of action, designing alternative solutions. Such evaluations determine its proper fit within the requirements and will manage the overall process, communicate the design, and prepare specification/manufacturing limits. By employing sustainable design into its projects, SGA can carefully compare the results of each design analysis to the project's requirements and select the one that renders the most sustainable and cost-efficient solution.

SCHEDULING

The priority objective for the success of each project is for the management team to provide clear leadership and direction to the team personnel to insure achievement of the project's schedule milestones.

Execution of each project is schedule driven and cost effective, and the SGA team is committed to executing each project with this objective as key priority. The schedule includes critical path logic, key project milestones, and task and logic identification enough to monitor project progress, and to identify potential delays and discrepancies for work around plan development and initiation. The schedule is further detailed with information obtained from design/constructibility reviews and plan development. All members of the project team identified will have cross-discipline abilities. This will allow personnel to perform dual roles if the need arises – such as during sickness, personal leave, and/or during periods of increased workloads. SGA's management system will allow for adequate flexibility to compensate for any unanticipated variable workloads within the firm – thereby providing a balanced staffing plan that will never jeopardize the responsiveness and quality of services provided to the Client.

FAMILIARITY WITH THE AREA – ADDRESSING LOCAL ISSUES AND CONCERNS

SGA understands the unique needs of the project's area and prides itself in devoting its resources and talents to assisting public and private entities improve and develop their various infrastructure systems.

We have a complete understanding of the local geographical area and can identify with its people, appreciate its resources, and meet its challenges. The ability of a professional design-services firm to comprehend the demographic and geographic distinction of the area provides added value to its clients and to its professional endeavors. As such, SGA will be able to adequately access the area's existing resources, identify any problems in a timely manner, and recommend opportune solutions. As projects and deliverables are identified and executed, staff will be available at the SGA's McAllen office to provide adequate accessibility, communication, and availability of services directly impacting the bottom line and thus providing safe and efficient services.

SGA will lead the multidisciplinary design team which incorporates Structural Engineer Services (Green, Rubiano & Associates), Civil Engineer Services (DBR), Landscape Architectural Services (SITE-WORK), and MEP Engineering Services (Trinity MEP). The design team will be able to balance the requirements of the client, end users and a multitude of authorities having jurisdiction over the project(s).

DESCRIPTION OF WORK

SGA will provide all architectural design work from the master planning phase though construction administration. The firm will oversee the pre-permitting / entitlement process and managed the output of engineering sub-consultants. SGA will work with the owner's representative to administer the contract for construction. SGA will provide plans, specifications, addenda, construction administration, and closeout services.

Services to be provided for this project include Architectural Design, Bidding & Negotiation, Construction Documents, Construction Administration, Master Planning, Schematic Design, Design Development, Stakeholder Coordination.

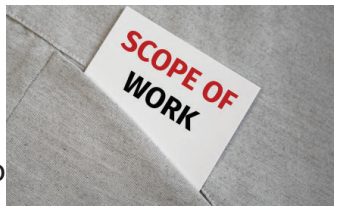


METHODS PROPOSED TO ACCOMPLISH THE WORK

Exceptional design creates a lasting visual impression, and more importantly, fulfills the needs of the client and users. In addition to making an aesthetic statement, the best design is functional, sustainable, blends well with its environment, and creates an enjoyable space. SGA approaches design with a creative, problem-solving mentality. We know that one size does not fit all—your project must be custom-tailored. SGA believes that to achieve aesthetically pleasing and intuitively functional spaces, we must first understand you, our client. Planning, programming, and design are driven by your organization's internal operations as we gain an understanding of the workflow, relationships, technology, and culture. Success can only be achieved through communication and teamwork.

SCOPE OF SERVICES

We enjoy the process of collaborating with our clients, understanding the issues to be resolved by each project and fulfilling those project needs. Good architecture demands an understanding of the function and purpose that a project must serve and what requirements it has to satisfy. Because each project is unique, no two efforts will ever be exactly the same. Our staff has capabilities and experience in providing full architectural services for municipal, county, state, and federal clients including:



- Building Design including renovations, upgrades, expansions, alternations, new construction
- Project Programming and Space Planning
- Preparation of Construction Documents
- Preparation of Bid Packets
- Construction Contract Management and Construction Administration Services
- Needs Assessments
- ADA Compliance
- Code Analysis
- Sustainable Design
- Oversight and Coordination of Field Testing and Construction Site Observation
- Cost Estimating

PROJECT APPROACH

SGA has established project delivery processes and tools to support our team members ensuring quick mobilization and the ability to manage multiple team members as well as multiple projects. We routinely work on projects as part of a larger team with our own sub-consultants as well as with consultants that are retained by our clients, and with construction managers and general contractors and their subcontractors. Our project approach is focused on working as a team member for the successful execution of the Client. The project is what is important, not the individual team members. The focus will always be on making decisions that are in the best interest of you and your projects and not what is in the best interest of individual team members. During every phase and every task of this project, we will work as a team member for the good of the project and do everything within our control to be a good team member.

PROJECT KICK-OFF

Upon receipt of a request for services from the Client, SGA recommends a Kick-off meeting to review and discuss the project requirements, review available information, and clearly identify the goals and objectives for the projects and to understand



all stakeholders' expectations. Listening to your needs and the open exchange of ideas results in the most cost-effective and innovative concepts and ultimately the best solutions for projects. By integrating your project team into our design process, we can leverage their experience with that of our design team to capitalize on our individual skill sets to collaboratively develop tailored solutions for your research protocols. The experience of our team helps to unify potentially conflicting or differing opinions.

This initial meeting will help to refine the scope of work and, if necessary, will initiate a list of additional information that needs to be developed and or that needs to be gathered before we start the design process. We understand that some projects will be well defined and fairly straightforward, and others will require additional programming and development of more refined conceptual designs.

PROGRAMING AND CONCEPTUAL DESIGN

If necessary, we can work with your team and any other stakeholders identified by the Client to lead a programming effort for the development of technical requirements for a project including space requirements, square footage requirements, relationships between groups/ departments, overall project use requirements, and other similar type information that define the goals and objective of the project. The investment during programming provides us with a foundation to ask the thought-provoking questions to identify the project's stated and latent needs. This knowledge base of your specific needs allows our project team to draw on their individual and collective expertise, to provide tailored design solutions to your most challenging technical challenges.



By vesting our team into your project, we become an extension of the Client's project team. This investment in time to comprehensibly understand your program is critical to our ability to provide design solutions that not only meet your current needs but also are flexible enough to accommodate future requirements. Effective design solutions effectively integrate the engineering requirements of a project instead of these requirements being forced upon the architectural design. Depending on the project we would work closely with your maintenance and facilities groups to develop specifications for systems and finishes that are durable, easy to clean and to maintain. During the design of the project, attention will be given to the Client's standard specifications, budget, schedule, existing conditions, and design constraints in addition to the program elements.

IDENTIFY INFORMATION TO BE GATHERED OR OBTAINED

The information necessary to design a project varies depending on the complexity of the project, type of project, and whether it is new construction versus alternation or expansions. Depending on the scope of services being provided by SGA the information to gather and or obtained could include all or selected items from the list below and other similar type information:

- Soils Reports Land Surveys
- Site Plans
- Utility Plans
- Building Program Requirements:
- End-User Requirements and or Interviews
- Project Budget and Schedule requirements
- Project Goals and Objectives
- List of Client's expectations
- List of other consultants involved
- Design Documents from other consultants
- Responsibilities Matrix
- Building Code Requirements

- Design Standards and or Requirements from other entities involved
- Responsibilities Matrix
- Building Code Requirements
- Design Standards and Requirements from other entities involved
- Client's Standards and or Specifications
- Bid Packet Requirements
- Building Materials requirements
- Interior Finish requirements
- Furniture / workstation layouts
- Permitting Requirements and schedule

DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTS

After approval of the conceptual design, our Principal and Project Manager will continue to lead the team through the design development phase with participation from other SGA team members and any other consultants working on the project. At the onset of this phase, we will conduct a formal building code analysis, and identify any other federal, state, or local regulations and policies that impact the design of the project. We know from experience that many times the regulations differ from entity to entity, any contradictions will be identified and addressed with the Client. During this phase, we will meet with the Client and their stakeholders to review progress and make any course correction that may be necessary. Depending on the size, schedule, and or complexity of the project, meetings can range from a single review to multiple reviews.

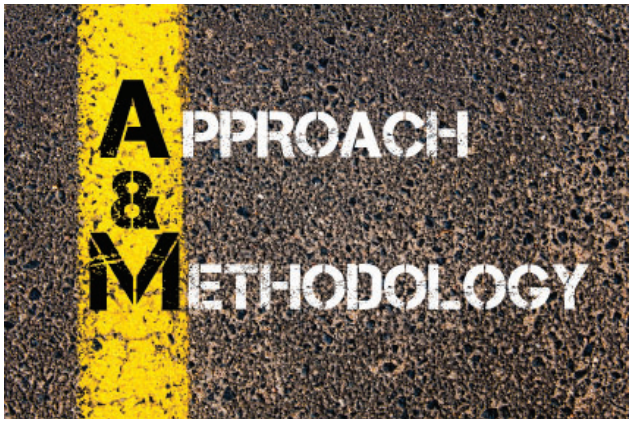
Upon approval of the Design Development, SGA will lead the team in the production of construction documents and bid packets. We will meet with the Client at the onset of this phase to identify the bid packet requirements. As we proceed into this detailed design process, we will have scheduled review meeting with the district and stakeholders and will continue to have coordination meeting with any other consultants that may be working on the project.

As we finalize the detailed design, we will review the project with the local building officials, fire marshal, local planning department if necessary, federal agencies, and other entities involved in the project.

PROJECT COST



Cost management is an integral part of the design and construction process. We recognize the significance of your investment and will strive to bring together the most qualified architectural team to ensure that you receive the very best services. During each project meeting, issues that could potentially impact the budget will be identified. With the Client and key team members on hand, we look for strategies to offer continued cost alignment to the budget. As the project progresses, we often also rely on an independent cost estimator or through a construction management firm to constantly define and maintain the project budget.



Quality Assurance makes SGA different when comparing to other firms. By implementing our Quality Assurance process, SGA can deliver and complete projects on a timely manner and achieve cost-effectiveness.

Due to the growth of the company and expansion plans, Sam Garcia Architect, LLC has been in the ongoing process of developing an ISO 9000 based quality assurance system. The timely completion of the QAS and its ongoing improvement are a high priority to the company. There are several ways in which SGA currently monitors quality and pursues a culture of continuous improvement with our projects and company. Including:

More Than Meeting Expectations:

- Developing a strong & documented understanding of the clients' wants, needs, and expectations from the beginning.
- Establish key lines of communication.
- Regular client updates
- Appropriate client-specific project milestones & time frames are developed with the client.

Benchmarking Project Milestones (25%, 50%, 75%, 95%, 100%):

- At each milestone, projects must meet certain predetermined benchmarks (both general standard & client-specific). Progress is documented. Projects do not move beyond a stage until all benchmarks are met.
- Industry-standard redlining practices.
- Each project drawing has an individual checklist.
- Standardized digital filing for best communication outcomes.
- BIM allows for accurate information to flow both ways.

Easy and regular oversight: With 6 team members at SGA, the principal has the ability to be actively involved in most projects for review, guidance, raising of concerns & ideas and more.

- One-On-One Meetings: Mr. Garcia meets with each of the team members daily.
- On-Going Quality & Plan Review: Full quality reviews at least weekly on project progress increasing dependent on project size and phase.
- Peer Review: This environment allows for accurate internal peer-review and cross consultant review.
- Location: The SGA office is located in McAllen metro area. The office is close to major freeway entrances and team members do regular site checks as needed.
- Availability: Mr. Garcia makes it a priority to ensure he is available whenever needed.

Relationship & Trust Building: Strong relationships with many of our clients, our consultants and within the SGA team. This allows us to keep regular, honest, and quality communication in a highly collaborative environment. Mr. Garcia believes trust & relationship building is one of the most critical parts of being successful in our pursuit of excellence.

Project Specific Examples

Project 1: Tres Lagos

1. Expectations: We established clear lines of communication. Met with client weekly at the same set time. By establishing a rhythm for progress feedback & adjustment, the project unfolded in an organized manner.
2. Benchmarking: By establishing milestone deadlines and by working toward a "grand opening" date, the project had an ever-present finish line. The project team worked backward from the anticipated opening date to establish key milestones.
3. Oversight: The project team attended all meetings to remain fully informed of project parameters. Mr. Garcia kept close attention to progress and provided ongoing feedback as necessary. Standard redlining practices employed.

Project 2: IDEA Camp Rio

1. Expectations: Worked with the client in pre-design, master planning phases of the project. By getting involved from an early stage we were able to analyze different approaches and options.
2. Benchmarking: Project team developed detailed questionnaires for the client about the project. By going deep into all the preferences, must-haves, deal-breakers, the project team gained a deep understanding of the clients' wishes.
3. Oversight: Design team and client met on a biweekly basis throughout the process. Detailed meeting minutes were kept, and these were cross-checked to ensure that steady progress was being made. Standard redlining practices were employed.

Project 3: Cavazos Sports Institute

1. Expectations: Developed a strong rapport with the client by understanding and believing in his mission and vision. I became an integral part of the clients' team because I could "see" where they really wanted to go.
2. Benchmarking: Spent additional time and effort to craft a highly detailed 3-dimensional rendering package for the project. Allow the client to have a crystal-clear vision for the project prior to beginning construction documents.
3. Oversight: Very-hands on approach with all members of the project team. Maintained very close ties to general contractor as well, meeting at regularly scheduled, ongoing basis during construction.



SECTION 7

REQUIRED FORMS

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
08-08-2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

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INSURED Sam Garcia Architect, LLC 1200 Auburn Ave, Suite 280 McAllen, TX 78504	**INSURER(S) AFFORDING COVERAGE** — **NAIC #** **INSURER A :** RLI Insurance Company — 13056 **INSURER B :** **INSURER C :** **INSURER D :** **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	**COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:			PSB0010747	08-01-2023	08-01-2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 2,000,000 $ 1,000,000 $ 10,000 $ 2,000,000 $ 4,000,000 $ 4,000,000
A	**AUTOMOBILE LIABILITY** ANY AUTO OWNED AUTOS ONLY [X] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			PSA0003505	08-01-2023	08-01-2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	[ ] **UMBRELLA LIAB** [X] OCCUR [X] **EXCESS LIAB** [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $			PSE0005271	08-01-2023	08-01-2024	EACH OCCURRENCE AGGREGATE	$ 2,000,000 $ 2,000,000
A	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		PSW0005807	08-01-2023	08-01-2024	[ ] PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
A	Professional Liability (Claims-Made)			RDP0051515	08-01-2023	08-01-2025	Per Occurence: Per Aggregate:	$2,000,000 $2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

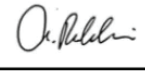
For evidence of insurance coverage purposes only.

CERTIFICATE HOLDER

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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SAM GARCIA ARCHITECT

EST. 2013

RFQ #2024-8

Sam Garcia Architect, LLC (SGA) has thoroughly reviewed the Professional Services Agreement provided in the RFQ documents. We confirm that our firm meets all the prerequisite insurance requirements as specified in the agreement. Furthermore, if selected, SGA agrees to enter into the Professional Services Agreement.

SGA is dedicated to fulfilling all the terms and conditions outlined in the agreement and ensuring full compliance with all stated requirements.

Sam R. Garcia, Principal

SAM GARCIA ARCHITECT

EST. 2013

Contact Information

1. Sam R. Garcia, RA, AIA
Principal / Owner
1200 Auburn Ave., Suite 280
McAllen, TX 78504
(956) 631-8327 Office
(956) 212-4930 Mobile
Email Address: SG@SamGarciaArchitect.com

2. Hector A. Guevara, RA, AIA
Project Architect
1200 Auburn Ave., Suite 280
McAllen, TX 78504
(956) 631-8327 Office
(210) 310-9052 Mobile
Email Address: HG@SamGarciaArchitect.com

2024

ARCHITECTURAL SERVICES

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
AWARDING OF BIDS
Agenda Item No: 10.G.
2024-2026 Professional Engineering Services Rotation

1. **Agenda Item:**
Consider Awarding RFQ 2024-009 Professional Engineering Services to Qualified Firm(s) and Authorize the City Manager or Designated Appointee to Enter Into a Professional Services Contract with Such Firm(s) as Projects Arise. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

2. **Description:**
On occasion, the City of Edinburg requires Engineering Services on City projects which do require a specific engineering specialty. The qualified firm(s) selected should be experienced in the field of Engineering, having experience in the design of road and pavement signage, traffic signals, hydrology and hydraulics, utilities infrastructure, water and wastewater infrastructure, as well as other related civil and structural improvements and design. It is expected that the qualified firm(s) selected will have a sufficient level of innovation and appraisal expertise to carry out the projects without constraints on producing documents in a timely manner. The firm must be prepared to assure the City of Edinburg that key personnel indicated in their qualification statement will maintain their role in each project and that their present workload is such that each project will be completed on or before the due date.

The rotation is for potential projects between October 2024 through September 2026. Projects to be funded in the upcoming fiscal years, as prioritized by the City Council.

Request for Qualifications were received on Tuesday, July 16, 2024, at 3:00 p.m. for Professional Engineering Services. A total of thirty-six (36) Request for Qualifications were received and reviewed by staff. All the submittals received met the criteria set out in the Request for Qualifications. The following qualified firms listed in alphabetical order have submitted Statements of Qualifications in response to this RFQ:

1. B2Z Engineering (Civil and Traffic)*
2. Chanin Engineering (Structural)
3. Civil Systems Engineering (Civil)
4. Cruz-Hogan Consultants (Civil)
5. DBR Engineering (MEP)
6. DeShazo Group Inc (Traffic)
7. Garver (Civil, Structural and MEP)
8. GDJ Eng (Civil and Traffic)*
9. Guzman & Munoz Engineering (Civil)
10. Halff Associates (Civil, Structural, Traffic and MEP)*
11. HC Engineering (Civil)
12. Javier Hinojosa Engineering (Civil)
13. KCI Technologies (Civil, Traffic and MEP)*
14. L&G Consulting Engineers (Civil)
15. LeFevre Engineering (Civil)
16. M2 Engineering (Civil)

17. Melden and Hunt (Civil)*
18. Mendoza Engineering (Structural)
19. Millennium Engineers Group (Geotechnical and Environmental)*
20. NorrisLeal (Civil)
21. Perez Consulting Engineers (Civil)
22. Quintanilla Headley & Associates (Civil)*
23. R Gutierrez Engineering (Civil)
24. Rio Delta Engineering (Civil)*
25. RO Engineering (MEP)*
26. S2 Engineering (Civil)
27. SAMES (Civil)*
28. SIGMA HN Engineers (MEP)
29. Solorio (Structural)
30. South Texas Infrastructure Group (Civil)*
31. Supreme Engineering (Civil)*
32. SWG Engineering (Civil)
33. TEDSI Infrastructure Group (Civil)*
34. Texas Infrastructure Development Group (Civil)
35. TRIMAD Consultants (Civil)
36. Trinity MEP Engineering (MEP)

*Denotes on current two year (2022-2024) rotation

Limiting the selection of firms between 5 and 10 for Civil Engineers and 1-3 on MEP will insure each firm will obtain a project as it arises. The current 2022-2024 rotation has 14 firms and all have been assigned with a project. Historically, City Council has selected 12-13 combined (disciplines) firms on this rotation.

3. Staff's Recommendation:

Staff recommends for the selection of (5-10) Civil Engineering Firms, (3-5) Mechanical, Electrical, and Plumbing Engineering Firms, and (1-2) Structural Engineering Firms to be selected and added to the City's rotation list.

Reviewed by:		**Prepared by:**
Tomas Reyna, Assistant City Manager	Final Approval - 8/16/2024	Mardoqueo Hinojosa, City Engineer

Attachments:

A. RFQ Engineering Services
B. RFQ Sample Agreement
C. B2Z Engineering
D. Chanin Engineering
E. Civil Systems Engineering
F. Cruz-Hogan Consultants
G. DBR Engineering
H. DeShazo Group Inc
I. Garver
J. GDJ Eng

K. Guzman & Munoz Engineering
L. Halff Associates
M. HC Engineering
N. Javier Hinojosa Engineering
O. KCI Technologies
P. L&G Consulting Engineers
Q. LeFevre Engineering
R. M2 Engineering
S. Melden and Hunt
T. Mendoza Engineering
U. Millennium Engineers Group
V. NorrisLeal
W. Perez Consulting Engineers
X. Quintanilla Headley & Associates
Y. R Gutierrez Engineering
Z. Rio Delta Engineering
AA. RO Engineering
BB. S2 Engineering
CC. SAMES
DD. SIGMA HN Engineers
EE. Solorio
FF. South Texas Infrastructure Group
GG. Supreme Engineering
HH. SWG Engineering
II. TEDSI Infrastructure Group
JJ. Texas Infrastructure Development Group
KK. TRIMAD Consultants
LL. Trinity MEP Engineering

EVALUATION

Engineering Services Rotation

Request For Qualification

Engineering

92500, 92536

Project ID: 2024-9

Release Date: Wednesday, June 26, 2024

Due Date: Tuesday, July 16, 2024 3:00pm

Posted Wednesday, June 26, 2024 10:30am

Bid Unsealed Tuesday, July 16, 2024 3:04pm by Veronica Gutierrez

Pricing Unsealed Tuesday, July 16, 2024 3:04pm by Veronica Gutierrez

All dates & times in Central Time

Post Information

Posted At:
Wed, Jun 26, 2024 10:30 AM
Sealed Bid Process:
Yes (Bids Unsealed / Pricing Unsealed)
Private Bid:
No

1. Introduction

1.1. Summary

The City of Edinburg's Engineering Department is currently seeking to retain a rotation list of qualified professional Engineering firms to provide engineering services. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The work will be assigned on an as-needed basis for a variety of capital improvement projects and city programs and projects. The work may be discrete, short term assignments or may be part of larger capital or planning efforts.

1.2. Contact Information

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, TX 78539
Email: mhinojosa@cityofedinburg.com
Phone: (956) 388-8211

Department:
Engineering

Department Head:
Mardoqueo Hinojosa
Engineering Director

1.3. Timeline

Release Project Date:
June 26, 2024

Question Submission Deadline:
July 8, 2024, 3:00pm

Proposal Submission Deadline:
July 16, 2024, 3:00pm

2. Legal Notice

2.1. Notice to Respondents

The City of Edinburg is soliciting sealed proposals from qualified vendors for Engineering Services Rotation.

Sealed Proposals must be submitted electronically or received by the City Secretary's Office no later than:

3:00 pm, Tuesday, July 16, 2024.

All sealed proposals must be received either electronically or at the designated location by the deadline shown. Proposals received after the deadline will not be considered for the award of the contract and shall be considered void and unacceptable.

All proposals will be opened, and respondent's names publicly read aloud promptly in the City Hall Community Room, at 415 W. University Dr., Edinburg, TX 78539, at 3:00 pm, Tuesday, July 16, 2024.

To obtain a copy of the Request for Qualifications or submit an electronic proposal please visit:

https://procurement.opengov.com/portal/cityofedinburg

If a Respondent chooses to submit a Hard Copy Proposal, it must be delivered in a sealed envelope with a return address and clearly marked "City of Edinburg RFQ No. 2024-9 to the City Secretary's Office prior to the RFQ opening date and time. The receiving time in the City Secretary's Office will be the governing time for acceptability of the proposals. The respondent's firm name shall appear on the outside of the envelope.

Submit Hard Copy Proposals to:

If submitting Electronic: https://procurement.opengov.com/portal/cityofedinburg

If Hand-Delivering Bids: 415 W. University Drive

c/o City Secretary Department (1st Floor)

RFQ No. 2024-9

If you have any questions or require additional information contained in the RFQ, you may contact Criselda Lozano, Purchasing Manager. Please be sure to submit your questions via OpenGov Procurement at the website listed above no later than 3:00 pm on Monday, July 8, 2024.

The City reserves the right to reject any or all proposals and to waive informalities or technicalities and to accept the Proposal deemed the most advantageous to the City, and hold the proposal for a period of 90 days without taking action.

3. Instructions, Terms and Conditions

3.1. General Instructions

PURPOSE

The purpose of these solicitation documents is to execute a Professional Services Contract for: 2024-9 Engineering Services Rotation

INTENT

The services to be provided under this RFQ shall be in accordance with and shall meet all specifications and/or requirements as shown in this solicitation for RFQ. There is no intention to disqualify any respondent who can meet the requirements.

DEVIATION FROM SPECIFICATION

Please read your requirements thoroughly and be sure that the RFQ offered complies with all requirements/specifications noted. Any variation from the solicitation requirements/specifications must be clearly indicated by letter, on a point by point basis, attached to and made a part of your RFQ. If no exceptions are noted, and you are the successful respondent, it will be required that the service(s) be provided as specified.

SUBMITTAL OF "HARD COPY" RFQ

If submitting a Hard Copy RFQ, it must be submitted in a sealed envelope by the vendor. **Submit two (2) complete sets of the response, one (1) original marked "ORIGINAL," and one (1) Digital Copy in a flash drive**. Each RFQ must be completely filled out and SUBMITTED IN ORIGINAL FORM complete with all supporting documentation. RFQs submitted by facsimile (fax) will not be accepted. Submittal of an RFQ in response to this solicitation constitutes an offer by the respondent. Once submitted, RFQs become the property of the City of Edinburg and as such the City reserves the right to use any ideas contained in any RFQ regardless of whether that respondent/firm is selected. Submission of a RFQ in response to this solicitation, by any respondent, shall indicate that the respondent(s) has/have accepted the conditions contained in the RFQ, unless clearly and specifically noted in the RFQ submitted and confirmed in the contract between the City and the successful respondent otherwise. RFQs which do not comply with these requirements may be rejected at the option of the City. RFQs must be filed with the City of Edinburg before the deadline day and hour. No late RFQs will be accepted. Failure to meet RFQ requirements may be grounds for disqualification.

If Hand-Delivering Bids: 415 W. University Drive

c/o City Secretary Department (1st Floor)

If submitting Electronic: https://procurement.opengov.com/portal/cityofedinburg

AUTHORIZATION TO BIND RESPONDENT TO RFQ

RFQs MUST give full firm name and address of respondent, and be manually signed. Failure to do so will disqualify your RFQ. Person signing bid must show title or AUTHORITY TO BIND HIS/HER FIRM IN A CONTRACT. Firm name and authorized signature must appear on each page that calls for this information. The legal status of the Respondent whether corporation, partnership, or individual, shall also be stated in the RFQ. A corporation shall execute the RFQ by its duly authorized officers in accordance with its corporate by-laws and shall also list the state in which it is incorporated. A partnership Respondent shall give full names and addresses of all partners. All partners shall execute the RFQ. Partnership and Individual Respondent shall state in the proposal the names and addresses of all persons with a vested interest therein. The place of residence of each Respondent, or the office address in the case of a firm or company, with county and state and telephone number, shall be given after the signature.

ALTERATIONS/AMENDMENTS TO RFQ

RFQ CANNOT be altered or amended after opening time. Alterations made before opening time must be initialed by respondent guaranteeing authenticity. No RFQ may be withdrawn after opening time without acceptable reason in writing and only after approval by the City of Edinburg.

NO RESPONSE TO RFQ

If unable to submit a RFQ, respondent should return inquiry giving reasons.

LIST OF EXCEPTIONS

The respondent shall attach to his/her RFQ a list of any exceptions to the specifications/ requirements.

TIME ALLOWED FOR ACTION TAKEN

The City of Edinburg may hold RFQ's **90 days** after deadline without taking action. Respondents are required to hold their RFQ's firm for same period of time.

RIGHT TO REJECT/AWARD

The City of Edinburg reserves the right to reject any or all RFQs, to waive any or all formalities or technicalities, and to make such awards of contract as may be deemed to be the best and most advantageous to the City of Edinburg.

NUMBER OF CONTRACTS

THE CITY reserves the right to award one, more than one, or no contract(s) in response to this RFQ.

INDEMNIFICATION CLAUSE

The Respondent agrees to indemnify and save harmless the City, from all suits and actions of every nature and description brought against them or any of them, for or on account of the use of patented appliances, products or processes, and he shall pay all royalties and charges which are legal and equitable. Evidence of such payment or satisfaction shall be submitted upon request of the Assistant Purchasing Manager, as a necessary requirement in connection with the final estimate for payment in which such patented appliance, products or processes are used.

ADDENDA AND MODIFICATIONS

Respondent shall carefully examine the RFQ forms, specifications/requirements, and instructions to Respondents. Should the respondent find discrepancies in, or omissions from specifications/requirements, or other documents, or should he/she be in doubt as to their meaning, he/she should request an interpretation via the OpenGov portal:https://procurement.opengov.com/portal/cityofedinburg and obtain clarification by addendum prior to submitting any RFQ. Explanations, interpretations, and supplemental instructions shall be in the form of written Addenda which shall become a part of the Contract documents. Said Addenda shall be available thru the e-procurement portal and e-mailed to all prospective Respondents. All Addenda issued in respect to this project shall be considered official changes to the original RFQ documents. Verbal statements in response to inquiries and/or requests for explanations shall not be authoritative nor binding. It shall be the Respondent(s) responsibility to ensure that they have received all Addenda in respect to this project. Furthermore, Respondents are advised that they must recognize, comply with, and attach a signed copy of each Addendum which shall be made part of their RFQ Submittal. Respondent(s) signature on Addenda shall be interpreted as the respondent's "recognition and compliance to" official changes as outlined by the City of Edinburg and as such are made part of the original solicitation documents. Failure of any respondent to receive any such addendum or interpretation shall not relieve such Respondent from its terms and requirements. The City may issue a written addendum no later than five calendar days prior to the date bids must be received. Addendums are available online at https://procurement.opengov.com/portal/cityofedinburg

SYNONYM

Where in this solicitation package SERVICES is used, its meaning shall refer to the request for qualifications Engineering Services Rotation as specified.

ASSIGNMENT

Respondents are advised that the City of Edinburg shall not allow the successful respondent to sell, assign, transfer, or convey any part of any contract resulting from this RFQ in whole or in part, to a third party without the written approval of the City of Edinburg.

RESPONDENT'S EMPLOYEES

Neither the Respondent nor his/her employees engaged in fulfilling the terms and conditions of this Service Contract shall be considered employees of the City. The method and manner of performance of such undertakings shall be under the exclusive control of the vendor on contract. The City shall have the right of inspection of said undertakings at any time.

INTERPRETATIONS

Any questions concerning the project and/or specifications/requirements with regards to this solicitation for statement(s) of qualifications shall be directed to the designated individuals as outlined in the RFQ. Such interpretations, which may affect the eventual outcome of this request for statements of qualifications, shall be furnished in writing to all prospective Respondents via Addendum. No interpretation shall be considered binding unless provided in writing by the City of Edinburg in accordance with paragraph entitled **"Addenda and Modifications".**

STATUTORY REQUIREMENTS

It shall be the responsibility of the successful respondent to comply with all applicable State & Federal laws, Executive Orders and Municipal Ordinances, and the Rules and Regulations of all authorities having jurisdiction over the work to be performed hereunder and such shall apply to the contract throughout, and that they will be deemed to be included in the contract as though written out in full in the contract documents.

RFQ PREPARATION COSTS

The City of Edinburg shall not be held liable for any costs incurred by any respondent for work performed in the preparation of and production of a RFQ or for any work performed prior to execution of contract.

CONFIDENTIAL INFORMATION

Any information deemed to be confidential by the respondent should be clearly noted on the pages where confidential information is contained; however, the City cannot guarantee that it will not be compelled to disclose all or part of any public record under Texas Public Information Act, since information deemed to be confidential by the respondent may not be considered confidential under Texas Law, or pursuant to a Court order.

VERBAL THREATS

Any threats made to any employee of the City, be it verbal or written, to discontinue the providing of item/material/services for whatever reason and/or reasons shall be considered a breach of contract and the City will immediately sever the contract with the Respondent/Consultant on contract.

RIGHT TO AUDIT

The City of Edinburg reserves the right to audit the vendor's books and records relating to the performance of this contract. The City of Edinburg, at its own expense, shall have the right at all reasonable times during normal business hours and upon at least twenty-four (24) hours' advance notice, to audit, to examine, and to make copies of or extracts from the books of account and records maintained by the vendor(s) with respect to the Supply/Service and/or Purchase Contract. If such audit shall disclose overpayment by City to vendor, written notice of such overpayment shall be provided to the vendor and the amount of overpayment shall be promptly reimbursed by vendor to the City. In the event any such overpayment is not paid within ten (10) business days after receipt of such notice, the unpaid amount of such overpayment shall bear interest at the rate of one percent (1%) per month from the date of such notice until paid.

PAST PERFORMANCE

Respondent's past performance shall be taken into consideration in the evaluation of RFQ submittal.

JURISDICTION

Contract(s) executed as part of this solicitation shall be subject to and governed under the laws of the State of Texas. Any and all obligations and payments are due and performable and payable in Hidalgo County, Texas.

VENUE

The parties agree that venue for purposes of any and all lawsuits, cause of action, arbitration, and/or any other dispute(s) shall be in Hidalgo County, Texas.

CONSIDERATION OF LOCATION OF BIDDER'S PRINCIPAL PLACE OF BUSINESS

The City may give local vendors, whose principal place of business is located within the City of Edinburg, and whose bid is within five percent (5%) of the lowest bid price preference as allowed by Section 271.9051 of the Local Government Code.

AWARD

Respondents are advised that the City of Edinburg is soliciting RFQs and award shall be made to the respondent that in the opinion of the City of Edinburg is the best qualified.

The City of Edinburg reserves the right to award contract(s) based solely on the written proposals. The City also reserves the right to request oral interviews.

FINAL SELECTION AND THE CITY COUNCIL APPROVAL

Selection shall be made of one or more proposers deemed to be fully qualified and best suited among those submitting Proposals on the basis of the evaluation factors included in the Request for Qualifications, if so stated in the Request for Qualifications. Negotiations shall be conducted with the proposers selected. After negotiations have been conducted with each proposer selected, the agency shall select the proposer which, in its opinion, has made the best proposal, and shall award the contract to that proposer. The City may cancel this Request for Qualifications or reject the Qualifications at any time prior to an award, and is not required to furnish a statement of the reasons why a particular proposal was not deemed the most advantageous. Should the City determine in writing and in its sole discretion that only one proposer is fully qualified, or that one proposer is clearly more highly qualified than the others under consideration, a contract may be negotiated and awarded to that proposer. The award document will be a contract incorporating by reference all the requirements, terms and conditions of the solicitation and the contractor's proposal as negotiated. After the selection of the most qualified firm(s), scope of services and billing rates will be negotiated and used as attachments to the City's Professional Services Agreement. This Agreement will then be submitted to the City Council for approval. If the City and the selected firm cannot successfully negotiate an agreement, then the City will enter into negotiations with the next best qualified firm on the evaluation rating list. This procedure may be repeated until one (1) or more firms has been selected and approved by the City Council.

PAYMENT

The City of Edinburg will execute payment by mail in accordance with the State of Texas Pay Law after SERVICES have been completed, introduced to the City, and found to meet City of Edinburg specifications/requirements. No other method of payment will be considered.

CONFIDENTIALITY OF INFORMATION AND SECURITY

Should the successful respondent become the holder of and have access to confidential information in the process of fulfilling its responsibilities in connection with an awarded contract the successful respondent agrees that it shall keep such information confidential and will comply fully with the laws and regulations of the State of Texas, ordinances and regulations of the City, and any applicable federal laws and regulations relating to confidentiality.

EQUAL EMPLOYMENT OPPORTUNITY

Respondent agrees that they will not discriminate in hiring, promotion, treatment, or other terms and conditions of employment based on race, sex, national origin, age, disability, or in any way violate Title VII of 1964 Civil Rights Act and amendments, except as permitted by said laws.

TERMINATION OF CONTRACT

The City of Edinburg reserves the right to terminate the contract if, in the opinion of the City of Edinburg, the successful vendor's performance is not acceptable, no funds are available, or if the City wishes, without cause, to discontinue this contract. Termination will be in written form allowing a 30-day notice.

HISTORICALLY UNDERUTILIZED BUSINESS

Firm(s)/Sub Firm(s) will be required to comply with the President's Executive Order No. 11236 and Order No. 11375 which prohibits discrimination in employment regarding race, creed, color, sex, or national origin. Firm(s)/Sub Firm(s) must comply with the Title VI of the Civil Rights Act of 1964, Minority and Women Owned Business Enterprise standards and affirmative action requirements.

ETHICAL STANDARD

No City official or employee shall have interest in any contract resulting from this bid.

IF YOU HAVE ANY QUESTIONS ABOUT COMPLIANCE, PLEASE CONSULT YOUR OWN LEGAL COUNSEL. COMPLIANCE IS THE INDIVIDUAL RESPONSIBILITY OF EACH PERSON OR AGENT OF A PERSON WHO IS SUBJECT TO THE FILING REQUIREMENT. AN OFFENSE UNDER CHAPTER 176 IS A CLASS "C" MISDEMEANOR.

3.2. INSURANCE REQUIREMENTS

Staff may waive insurance requirements for contracts $0 - $4,999.99, including but not limited to contracts for food, materials, supplies, and construction. Workers' Compensation in amounts which satisfy statutory coverage shall be required for construction projects.

The following insurance requirements will be included in all City contracts of $5,000 - $14,999.99. In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of $100,000 per claim.

Minimum Insurance Requirements

Type of Coverage Limits of Liability

Worker's Compensation Statutory Coverage

Comprehensive General Liability

(City named as additional insured)

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

The following insurance requirements will be included in all **City contracts of $15,000 or more.**

(1) The successful bidder will be required to carry the following insurance coverage and limits of coverage, as well as list the City as an additional insured to liability coverage as requested by the City. In addition, the successful bidder shall provide the City with evidence of coverage and furnish acceptable proof of payment of insurance premiums.

(2) The successful bidder will be required to secure and/or have insurance coverage in force with an admitted property and casualty insurance company licensed by the State of Texas to conduct business in the State of Texas.

(3) In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of $100,000 per claim

Minimum Insurance Requirements

Type of Coverage Limits of Liability

Worker's Compensation Statutory Coverage

Employer's Liability Bodily Injury by Accident:

$100,000 each accident

Bodily Injury by Disease:

$100,000 each employee/$500,000 policy limit

Comprehensive General Liability

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

Comprehensive Auto Liability

Bodily Injury $100,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

City's Protective Liability

Bodily Injury $250,000 each person/$500,000 each occurrence

Property Damage $100,000 each occurrence/$100,000 aggregate

or $500,000 combined single limits

Policies must name the City of Edinburg as an Additional Insured.

Certificates of insurance naming the CITY as an additional insured shall be submitted to the CITY for approval prior to any services being performed by Contractor. Each policy of insurance required hereunder shall extend for a period equivalent to, or longer than the term of the Contract, and any insurer hereunder shall be required to give at least thirty (30) days written notice to the CITY prior to the cancellation of any such coverage on the termination date, or otherwise. This Contract shall be automatically suspended upon the cancellation, or other termination, of any required policy of insurance hereunder, and such suspension shall continue until evidence that adequate replacement coverage is provided to the CITY. If replacement coverage is not provided within thirty (30) days following suspension of the Contract, the Contract shall automatically terminate.

4. Specifications

4.1. Engineering Services RFQ

The selected firm(s) will report to, and operate under, the direction of City of Edinburg's Department of Engineering staff. Must have a Texas Licensed Professionals with superior background, training, and qualifications meeting all requirements of this RFQ, Registered or licensed in the State of Texas, and shall provide services and have staffing covering some or all of the specialized categories listed below:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements
- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improvements
- Structural Engineering (Improvements & Design)
- Hydrology & Hydraulics
- Transportation Evaluation
- Traffic Engineering Services
- Traffic Signal Design
- Environmental Engineering Services
- Civil Engineering
- Mechanical, Electrical & Plumbing (MEP) Engineering Services

All qualified firms or persons shall have current licenses as required under the State of Texas for the provisions of services requested for the City of Edinburg.

Engineering services provided by the chosen firm(s) may include, but may not be limited to:

- Field investigation and data collection
- Feasibility evaluation and alternatives analysis
- Design development and cost estimating
- Preparation of plans, specifications and estimates
- Review and check plans, subdivision and parcel maps, and computations submitted by private developers
- Review of engineering and encroachment permits
- Prepare environmental reports
- Review of environmental and engineering reports and proposals
- Coordination with utility agencies, consultants, and other public agencies
- Organization, participation and presentations at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders
- Preparation of preliminary documents, plans and/or reports including findings and recommendations
- Preparation final documents, plans and/or reports responding to City and other stakeholder comments
- Preparation of handouts and graphical displays for public meetings
- Management and monitoring of capital improvement project
- Management and monitoring of planning projects
- Administration and monitoring of regional, state and federal grants
- General civil engineering support services as assigned

4.2. Submittal Requirements

The RFQ must be submitted according to the instructions outlined herein. Each response should include, at a minimum, the following items not excluding the selection process criteria:

A. Transmittal letter – Indicate interest and commitment to perform services for the City of Edinburg, include contact information (physical address, telephone, fax, cell phone, and email address) for the primary person responsible for your RFQ who will be the point of contact for the City on all correspondence and communications pertaining to the RFQ. State whether any addendums to this RFQ have been received by your firm and whether consideration of their content has been included in your RFQ. The letter must be signed by an officer of the firm who is authorized to bind the firm to contract and shall contain a statement to this effect;

B. Firm Qualification and Experience – Discuss the firm's experience and history in performing engineering and project management services in a timely manner, particularly for other governmental agencies in the past Two (2) years. Discuss the firm's uniqueness to best perform these services for the City. Identify the office location that will be providing the services and the approach to handling part-time staffing needs for smaller assignments.

C. Team Member Qualifications and Experience – Submit resumes summarizing qualifications and experience of project manager, key staff and any support staff likely to be assigned to the work.

D. References – Provide at least three references (names and current phone numbers) from recent work and List all past projects with the City of Edinburg for each proposed team member. Include a brief description of the projects associated with the reference, and the role of the individual.

E. Insurance - Provide information on the types and amounts of insurance carried by the PSP, including General Liability, Auto Coverage, Worker's Compensation, and Professional Liability Coverage. A list of any insurance claims against the firm within the past 5 years.

F. Professional Services Agreement – Provide a statement that the Professional Services Agreement has been read, that the firm will meet the prerequisite insurance requirements, and the firm, if selected, agrees to enter in to such agreement.

G. Contact Information – Each firm must submit the firms two (2) different contact information (Name, Title, Address, Phone Number, Mobile Number, and Email Address).

H. Presentation – Electronic submittal only.

5. Vendor Questionnaire

1. Proposal*

Please upload your entire proposal here as **one complete PDF document**.

Please do not upload multiple files.

*Response required

2. If you have any proprietary documents, please attach the redacted document here.

3. Please upload your current insurance certificate.*

Please upload your current insurance certificate.

*Response required

4. Required Forms

4.1. Please fill out and sign the Conflict of Interest Disclosure form and upload here*

Please download the below documents, complete, and upload.

CONFLICT_OF_INTEREST.pdf

*Response required

4.2. Please fill out and sign the General Questionnaire and upload here*

Please download the below documents, complete, and upload.

GENERAL_QUESTIONNAIRE.pdf

*Response required

4.3. Please fill out the Litigation Disclosure Form and upload here*

Please download the below documents, complete, and upload.

LITIGATION_DISCLOSURE_FORM.pdf

*Response required

4.4. Please fill out and sign HB 89 and upload here*

HB 89

The 85th Texas Legislature approved new legislation, effective Sept. 1, 2017, which amends Texas Local Government Code Section 1. Subtitle F, Title 10, Government Code by adding Chapter 2270 which states that a governmental entity may not enter into a contract with a company for goods or services unless the contract contains a written verification from the company that it:

1) does not boycott Israel; and

2) will not boycott Israel during the term of the contract

Please download the below documents, complete, and upload.

HOUSE_BILL_89_VERIFICATION.pdf

*Response required

4.5. Please fill out and sign the Senate Bill 13 and upload here*

SB 13 ENERGY COMPANY BOYCOTTS

The 87th Texas Legislature approved new legislation, effective Sept. 1, 2021, which amends Texas Local Government Code 2274.001. Subtitle F, Title 10, Chapter 809 which states that a governmental entity may not enter into a contract with a company for goods or services unless the contract contains a written verification from the company that it:

1) does not boycott energy companies and will not boycott energy companies during the term of the Contract. If Respondent does not make that verification, Respondent must so indicate in its Response and state why the certification is not required, or

2) the verification required by Section 2274.002 of the Texas Government Code does not apply to the contract. If circumstances relevant to this provision change during the course of the contract, Respondent shall promptly notify Agency.

Please download the below documents, complete, and upload.

SENATE_BILL_13_VERIFICATION.pdf

*Response required

4.6. Please fill out and sign the Senate Bill 19 and upload here*

SB 19 FIREARM ENTITIES AND TRADE ASSOCIATIONS DISCRIMINATIONS

The 87th Texas Legislature approved new legislation, effective Sept. 1, 2021, which amends Texas Local Government Code Section 1. Subtitle F, Title 10 of the Texas Government Code 2274.002, Respondent verifies that it:

1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and

2) will not discriminate during the term of the contract against a firearm entity or firearm trade association.

If Respondent does not make that verification, Respondent must so indicate in its Response and state why the verification is not required. If circumstances relevant to this provision change during the course of the contract, Respondent shall promptly notify Agency.

Please download the below documents, complete, and upload.

SENATE_BILL_19_VERIFICATION.pdf

*Response required

4.7. Please fill out and sign the Non-Collusion Affidavit and upload here*

NON-COLLUSION AFFIDAVIT

Submitters, by submitting a signed submission, certify that the accompanying submission is not the result of, or affected by, any unlawful act of collusion with any other person or company engaged in the same line of business or commerce, or any other fraudulent act punishable under Texas or United States law.

Please download the below documents, complete, and upload.

CITY_OF_EDINBURG_NONCOLLUSION_AFFIDAVIT.pdf

*Response required

4.8. If awarded the 1295 form will need to be provided.*

CERTIFICATE OF INTERESTED PARTIES (Form 1295)

In 2015, the Texas Legislature adopted House Bill 1295, which added section 2252.908 of the Government Code. The law states that a governmental entity or state agency may not enter into certain contracts with a business entity unless the business entity submits a disclosure of interested parties to the governmental entity or state agency at the time the business entity submits the signed contract to the governmental entity or state agency. The law applies only to a contract of a governmental entity or state agency that either (1) requires an action or vote by the governing body of the entity or agency before the contract may be signed or (2) has a value of at least $1 million. The disclosure requirement applies to a contract entered into on or after January 1, 2016. For more information go to the Texas Ethics Commission web page at

https://www.ethics.state.tx.us/filinginfo/1295/

◯ Yes
◯ No

*Response required

4.9. Please fill out and sign the Conflict of Interest form and upload here*

CONFLICT OF INTEREST

CHAPTER 176 OF THE TEXAS LOCAL GOVERNMENT CODE

Effective January 1, 2006, Chapter 176 of the Texas Local Government Code requires that any vendor or person considering doing business with a local government entity disclose in the Questionnaire Form CIQ, the vendor or person's affiliation or business relationship that might cause a conflict of interest with a local government entity. By law, this questionnaire must be filed with the records administrator of the City of Edinburg not later than the 7th business day after the date the person becomes aware of facts that require the statement be filed. See Section 176.006, Local Government Code. A person commits an offense if the person violates Section 176.006, Local Government Code. An offense under this section is a Class C misdemeanor.

For more information or to obtain Questionnaire CIQ go to the Texas Ethics Commission web page at https://www.ethics.state.tx.us/data/forms/conflict/CIQ.pdf

*Response required

6. Evaluation Criteria

1. Previous Experience with City

Scoring Method:
Points Based
Weight (Points):
10 (*10% of Total*)

2. Overall Qualification of Team

Scoring Method:
Points Based
Weight (Points):
40 (*40% of Total*)

3. Stability and References

Scoring Method:
Points Based
Weight (Points):
15 (*15% of Total*)

4. Ability to meet Schedules and Deadlines

Scoring Method:
Points Based
Weight (Points):
30 (*30% of Total*)

5. Presentation

Scoring Method:
Points Based
Weight (Points):
5 (*5% of Total*)

7. Attachments

A - RFQ Sample Agreement

B - Rules for Electronic Bidding

STATE OF TEXAS	**§**	**AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT RFQ NO. XXXX-XXX**
COUNTY OF HIDALGO	**§**	
CITY OF EDINBURG	**§**	

The City of Edinburg, Hidalgo County, Texas, a municipal corporation, (hereinafter **"City"**) and **PROJECT MANAGEMENT CONSULTANT** (hereinafter **"Consultant"**), are the parties to this Agreement.

RECITALS

WHEREAS, City has authorized staff to request proposals for the On-Call Professional Services, the Consultant shall provide for specific projects as may be requested by the City. Such services shall be defined, scheduled, and authorized in subsequent Task Orders. Services may include, but not be limited to Engineering, PROFESSIONAL SERVICES, and or other as-needed services as stated in Exhibit "A", and

WHEREAS, Consultant has the professional knowledge and abilities to perform the professional engineering and PROFESSIONAL SERVICES; and

WHEREAS, City desires to engage Consultant to render services in connection therewith:

NOW, THEREFORE, City and Consultant do mutually agree as follows:

SECTION I
EMPLOYMENT OF CONSULTANT

A. City agrees to employ Consultant to furnish and provide the Services, as stated in this agreement and **Exhibit "A"**. Upon receipt of Services to the City's satisfaction, the City agrees to pay Consultant as stated in this Agreement.

SECTION II
SERVICES OF CONSULTANT

A. The Consultant shall, in the scope of his work, perform the Services identified in **Exhibit "A"** of this document. City shall provide Consultant with authorization to proceed, after execution of this Agreement.

B. Nothing contained in this Agreement is intended by the parties to create a partnership or joint venture between the parties, and any implication to the contrary is hereby expressly disavowed. It is understood and agreed that this Agreement does not

create a joint enterprise, nor does it appoint either party as an agent of the other for any purpose whatsoever. Except as otherwise specifically provided herein, neither party shall in any way assume any of the liability of the other for acts of the other or obligations of the other.

SECTION III
RESPONSIBILITY OF THE CITY

A. City will facilitate Consultant's work with the following tasks:

1. Provide Consultant with its requirements for the Services.

2. Assist Consultant by providing information reasonably available to the City and pertinent to the Services.

3. Facilitate access to and make provisions for Consultant to enter upon public property as reasonably required for Consultant to perform its Services.

4. Examine all reports, sketches, estimates, drawings, proposals, and other documents presented by Consultant and render in writing decisions pertaining thereto within a reasonable time so as not to delay the Services of the Consultant.

5. Give prompt written notice to Consultant whenever City observes or otherwise becomes aware of any defect in Services.

6. City's representative with respect to interpretation and implementation of the Services and this Agreement will be the City Engineer or such other representative that the City may appoint by written notice to Consultant with whom Consultant will communicate regarding all matters pertaining to this Agreement. Said representative will make all arrangements for consultation by Consultant with employees or designees of City. In addition, said representative shall have authority and responsibility to define and agree upon the scope and specification of the Services, require and receive reports regarding the progress of the Services, and terminate the performance of the Services or any phase thereof in accordance with the provisions of this Agreement.

SECTION IV
RESPONSIBILITIES OF CONSULTANT

A. Consultant shall perform the Services described in **Exhibits "A".**

B. Consultant shall perform its services with care, skill, and diligence, in accordance with the applicable professional standards currently recognized by its profession, and shall be responsible for the professional quality, technical accuracy, completeness, and coordination of all reports, plans, information, and other items and Services furnished under this Agreement. Consultant shall comply with all applicable

federal, state, and local laws, ordinances, codes, and regulations in performing the Services. If Consultant fails to meet applicable professional standards, Consultant shall without additional compensation correct or revise any errors or deficiencies, with or without request to do so by the City.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of Services furnished by Consultant under this Agreement. Consultant shall keep the City informed of the Services performed under this Agreement. In connection with the performance of the Services by Consultant, Consultant agrees to promptly and fully disclose to City any information regarding the Services as City may request.

D. Consultant will develop and maintain a detailed schedule for completion of the Services. The schedule will be a work plan showing activities to be performed and their sequence; and, in addition, activities will contain duration, manpower required, and estimated cost. A preliminary schedule shall be submitted to the City within ten (10) days after execution of a Job Task Order for review and establishment of the level of detail to be included.

E. Consultant will submit monthly progress data for the reporting period which will include the percentage complete and actual start date and actual finish date for all activities worked on by the Consultant during the period. Any changes in delivery dates will be reported. Other information, such as actual hours expended, will be furnished monthly, or as requested, by the City. If requested by the City, schedule update meetings will be held to discuss the results of schedule analysis and necessary action to meet the requirements of the schedule.

F. Consultant shall perform Services necessary to accomplish the work specified in this Agreement, in accordance with this Agreement.

G. City's review or approval of reports, and other services furnished hereunder shall not in any way relieve Consultant of responsibility for the technical adequacy of the work. Neither City's review, approval, or acceptance of, nor payment for any of the Services shall be construed as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

H. Consultant shall be and shall remain liable, in accordance with applicable law, for all damages to City caused by Consultant's negligent performance of any of the Services furnished under this Agreement. Consultant shall not be responsible for any time-delays in the project caused by circumstances beyond Consultant's control.

I. Consultant's obligations under this clause are in addition to the Consultant's other expressed or implied obligations under this Agreement or state law and in no way diminish any other rights that City may have against Consultant for consultant's errors or omissions.

J. All reports, drawings, plans, and other documentation pertaining to the Services become the property of City.

SECTION V
PAYMENT AND FEES

City agrees to pay Consultant for recommendations, reports, design, specifications, and such other services herein contracted for as follows:

A. City hereby agrees to pay a sum not to exceed that which is included in a specific Task Order and authorized by a Notice to Proceed, notwithstanding any contrary indications that may be contained in Consultant's proposal, for services to be performed and reimbursable costs incurred under this Agreement. City shall pay Consultant for services rendered on a lump sum basis pursuant to any specific Task Order and in the manner set forth therein. Consultant shall submit all invoices to City in the manner specified herein. Except as specifically authorized by City in writing, Consultant shall not bill City for duplicate services performed by more than one person. Consultant and City acknowledge and agree that compensation paid by City to Consultant under this Agreement is based upon Consultant's estimated costs of providing the services required hereunder, including salaries and benefits of employees and subcontractors of Consultant. Consequently, the parties further agree that compensation hereunder is intended to include the costs of contributions to any pensions and/or annuities to which Consultant and its employees, agents, and subcontractors may be eligible. City therefore has no responsibility for such contributions beyond compensation required under this Agreement.

B. City is entitled to impose a set-off against payment based on any of the following:

a. Claims have been made against City based on Consultant's conduct in the performance or furnishing of Services, or City has incurred costs, losses, or damages resulting from Consultant's conduct in the performance or furnishing of Services, including but not limited to claims, costs, losses, or damages from workplace injuries, adjacent property damage, and non-compliance with Laws and Regulations;

b. Consultant has failed to take reasonable and customary measures to avoid damage, delay, disruption, and interference with Services and related work;

c. Consultant has failed to provide and maintain required insurance;

d. City has been required to remove or remediate a Hazardous Environmental Condition for which Contractor is responsible;

e. City has incurred extra charges or engineering costs related to submittal reviews, evaluations of proposed substitutes, tests and inspections, or return visits to manufacturing or assembly facilities;

f. Any Services are defective, requiring correction or replacement;

g. City has been required to correct defective Services or has accepted defective Services;

h. Liens have been filed in connection with the Services; or

i. Other items entitle City to a set-off against the payment amount.

C. If City imposes any set-off against payment, City will give Consultant immediate written notice stating the reasons for such action and the specific amount of the reduction, and promptly pay Consultant any amount remaining after deduction of the amount so withheld. City shall promptly pay Consultant the amount so withheld, or any adjustment thereto agreed to by City and Consultant, if Consultant remedies the reasons for such action. The reduction imposed will be binding on Consultant unless it duly submits written notice contesting the reduction within 30 days of receiving City's written notice.

D. All fees payable to Consultant under this Agreement shall be made in full, and without any withholding, deduction, or offset of any state or federal withholding taxes, FICA, SDI, or income taxes, nor shall the City be obligated to pay any of Consultant's employees' taxes. Consultant hereby covenants and agrees that it shall be solely responsible for all taxes, withholding, FICA, SDI, and other similar items (both employee and employer portions) with respect to all fees paid by the City under this Agreement, and agrees to indemnify and hold the City harmless with respect to such taxes and withholding.

E. Consultant and its employees shall not be eligible for, participate in, or be entitled to compensation in lieu of any insurance, benefit, retirement, or other plan or program provided by the City to its employees.

F. Consultant shall provide an invoice in accordance with City regulations. Payment terms shall be net thirty (30) days from receipt of invoice.

G. The City may, at any time, request Consultant to make changes within the scope of the Services or to perform extra work. If any request by the City for a change or extra work causes an increase or decrease in the cost or the time required for performance of the work, or any change to this Agreement, Consultant shall, within fourteen (14) days from the date it receives the City's request, unless the City Engineer grants additional time in writing, submit in writing a proposal for accomplishing such changed or extra work. This proposal shall define, if applicable, any increase or decrease in cost or time of completion or other change to this Agreement. The City must approve

any change orders, pursuant to the City's Code of ordinances and policies and procedures and any other applicable laws of this State, before making the changes. The City will not be liable for any costs incurred by Consultant from performance of a change or extra work prior to issuance of a change order to this Agreement.

H. The total contract price may not be increased because of the changes unless additional money for increased costs is appropriated for that purpose from available funds or is provided for by the authorization of the issuance of time warrants.

I. Prior to and as a condition of final payment to the Consultant following termination or expiration of this Agreement as defined below, the Consultant shall deliver to the City a release in form and substance satisfactory to the City, discharging it and its officers, agents, and employees of all liabilities, obligations, and claims arising out of this Agreement and the performance thereof.

SECTION VI
TERM OF AGREEMENT

A. Except as provided below, this Agreement, and the Services to be performed under it, shall commence on the date this Agreement is executed by both parties, and shall continue thereafter through and the earlier of (i) two (2) years from the date of execution or (ii) until the Services are declared complete in a written instrument signed by the City Engineer and the City Manager. The City shall have the right, in its sole discretion, to extend the term of this Agreement for an additional year upon approval from the City. If approved by City, City shall provide Consultant with a written notice of the approval of the extension.

B. City may terminate this Agreement upon giving 30 days' prior written notice thereof to Consultant. In addition, City shall have the right, upon written notice, to cancel this Agreement immediately if, in the City's sole judgment, the Services rendered by Consultant breach or violate any of the provisions of this Agreement.

C. Upon termination or completion of this Agreement, City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of termination or cancellation. The terms and conditions in this Agreement that by their sense and context are intended to survive the performance hereof by either or both parties hereunder shall so survive the termination, cancellation, or completion of performance of this Agreement.

D. Upon termination or completion of Consultant's Services hereunder or at such other time as may be requested by City, Consultant shall return to City within ten (10) days of termination, completion, or request all documents, records, notebooks, including copies thereof, whether prepared by Consultant or others, in Consultant's possession and related to the Services.

E. The City reserves the right to suspend work on the Services, with or without cause, in whole or in part, upon giving notice to Consultant. Consultant shall resume the Services so suspended when directed to do so by the City. The City shall have no liability to Consultant except for charges for Services performed by Consultant and accepted by the City prior to receipt of notice of suspension of Services. If only a portion of the Services are suspended, Consultant shall be compensated only for Services of which are not suspended and are actually performed during such suspension.

F. Upon termination of this Agreement or suspension of Services under this Section, the City may take over the work and may obtain the services of another entity to complete the work under this Agreement.

SECTION VII
MINIMUM INSURANCE REQUIREMENTS

Consultant shall be adequately insured and carry liability, workers compensation, automobile insurance and professional liability for injury to its employees and others incurring loss or injury as a result of the acts of Consultant or its employees. In accordance with City ordinances, Consultant shall be required to hold the following minimum insurance coverage throughout the duration of this agreement:

A. Workers Compensation
In accordance with State statute.

B. Comprehensive General Liability

1. Bodily Injury
$250,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

C. Comprehensive Auto Liability
1. Bodily Injury
$100,000 each person
$500,000 each occurrence
2. Property Damage
$100,000 each occurrence
$100,000 aggregate
or $500,000 combined single limits

D. City's Protective Liability

1. Bodily Injury

$250,000 each person
$500,000 each occurrence

2. Property Damage

$100,000 each occurrence
$100,000 each aggregate

or $500,000 combined single limits

E. Professional Liability

1. Professional

$1,000,000 per claim and in the aggregate

F. Evidence of the above insurance coverage is attached as Exhibit ”B” and the City of Edinburg shall be listed as an additional insured.

G. If at any time and for any reason Consultant fails to provide, maintain, keep in force and effect, or deliver to the City proof of, any of the insurance required and such failure continues for ten (10) days after Notice thereof from City to Consultant, City may, but shall have no obligation to, procure single interest insurance for such risks covering City (or, if no more expensive, the insurance required by this Agreement), and Consultant shall, within ten (10) days following City’s demand and Notice, pay and reimburse City therefor with interest at Prime Rate plus 2%, the Prime Rate being that in place on the date of Notice, from the date of payment by the City until repayment of City in full by Consultant.

H. With respect to each and every one of the insurance policies required to be obtained, kept, or maintained under the terms of this Agreement, on or before the date on which each such policy is required to be first obtained and at least fifteen (15) days before the expiration of any policy required hereunder previously obtained, Consultant shall deliver evidence reasonably acceptable to City showing that such insurance is in full force and effect.

I. Consultant hereby agrees as follows:

1. To punctually pay or cause to be paid all premiums and other sums payable under each insurance policy required to be obtained, kept, and maintained pursuant to this Lease;

2. To maintain in full force and effect the policies required to be carried to the extent so required to be carried pursuant to the terms hereof;

3. To ensure that all Casualty Proceeds are paid to the Party entitled to receive same;

4. Not, at any time, to take any action (or omit to take action) which action (or omission) would cause any insurance policies required to be obtained, kept, and maintained under this Lease to become void, voidable, unenforceable, suspended, or impaired in whole or in part or which would otherwise cause any sum paid out under any such insurance policy to become repayable in whole or in part; and

5. Promptly deliver Notice to City of any facts or circumstances of which it is aware which, if not disclosed to its insurers or re-insurers, is likely to affect adversely the nature or extent of the coverage to be provided under any insurance policy required hereunder.

SECTION VIII
ALTERNATE DISPUTE RESOLUTION/NEUTRAL PARTY

A. If any dispute, controversy, or claim between or among the Parties arises under this Agreement or is related in any way to this Agreement or the relationship of the Parties hereunder (a "Dispute"), the Parties shall first attempt in good faith to settle and resolve such Dispute by meeting at a mutually agreeable time and place to discuss the Dispute within seven (7) days following the original written notice of any Dispute by the party making such a claim. The Parties shall seek to resolve the Dispute in writing within fourteen (14) days following the original written notice of any Dispute by the party making such a claim.

B. If a mutual resolution and settlement are not obtained at the meeting, the Parties shall participate in good faith in formal mediation, within thirty (30) days following the original written notice of any Dispute, with a mutually agreeable mediator at a mutually agreeable time and place. No settlement reached under this provision shall be binding on the Parties until reduced to a writing signed by a representative of Contractor and the City Manager. Unless the parties expressly agree otherwise, each party shall bear its own costs and legal and expert fees incurred in the mediation, and evenly share the costs of the mediator. If after proceeding in good faith the parties, with the assistance of a neutral mediator, do not resolve the dispute within forty-five (45) days following the original written notice of any Dispute, the parties may proceed in accordance with Section IX below.

SECTION IX
CONTROLLING LAW, MANDATORY VENUE, AND FEES AND EXPENSES

A. After exhausting the procedures set forth above, either party may initiate litigation to resolve the dispute. The Law of the State of Texas shall control the Dispute. Venue is mandatory in in State courts located in Hidalgo County, Texas.

B. In the event of any litigation between the parties, the parties shall bear their own costs, including attorneys' fees and expenses.

SECTION X
INDEMNIFICATION

A. To the maximum extent allowed by law, Consultant agrees to and shall indemnify, hold harmless, and defend City, its officers, agents, and employees from any all claims, losses, causes of action and damages, suits and liability of every kind, including all expenses of litigation, court costs, and attorney's fees for injury to or death to any person or for damage to any property, arising out of or directly connected with the negligent or willful conduct of Consultant, its agents, officers and employees, carried out in furtherance of this Agreement.

B. Consultant agrees to assist City in defense of claims or litigation brought against the City related to this project, including any claims related to design or any other services provided by consultant regarding this agreement.

SECTION XI
LIMITATION OF LIABILITY

A. Consultant agrees to limit the City's liability arising from City's acts, errors, or omissions such that the total liability of City shall not exceed Consultant's total fees paid by the City to Consultant for the Services rendered pursuant to the Task Order which is the subject matter of the claim. Consultant agrees that City will not be liable for any indirect, incidental, special, or consequential punitive or multiple damages, including without limitation any damages resulting from loss of use, loss of business, loss of revenue, loss of profits, or loss of data, arising in connection with this Agreement, Consultant's performance of Services, or of any other obligations relating to this Agreement, even if City has been advised of the possibility of such damages. The foregoing limitation of liability shall apply to the maximum extent allowed by law for limitation of City's liability, regardless of the cause of action under which such damages are sought.

SECTION XII
AGREEMENT CONSTRUCTION

A. The headings of the Sections contained in this Agreement are for reference purposes only, and shall not affect the meaning or interpretation of this Agreement. The parties have been advised by counsel in connection with this Agreement. This Agreement shall be construed and interpreted in accordance with the plain meaning of its language, and not for or against either party, and as a whole, giving effect to all of the terms, conditions, and provisions of this Agreement. Nothing contained in this Agreement shall be deemed to confer any right or benefit on any person who is not a party to this Agreement.

SECTION XIII
NO PENDING LITIGATION

A. Consultant represents that there is no action, proceeding, inquiry, or investigation, at law or in equity, before any court, arbitrator, governmental or other board or official, pending to the best knowledge of Consultant threated against or affecting the Consultant or any subsidiaries of the Consultant, questioning the validity or any action taken or to be taken by the Consultant in connection with the execution, delivery, and performance by the Consultant of this Agreement to which the Consultant may be a party or seeking to prohibit, restrain, or enjoin the execution, delivery, or performance by the Consultant hereof or thereof, where in an unfavorable decision, ruling, or finding (i) would adversely effect the validity or enforceability of, or the authority or ability of the Consultant to perform, its obligations under this Agreement to which the Consultant may be party or (ii) would have an adverse effect on the consolidated financial condition or results of operations of the Consultant or on the ability of the Consultant to conduct its business as presently conducted or as proposed or contemplated to be conducted.

SECTION XIV
SEVERABILITY

A. If any term or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder of the provisions of this Agreement shall remain in full force and effect and shall in no way be affected, impaired or invalidated.

SECTION XV
NOTICE

A. Any notices to be given under this Agreement shall be in writing, (i) sent by registered or certified mail, postage prepaid, return receipt requested or (ii) sent by nationally recognized overnight courier (e.g. Federal Express) with electronic tracking, and addressed to such party as follows:

(a) Notices to the City:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Manager

With a copy to:

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539
Attn.: City Attorney

(b) Notices to Consultant:

Address
City, State Zip Code
Attn.: Contact

B. Such Notices shall be deemed delivered (i) in the case of U.S. mail in the manner provided above, three (3) business days after posting or (ii) if sent by nationally recognized overnight courier with electronic tracking service, the next business day after depositing same with such overnight courier before the overnight deadline and if deposited with such courier after such deadline, then the next succeeding business day.

SECTION XVI
NON-APPROPRIATIONS

A. Notwithstanding anything in the Agreement to the contrary, any and all payments which the City is required to make under this Agreement shall be subject to annual appropriation or other availability of funds, as certified by the Director of Finance.

B. If the City cannot appropriate sufficient funding, then either party has the right to terminate the Agreement by providing ten (10) days' written notice to the other party.

SECTION XVII
SUCCESSORS AND ASSIGNS

City and Consultant each bind themselves, their partners, successors, executors, administrators, and assigns to the other party of the Agreement in respect to all covenants of this Agreement. Neither City nor Consultant shall assign, sublet, or transfer interest in this Agreement without written consent of the other.

SECTION XIX
CONFLICT OF TERMS

If any of the terms of this Agreement conflict in any respect with any of the terms of the attached Exhibits or any current or future Job Task Orders, the terms of this Agreement shall be controlling.

SECTION XX
NO WAIVERS OR ACCORD AND SATISFACTION

A. This Agreement may be amended only by written instrument signed by all parties.

B. No failure or delay of any Party, in any one or more instances (i) in exercising any power, right, or remedy under this Agreement or (ii) in insisting upon the

strict performance by the other Party of such other Party's covenants, obligations, or agreements under this Lease, shall operate as a waiver, discharge, or invalidation thereof, nor shall any single or partial exercise of any such right, power, or remedy or insistence on strict performance, or any abandonment or discontinuance of steps to enforce such a right, power, or remedy or to enforce strict performance, preclude any other or future exercise thereof or insistence thereupon or the exercise of any other right, power, or remedy. The covenants, obligations, and agreements of a defaulting Party and the rights and remedies of the other Party upon a default shall continue and remain in full force and effect with respect to any subsequent breach, act, or omission.

C. Without limiting the generality of the above, the receipt by City of any Services with knowledge of a breach by Consultant of any covenant, obligation, or agreement under this Agreement shall not be deemed or construed to be a waiver of such breach. No acceptance of Services or payment to Consultant shall be deemed to be other than on account of the earliest installment of the amounts due under this Agreement, nor shall any endorsement or statement on any check, or any letter accompanying any check, wire transfer or other payment, be deemed an accord and satisfaction. City may accept services or make payment without prejudice to its rights under this Agreement or pursue any remedy provided in this Agreement or provided otherwise by law or equity.

Section XXI
Notice of Governing Law for State and Federal Grant Projects

The Consultant agrees to abide by all applicable laws and regulations and to make all applicable records and other documentary data available at any time for the purpose of an audit and to ensure compliance with relevant State and federal laws, including but not entirely limited to, those provisions found any future Job Task Orders.

EXECUTED by the parties in triplicate originals on this _____ day of _____, 202___.

CITY OF EDINBURG:

BY:_____
Myra L. Ayala, City Manager
City of Edinburg
415 W. University Dr.
P.O. Box 1079
Edinburg, Texas 78540
Phone: (956) 388-8207
Fax: (956) 383-7111

ATTEST:

BY:_____
Clarice Y. Balderas, City Secretary

APPROVED AS TO FORM:

BY:_____
Josephine Ramirez Solis, City Attorney

PROFESSIONAL SERVICES CONSULTANT

BY:_____
XXXXXXXXXX
President / Owner
XXX Address
City, State Zip Code
Phone: (xxx) xxx-xxxx
Email: xxxx@xxxxxx.com

Attachments: Exhibit "A" RFQ xxxx-xxx, Scope of Services and Proposal
Exhibit "B" Insurance

EXHIBIT “A” TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX

EXHIBIT "B" TO AGREEMENT BETWEEN THE CITY OF EDINBURG AND PROJECT MANAGEMENT CONSULTANT FOR PROFESSIONAL SERVICES PURSUANT TO RFQ NO. XXXX-XXX





Statement of Qualifications

for

Engineering Services Rotation

RFQ #2024-9

Submittal Due:
July 16, 2024 at 3:00 PM





B2Z ENGINEERING
900 S. Stewart Rd. Suite 4 • Mission, TX 78572
(956) 585-3773

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(Acknowledged and uploaded individually on OpenGov Portal)

- Conflict of Interest Disclosure
- General Questionnaire
- Litigation Disclosure Form
- HB 89 Verification Form
- SB 13 Verification Form
- SB 19 Verification Form
- Non-Collusion Affidavit
- Conflict of Interest Questionnaire

Tab I – Transmittal Letter

B2Z ENGINEERING

July 16, 2024

Mr. Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

RE: Statement of Qualifications for Engineering Services Rotation
Request for Qualification (RFQ) No. 2024-9

Dear Mr. Hinojosa,

B2Z Engineering, LLC (B2Z) is pleased to present our Statement of Qualifications (SOQ) in response to the City of Edinburg's solicitation for Engineering Services. B2Z is excited and pleased to express our interest and commitment to **continue** providing quality Engineering Services to the City of Edinburg as outlined in the above-referenced RFQ.

B2Z is a **HUB**, **DBE, MBE**, and **WBE** certified engineering consulting and materials testing firm known for its ability to build positive working relationships with our clients. We have extensive experience in providing Engineering Services to the City of Edinburg and stand ready to continue providing those services via this contract.

We have assembled a **uniquely qualified** group of **LOCAL TALENT** with extensive knowledge and technical expertise in a multitude of disciplines including **civil engineering**, **structural/bridge engineering**, street infrastructure evaluation and improvements, pavement management and improvements (**pavement design**), **roadway design**, transportation evaluations, traffic signal design, **hydrology and hydraulics** (drainage analysis and design), erosion and sediment control design, **geotechnical engineering**, and **construction materials testing**. B2Z's team, consisting of professional engineers, technicians, and support staff, operates our **state-of-the-art**, **AASHTO-accredited, TxDOT & USACE-certified** laboratory in Mission. B2Z is equipped and prepared to continue to meet all schedule demands and adhere to all quality standards set by the City of Edinburg.

B2Z's proposed **Senior Project Manager, Mr. Reza Badiozzamani, PE, CFM** will serve as the primary contact person responsible for matters regarding our SOQ. He is located at 900 S. Steward Rd, Ste. 2, Mission, TX office and can be contacted by telephone at (956) 585-3773 or by email at Reza@B2ZEng.com. B2Z acknowledges that no addendums to the RFQ were issued.

Ms. Aisha Gonzalez, Principal of B2Z Engineering, LLC, is authorized to bind the firm to a contract with the City of Edinburg. She is located at 900 S. Steward Rd, Ste. 12, Mission, TX, and can be contacted by telephone at (956) 566-3421 or by email at Aisha@B2ZEng.com.

Please allow me to be the first to say that we sincerely appreciate the opportunity to present our statement of qualifications in response to the City of Edinburg's request. We look forward to the opportunity to continue our working relationship with the city, should we be selected. We thank you for your time, consideration, and attention.

Respectfully,

Aisha Gonzalez
President

Tab II – Firm Qualification and Experience

Firm Introduction

B2Z Engineering, LLC (B2Z) is a **premier engineering consulting firm established in 2009** and licensed through the State of Texas as a Professional Engineering Firm (TBPE #F-11187). B2Z is **100% LOCALLY OWNED AND OPERATED** and has been headquartered in the Rio Grande Valley since 2009. We are a **Woman-Owned Minority Business** with engineering offices and materials testing laboratories in Mission, Brownsville, Seguin, Houston, and Austin.

B2Z has a uniquely qualified group of **LOCAL TALENT** with extensive experience and knowledge in the fields of:

- **Civil Engineering**
- **Structural/Bridge Engineering**
- **Street Infrastructure Evaluation & Improvements**
- **Pavement Management and Improvements (Pavement Design)**
- **Roadway Design**
- **Transportation Evaluation**
- **Hydrology & Hydraulics (Drainage Analysis and Design)**
- **Erosion & Sediment Control Design**
- **Project Management**



Office Providing Services

900 S. Stewart Road, Suite 4
Mission, TX 78572

Contact Person

Mr. Reza Badiozzamani, PE, CFM
Reza@B2ZEng.com
(956) 585-3773

B2Z Certifications & Accreditations:

- **AASHTO Accredited Laboratory**
- **USACE Certified Laboratory**
- **TxDOT Certified Laboratory**
- Disadvantaged Business Enterprise (DBE)
- Women's Business Enterprise (WBE)
- Minority Business Enterprise (MBE)
- Historically Underutilized Business (HUB)
- Texas Board of Professional Engineers (F-11187)
- Small Business Administration Certified (SBA) 8(a)
- Woman Owned Small Business (WOSB)
- Economically Disadvantaged Woman Owned Small Business (EDWOSB)
- Hispanic American Business Enterprise (HABE)
- Small Business Enterprise (SBE)
- Administratively Qualified with Texas Department of Transportation

Services under this contract will be performed out of our Mission office. Additional support, if needed, will be provided from our regional offices in Brownsville, Seguin, Houston, and Austin. B2Z's Mission Engineering & Laboratory Offices employ over 50 professional and technical personnel. Services performed out of this office include but are not limited to civil engineering, bridge design, roadway design, drainage design, construction and/or project management, construction engineering & inspection, geotechnical engineering & testing, and construction materials testing.

Statement of Interest

B2Z has an executed contract with the City of Edinburg to provide professional engineering services as needed. We are ready and able to continue to provide these services. The team assembled for this pursuit is adequately staffed and has the capability to perform the services required. Our team was constructed with the simple goal of being able to provide the City of Edinburg with the highest level of service and necessary resources to ensure the successful completion of all assigned projects. The B2Z team offers extensive first-hand employment experience with local, state, and federal entities and is fully cognizant of all applicable federal, state, and local codes, regulations, and standards relating to transportation infrastructure projects that the City of Edinburg may assign.

B2Z is contracted by various entities to provide **professional engineering services**. These entities include, but are not limited to, the Cities of Edinburg, McAllen, Mission, Hidalgo County, Hidalgo County Drainage District No. 1, Hidalgo County

Regional Mobility Authority, Hidalgo County Urban County Program, and the Texas Department of Transportation (TxDOT). B2Z recently competed on a **statewide TxDOT Bridge On/Off Replacement contract** and was **1 of 19 firms (out of 73 responsive firms) awarded a 5-year contract not to exceed $5M.**

Unique Qualifications

B2Z's team of designers and technicians have worked on various types of projects, including, but not limited to; building construction, parks and recreational facilities, parking lots, detention and drainage facilities, water towers, rural roadways, controlled access expressways, and bridge/structural design in; timber, concrete, steel, pre-stressed beam, pre-stressed box beam, pre-stressed U-beam, pan girder, steel plate girder, single column bent, multi-column bent, cantilevered and straddle bent, and strut & tie modeling. In addition to our broad design experience, B2Z has widespread experience with meeting, and in most cases exceeding, aggressive project schedules with short deadlines.

Through the years, our team of professionals has earned a reputation for taking a prominent role in the design and construction of public and private projects. **Whether we are working on a large/small project, we give each task the same attention to technical excellence and quality control while maintaining responsiveness.**

The B2Z business model is to develop trusted relationships by being responsive, providing top-notch customer service, and delivering reliable effective solutions to our clients in a way that minimizes construction costs and expedites construction timelines.

B2Z is very familiar with Plans, Specifications, and Estimates (PS&E) projects which typically consist of varying elements of design including grading, rigid pavement, flexible pavement, lime treated subgrade, flexible base, bridges, storm drain systems, rural drainage systems, environmental design, traffic control, traffic signals, signing, delineation, pavement markings, high mast illumination, safety lighting, embankments and retaining walls.

B2Z's staff is pre-certified in a multitude of categories and has years of experience in working on the design and plan production of highway and bridge structures, in accordance with the latest AASHTO and LRFD design manuals and TxDOT requirements. The following table shows B2Z's current TxDOT pre-certifications:

B2Z Engineering, LLC - Areas of Certification (TxDOT Pre-Certs.)			
1.1.1	POLICY PLANNING	**11.6.1**	CONSTRUCTION SCHEDULE SUPPORT-GENERAL
1.2.1	SYSTEMS PLANNING	**11.8.1**	CONSTRUCT SCHEDULE SUPPORT-SCHED BRIDGE & INTERCHANGE PROJ
1.3.1	SUBAREA/CORRIDOR PLANNING	**11.9.1**	RAILROAD COORDINATION MANAGEMENT DURING CONSTRUCTION
1.4.1	LAND PLANNING/ENGINEERING	**11.10.1**	CONSTRUCTION RECORD KEEPER
1.6.1	MAJOR INVESTMENT STUDIES	**12.1.1**	ASPHALTIC CONCRETE PRODUCTION
1.8.1	PUBLIC INVOLVEMENT	**12.1.2**	PORTLAND CEMENT CONCRETE
1.9.1	GEOGRAPHIC INFORMATION SYSTEM (GIS) AND DATA ANALYSIS	**12.1.3**	MATERIALS ENGINEERING
3.2.1	ROUTE STUDIES & SCHEMATIC DESIGN	**12.1.4**	ASPHALTIC CONCRETE PLACEMENT
4.2.1	ROADWAY DESIGN	**12.1.5**	PORTLAND CEMENT CONCRETE PLACEMENT
4.4.1	FREEWAY INTERCHANGES	**12.1.6**	EMBANKMENT/SUBGRADE/BACKFILL/BASE PRODUCTION
4.5.1	CONSTRUCTABILITY REVIEW	**12.1.7**	EMBANKMENT/SUBGRADE/BACKFILL/BASE PLACEMENT
5.2.1	BRIDGE DESIGN	**12.2.1**	CONCRETE PLANT INSPECTION AND TESTING
5.3.1	MULTI-LEVEL INTERCHANGE DESIGN	**12.2.2**	PREFABRICATED STRUCTURAL MATERIALS FABRICATION PLANT INSPECTION

5.5.1	BRIDGE & NON-BRIDGE CLASS CULVERT AND INLET DESIGN	**12.2.5**	HOT MIX ASPHALT (HMA) PLANT INSPECTION AND TESTING
6.1.1	ROUTINE BRIDGE INSPECTION TEAM LEADER	**12.4.1**	PAVEMENT DESIGN SERVICES
7.1.1	TRAFFIC ENGINEERING STUDIES	**12.5.1**	PAVEMENT EVALUATION
8.1.1	SIGNING, PAVEMENT MARKING & CHANNELIZATION	**14.1.1**	SOIL EXPLORATION
9.1.1	BICYCLE AND PEDESTRIAN FACILITY DEVELOPMENT	**14.2.1**	GEOTECHNICAL TESTING
9.4.1	BIKEWAY DESIGN	**14.3.1**	TRANSPORTATION FOUNDATION STUDIES
10.1.1	HYDROLOGIC STUDIES	**14.4.1**	BUILDING FOUNDATION STUDIES
10.2.1	ROADWAY HYDRAULIC DESIGN	**14.5.1**	EVALUATION & DESIGN OF GEOTECHNICAL RELATED STRUCTURES
10.5.1	BRIDGE SCOUR EVALUATIONS AND ANALYSIS	**18.3.1**	UTILITY ADJUSTMENT COORDINATION
11.1.1	ROADWAY CONSTRUCTION MANAGEMENT AND INSPECTION	**18.6.1**	UTILITY MANAGEMENT & COORDINATION OVERSIGHT
11.2.1	BRIDGE CONSTRUCTION MANAGEMENT AND INSPECTION	**22.3.1**	OWNER VERIFICATION – LABORATORY MANAGER
11.3.1	CONSTRUCTION SUPERINTENDENT	**23.8.1**	CLAIMS ANALYSIS AND MANAGEMENT
11.4.1	ENVIRONMENTAL INSPECTIONS	**23.13.1**	PROJECT OFFICE OPERATIONS
11.5.1	CONSTRUCTION SCHEDULING PROJECT MANAGER		

Meeting Timeline Requirements & Staffing



We have staff available to begin work immediately for any size project (part-time or full-time). On all B2Z projects, we are cognizant that maintaining a predictable project schedule is paramount to successful project delivery. The B2Z team prides itself on meeting, and often exceeding the schedules developed by our clients and project owners. We have developed a system for project schedule monitoring that has proven itself on over $1B worth of construction contracts. As a function of our proven system, we develop a schedule early in the process to ensure that we have the appropriate staffing levels assigned to the critical path components. This schedule is developed in conjunction with both the client and any other project stakeholders with consideration of the major project milestones and anticipated project hurdles. **B2Z has committed the services of experienced personnel who know and understand the tasks required to perform municipal projects.** This will undoubtedly allow us to keep ahead of schedule and add additional resources as appropriate. A few examples of our previous successes in this arena are as follows:

- B2Z was contracted to provide engineering services that included a feasibility study and design of a 46-foot-wide (overall width), 1,450-foot-long proposed bridge consisting of Tx62 prestressed girders to replace an existing lower deck truss bridge and approaches at SH 174 over the Brazos River in Hill County. **Due to fast-track negotiations with the TxDOT Waco District, B2Z was able to exceed the project schedule on a Cat 6a Bridge Replacement project that was programmed for letting in FY 2022 and position the project to receive funding in FY2019.** We worked with the FHWA and TxDOT to facilitate concurrent reviews and expedited our response time for all comments they had. This accelerated schedule was needed because the structure was considered structurally deficient, and as such we (and the client) felt it prudent to replace it as early as possible to ensure the safety of the traveling public.
- B2Z was contracted to provide engineering services that included design for SH 6 over Lake Waco and FM 116 at SH 9 overpass next to Fort Hood. Due to the impending expiration of project funds, B2Z met an aggressive accelerated 6-month design schedule for approach roadway work and two (2) independent bridge replacement projects for TxDOT. Since project funding was set to expire if these deadlines were not met, we developed a Plan of Action which included additional staffing and around-the-clock work to complete the PS&E package. We

ultimately **finished the project two (2) weeks ahead of schedule and the quality of deliverables was to the client's satisfaction.**

- B2Z encountered numerous redesigns during the construction phase services on the SH 31 project in Waco. Most redesigns resulted from streamlining construction phasing agreed to by the Contractor and TxDOT. Temporary shoring, temporary drainage, adjustments to inlet or storm sewer locations, and salvaging existing drainage all required redesign but did not impact construction milestone completion dates or budget. B2Z proposed multiple solutions and conducted a cost/benefit analysis to select the best solution. As the Engineering Firm of Record, we met with the contractor weekly to make rapid changes to the traffic control plan (TCP) to mitigate traffic issues due to weather. As a result of rapid TCP adjustments, **the Contractor earned all early finish bonuses and opened the freeway six (6) months early and the project remained on budget.**

B2Z FIRM CERTIFICATIONS



Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: 1371580878100
Approval Date: August 19, 2021
Scheduled Expiration Date: August 19, 2025

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

B2Z Engineering, LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **August 19, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

HUB Certified Firm



Texas Department of Transportation

Texas Unified Certification Program

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE** in accordance with Federal Regulations 49 CFR, Part 26

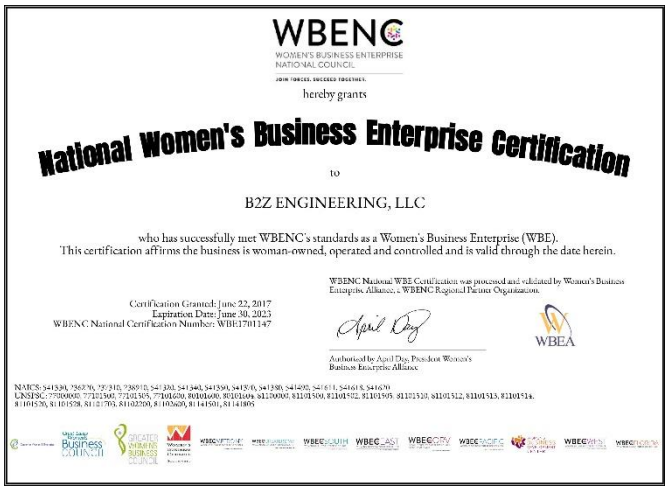
B2Z ENGINEERING, LLC (VN 23626)

This Certificate is subject to suspension or revocation, and DBE information verification annually, upon the anniversary month.

Current certification information will be listed in the TUCP Directory. The TUCP Directory website is www.txdot.gov

Tamela C. Saldana, Ph.D., Director
DBE & SBE Programs
Office of Civil Rights

DBE Certified Firm



WBENC
WOMEN'S BUSINESS ENTERPRISE NATIONAL COUNCIL

hereby grants

National Women's Business Enterprise Certification

to

B2Z ENGINEERING, LLC

who has successfully met WBENC's standards as a Women's Business Enterprise (WBE).
This certification affirms the business is woman-owned, operated and controlled and is valid through the date herein.

Certification Granted: June 22, 2017
Expiration Date: June 30, 2023
WBENC National Certification Number: WBE1701147

WBENC National WBE Certification was processed and validated by Women's Business Enterprise Alliance, a WBENC Regional Partner Organization.

Authorized by April Day, President Women's Business Enterprise Alliance

WBEA

NAICS: 541330, 750270, 750310, 738910, 541330, 541340, 541350, 541370, 541380, 541490, 541611, 541618, 541620
UNSPSC: 77101500, 77101501, 77101505, 77101506, 80101600, 80101604, 81120000, 81101500, 81101502, 81101505, 81101510, 81101512, 81101513, 81101514, 81101520, 81101528, 81121703, 81102200, 81102600, 81141501, 81141005

WBEC Certified Firm



THIS CERTIFIES THAT

B2Z Engineering, LLC

NMSDC
National Minority Supplier Development Council

* Nationally certified by the: **SOUTHWEST MINORITY SUPPLIER DEVELOPMENT COUNCIL**

*NAICS Code(s): 541330; 541380; 237310; 236220; 541340; 541350; 541490; 541611; 541618; 541620

* Description of their product/services as defined by the North American Industry Classification System (NAICS)

06/01/2022 — **Issued Date**

AU02385 — **Certificate Number**

Ying McGuire
NMSDC CEO and President

06/01/2023 — **Expiration Date**

Karen Box President/CEO

By using your password (NMSDC issued only), authorized users may log into NMSDC Central to view the entire profile: http://nmsdc.org

Certify, Develop, Connect, Advocate.

* MBEs certified by an Affiliate of the National Minority Supplier Development Council, Inc.®

MBE Certified Firm

B2Z Projects

B2Z is currently providing professional engineering services on the City of Edinburg's Schunior Road Improvement Project. We are well versed in how the City likes to conduct its business. B2Z has provided professional engineering services to governmental agencies throughout the State of Texas including, but not limited to, the City of McAllen, the City of Mission, Hidalgo County, Hidalgo County Drainage District No. 1, and the Texas Department of Transportation (TxDOT). Below is a listing of recent projects completed or currently in process.

Schunior Road Improvements – Widening, Sidewalks, Bridge Replacement, ROW Acquisition

Client: City of Edinburg

Contact: Mr. Mardoqueo Hinojosa, P.E., CFM – Ph. (956) 388-8211

Description/Scope: B2Z was contracted by the City of Edinburg to develop schematic alternatives & PS&E for roadway and drainage improvements to Schunior Rd. from Closner Road to McColl Road This project is 2.5 miles in length and ROW varies from 40ft to 100ft throughout. The City had included this project in its 2018 roadway bond issuance proposing to widen it to 4 lanes, improve the deteriorated Rail Road Crossing, add sidewalks due to its proximity to UTRGV, replace and/or widen a prestressed box beam bridge over a drainage ditch, and warrant traffic signals at Jackson Rd. and McColl Rd. Construction documents include typical sections, estimated quantities, traffic control plan, removal plan, roadway plan and profile, utility plan, EPIC, SW3P, and earthwork cross-sections.





Mile 17 ½ from Depot Road East to Mon Mack Road

Client: Hidalgo County Precinct No. 4

Contact: Honorable Commissioner Ellie Torres – Ph. (956) 383-3112

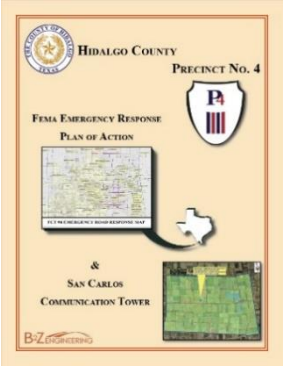
Description/Scope: B2Z worked with the City of McAllen to develop an interlocal agreement between the City and Hidalgo County Precinct No. 4 for the Mile 17 ½ project. B2Z was contracted by Hidalgo County Precinct 4 to provide schematic, PS&E, pavement design, hydrologic studies, environmental services, public involvement, utility coordination services, uncontrolled mapping, and office surveys.

Emergency Response Plan of Action & San Carlos Communication Tower Mapping

Client: Hidalgo County Precinct 4

Contact: Honorable Joseph Palacios – Ph. (956) 383-3112

Description/Scope: B2Z was contracted by Hidalgo County to perform feasibility studies including preliminary design values, uncontrolled mapping, and preliminary ROW. Exhibits were generated for 72 locations within the precinct that were damaged due to flooding. These exhibits included city limits, county jurisdiction, on/off system roads, damaged limits, and construction cost estimates. Overall exhibits highlighting the adversely impacted areas within the precinct were developed.



Project Specific Emergency Response Engineering Analysis

Client: Hidalgo County Precinct No. 4

Contact: Honorable Joseph Palacios – Ph. (956) 383-3112

Description/Scope: B2Z was contracted to provide professional engineering services to Hidalgo County Precinct No. 4 for the emergency response engineering analysis of 18 locations through the precinct jurisdiction. The analysis included establishing basic design concepts, project controls and a general scope for the project, as well as creating overall project exhibits highlighting the impacted areas overlayed on Aerial Imagery, developing drainage area maps, project location maps, floodplain and outfall maps and digital elevation maps. This contract and task order are 100% complete.





Brushline Road – PS&E, Hidalgo County, Texas

Client: Hidalgo County Precinct 4

Contact: Hon. Joseph Palacios – Ph. (956) 383-3112

Description/Scope: B2Z was contracted to provide professional engineering services to Hidalgo County Precinct No. 4 for the needed roadway improvements to Brushline Road from FM 490 to SH 186. This project was 1.2 miles long which scope of work included feasibility studies, and roadway design controls (geometric design, general guidelines for project development, grading design, and pavement design), drainage mapping, signings, markings and signalization, as well as traffic control planning.

Tower Road, Cesar Chavez Road, and San Juan Road Bridge Repairs

Client: Hidalgo County Precinct No. 2

Contact: Honorable Commissioner Eduardo "Eddie" Cantu – Ph. (956) 787-1891

Description/Scope: B2Z was contracted by Hidalgo County Precinct 2 to develop full PS&E for the roadway and bridge improvements for the off-system bridge replacements at Tower Rd, Cesar Chavez Rd., San Juan Rd, and a bridge class culvert at Highline Rd. all crossing the South Floodwater Channel. These projects included structural analysis, geotechnical engineering, and bridge design. Construction documents include roadway and bridge typical sections, bridge layouts, abutment details, span sheets, and interior bent details.





Regional Linear Park Project

Client: Hidalgo County Precinct No. 2

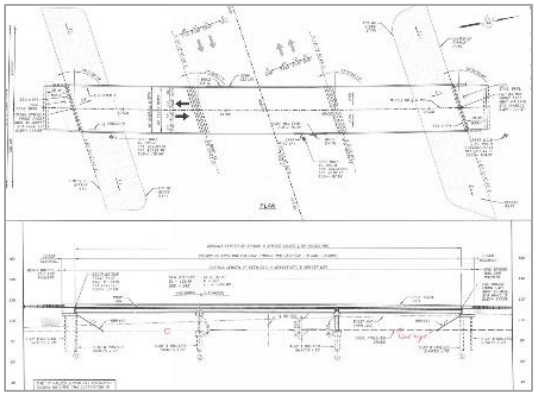
Contact: Honorable Commissioner Eduardo "Eddie" Cantu – Ph. (956) 787-1891

Description/Scope: B2Z was contracted to provide professional engineering services to Hidalgo County Precinct No. 2 for the Regional Linear Park Project. The scope of work provided included feasibility studies, environmental assessment reviews, public involvement coordination, schematic design, PS&E, landscaping and irrigation layouts. B2Z assisted in the completion of the PS&E for the project as well as created all landscaping and irrigation layouts.

SH 365 Bridge Layout Development & Design Detailing at USIBWC Floodway

Client: Hidalgo County Regional Mobility Authority (HCRMA)

Contact: Mr. Pilar Rodriguez, P.E., Executive Director – Ph. (956) 402-4762



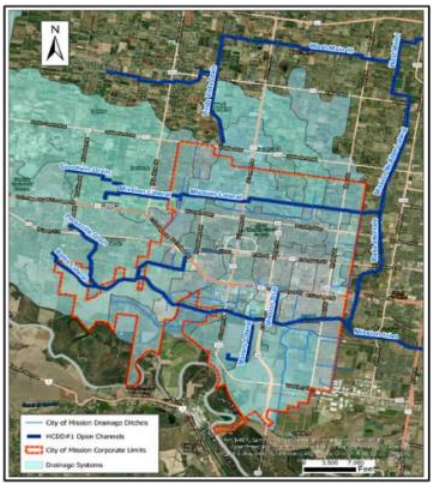
Description/Scope: B2Z was contracted to develop the bridge layout for the SH 365 Mainlanes Bridge over the USIBWC Main Floodway (consisting of an approx. 3,500 ft long by 56 ft wide Ph. I and 118 ft wide Ph. II - including portion over 23rd St., Tx-Girder bridge with concrete deck on rectangular caps and circular columns founded on drilled shafts). The bridge layout incorporated a proposed levee realignment of the north main floodway levee bank. Additionally, B2Z was tasked with development of Bridge Layouts for 3 connecting bridges including SH 365 Mainlanes over 23rd St (SP 115), SH 365 On & Off Ramp to SP 115 (same structure type as mainlanes noted - 850 ft long by 26 to 33 ft wide).

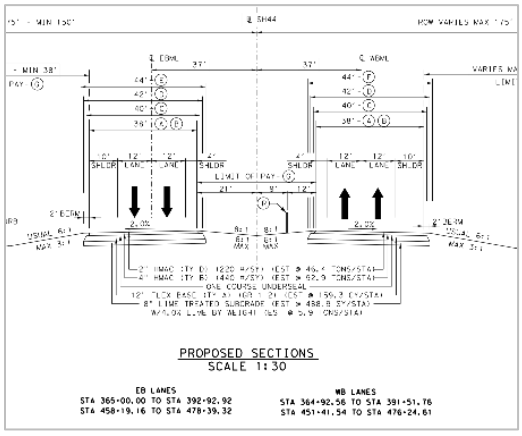
City of Mission City-Wide Drainage Projects Design Management

Client: City of Mission

Contact: Mr. Juan Pablo 'JP' Terrazas, P.E, Assistant City Manager – Ph. (956) 585-3275

Description/Scope: B2Z Engineering is currently serving the City of Mission as the City's project managers for the design & construction management of 7 city-wide drainage projects. This program is currently in the design phase. The B2Z team is providing design management and oversight of seven design engineers of records that were retained by the City to upgrade the drainage systems around the City. In this phase, B2Z is tasked with ensuring each project is being designed in a manner that meets constructability and specification standards, as well as enforcing schedule adherence by each engineer of record. B2Z is also providing the City with Construction Management & Inspection Services and Construction Materials Testing for the 7 drainage projects.





SH 44 PS&E / Corpus Christi, TX

Client: L&G Engineering

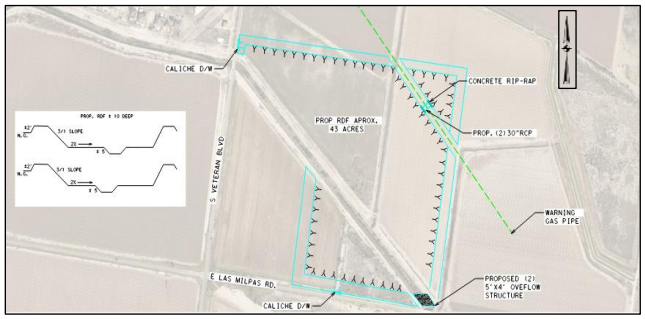
Contact: Mr. Jorge Madrigal – Ph. (956) 585-1909

Description/Scope: B2Z was contracted by L&G Engineering to provide bridge design and PS&E services to TxDOT for 3 pairs of twin bridges on SH 44 outside of Corpus Christi. The design consists of 6 TX-Girder bridges with concrete deck on rectangular caps. The 2 twin bridge overpasses that cross CR 61 and SH 24 have circular columns founded on drilled shafts. The twin bridge at OSO creek has a 60-degree bent skew and is founded on prestressed concrete piles.

South Lateral Drain 43 AC Regional Detention Facility

Client: Hidalgo County Drainage District No. 1

Contact: Mr. Raul Sesin, P.E., CFM, District Manager – Ph. (956) 292-7080

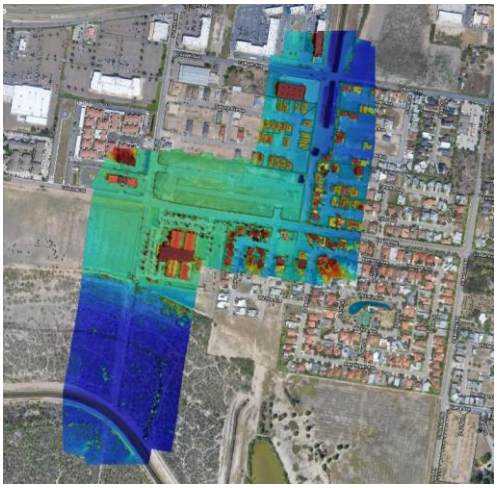


Description/Scope: B2Z was contracted by Hidalgo County Drainage District No. 1 to provide project development services and full Plans, Specifications, and Estimates (PS&E) for a proposed 43 AC Regional Detention Facility (RDF) adjacent to the South Lateral Drain east of Veterans Road. The proposed RDF is 10 feet deep and has two overflow structures, which will help alleviate heavy flooding for the project area. B2Z is also preparing a Hydrologic and Hydraulic report to model the RDF's benefits for the area. The report consists of a 2D unsteady flow HEC-RAS model, showing the flooding extents for existing and proposed conditions along the RDF, for different storm events. This project is still in the design phase, the Engineer Construction Estimate is $3.4M.

2018 Drainage Bond Project #25: Mission McAllen Rado Alternate Phases I & II

Client: Hidalgo County Drainage District No. 1

Contact: Mr. Raul Sesin, P.E., CFM, District Manager – Ph. (956) 292-7080



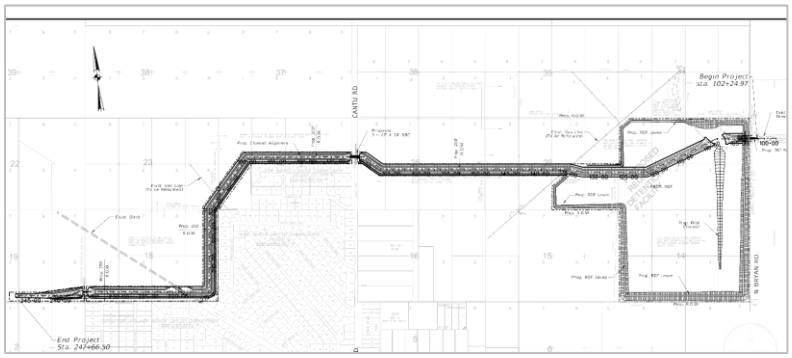
Description/Scope: B2Z was contracted by Hidalgo County Drainage District No. 1 to minimize the threat of flooding in Precinct 2 by upgrading the existing Rado Drain that outfalls into the Mission Inlet. The project includes analyzing and developing existing and proposed hydrologic conditions using HEC-HMS and hydraulic models using HEC-RAS. Several alternatives have been analyzed to optimize the most cost-effective solution. B2Z is using these models to design a new drainage structure (3,600 LF of new location 10' x 8' box culvert) that will add enough capacity to accommodate a 50-year storm event. B2Z is also preparing an engineering report, schematic, roadway reconstruction PS&E, and drainage PS&E for this project. Phases I & II are currently under construction.

2018 Drainage Bond Project #27: Monte Cristo Road & Conway Road

Client: Hidalgo County Drainage District No. 1

Contact: Mr. Raul Sesin, P.E., CFM, District Manager – Ph. (956) 292-7080

Description/Scope: B2Z was contracted by Hidalgo County Drainage District No. 1 to design culvert and channel improvements for the Monte Cristo & Conway Drain. The services being provided include but are not limited to data collection, geographic information systems, hydrologic analysis, hydraulic analysis, hydrologic and floodplain mapping, channel/drainage design, roadway design, plans, specifications and estimates, field surveying and photogrammetry. B2Z is designing a new drainage system to include a 90-acre regional detention facility. The new channel will consist of 140ft to 240ft of ditch right-of-way. After conducting survey and field investigations, B2Z identified a low-lying area to create the proposed 90-acre basin (Regional Detention Facility). B2Z proposed an alternate design to be the first

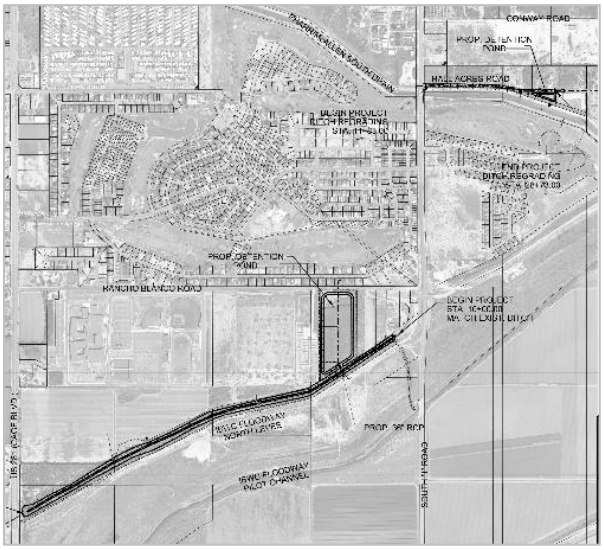


of its kind in the Rio Grande Valley. This design would include higher banks (instead of costly excavation) to retain water on site. A 48" RCP bleeder line would connect to the outfall drain. B2Z performed a 2D Unsteady Flow Model using HEC-RAS to show the flooding extents before and after improvements.

2018 Drainage Bond Project #33: South I Road Detention Phases I & II

Client: Hidalgo County Drainage District No. 1

Contact: Mr. Raul Sesin, P.E., CFM, District Manager – Ph. (956) 292-7080



Description/Scope: B2Z was contracted by Hidalgo County Drainage District No. 1 to provide Plans, Specifications, and Estimate (PS&E) for the South I Rd Detention project. This project is broken up into two segments, where segment one's limits are on Javalina Dr. from Cage Blvd (Bus. 281) to S I Rd. Segment two's limits are on Hall Acres Rd. from S I Rd to 0.35 miles west. On segment one, B2Z was tasked with improving the drainage adjacent to the north floodway to provide relief to a historically recorded flood-prone area. Drainage improvements for this segment include upgrading a drainage ditch that runs the length of the limits and a detention pond that bleeds into a permanent pump structure at the top of the north International Boundary & Water Commission (IBWC) Floodway levee. B2Z was responsible for designing the permanent pump structure and ensuring that it was IBWC approved. On segment two, B2Z was tasked with improving the drainage in the area and design a pump structure to discharge the collected water into an adjacent HCDD1 drain ditch. B2Z's design for this segment includes improving the roadside ditches, ensuring a positive flow to a detention pond at the end of the project. B2Z also designed a pump platform to hold the pump structure as well as provide specifications to HCDD1 for the appropriately sized submersible pump. This design will accommodate a 100-year storm event.

Our Services

As shown through our past project experience, B2Z is highly qualified to provide superior professional engineering services to the City of Edinburg. B2Z would like the City to **continue** to view our firm as an extension of its staff, utilizing our expertise whenever necessary. We understand the City of Edinburg is seeking to retain a rotation list of qualified professional engineering firms to provide the following services:

- Field investigation and data collection.
- Feasibility evaluation and alternatives analysis.
- Design Development and cost estimating.
- Preparation of plans, specifications, and estimates (PS&E).
- Review and check plans, subdivision and parcel maps, and computations submitted by private developers.
- Review of engineering and encrouchment permits.
- Prepare environmental reports.
- Review of environmental and engineering reports and proposals.
- Coordination with utility agencies, consultants, and other public agencies.
- Organization, participation and presentations at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders.
- Preparation of preliminary documents, plans and/or reports including findings and recommendations.
- Preparation final documnets, plans and.or reports responding to City and other stakeholder comments.
- Preparation of handouts and graphical displays for public meetings.
- Management and monitoring of capital improvement projects.
- Management and monitoring of planning projects.
- Administration and monitoring of regional, state, and federal grants.
- General civil engineering support services as assigned.

For the purposes of this statement of qualification, we would like to elaborate on typical procedures for providing Preliminary Engineering & Plans, Specifications, and Estimates (PS&E) Services.

Part 1 – Pre-Design: Development of Design Criteria & Laying the Groundwork

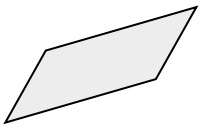
The first steps in designing civil/transportation projects are: creating (or adopting) specifications and design criteria (typically based on the project funding source), identifying constraints and/or areas of concern, establishing design parameters, and developing a project schedule through a Design Concept Conference (DCC). The DCC meeting is intended to discuss items such as: pavement design, hydraulic design, typical sections, horizontal & vertical alignments, design speed, ROW widths, impacts to local and state roads, overpass and ramp locations, utility coordination, bridge structures, etc. The next step in project development is laying the groundwork for the project including ROW Surveys & Mapping, Route and Design Studies & Schematic Design, and Utility Location & Coordination.

Design Surveys

Design surveying is the collection of field data to establish the spatial relationship of existing features required by the engineer for the development of the proposed improvements. Requirements for data will change based on needed scope of work.

ROW Surveys & Mapping

Right-of-Way (ROW) mapping is a boundary survey of parcels of land to be acquired for proposed project purposes. The ROW map, parcel plats and property descriptions must be prepared under the supervision of an RPLS. We work with the RPLS to ensure ROW mapping delineates all fee title and easement interests.



Route Studies & General Schematic

Route Studies are conducted in coordination with survey, ROW, and utility locates to determine optimal path of least resistance for design. These studies are utilized to develop a design that avoids high impacts on the ROW or areas of environmental concern; helping to keep the project on schedule. Lastly, the preliminary schematic is generated and typically submitted to resource agencies and approval authorities for approval prior to PS&E.

Utility Location & Coordination

Utility adjustments are frequently required for civil projects. The coordination process consists of initial project advisory letters, exposure letters, follow-up letters, and final adjustment letters. Compensable utilities are handled by the Compensable Utility Process as required by the TxDOT Utility Accommodation Policy. Final utility adjustment packages include all impacted compensable and non-compensable utilities.

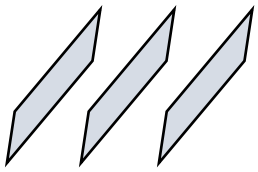
Part 2 – Design the Project (PS&E)

The design phase of the project is where everything starts coming together. Thoroughly developing, reviewing, and modifying all plans, specifications, and estimates is crucial for every successful project. It is of the utmost importance that the management of the preliminary engineering phase (Part 1) is carefully and delicately executed. The final product is only as good as the preliminary information gathered. The following is a highlight of the main components of the design process.

Roadway Design

- Horizontal Alignments and Vertical Profiles
- Plan & Profile Sheets (Geometry of Project)
- Intersection Layouts and Roadway Data Sheets
- Removal Layouts (In Areas of Existing Infrastructure)
- Design of Geometric Cross Sections

B2Z will determine the optimal alignment and vertical profile using roadway design software such as GEOPAK. Once the alignment and profile are set, design cross-sections are analyzed to determine ROW needs and costs associated with earthwork quantities. B2Z will adhere to the guidelines and specifications as outlined in the latest TxDOT Roadway Design Manual and/or local government standards & manuals.



Traffic Control Plan (TCP) & Design

This includes the construction phasing of traffic including TCP layouts, TCP typical sections and design of traffic-related items such as signals, signing, and striping.

- **TCP**: B2Z will ensure all requirements of the Texas Manual on Uniform Traffic Control Devises (TMUTCD) will be followed.
- **Signing**: B2Z will show small & large signs on plan layouts.
- **Striping**: B2Z will prepare pavement marking layouts including pavement markings, delineation, raised pavement markers, and object markers. Compliance with ADA standards for accessible design will be verified on all pedestrian facilities.
- **Signalization**: B2Z will verify signal warrants and will design signalized intersections based on existing and projected traffic volumes and proposed traffic analyses.

Structural Design (Bridges & Miscellaneous Structures)

- Bridge Layouts
- Typical Sections
- Foundation Layout
- EQ & Bearing Seat Elevations
- Abutment & Bent Sheets
- Column Details
- Span Sheets
- Beam Layouts
- Miscellaneous Details
- Aesthetic Treatments

B2Z has completed a multitude of projects on various bridge types including typical overpasses and underpasses, small waterway crossings (drainage ditches and irrigation canals), medium to large waterway crossings (floodways), combination overpasses (roadways combined with railroads/other), and direct connectors/flyovers. B2Z has many years of experience in designing structures with the latest AASHTO LRFD Bridge Design specifications and TxDOT Bridge Design manuals. We utilize TxDOT design programs such as Bridge Geometry System (BGS), Pre-stressed Concrete Beam Design/Analysis Programs (PSTRS 14 & PGSuper), Bent Cap Analysis Program (CAP 18), and Foundation Design/Analysis Program (WINCORE). In addition, we continue to implement design techniques such as finite-element modeling using RISA-3D and other software programs to analyze complicated transportation structures ensuring the most precise analysis and the most efficient structural designs.

Drainage Design

- **Hydrology** – Study of Drainage Area (Watershed)
- **Hydraulics** – Design of Ditches, Outfalls, Culverts, and Other Stormwater Control Devices to Effectively Control Water
- Drainage Area Maps
- Hydrologic Computation Sheets
- Utilties & Drainage (U&D) Sheets

ESRI ArcGIS Pro will be utilized to facilitate various spatial data processes required for the hydrologic model development including topographic data development, watershed delineation, and hydrologic parameter extraction. A project Digital Elevation Map (DEM) will be developed using Light Detection and Radar (LiDAR) data and supplemented by field survey. ArcGIS extensions such as ArcHydro have the capability to process DEM datasets for automated watershed delineations and create input files for use in hydrologic modeling. Existing land use data will be estimated from current aerial photography and Hidalgo County parcel maps. US Army Corps of Engineers' HEC-HMS software will be used for computing peak flows and generating hydrographs for further use in hydraulic evaluations of channels and crossings. A frequency based hypothetical storm method referenced from NOAA's Precipitation Frequency Data Server for Atlas 14 will be inputted. NRCS Unit Hydrograph transformation method and NRCS Curve Number loss rate method will both be used to estimate runoff. Peak flows will be calculated for different storm events, for both existing and proposed conditions.

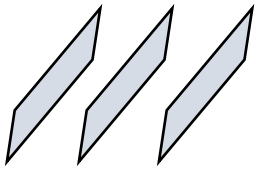
Environmental Services

If work being performed requires any environmental permitting or inspections prior to, or during construction, the B2Z team can provide all services related to this task. Furthermore, if any State or Federal funding will be utilized, requiring the need for environmental studies following the NEPA process, the team is ready to provide said services.

Drainage Design continued

A hydraulic model for channels and crossings will be evaluated using the US Army Corps of Engineers' HEC-RAS software. RAS Mapper will be utilized to prepare geometric data from GIS for import into HEC-RAS, such as the terrain model. Field survey of the channels and crossings will be integrated into the geometric data. Peak flow data determined by the HEC-HMS model will be entered as boundary conditions for the HEC-RAS model. Existing and proposed conditions water surface elevations will be evaluated for the design storm event.

For stormwater drainage systems, B2Z uses GEOPAK Drainage for analysis and design. B2Z will consider the overall watershed and any future additions of the system. HY-8 may also be used for proposed drainage culvert analysis. Depending on the drainage area size, Rational Method will be used to size side ditches in rural projects.



Geotechnical Engineering

Geotechnical Field and Lab

B2Z has 3 drilling rigs, 3 drilling support vehicles, and 5 full-service Geotechnical and Construction Material Testing Laboratories (including 2 mobile labs).

Geotechnical Engineering Analysis

B2Z provides Soil Survey Models, Shear Strength Profile Development, Scour Analysis, Foundation Analysis/Design, Earth Structure and Global Stability Analysis, Settlement Analysis, Retention Systems Analysis, Soil Stabilization, Pavement Design (Flexible/Rigid Pavement), RW Design, TSS (Shoring) Design, etc.

Part 3 – Finalize PS&E Package and Prepare Submittal Documents (Bid Package)

After completion of all Design Tasks, B2Z will compile all documentation into a Plan, Specifications and Estimates package including but not limited to: Final Set of Design Plan Sheets – Construction Drawings (mylar or paper copies), Final Project and Construction Specifications, Final Quantities, Engineer's Construction Estimate (and Estimate of Construction Time), Design Documentation Forms and Design Bid Forms (specific to the city). B2Z is also well-versed in the bid process and can assist the City of Edinburg with this task if requested.

Quality Assurance / Quality Control (QA/QC)

The B2Z team understands the importance of QA/QC and is familiar with the frustrations of poor QA/QC practices. The B2Z team is not just aware but committed to minimizing the review and oversight required by the Client through the implementation of an internally developed QA/QC process.



Quality Assurance is defined as an overall management plan to guarantee the integrity of the product, while **Quality Control** is defined as the series of analytical measurements used to assess the quality of the product. The goal of quality assurance and quality control (QA/QC) is to identify and implement data collection and analytical methodologies that limit the introduction of error. The B2Z team will ensure the implementation of a Project QA/QC Program, which will be the blueprint for identifying how the quality system of the organization will be performing the work for each task:

Step 1 - Project Management and Organization.
Planning and scoping processes that will assist the team performance, production quality and timeliness of results. This step is important since it creates the foundation and boundaries for teamwork. All the objectives for this project will be evaluated and agreed upon by all members of the team/client; the planning meetings and progress reports will determine the success of the tasks.

Step 2 - Data Generation and Collection.
Operations need to be planned and the data collected needs to be reviewed to ensure the information being utilized by the team is reliable and of good quality. If the data integrity is compromised; the results obtained will undoubtedly be erroneous regardless of the amount of effort and consistency of the team's work.

Step 3 - Assessment and Oversight. Consistent monitoring throughout the life of the project will be achieved by setting up a project schedule chart depicting the timetables and responsibilities of each team member. There will be continuous regular meetings to assess the flow of information, data collected, status of work and to assure the quality of work is being preserved. The Project Manager will be in constant communication and coordination with each one of the team members to provide necessary flow of information. The Client's Program Manager will be kept abreast of every detail.

Step 4 - Project Validation and Product Delivery. Quality review will be audited at various stages of the project. Internal audit target dates have been established at 30%, 60%, and 90% completion of each. Team leaders will be given a checklist of the product completeness expected. Independent peer review will be implemented prior to submitting any information to the Project Manager (PM). A thorough review by the PM and QA/QC Manager will be required prior to submitting any information to the Client's Contract Manager. All contact and flow of information for this project will be done directly by the Project Manager to the Client's Program Manager and/or Board of Directors.

Step 5 - Approval of the QA/QC. Prior to implementing this plan, schedules, meeting times, places, data collection techniques, etc. will be presented to the Client's Program Manager for review and approval. All meetings with stakeholders and local entities will be organized, documented, and provided to all people involved in the project.

Tab III – Team Member Qualifications and Experience

Team Member Qualifications and Experience

B2Z and its team members hold themselves to the highest level of both personal and professional integrity and only undertake tasks in which they can perform competently and expertly. This ethical standard has resulted in B2Z not being party to a lawsuit since its inception in 2009, nor has a claim been made against its errors and omissions insurance policy. Furthermore, all B2Z personnel follow the National Society of Professional Engineer's (NSPE) code of ethics six fundamental canons.

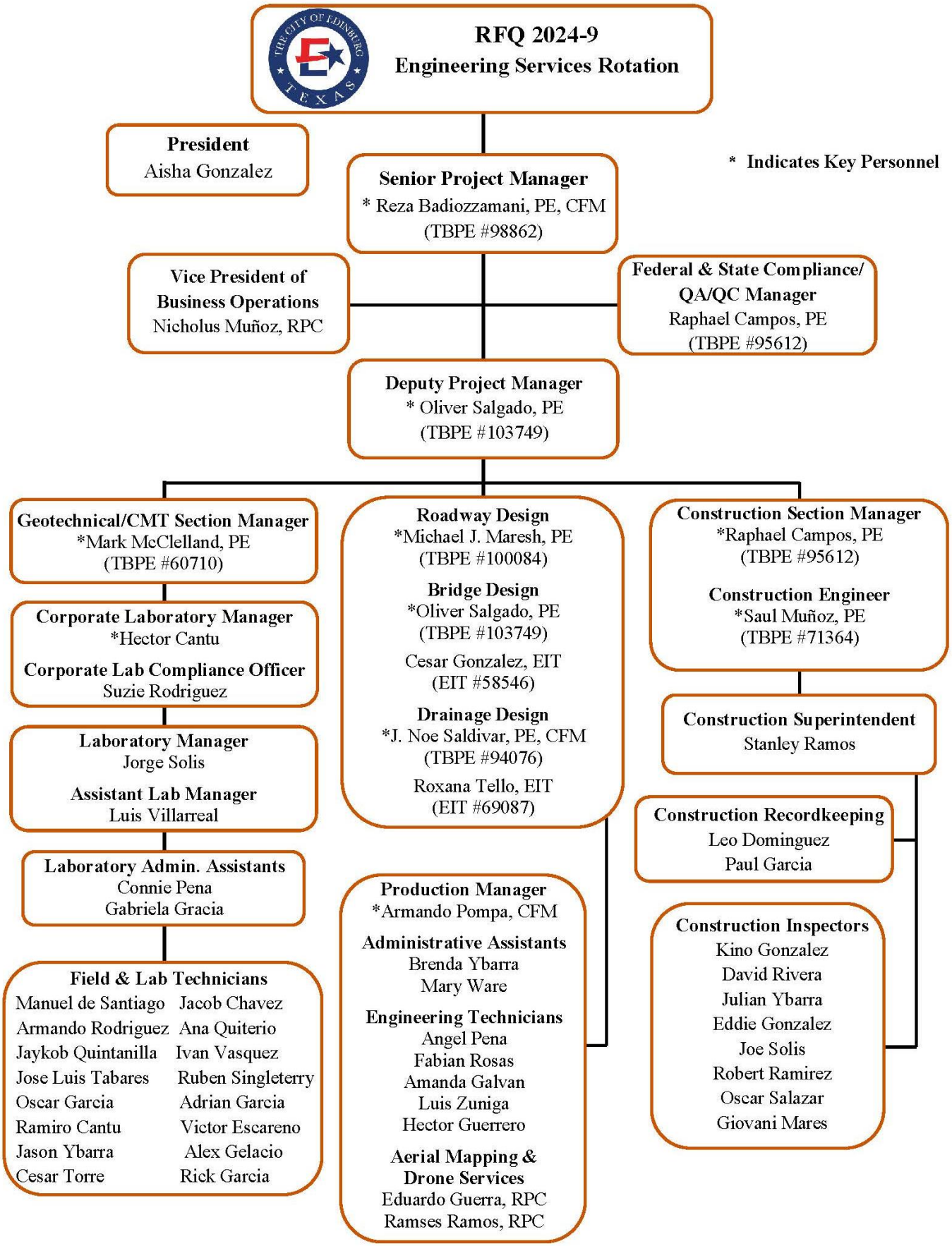
NSPE NATIONAL SOCIETY OF PROFESSIONAL ENGINEERS

- Hold paramount the safety, health, and welfare of the public.
- Perform services only in areas of competence.
- Issue public statements only in an objective and truthful manner.
- Act for each employer or client as faithful agents or trustees.
- Avoid deceptive acts.
- Conduct themselves honorably, responsibly, ethically, and lawfully so as to enhance the honor reputation, and usefulness of the profession.

B2Z's staff is comprised of highly skilled individuals possessing **extensive knowledge and expertise** in civil engineering, structural/bridge engineering, pavement/roadway design, drainage analysis and design, geotechnical engineering, and construction engineering (please refer to page 22 for an illustration of our organizational chart).

Mr. Reza Badiozzmani, PE, CFM, will serve as the **Senior Project Manager.** He brings *over 22 years* of experience in Civil Engineering, with an emphasis on Program and Project Management. **Mr. Oliver Salgado, PE,** will serve as the **Deputy Project Manager and Bridge Design Engineer.** He brings *over 22 years* of experience managing the delivery of Plans, Specifications, and Estimates (PS&E) for various complex bridge structures and roadway projects. **Mr. Mark McClelland, PE,** will serve as the **Geotechnical/CMT Section Manager**, bringing *over 40 years* of geotechnical engineering and testing experience. **Mr. Michael Maresh, PE,** will serve as the **Roadway Design Engineer.** He brings *over 21 years* of transportation engineering experience in urban and rural roadway design. **Mr. J. Noe Saldivar, PE, CFM,** will serve as the **Drainage Analysis/Design Engineer**, bringing *over 26 years* of progressive experience in transportation and drainage planning and design. **Mr. Raphael Campos, PE,** will serve as **QA/QC & Construction Section Manager**, bringing *over 23 years* of experience in the field of engineering. **Mr. Saul Muñoz, PE,** will serve as the **Construction Engineer.** He brings *over 40 years* of experience – with 25 years at TxDOT managing PS&E design, road/bridge construction, contract administration, project letting, project management, and final project acceptance. **Mr. Armando Pompa, CFM,** is B2Z's **Production Manager,** bringing *over 18 years* of experience in the infrastructure industry. He oversees the civil infrastructure department by assisting the project engineering team (Task Leads) with plan production and design input. Mr. Pompa also oversees the GIS department with over 12 years of experience as a GIS analyst. *Resumes with biographic summaries and project experience are provided on page 23 of this submittal.*

B2Z's Organizational Chart





Reza Badiozzamani, PE, CFM

Summary

Mr. Badiozzamani functions as B2Z's Senior Project Manager. Mr. Badiozzamani is responsible for all engineering, geotechnical and construction material testing laboratory projects in addition to managing various aspects of the engineering laboratory division. His duties also include overseeing personnel during the development and subsequent completion of the B2Z projects and providing QC/QA for all laboratory testing procedures (verifying laboratory compliance with ASTM, AASHTO, ACI, and TxDOT testing requirements as specified by the project). Mr. Badiozzamani is responsible for the review of all Commercial and Governmental Construction Material Testing Reports produced by B2Z Engineering. Additionally, Mr. Badiozzamani assists the Geotechnical Engineer with the development and analyses of Geotechnical Studies and Recommendations for various clients. Mr. Badiozzamani has a wealth of hands-on experience in Soil Classification, Soil Testing, Soil Specialty Testing (Vane-Shear, Unconfined Compression, One-Dimensional Consolidation), and Concrete Field and Laboratory Testing.

Title
Senior Project Manager

Years of Experience
22

Years with Firm
15

Education
BS, Civil Engineering, University of Texas – Austin w/Honors

Training/Certifications
Professional Engineer: Texas/98862

Certified Floodplain Manager CFM/2187-11N

Areas of Expertise
- Geotechnical Engineering
- Construction Materials Testing
- Bridge & Roadway Design
- Hydrology & Hydraulics
- Bidding Procedures
- Report Development
- Project Planning

TxDOT Pre-Certifications

3.2.1	10.1.1	14.1.1
4.2.1	10.2.1	14.2.1
4.4.1	11.1.1	14.3.1
5.2.1	12.1.3	14.4.1
5.5.1	12.4.1	14.5.1
8.1.1	12.5.1	

Relevant Project Experience

Hidalgo County Outerloop Masterplanning Effort, Hidalgo County RMA

Mr. Badiozzamani was the lead engineer for over 60 professionals working on the master planning of over 130 miles of the new location Hidalgo County Outer loop project. This project consisted of over 12 different public open houses strategically held throughout the county to inform the affected stakeholders of the proposed facilities. Mr. Badiozzamani represented Hidalgo County RMA before the TxDOT Commission and ran point on the successful application of securing over $112M to the project. Mr. Badiozzamani made various presentations to Hidalgo County Commissioners Court as to the status of the project and worked with the Hidalgo County MPO to have the adopted alignments included in the Hidalgo County Therefore Plan for the protection of the ROW.

Mission Inlet Recertification Project, Hidalgo County Drainage District No. 1

Mr. Badiozzamani was responsible for all public involvement and outreach with affected stakeholders. He worked as the liaison between Hidalgo County Drainage District No. 1 (HCDD1) and FEMA/IBWC for the needed recertification and remapping efforts for Hidalgo County. Mr. Badiozzamani made multiple presentations to the Cities of Mission & McAllen on behalf of HCDD1 and managed the various aspects needed for implementation of the remapping effort.

Madero International Bridge Presidential Permit, City of Mission

Mr. Badiozzamani worked with the City of Mission and their Mexican counterpart to perform a "feasibility study" for a new international bridge crossing across the Rio Grande. This coordination included outreach with the state department as well as the state of Tamaulipas needed for the final permitting of this new international bridge crossing.

TX-MX Border Transportation Master Plan – HDR Engineering – TxDOT

This project was a multimodal, binational transportation plan to address challenges, issues, opportunities and needs for moving goods and people across the Texas-Mexico border. Several rounds of meetings were held every 2 to 3 months including Binational Regional Steering Committee (BNRSC) meetings that included key public officials coordinating with the Border Trade Advisory Committee (BTAC) and TxDOT to help develop the master plan. Stakeholder meetings were conducted with binational public and private sector stakeholders. Public meetings were advertised and held.

Additional Project Information Available Upon Request



Oliver F. Salgado, PE

Title
Deputy Project Manager & Bridge Design Engineer

Years of Experience
22

Years with Firm
7

Education
BS, Civil Engineering
University of Texas Austin, 2002

Training/Certifications
Professional Engineer: Texas/103749

Local Government Project Procedures Certified (LGPP)

Areas of Expertise
- Toll Plaza Design
- Bridge Design
- Foundation Design
- Pavement Design
- Program Management
- Geotechnical Testing
- Geotechnical Engineering

TxDOT Pre-certifications

3.2.1	8.1.1	14.2.1
4.2.1	10.1.1	14.3.1
5.2.1	10.2.1	14.5.1
5.3.1	12.1.3	
5.5.1	14.1.1	

Summary

Mr. Salgado has over 22 years of progressive experience in managing a wide range of diverse civil engineering projects. He has managed the delivery of plans, specifications, and estimates (PS&E) for various complex bridge structure and roadway projects as both a consultant and working for TxDOT's Bridge Division and Waco District offices. Mr. Salgado has successfully delivered several multi-disciplinary and multi-office projects demonstrating his ability to increase and sustain efficiency in large scale projects, particularly within accelerated schedule environments. Furthermore, Mr. Salgado has been Engineer of Record on several complex structures including multi-level interchanges. Mr. Salgado is proficient in all TxDOT bridge design softwares (BGS, Bridgelink, Cap18, Wincore) and 3rd party softwares (Vbent, Open Bridge, and SP column).

Relevant Bridge Project Experience

Recreational Trails Connectivity Project [Hidalgo County Precinct 2]

B2Z was contracted by Hidalgo County Precinct 2 to develop a Feasibility Study (WA#1) to determine how to connect two existing hike and bike trails in southern Hidalgo County. B2Z utilized drone technology to capture the latest existing property conditions while investigating properties along each alternative that contained special easements by Hidalgo County Drainage District #1 and USIBWC for access.

SH 6 Over Lake Waco (TxDOT Waco District)

B2Z was contracted by the Texas Department of Transportation (TxDOT) to provide engineering services for a Feasibility Study and 30% plans to replace an existing twin bridge and approaches at SH 6 over lake Waco in McLennan County. Mr. Salgado, serving as Deputy Project Manager and Task Lead (Bridge) was responsible for designing and directing preliminary plans for (3 phase, 116' wide, 14 span 3,950'), simply supported prestressed concrete TX 70 girder, rectangular bent cap bridge with an 8.5 inch reinforced concrete slab. The substructure consists of 42" diameter columns and 42" drilled shafts. Mr. Salgado directed and developed the preliminary bridge geometrics using BGS, preliminary girder design using Bridge Link and the bent design using cap 18, and SP column. (Project on Hold)

SH 31 at FM 939 and FM 2311 (TxDOT Waco District)

B2Z was contracted by the Texas Department of Transportation (TxDOT) to provide engineering PS&E services for two on-system bridges on SH 31 at the intersection of FM 939 and FM 2311. Mr. Salgado, serving as Deputy Project Manager and Task Lead (Bridge) was responsible for designing and directing the preparation of plans for FM 2311 (twin 40' wide, 3 span 70-125-70, 15 degree skew) and FM 939 (twin 40' wide, 3 span 70-127-70, 19 degree skew), simply supported prestressed concrete TX 54 girder, rectangular bent cap bridge with an 8.5 inch reinforced concrete slab. The substructure consists of 36"diameter columns and 42" drilled shafts. Mr. Salgado directed and developed the bridge geometrics using BGS, girder design using Bridge Link and the bent design using cap 18, and SP column.

SH 174 Over Lake Whitney (TxDOT Waco District)

B2Z was contracted by the Texas Department of Transportation (TxDOT) to provide engineering services for a Feasibility Study and PS&E to replace a lower deck truss bridge and approaches at SH 174 over Lake Whitney in Hill County. Mr. Salgado was responsible for designing and directing the preparation of the superstructure for (46' wide, 10 span, 1,450') simply supported prestressed concrete TX 62 girder, rectangular bent cap bridge. He directed the design of the substructure consisting of 42" and 48" columns and Drilled Shafts using V-bent and SP Column designed columns ranging from 17 ft tall to 50 ft tall.



Mark McClelland, PE

Title
Geotechnical/CMT Section Manager

Years of Experience
43 (29 with TxDOT)

Years with Firm
6

Education
BS, Civil Engineering
University of Texas Austin

Training/Certifications
Professional Engineer:
Texas/60710

Areas of Expertise
- Geotechnical Engineering
- Geotechnical Drilling & Testing
- Retaining Wall Analysis & Design
- Deep Foundation Design
- Vessel Impact Analysis & Fender System Design
- Construction Materials Testing
- Laboratory/Field Operations
- Project Management
- Construction Support
- Quality Assurance/Quality Control
- Structural Engineering
- Roadway & Bridge Design

TxDOT Pre-Certifications

5.2.1	14.2.1
5.3.1	14.3.1
10.5.1	14.4.1
14.1.1	14.5.1

Summary

Mr. McClelland has 43 years of experience (29 years directly with TxDOT) in all aspects of Geotechnical Engineering. Most of his career was spent working in, and ultimately managing, the TxDOT Bridge Division Geotechnical Branch. He oversaw the update of the Geotechnical Manual, wrote all foundation and retaining wall Standard Specifications for the 2004 Spec Book, and oversaw the development of all current foundation and retaining wall design processes currently in use by TxDOT. He developed and oversaw the TxDOT Scour Management Program, and the program to manage structures on unknown foundations.

Relevant Experience

Structural Foundation Design
Oversaw foundation design for structures and personally designed foundations for 1000+ bridges ranging from simple off-system structures to complex, major bridge structures. Foundation types designed include drilled shafts, auger-cast piling, prestressed concrete piling, steel H-piling, steel pipe piling, steel and prestressed concrete sheet piling, and spread footings.

Slope and Retaining Wall Stability and Settlement
Oversaw evaluations for global stability and settlement of embankments, earth slopes, and retaining walls, and has analyzed 100+ slope and retaining wall projects. He is highly proficient and experienced in the external stability and global stability of slopes and wall systems and has used programs such as GSTABL to provide detailed models and analyses.

Geotechnical Exploration and Testing
Oversaw policies and methodologies for geotechnical exploration within TxDOT and developed 100+ soil exploration plans. This included determination of soil boring number, location and depth, appropriate in-situ, and laboratory testing, need for and installation of monitoring wells, inclinometers, and other field instrumentation, and final analysis and reporting of results.

Construction Support
Acted as primary construction and maintenance support within TxDOT for issues involving bridge foundations, retaining walls, slope and wall instabilities, river migration, and scour. Work included immediate resolution of time-sensitive construction problems, evaluation and remediation of ongoing maintenance issues, and training of TxDOT and contractor construction personnel.

Relevant Project Experience

Raymondville Drain – Hidalgo and Willacy County Main Outfall Project
This project consists of Geotechnical Exploration, Laboratory Testing and Value Engineering Recommendations for the placement of a new location Main County Outfall System in Hidalgo County and connection to & expansion of an existing Delta Region drain system in Willacy County approximately 60 Miles in length with the purpose of getting water from Hidalgo County to the Laguna Madre. The project includes: 20 Miles of New Location Outfall, 40 Miles of Existing Location Expansion to Outfall, 60 Bridge Crossings (including major crossings of US 281, US 77, SH 100 and Railroad), 1 Major Control Structure at North Main Drain (Interim Phase I Conditions), Potential Lake Detention Pond at La Sal Vieja Lake, Alternative for Diversion to Main Floodwater Channel in Willacy County. Geotechnical information has been primarily collected along all outfall stretches and various analyses were completed to verify adequacy of side slopes for proposed channel section (Slope Stability). Additionally, Foundation Design Analyses & Curves have been primarily generated for all crossings including investigation of Scourability based on D50-D90 parameters at the structure locations. This job is being let out in phases and as such is still currently underway.

Additional Project Information Available Upon Request



Michael J. Maresh, PE

Title
Roadway Design Engineer

Years of Experience
21

Years with Firm
5

Education
BS, Civil Engineering
Texas A&M University

Training/Certifications
Professional Engineer:
Texas/100084

Areas of Expertise
- Project Management
- Roadway Design
- Bikeway Design
- Schematic Design
- Facility Development

TxDOT Pre-Certifications:
3.2.1 Route Studies and Schematic Design
4.2.1 Major Roadway Design
4.4.1 Freeway Interchanges
9.1.1 Bicycle and Pedestrian Facility Development
9.4.1 Bikeway Design
18.6.1 Utility Management & Coordination Oversight

Summary

Mr. Maresh has 21 years of transportation engineering experience in urban and rural roadway design; 10 of those years working for the Texas Department of Transportation's Houston District Office. His responsibilities have included the development of PS&E packages for various types of facilities including freeways, arterials, direct connectors, and county roads. Mr. Maresh's design experience includes 2R, 3R, and 4R design projects, basic operational improvement projects, and full reconstruction of roadways including heavy and complex traffic control issues. He has used various software applications, such as Projectwise, Geopak, and Openroads in the design and coordination of projects.

Relevant Project Experience

Recreational Trails Connectivity Project [Hidalgo County Precinct 2]

B2Z was contracted by Hidalgo County Precinct 2 to develop a Feasibility Study (WA#1) to determine how to connect two existing hike and bike trails in southern Hidalgo County. B2Z utilized drone technology to capture the latest existing property conditions while investigating properties along each alternative that contained special easements by Hidalgo County Drainage District #1 and USIBWC for access.

University Blvd, Sugar Land, TX [City of Sugar Land]

Mr. Maresh served as project engineer for this project that reconstructed University Blvd South (US 90A) and extended the roadway from US 90A to tie-in south of Imperial Blvd. Mr. Maresh supervised the design of University Blvd North from US 90A to Stadium Dr north of Oyster Creek. This included work on the alignments and profiles of University Blvd and an adjustment of US 90A lanes so that University Blvd would have a safe transition to an atgrade railroad crossing with the Union Pacific Railroad lines running parallel to US 90A on the north side. This project involved negotiations with TxDOT because the project would require connecting to a TxDOT facility, altering the cross-slopes of the TxDOT facility, and adding a turn lane on their facility. Mr. Maresh also worked on the demolition of US 90A, the Traffic Control Plan for US 90A maintaining the same number of existing lanes, the at-grade railroad crossing, the bridge over Oyster Creek, and a shared use path on the new bridge and tie-into an existing bike path north of Oyster Creek.

Multi-Use Bike Pathway Design (West NASA Parkway/FM 528) [TxDOT Houston]

Mr. Maresh served as project engineer for the design of a multi-use bike pathway along the north and south sides of NASA Parkway and FM 528. The pathway extended from the west sides of IH 45 through the intersection of IH 45 and tied to the existing bike lanes on West NASA Pkwy.

US 287/US 81 at Harmon Road, Ft. Worth, TX [TxDOT Fort Worth]

Mr. Maresh served as the deputy project manager for the urban freeway widening and frontage road reconstruction project. He supervised the design of the new frontage roads, the realignment of three ramps, the addition of mainlane auxiliary lanes, the new construction of two underpass bridges, and new shared-use paths. Mr. Maresh assisted in the coordination of surveys, Geotech investigation, hydraulic analysis of a FEMA channel with a bridge class culvert, and utility relocation agreements. The project required coordination with the City of Fort Worth for the adjustment of city street profiles to accommodate the required underpass clearances.

Additional Project Information Available Upon Request



Jose Noe Saldivar, PE, CFM

Title
Drainage Design Engineer

Years of Experience
26

Years of Experience
2

Education
BS, Civil Engineering
Instituto Tecnologico de Cd. Victoria, 1997

Training/Certifications
Professional Engineer: Texas/94076

Certified Floodplain Manager CFM/3340-17N

Areas of Expertise
- Hydraulic Design
- Hydrologic Studies
- FEMA Requirements, Coordination & Funding
- Bridge Design
- Roadway Design
- Project Management

TxDOT Pre-certifications
4.2.1 – Roadway Design
8.1.1 – Signing, Pavement Marking, and Channelization
10.1.1 – Hydrologic Studies
10.2.1 – Roadway Hydraulic Design

Summary

Mr. Saldivar over 26 years of progressive experience in transportation and drainage planning and design. He has served as a Project Manager and a Surveying Manager for various engineering firms. He is experienced in route studies and planning, preparation of plans specifications, and estimates (PS&E), utility relocation, geometrics, signage and pavement markings and hydraulics. He has participated on numerous engineering assignments associated with the development of roadways, storm drainage systems, traffic control planning, bridge layout, and various other civil engineering applications. His experience includes design and development and hydraulic report/data sheet development. He is proficient in software such as Windstorm, Culvert, HEC-RAS, TR 55, HY8, Geopak and AutoCAD. Mr. Saldivar has prepared numerous drainage studies and reports including determining proposed improvement impacts, drainage areas, discharges, FEMA floodway requirements, culvert/ bridge locations and sizes, design frequency flow, tailwater and headwater elevations for design and anticipated overtopping of the bridges. He has performed scour analysis and prepared numerous SW3Ps to minimize sediment transport into drainage facilities. Mr. Saldivar's representative project experience includes:

Relevant Project Experience

2018 Drainage Bond Program, Hidalgo County, TX
As Project Manager, Mr. Saldivar was responsible for managing seventeen (17) consultants with countywide projects that would positively affect more than 69,000 structures in Hidalgo County, helping to protect more than $5.5 billion in assessed property value. The 2018 Drainage Bond Program consists of 37 projects of which ten (10) projects required coordination with USIBWC to secure environmental clearance for amended or new licenses for structures outfalling into the USIBWC Floodway. Mr. Saldivar was responsible for reviewing and approving all H&H deliverables.

US 277 / Maverick County, TxDOT-Laredo District
As Project Engineer, Mr. Saldivar was responsible for storm sewer design which proved to be more feasible since the basin size was limited and due to shallow groundwater in the area. The storm system outfalls into Canyon Grande Creek; therefore, the creek was analyzed to find appropriate tail water elevations for culvert drainage areas and regional regression equation for Canyon Grande Creek.

North I Road, Pharr, TX
As Project Engineer, Mr. Saldivar was responsible for storm sewer design, illumination, signing and pavement markings. He analyzed to find appropriate tailwater elevations for the storm drain system. Hydrology services included the rational method for small, paved drainage area. SW3P sheets were completed.

North San Juan Drainage Lateral, San Juan, TX
Performed survey and assisted in performing a hydraulic study and drainage ditch design along with drainage structure for the upsizing the irrigation district owned drainage ditch in north San Juan, Texas from 495, north to its outfall north of Canton Road.

Additional Project Information Available Upon Request



Raphael Campos, PE

Summary

Mr. Campos is a Professional Engineer with 23 years of construction and technical experience in the design, construction, and inspection of transportation projects. Prior to working for the private sector, Mr. Campos worked as a Bridge Designer for seven years in TxDOT's Bridge Division. He also worked as the Contractor's Quality Control (QC) Manager for six years on D-B urban freeway construction projects. His experience includes projects with complex bridge and direct connector structures (steel and concrete), construction phasing, and urban freeway traffic control. Mr. Campos has experience in CE&I, including constructability reviews and managing/ coordinating teams of QC inspectors and testing personnel. He has extensive experience managing local, State, and Federally funded construction projects for the CTRMA, the City of Taylor, Travis County, and TxDOT, as well as verifying compliance with the TxDOT QAP and the TxDOT Guide Schedule for Sampling and Testing. Mr. Campos verifies compliance with FHWA's Labor, EEO, DBE, and Certified Payroll requirements. He also oversees CUF reports and MOH reports.

Relevant Project Experience

TxDOT PHR | US 83 / Starr County, TX | Role: Support Manager

B2Z is a sub-consultant on this $24.8M state highway improvement project consisting of widening a 2-lane rural to a 4-lane divided roadway. This project includes roadway construction, excavation/ embankment, flexible pavement, bridges, storm sewer, box culverts, temporary detours, and retaining walls. B2Z provides on-site full-time construction inspection, material testing, and record-keeping services. B2Z has also performed soil densities, concrete testing, and hot mix placement as well as clear material deficiencies.

Materials Engineering IDIQ / TxDOT Austin District

B2Z was contracted by the Texas Department of Transportation (TxDOT) to perform and supervise all sampling, testing, inspection work, and related services for asphaltic and concrete construction for highway projects. Mr. Campos is managing Level 1B technicians providing inspection for asphalt projects across the Austin District, Level 1A technicians at the asphalt plants, and Level 2 services performing correction factors for the new calibrated TxDOT equipment. He also tested the boring samples from the geotechnical drilling performed from an existing bridge under this work authorization. This contract is still active and currently has two fully executed work authorizations.

CTRMA, Manor Expressway (290E) Phase III, 290 E & SH 130 Direct Connectors (MEP III), Manor, TX

The project included CE&I services on this $127M federally funded improvement project. This project includes two tolled and one non-tolled direct connector flyovers and associated improvements at the 290E/SH 130 interchange in Travis County. The three flyovers will bridge the two toll facilities together. Mr. Campos' responsibilities included reviewing project submittals, shop drawings, answering RFI, reviewing the Contractors' monthly progress schedules, and performing change order negotiation and preparation. He also coordinated with the EOR and processes documentation through e-Builder (CTRMA's document control system).

Additional Project Information Available Upon Request

Title
QC/QA Manager & Construction Section Manager

Years of Experience
23 (8 with TxDOT)

Years of Experience
2

Education
BS, Architectural Engineering
University of Texas, 2000

Training/Certifications
Professional Engineer: Texas/95612

Local Government Project Procedures Certified (LGPP)

Nuclear Gauge Safety Certified

Radiation Safety Officer Certified

Areas of Expertise

- Construction Engineering
- Construction Inspection
- Constructability Review
- Quality Control
- Materials Testing
- Bridge Design

TxDOT Pre-Certifications

4.5.1	11.5.1	12.1.3
5.2.1	11.6.1	12.2.1
5.3.1	11.8.1	12.2.5
11.1.1	11.9.1	23.8.1
11.2.1	11.10.1	23.13.1



Saul R. Muñoz, PE

Title
Construction Engineer

Years of Experience
40 (25 with TxDOT)

Years of Experience
5

Education
Bachelor of Science in Natural Gas Engineering

Certifications/Training
Professional Engineer: TBPE #71364

Local Government Project Procedures Certified (LGPP)

Management Certification (FHWA)

Texas Concrete Pipe Association

Areas of Expertise
- Construction Engineering
- Construction Management
- Construction Inspection
- Constructability Review
- Project Close Out Process
- Local Government Projects Development
- Knowledge of Federal and State Highway Requirements
- Highway Construction & Design Engineering (Roadway & Bridge)
- Highway Plan Review & Preparation

Summary

Mr. Muñoz has over 40 years of experience in the field of Engineering. With over 25 years of TxDOT experience, Mr. Muñoz brings a wealth of knowledge in the areas of road/bridge design and construction, inspection and materials testing, project lettings, contract administration, change orders, construction payments, and project management. Throughout his career, Mr. Muñoz has gained extensive knowledge of working on large complex Interstate projects, State Farm to Market Highways to Off System Roads and Bridges. His experience includes working with highly experienced Contractors, Subcontractors, City Municipalities and Leaders, County Municipalities and Federal Entities including, but not limited to the Federal Highways and Administration, IBWC, and the USACE. Mr. Muñoz has managed over 100 projects specializing mainly in bridge and roadway construction. As District Construction Engineer in Pharr, Mr. Muñoz prepared several million-dollar change orders, negotiated costly utility disputes for extended performance, and settled construction claims as necessary. In the Dallas District, Mr. Muñoz was also responsible for plans, specifications, and estimates, geometric highway control, pavement thickness design, drainage area mapping, storm sewer design, and hydraulic & environmental reports.

Mr. Muñoz performed the following services on the relevant projects listed below:

- Construction site daily/weekly inspection and management
- Project plan and specification adherence
- Progress meetings
- Evaluate back-charges and change order entitlement
- Evaluate payment requests by contractor

Relevant Project & Area Experience

Mile 3 Road Project (Hidalgo County, TX)
$14M Construction Cost. The Mile 3 N Road Project consists of the reconstruction of the existing 2-lane roadway from Tom Gil Road to FM 492 (Goodwin Road) (3.41 miles) to a 4-lane divided urban roadway consisting of grading, curb and gutter, lime treated subgrade, flexible base, asphaltic concrete paving, storm sewer, culvert structures, sidewalks with ADA ramps, signing, pavement markings, traffic signals, and outfalls.

Dicker Road Project (Hidalgo County, TX)
$16.5M Construction Cost. This reconstruction project consists of expanding the existing 2 twelve-foot lanes rural roadway with shoulders and ditch drainage to a sixty-six-foot-wide divided urban roadway that will accommodate 4-lanes of traffic (two fourteen-foot shared travel lanes, two twelve-foot travel lanes, and one fourteen-foot left turn lane).

Regional Linear Park Project (Hidalgo County, TX)
$3.8M Construction Cost. The RLPP Section II was 2.64 miles of new location consisting of a ten-foot-wide asphalt trail that accommodated two-way shared-use traffic, as well as two prefabricated pedestrian bridges, and three pedestrian box culvert tunnel crossings under three major roadways. The trail was inclusive of pavement markings, signing, and continuous illumination.

US 281 Expressway, Road & Floodway Bridge - Six Segments$184M Construction Cost – Six Reconstruction Projects – 27 Miles. Managed Mainlane Construction, Frontage Roads, Bridges, Super Structures, Fly Over Structures, RE Walls, Storm Sewer Drainage, Large and Small Signing, Localized and High Mast Lighting, and Signalized Intersections.

Additional Project Information Available Upon Request



Armando Pompa, CFM

Title
Production Manager

Years of Experience
18

Years of Experience
4

Education
Bachelor of Business Administration: Information Technology & Networks

Certifications
Certified Floodplain Manager CFM/3642-19N

Areas of Expertise

- Emergency/Disaster Response Planning
- Hydrologic Mapping
- Data Research
- Drone pre-flight management & post flight processing
- Trimble Business Center
- Geo-referencing & Geo-processing
- Construction project management
- Schematics
- Conceptual Layouts/Mapping
- 3D Visualization/Rendering
- Bridge Detailing/Design
- Website Design/Creation
- Cartographic Design
- Metadata and Documentation
- Database Creation
- SQL & Python Scripting
- Utility Mapping

Summary

Mr. Pompa has over 18 years of experience in the infrastructure industry. He has participated in a wide range of projects, from road and drainage design to GIS analysis and drone surveying technology. Mr. Pompa is responsible for overseeing the civil infrastructure department by assisting the project engineering team with plan production and design input. Mr. Pompa also oversees the GIS department with over 10 years of experience as a GIS analyst. He is responsible for ensuring our clients are provided with the maps and analysis they need to effectively communicate with their constituents and provide GIS analytics to assist in community development and emergency preparedness. Mr. Pompa also oversees the Drone department which is instrumental to the industry by providing clients and in-house projects with the latest survey-grade orthomosaic imagery and existing land data, such as contours, DEMs, Hydro-statistical data and post-disaster photography and videography.

Relevant Project Experience

Recreational Trails Connectivity Project [Hidalgo County Precinct 2]
B2Z was contracted by Hidalgo County Precinct 2 to develop a Feasibility Study (WA#1) to determine how to connect two existing hike and bike trails in southern Hidalgo County. B2Z utilized drone technology to capture the latest existing property conditions while investigating properties along each alternative that contained special easements by Hidalgo County Drainage District #1 and USIBWC for access.

Hidalgo County Precinct No. 2 Stormwater Management Project
B2Z was contracted to provide a solution to Precinct 2's rural drainage problem, B2Z was tasked to design a stormwater system that provided a positive flow at all rural roads, ultimately discharging stormwater to a nearby drain ditch or detention pond. Mr. Pompa oversaw the data collection via sUAS (drone) aircraft and survey-grade data collection. B2Z processed the data collected to design and develop PS&S sheets for Precinct No. 2 staff's use.

City of Mission Geographic Information System (GIS) Services
Mr. Pompa, with the support of the GIS team, are the fiduciary agents for all data for the City of Mission. With two Senior GIS Analysts, having over 20 years of combined experience, including one GISP, B2Z is responsible for collecting, managing, and processing Mission's GIS data. Mr. Pompa oversaw the creation of the city's first ever online GIS web maps that provide their constituents with real-time planning solutions, preventing residents from having to make a trip to city hall to request city infrastructure data.

Hidalgo County Drainage District #1 Site Assessment Mapping
Mr. Pompa managed two teams to complete this project. He oversaw the drone team's task in collecting aerial imagery of all the colonia boundaries within Precinct No. 3. He also managed their effort in field data reconnaissance using survey data collection devices from Trimble and ESRI (ArcCollector and Survey 123). Mr. Pompa managed the GIS team to make sure they assimilated all the data that was collected by the drone and survey team and generated site assessment maps that identified the colonias legal boundary, easement, existing utilities, existing drainage, etc.

Moveable Bridge Inspection and Routine Maintenance Contracts (RMC)
Mr. Pompa, with the support of the Drone team, performed inspection on the Rio Hondo Lift Bridge within the TxDOT Pharr District and the Cow Bayou Swing Bridge within the Beaumont District. Utilizing drone videography and aerial imagery, Mr. Pompa collected and recorded existing bridge conditions further cataloging and categorizing the data for use within the conditions report.

Additional Project Information Available Upon Request

FIRM & PE LICENSES



Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

B2Z ENGINEERING, LLC
dba B2Z Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-11187

Expiration Date
04/30/2025



PE LS Texas Board of Professional Engineers and Land Surveyors

Number: 98862
Status: **ACTIVE**
Expires: 3/31/2025

ARON REZA BADIOZZAMANI

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature



PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **103749**
Status: **ACTIVE**
Expires: **3/31/2025**

OLIVER FRANCIS SALGADO

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature



PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **60710**
Status: **ACTIVE**
Expires: **9/30/2024**

MARK PATRICK MCCLELLAND

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

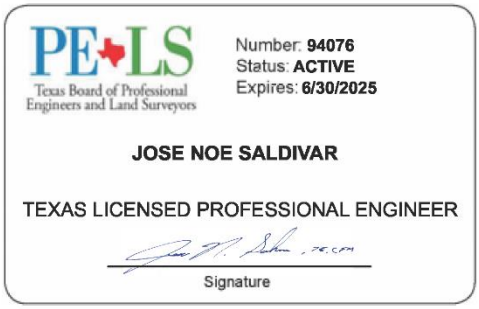


PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **100084**
Status: **ACTIVE**
Expires: **9/30/2024**

MICHAEL JASON MARESH
Texas Licensed Professional Engineer

Signature



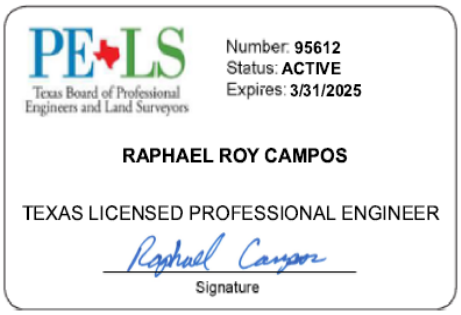
PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **94076**
Status: **ACTIVE**
Expires: **6/30/2025**

JOSE NOE SALDIVAR

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature



PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **95612**
Status: **ACTIVE**
Expires: **3/31/2025**

RAPHAEL ROY CAMPOS

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature



PE LS Texas Board of Professional Engineers and Land Surveyors

Number: **71364**
Status: **ACTIVE**
Expires: **12/31/2024**

SAUL RENE MUNOZ
Texas Licensed Professional Engineer

Signature

Tab IV – References

City of Edinburg
Mr. Mardoqueo Hinojosa, P.E., CFM – City Engineer
(956) 388-8211

Engineering Project References:
Schunior Road Improvements
Role: Design Engineer
Services: Developed PS&E package for roadway widening, sidewalks, and bridge replacement.

Hidalgo County Precinct No. 2
Honorable Commissioner Eduardo "Eddie" Cantu
(956) 787-1891

Engineering Project References:
Tower Road, Cesar Chavez Road, and San Juan Road Bridge Repairs
Role: Design Engineer
Services: Structural analysis, geotechnical engineering, and bridge design

Dicker Road Expansion Project
Role: Construction Engineering and Inspection & Construction Materials Testing
Services: Construction Engineer, Construction Management, Utility coordination, construction inspection, and materials testing services.

Hidalgo County Precinct No. 4
Honorable Commissioner Ellie Torres
(956) 383-3112

Engineering Project References:
Mile 17 ½ (Depot Road East to Mon Mack Road)
Role: Design Engineer
Services: Schematic, PS&E, pavement design, hydrologic studies, environmental services, public involvement, utility services, uncontrolled mapping, and office surveys

Emergency Response Plan of Action, Project Management & San Carlos Communication Tower
Role: Design Engineer
Services: Establish basic design concepts, develop overall exhibits highlighting flood-impacted areas

Hidalgo County Drainage District No. 1
Mr. Raul Sesin, P.E., CFM – District Manager
(956) 292-7080

Engineering Project References:
Bond Project 25: Mission McAllen Rado Alternate Phases I & II
Role: Design Engineer
Services: Analyzing and developing existing and proposed hydrologic conditions and hydraulic models

Bond Project 27: Monte Cristo Road & Conway Road
Role: Design Engineer
Services: Analyzing and developing existing and proposed hydrologic conditions and hydraulic models

Bond Project 33: South "I" Road Detention Phases I & II
Role: Design Engineer
Services: Analyzing and developing existing and proposed hydrologic conditions and hydraulic models

City of Edinburg Projects

On-Call Professional Engineering 2022-2024	
Team Members: Reza Badiozzamani Oliver Salgado Mark McClelland Michael Maresh J. Noe Saldivar Raphael Campos Saul Muñoz Armando Pompa	Replat Lots 1 & 2 North Industrial Park
On-Call Engineering & Project Management 2024-2026	
Team Members: Reza Badiozzamani Oliver Salgado Mark McClelland Michael Maresh J. Noe Saldivar Raphael Campos Saul Muñoz Armando Pompa	No Task Orders have been issued
On-Call Professional Engineering 2018-2020	
Team Members: Reza Badiozzamani Oliver Salgado Mark McClelland Michael Maresh J. Noe Saldivar Raphael Campos Saul Muñoz Armando Pompa	Schunior Road Construction Schunior Street Waterline Design

Tab V – Insurance

As a function of day-to-day business, B2Z carries a Professional Liability of $2 Million. Additionally, B2Z carries a General Liability of $1 Million (each claim) / $2 Million (aggregate), an Automobile Liability of $1 Million (combined), an Umbrella Liability of $2 Million (each claim) / $2 Million (aggregate), and a Worker's Compensation and Employers Liability of $1 Million. **B2Z has no pending or past insurance claims.**

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/10/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER The Risk Specialty Group, LLC 675 Bering Dr, Ste. #175 Houston TX 77057	CONTACT NAME: Candi Carpenter PHONE (A/C, No, Ext): 713-552-1900 FAX (A/C, No): 713-513-5411 E-MAIL ADDRESS: ccarpenter@riskspecialtygroup.com
INSURED B2ZENGI-01 B2Z Engineering, LLC P.O. Box 2724 McAllen TX 78502	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Travelers — 19038 INSURER B : The Travelers Indemnity Compan — 25658 INSURER C : The Travelers Indemnity of Ame — 25666 INSURER D : Travelers Property Casualty In — 25674 INSURER E : Great Midwest Insurance Compan — 18694 INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 1885379283 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
C	X COMMERCIAL GENERAL LIABILITY			6807N737635	7/10/2024	7/10/2025	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 1,000,000
	X Incl. Unmanned						MED EXP (Any one person)	$ 5,000
	Aircraft Liab.						PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
B	AUTOMOBILE LIABILITY			BA9R235112	7/10/2024	7/10/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	X ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
D	X UMBRELLA LIAB X OCCUR			CUP1P237416	7/10/2024	7/10/2025	EACH OCCURRENCE	$ 2,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 2,000,000
	DED RETENTION $							$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N			UB7N741163	7/10/2024	7/10/2025	X PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ N/A (Mandatory in NH)						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
E	Professional Liability including Pollution Liability (claims made)			AE-GM-0000426-00	7/10/2024	7/10/2025	Each Claim Aggregate	2,000,000 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr.
Edinburg TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Tab VI – Professional Services Agreement

B2Z ENGINEERING

July 16, 2024

Mr. Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

RE: RFQ No. 2024-9 Engineering Services Rotation
Professional Services Agreement

Dear Mr. Hinojosa,

B2Z Engineering, LLC (B2Z) has thoroughly reviewed the Professional Services Agreement provided by the City of Edinburg. We are pleased to confirm that our certificate of insurance, as provided within Tab V of the statement of qualification submission, fully meets the prerequisite insurance requirements. We are committed to maintaining this compliance throughout the project. Furthermore, if selected, B2Z agrees to enter into such an agreement.

Sincerely,

Aisha Gonzalez
President

900 S. Stewart Rd., Suite 4 • Mission, TX 78572
(956) 585-3773 • www.B2ZEng.com

Tab VII – Contact Information

Contact Information

Mrs. Aisha Gonzalez, the President and Owner of B2Z Engineering, and Mr. Reza Badiozzamani, PE, CFM, the assigned Senior Project Manager, will serve as the point of contact. Below, please find the requested contact information:

Name	Title	Address	Phone Numbers	Email Address
Mrs. Aisha Gonzalez	President/Owner	900 S. Stewart Rd, Ste. 12 Mission, TX 78572	Office: (956) 585-3773 Mobile: (956) 566-3421	Aisha@B2ZEng.com
Mr. Reza Badiozzamani, PE, CFM	Senior Project Manager	900 S. Stewart Rd, Ste. 2 Mission, TX 78572	Office: (956) 585-3773 Mobile: (956) 655-1995	Reza@B2ZEng.com

Appendix

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:
07/15/2024

Company/Vendor Name:
B2Z Engineering, LLC

Printed Name and Title:
Aisha Gonzalez, President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: B2Z Engineering, LLC
(Full, correct legal name)

- Address: 900 S. Stewart Road, Suite 4
  Mission, TX 78572
- Telephone/Fax: T: (956) 585-3773 | F: N/A
- Email address: Aisha@B2ZEng.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No X

3. Is your Company authorized and/or licensed to do business in Texas?
Yes X No____

4. Where is the Company's corporate headquarters located? 900 S. Stewart Road, Suite 12 Mission, TX 78572

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes____ No X

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office? N/A

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. N/A

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No X

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

N/A

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Reza Badiozzamani, PE, CFM
Address: 900 S. Stewart Road, Suite 2, Mission, TX 78572
Telephone: (956) 585-3773
Fax: N/A
Email: Reza@B2ZEng.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X)
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture. N/A

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. N/A

10. Provide any other names under which your business has operated within the last 10 years.

N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Aisha Gonzalez, the undersigned representative of B2Z Engineering, LLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Aisha Gonzalez, President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Aisha Gonzalez, being first duly sworn, deposes and says that: *(Name)*

(1) She/He is President of B2Z Engineering, LLC, the Bidder that has submitted the attached Bid; (Company)

(2) She/He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Aisha Gonzalez, President

Subscribed and sworn to me this 15th day of July 2024.

By:

Notary Public

ILEANA TREVINO NOTARY PUBLIC STATE OF TEXAS ID 132659283 EXP. 09-03-2028

My commission expires 09/03/2028

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

B2Z Engineering, LLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Aisha Gonzalez

Signature of vendor doing business with the governmental entity

07/15/2024

Date

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC
DURABLE STRUCTURES • DEPENDABLE PEOPLE

400 Nolana, Suite H2
McAllen, Texas 78504
T: (956) 687-9421 | F: (956) 687-3211
ChaninEngineering.com
TBPE Firm Registration No. F-9369

CHANIN

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THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

CHANIN
400 Nolana, Suite H2 | McAllen, Texas 78504
P: (956) 687-9421 | F: (956) 687-3211
www.ChaninEngineering.com
TBPE FIRM Registration No. F-9369

July 12, 2024

City of Edinburg
C/o City Secretary Department—1st Floor
415 W University Drive
Edinburg, Texas 78539

RE: RFQ# 2024-9 Engineering Services Rotation

To whom it may concern:

Chanin Engineering, LLC is pleased to present our qualifications and offer our structural engineering services for **City of Edinburg Professional Engineering Services Rotation (Structural)** as described in the Request for Qualifications. We are an RGV-based professional firm offering the following engineering services for both the public and private sector:

Structural Design & Detailing | Building Assessments | Project Management | Renovation Design | Natural Disaster Emergency Engineering Response | Windstorm Engineering Alteration Studies | Retrofit Repairs | Feasibility Studies | Distress/Failure Analysis Adaptive Reuse Design | Foundation Analysis

Currently, we provide professional engineering services as the On-Call Structural Engineer for City of McAllen, McAllen ISD, Region One Education Service Center, Laredo ISD, and UTRGV Miscellaneous Structural Projects of Limited Scope. **For City of Edinburg Engineering Services RFQ, we can specifically assist with Structural Engineering (Improvements & Design) in connection with feasibility, cost estimating, planning, design, and execution of renovation and/or new building projects.**

We have a highly qualified team of professionals ready to be assigned to your project(s) immediately. They understand the importance of collaboration and are prepared to work closely with other design consultants, city staff, and stakeholders to meet all requirements. Additionally, our firm has the resources and financial capabilities to complete the project to the highest standard. We are confident we can deliver the desired results within the required timeline.

Our firm strives to exceed our client's expectations by utilizing our team's expertise and dedication to providing exceptional service. Our commitment to quality control and meticulous attention to detail make us stand out, enabling us to deliver innovative and cost-effective design solutions consistently. Our ultimate goal is to establish lasting professional relationships with our clients.

For additional clarifications and/or contract negotiations please contact:
Hector Ramirez, PE—Managing Principal | P: 956.687.9421 | F: 956.687.3211

The information set forth remains effective for a period of 90 calendar days.

We look forward to working with you and thank you for this opportunity to present our qualifications.

Sincerely,

Hector Ramirez, PE
Managing Principal

THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

Company Name/Registration	Chanin Engineering, LLC Texas Firm Registration #F-9369
Primary Contact	Hector Ramirez, PE— Managing Principal Office: (956) 687-9421 E-mail: Hector@chaninengineering.com
Address	400 Nolana, Suite H2 McAllen, TX 78504 Hidalgo County
Phone/Fax	(956) 687-9421/(956) 687-3211
Company Website	www.chaninengineering.com
Year firm was established	2006 (18 years in operation)
Principal Owners	Mr. Miguel Chanin, PE Mr. Hector Ramirez, PE
Texas Registration Numbers	Miguel Chanin, PE #93127 Hector Ramirez, PE #103720 Oscar Lopez, PE #76948 Cristian Guajardo, PE #145212
Type of Organization	Chanin Engineering, LLC is a Limited Liability Company (Legal Status)
Certifications	Chanin Engineering, LLC is HUB Certified Chanin Engineering, LLC is SBE Certified Chanin Engineering, LLC is DBE Certified
Design & Drafting Software	Revit Structural (BIM) v.2024, Autocad v. 2024, Ram Structural System, Enercalc, RISA 3D, Floor Vibe, LPile, Descon Win, Descon Brace

CHANIN
ENGINEERING, LLC
DURABLE STRUCTURES · DEPENDABLE PEOPLE

At Chanin Engineering, we believe that engineering is not just about experience but also about a passionate focus on people. We understand that ***buildings are designed for people, by people***. That's why we are committed to providing excellent **technical expertise** and fostering a **positive culture** as the foundation for our long-lasting professional relationships with clients.

Since our establishment, Chanin Engineering, LLC has been proudly serving the **Rio Grande Valley, Texas** people and has expanded its reach to various cities and areas beyond. Our team is dedicated to delivering prompt and consistent results of the highest standard, whether performing a building assessment or designing a complex structure.

Our primary goal is to exceed our client's expectations by leveraging the skills of our dedicated team. We value customer satisfaction and effective team collaboration, which ensures reliable service and cost-effective designs. With our leadership team at the helm, we strive to cultivate enduring professional relationships with each client. We are thrilled about the opportunity to collaborate with the **City of Edinburg** and look forward to working together toward a successful project.



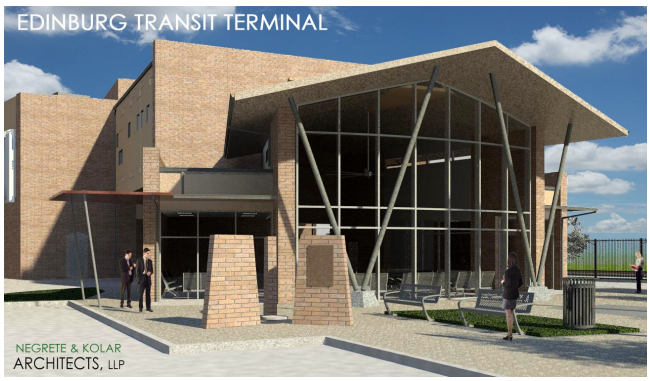
Chanin Engineering, LLC is an Equal Opportunity Employer and selects the most qualified individuals based on job related qualifications, regardless of age, sex, disability, race, color, religion, national origin, or any other characteristic protected by the law.

Chanin Engineering, LLC (Chanin) is a structural engineering firm providing structural design services throughout Texas. Chanin was founded in 2006 by Miguel Chanin, a licensed Professional Engineer and the firm's Founding principal. The firm was established in McAllen, Texas initially providing services for the private sector. Our clients now range from private development to public entities including local city governments and federal authorities. Our market sector experience encompasses Municipal, Federal, K-12, Higher Education, Healthcare, Commercial, and Retail project types. With over 18 years in operation, our firm's experience ranges from new construction to renovations and structural assessments. Chanin Engineering is currently comprised of 19 employees, including 4 licensed Professionals, 1 EIT, 4 Graduate Engineers,1 Construction Project Manager, 5 Revit/CAD Technicians, and 4 Administrative Support Staff.

Though established in 2006, Chanin's principals bring historic engineering experience as prior structural engineering consulting business owners that date back to 1992 (32 years), allowing us to provide depth of experience, both technical and regional. As the largest (by number of professional staff) Structural Engineering firm in the entire Rio Grande Valley, any client's call to our office will receive our immediate attention and guarantee of punctual response. Our McAllen office's close proximity **(7.5 miles) to the City of Edinburg**, will allow us to allocate the resources necessary from principal, project manager, and production staff to be readily available to successfully complete work directed to us.

Chanin has been fortunate to be able to participate in our local communities by providing structural engineering services for the various local cities that make up the Rio Grande Valley. We also have also contributed to other local governmental agencies like Hidalgo County and the Texas Department of Transportation. Currently, we are on our 12th year in providing services as the On-Call Structural Engineer for the City of McAllen.

Chanin has ongoing or prior experience in working on specific project contracts through the selected Prime Consultant, whether Architect, Engineer, or General Contractor. Over the past 18 years, we have worked successfully with the City of Edinburg, McAllen, Mission, Weslaco, Pharr, Hidalgo County, and the Texas Department of Transportation among others. We take pride in assisting our local entities by providing services that help promote our local community through the built environment. Our team has successfully participated in designs for event centers, public safety buildings, municipal administration buildings, municipal parks, fire stations, and airport hangers. The following page features a partial list of ongoing/recent projects completed by us.





The following is a partial list of current or ongoing Municipal projects designed by Chanin Engineering within the past 10 years.

City of Edinburg

Edinburg Transit Terminal
City of Edinburg Wastewater Treatment Plant Office
South Texas International Airport Maint. Hangar
City of Edinburg Downtown Parking Garage

City of McAllen

Fire Station No. 8
Convention Center Storage
City Transit Facility
Transit Bus Wash & Fuel Station Canopies
Anzalduas International Bridge Southbound Trailer Tollbooth Foundation
McAllen North Water Treatment Plant Shed
McAllen Police Department Community Network Center Garza-Chavez Monument
Parks & Recreation Administration/Warehouse
Water Treatment Plant Addition & Renovation
South Wastewater Treatment Plant New Maintenance & Operations Building
Municipal Softball Fields
COM Automotive Expansion
McAllen-Hidalgo-Reynosa Bridge Canopies/ Restroom
Texas DPS McAllen Area Office Renovations
McAllen Development Center Renovation
Intermodal Transit Terminal Canopy Additions
Quinta Mazatlán Canopy
TTIC– Texas Anti Gang Facility
McAllen-Hidalgo-Reynosa Bridge Post-Vehicular Accident Emergency Assessment
McAllen International Airport– Welcome Monument
McAllen Entertainment District– Sign Structure
City of McAllen– Welcome Monument
City of McAllen Gateway Monument Sign
Fire Practice Tower– Rappelling Platform

Hidalgo County

Hid Co Pct. 1 New Tax Office
Hid Co Pct. 2 North San Juan Community Pool
Hidalgo Co Drainage District No. 1 Admin Building
Hid Co. Pct. 4 New Justice Center
Hid Co Pct. 4 Recovery, Motor Pool Improvements
Hid Co Pct. 1 Delta Lake Park Pavilion
Hid Co Pct. 4 Linn-San Manuel Emergency Services
Hid Co Adult Detention & Law Enforcement Center Facility Repairs/Replacement
Hid Co Pct. 1 Sunset Park Improvements
Hidalgo Co. Health Department Portable Relocation
Hidalgo Co. Pct. 4 Installation of Generators for 4 Health Clinics
Hidalgo County Forensic Center Generator, X-ray & Renovations

City of Mission

Mission Event Center
La Placita Park Improvements
Community Center Roof Re-Cover
Catholic War Veterans Service Center Building Improvements
City of Mission Police Department Roof Re-cover
Catholic War Veterans Park Gymnasium
Old Central Fire Station Roof Re-cover
Bentsen Palm Community Park Shade Canopies

City of Harlingen

Arroyo Park Restrooms & Concession Building
Lower Rio Grande Valley Development Center
Harlingen Transit Garage
Harlingen Housing Authority: Los Vecinos, Lemoyne Gardens & Bonita Park– 2015 Improvements
Harlingen Housing Authority: Los Vecinos, Lemoyne Gardens & Bonita Park– 2016 Improvements

Other Municipalities

Adolph Thomae Jr. County Park Restrooms, Rio Hondo, TX
Unger Park, La Feria, TX
Peñitas City Hall, Peñitas, TX
Sunrise Terrace Community Center, La Feria, TX
Port Isabel Housing Authority Administration Building Renovations, Port Isabel, TX
Lower Rio Grande Valley Dev. Council, Rio Transit Center, Weslaco, TX
STARR County Solid Waste Transfer Station, Rio Grande City, TX
NAS Aviator Memorial Monument, Corpus Christi, TX



As a firm, we are committed to providing our clients with unparalleled attention and response. As such, the Chanin Engineering leadership team carries mobile phones for prompt ongoing response to all inquiries, whether they originate from interoffice, from our clients, or the associated project team members. Additionally, our local presence and availability allows us to respond within minutes when necessary to all City of Edinburg project inquires, meetings, or site visits.

Though established in 2006, Chanin's principals bring prior historic engineering experience as prior structural engineering consulting business owners that date back to 1992 (32 years), allowing us to provide depth of experience.

As the largest (by number of professional staff) Structural Engineering firm in the entire Rio Grande Valley, any client's call to our office will receive our immediate attention and guarantee of punctual response. Chanin Engineering is currently comprised of 19 employees, including 4 licensed Professionals, 1 EIT, 4 Graduate Engineers,1 Construction Project Manager, 5 Revit/CAD Technicians, and 4 Administrative Support Staff. We allocate the resources necessary from principal, project manager, and production staff to be readily available to successfully complete work directed to us.

We understand the scope of the (Structural) Engineering Services to include, but not be limited to:

Feasibility Studies | Design Development | Cost Estimating | Plan Preparation Specifications | Coordination | Preliminary and Final Documents | On-Call Services

Chanin will follow Edinburg City standards for design and construction, the schedule and the construction budget, as well as any other applicable requirements/regulations, as the basis for our work. As such, our general technical approach to providing the scope of services as listed is as follows:

Existing Facility Assessment/Retrofit

- Collect facility information and/or structural layout plans (if available) from the building owner to understand structural system and critical areas for observation.
- Perform visual observation to obtain condition of structure, loading of structure, critical areas in need of attention/repair.
- Provide owner with summary report of visual observations and structural recommendation(s) of appropriate action required, if necessary.

New Construction Design

Schematic Phase

Establish all necessary building criteria such as:
Building Code & Design Criteria | Selected structural system (materials) | Size | Occupancy | Location | Lateral Load Resisting System

Additionally, we will:
Perform preliminary design calculations | Establish framing layout | Establish tentative sizing | Coordinate with Architectural, Mechanical & Civil features | Provide typical details

Continued on Next Page

New Construction Design Cont.

Design Development Phase

Develop special structural framing details/notes | Develop structural elevations
Size structural framing members | Provide elevations | Provide plan dimensions
Provide design parameters | Coordinate with Architectural, Mechanical & Civil features

Construction Document Phase

Approved DD Documents are further developed into comprehensive Construction Documents & Specifications | Ensure all review/coordination issues have been resolved

Bidding Phase

Assist the City in comparing/evaluating bid submittals | Answer structural design questions to ensure Contractors are adequately interpreting Structural Documents

Construction Administration Phase

Review ASI's. RFI's, PR's to ensure conformance with Construction Documents | Review structural shop drawings | Perform job observations | Provide observation reports of work observed

The technical approach as described above is general in nature. Should our firm be selected for Structural Engineering Services, it is our understanding that the scope of work (and thus technical approach) will depend on the specific project needs. Additionally, we understand that a scoping meeting will be set to identify specific project needs. We will then develop a detailed draft scope of work with the associated costs and schedules.

Technological Capabilities

At Chanin, our team counts on 12+ computers, 1 large format plotter, 1 printer/scanner and the following design/drafting software to accomplish the development of construction documents:

Revit Structural (BIM) v.2024 | Autocad v. 2024 | Ram Structural System | Enercalc RISA 3D | Floor Vibe | LPile | Descon Win | Descon Brace

In addition, Chanin has the financial resources to obtain additional design software or hardware as required to meet the needs of a project or client.

Ability to Meet Budget/Timeline Requirements

Chanin will assure that the highest quality services are received by the Client throughout the entire life of the project. Chanin will make every effort to ensure that your projects proceed on schedule and within budget. The size of our team along with our technological capabilities directly facilitates our ability to produce quality designs that meet project deadlines. Additionally, our designs focus upon the economic use of structural materials while maintaining safe and code complying designs. Project experience is diverse while maintaining uncompromising attention to detail.

CHANIN ENGINEERING, LLC

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At Chanin, each project is managed as described below:

1. At the start of the project, the **Managing Principal/Project Manager, Hector Ramirez**, will directly communicate with the City of Edinburg's representative. Mr. Ramirez will be responsible for assessing and authorizing the project contract and scope of work provided by the City. As the Managing Principal/Senior Project Manager, he will interpret, delegate, and coordinate all engineering projects, review plans and technical specifications, and prepare contract documents and estimates. He will supervise the project's design and ongoing progress, coordinating with the City, sub-consultants, and regulatory agencies. Mr. Ramirez will also provide operational supervision and technical guidance. Once the Owner Authorization is received, Mr. Ramirez will conduct a design meeting to initiate the project and delegate work to the structural design team. He will supervise the structural designers and the production team and will be responsible for planning, developing, coordinating, and directing projects. As a technical specialist who formulates and develops advanced structural engineering concepts, he reviews plans and prepares technical specifications. He manages the day -to-day planning, operation, and problem-solving necessary for the team to meet the required production level. During the Construction Administration phase, Mr. Ramirez reviews field observations, responds to RFIs, and creates ASIs and PRs as needed.
2. Throughout the development of the engineering design and drawing preparation, **Oscar Lopez, PE, Principal/QCQA,** is responsible to implement our Quality Control and Quality Assurance program. Specifically, he reviews engineering design, plans and technical specifications. He supervises the design and ongoing progress of projects and provides senior level input and evaluation of projects for each team member. He communicates all ongoing progress of the project with Mr. Ramirez.
3. Upon receiving direction from the Senior Project Manager, the Structural Design team consisting of **Cristian Guajardo, MSEM, PE/Assoc. Principal Jose Garza, Graduate Engineer/Assoc. Principal Rodolfo Martinez, EIT, Sandra Valdez, Graduate Engineer, Eduardo Cid, Graduate Engineer, and David Rioferio, Graduate Engineer,** assist by performing the routine aspects of structural engineering assignments. Specifically, they perform structural design calculations, develop design drawings, coordinate project assignments with technicians, research code issues, research design options, and document findings for the Senior Project Manager. Mr. Garza, Mr. Guajardo, Mrs. Valdez, and Mr. Martinez may attend “kick-off” and design review meetings and interact with clients as necessary. All work is produced under the direct supervision of the Professional Engineers on staff. During the Construction Administration phase, the Structural Design team may assist in field observations, review shop drawings, respond to RFIs, and create ASIs and PRs as required.

Continued On Next Page

4. Upon project initiation, the Production Team, **Jose Perez, Luis Reyna, Ernesto Carreon, Vacilio Diaz, and Kevin Perez**, begins setting up and developing design documents according to established standards and procedures and under the general supervision of the Production Manager, the Structural Design Team, and the Senior Project Manager. Throughout the development of the construction documents, the Production Team prepares engineering drawings from rough sketches or general engineering and design information provided by the Structural Design Team or Professional Engineers.
5. Upon completion of the design documents and initiation of the Construction phase, our **Construction Senior Project Manager, Mario Guajardo**, is responsible for all aspects of the construction phase. This includes but is not limited to, performing structural site observations to ensure conformance with the Construction Documents and reviewing shop drawings. He collaborates with the design team and client as necessary.
6. Throughout the entire project, the **Administrative Staff (4)** is responsible for general clerical functions, including generating memos, letters, and email correspondence and managing the project calendar of deadlines for deliverables. The administrative staff is also responsible for ensuring all client inquiries, whether by phone, email or in person, are attended to promptly. All administrative staff reports to Mr. Ramirez and assume work directives from the engineering staff.

CHANIN
ENGINEERING, LLC
DURABLE STRUCTURES • DEPENDABLE PEOPLE

Our firm's philosophy revolves around our quality assurance program. We aim to exceed client expectations by leveraging our skilled team and unwavering commitment to exceptional service. Every project benefits from the direct involvement of licensed professional engineers and our firm's principals, the backbone of our quality control system. This approach enables us to provide reliable service and deliver innovative, cost-effective engineering solutions.

In addition to close oversight by our principals, our firm also counts on Mr. Oscar Lopez, PE whose main role at Chanin is to provide Quality Control and Quality Assurance of our deliverables. This responsibility requires him to engage in the project each step along the way by taking a close look at both the process of our engineering design and plan development, as well as the quality of our structural documents. Our goal is to provide documents that are comprehensive yet simple to understand out in the field.

On a weekly basis, Chanin Engineering conducts a Staff Review Meeting in which each project status is discussed and project tasks are prioritized and delegated to each project team member. This weekly meeting allows our entire design team to collaboratively and closely monitor project progress and quality.

We understand that construction projects rely heavily on the team efforts of many design disciplines, regulatory agencies, clients, owners, and subcontractors. Throughout the design phase of each project, we take a close look at the design documents developed by fellow subconsultants like Civil, MEP and Geotechnical in order to foresee and address potential construction issues. The same attention to detail is provided during shop drawing review. As construction breaks ground, we gear up to perform the required field observations related to the structural portion of the work to ensure the contractor is accurately interpreting the structural design documents. Should we encounter nonconformance items, we take the proper steps to inform the contractor, owner and subconsultants as required in order to address safety or quality concerns. Each site observation is followed up with a formal observation report that details our nonconformance findings, specific direction given to the contractor, and general progress of work. From the development of our statement of qualifications, to design development and into project close out, our team of experts keeps a close eye on the quality of our services and deliverables.

THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

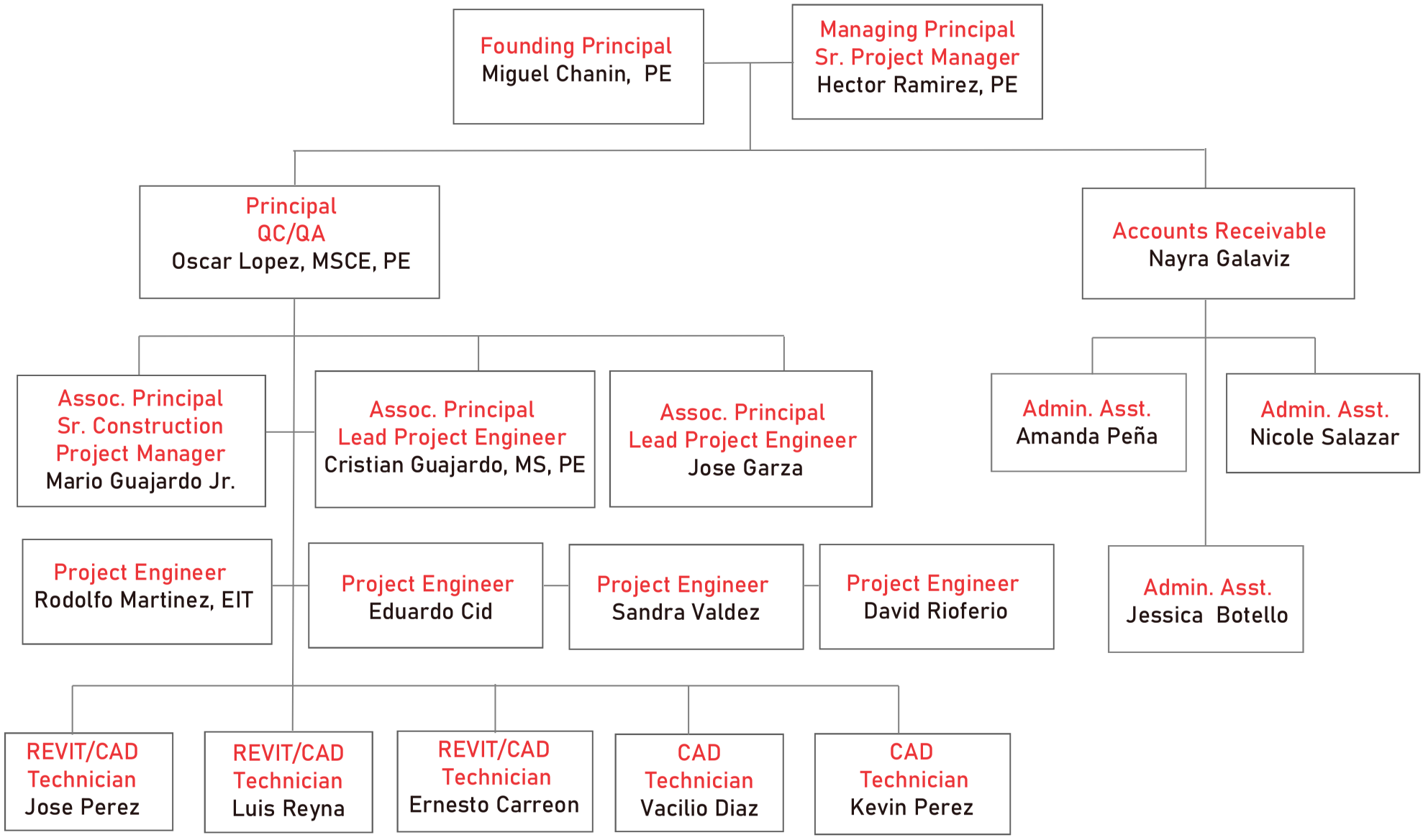
Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

Staff Flowchart

CHANIN
ENGINEERING, LLC





MIGUEL CHANIN, PE | Founding Principal

Miguel Chanin is a professional engineer in the state of Texas with over 24 years of structural design experience in various private and public projects. Mr. Chanin is the founding member of Chanin Engineering, LLC and has led the firm since its inception in 2006. Mr. Chanin is a point of contact and helps assess and authorize project contracts and the scope of services. Additionally, Mr. Chanin provides guidance on plans and technical specifications, as well as contract documents and estimates. He provides technical expertise in projects, and coordinates with the Client/Owner and any other subconsultants or regulatory agencies. He also provides operational supervision and technical guidance.

Years with firm:
18 years

Total years of experience:
24 years

Total years of experience in proposed role:
24 years

Education
University of Texas at Austin
Bachelor of Science in Civil Engineering
1999

Registrations
Licensed Texas Professional Engineer - #93127

Texas Department of Insurance Appointed Qualified Inspector

City of Residency
McAllen

Project Experience

Municipal

- City of Edinburg Transit Terminal, Edinburg, Texas
- City of Edinburg Wastewater Treatment Plant Office, Edinburg, Texas
- Department of Public Safety (DPS) Hangar, South Texas International Airport, Edinburg, Texas
- Hidalgo County Adult Detention and Law Enforcement Center Facility Repairs and/or Replacement, Edinburg, Texas
- Hidalgo County Precinct 1 New Tax Office
- Hidalgo County Precinct 4 Pueblo De Palmas Park, Edinburg, Texas
- City of McAllen Fire Station No.8, McAllen, Texas
- City of McAllen Transit Facility, McAllen, Texas
- City of McAllen Development Services Center, McAllen, Texas
- Customs and Border Protection Mechanical Pad, McAllen, Texas
- City of San Juan Public Safety Building, San Juan, Texas
- City of Mission Fire Department Substation & Police Substation, Mission, Texas

Historical

- Mercedes Historic City Hall, Mercedes, Texas
- Market Square Rehab, Brownsville, Texas
- Hidalgo ISD Central Administration Repurpose, Hidalgo, Texas
- Cameo Theatre Renovations, San Antonio, Texas

Education

K-12

- Point Isabel ISD Phase II Renovations, Port Isabel, Texas
- MCISD Roosevelt Auditorium Demo, Mission, Texas
- Donna ISD CTE Culinary Arts Classroom Conversion, Donna, Texas
- McAllen ISD Agricultural Learning Center, McAllen, Texas
- PSJA ISD LBJ Middle School Additions and Renovations, Pharr, Texas
- Harlingen CISD The New Health Professions High School, Harlingen, Texas
- Mercedes HS Campus Additions & Renovations, Mercedes, Texas
- Mission CISD Mission High School Phase III Renovations, Mission, Texas
- UTRGV/ECISD Collegiate High School, Edinburg, Texas

Higher Education

- Texas A&M University: McAllen Higher Education Center, McAllen, Texas
- South Texas College – Mid Valley Campus Workforce Center—Building D Automotive Lab, HVAC-R Classroom and Outdoor lab, and Welding Lab Expansion, Weslaco, Texas
- South Texas College—Pecan Campus Student Activities & Cafeteria



HECTOR RAMIREZ, PE | Managing Principal/Senior Project Manager

Hector Ramirez is an active professional engineer in the state of Texas with over 21 years of structural design experience with various structural systems including CMU, Pre-Engineered Buildings, Conventional Steel, and Concrete Construction. As the Project Manager at Chanin Engineering, Mr. Ramirez supervises the structural designers and the production team. He is also responsible to plan, develop, coordinate, and direct projects. Mr. Ramirez functions as a technical specialist, formulating and developing advanced structural engineering concepts. He reviews plans and prepares technical specifications. He also manages the day-to-day planning, operation, and problem solving necessary for the team to meet the required level of production.

Years with firm:
14 years

Total years of experience:
21 years

Total years of experience in proposed role:
21 years

Education
University of Texas at San Antonio
Bachelor of Science in Civil Engineering 2003

Registrations
Licensed Professional Engineer -
Texas #103720
Georgia #044250
Kentucky #34252
New Mexico #25283
Michigan #6201308957
South Carolina #38071
Tennessee #123688

Texas Department of Insurance Appointed Qualified Inspector

City of Residency
Mission

Project Experience

Municipal

- City of Edinburg Transit Terminal, Edinburg, Texas
- City of Edinburg Downtown Parking Garage, Edinburg, Texas
- Edinburg County Court House New Server Retrofit, Edinburg, Texas
- City of Edinburg Wastewater Treatment Plant Operations Office, Edinburg
- Brazos Transit District Lufkin Maintenance Facility, Lufkin, Texas (CD's Phase)
- City of McAllen South McAllen Wastewater Treatment Plant Maintenance Operations Building, McAllen, TX
- Hidalgo County New Tax Office, Hidalgo County Pct 1, Weslaco, Texas
- Port Isabel Housing Authority Administration Building Renovation, Port Isabel, Texas
- City of Weslaco Fire Station, Weslaco, Texas

Historical

- Levi Jordan Planation State Historic Site, Brazoria County, Texas
- Hidalgo ISD Administration Building, Hidalgo, Texas

Education

Higher Education

- Texas A&M University McAllen Higher Education, McAllen, Texas
- UTRGV School of Nursing, Pharr, Texas (design only)
- UTRGV Intercollegiate Athletics Expansion and Renovation Fieldhouse Addition, Edinburg, Texas
- Texas State Technical College – Renovations and Additions to Welding Lab, Harlingen, Texas
- South Texas College—Pecan Campus Building "D" Office Renovation, McAllen, Texas
- South Texas College—Pecan Campus Building "H" Culinary Arts Renovation, McAllen, Texas
- STC Midvalley Campus Workforce Training Center Expansion Building "D"
- STC Regional Center for Public Safety Excellence, Pharr, Texas
- STC RCPSE Flammable Liquid & Gas Fire Training Area, Canopies for STC Students, Instructors and Safety Training Vehicles, Pharr, Texas

K-12

- Point Isabel ISD Dugouts, Port Isabel, Texas
- CCISD Consolidation of Meadowbrook, Montclair, and Woodlawn new Elementary School, Corpus Christi, Texas
- AISD 2019 Bond Projects: Classroom & Gymnasium Additions, Alice, Texas



OSCAR LOPEZ, MSCE, PE | Principal/QCQA

Oscar Lopez has over 36 years of experience and education in structural engineering and construction administration. He is experienced in the overall development of projects including planning design, detailing, construction administration, contract administration, and quality control supervision. Having worked and studied along Texas, Nevada and the California West Coast, Oscar provides a significant contribution to any project with his diversified engineering background. At Chanin Engineering, Oscar is responsible to implement our Quality Control and Quality Assurance program. Specifically, he reviews engineering design, plans and technical specifications. He supervises the design and ongoing progress of each project and provides senior level input and evaluation of projects for each team member.

Years with firm:
7 years

Total years of experience:
36 years

Total years of experience in proposed role:
36 years

Education
University of California, Berkeley
Master of Science in Structural Engineering
1988

University of Texas, El Paso
Bachelor of Science in Civil Engineering
1987

Registrations
Licensed Texas Professional Engineer - #76948

Licensed California Professional Engineer - #46723

Texas Department of Insurance Appointed Qualified Inspector

CA Office of Emergency Services – ID #74033, Disaster Service Worker – Essential Emergency Duties

City of Residency
McAllen

Project Experience

Municipal

- City of Edinburg Wastewater Treatment Plant Office, Edinburg, Texas
- City of Edinburg Transit Terminal, Edinburg, Texas
- City of Edinburg Downtown Parking Garage, Edinburg, Texas
- Hidalgo County Annex No. 3 Building Structural Assessment, Edinburg, Texas
- IH2 Overpass Bridge Raise 2018, McAllen, Texas
- Water Treatment Plant, RW In-take Structure, Components, Laredo, Texas
- United States Land Port of Entry – Security Evaluation, Starr Camargo, Rio Grande City, Texas
- United States Marshall Service US Court Renovation, Bentsen Tower, McAllen, Texas
- United States Marshall Service US Court 8th Floor Renovations, Bentsen Tower, McAllen, Texas
- United States Marshall Service, GSA Site Improvements, Bentsen Tower, McAllen, Texas
- US Marshall Service,12-Story Bentsen Tower Addition, McAllen, TX

Education

K-12
- New High Schools at Rio Grande City ISD, PSJA ISD, Laredo United ISD
- Additions/Renovation of High Schools at Raymondville CISD, Mercedes, PSJA ISD, & Laredo ISD
- PSJA ISD Elvis J. Ballew Renovations and Repairs Project, Pharr, Texas
- PSJA ISD New Swimming Facilities San Juan/ Alamo
- PSJA ISD Carman Elem & Santos Livas Elem Playground Improvements
- Pointe Isabel Jr. High Additions, Port Isabel, Texas
- Garriga Elementary Replacement School, Port Isabel, Texas
- Central Warehouse, Office, Security & Transportation Facility for Edinburg CISD, Texas
- Central Warehouse and Kitchen for PSJA ISD, Texas

Higher Education
- University of Texas Pan American, Edinburg, Texas:
  Student Union, Tensioned Fabric Canopies
  Old Computer Building Remodel
  Old Computer Building – 5 Year Banner MEP Renovation
  New Student Health Center
  New Child Development Center
  New Monumental Entry Arcade/Canopy



CRISTIAN GUAJARDO, MS, PE | Assoc. Principal/ Lead Project Engineer

Cristian Guajardo is a licensed professional engineer in the state of Texas with nearly a decade of structural design experience. His expertise lies in designing various structural systems, including conventional steel, concrete, masonry, pre-engineered buildings, and rough carpentry construction. He assists with various aspects of a project including structural analysis, detailing, and project coordination. Cristian may also attend "kick off" and design review meetings and interact with clients as necessary. During the Construction Administration phase of the projects, Cristian may assist in field observations, review of shop drawings, responding to RFI's, and creating ASI's and PR's as required.

Years with firm:
3 years

Total years of experience:
9 years

Total years of experience in proposed role:
9 years

Education
University of Texas Rio Grande Valley—
Master's of Science in Engineering Management
2021

Texas A&M University—Kingsville
Bachelor's of Science in Civil Engineering
2015

Registrations
Licensed Professional Engineer -
Texas #145212
Colorado #62879

Texas Department of Insurance Appointed Qualified Inspector

City of Residency
Hidalgo

Education

Municipal

- City of Edinburg Downtown Parking Garage, Edinburg, Texas
- Hidalgo County Sherriff's Office Memorial Wall, Edinburg Texas
- Hidalgo County Health Clinic Generator Pads, RGV, Texas
- Hidalgo County Precinct 4 Pueblo De Palmas Park, Edinburg, Texas
- City of Granjeno Building Assessment, Granjeno, Texas
- City of McAllen Fire Station #8, McAllen, Texas
- City of McAllen Fire Training Facility, McAllen, Texas

Private/Commercial

- Bert Ogden BMW, Pharr, Texas
- Aransas County Airport Reconstruction, Rockport, Texas
- Rio Valley Dermatology, Brownsville, Texas
- Cowen Warehouse, Brownsville, Texas
- Nolana Commercial Plaza, Pharr, Texas
- Boggus Lincoln Mercury Entrance Structure, McAllen, Texas
- XCell Orthopedics, Mission Texas
- Taco Palenque, San Juan, Texas
- Las Villas Sharyland Homes, Mission, Texas
- RGC Starbucks, Rio Grande City, Texas

Higher Education

- STC Starr County Campus Welding Lab Expansion, Rio Grande City, Texas
- STC Technology Campus Welding Lab F, McAllen, Texas
- STC Automotive Lab Expansion/HVAC-R Addition, Rio Grande, Texas
- STC Pecan West Continuing Education & Testing Center Building (Schematic Design), McAllen, Texas
- STC Pecan Campus Kinesiology Building PH I, McAllen, Texas
- Texas Southmost College ITECC Roof Ren Ph. I—III, Brownsville, Texas
- UTRGV Bus Shelters, Edinburg, Harlingen, and Brownsville, Texas
- UTRGV Intercollegiate Athletics Expansion and Renovation Vaquero Performance Center, Edinburg, Texas
- UTRGV Athletics Soccer & Track Facility, Edinburg, Texas
- UTRGV EUREC Recreational Center Outdoor Lap Pool, Edinburg, Texas
- UTRGV Cox Tennis Center, McAllen, Texas

K-12

- DISD Garza, Singleterry & Salazar Elementary Schools Classroom Additions, Donna, Texas
- PIISD PH III District Wide Trails and Site Improvements, Port Isabel, Texas
- PIISD PH IV New CATE Building, Port Isabel, Texas
- Roma ISD District Wide Improvements, Roma, Texas
- Sharyland ISD Eighteen Plus Special Education Building, Mission, Texas
- Mission CISD Collegiate HS Physical Education Pavilion, Alton, Texas

THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

Representative clients of Chanin Engineering, LLC's municipal work.

City of McAllen

Zef Mendoza Jr., Construction Project Manager
311 N. 15th St., McAllen, TX 78501
Phone: (956) 681-1151
zmendoza@mcallen.net

City of McAllen Fire Training Facility
This approximately $4.6 million project consisted of the structural design and construction phase services for an approximately 11,000 SF new single story Fire Training Facility. The Fire Training Facility is comprised of office spaces, lecture hall, training classrooms and lounge area. The single-story building is framed with conventional steel framing and cold rolled metal stud wall framing with 8" masonry walls supported by a slab-on-grade and footing foundation system. The project is currently in Construction Phase.

City of Mission

Juan Pablo "JP" Terrazas, P.E, CPM, Assistant City Manager/City Engineer
1201 E. 8th Street, Mission, TX 78572
Phone: (956) 585-3275
jpterrazas@missiontexas.us

City of Mission Event Center
The 40,000-square-foot facility, which cost approximately $16 million, was explicitly designed to serve the City of Mission and its residents. The center has become a prominent feature in the region and is used for both corporate and social events. The facility's construction included Reinforced CMU masonry walls, cast-in-place concrete beams, structural steel canopies, framing consisting of steel joists, and metal roof decking. The building was completed in March 2018 and has since become a cornerstone of the city.

Gignac Architects

Juan Mujica Jr, Project Manager
3700 N. 10th St., Suite 205, McAllen, TX 78501
Phone: (956) 686-0100
jmujica@gignac-associates.com

City of Brownsville B-Metro Yard Rehab Tiger Project
Chanin Engineering provided comprehensive structural engineering and construction phase services for three buildings at the Brownsville Metro. The total construction cost was approximately $7.5 million. The first structure is a Fuel Tank Canopy, covering about 3,076 square feet of open space. It was framed with built-up steel frames and steel purlins, supported by a slab-on-grade and pier foundation. The second building, a Bus Wash/Restroom, is approximately 2,265 square feet and features wood rafters supported by CMU walls and a slab-on-grade foundation. The third structure is a Storage Building, covering around 10,013 square feet. It was built on an existing foundation with pre-engineered frames and steel purlins, supported by concrete piers at point loads. The project is still in construction but showcases Chanin Engineering's expertise in delivering high-quality structural services.

Representative projects of Chanin Engineering, LLC's recent work for the City of Edinburg.

For a complete description of each team member's role, please refer to the Management Plan on page 12.

Project	**City of Edinburg Wastewater Treatment Plant Office, Edinburg, Texas**
Services	Complete Structural Engineering Services
Scope	*New, approximately 1,800-square-foot Operations Office building. Structurally, the building features a slab-on-grade foundation, exterior load-bearing CMU walls, steel columns for interior support conditions, and a conventional metal roof framing system. Construction was completed January 2020.*
Team Members	Miguel Chanin, Founding Principal Hector Ramirez, Managing Principal /Sr. PM Oscar Lopez, QA/QC JC Garza, Lead Project Engineer

Project	**Edinburg Transit Terminal, Edinburg, Texas**
Services	Complete Structural Engineering
Scope	*15,000 SF, two-story facility will serve as the new home for Valley Metro, the new headquarters for the Edinburg Economic Development Corporation, and various lease spaces. The facility consists of masonry, conventional steel and pre-cast concrete; the two retail buildings located on the south side of the terminal consist of masonry and conventional steel; the four bus stop canopies are conventional steel. Construction was completed February 2020.*
Team Members	Miguel Chanin, Founding Principal Hector Ramirez, Managing Principal /Sr. PM Oscar Lopez, QC/QA

Project	**Edinburg Downtown Parking Garage, Edinburg, Texas**
Services	Complete Structural Engineering
Scope	*The project is a mixed-use space development project located at 201 N. Closner Blvd. in Edinburg, Texas. The project involves the construction of a modern three-story parking garage and ground-level offering retail spaces. The project includes an expansion plan to elevate the structure into a five-story parking facility to meet the increasing demands of future needs. The garage will occupy an approximate footprint of 35,000 square feet and accommodate approximately 580 parking spaces. The building's maximum height will reach 59 feet above street level, with the elevator and stair towers soaring to approximately 79 feet. The foundation system utilizes reinforced concrete piers and a precast reinforced concrete structure to ensure the facility's longevity. The project aims to set a new standard for integrated community spaces and sound structural performance. Construction documents were completed December 2023*
Team Members	Miguel Chanin, Founding Principal Hector Ramirez, Managing Principal /Sr. PM Oscar Lopez, QC/QA Cristian Guajardo, Project Engineer

THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

Insurance: Claims

Provide a list of any insurance claims against the firm within the past 5 years.

1. Texas State Aquarium (08/29/23)

The pending claim is related to two concrete roof girders, which developed cracks in part most likely due to the contractor not providing the required reinforcement during construction. This oversight reduced the capacity of the beam and needed reinforcing. To sort out this issue, we have contacted our Professional Liability Insurance Carrier and are working towards a resolution with all parties.

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 7/8/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Jannet Castaneda
Hub International Insurance Services 121 Pecan Blvd Mc Allen, TX 78501	PHONE (A/C, No, Ext): (956) 630-4013 FAX (A/C, No): (956) 630-4015 E-MAIL ADDRESS: jannet.castaneda@hubinternational.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : State Auto Mutual	25135
INSURER B : Employers Assurance Company	25402
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

Chanin Engineering LLC
400 W Nolana Ave Suite H2
McAllen, TX 78504

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			10031403CB	7/10/2024	7/10/2025	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 500,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ Included
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
A	AUTOMOBILE LIABILITY			10031405CA	7/10/2024	7/10/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	X ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
A	X UMBRELLA LIAB X OCCUR			10031407CU	7/10/2024	7/10/2025	EACH OCCURRENCE	$ 1,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 1,000,000
	DED RETENTION $							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	N / A		EIG 4578160 04	7/10/2024	7/10/2025	X PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH)						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Workers' Compensation/ Employers Liability: Waiver of Subrogation per form WC 42 03 04 B.

Auto: Additional Insured and Waiver of Subrogation per form BA 30 00 12 15.

CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr.
Edinburg, TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Raul Cabaza III

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Client#: 169285 CHANIENG

ACORD™ CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 9/08/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Michelle Weweh
USI Southwest 9811 Katy Freeway, Suite 500 Houston, TX 77024 713 490-4600	PHONE (A/C, No, Ext): 972 737-6261 FAX (A/C, No): 713-490-4700 E-MAIL ADDRESS: usi.certrequest@usi.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : XL Specialty Insurance Company	37885
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Chanin Engineering, LLC
400 Nolana, Suite H2
Mcallen, TX 78504

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED?	N / A					E.L. EACH ACCIDENT	$
	(Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Professional Liability			DPS5001714	08/27/2023	08/27/2024	$2,000,000 per claim $2,000,000 annl aggr.	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The Professional Liability policy provide a Blanket Waiver of Subrogation when required by written contract, except as prohibited by law.

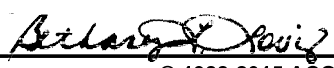
CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr.
Edinburg, TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

CHANIN
400 Nolana, Suite H2 | McAllen, Texas 78504
P: (956) 687-9421 | F: (956) 687-3211
www.ChaninEngineering.com
TBPE FIRM Registration No. F-9369

July 12, 2024

City of Edinburg
C/o City Secretary Department—1st Floor
415 W University Drive
Edinburg, Texas 78539

RE: RFQ# 2024-9 Engineering Services Rotation (Structural)

To whom it may concern,

Chanin Engineering, LLC has read through the professional services agreement. We understand if selected, we will need to meet the prerequisite insurance requirements as stated in the solicitation package. If awarded Chanin Engineering, LLC, will enter into such agreement.

Sincerely,



Hector Ramirez, PE
Managing Principal

THE CITY OF Edinburg

Request for Qualifications for Engineering Services Rotation (Structural)

Project No. 2024-9

CHANIN ENGINEERING, LLC

DURABLE STRUCTURES • DEPENDABLE PEOPLE

Contact #1

Hector Ramirez, PE | Managing Principal
Chanin Engineering, LLC
400 Nolana, Suite H2
McAllen, TX 78504
Office: (956) 687-9421 EXT 122
E-mail: Hector@chaninengineering.com

Contact #2

Cristian Guajardo, PE | Associate Principal
Chanin Engineering, LLC
400 Nolana, Suite H2
McAllen, TX 78504
Office: (956) 687-9421 EXT 106
E-mail: Cristian@chaninengineering.com

Civil Systems Engineering, Inc.

1202 Lake Pointe Parkway
Sugar Land, TX 77478
(713) 782-3811

July 16, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)

RE: RFQ No. 2024-9 Engineering Services Rotation

To Whom It May Concern:

Civil Systems Engineering, Inc. (CSE) appreciates this opportunity to submit our Statement Of Qualifications to provide professional engineering services for the City of Edinburg. CSE pledges to provide quality, optimized, and cost-effective engineering solutions to the proposed City of Edinburg projects.

Our project team represents a combination of local understanding and interest and national expertise. We represent the latest technology of modern engineering practices in Texas. We believe that our qualifications, combined with our track record of delivering quality engineering solutions, will allow us to serve the City of Edinburg in a range of engineering projects in floodplain management studies and mapping, flood control modeling and design, drainage impact and mitigation analysis, hydraulic structures (bridges and culverts) modeling and design, water resources availability and management studies, water rights permit application, river/reservoir systems study, water/wastewater systems modeling and design, GIS applications, traffic and roadway/bridge planning and design, social and economic feasibility studies, and environmental studies.

The Primary and Secondary contacts for this submission are:

Primary Contact: Deren Li, Ph.D., P.E., D.WRE, CFM (President)
1202 Lake Pointe Parkway
Sugar Land, Texas 77478
Telephone: 713-782-3811

Secondary Contact: Javier Zamora, P.E. (Sr. Project Manager)
4610 Magnolia Pt.
Harlingen, Texas 78552
Telephone: 956-564-3498

To date we have received no addendums to this RFQ.

Civil Systems Engineering, Inc. (CSE) has read the provided Professional Services Agreement and will meet the prerequisite insurance requirements, and if selected CSE agrees to enter into such agreement.

We look forward to the opportunity to work with the City to plan, design, implement, and manage various challenging projects facing the City.

Sincerely,

Deren Li, Ph.D., P.E., D.WRE, CFM
President

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ATTACHMENT G – SENATE BILL 19 VERIFICATION

ATTACHMENT H – CITY OF EDINBURG NONCOLLUSION AFFIDAVIT

ATTACHMENT I – CERTIFICATE OF INTERESTED PARTIES – FORM 1295

ATTACHMENT J – CONFLICT OF INTEREST QUESTIONNAIRE – FORM CIQ

SECTION I

FIRM QUALIFICATIONS AND EXPERIENCE

Civil Systems Engineering Inc. (CSE) is consulting engineering firm registered with the Texas Board of Professional Engineers (F-5246). CSE was incorporated in the State of Texas in 2002 with 22 years of engineering practices in Hydrologic and Hydraulic Analysis and Design, Transportation Engineering, and GIS Application. CSE has the following offices:

Headquarters Office:
1202 Lake Pointe Parkway
Sugar Land, Texas 77478
Attn: Deren Li
Telephone: 713-782-3811
Fax: 713-782-3812

Harlingen Office:
4610 Magnolia Pt.
Harlingen, Texas 78552
Attn: Javier Zamora
Telephone: 956-564-3498

Mission Office:
2112 South Shary Road Suite 20
Mission, Texas 78572
Attn: Martha Viada
Telephone: 956-345-2401

The Woodlands Office:
10857 Kuykendahl Road, Suite 250
The Woodlands, Texas 77382
Attn: Kyle Bertrand
Telephone: 832-792-1069

The work for the City of Edinburg will be led by our Harlingen and Sugar Land offices with support from the Mission and The Woodlands offices. Dr. Deren Li, Ph.D., P.E., D.WRE, CFM, President of Civil Systems Engineering, Inc. will be the official contact, and he can be reached at 713-298-6819.

As president of CSE, Dr. Li has spent more than 80 percent of his time on projects in the Lower Rio Grande Valley in the past 20 years assisting Hidalgo County, Cameron County, City of Edinburg, City of Harlingen, FEMA, developers and citizens to address numerous challenging issues related to storm water drainage design, floodplain determination and mapping, flood control facility planning and design, water resource facilities planning, roadway improvement planning and design, and water availability studies and water resource management planning.

Civil Systems Engineering, Inc. provides services and maintains staffing to cover most of the specialized categories listed in the RFQ to include items in bold:

Specialized Service Categories

- ***Street Infrastructure Evaluation and Improvements***
- ***Utility Infrastructure Evaluation and Improvements***
- ***Water and Wastewater Evaluation and Improvements***
- ***Hydrology & Hydraulics***
- Traffic Engineering Services
- Environmental Engineering Services
- Mechanical, Electrical & Plumbing (MEP) Engineering Services
- Pavement Management and Improvements
- ***Erosion and Sediment Control Design***
- Structural Engineering (Improvements & Design)
- Transportation Evaluation
- Traffic Signal Design
- ***Civil Engineering***

CSE is staffed with multiple Professional Engineers licensed and in good standing with the State of Texas. In addition, a number of our staff hold advanced degrees in engineering and specialty certifications

including certified floodplain manager, project management, and numerous TxDOT pre-certifications. As such we confirm our ability for performing the services listed, but not limited to, those stated in the RFQ to include:

Anticipated Services Noted

- Field investigation and data collection
- Design development and cost estimating
- Review and check plans, subdivision and parcel maps, and computations submitted by private developers
- Prepare environmental reports
- Coordination with utility agencies, consultants, and other public agencies
- Preparation of preliminary documents, plans and/or reports including findings and Recommendations
- Preparation of handouts and graphical displays for public meetings
- Management and monitoring of planning projects
- General civil engineering support services as assigned
- Feasibility evaluation and alternatives analysis
- Preparation of plans, specifications and estimates
- Review of engineering and encroachment permits
- Review of environmental and engineering reports and proposals
- Organization, participation and presentations at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders
- Preparation final documents, plans and/or reports responding to City and other stakeholder comments
- Management and monitoring of capital improvement project
- Administration and monitoring of regional, state and federal grants

The CSE's success relies on its experienced and competent team members. Our principal & lead engineers include:

Deren Li, Ph.D., P.E., D.WRE, CFM (President)	Kurt E. Killian, P.E., CFM (Sr. Vice President)
Kyle A. Bertrand, P.E. (Vice President)	Javier Zamora, P.E. (Sr. Project Manager)
Homero L. Gutierrez, P.E., RPLS (Sr. Project Manager)	Adebola Fashokun, P.E., CFM (Sr. Hydraulic Engr)
Patrick Rummel, P.E. (Sr. Project Manager)	Garrison Day, P.E. (Project Engineer)

Our engineering staff possess an extensive range of engineering experience, technical skills, and depth of education. Our engineering staff take personal commitment to our clients' projects and their responsiveness to unique client needs and interests is what differentiates our work and the valued results we deliver.

Our experienced professionals, depth of capabilities, resources, and advanced technology enable us to provide innovative, cost-effective, and constructible solutions to the City of Edinburg. CSE's professional engineers have various pre-certificates with Texas Department of Transportation (TxDOT) in roadway/highway design, hydrologic and hydraulic design, and construction management and inspection. CSE has successfully provided engineering services to various agencies including Hidalgo County, Hidalgo County Drainage District No. 1, City of Edinburg, City of Harlingen, City of McAllen, City of Mission, City of Houston, Harris County, Harris County Flood Control District, Fort Bend County, City of Tomball, TxDOT, FEMA, USACE, and TWDB.

CSE employ cutting edge **Technology** in automation of mapping, image processing, modeling, visualization, geospatial analysis, planning, design and management of our projects. Our engineering staff are well trained in GIS (ESRI ArcGIS and Intergraph GeoMedia Professional), Global Mapper, Corps of Engineers' H&H models (HEC-1, HEC-2, HEC-GeoHMS, HEC-HMS, HEC-GeoRAS, 1D/2D HEC-RAS, and HEC-FDA), EPA-SWMM, PCSWMM, TxDOT WinStorm, Microstation, and AutoCAD. Our project experience in applying both traditional and modern engineering approach tells us the value of GIS

technology in our engineering projects. GIS application has enabled us to dramatically reduce engineering costs for our clients by efficiently utilizing available data such as LIDAR, images, drainage systems, land use, environmental, etc., performing multiple scenario analyses, and creating delivery products quickly.

CSE understands the challenges facing the City of Edinburg to meet the City's infrastructure needs. Our staff has obtained **extensive first-hand experience** through many years of Lower Rio Grande Valley, municipality (large & small), state and national projects including drainage systems modeling, planning and design, FEMA floodplain management studies and mapping, water resources development and management studies, roadway and municipal utility systems improvements and design.

The philosophy of our engineering practices is **Systems Engineering**. The traditional piece-meal project approach cannot meet the needs of complex engineering problems facing our communities today. A sound engineering solution that can be implemented must be derived from a systematic approach considering all aspects pertaining to a project, tangible and intangible, from concept to long term operations. Applying our established Systems Engineering approach to our daily engineering practices, CSE has saved our clients millions of dollars.

Civil Systems Engineering, Inc. (CSE) is committed to provide systemized cost-effective engineering solutions to the City of Edinburg. We provide professional engineering services in water resources, floodplain management, hydrologic and hydraulic studies, environmental, transportation, land surveying, and GIS mapping/database development.

CSE is an equal opportunity employer and is certified as **Historically Underutilized Business (HUB No. 1331030764300)** by Texas Building and Procurement Commission, **Disadvantaged Business Enterprise (DBE No. 15-02-9213)** by Texas Department of Transportation, and **Minority and Disadvantaged Business Enterprise (M/DBE MBE No. 15-09-9213)** by City of Houston. We are complied fully with all Affirmative Action Program policies.

Technical Approach

Our project team has the wealth of knowledge, extensive experience, and cutting-edge technology to provide professional engineering services for the City of Edinburg in a systematic, innovative, and cost-effective approach. The following are the major tasks and our overall project planning/implementation approach:

Project Management and Administration. Primary tasks include:

- Meet with city staff to define project objective and detailed scope, identify constraints, and determine regulatory/other entity approvals, schedule, etc.
- Prepare and maintain project budgets and schedules. Routine tracking and updating the budget and schedule in conjunction with the preparation of a project progress report will occur on a monthly basis, or as required.
- Prepare timely progress reports and invoices.
- Prepare and maintain a project specific QA/QC plan acceptable to the city. Documentation of plan red lines, reviewer comments and resolution, and calculation revisions will be maintained.
- Set up an effective communication plan (meetings, workshops, phone conversations, email, fax, website, and US mail). Maintain constant coordination with City of Edinburg, and other local entities, and state and federal agencies such as TxDOT, TWDB, TCEQ, USGS, NRCS, FEMA, and IBWC to address any planning/design issues related to the project. Conduct project meetings to review project progress, provide options, listen to City staff questions/concerns and provided recommendations and/or receive direction as needed. Close coordination with the surrounding communities is essential for a successful project development.
- Develop and maintain a public information program for the project development. This will provide a communication channel to address public's concerns and/or solutions with respect to the project issues, and inform the public the status of the projects. Public meetings will be conducted to get input from the public.
- Initiate a funding plan for implementation of the proposed improvements.

Design Criteria. Design criteria for the project will be consistent with the requirements of the City Engineering Department, TxDOT, FEMA, Federal Aviation Administration (FAA), International Boundary and Water Commission (IBWC), and drainage districts.

Data Collection. Collect and review all existing data and previous studies relating to the project, including as-build plans, historical flood complaints, drainage problems areas, drainage and flood control studies and reports, storm sewer system maps and as-built drawings, floodplain studies, LiDAR topographic data, digital elevation model (DEM), street map, aerial photographs, land use and land cover map, and soil map, as well as hydrologic and hydraulic models, from various agencies such as City, County, TxDOT, FEMA, Texas Natural Resources Systems (TNRIS), United States Geological Survey (USGS) and Natural Resources Conservation Service (NRCS).

GIS Workspace. Develop a project Geographic Information System (GIS) workspace to assist the overall project development. Project development relies heavily on spatial-based data to establish the characteristics and performance of both major and minor roadway and drainage systems. This data includes the physical characteristics of the roadway, storm sewer and open channel drainage network, the physical characteristics of the runoff catchments, and the overall surface relief that defines the major drainage system boundaries, overland flow paths and potential hazard areas associated with flooding

during extreme runoff events. The GIS workspace will be based on a consistent datum, projection and coordination system such as the State Plane Coordinate System of 1983 (Texas South Zone 4205) with Lambert Conformal Conic Projection. Specifically, the GIS workspace will be utilized for:

- Base mapping to overlay and display aerial photographs, USGS DOQQs, street maps, stream ditch centerlines, water bodies, floodplain boundaries, political boundaries, and local and NGS bench marks.
- Drainage system mapping and inventory (pipe shape, material, length, size, slope, flowline elevations, roughness coefficient, inlet/manhole size and types, manhole/inlet rim and flowline elevations, channel cross section geometry, material, roughness coefficients, length, slope, side slope, flowline and bank stations and elevations)
- DEM reconditioning to develop a hydrologically corrected DEM for ArcHydro and/or HEC-GeoHMS terrain data processing, drainage area delineation, and estimation of drainage basin parameters for hydrologic modeling analysis (HEC-HMS, EPA-SWMM, and/or TxDOT-Winstorm)
- HEC-GeoRAS modeling to develop HEC-RAS drainage network geometry data file for hydraulic modeling analysis.
- Provide spatial data for Web-based GIS to publish drainage related spatial data

Field Surveying. Field surveying is one of the important tasks for this project. Field survey methods and techniques will conform to the City of Edinburg Standards. Specific survey tasks include: establish horizontal and vertical controls to be consistent with those established for the FEMA countywide Flood Map Modernization Project LiDAR data, obtain inlet/manhole location and elevation information, specifically including gutter line elevations upstream, center, and downstream of inlet, manhole rim elevation, back of curb elevation, and adjacent natural ground elevations, and obtain channel cross-section and hydraulic structure geometry data according to City survey standards, FEMA data capture guidelines, and Corps of Engineers HEC-RAS Hydraulic Reference Manual.

System Mapping and Inventory. Based on as-built plans and field surveyed data, drainage channels and storm sewer systems will be mapped within the project GIS workspace along with the base map data. Conditions assessment data will stored in a geodatabase for each drainage feature.

DEM Reconditioning/ Terrain Proceessing. High resolution LiDAR data from FEMA Map Modernization Project for Cameron County will be used for this project. LiDAR topographic data does not reflect the underground storm sewer systems. The LiDAR data need to be reconditioned by “burning” the storm sewer lines into the LiDAR. Also, the LiDAR data needs to be reconditioned to reflect stream crossings at roadway and other structures. The resulting digital terrain model must represent actual stream patterns.

GIS-based and ORD-DU tools will be used to generate project DEM. From the DEM, project data, including roadway profiles, drainage area delineations, and system parameters will be generated. The terrain processing is a series of steps to derive the drainage network, including flow direction, flow accumulation, stream definition, watershed delineation, watershed polygon processing, stream processing, and watershed aggregation. Stormwater runoff does not recognize jurisdiction lines. Close coordination with the surrounding communities is essential for a successful master plan. ArcHydro/HEC-GeHMS makes it possible delineate watersheds and drainage basins in much efficient and effective way.

Traffic Data Review. Request & verify ADT/traffic/crash data, coordinate desirable design speed with City, use appropriate design vehicle for turning movements, provide adequate turn lane storage lengths

and safe harbor area in median openings. Perform Traffic Signal warrant analysis as applicable. Consider signal type (mast arm vs. span wire) and foundation placement at intersections with regards to utilities. Consider impacts on signing, illumination, sidewalks, ITS, etc.

Roadway Geometric Layout. Develop a preliminary geometric layout prior to 30% submittal for approval by the City. Design preliminary profile alternatives (centerline, C&G, ditches, and cross section template elements). Layout will include existing & proposed features, lanes, shoulders/curb/curb& gutter, major utilities, ROW, structures, clear zones, ped accommodations, and other major design elements.

Roadway Final Design. Design according to City or TxDOT Roadway Design Criteria. Horizontal and vertical alignments will be developed, considering sight distance (K values), superelevations, drainage, minimizing or eliminating additional ROW, and balancing earthwork quantities. OpenRoads Designer or Civil3D will be used to create design files (Terrain, Template, Civil Cells, Corridor Models, Cross-sections), develop alternatives, 3D surface models, calculate quantities, and generate PS&E sheets. Multiple templates will be evaluated to create the most cost-effective design. The proposed alignment will be designed to avoid relocation of existing utilities and defined ENV impacts as much as possible.

Traffic Control (TCP). Prepare TCP in accordance with City, TxDOT, and/or latest criteria/standards, and TMUTCD. The design shall maintain existing access while balancing property owner needs against safe and effective traffic flow. Consider TCP phasing methods (i.e., traditional, 1-lane 2-way, work zone restrictions, ensure buffer zones, etc.) and ensure the utmost priority is placed on maintaining safety in all phases. Use materials suitable for the construction type & methods being proposed (i.e., rapid cure vs. regular, etc.). Consider existing pavement thickness with regards to drop-offs and barrier needs. Meet with City to identify TCP constraints, detour/closure options, and usual day/time traffic. Conduct Site Visits to observe posted speed limits, sight distances, access, schools/businesses, and traffic operations.

CSE's CONSTRUCTION SEQUENCING PLAN and TCP development approach includes:

- ✓ Review traffic speed, ADT, truck% and accident data,
- ✓ Evaluate topo/terrain features, utilities/ joint bids, access, ROW, ENV constraints, budget, and design.
- ✓ Check existing roadway's horizontal alignment/ vertical profiles to identify design deficiencies and ROW needs.
- ✓ Provide access to abutting properties during construction and meet access management guidelines
- ✓ Evaluate options of Road Closure with Detour; One-Lane, Two-Way Diversion. Evaluate detour availability, including adjacent state roadways.
- ✓ Evaluate impacts to traveling public, development, safety, and drivers' expectancy.
- ✓ Optimize phasing, closures, & detours to minimize impacts to traffic flow. Determine the need for a regulatory speed zone reduction request and maintain all weather facility to the existing driveway
- ✓ Provide a safe work zone for contractors with appropriate buffers, safe construction access locations, smart work zone technology as appropriate.
- ✓ Develop construction schedule and staging sequence/ durations based on constraints, utilities, locations of asphalt plant, production, and material stockpiles.

Drainage Design and Analysis includes:

- **Drainage and Hydrologic Parameters Estimation.** Drainage basin processing of ArcHydro/HEC-GeoHMS estimates stream and subbasin physical parameters. Stream and subbasin physical characteristics such as channel length, upstream and downstream elevation, channel slope,

longest flow paths, centroidal flow lengths, and basin slopes are extracted from the terrain data. The resulting subbasin parameters are then used to estimate hydrologic parameters for each subbasin for hydrologic modeling analysis. **Land Use Characterization Analysis** of existing and future land uses within the city will be characterized through the use of digital aerial photos, parcel maps, zoning maps, and annexation plans and mapped in the GIS workspace.

- **HEC-HMS Hydrologic Modeling Analysis.** The USACE's HEC-HMS hydrologic model will be used for large storm event hydrologic analysis to determine peak discharges and corresponding hydrographs at various key study points. The subbasin delineations from ArcHydro/HEC-GeoHMS will be modified using aerials, land use maps, and a more detailed investigation of the LiDAR topographic data. The rainfall runoff transformation method (SCS Unit Hydrograph, Clark Unit Hydrograph, or others) will be selected for this study and corresponding modeling parameters (such as Curve Number, Lag Time, Time of Concentration, Percent Impervious Area, Initial Loss) for each basin will be estimated. Modified Puls or Muskingham-Cunge method will be used for stream reach routing.
- **HEC-GeoRAS Processing.** HEC-GeoRAS will be used to create geometric input files for HEC-RAS model development. It requires a digital terrain model (DTM) for the studied stream represented by a triangulated irregular network (TIN) and a set of line datasets, including Stream Centerline, Flow Path Centerlines, Main Channel Banks, and Cross Section Cut Lines. To create a TIN model, stream cross section field surveyed data will first be processed and merged with the available LiDAR DEM dataset. Based on the field surveyed data points, stream banks and stream toes (break lines) and limits of the survey data are created and converted to 3D lines with elevations at the vertex from the survey data. The resulting 3D lines and survey points are then used to create a Triangulated Irregular Network (TIN) terrain model along the channel alignment. The resulting TIN is then converted to grid dataset with 10-foot cell size, and merged with the LiDAR data with priority given to the channel survey grid. The output merged raster dataset provides a better definition for the stream channel.
- **HEC-RAS Hydraulic Modeling Analysis.** Corps of Engineers' HEC-RAS modeling program will be used to evaluate hydraulic conditions for drainage channels and bridge/culvert crossings. A HEC-RAS geometry model is first created by importing the resulting HEC-RAS geometric import file from HEC-GeoRAS. The geometry model will be supplemented manually with field surveyed hydraulic data. Flow data for various frequencies were obtained from HEC-HMS modeling analysis. The Manning's value for each cross section will be estimated using engineering judgment based upon on-site investigations, local aerial photography, and previous studies. The N values used in the models must be consistent with the recommended range of values set forth in the HEC-RAS Hydraulic Reference Manual and other text books. The expansion and contraction coefficients used must be consistent with the values recommended in the HEC-RAS Hydraulic Reference Manual. Various alternative improvements such channel widening and realignment, detention basins, and control structures will be evaluated to mitigate existing flooding problem areas.
- **ORD DU/ GeoPAK Storm Sewer System Modeling Analysis.** Current storm sewer modeling programs utilized by TxDOT will be used to evaluate existing and proposed closed conduit storm sewer systems for design purposes. Results from the analysis will be used to determine the hydraulic adequacy of each storm sewer system. If flooding problems are identified, alternative improvements will be evaluated and optimized to meet the design criteria. GeoPAK Drainage & ORD-DU considers storm sewer system characteristics (pipe size, roughness, flowline

elevations, etc.), watershed and subwatershed conditions (drainage area, impervious cover, etc.), various rainfall frequencies, and tailwater conditions at the outfall of the system. The programs compute peak discharge and hydraulic gradients for storm sewer systems flow full or partially full. The modeling parameters will be supported by a geodatabase within the GIS. Storm events analyzed for storm sewer design include 2, 5, 10, 25, 50 and 100-year.

- **EPA-SWMM Dynamic Modeling.** For evaluation of complex systems (looped, inline storage integration) and extreme event analysis, the storm sewer systems will be analyzed with specialized software such as EPA-SWMM. The program allows for the analysis of ponding within the roadway in conjunction with the conveyance within the systems. Urban drainage system consists of two mutually interactive subsystems: the underground and the surface, as shown in Figure 2. The underground subsystem consists of sewer systems with manholes, inlets, pipes, and controls structures. The surface subsystem is made of channels, natural flow paths, and retention/detention basins. The EPA Storm Water Management Model (SWMM) is a dynamic rainfall-runoff simulation model it can be used for single event or long-term (continuous) simulation of runoff quantity and quality from primarily urban areas. SWMM contains a flexible set of hydraulic modeling capabilities used to route runoff and external inflows through the drainage system network of pipes, channels, storage units and diversion structures. SWMM can handle both closed conduits and open channels (manmade or natural), model special elements such as storage units, flow dividers, pumps, weirs, and orifices. Also, SWMM models various flow regimes, such as backwater, surcharging, reverse flow, and surface ponding. EPA-SWMM will be used for the complex drainage systems, such as tailwater effect conditions. Figure 12 conceptually illustrates an urban drainage system.

Environmental Constraints. A limited environmental site investigation within existing and future city boundaries and surrounding areas will be performed to identify potential environmental constraints. The resulting environmental constraints will be mapped in the project GIS workspace.

Capital Improvement Plan (CIP) Develop a CIP to give the City a tool to plan future capital improvement expenditures for storm sewers within the City. The CIP identifies the general characteristics of proposed drainage modifications or improvements required for drainage systems that are currently considered to be inadequate to meet present City storm drainage design criteria. The CIP will be developed so that the drainage improvements correspond to expansion of city boundaries and land development over the planning horizon and available funding sources. Drainage improvement projects outside the jurisdiction of the city will be identified to ensure a collaborative effort is made with other agencies. Through active coordination with these other agencies, the city will ensure that critical drainage

MANAGEMENT PLAN

Civil Systems Engineering, Inc. is experienced and capable of providing **a wide range of professional services** to the City. The combined experience of CSE includes drainage and flood control planning and design, hydrology and hydraulics, water resources systems modeling, streets and highway planning and design, environmental, storm drainage and storm water pollution prevention controls, project management and contract administration, feasibility studies, and GIS applications.

All team members under the project management of Dr. Deren Li are well versed in their responsibilities to coordinate with clients and managers to ensure that project goals are achieved, and that projects are executed in accordance with client standards and specifications; development of comprehensive plans of execution to insure tasks are sequenced properly, that resources are available as needed, and that all personnel understand what will be required to meet the goals of the project; tracking and reporting to insure that work completed is commensurate with costs incurred, and that all efforts of all personnel point directly to the goals of the project for a timely completion.

This project team consists of members who are experienced in and accustomed to meeting aggressive project schedules while producing high quality project delivery on time and on budget. The client will be regularly informed of project status via meetings and conference calls. Regular progress reports with relevant backup data and informative visual reporting will be submitted at predetermined intervals or at the request of the City. A mechanism for regular updates can be established, for example an ftp site that can regularly provide updates for the county.

CSE's experience with local, state and federal clients means that CSE inherently provides work progress, schedule, and budget summaries on an on-going basis. CSE is conditioned to regular project coordination meetings, and has already established working relationships with Hidalgo County, Hidalgo County Drainage District No.1, City of McAllen, City of Edinburg, U.S. Army Corps of Engineers, FEMA, Texas Department of Transportation, Texas Water Development Board, and International Boundary Water Commission (IBWC).

CSE has extensive experience in a variety of document standards, having performed work for diverse clients. CSE's administrative staff and key personnel are highly capable and versed in the most recent versions of Microsoft Word, Excel, PowerPoint, Project and Access.

Direct, face-to-face communication is one of the simplest means of avoiding misunderstandings during a complex project. CSE anticipates frequent meetings to cover all aspects of the project. Client communications and meetings will be managed by our Project Manager to address sudden issues of concern.

The CSE Team has significant experience in the dissemination of public information, and in harnessing public input to build consensus. CSE can create a means of delivery commensurate with expectations of the end-user, and within the resource means of the County. This could be as simple as a web-based link to a .pdf file, or as complex as interactive mapping utilities.

The experienced project management and skill set available for this project together with the QAQC framework to be used will ensure that the project remains on schedule and budget. Constant communication with the client will also be essential to success of the project.

Our project team has a wealth of **knowledge of government regulations, policies, guidelines, appropriate codes, professional standards and specifications** related to various the project phases including planning, design, and management. The following is a list of local, state and federal agencies that may require consulting and coordination:

1. Federal Emergency Management Agency (FEMA)
2. US Army Corps of Engineers (USACE)
3. Federal Highway Administration (FHWA)
4. Environmental Protection Agency (EPA)
5. U.S. Fish and Wildlife Service
6. US Coast Guard (USCG)
7. International Boundary Water Commission (IBWC)
8. Texas Department of Transportation (TxDOT)
9. Texas Parks and Wildlife Department
10. Texas Water Development Board (TWDB)
11. Texas Commission on Environmental Quality (TCEQ)
12. Texas Parks and Wildlife Department
13. Hidalgo County Drainage District No.1
14. Cities and Irrigation Districts

QUALITY ASSURANCE

CSE certifies that we have the **Ability to Meet the Project Schedule** as required by City of Edinburg. We have a well-established **QA/QC system** for all our engineering practices. Each project will be managed based on our **Project Management Guidelines for Project Managers**. For each specific project, regular project communications will be conducted through specified meetings, conference calls, and e-mails in order to meet each project objectives and ensure quality products to be delivered to the City on schedule and within budget. We have the **Ability to Commence Services Immediately** at the request of City of Pharr.

We also have a detailed contingency plan to respond to any changes of our engineering staffs. Should one of our team members not be available to complete the project, all of the rest of the team members have the experience and redundancy of skills that would be needed to complete the proposed project. The chosen team member picked to complete the project will have to be approved by the City.

CSE conducts operations based on the Code of Ethics of the Texas State Board of Registration for Professional Engineers and the Texas Board of Professional Land Surveyors. Our engineering practices have been and will be performed based on standard local, state, and federal engineering design criteria and regulations along with our sound engineering judgments.

In order to provide consistent, accurate project data, CSE will maintain a project budget and schedule in MS Project to facilitate reporting to the City of Edinburg, understand the implications of changes to elements of the work schedule and scope, coordinate project activity and maintain accountability throughout the project. CSE will provide a QA/QC plan for the City to review at the project kick-off meeting. CSE's internal filing system already offers a mechanism to record the sequence of a project, including preservation of earlier iterations and mark-ups.

KEY PROJECTS

CSE has conducted various projects located within the Rio Grande Valley. CSE performed countywide LiDAR topographic data manipulation and processing, watershed and drainage basin delineation and hydrologic and hydraulic modeling analyses which cover the Hidalgo County. We have prepared numerous requests for Letter of Map Revisions from FEMA for various agencies and private developers within Hidalgo County. The follow is a list of projects that CSE and Staff performed in the Lower Rio Grande Valley and for other Municipalities in Texas:

- City of Harlingen HUC-10 Flood Prevention Plan for City of Harlingen & Texas Water Development Board. The project included the analysis of the Arroyo Colorado Watershed, determination of flooding, formulation of flood relief alternatives, and development of City master drainage plan. Project included 2D HEC-RAS modeling of watershed and lateral drainage areas as well as analysis of City storm sewer systems in EPA-SWMM. Alternative scenarios were developed and modeled to provide flood relief. Cost-benefit analysis was performed for each scenario.
- City of Harlingen Commerce Street roadway and drainage improvements. As part of a USDOT RAISE Grant program, CSE is developing the PS&E for the reconstruction of the 3.6 mile Commerce St. corridor. As part of the project, CSE is implementing a multi-modal concept to the roadway section as well as improving drainage, including providing a 100-year conveyance corridor for the adjacent area.
- Hidalgo County Countywide FEMA Flood Map Modernization Project for Federal Emergency Management Agency of Department of Homeland Security and Hidalgo County - The purpose of this project was to develop a digital flood insurance map (DFIRM) for the entire Hidalgo County based on new LiDAR topographic data. This project involved base map DFIRM database development, LiDAR topographic data processing, detailed hydrologic and hydraulic modeling analyses, and digital floodplain database and mapping. The project covers more than 1,850 square miles.
- Raymondville Flood Control Project for USACE and Hidalgo County Drainage District No.1 - This project was sponsored by Hidalgo County Drainage District No.1 in partnership with the U.S. Army Corps of Engineers. The purpose of this project was to formulate and design a flood control plan to divert floodwater from North Main Drain to Raymondville Drain to reduce the existing flooding problems within the urbanized areas. The project involved extensive LiDAR data processing, ArcGIS mapping, GeoHMS/HEC-HMS and GeoRAS/HEC-RAS hydrologic and hydraulic modeling for more than 800 square miles of watershed and more than 100 miles manmade drainage channels.
- City of Edinburg Master Drainage Plan for Texas Water Development Board and City of Edinburg. The purpose of this project is to develop a cost-effective master drainage plan to assist the City in planning its outfall and storm sewer systems improvements. Performed project data development such as field surveys, LiDAR processing, GIS processing and base mapping, drainage basin delineations, HEC-HMS modeling analysis, HEC-RAS modeling analysis for 49 drainage systems, and performed EPA-SWMM modeling analysis storm sewer systems.
- City of Harlingen Master Drainage Plan for City of Harlingen - Prepared a master drainage plan along with a Capital Improvement Plan (CIP) for the City of Harlingen. Performed project data development such as field surveys, LiDAR processing, GIS processing and base mapping, drainage basin delineations, HEC-HMS modeling analysis, HEC-RAS modeling analysis for 49 drainage systems, and EPA-SWMM modeling analysis for 128 storm sewer systems. Developed cost estimates for each recommended improvement, such as channel and channel crossing modification, storm sewer system improvement, and detention basin.

- La Joya Watershed Study for Hidalgo County Drainage District No. 1 - The purpose of this project was to develop a master drainage plan for the Penitas Watershed (13 square miles) to provide outfall needs for the existing and future development within the watershed. The resulting plan will be used for the District as its drainage guidance to future development.
- Mission Inlet Flood Control Project for Hidalgo County - Developed improvement plans to provide a higher level of flood protection to the Mission Inlet Watershed. Complex hydraulic modeling performed using HEC-RAS 1D/2D unsteady and PC-SWMM models. The project involves coordination with FEMA and IBWC.
- Pharr-McAllen Watershed Study for Hidalgo County and City of Pharr - The objective of this project was to perform detailed hydrologic and hydraulic modeling evaluation to demonstrate the proposed plan will not have adverse hydraulic impact on the existing hydraulic conditions along Goose Creek and its tributaries. The proposed trail included a series of concrete pavements, boardwalks, two existing bridges, and two new proposed bridges.
- SH 365/ IBTC H&H Study for Hidalgo County Regional Mobility Authority - Performed H&H study and mitigation analyses for multiple segments of the proposed SH 365/ International Bridge Trade Corridor (IBTC) highway design project and prepared hydraulic report for the study.
- SH 68 Schematic for TxDOT & Hidalgo County - Performed roadway drainage study and H&H analysis for the proposed SH 68 segments from US 83 to I-69C including bridge and cross-culvert analysis.

RELEVANT PROJECT EXPERIENCE

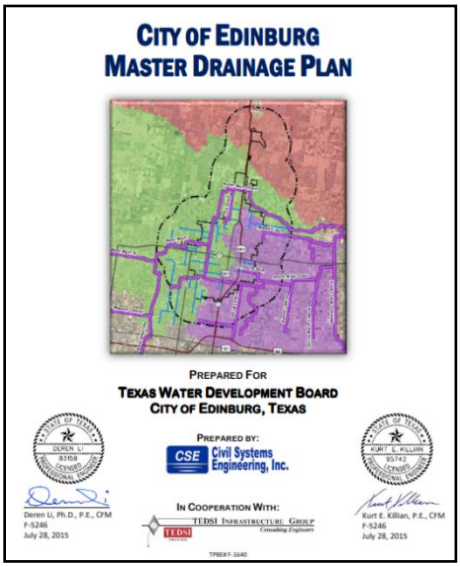
Civil Systems Engineering, Inc has performed numerous projects within the Lower Rio Grande Valley. Multiple example projects within the last 10 years include:

TWDB/ CITY OF EDINBURG MASTER DRAINAGE PLAN

TWDB GRANT
PUBLIC OUTREACH
1D/2D HEC-RAS & HEC-HMS
DRAINAGE INVENTORY
ALTERNATIVE ANALYSIS
BCA ANALYSIS

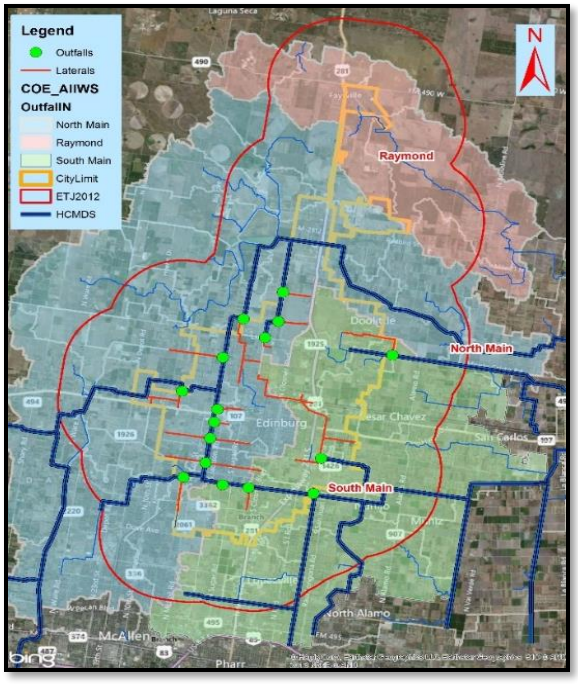
Project Location: Edinburg, TX
Client Name: City of Edinburg, Texas Water Development Board
Contact Person: Mardoqueo Hinojosa , P.E., CFM, City Engineer
Email: mhinojosa@cityofedinburg.com **Phone:** 956-388-8204

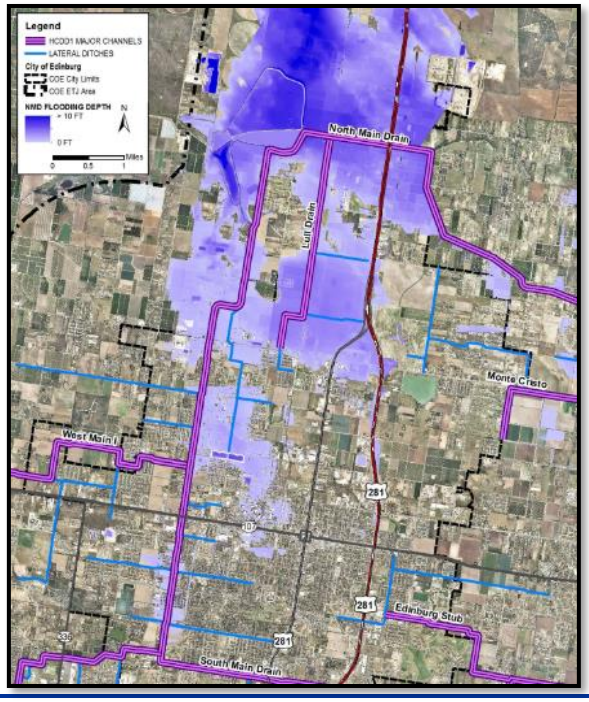
As part of a **TWDB Flood Protection Plan Grant (#1348321592)**, this Master Drainage Plan (MDP) was prepared to identify and evaluate alternative drainage strategies to mitigate/ provide relieve to the city's frequent flooding problems, and to provide the City of Edinburg a planning tool to guide and prioritize future capital expenditures for the City's drainage systems (open ditches and storm sewers) within its boundaries and ETJ. CSE Team coordinated **Public Outreach** efforts as per TWDB grant requirements, including workshops, questionnaires, developing exhibits and presenting project alternatives during **Public Meeting** at City of Edinburg.



The project consisted of inventory of existing drainage facilities, LiDAR data processing and DEM dataset development, identification of inadequacies/constraints of the existing systems, identification of flood risk prone areas, alternative analysis using **HEC-HMS** and **1D/2D unsteady HEC-RAS** modeling, GIS analysis and GIS database development for data continuity management, investigation of funding sources, and development of a capital improvement plan (CIP).

Detailed hydrologic and hydraulic modeling analyses were performed in developing the Master Drainage Plan. US Army Corps of Engineers' **HEC-HMS** and **1D/2D unsteady HEC-RAS** modeling programs were used for hydrologic and hydraulic analyses. HEC-RAS hydraulic modeling program was used to analyze water surface profiles for the existing and proposed drainage ditches and overland sheetflow patterns and inundation. HEC-HMS hydrologic modeling program was used to determine peak flows and hydrographs for drainage ditches hydraulic modeling analyses. **FEMA BCA** analysis was performed to evaluate the cost-effectiveness of alternatives and prioritize improvement projects.





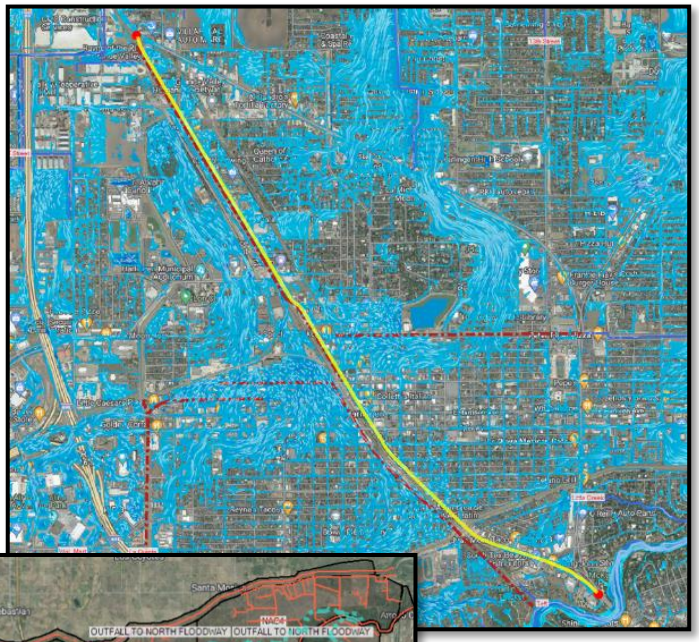
CITY OF HARLINGEN HUC10 FLOOD PROTECTION PLANNING STUDY
(TEXAS WATER DEVELOPMENT BOARD GRANT PROGRAM)

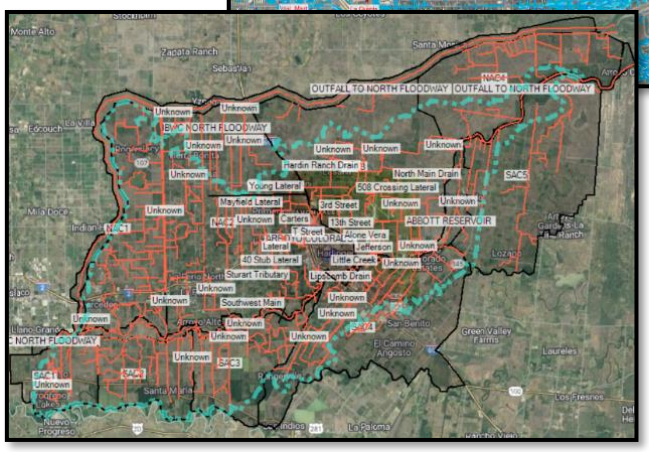
Project Location: Harlingen, TX
Client Name: City of Harlingen
Contact Person: Luis Vargas, City Engineer
Email: lvargas@harlingen.tx **Phone:** 956-216-5223

CSE is currently performing the flood protection planning study to develop a watershed-based flood protection plan with various flood mitigation strategies and improvement projects that is cost-effective, permittable, acceptable, and constructible for the study area, including all political subdivisions, to mitigate/ reduce current and future flooding within the City of Harlingen and surrounding cities to provide a higher-level flood protection. The project is funded as part of a Texas Water Development Board Grant. Dr. Deren Li, CSE President, serves as project manager for this drainage study.

The resulting flood protection plan will provide sufficient information for the City of Harlingen and other adjacent agencies within the study area to plan, fund, and implement future drainage/ flood control projects and strategies. This proposed flood protection planning study area covers approximately 297 square miles (as shown in Figure 1 and Figure 2). The project area includes two (2) complete HUC 10 subbasins (HUC 1211020806 & 1211020807), which are designated as Middle Arroyo Colorado and Lower Arroyo Colorado subbasins, respectively, within the USGS Watershed Boundary Dataset (WBD). The study area includes approximately 50 centerline miles of the Arroyo Colorado, 25 bridge structures across the Arroyo Colorado, 325 miles of drainage ditches, approximately 960 structures/crossings, storm sewer systems, lateral ditches, irrigation canals, and other appurtenances.

Specific activities include:
Task A: Project Management
Task B: Collection and Review of Baseline Information
Task D: Field Survey
Task E: Hydrologic Model (HMS)
Task F: Hydraulic Model (1D/2D)
Task G: Levee Internal Drainage Analysis
Task H: H&H Analysis of Alternative
Task I: Benefit-Cost Analysis (BCA)
Task J: Assessment of Environmental Constraints
Task K: Collaboration with Regional FEWS
Task L: Development of FDST Inundation Map Library
Task M: Regional Framework for Localized Master Drainage Plan
Task N: Final Report
Task O: Public/Stakeholder Meetings





CITY OF HARLINGEN SYSTEM 023 DRAINAGE IMPROVEMENTS PS&E

Project Location: Harlingen, TX

Client Name: City of Harlingen

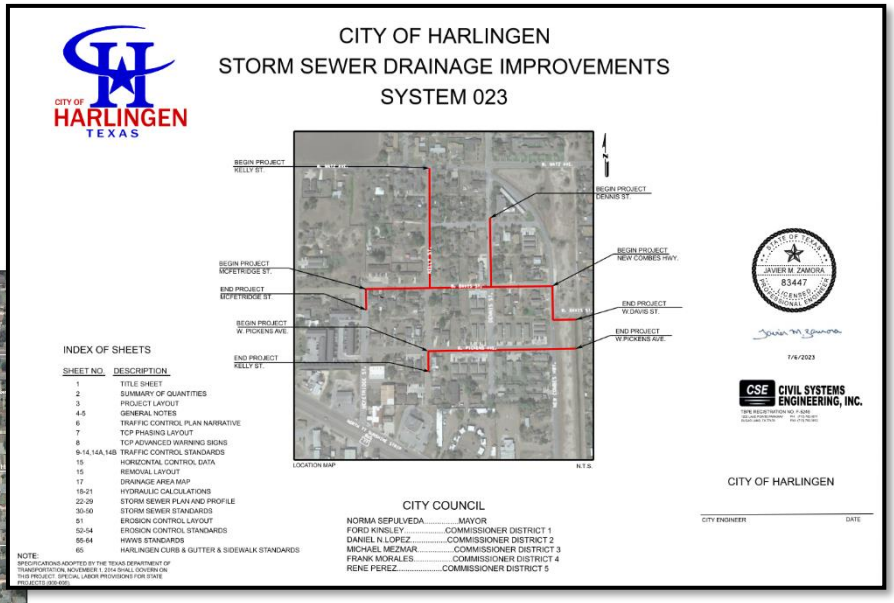
Contact Person: Luis Vargas, City Engineer

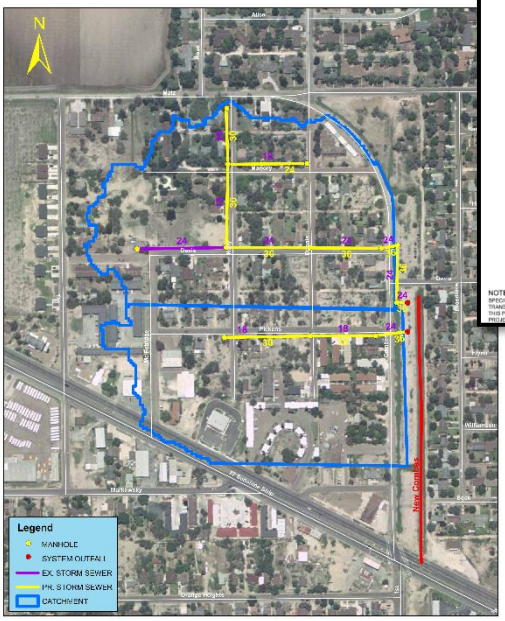
Email: lvargas@harlingen.tx **Phone:** 956-216-5223

Civil Systems Engineering, Inc. prepared the drainage design and PS&E documents for the System 023 drainage improvement project for the City of Harlingen. Mr. Javier Zamora served as project manager for this project, which was a part of a City of Harlingen on-call drainage contract.

The proposed project included developing the storm sewer design, traffic control, SWPPP, quantities and estimates, and bid documents for the proposed construction project. CSE coordinated utilities with the City, which required storm sewer redesign, alignment adjustments, and conflict box design to avoid the existing utilities. CSE also determined the cut-n-restore pavement design. CSE submitted 30%, 60%, 90% and final design plans as well as general notes and quantities/ estimates to the City for review. CSE also prepared the bid package for the City.

As part of the drainage design, CSE updated the original 2008 Master Drainage Plan proposed storm sewer sizes based on current City criteria, design frequency, and Atlas 14 intensities. CSE designed and refined inlet locations and sizes. CSE analyzed and designed the drainage system within GeoPAK drainage.





CITY OF HARLINGEN MASTER DRAINAGE PLAN
STORM SEWER SYSTEM # 023

0 150 300 Feet

A-21

CITY OF HARLINGEN MASTER DRAINAGE PLAN

Project Location: Harlingen, TX

Client Name: City of Harlingen

Contact Person: Luis Vargas, City Engineer

Email: lvargas@harlingen.tx **Phone:** 956-216-5223

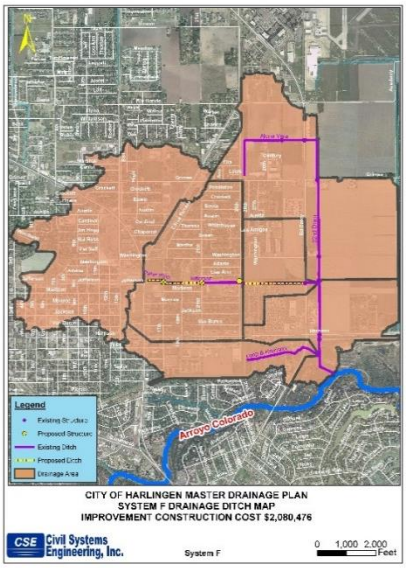
HEC-HMS/ HEC-RAS
EPA-SWMM
DRAINAGE INVENTORY
ALTERNATIVE ANALYSIS/ CIP
GIS DATABASE

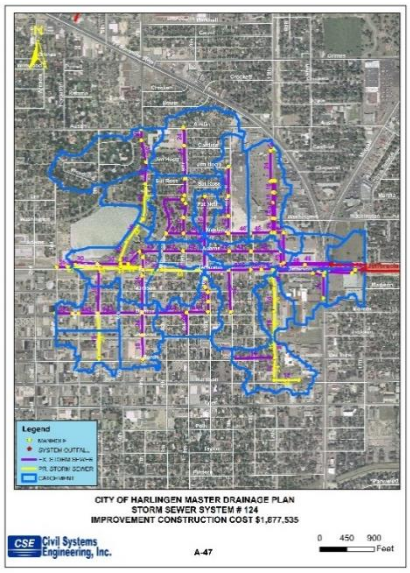


Civil Systems Engineering, Inc. prepared the **2008 Master Drainage Plan (MDP)** for the City of Harlingen. The proposed improvements to Jefferson Street Storm Sewer System for this RFQ are part of the recommendations within the MDP. The MDP was prepared to provide the City a planning tool to guide and prioritize future capital expenditures for the City's drainage systems (open ditches and storm sewers) to mitigate the existing frequent flooding that have historically occurred throughout the City and provide a higher flood protection to life, property, and infrastructure.

During MDP development, CSE performed various tasks including inventory of existing drainage facilities (as-built plans), field surveying (stream crossing structures), LiDAR data processing/DEM dataset development, identification of inadequacies/constraints of existing systems (open ditches and storm sewers), identification of flood risk prone areas, alternative analysis, capital improvement plan (CIP) development, and funding sources investigation. A total of 49 outfall systems and 128 storm sewer systems were delineated and evaluated.

The Capital Improvement Plan (CIP) documented various projects consisting of storm sewer upsizing, channel improvements, hydraulic structure replacements, and detentions. The CIP documented recommendations of a total length of 38 miles of storm sewer pipes for replacement, 16 miles of channel improvements, one detention basin, and 42 bridge/culverts expansion or replacements. The proposed improvements increase the capacity of the existing storm sewer systems and reduce overbank flooding risk along the existing channels. Based on the MDP, the City has secured millions of various Federal and/or State funding (FEMA, TDEM, CDGB, and HMGP grants) for various projects such as Jefferson Drainage Ditch, 3rd Street Drainage Ditch, 9th & 13th Storm Sewer Systems, etc.





CITY OF MISSION MASTER DRAINAGE PLAN

Project Location: Mission, TX

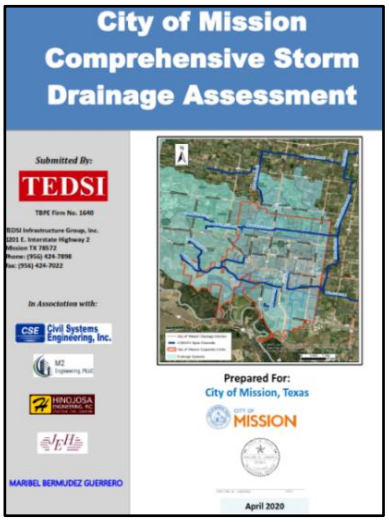
Client Name: City of Mission

Contact Person: Abelardo Bocanegra, Project Manager

Email: abocanegra@missiontexas.us **Phone:** 956-580-8780

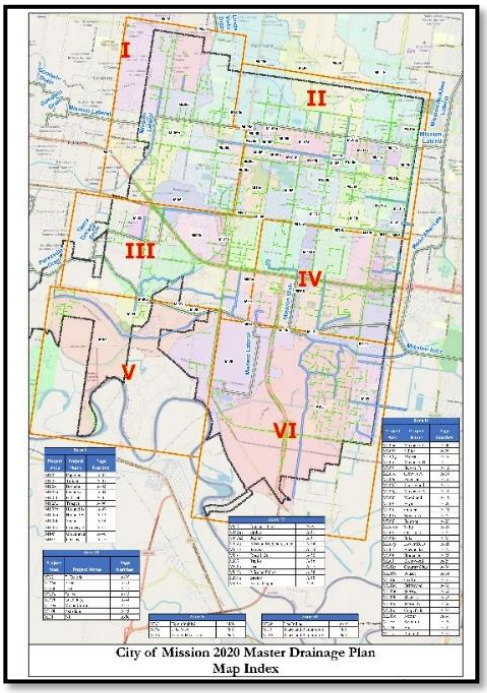
PUBLIC OUTREACH
HEC-HMS & 1D/2D HEC-RAS
1D/2D XP-SWMM
DRAINAGE INVENTORY
ALTERNATIVE ANALYSIS/ CIP
GIS DATABASE
BCA ANALYSIS

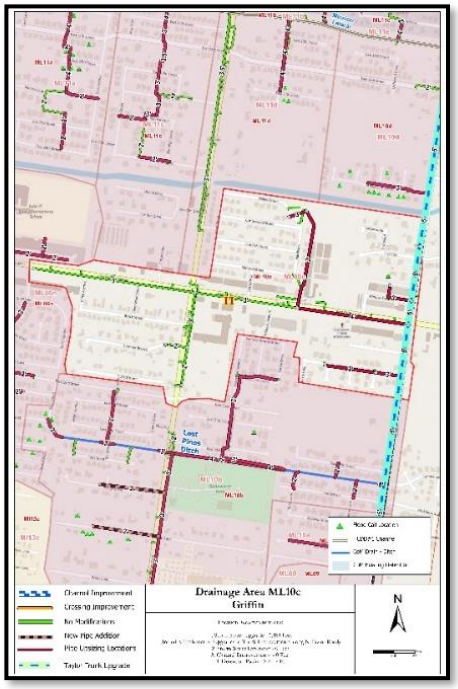
CSE developed the **City of Mission Master Drainage Plan** with detailed hydrologic and hydraulic analyses and proposed a **Capital Improvement Program (CIP)**, which included improvements to 160 miles of storm sewer mains and 36 miles of drainage ditches. Utilizing **Atlas 14 rainfall** with 2018 LiDAR-based watershed delineations, **HEC-HMS** flows were calibrated with **HEC-RAS 2D rain-on-grid** models and verified against historical flooding locations. Extensive **1D/2D XP-SWMM** modeling analyses were performed to evaluate the existing storm sewer capacity and outfall tailwater boundary conditions. No adverse impacts were performed to ensure that storm sewer improvements will not adversely impact adjacent properties. The 10-year design storm was used to ensure proposed storm sewer recommendations were effective in the future under prevailing climatic conditions. Alternative Improvements were analyzed and optimized for cost-effective flood reduction solutions.



Benefit-Cost Analysis was performed based on previous experience with FEMA **BCA**, HAZUS-MH, and US Army Corps flood damage assessment (**HEC-FDA**) and feasibility studies to ensure that all benefit categories were robustly computed and accounted.

Downstream bottlenecks outside the city limits were identified for coordination with adjacent jurisdictions to improve drainage outfall tailwater conditions within city limits. Recommended projects were evaluated using **FEMA BCA** including non-structural relocation/floodplain conservation, channel improvements, regional detention, and storm sewer improvements. ArcGIS Pro was used for enhanced visualization presentation for **Public Outreach**.

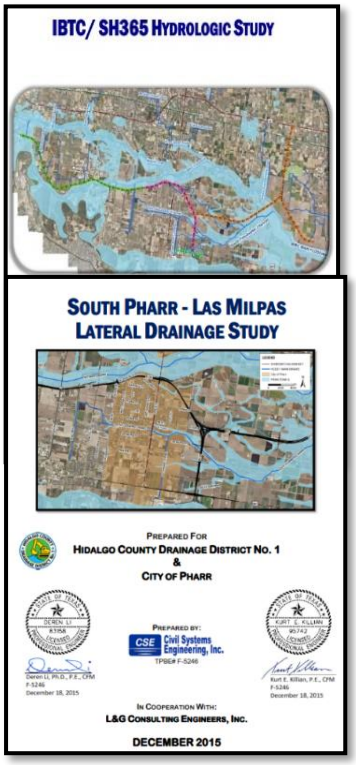




FLOOD DAMAGE REDUCTION AND MITIGATION STUDIES WITHIN SOUTH FLOODWATER CHANNEL WATERSHED

HEC-HMS & 1D/2D HEC-RAS ALTERNATIVE ANALYSIS FLOOD REDUCTION COORDINATION (HCMRA/IBWC)

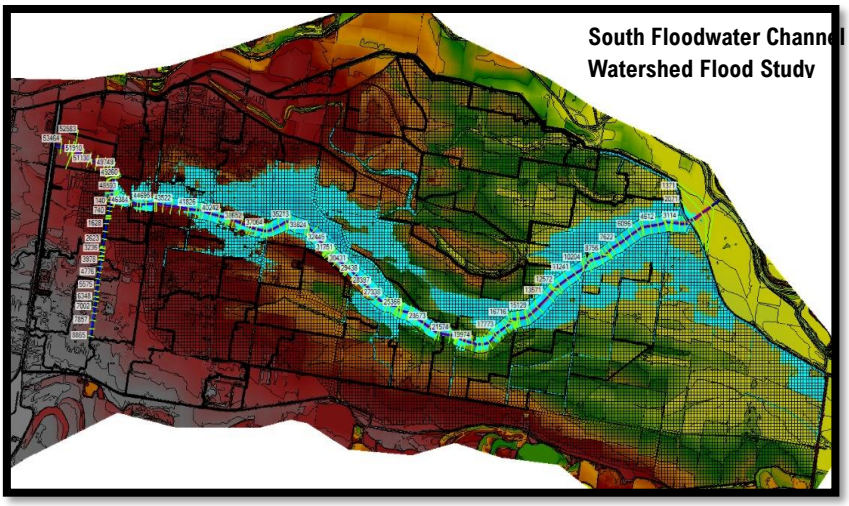
Project Location: Pharr & Hidalgo County, TX
Client Name: Hidalgo County Drainage District No. 1 & Hidalgo County RMA
Contact Person: Raul Sesin, P.E., CFM, District General Manager
Email: raul.sesin@co.hidalgo.tx.us **Phone:** 956-292-7080



As part of the SH 365/ IBTC Tollroad project, the South Floodwater Channel watershed was analyzed identify and map flood risks from backwater effects of the channel, establish base condition floodplain, and evaluate improvement alternative for flood relief. The channel was analyzed to design roadway profile, crossings, and detention requirements. South Floodwater Channel (SFC) is a major outfall channel of Hidalgo County Master Drainage System. It has a watershed of approximately 36.6 square miles. SFC main stem is approximately 11 miles in length. Major tributaries within the watershed include Hidalgo Drain, Jackson Drain, and South Pharr Lateral. The overland slope of the drainage area is mild, less than 0.1 percent. Watershed's downstream portion from 'I' Road to IBWC Main Floodway are undeveloped, agricultural lands with upper portions consisting of residential and commercial developments.

CSE updated the existing HEC-HMS model developed for the FEMA County Flood Map Modernization Project developed by CSE based on new topographic data. Runoff hydrographs and peak flows were computed at various locations within the watershed. A 1D/2D unsteady HEC-RAS model was developed based on the existing 1D steady-state HEC-RAS model based on the very flat topography and the potential closure of the IBWC levee outlet floodgate at the IBWC Main Floodway confluence. This included regenerating cross-section geometry and generating 2D meshes. The model was also updated to include the outlet gated structure at the IBWC Main Floodwater Levee based on the proposed South Fork Lateral Channel construction project plans, updating the Jackson Road Bridge based on field survey, incorporating updated HEC-HMS runoff hydrographs based on Jackson Drain subarea analysis, and inclusion of the Jackson Drain proposed channel improvements as a tributary reach to South Floodwater to provide a single fully integrated watershed 1D/2D HEC-RAS model for the mainstem and tributaries. The model was calibrated against historical highwater marks and flooding extents. Floodplain was delineated based on the updated water surface elevation results from the 1D/2D RAS modeling results. With consideration of the closure potential of the outlet levee flood gates into IBWC Main Floodway during a large storm event, an all 2D rain-on-mesh model was developed to analyze the overland flow patterns, velocities and flooding areas.

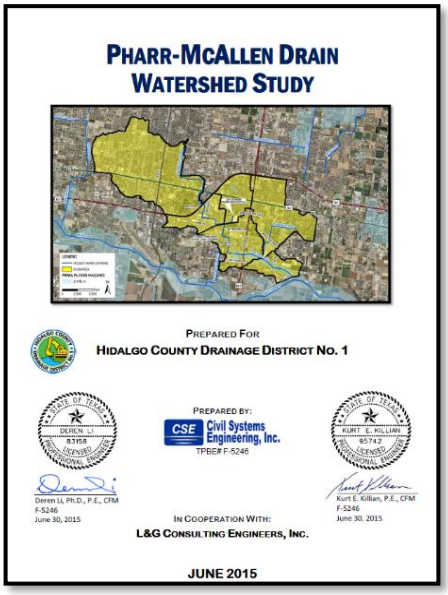
CSE utilized the modeling efforts in conjunction with another Hidalgo Co. project to analyze potential drainage improvements within the City of Pharr to relieve flooding. Based on the hydraulic modeling, CSE proposed improvements of abandoned irrigation canal to serve as drainage channels for the City of Pharr within the Las Milpas area.



PHARR-MCALLEN DRAIN WATERSHED STUDY

HEC-HMS
1D/2D HEC-RAS
ALTERNATIVE ANALYSIS
CITY COORDINATION

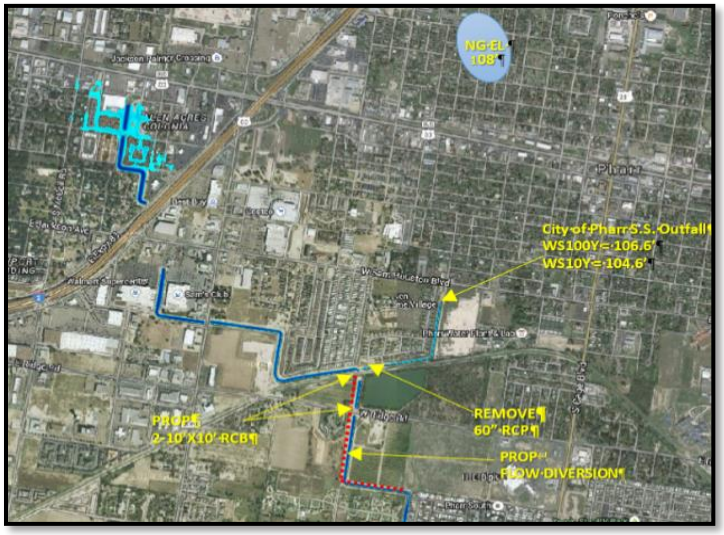
Project Location: Pharr & McAllen, TX
Client Name: Hidalgo County Drainage District No. 1 & Hidalgo County RMA
Contact Person: Raul Sesin, P.E., CFM, District General Manager
Email: raul.sesin@co.hidalgo.tx.us **Phone:** 956-292-7080



CSE performed a detailed 1D/2D unsteady HEC-RAS modeling analysis to analyze the existing Pharr-McAllen Drain watershed drainage systems, identify constraints, flooding problems areas, and recommended improvements to relieve existing flooding and provide outfall capacity for the City of Pharr project area storm sewer.

Three alternatives were analyzed to determine potential water surface elevation reductions at the City of Pharr storm sewer outfall. One alternative is recommended for this project based on: 1) comparison of the water surface elevation within the Pharr Lateral at the City of Pharr storm sewer outfall and the natural ground elevation within the low-lying, flood-prone area; 2) project cost; 3) ROW needs; and 4) implementation.

The Recommended Alternative improvements include: 1) the removal of the existing 60" RCP within the Pharr Lateral; 2) replacing the existing 2- 8' x 7' RCB culvert structures at HCID#2 canal with 2- 10' x 10' RCB; and 3) replacing the existing 2- 8' x 7' RCB culvert structures at Ridge Road with 2- 10' x 10' RCB. The proposed alternative would reduce the water surface elevations at the City outfall by approximately 5 and 8 feet for the 100-year and 10-year storm events, respectively. The proposed alternative water surface elevations would be at or near the existing natural ground elevations within the project low-lying area for the 100-year event and approximately 3 feet lower than natural ground for the 10-year event.



LAMAR DRIVE IMPROVEMENTS

Project Location: City of Richmond, TX

Client Name: City of Richmond/ Kelly Kaluza Engineering, Inc.

Contact Person: Richard Stolleis, P.E., Project Manager

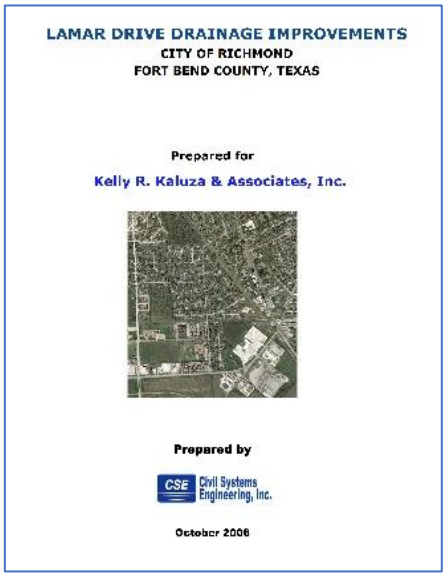
Email: rstolleis@kaluzainc.com **Phone:** 281-341-0808

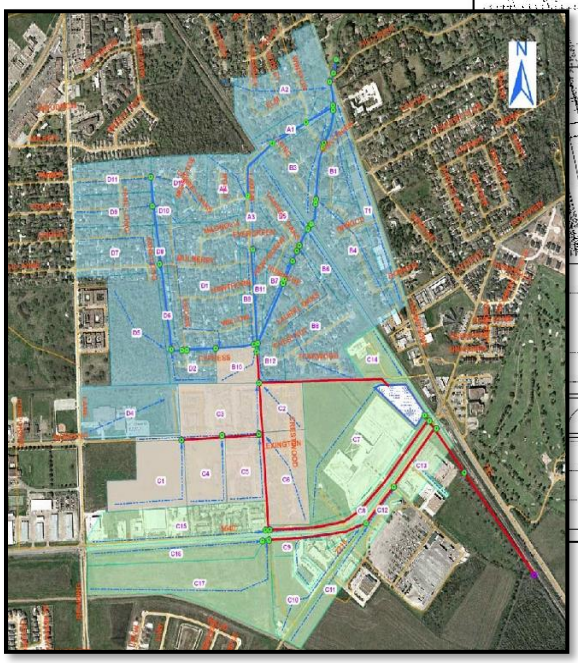
The City of Richmond proposes to widen Lamar Drive from FM 1640 (Avenue I) to FM 762 (Thompson Road) in Fort Bend County, Texas. The roadway improvement is approximately 5,200 feet in length. The width of the existing asphalt roadway is 24 feet within a 60 to 70 feet right of way. The drainage facilities for the existing roadway consist of roadside ditches and closed conduit storm sewer systems, outfall into an open channel (an unnamed tributary to Rabbs Bayou).

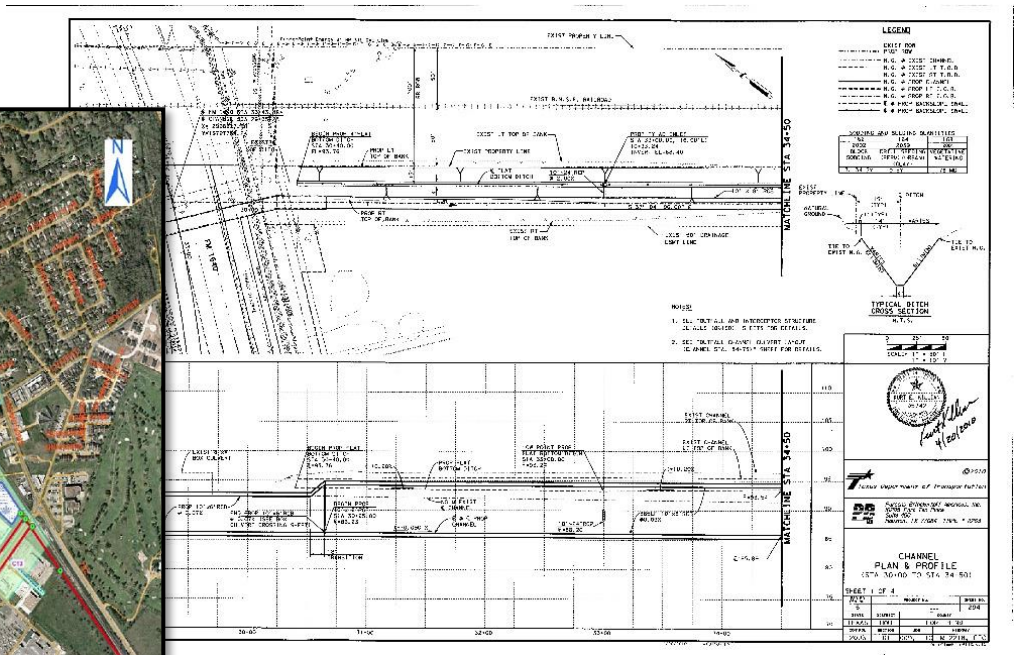
The purpose of this study was to perform a hydrologic and hydraulic analysis to identify potential hydraulic impacts of the proposed Lamar Dive Roadway Improvements and to optimize a drainage improvement plan to minimize the potential hydraulic impacts with detention and storm sewer system and to provide flood reduction to the existing subdivision along the roadway segment.

CSE performed detailed H&H modeling analysis using **HEC-HMS** and **XP-SWMM** based on field survey and LiDAR data for the project. Alternative improvements were evaluated to determine potential hydraulic impacts (peak discharges and water surface elevations) of proposed improvements. Preferred alternative was optimized. PS&E package was prepared. Significant collaboration was made with TxDOT Houston District on utilization of TxDOT proposed detention basin for FM 2218 and FM 1640 project.

ROAD RECONSTRUCTION
DRAINAGE PS&E
DRAINAGE IMPROVEMENTS
ALTERNATIVE ANALYSIS
BCA ANALYSIS





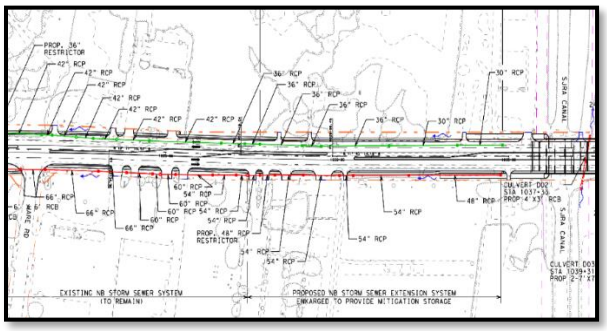


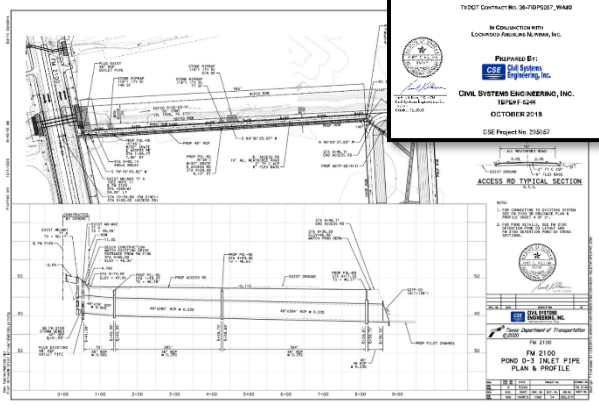
FM 2100 DRAINAGE STUDY & DESIGN

Project Location: Crosby, Harris County, TX
Client Name: Texas Department of Transportation, (TxDOT) – Houston District
Contact Person: Elie Alkhoury, District Hydraulic Engineer
Email: elie.alkhoury@txdot.gov **Phone:** 713-802-5000

ROAD RECONSTRUCTION
STORM SEWER DESIGN
DETENTION BASIN DESIGN
EPA-SWMM, ArcGIS
HEC-RAS, HEC-HMS
GEOPAK DRAINAGE

CSE served as hydraulic lead for the drainage impact analysis, drainage/storm sewer and detention basin design and PS&E for the proposed 3.0-mi. road widening of an existing 2-lane rural highway to 4-lane suburban collector with curb-n-gutter and roadside ditch sections. CSE designed the proposed storm sewer system, cross-drainage, driveway pipes and roadside ditches, and detention basins. Four storm sewers with inline mitigation were designed using EPA-SWMM and MicroStation GeoPAK Drainage. Cross-culverts (5 pipes and 2 bridge-class culverts at FEMA crossings) were designed using HY-8 and HEC-RAS. Detention basins (4 ponds) were designed using OpenRoads 3D modeling tools.



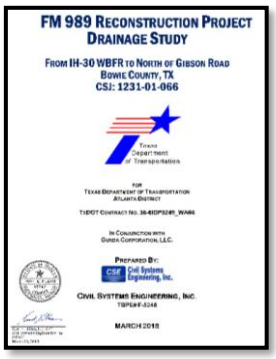


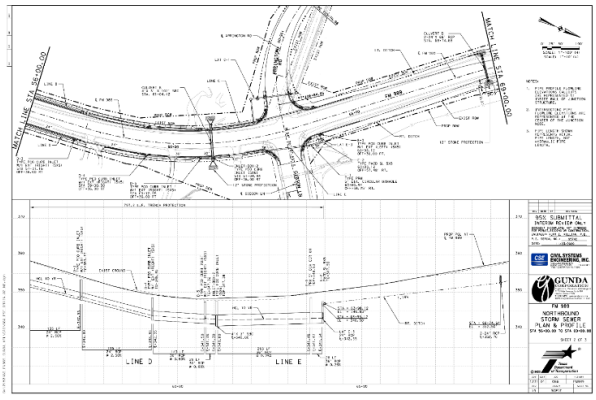
FM 989 RECONSTRUCTION DESIGN

Project Location: Texarkana, Bowie County, TX
Client Name: Texas Department of Transportation, (TxDOT) – Atlanta District
Contact Person: Katie Martin, Project Manager
Email: katie.martin@txdot.gov **Phone:** 903-796-2851

SCHEMATIC DESIGN
ROAD RECONSTRUCTION
DRAINAGE DESIGN
STREAM HYDRAULICS

Mr. Kyle Bertrand served as project manager for the schematic/ PS&E for this conversion of rural highway to urban collector. Mr. Kurt Killian served as hydraulic lead for the drainage impact analysis and drainage/storm sewer design and PS&E for the proposed 0.5-mi. road widening of an existing 2-lane rural highway to 4-lane suburban collector with curb-n-gutter and roadside ditches. CSE performed the hydraulic analysis and design for the three (3) cross-drainage structures and proposed storm sewer systems. Proposed storm sewer systems were designed using MicroStation GeoPAK Drainage. Cross-culverts were analyzed using HEC-RAS and FHWA HY-8. Runoff impact analysis was performed using EPA-SWMM; mitigation measures included enlarged storm sewer pipes with restrictor pipes.



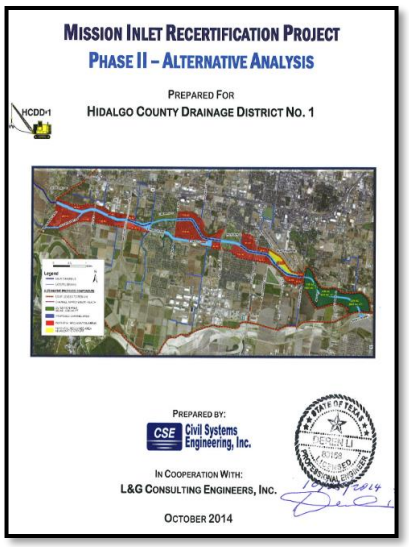


MISSION INLET FLOOD CHANNEL RECERTIFICATION/CLOMR

Project Location: Hidalgo County, & Cities of McAllen and Mission
Client Name: Hidalgo County Drainage District No. 1
Contact Person: Godfrey Garza Jr. CFM (former General Manager, HCDD1)
Email: godfrey@ggconsulting.us
Phone: 956-227-3623

HEC-HMS & 1D/2D HEC-RAS
1D/2D PC-SWMM
FLOODPLAIN MAPPING
ALTERNATIVE ANALYSIS
IBWC COORDINATION
FEMA CLOMR SUBMITTAL

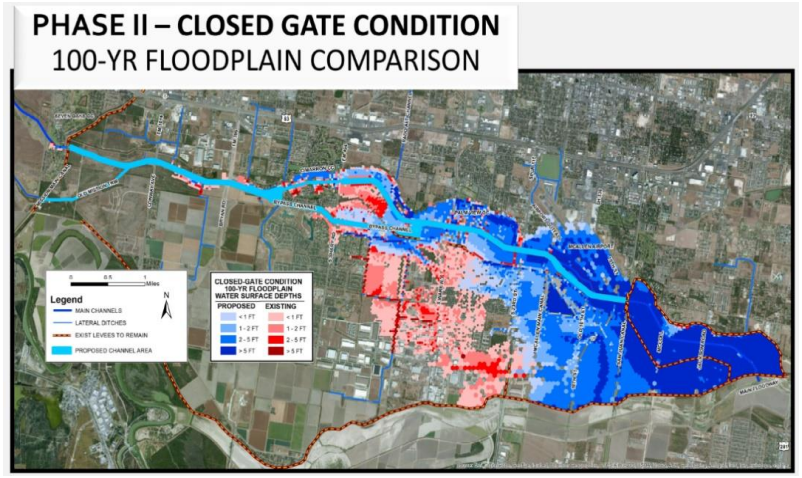
CSE performed a watershed study and flood reduction plan for the 11-mile, 1400-ft wide leveed Mission Inlet (MI) channel and prepared a FEMA request for **CLOMR** for the plan. MI watershed covers 115 sq.mi. and outfalls into the **IBWC Main Floodway** through a levee gated-control structure. The scope of the project included detailed **HEC-HMS** and **HEC-RAS 1D/2D** modeling analysis to evaluate alternative improvement plans to provide relief to the the existing developments along the channel, provide opportunities to reclaim existing floodplain areas for future development, increase outfall channel capacities, and develop detailed flood risk maps as part of a FEMA CLOMR.



The entire watershed was restudied based on new LiDAR DEM and survey data. ArcHydro and HEC-GeoHMS along ArcGIS Spatial Analyst and 3D Analyst Extensions were used for watershed delineations and HEC-HMS modeling analysis. The MI channel was hydraulically modeled using **1D/2D PC-SWMM**, and 1D/2D unsteady HEC-RAS model. GeoRAS was used to extract channel geometric data for the pilot channel within the levee system. 2D meshes were developed behind the levee systems. The H&H analysis established existing water surface (WSEL) and floodplain and evaluated proposed channel and structure improvement alternatives.

The 1D/2D RAS model used 1D unsteady calculations for the MI pilot channel and crossing structures and 2D calculations for the overbank. The 2D mesh were generated from LiDAR and connected to the 1D components by lateral weirs. The 1D/2D RAS analysis was able to account for the substantial storage within the channel overbanks, identified locations of flow leaving the leveed system. The resulting WSEL and flood risk area are more representative to the flood channel system with the 1D/2D HEC-RAS modeling approach. The resulting 1D/2D RAS model resulted in a decrease in WSEL by 2 feet and flows by 20-percent at the outlet structure. To develop a cost-effective practical implementable alternative plan, considerations of future development, seven (7) TxDOT highway crossings, McAllen Airport expansion, levee relocations, and IBWC Floodway operations were incorporated in the plan.

To ensure the project completed within budget and schedule, CSE has effective communication and coordination plans. QA/QC procedures were implemented to ensure quality deliverable at each milestone of the project. Automated massive geospatial data processing was implemented based on similar project experience. Parallel computers were used for multiple alternative evaluations and modifications.



MEDICAL COMPLEX AND S. PERSIMMON STREET PAVING, DRAINAGE, AND UTILITIES

Project Location: Tomball, Texas
Client Name: City of Tomball
Reference Name: Drew Huffman, Public Works Director
Reference Email: dhuffman@tomballtx.org
Reference Phone: 281-290-1466

Mr. Bertrand, CSE PM, served as Project Manager to provide conceptual planning, preliminary design, final design, and construction phase services for planned construction of Medical Complex Segment 4B from the intersection of South Persimmon and Agg Road to Hufsmith-Kohrville and South Persimmon from the existing South Persimmon/Agg Road intersection south to the Tomball Business & Technology Park at the M118 Channel. Construction includes the southern portion of the ultimate boulevard roadway of Medical Complex, sidewalk, city utility extensions, and 41' back-to-back concrete roadway with curb for South Persimmon. Utility extensions included 12-inch water main, 10 to 12-inch sanitary sewer, and 4 to 6-inch natural gas, 24-inch RCP to I0-ft x 8-ft dual RCB storm sewer in accordance with the City of Tomball Infrastructure Master Plan. Additional program management oversight responsibilities included survey services, geotechnical investigation, environmental assessment, hydraulic impact study, and special licenses and permits, traffic control plan (TCP), signal design, storm water quality management plan (SWQP), and land acquisition assistance. The project includes approximately 2,000 linear feet of roadway, storm sewer, and extensions of water line, gas line, sanitary sewer, and storm sewer.

Original Consultant Fee authorized $3.3M, Finished Under Budget $2.5M (Approx. $800K Under Budget)

Construction Contract Awarded $13.98M, Final Pay App $13.70M (Approx $200K Under Budget)

CITY OF HUNTSVILLE CDBG SIDEWALK AND LIGHTING IMPROVEMENTS PROJECT

Project Location: Huntsville, Texas
Client Name: City of Huntsville
Reference Name: Mark McClure, Professional Engineer
Reference Email: mmclure@huntsvilletx.org
Reference Phone: 936-294-5789





The City of Huntsville applied for the **CDBG grant** administered through the **Texas Department of Agriculture (TDA)** for a sidewalk replacement grant. As part of the process the City of Huntsville advertised a request for qualifications for professional engineering services and **CSE staff** was selected. The project included pedestrian improvements along each side of 12th Street from State Highway 75 (Sam Houston Avenue) to Avenue M within the city. The improvements include approximately 480 LF of stamped concrete sidewalk on each side, curb and gutter, ADA accessible ramps, patterned crosswalks, driveway adjustments, utility adjustments, and pedestrian lighting improvements. The design plans and construction documents had to be prepared in compliance with federal requirements for CDBG and TDA.

Consultant Fee authorized $66.5K

Construction Contract Awarded $279.9K, Final Pay App $266.8K (Approx $13K Under Budget)

TOMBALL EDC BUSINESS & TECHNOLOGY PARK

Project Location: Tomball, Texas
Client Name: Tomball Economic Development Corporation
Reference Name: Kelly Violette CEcD, PCED, ACIP, Executive Director
Reference Email: kviolette@tomballtxedc.org
Reference Phone: 281-401-4086

The Tomball Business & Technology Park is a ninety-seven and a half (97.5) acre property generally located in the northwestern corner of Hufsmith-Kohrville and Holderrieth Road within the City of Tomball, TX.



Mr. Bertrand, CSE PM, served as Project Manager and worked with the TEDC from inception through final construction of public infrastructure to serve the Business Park to include multiple construction packages, individually bid and simultaneously constructed. Facilities constructed, both on-site and off-site included but were not limited to roadways, drainage systems, public water distribution, sanitary sewer, natural gas, pavement markings, traffic signalization, SW3P, TCP.



The team coordinated with pipelines companies and governmental agencies to resolve contamination and conflict issues on the site which resulted in cost saving for the project. Other cost savings for the project were achieved during construction through good working relationships with the Contractors to provide value engineering solutions and negotiated for detention excavation that saved approx. $2.5M in construction costs. As a result the project was completed below initial contract amounts and under budget. **Project Consultant Fees $810K, Project Construction (Infrastructure) $7.6M**

Mr. Bertrand has served as the TEDC Engineer since 2011 to provide program management, project feasibilty, private utility and pipeline coordination, development consultation, etc. for coordination with Real Estate Brokers, Attorneys, Developers, Businesses, and potential buyers.



Source: Google Earth October 2013



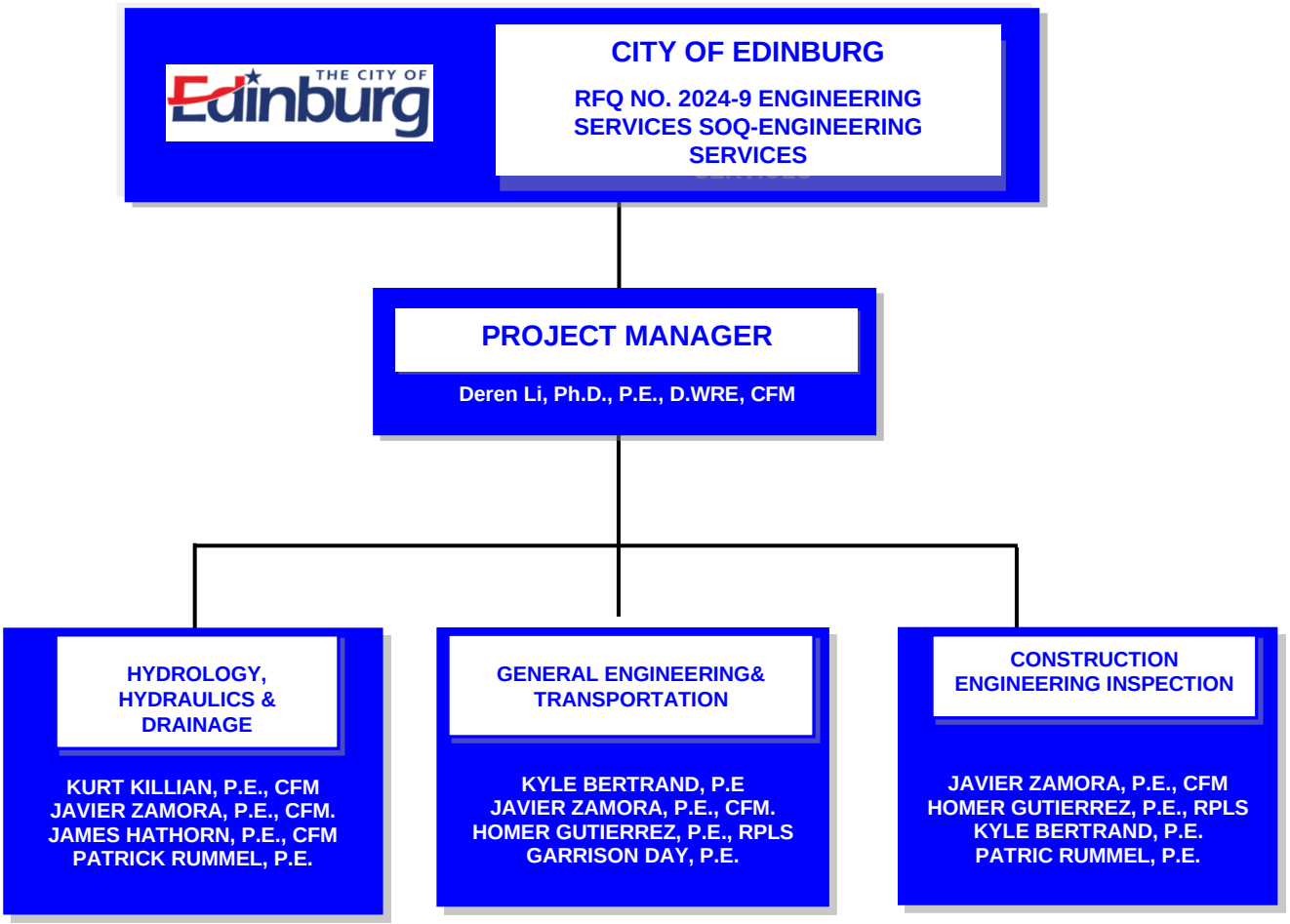
Source: Google Earth April 2022

SECTION II – TEAM MEMBER QUALIFICATIONS & EXPERIENCE

CSE ORGANIZATION CHART

Our project manager and key engineering staff are shown on the **Organization Chart.** Our combined team members posse a full range of extensive engineering experience and depth of education. Each of our team members has his/her personal commitment to our clients' projects every day. Our responsiveness to unique client needs and interests is what differentiates our work and the valued results we deliver.

CIVIL SYSTEMS ENGINEERING, INC.
TEAM ORGANIZATIONAL CHART



Resume of Project Manager and Key Personnel

DEREN LI, PH.D, P.E., D.WRE

Principal -- Hydrologist



EDUCATION

Doctor of Philosophy in Civil and Environmental Engineering, Utah State University, 1991

Master of Science in Civil Engineering, Beijing Institute of Water Resources and Hydropower, 1985

Bachelor of Science in Civil Engineering, North China Institute of Water Resources and Hydropower, 1982

PROFESSIONAL LICENSING

Professional Engineer: Texas (83158)

AREAS OF PRACTICE

Hydrology & Hydraulics, Flood Damage Mitigation, Stormwater/ Drainage, Engineering/Design, GIS

SOFTWARE

1D/2D HEC-RAS, HEC-HMS, HEC-1, HEC-2, WSP2, PeakQ, HEC-SSP, 1D/2D XP-SWMM, PC-SWMM, EPA-SWMM, WinStorm, TR-20, ArcGIS, HEC-GeoRAS, ArcHydro, HEC-GeoHMS, FEMA BCA

Dr. Li has over 33 years of extensive experience in water resources engineering planning, design, and management, including watershed study, master drainage planning, flood damage reduction/mitigation study, floodplain and mapping study, urban stormwater drainage systems modeling and design, bridge/culvert H&H modeling and design, bridge scour analysis, ArcGIS, water supply systems modeling and design, river/reservoir systems modeling and water rights analysis. He is proficient with the latest H&H software including HEC-HMS, 1D/2D unsteady HEC-RAS, EPA-SWMM, XP-SWMM, and PC-SWMM. He is very familiar with FEMA, TWDB, TDEM, TCEQ, and USACE policies and regulations.

REPRESENTATIVE EXPERIENCE

- ***City of Harlingen HUC10 Flood Protectino Planning Study (Texas Water Development Board Grant Program) for City of Harlingen, TX, 2022-2024.*** Dr. Li served as PM for the flood protection planning study to develop a watershed-based flood protection plan with flood mitigation and improvement projects. The study also includes an update to City's master drainage plan. He managed and performed the project development tasks, developed detailed hydrologic and hydraulic models, including the latest 2D HEC-RAS modeling technology.
- ***City of Harlingen Master Drainage Plan for City of Harlingen, TX, 2008.*** Dr. Li served as PM for the City's Master Drainage Plan (MDP) and Capital Improvement Plan (CIP) project. He managed and performed the project development tasks, including coordination and collaboration with the City and CCDD5, drainage infrastructure inventory, field survey, LiDAR processing, GIS and base mapping, drainage basin delineations, HEC-HMS and HEC-RAS modeling for 49 drainage outfall channel systems. He used EPA-SWMM to analyze 128 underground storm sewer systems. Cost estimates were developed for each recommended improvement (channel improvements, detention basin, crossing replacements, and storm sewer improvements). The MDP was developed to provide guidance for the City to implement drainage improvements as part of a CIP program to relieve existing flooding and future development. With the MDP, the City has secured millions Federal/State funding (FEMA, TDEM, CDBG) for various projects such as Jefferson Drainage Ditch, Jefferson St, 3rd Street Drainage Ditch, 9th & 13th Storm Sewer Systems.
- ***City of Edinburg Master Drainage Plan, City of Edinburg and TWDB, 2015.*** Dr. Li lead the H&H team for development of master drainage plan (MDP) for the City's outfall channel system improvements. The project was a part of a *TWDB Flood Protection Plan Grant No. 13483221592*. Dr. Li managed the H&H team and identified flooding risk areas within the City. He evaluated and recommended alternative improvements to provide relief/reduction of flooding with a minimum 25-year level of protection. The study tasks included LiDAR and survey data GIS processing, user-defined unit hydrograph computations, HEC-HMS, 1D steady HEC-RAS, and 1D/2D unsteady HEC-RAS modeling analysis. ArcHydro and GeoHEC-HMS were used for drainage delineations and GeoHEC-RAS was used for RAS model development. Hydrologic and watershed parameters were estimated. Areas of flood prone concern were identified based on information and recorded flood data. Dr. Li developed a prioritization criteria matrix for the FEMA BCA alternative analyses based on flood reduction benefit and estimated construction cost. The USACE HEC-FDA program in conjunction with the HEC-RAS multiple frequency water surface elevation results was used to determine the expected annual flood damage reduction benefit for each studied outfall system. The project assumptions, findings, and recommended alternatives were presented to the public during various public meetings and provided to the City and TWDB within a sealed report.

- ***Jefferson Drainage Ditch Improvement Project, City of Harlingen, 2012.*** Dr. Li assisted the City to apply for *Hazard Mitigation Grant Program (HMGP)* as part of *FEMA/ TDEM* disaster funding, approx. $1.725M. Dr. Li also served as PM for the PS&E preparation of the proposed Jefferson Drainage outfall channel improvements based on COH Master Drainage Plan. PS&E consisted of hydraulic design, cross-culverts, channel riprap, traffic control, SW3P, earth work quantities, project estimates, and project manual.
- ***FEMA Hidalgo County Texas Countywide Flood Map Modernization Program, FEMA and Hidalgo County.*** Dr. Li served as PM to develop a digital flood insurance rate map (DFIRM) for the entire Hidalgo County based on high resolution LIDAR topo, survey data, and detailed HEC-HMS & HEC-RAS modeling. He developed base map DFIRM database and digital topographic data based on FEMA guidelines and specifications for Flood Hazard Mapping Partners. He delineated and analyzed the entire 1,600 sq. mile county drainage areas and developed hydraulic models and flood hazard mapping for 10 streams. During the project development, Dr. Li wrote a technical write paper *"Recommended Hydrologic Modeling Approach for Hidalgo County,"* which has been generally adopted as the hydrologic methodology within LRGV region.
- ***Regional Water Supply Facility Plan, HCDD1 & TWDB, Hidalgo County, TX 2011.*** Dr. Li served as PM for the grant application and resulting feasibility study for the identification and evaluation of potential sites for diversion, storage and treatment of diverted drainage water as an alternative water source to supply treated water to areas within Hidalgo County. The project funded under *TWDB Contract No. 0804830848*. It included TCEQ Water Availability Model (WAM) modeling and Water Rights coordination. *TCEQ/TWDB WAM model* was used to quantify water availability within the Main Floodwater Channel watershed and develop water conservation strategies to maximize the utilization of stormwater/floodwater for beneficial uses. Dr. Li updated based on TWDB coordination, TCEQ Water Rights comments, and public meeting inputs.
- ***SH 365/ IBTC H&H Study, Hidalgo County Regional Mobility Authority, Hidalgo Co. TX 2015. –*** Dr. Li served as GEC Hydrology lead to analyze proposed storm sewer and design mitigation measures for the proposed SH 365/ International Bridge Trade Corridor (IBTC) highway project. He developed EPA-SWMM models for the highway's multiple segments drainage systems including storm sewers, roadside ditches, and outfall channels. He analyzed and designed inline ditch storage, detention basins, and inline channel storage using EPA-SWMM to route runoff hydrographs for existing and proposed conditions.
- ***City of Bryan Storm Sewer Modeling and Infrastructure Mapping Project ($1,000,000 fee), Brazos County, TX.*** Dr. Li served as PM to develop a citywide storm sewer system master plan to assist the City staff in its future storm drainage systems and floodplain management, as well as its NPDES Phase II compliance. The scope of services of this project included GPS and Total Stations field surveying, conditions assessments (manholes, inlets, sewers, stream crossings, and open channels), GIS/mapping using GeoMedia Professional and Arc GIS, database creation, XP-SWMM hydrologic and hydraulic modeling, and capital improvement plan. To supplement the field survey data, GeoPak software was used to cut stream cross sections through DTM analysis. To have a consistent hydrologic and hydraulic analysis methodology for its future projects, a systematic approach was developed for hydrologic analysis, from rainfall distribution to runoff generation for various storm events. The project included two phases: 12 sq. miles and 32 sq. miles.
- ***Drainage Design for the Cameron Park Road Improvement Project, Cameron County, TX, TxDOT Pharr District*** – Dr. Li performed the hydraulic modeling the proposed 7.5 miles of road improvements using WinStorm program. The storm sewer design was based on TxDOT Hydraulic Design Manual.
- ***Drainage Impact Analysis for Holmes Road Reconstruction (Main Street Split to Kirby Drive), City of Houston*** – Dr. Li performed a drainage impact analysis and storm sewer design using HouStorm and EPA-SWMM. The storm sewer design, in conjunction within inline and basin mitigation measures, was sized to meet City criteria and avoid runoff impacts to receiving outfall ditch.



EDUCATION

Bachelor of Science in Civil Engineering, University of Houston, 1995

PROFESSIONAL LICENSING

Professional Engineer: Texas (95742)

Certified Floodplain Manager National (3973-21N)

AREAS OF PRACTICE

Hydrology & Hydraulics, Stormwater/ Drainage Design, GIS

SOFTWARE

1D/2D HEC-RAS, HEC-HMS, HEC-1, HEC-2, WSP2, PeakQ, HEC-SSP, 1D/2D XP-SWMM, PC-SWMM, EPA-SWMM, OpenRoads, SUDA, Geopak Drainage, WinStorm, TR-20, ArcGIS, HEC-GeoRAS, ArcHydro, HEC-GeoHMS, FEMA BCA, HEC-FDA

ADDITIONAL TRAINING

HEC-RAS v5.0 2D Modeling Workshop by West Consultants.

Applied Fluvial Geomorphology Short Course by Wildland Hydrology

KURT KILLIAN, P.E., CFM

SENIOR HYDRAULIC ENGINEER

Mr. Killian has over 28 years of specialized expertise in water resources engineering includes hydrologic and hydraulic modeling, hydraulic design, floodplain analyses, mapping, and management, master drainage planning, flood insurance studies and map revisions, drainage design/PS&E, and GIS applications. His background consists of water resource analysis and modeling, stormwater design, and government employment, including Harris County Flood Control District. He is adept at all levels of modeling methods & software from 1D steady to 2D unsteady state modeling as well as current software, criteria, and design standards.

REPRESENTATIVE EXPERIENCE

City of Harlingen HUC10 Flood Protectino Planning Study (Texas Water Development Board Grant Program) for City of Harlingen, TX, 2022-2024. Mr. Killian serves as Lead Technical Engineer for the flood protection planning study to develop a watershed-based flood protection plan with flood mitigation and improvement projects. The study also includes an update to City's master drainage plan. He managed and performed the project development tasks, developed detailed hydrologic and hydraulic models, including the latest 2D HEC-RAS modeling technology. He also has developed storm sewer models using SWMM to analyze and proposed improvements to the City's internal drainage systems.

City of Harlingen Master Drainage Plan, Harlingen, TX, 2008. Mr. Killian served as lead hydraulic engineer for the City's Master Drainage Plan (MDP) and Capital Improvement Plan (CIP) project. He performed data development of field survey, LiDAR processing, GIS and base mapping, drainage basin delineations, HEC-HMS and HEC-RAS modeling for 49 drainage outfall channel systems, and EPA-SWMM modeling analysis for 128 storm sewer systems. He developed cost estimates for each recommended improvement, such as channel, basin, crossing replacements, and storm sewer improvements. The MDP was developed to provide guidance for the City to implement drainage improvements as part of a CIP program to relieve existing flooding and future development. With the MDP, the City has secured millions Federal/State funding (FEMA, TDEM, CDBG) for various projects such as Jefferson Drainage Ditch, Jefferson St, 3rd Street Drainage Ditch, 9th & 13th Storm Sewer Systems.

City of Harlingen System 023 Drainage Improvement PS&E, Harlingen TX 2022-2023. Mr. Killian served as lead drainage engineer for the proposed storm sewer improvement project. He delineated drainage areas and computed flows based on current COH criteria and Atlas 14 rainfall. He updated the 2008 MDP proposed system based on the updated flows. He refined inlet locations and system sizes. Developed the design and adjusted alignments to minimize impacts to existing utilities. He analyzed the proposed system within EPA-SWMM to ensure capacity and extreme event conveyance. He presented the design within PS&E package.

City of Edinburg Master Drainage Plan, City of Edinburg and TWDB, 2015. TWDB Flood Protection Plan Grant (#13483221592). Mr. Killian performed the hydrology and hydraulic modeling to develop a master drainage plan for the City of Edinburg. The project was to determine proposed improvements to existing outfall channel systems to relieve

frequent flooding within the City. Kurt used LiDAR and GIS tools to delineate drainage areas. He performed HEC-HMS to determine runoff flows, and 1D/2D HEC-RAS modeling analysis for each outfall channel. He developed alternatives for each drainage outfall system to improve conveyance and relieve flooding and decrease storm sewer tailwaters.

Tomball Master Drainage Plan, City of Tomball, Texas, 2023-2024. Kurt serves as Project Manager and lead hydraulic engineer for the update of the City of Tomball master drainage plan (MDP). The MDP included updating basin and subbasin drainage areas, hydrologic parameters and flows, and hydraulic analyses of channels and storm sewer systems. Kurt performed SWMM analyses of storm sewer systems and HEC-RAS analyses for the channel systems. He also performed a detailed, city-wide 2D HEC-RAS modeling to determine the overland sheetflow conditions, overflow locations, and ponding within the city. He developed proposed improvement plans to relieve existing flooding and provide drainage for future infrastructure projects and development. He also updated the City's GIS system for drainage to incorporate recent drainage projects and development as well as developed an impact fee layer for the City to track payments.

SH 365/ IBTC H&H Study, Hidalgo County Regional Mobility Authority, Hidalgo Co. TX 2015. – Mr. Killian served as drainage lead to analyze proposed storm sewer and design mitigation measures for multiple segments of the proposed SH 365/ International Bridge Trade Corridor (IBTC) highway project. He developed EPA-SWMM models for the highway's storm sewer and roadside ditches to design the system sizes and analyze potential runoff impacts. He designed inline ditch storage, detention basins, and inline outfall channel storage using EPA-SWMM and 1D/2D unsteady HEC-RAS to route runoff hydrographs for existing and proposed conditions. He designed cross-culverts and outfalls into IBWC Main Floodway.

SH 107 Reconstruction, Combes, TX, TxDOT Pharr District. Kurt performed the drainage design and runoff impact analysis for the proposed road widening from BS 77 to US 77. The proposed design included a curb-n-gutter section with storm sewer. Kurt delineated drainage areas, computed flows and runoff hydrographs, designed the road storm sewer system and two outfall storm sewers to the receiving CCDD#5 Wilson Tract Main Ditch. He used GeoPak Drainage and WinStorm for storm sewer design and EPA-SWMM to analyze the systems for runoff impacts and mitigation measures, which included enlarging the outfall trunklines for inline storage.

FM 949 Schematic/ PS&E Widening Project, Texarkana, TX, TxDOT Atlanta District. Drainage/ H&H TL for urban highway widening including drainage impact study, drainage and storm sewer design and PS&E. He delineated drainage areas, computed flows, calculated outfall channel WSEL using HEC-RAS, and design storm sewer pipes and inlets using Geopak Drainage. He used EPA-SWMM to compute runoff impacts and design inline mitigation by using enlarged storm pipes with restrictors. He coordinated the design the adjacent highway segments and developed the drainage PS&E.

SWTP 72" Water Line Project Drainage Study, City of Houston, 2016. As part of a City of Houston (COH) waterline replacement project, Kurt performed the drainage analysis and design for storm sewer improvements within the project area. The improvements were based on the COH master drainage plan and were sized using HouStorm and EPA-SWMM softwares. The proposed storm sewer was design for 2-year storm with a 100-year HGL in-ROW. EPA-SWMM was used to analyze 100-year event to ensure no downstream flow impacts to the receiving systems and to the final outfall into HCFCD . The storm sewer systems ranged in size from 24" to 72" RCP.

Elysian Viaduct Improvements, Drainage Impact Study, TxDOT Houston District: As hydrologic studies and complex hydraulic task lead, Kurt performed an impact and mitigation analysis and hydraulic stream analysis for the proposed roadway widening and bridge replacement of Elysian Viaduct in downtown Houston. The project involved the widening and realignment of the existing roadway and the replacement of three bridges crossing Buffalo Bayou – a 400-foot wide, 60,000 cfs FEMA studied stream. Kurt also performed a hydraulic bridge impact analysis using the effective HEC-RAS model and GeoHEC-RAS with GIS to cut cross-sections and map the floodplain. Kurt produced drainage area maps and hydraulic data sheets. Kurt performed a scour analysis of the proposed bridge crossings using TxDOT and FHWA HEC-18 methodologies and HEC-RAS output. In addition, Kurt performed the preliminary storm sewer sizing, runoff impact analysis, and mitigation determination due to the roadway improvements. Kurt proposed mitigation measures included inline storage within the storm sewer system with restrictor outfalls.



EDUCATION

Bachelor of Science, Civil Engineering, University of Houston

PROFESSIONAL LICENSING

Professional Engineer: Texas (84575)

AREAS OF PRACTICE

Civil Engineering / Design
Municipal Engineering
Road Design
Utility Design
Private Development

TXDOT PRE-CERTIFICATIONS

1.4.1 - Land Planning/Engineering
3.2.1 - Route Studies & Schematic Design
4.2.1 - Roadway Design
8.1.1 - Signing, Pavement Marking, And Channelization
9.1.1 - Bicycle And Pedestrian Facility Development
10.1.1 - Hydrologic Studies
10.2.1 - Roadway Hydraulic Design

KYLE BERTRAND, PE

PROJECT MANAGER

Mr. Kyle Bertrand, P.E. has over forty (40) years of experience in civil engineering design, construction document preparation, and project management for transportation, infrastructure, and land and site development projects throughout Texas and Southern Louisiana. He has served as project manager and senior project engineer on complex projects and sites within these disciplines that have required emphasis on cost, aesthetics, environmental issues and concerns, as well as construction phasing and constructability, and multi-agency coordination. Mr. Bertrand has coordinated the requirements of governmental agencies to obtain necessary permitting and approvals while meeting the project goals.

REPRESENTATIVE EXPERIENCE

City of Tomball Infrastructure Master Plan Update, Tomball Texas - Mr. Bertrand served as the project manager for the update of City's Infrastructure Master Plan, which included Major Thoroughfare Plan Update services and utility and drainage impact fees which the City utilizes for capital improvements. Mr. Bertrand led the effort that reviewed all the planned roadway, hike & bike projects by City of Tomball and other agencies within City of Tomball. As part of this effort, he led the team that analyzed the existing HGAC travel demand model for years 2018 and 2035 to update the Major Thoroughfare Plan and Hike and Bike Master Plan to guide City of Tomball in their CIP development and manage the growth. Mr. Bertrand also assisted the City of Tomball in scoping projects, cost estimating, and programming of various projects which was included on the City of Tomball Capital Improvement Program.

City of Montgomery Downtown Design and Streetscape Improvements Plan, Montgomery, TX. Project manager for the City of Montgomery Downtown Design and Streetscape Improvements Plan. Assisted the City of Montgomery and Montgomery Economic Development Corporation with the development of a master plan for the Historic Downtown Montgomery to enhance pedestrian safety and mobility, improve functionality for events and commence, aesthetic enhancement, and necessary infrastructure improvements.

Tomball Economic Development Corporation (TEDC), Business & Technology Park, Tomball, TX. PM for development of a 100-acre tract as a business and technology for the TEDC from inception through construction. Tasks included the feasibility studies, conceptually planning and estimates, coordination with private utilities and pipelines, management of design team including survey, environmental, geotechnical, materials testing, landscape architecture, coordination with local, county, and state public agencies, and support with purchase negotiations. Civil design included primary infrastructure including storm sewer 24"- 10'x8' RCB, sanitary sewer 8"-18", 12" waterline with appurtenances, 4" natural gas, roadway, drainage channel, an offsite detention basin (approx. 50 acres), roadway widening, traffic control, traffic signals. The project was bid in multiple construction packages, with simultaneous installations, for which full construction management services were provided. This included managing the TEDC landscape architect for entryway landscaping and monument signage, including a mailbox canopy with pedestrian access.

City of Houston Roadway and Drainage Improvement Projects - Project Manager for several projects consisting of reconstruction or a new roadway ranging from two lanes to six lanes in configuration including improvements to drainage, all public utilities and some private utilities. The lengths of projects have ranged from 4,000 LF to over two miles. Prominent projects include the following:

- Buffalo Speedway, West Airport to Holmes Road
- Sherwood Forest Area Drainage and Street Improvements
- South Post Oak Road Reconstruction Project
- Kirby Drive Paving and Drainage from Westheimer to Richmond

M121W Channel & M500 Detention Basin, Tomball, TX – Project Manager for the design and construction of the M121W channel and the M500 detention basin. Tasks included field survey, traffic control plan, construction documents, utility coordination, and preparation of storm water quality plan, preparation of storm water pollution prevention plan (SW3P), and construction administration. The project was separated into multiple construction packages to better facilitate progress and required extensive coordination with the USACE, Harris County, and multiple pipeline companies.

Improvements for Channel M118 along Tomball Business & Technology Park, Tomball, TX - Project Manager for the design, construction phase engineering, construction management, and construction inspection services for improvements for Channel M118 immediately west of the newly developed Tomball Business & Technology Park. The improvements included channel improvements north of Holderrieth Road, a detention basin, and a new box culvert crossing and transition in conjunction with improvements of Holderrieth Road for south access/egress for the Business Park.

Burleson Street Culvert Replacement Project at Unnamed Tributary of Little Sandy Creek, Brenham, TX – Served as project manager and lead designer for GUNDA engaged by the City of Brenham to determine a viable solution for Burleson Street and culvert that was washed out during the **April 2016 Storm Event (DR-4269)** and damaged again during the **May 2016 Storm Event (DR-4272)**. The original 84" CMP crossing, which were replaced by City with 2-72" CMP after the April 2016 storm, were damaged during the May 2016 storm. Assisted the City with applying for a **FEMA Hazard Mitigation Grant**, which was awarded. Evaluated multiple alternatives based on design frequency, constructability, and cost and recommended a single-span bridge to provide the desired level of service and help mitigate future damages to the roadway. Finalized the bridge design and erosion protection, which included concrete lining of the side slopes and abutments under the bridge and tie-backs, as well as rock riprap upstream and downstream of the concrete lining. GUNDA completed the crossing PS&E and assisted the City with completing the FEMA documentation and cost-estimates required for the grant funding.

City of Tomball Roadway and Drainage Improvement Projects, Tomball, Texas. Project Manager for several projects consisting of reconstruction of roadways ranging from two lanes to six lanes including improvements to drainage and public utilities. The lengths of projects have ranged from 2,000 LF to over two miles. Prominent projects include the following:

- Brown Road Phase 1, Quinn Road to SH 249
- FM 2920 Schematic Drawing and HGAC TIP Application
- Brown Road Phase 2, Quinn Road to Baker Road
- Multiple Pedestrian Improvement Projects throughout the City

Medical Complex Segment 4B & South Persimmon, City of Tomball, Texas. Project Manager for conceptual planning, preliminary design, final design, and construction phase services Medical Complex Segment 4B from the intersection of South Persimmon and Agg Road to Hufsmith-Kohrville and South Persimmon from the existing South Persimmon/Agg Road intersection south to the Tomball Business & Technology Park at the M118 Channel. Construction included the ultimate boulevard roadway of Medical Complex, sidewalk, city utility extensions, and 41' back-to back concrete roadway with curb for South Persimmon. Utility extensions included 12-inch water main, 10- and 12- inch sanitary sewer, and 4-inch natural gas, 24-inch RCP to I0'x8' RCB storm sewer in accordance with the City's Infrastructure Master Plan. Additional PM oversight responsibilities included survey services, geotechnical investigation, environmental assessment, hydraulic impact study, and special licenses and permits, traffic control plan (TCP), storm water quality management plan (SWQMP), and land acquisition assistance.

City of Tomball Alley Improvements, Tomball, TX. Project Manager for the Alley Improvements for the City of

Tomball. This includes conceptual layouts, design, construction documents, and construction management for a capital improvement project for the City of Tomball based on a recommendation from the City of Tomball Livable Centers Downtown Plan. This project includes reconstruction of alleyways within the Old Downtown Area to better facilitate vehicular and pedestrian use. The improvements will provide sidewalks to complete pedestrian connectivity north and south of the alleyways. This project is currently under design and layouts are being approved by the City of Tomball City Council and Tomball Economic Development Corporation.

Montgomery County Precinct 2 Mobility Study, Montgomery County, TX – Mr. Bertrand served as Project Manager for the Montgomery County Precinct 2 Mobility Study. This project is in coordination with HGAC. The project is to address the challenges and opportunities available to improve mobility within Montgomery County Precinct 2. This will include high level analysis to assess the primary study area and detailed analysis to address areas of interest. This project includes public involvement, analysis, recommendation, implementation, and identifying funding opportunities.

Barbee Street at Unnamed Tributary to Hog Branch, Brenham, TX - Served as project manager and lead designer engaged by the City of Brenham after the **May 2016 floods (DR-4272)**. The Barbee St. culvert and roadway were undermined and exposed. The storm event caused severe erosion of channel embankment, banks and invert; degradation of channel flowline; undermining of existing road subsurface and embankment; undermining of downstream culvert headwall; and erosion around upstream sanitary manhole. The erosion resulted in a scour hole approximately 10-15 feet below the downstream culvert flowline and leaving the pavement and headwall unsupported. During **Hurricane Harvey (DR-4332)** the erosion under the roadway and culverts worsened. City of Brenham decided to contract emergency road repairs. GUNDA worked to get the design finalized and bid under emergency procurement procedures. With the contractors input and the design finalized the City saved over $200,000.

City of Huntsville CDBG Sidewalk and Lighting Improvements Project, Huntsville, TX. Project manager for the City of Huntsville CDBG Sidewalk and Lighting Improvements Project. The City of Huntsville applied for the CDBG grant administered through the Texas Department of Agriculture (TDA) for a sidewalk replacement grant. The project included pedestrian improvements along each side of 12th Street from State Highway 75 (Sam Houston Avenue) to Avenue M within the city. The improvements include approximately 480 LF of stamped concrete sidewalk on each side, curb and gutter, ADA accessible ramps, crosswalks, driveway adjustments, utility adjustments, and pedestrian lighting improvements. The design plans and construction documents prepared in compliance with federal requirements for CDBG and TDA.



EDUCATION

Bachelor of Science,
Civil Engineering,
Texas A&I University, 1990

PROFESSIONAL LICENSING

Professional Engineer:
Texas (83447)

Certified Floodplain Manager
National (2135-11N)

AREAS OF PRACTICE

Hydraulics, Stormwater/ Drainage Engineering/Design, Roadway Design, SW3P, Construction Management

SOFTWARE

MicroStation, OpenRoads, GeoPAK, ArcGIS, WinStorm, EPA-SWMM, XP-SWMM, HEC-RAS, HEC-HMS

JAVIER M. ZAMORA, P.E., CFM

SENIOR TRANSPORTATION ENGINEER

Mr. Zamora has 30 years of engineering experience, 6 years at City of Harlingen as City Engineer and Public Works Director, 8 years at Texas Department of Transportation (TxDOT) Houston District and 14 years with consulting engineering firms. With the TxDOT Houston District Design Section & Consultant Contracts he was responsible for PS&E preparation, hydraulic design and analysis of storm sewer, cross culverts, channels, scour analysis, and storm water pollution prevention plans. Mr. Zamora also managed, reviewed and supervised the respective design consultants as well as coordinating with outside local entities. As former City of Harlingen Public Works Director/City Engineer, Mr. Zamora is keenly aware of flood issues affecting the City and surrounding areas. Additionally, as a resident of Harlingen, Javier provides additional insight into the issues and perspectives that face the City and its citizens.

REPRESENTATIVE EXPERIENCE

Jefferson Drainage Ditch Construction, Harlingen, Texas, 2010. Mr. Zamora oversaw the construction management of a concrete lined drainage ditch project. He managed construction inspection, work change orders, and coordination with the construction company. The project was completed on time and within budget.

"M" and "L" Street Drainage Storm Sewer Project, City of Harlingen, Texas, 2012. Mr. Zamora oversaw the design and construction management of the these drainage projects, which consisted of installing 24", 30", and 48" reinforced concrete pipe, storm inlets, and drainage manholes. Roadway was completely overlaid with asphalt.

Buchanan, Hays, Johnson, and "M" St. Storm Sewer Drainage Project, City of Harlingen, 2012-2014. Mr. Zamora oversaw the design and construction management of these drainage projects, which consisted of five phases and installed 24", 30", and 48" RCP's, storm inlets, and drainage manholes.

3rd Street Drainage Ditch Imp. Project, City of Harlingen, 2014. Mr. Zamora oversaw the design and construction management of this drainage project, consisting of an existing ditch to provide more drainage capacity and to install a 10'x10' RCB at 3rd Street Drainage Ditch and North Loop 499.

Roadway Design/Construction Management of roadways throughout the City of Harlingen. Mr. Zamora oversaw the design and construction management of several roadways within the City of Harlingen, including: East Treasure Hills Drive, Dixieland Road/Bass Pro Drive, Stuart Place Road, Brazil Road, Teege Road, Bass Pro West Road, Wilson Road, Halpin Road, Crockett Road, Spur 54 Roadway Schematic,

City of Harlingen Master Drainage Plan, Cameron County, Texas, for City of Harlingen, 2008. Mr. Zamora performed project data collection and inventory of drainage infrastructures, drainage basin delineations, HEC-HMS and HEC-RAS modeling analysis for drainage channels, and EPA-SWMM modeling analysis for existing and proposed storm sewer systems. Performed alternative formulation, evaluation, and recommendation. Estimates for proposed storm sewer system improvement construction costs.

Hidalgo County North Main Drain Improvement Project, Hidalgo County, Texas, for Hidalgo County Drainage District No.1, 2007. Mr. Zamora identified alternative improvement plans to a segment of North Main Drain beginning upstream at Monte Christo Toad (FM 1925) and ending at Caliche Road just south of Edinburg Lake to provide higher flood protection to surrounding areas along the channel reach without adverse impacts downstream. Mr. Zamora inputted field surveying into hydraulic models, performed HEC-HMS & HEC-RAS modeling, cost estimates, and final design.

Drainage Impact Analysis for Holmes Road Reconstruction (Main Street Split to Kirby Drive) HCFCD Unit C161-00-00, Harris County, Texas, 2008. Perform a storm sewer/ drainage design and runoff impact analysis to meet City of Houston criteria and ensure no impacts to receiving Harris County Flood Control District (HCFCD) drainage ditch HCFCD C161-00-00 as part of the roadway and drainage improvement project. The detailed H&H modeling analysis utilized EPA-SWMM, HEC-RAS, and HEC-HMS to model the roadway storm sewer, outfall ditch and computed flows. Javier determined impacts, evaluated, and optimized drainage improvements to HCFCD Unit C161-00-00 to provide inline storage volume to mitigate potential runoff impacts and provide outfall depth for the project storm sewer.

Hydrologic and Hydraulic Study for Fulshear Creek Crossing Subdivision, Fort Bend County, Texas, 2008. Performed a detailed hydrologic and hydraulic analysis to assist the design engineer (Robert T. Deden Services) in determining runoff impacts to Fulshear Creek, a tributary to the Brazos River, for the proposed development. Drainage and mitigation design met Fort Bend County Drainage District's no flow and water surface impact criteria. Specific tasks included: GIS drainage basin delineations using LiDAR data, hydrologic and watershed parameters estimations, HEC-HMS hydrologic modeling, and HEC-RAS hydraulic modeling.

Hydrologic and Hydraulic Impact Analysis for Five Off-system Bridge Replacements within Harris, Montgomery, and Galveston Counties, for TxDOT Houston District. Evaluated the hydrologic and hydraulic conditions at each bridge and recommended alternative designs to ensure proposed bridge replacement met TxDOT and local design criteria with no adverse impacts upstream and downstream of the bridges. Used HEC-HMS and HEC-RAS for flow and water surface elevation computations.

ADDITIONAL PS&E EXPERIENCE PROJECTS

- ✓ Johnson Avenue Drainage Improvement Project - City of Harlingen 2011-2012
- ✓ Post Oak Boulevard - From Richmond Ave. to IH 610 Richmond Ave. Exit, ($585K construction)
- ✓ West Green Boulevard - From IH 10 to Park Row, ($675K construction)
- ✓ FM 517 - From Owens Rd. to FM 3436, TxDOT ($7.0M construction)
- ✓ W. Airport Blvd Reconstruction PS&E – From Chimney Rock to Hiram Clarke Rd., TxDOT ($7.0M construction)
- ✓ W. Airport Blvd Reconstruction PS&E – From Hiram Clarke Rd. to FM 521, TxDOT ($4.8M construction)
- ✓ US 59 - (Connector D) IH 610 at US 59 Interchange, TxDOT ($2.0M construction)
- ✓ IH 45 - From FM 1488 to South of Crighton Rd., TxDOT ($9.5M construction)
- ✓ FM 528 - From Winding Way to West Nasa Blvd., TxDOT ($15.0M construction)
- ✓ IH 610 (Depressed Frtg. Roads) at US 59 Interchange, TxDOT ($25M construction)
- ✓ SH 6 - From West of FM 521 to Brazoria County Line, TxDOT ($18.0M construction)
- ✓ US 59 - From North of Greens Rd. to North of Lee Rd., TxDOT ($17.7M construction)
- ✓ US 59 - From North of Lee Rd. to Greens Bayou, TxDOT ($32.2M construction)



EDUCATION

Bachelor of Science in Civil Engineering, University of Houston, 2002

Masters of Civil Engineering, University of Houston, 2010

PROFESSIONAL LICENSING

Professional Engineer: Texas (98292)

Certified Floodplain Manager National (1269-07N)

AREAS OF PRACTICE

Hydrology & Hydraulics, Stormwater/ Drainage Design, GIS

SOFTWARE

1D/2D HEC-RAS, HEC-HMS, HEC-1, HEC-2, WSP2, PeakQ, HEC-SSP, 1D/2D XP-SWMM, PC-SWMM, EPA-SWMM, OpenRoads, SUDA, Geopak Drainage, WinStorm, TR-20, ArcGIS, HEC-GeoRAS, ArcHydro, HEC-GeoHMS, FEMA BCA, HEC-FDA

JAMES C. HATHORN, P.E., CFM

SENIOR HYDRAULIC ENGINEER

Mr. Hathorn has over 22 years of specialized expertise in water resources engineering includes hydrologic and hydraulic modeling, hydraulic design, floodplain analyses, mapping, and management, master drainage planning, flood insurance studies and map revisions, drainage design/PS&E, and GIS applications. His background consists of water resource analysis and modeling, stormwater design, and government employment, including Harris County Flood Control District. He is adept at all levels of modeling methods & software from 1D steady to 2D unsteady state modeling as well as current software, criteria, and design standards.

REPRESENTATIVE EXPERIENCE

IH-30 Canyon Reconstruction, Dallas, TX, TxDOT Dallas District, 2020-2021. Drainage designer for $450M reconstruction of interstate freeway segment from IH-45 to IH-35 in Downtown Dallas. James designed the at-grade intersecting City's street storm sewer systems within the reconstruction area of the interstate as well as the scupper inlets and bridge deck drainage for 8 City street and two railway bridge crossings. He used GeoPAK Drainage to produce the drainage design and PS&E sheets.

City of Harlingen HUC10 Flood Protectino Planning Study (Texas Water Development Board Grant Program) for City of Harlingen, TX, 2022-2024. Mr. Killian serves as Lead Technical Engineer for the flood protection planning study to develop a watershed-based flood protection plan with flood mitigation and improvement projects. The study also includes an update to City's master drainage plan. He managed and performed the project development tasks, developed detailed hydrologic and hydraulic models, including the latest 2D HEC-RAS modeling technology. He also has developed storm sewer models using SWMM to analyze and proposed improvements to the City's internal drainage systems.

City of Harlingen System 023 Drainage Improvement PS&E, Harlingen TX 2022-2023. Mr. Killian served as lead drainage engineer for the proposed storm sewer improvement project. He delineated drainage areas and computed flows based on current COH criteria and Atlas 14 rainfall. He updated the 2008 MDP proposed system based on the updated flows. He refined inlet locations and system sizes. Developed the design and adjusted alignments to minimize impacts to existing utilities. He analyzed the proposed system within EPA-SWMM to ensure capacity and extreme event conveyance. He presented the design within PS&E package.

NTE-3AN Design/Build, Fort Worth, Texas. Project Task Lead that was responsible for the drainage design and hydrologic and hydraulic analyses along IH35 and IH 820 as part of the NTE-3AN design build project. The improvements included reconstruction of the mainlanes, adding managed lanes, widening frontage roads, direct connectors, and bridge replacements. James performed storm sewer drainage design utilizing GeoPak Drainage, culvert design and analysis using HEC-RAS, runoff impact analysis, and detention pond routing. James was responsible for the analysis and design of approximately 9 miles of storm sewer that ranged in size from 24" RCP to 8'x5' RCB, approximately 340 inlets, and two detention ponds. A SWMM model was created using the proposed drainage design to analyze the runoff impacts, perform the detention pond routing, and determine outfall

restrictor sizes. As drainage task lead, James was also responsible for attending weekly design coordination meetings with other discipline task leads throughout the duration of the project.

Keenan's Cutoff, Montgomery County, Texas. Drainage lead for the drainage design of storm sewers, roadside ditches, cross culverts, parallel culverts, and two detention ponds for this county road reconstruction and widening. He used GeoPak Drainage for storm sewer and inlet design and produced drainage plans sheets for the PS&E package.

Siphon Analysis for Commercial Development, Mont Belvieu, Texas – Mr. Hathorn designed a 6'x4' RCB siphon structure that served as the outfall for a proposed 37-acre commercial development in Mont Belvieu. A siphon structure was designed to avoid multiple utilities including a gas pipeline. A XP-Storm 2D model was developed to analyze the structure and the impacts on the commercial development for multiple storm frequencies. The 2D modeling also aided in optimizing the grading and drainage design.

Tomball Master Drainage Plan, City of Tomball, Texas, 2023-2024. Kurt serves as Project Manager and lead hydraulic engineer for the update of the City of Tomball master drainage plan (MDP). The MDP included updating basin and subbasin drainage areas, hydrologic parameters and flows, and hydraulic analyses of channels and storm sewer systems. Kurt performed SWMM analyses of storm sewer systems and HEC-RAS analyses for the channel systems. He also performed a detailed, city-wide 2D HEC-RAS modeling to determine the overland sheetflow conditions, overflow locations, and ponding within the city. He developed proposed improvement plans to relieve existing flooding and provide drainage for future infrastructure projects and development. He also updated the City's GIS system for drainage to incorporate recent drainage projects and development as well as developed an impact fee layer for the City to track payments.

Elysian Viaduct Improvements, Drainage Impact Study, TxDOT Houston District: As hydrologic studies and complex hydraulic task lead, Kurt performed an impact and mitigation analysis and hydraulic stream analysis for the proposed roadway widening and bridge replacement of Elysian Viaduct in downtown Houston. The project involved the widening and realignment of the existing roadway and the replacement of three bridges crossing Buffalo Bayou – a 400-foot wide, 60,000 cfs FEMA studied stream. Kurt also performed a hydraulic bridge impact analysis using the effective HEC-RAS model and GeoHEC-RAS with GIS to cut cross-sections and map the floodplain. Kurt produced drainage area maps and hydraulic data sheets. Kurt performed a scour analysis of the proposed bridge crossings using TxDOT and FHWA HEC-18 methodologies and HEC-RAS output. In addition, Kurt performed the preliminary storm sewer sizing, runoff impact analysis, and mitigation determination due to the roadway improvements. Kurt proposed mitigation measures included inline storage within the storm sewer system with restrictor outfalls.

White Oak Bayou E100-00-00 Federal Flood Control Project, Harris County Flood Control District (HCFCD), Harris County, Texas: Mr. Hathorn served as lead engineer for the PS&E preparation of approx. 66,000 feet of channel modifications along White Oak Bayou, from W. Tidwell upstream to FM 1960. Channel modification design included channel widening, transitional channel grading under 17 bridges, and replacement of approx. 320 outfall pipes, which varied in size from 24" to 8'x6' RCB. Project also included the modification of five side weir structures for regional detention basins. James used AutoDesk Civil 3D for the design and 3D terrain modeling of channel.

IH 10 from Stonewall Parkway to FM 3351, Boerne, TX, TxDOT San Antonio District (2012-2014). Drainage designer for interstate frontage roads and added ramps, including proposed inlets, storm sewers, ditch grading, proposed cross culverts, and extension of existing culverts. He created a proposed grading plan for the east & west bound frontage road bridge crossings over Leon Creek to accommodate longer bridge spans. The drainage design was performed using GEOPAK Drainage. Incorporated permanent BMP features for TCEQ Contributing Zone Plan (CZP) for Edwards Aquifer Recharge Zone requirements within the drainage design.

Various City of Houston Parks, M2L Associates, Houston, Texas. Mr. Hathorn was responsible for determining the mitigation needs and drainage design for Crain Park, Lansdale Park, Looscan Park, Meadow Creek Park, Busby Park, Forum Park, Fonde Park, Alief Community Center, and Shady Lane Park. Prepared plan sheets that included drainage area delineations, pond layout sheet and details, detention pond calculations, storm drainage design, and parking lot grading plans. James was also responsible for supporting M2L on attaining stormwater drainage permits.



EDUCATION

Bachelor of Science, Civil Engineering, Auburn University

PROFESSIONAL LICENSING

Professional Engineer: Texas (125318)

AREAS OF PRACTICE

Civil Design, Municipal Design, Private Development

PATRICK RUMMEL, P.E.

SENIOR ENGINEER

Mr. Rummel has twelve (12) years of experience with broad knowledge in a wide range of private site development, land development, industrial development, and municipal infrastructure, including roadway projects. He has proven skills in management, in-depth design, and execution of complex development projects. His expertise ranges from front-end engineering and design feasibility studies to detailed design and construction support. He has excellent communication skills and an exceptional drive to achieve a schedule and cost-effect project that will benefit any project team.

REPRESENTATIVE EXPERIENCE

City of Tomball Alley Improvements, Texas. A capital improvement project for the City of Tomball based on a recommendation provided in the Tomball Livable Centers Study to reconstruct alley ways to better facilitate vehicular and pedestrian use. The improvements include reconstruction of alley pavement to stamped-colored concrete, communal dumpster enclosures, and sidewalks to complete pedestrian connectivity north and south of the alleyways. Mr. Rummel has led the design and engineering efforts related to the conceptual layout, coordination with adjacent property owners, preparation of construction documents and cost estimate. The project is currently in the proposal process for construction.

City of Tomball Medical Complex 4B & South Persimmon Street, Texas. A capital improvement project for the City of Tomball that provided paving, drainage, and utility improvements for Medical Complex Segment 4B and South Persimmon Street. Medical Complex Boulevard connects Agg Road to Hufsmith-Kohrville Road, and South Persimmon Street is an extension from the Tomball Business and Technology Park up to Medical Complex Boulevard. Mr. Rummel led the design and engineering for the construction plans of the 2,650 LF of boulevard and 4,100 LF of S. Persimmon St. extension. The ultimate drainage design implemented relieved the northern portion of the basin by connecting it into the M118-00-00 drainage via a dual 10-foot by 8-foot reinforced concrete box system. Mr. Rummel's design included roadway geometrics, signage, pavement markings, grading, and utilities, such as water, sewer, and natural gas. Mr. Rummel coordinated with abutting private developments, future county roadway improvements, private utility companies, and local officials.

Huntsville Waters Edge Lift Station Force Main Replacement, Texas. Mr. Rummel led the design and construction phase services and preliminary engineering services for 900 LF 8-inch force main relocation for the Waters Edge Lift Station and approximately 1,550 LF sanitary sewer pipe bursting along Evergreen Drive.

Huntsville FY20-21 Sewer Rehabilitation, Texas. Mr. Rummel led the preliminary and engineering design for 3,280 linear feet of parallel sewer replacement along Tributary A. The project encompassed alternative routing analysis, utility crossings of TxDOT facilities, stream crossings, and cost estimating. Mr. Rummel is leading the design and engineering of the parallel sewer replacement along MLK Boulevard consisting of 1,125 linear feet of 8-inch sanitary sewer, pavement repair, and traffic control. The project is estimated to advertise for bid Q2 2023.

Tomball First Baptist Church Pre-Engineering, Texas. Tomball First Baptist Church plans to develop a 32-acre tract north of downtown Tomball into a proposed campus based on a site master plan. Mr. Rummel led the engineering and design efforts to provide due diligence studies and preliminary engineering services for implementation of the preliminary master plan. Mr. Rummel is also leading the engineer and design phase for implementation of Phase 1 of the development.

JDR Cable Systems Tomball Business and Technology Park Lot 6 & 7, Texas. A site development in the Tomball Business and Technology Park for a new warehouse and truck court. Mr. Rummel led and managed the preparation of construction documents necessary for design of site grading and paving, drainage, water and sanitary sewer connection to public facilities, storm water pollution prevention, and appropriate applications to obtain plan approval and construction permitting from the City of Tomball.

Upper Kirby Redevelopment Authority West Alabama Preliminary Engineering Report, Texas. Upper Kirby Tax Increment Reinvestment Zone (TIRZ) authorized a Livable Centers Study that included improvements to make the District walkable, connected, and accessible with a strong local identity. Mr. Rummel managed a team of engineers to develop a preliminary engineering report providing recommendations for the street reconstruction, storm sewer improvements, and necessary utility relocations. The report analyzed multiple alternatives for the typical cross sections with varying on-street and off-street bike paths. The project is moving into detailed design with construction beginning in 2024.

Tomball Jerry Matheson Park Master Planning and Design, Texas. Jerry Matheson Park improvements are being locally funded and applying for a TPWD grant for the implementation of a new play structure, construction of a splash pad adjacent to the existing pool, installation of walking trails, and construction of four new pickleball courts. Mr. Rummel is managing and leading a team of landscape architects, electrical, structural, and civil engineers for the park expansion. The work includes master planning and preparation of construction drawings for implementation of the first phase of the master plan.

Memorial Park Central Connector, Texas. The MPCC project is located in Memorial Park Houston, Texas. As part of a 10-year master plan, this project encompasses park redevelopment features such as a geomorphic channel, the realignment of portions of Memorial Drive, formation of two mounds that acts as an ecological land bridge to reestablish a native prairie for park users, and associated infrastructure modifications. Mr. Rummel was the project manager for a regional parking lot that served park users and future athletic events for a planned timing track. The engineering of the non-curbed, exposed aggregate facility was coordinated with owners, landscape architects, and appropriate authorities having jurisdiction.

Houston Farmers Market Redevelopment, Texas. As the civil engineering consultant for this award-winning development, Mr. Rummel was the project manager for the schematic design, detailed design, construction drawings and specifications, and construction phase services for the redevelopment of the Houston Farmer's Market. The Houston Farmer's Market is a 17 acres property located in the North Heights area. The redevelopment transformed the existing market into a multi-building complex that will provide a contemporary market experience for both vendors and users. Mr. Rummel led and managed the two-phased private site engineering and design from preliminary engineering to construction phase services.

Metropolitan Transit Authority (METRO) Northline Transit Center, Texas. The current Northline TC/HCC Station is the last terminus locations along METRO's North Corridor Light Trail Transit near Northline Commons Shopping Center. The lease is set to expire for the current transit center, construction of a new four-story transit center and parking garage is required to meet the demands of METRO customers and provide adequate parking along a designed transit corridor. Mr. Rummel is managing and leading a team of civil and traffic engineers for services including but not limited to traffic impact analysis, parking geometrics, bus terminal geometrics, grading, drainage, utility connections, coordination with private utility owners. Public pedestrian improvements along the transit corridor include connectivity and universal accessibility between the new transit center and the existing light rail station to improve METRO rider experience and pedestrian safety.



EDUCATION

Bachelor of Science,
Civil Engineering,
Texas A&M University, 2017

PROFESSIONAL LICENSING

Professional Engineer:
Texas (142649)

AREAS OF PRACTICE

Civil Design, Municipal Design, Private Development

GARRISON DAY, P.E.

PROJECT ENGINEER

Mr. Day has seveyears of experience performing roadway and drainage design for municipal and transportation projects. He has developed high level of skills using the latest 3-D CADD modeling software for civil engineering, transportation, drainage, and earthwork design projects.

REPRESENTATIVE EXPERIENCE

SH 276 Schematic and PS&E TxDOT Paris District, Quinlan Texas. Provided roadway, drainage, and SW3P design (per TxDOT standards), 3D modeling, and PSE production for 2.5-mile new location State Highway in Quinlan, Texas

FM 989 Roadway and Bridge PS&E, TxDOT Atlanta District, Texarkana, Texas. Provided roadway, drainage, and SW3P design (per TxDOT standards), 3D modeling, and PSE production for widening and raising an existing bridge over I-30 in Texarkana, Texas.

Off System Bridge Replacements PS&E, TxDOT Waco District, McLennan County, Texas. Provided roadway, drainage, and SW3P design (per TxDOT standards), 3D modeling, and PSE production for 4 off system bridge replacements.

On/Off-System Bridge Replacements PS&E, TxDOT Wichita Falls District. Provided roadway, drainage, and SW3P design (per TxDOT standards), 3D modeling, and PSE production for 3 off system and one FM roadway bridge replacements.

Channel M118 Improvements, Tomball, Texas. Design support for the design, construction phase engineering, construction management, and construction inspection services for improvements for Channel M118 immediately west of the newly developed Tomball Business & Technology Park. The improvements included channel improvements north of Holderrieth Road, a detention basin, and a new box culvert crossing and transition in conjunction with improvements of Holderrieth Road for south access/egress for the Business Park.

Channel and Drainage Storm Damage Repairs, **City of Brenham, Washington County, Texas**. Design support for the design of repairs for storm related damages sustained in April/May 2016 rain events. Repairs are designed and implemented in accordance with recommendations from a prior engineering investigation and address miscellaneous damage to drainage and other public infrastructure at sites along Higgins Branch and Hog Branch, New Year Creek watershed of the Brazos River.

Channel M121 and M500 Detention Basin, City of Tomball Texas. Assisted in the preparation of the construction documents for the channel and basin and provide construction phase services. The project begins at Theis Lane, upstream, and includes approximately 7000 LF of channel and design of finished grading of the M500 regional detention basin (approximate 65 acres).



EDUCATION

Bachelor of Science, Mechanical Concentration, University of Texas – Pan American, 2000

Master of Science, Engineering, Mechanical Concentration, University of Texas – Pan American, 2005

PROFESSIONAL LICENSING

Certified Floodplain Manager National (2133-11N)

Engineer in Training: Texas (35178)

AREAS OF PRACTICE

Hydraulics, Stormwater Analysis & Design

Road Design

TWDB Grant Application

SOFTWARE

OpenRoads, Geopak Drainage, WinStorm

FEMA BCA Analysis

MARTHA E. VIADA, E.I.T., CFM

Ms. Viada, is a Senior Engineer Technician with Civil Systems Engineering, Inc. (CSE) with 17 years of professional experience in civil engineering and municipal public works. Prior to joining CSE, Ms. Viada was with the City of Harlingen and served as Assistant City Engineer. Her experience in the City included preparing contract documents, managing consultants, reviewing construction plans and floodplain permits, and preparing grant applications (i.e. HMGP's). Her 12 years at the City provides a unique perspective of the drainage and flooding issues faced by the City and its citizens.

REPRESENTATIVE EXPERIENCE

Hazard Mitigation Grant Program (HMGP) Applications, Harlingen, Texas. Prepared and submitted grant applications for the City of Harlingen comprising of project writeups, cost-benefit analysis, work schedules, environmental and historical clearances (NEPA), and construction estimates. Worked with Cameron County Emergency Management and H2O Partners to develop the 2015 Hazard Mitigation Action Plan identifying projects for future funding requests and conducting public meetings.

US 281/ Texas Department of Transportation, Jack County, Texas. Several work authorizations for upgrading existing roadways to Super 2 designs, extending existing culverts, 2" overlays, and pavement markings. Worked on roadway design and calculated proposed quantities for the roadway. Coordinated with TxDOT staff and consultants to deliver the final product.

FM 2258/ Texas Department of Transportation, Johnson County, Texas. The project was a complete reconstruction and widening of the existing roadway to accommodate the increase in traffic. The project included extending existing drainage structures, roadside ditches, and signing and pavement. Worked on roadway design and calculation of proposed roadway quantities. Coordinated with TxDOT staff and consultants to deliver the final product.

Pickens Street Drainage Improvements (System 023), Harlingen, Texas. The project provided drainage improvement for the Pickens -West Davis Area. The project added increased capacity to the existing drainage system including the addition of curb inlets, concrete boxes, and pipe. Worked

University of Texas Regional Allied Health Center, Harlingen, Texas. The project consisted of designing a drainage system around the proposed building, drainage of the proposed parking structure, and utilities to the proposed building. Designed the drainage system for the proposed building and parking structure consisting of a system of grates, curb inlets, and the design of a drainage swale.

Downtown Drainage Improvements, Harlingen, Texas. Project consisted of redesigning the existing drainage system to alleviate excessive stormwater in Harlingen's Downtown area and redirected it towards an existing outfall. Modeled the proposed drainage network, analyzed the proposed system capacity, and the total flow of the system to the proposed outfall.

Primera Road Improvements, Primera, Texas. Joint project with the City of Primera and TxDOT for major road improvement, including drainage and street design. Designed, analyzed, and worked on all aspects of the PS&E; typical sections, cross sections, plans and profiles, traffic control plans, pavement markings, signing layout, SW3P plans, drainage ditches, and storm sewer systems.

Upriver Road, Corpus Christi, Texas. Joint project with Nueces County and TxDOT for design and coordination of major road improvements, including drainage, water, wastewater, sidewalks, lighting, and pavement design. Designed and analyzed drainage for culvert crossings located along the length of the project. Oversaw the drafting of the culvert plan and profile sections.

Mercedes Independent School District, Mercedes, Texas. Transportation Center – The project consisted of designing a new facility to encompass bus and vehicle parking areas, a fueling area, and a proposed maintenance building. Designed the parking lot layout to meet optimum traffic flow and a drainage system for the parking lot which included curb inlets, manholes, and a drainage swale.

REFERENCES

City of Harlingen
Gabriel Gonzalez - City Manager
118 E. Tyler Ave
Harlingen, TX 78550
956-216-5002
ggonzalez@harlingentx.gov

City of McAllen
Roberto Garza
Engineering Department
311 N 15th Street
McAllen, TX 78501
956-681-1151
roberto.garza@mcallen.net

City of Tomball
Drew Huffman – Public Works Director
501 James Street
Tomball, TX 77375
dhuffman@tomballtx.gov
281-290-1466

City of Huntsville
Mark McClure, P.E.- Professional Engineer
448 State Highway 75
Huntsville, TX 77320
mmcclure@huntsvilletx.gov
936-294-5789

INSURANCE

A copy of a CSE insurance certificate for providing engineering professional services has been included in Section III Attachment A. **CSE has had no claims against the firm in the last 5 years**.

SECTION III

ATTACHMENT A – CERTIFICATE OF INSURANCE

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 4/18/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
AssuredPartners Design Professionals Insurance Services, LLC
19689 7th Ave NE, Ste 183, PMB #369
Poulsbo WA 98370

License#: 6003745

CONTACT NAME: Rebecca Beebe
PHONE (A/C, No, Ext): 360-626-2957 **FAX (A/C, No):** 360-626-2957
E-MAIL ADDRESS: Rebecca.Beebe@assuredpartners.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Sentinel Insurance Company	11000
INSURER B : RLI INSURANCE COMPANY	13056
INSURER C : Hartford Fire Insurance Company	19682
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Civil Systems Engineering Inc
1202 Lake Pointe Pkwy
Sugar Land TX 77478

12887

COVERAGES **CERTIFICATE NUMBER:** 632233676 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
B	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT LOC OTHER:			PSB0008249	4/30/2023	4/30/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 2,000,000 $ 1,000,000 $ 10,000 $ 2,000,000 $ 4,000,000 $ 4,000,000 $
A	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY HIRED AUTOS ONLY SCHEDULED AUTOS NON-OWNED AUTOS ONLY			52UEGKR3408	7/1/2023	7/1/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 1,000,000 $ $ $ $
B	**UMBRELLA LIAB** X OCCUR X **EXCESS LIAB** CLAIMS-MADE DED RETENTION $			PSE0004083	4/30/2023	4/30/2024	EACH OCCURRENCE AGGREGATE 	$ 1,000,000 $ 1,000,000 $
C	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N / A **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below			52WBGZV0497	3/3/2024	3/3/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
B	Professional Liab;Claims Made			RDP0053180	12/29/2023	12/29/2024	Per Claim Aggregate	$2,000,000 $4,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
RE:

CERTIFICATE HOLDER

CITY OF EDINBURG, TX

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ATTACHMENT B – CONFLICT OF INTEREST DISCLOSURE

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7-16-2024

Company/Vendor Name: Civil Systems Engineering, Inc.

Printed Name and Title: Deren Li , President

Authorized Signatory:

ATTACHMENT C – GENERAL QUESTIONARE

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Civil Systems Engineering, Inc.
(Full, correct legal name)

- Address: 1202 Lake Pointe Parkway, Sugar Land, Tx 77478
- Telephone/Fax: 713-782-3811/713-782-3812
- Email address: dli@cseengineers.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_X_

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_X_ No____

4. Where is the Company's corporate headquarters located? Sugar Land, Tx

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_X_

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_X_

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Javier M. Zamora, PE, CFM
Address: 222 E. Van Buren, Harlingen, Tx 78550
Telephone: 956-564-3498
Fax: _____
Email: jzamora@cseengineers.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
None

ATTACHMENT D – LITIGATION DISCLOSURE FORM

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

ATTACHMENT E – HOUSE BILL 89 VERIFICATION

HOUSE BILL 89 VERIFICATION

I, Deren Li, the undersigned representative of Civil Systems Engineering, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Deren Li, President

TYPE/PRINT NAME AND TITLE:

7-16-2024

DATE:

ATTACHMENT F – SENATE BILL 13 VERIFICATION

SENATE BILL 13 VERIFICATION

I, Deren Li, the undersigned representative of Civil Systems Engineering, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Deren Li, President

TYPE/PRINT NAME AND TITLE:

7-16-2024

DATE:

ATTACHMENT G – SENATE BILL 19 VERIFICATION

SENATE BILL 19 VERIFICATION

I, Deren Li, the undersigned representative of Civil Systems Engineering, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Deren Li, President

TYPE/PRINT NAME AND TITLE:

7-16-2024

DATE:

ATTACHMENT H – CITY OF EDINBURG NONCOLLUSION AFFIDAVIT

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Deren Li, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Civil Sys. Engr., Inc, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President

Subscribed and sworn to me this 16 day of July 20 24.

By: Victoria Gleason

Notary Public

VICTORIA LEIGH GLEASON
Notary ID #131843585
My Commission Expires
January 4, 2027

01/04/2027
My commission expires

ATTACHMENT I – FORM 1295 CERTIFICATE

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

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

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

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.**

4

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

FILED ONLINE

5 **Check only if there is NO Interested Party.** ☐

6 **UNSWORN DECLARATION**

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(street) (city) (state) (zip code) (country)

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

Executed in _____ County, State of _____ , on the _____ day of _____, 20_____.
(month) (year)

_____
Signature of authorized agent of contracting business entity
(Declarant)

ADD ADDITIONAL PAGES AS NECESSARY

Must file online at www.ethics.state.tx.us/File

ATTACHMENT J – CONFLICTMENT OF INTEREST

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

None

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☒ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☒ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

N/A

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1). N/A

7

Signature of vendor doing business with the governmental entity

07-16-2024

Date







THE CITY OF Edinburg

EDINBURG, TEXAS All-America City 1968 1995 2000 2024

Submitted To:

CITY OF EDINBURG, TEXAS

For:

Engineering Services Rotation

RFQ No. 2024-9

July 16, 2024

CRUZ - HOGAN

ENGINEERS | PLANNERS

McAllen | Harlingen | Weslaco

TBPE Firm Reg. No. F-4860

Statement of Professional Qualifications

CRUZ - HOGAN
ENGINEERS | PLANNERS
TBPE Firm Reg No. F-4860

McAllen
Harlingen
Weslaco

July 12, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st floor)
RFQ No. 2024-9
Engineering Services

Re: Statement of Qualifications for Engineering Services Rotation
RFQ No. 2024-9

CRUZ-HOGAN *Consultants, Inc.* is pleased to submit **electronically** our firm's Statement of Qualifications to perform Professional Engineering Services as part of the City of Edinburg's Engineering Services Rotation. This Statement has been organized to respond to your recent "Request for Qualifications."

CRUZ-HOGAN *Consultants, Inc.* has an intimate regional presence in this area and extensive experience in providing professional engineering services to local municipal and other governmental agencies for over 30 years. We currently provide or have provided engineering services for over 20 communities here in the Rio Grande Valley, and we have assisted many of these local governments with the planning, design, and construction phase services for their projects. Every project that CRUZ-HOGAN *Consultants, Inc.* undertakes is planned, designed, and completed with quality control by engineering personnel who have a combined 70 years of experience with public works projects.

We are currently assisting the City of Edinburg with several projects, including Water Treatment Plant Filter Improvements and the Rehabilitation of Existing Clarifiers at the Downtown Water Treatment Plant.

We are very interested in being selected to continue to provide professional engineering services for the City of Edinburg. We have reviewed the scope of work required for your projects, and we are committed to perform and complete the professional services and specific tasks required by the City in connection with the assigned projects. The engineers and support staff that will be assigned to these projects have completed many similar projects here in the Rio Grande Valley.

Finally, CRUZ-HOGAN *Consultants, Inc.* can provide the City of Edinburg with a number of advantages, which we believe to be desirable:

- Local firm with extensive experience in providing Professional Engineering Services to local City governments
- Engineering firm specializing ***only*** in public works projects
- Recent and successful completion of many roadway, water, wastewater, storm sewer, traffic, and transportation engineering for Cities, Municipalities, and Communities located in the Rio Grande Valley Area
- We have the ***Engineering and Support Staff*** immediately available for this assignment.

I certify that **no Addenda was received** and that the information contained in this Statement of Qualifications is complete and accurate, and as such, we hereby provide permission for the City of Edinburg and its representatives to contact existing and previous clients of our firm and our consultant team members for the purpose of determining performance.

We appreciate this opportunity to present this Statement to you and sincerely hope that you will select us to perform these services for the City of Edinburg. Should you have any questions, I will be the main point of contact for this RFQ:

Orlando S. Cruz, P.E., President
605 E. Violet Ave., Suite 1
McAllen, Texas 78504
Office: (956) 682-5022
Mobile: (956) 639-7770
E-mail: orlando@cruzhogan.net

Respectfully submitted,

CRUZ-HOGAN *Consultants, Inc.*

Orlando S. Cruz, P.E.
President

Enclosures

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Section I-Firm Qualifications & Experience

Section I: Firm Qualifications & Experience

Firm Introduction

CRUZ-HOGAN has an **intimate regional presence** in this area. We have assisted many cities and communities with planning, design, and construction phase services over the last 35 years. Our firm specializes in providing municipal public works type consulting engineering services to cities and other public entities. In conjunction with its predecessor firm, CEC Consulting Engineers, Inc., our firm has been in business continually since 1988 and currently has a staff of over 12 employees, including associates. The office that will be working closely with you is our office located in **McAllen, Texas.** Our firm's principals have been active in the private consulting sector for many years, collectively, providing services to clients in South Texas and surrounding areas and completing some 600 public works-type projects.

CRUZ-HOGAN has extensive experience in the following areas:

- **Flood and Storm Drainage Projects**
- **Federal, State, and County Funded Projects**
- **Flood Control Projects**
- **Roadway, Bridge, and General Design and Construction**
- **Water and Wastewater Treatment Plant Projects**
- **Sanitary Sewer Lift Station Projects**
- **Water Distribution Projects**
- **Wastewater Collection Projects**
- **Providing General Engineering Services to Local Governments**
- **GIS Mapping**



The basic principle of our firm's formation and practice is to provide complete technical and personal service to our clients and to complete projects on time and within the budgets. We herewith commit our firm to have a principal in charge of all work performed for you and to have a principal present; specifically, **Mr. Orlando Cruz, P.E.,** whenever humanly possible, at all major presentations, contract negotiations, bid openings, and other important meetings where our projects are involved.

CRUZ-HOGAN provides consulting engineering for clients with projects ranging in size from small to complex, in both natural and built environments. The firm is an organization of professional consulting engineers and engineering planners with over 80 years of combined engineering experience.

Office Number: (956) 682-5022 | Mobile Number: (956) 639-7770 | Email: orlando@cruzhogan.net

Office Locations

2290 W. Pike Blvd., Ste. 102
Weslaco, Texas 78596
Phone: (956) 854-4227

605 E. Violet Ave., Ste. 1
McAllen, Texas 78504
Phone: (956) 682-5022

1207 N. 7th Street
Harlingen, Texas 78550
Phone: (956) 425-8968

Experience in Planning, Design, and Public Works Development

During the past 35 years, the personnel of **CRUZ-HOGAN** has been involved in many comprehensive development studies that have included various planning and design elements such as population projections, land-use, thoroughfares, landfills, waterworks and sanitary sewerage systems, storm drainage, central business district, parks and recreation, zoning, subdivision regulation review, and others. We have completed planning and design projects for many cities in Texas including Alamo, Alton, Brownsville, Raymondville, Edcouch, Weslaco, San Benito, San Juan, Port Isabel, Lyford, Pharr, Mercedes, Harlingen, McAllen, Town of Laguna Vista, Town of Indian Lake, South Padre Island, Cameron County, Willacy County, Hidalgo County, and others.

CRUZ-HOGAN has the expertise, diversity, knowledge, and experience needed to handle public improvement projects. Our team has successfully completed numerous public improvement projects; therefore, our team is aware and up to date on the latest ordinances, standards, codes, regulations and requirements that are critical to a project's success.

CRUZ-HOGAN has the ability, due to the size of our current workforce, to easily schedule and accommodate any project into our current workload.

Familiarity with State and Federal Regulations

CRUZ-HOGAN has the expertise, diversity, knowledge, and experience needed to handle public improvement projects. Our team has successfully completed numerous public improvement projects; therefore, our team is aware and up to date on the latest ordinances, standards, codes, regulations and requirements that are critical to a project's success.

We are well acquainted with most of the State and federal regulations, including those of the Texas Department of Transportation, the Texas Department of Commerce, the Texas Water Development Board (TWDB), the Metropolitan Planning Organization (MPO), the Texas Commission on Environmental Quality (TCEQ), the State Board of Insurance, the Texas Commission of Fire Protection, the Fire Prevention and Engineering Bureau, the

Environmental Protection Agency, the U.S. Army Corps of Engineers, and the Department of Housing and Urban Development.

Familiarity with Funding Programs

CRUZ-HOGAN *Consultants, Inc.* is fully aware that a successful project not only relies on technical expertise but also engineers that have a thorough understanding of the funding mechanisms for each project. Our team has been involved with projects that have been funded through city bond elections, Texas Water Development Board, Federal Highway Administration funding, Hurricane Relief funding, Texas Department of Transportation Funding (categorical), FEMA funding, Private Development Funding, Pass-Through (Comprehensive Development Agreement) funding, and Community Block Grant Development funding.

As part of our services, CRUZ-HOGAN has assisted and prepared applications, exhibits, and cost estimates for obtaining funds or providing compliance with these funding programs.

Ability to Meet Schedules & Deadlines

Our firm's mission is uniquely situated to meet the needs of any project from inception to completion. With our extensively combined experience over multiple civil engineering disciplines, we are confident in our ability to provide you with a project that meets your specific requirements while also being cost effective, efficiently constructed, and easily maintained after completion. Our team is available to commence services immediately upon issuance of a notice to proceed from the Owner.

CRUZ-HOGAN's approach of designing the project for not only the needs of the client, but also from the perspective of the contractor, allows for transparent bids, less change orders, and shorter construction times. Finally, we also maintain great working relationships with professionals from other engineering disciplines to provide additional services if your project requires.

Current Workload Availability

CRUZ-HOGAN *Consultants, Inc.* currently has sufficient engineering and technical staff, resources, and capabilities to immediately commence and complete any and all work assignments. Our firm offers ***4 Registered Licensed Professional Engineers*** (PEs) and ***three offices*** here in the Rio Grande Valley and offers the flexibility to immediately respond to any project whether small, large, or on a part time bases for smaller assignments.

We are hereby committed and have the ability to commence services immediately after successfully negotiating a contract for engineering services.

Section II-Team Member Qualifications & Experience

Section II: Team Member Qualifications & Experience

Principal's & Engineering Staff

Full-service planning and design are the major benefit offered to the Client. The firm has on staff the qualified personnel to lead the overall management and coordination for the Client's projects, including preliminary studies, inventory and data collection, project design and reviews, local coordination, and contacts, if required, with the applicable State and Federal agencies. Our firm currently has a staff of over 12 employees, including associates.

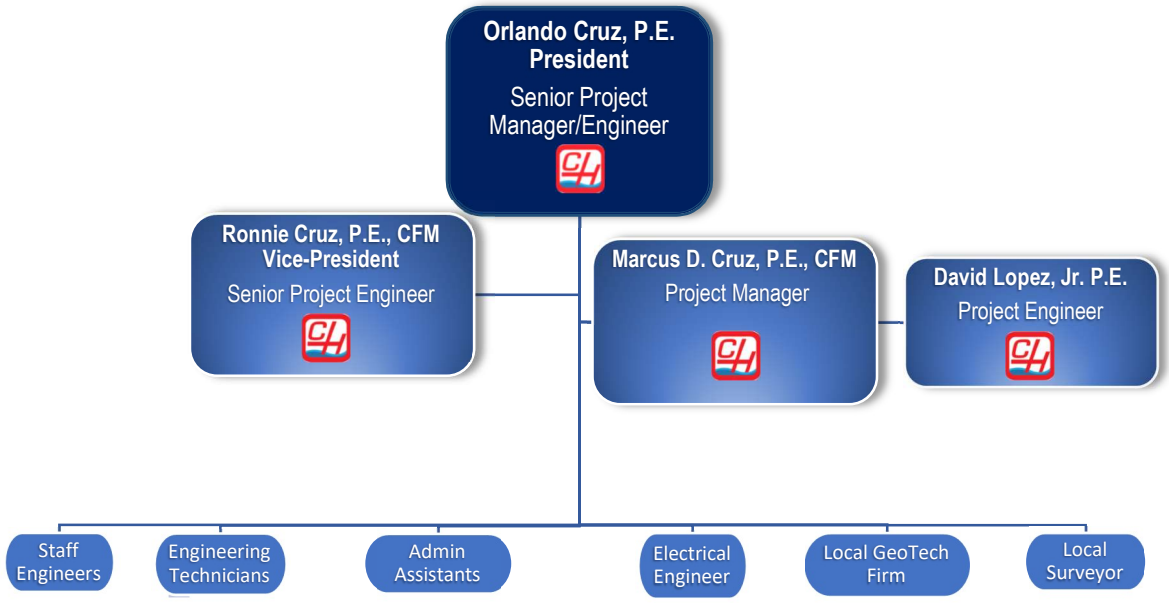
Orlando S. Cruz, P.E., President, has been active in private consulting engineering and planning for many years. He is manager of the Weslaco & McAllen Offices and has been in charge of the design and development of numerous projects throughout the Rio Grande Valley and South Texas.

Ronnie Cruz, P.E., CFM, Vice-President, is a principal and co-manager of the McAllen office. He has managed and designed many public works projects in the South Texas area.

Marcus Cruz, P.E., CFM, is currently working as a project manager for on-going waterworks projects and other public works. He is manager of the Harlingen Office and has been in charge of the design and development of numerous projects throughout the Rio Grande Valley and South Texas.

David Lopez, Jr., P.E., is currently working as a project engineer for on-going waterworks projects and other public works. He has served as a designer, project engineer, and project manager for numerous design and construction projects in Texas.

Organizational Chart



Key Personnel Resumes

ORLANDO S. CRUZ, P.E.
President

EDUCATION:

Bachelor of Science in Civil Engineering
University of Texas at Austin, 1979

REGISTRATION:

Registered Professional Engineer
State of Texas License No. 55740

PROFESSIONAL ACTIVITIES:

American Waterworks Association- Member

CAREER HISTORY:

1986 - Present
Cruz-Hogan Consultants,
McAllen, Weslaco, & Harlingen, Texas
President

1984 - 1986
O.R. Consulting Engineers,
Harlingen, Texas
Partner

1979 - 1984
J.A. Jones, Dallas, Texas
Design Engineer

AREAS OF EXPERTISE:

- Civil Engineering
- Storm Drainage
- Highway and Street Design
- Water and Wastewater Systems
- Water and Wastewater Treatment



Mr. Cruz is President of Cruz-Hogan Consultants, Inc. He has a vast experience in and has worked on a variety of civil engineering and related projects. He has also designed and supervised the construction of storm drainage, street pavement, water and sanitary sewer projects, and served as chief designer and project engineer for numerous projects located in South Texas. Mr. Cruz will assure the client that a high level of resources and technical expertise is maintained to ensure schedule conformance and adherence to project budget. Mr. Cruz will be available for immediate response to the client's needs at any time.

SUMMARY OF RELATED EXPERIENCE:

- 3.5 MGD Water Treatment Plant Expansion Project and Wastewater Collection System Improvements Projects; Water and Wastewater Master Plan Study, City of San Juan
- Master Planning of Water Supply, Treatment and Storage Facilities, City of San Benito
- Waterworks Planning Study, City of Alamo
- Water Transmission Main Project (16" and 20" Mains), City of Harlingen Waterworks System
- Water and Sewer line Extension Project (5 Miles), City of San Benito
- Street Improvements Projects, Cities of Harlingen, San Benito, Port Isabel, Santa Rosa
- Storm Sewer Projects, Cities of San Benito, Harlingen and Port Isabel
- Water and Sewer Colonia Project, City of Falfurrias and Brooks County
- Water Plant Expansion Project, Olmito Water Supply Corporation
- Water Plant Rehabilitation Project Including High Service Pumping and Ground Storage, City of San Benito
- Master Water and Wastewater Facilities Study and Implementation, El Jardin WSC
- New 5.50 MGD Water Treatment Plant (Consultant to Prime), City of Alamo
- New Water and Wastewater Facilities For City of San Benito
    - 6.0 MGD Water Plant
    - 2.5 MGD Sewer Plant
    - 1.0 MGD Elevated Storage
- New Sludge Dewatering Facilities, City of San Juan
- New 1.25 MGD Wastewater Treatment Plant, Olmito Water Supply Corporation
- Renovations and Improvements to Existing Wastewater Treatment Plant, City of San Juan

RONNIE CRUZ, P.E., CFM
Vice-President

EDUCATION:

Bachelor of Science in Civil Engineering
University of Texas at Austin

REGISTRATION:

Registered Professional Engineer
State of Texas License No. 55459

Certified Floodplain Manager Certification No. 2267-12N

PROFESSIONAL ACTIVITIES:

McAllen Chamber of Commerce

McAllen Housing Authority – Board Chairman

CAREER HISTORY:

2003 - Present
Cruz-Hogan Consultants, Inc.
McAllen, Texas
Vice-President

1988 - 2003
CEC Consulting Engineers, Inc.
McAllen, Texas

1985 - 1988
Triad Engineering
McAllen, Texas

1980 - 1985
Texas Department of Transportation
Corpus Christi, Texas

AREAS OF EXPERTISE:
- Civil Engineering
- Highway and Street Design
- Drainage Design
- Utility Design
- Engineering Planning Studies
- Construction Development



Mr. Cruz has over 30 years in experience in the design of street and drainage plans, and water and sewer line projects. Experience prior to joining the firm includes 5 years with the Texas Department of Highways as a design and project Engineer. He designed and oversaw the construction of several street and drainage projects in the Corpus Christi area. Subsequent experience includes being City Engineer for several cities and providing required City Engineering Services. Mr. Cruz was City Engineer for the City of Alamo for 9 ½ years. His responsibilities were to advise the City on engineering issues, to design and manage projects including sewer infrastructure and roads in conjunction with TXDoT. Most recently, he had been serving as City Engineer for the City of San Juan for the last 8 years. His experience also includes the planning and design of streets and utilities for various Cities throughout the Valley and knowledge of projects involving large sewer lines while working for the McAllen Public Utility. Other experience includes streets and drainage, sewer, water, etc., for the Cities of McAllen, Alamo, San Benito, Weslaco, Donna, Falfurrias, San Juan and Harlingen.

SUMMARY OF RELATED EXPERIENCE:

- City of San Juan, TX – 3.5 MGD Water Treatment Plant Expansion Project and Wastewater Collection System Improvements Projects; Water and Wastewater Master Plan Study
- 5 MG Water Treatment Plant, City of Alamo
- 1 MG Water Ground Storage Tank, City of Alamo
- Master Planning for the Cities of Schulenburg, La Grange, Alamo, and San Juan
- Waterworks Planning for the Cities of Alamo and San Juan
- 42” Sewer line Transmission, McAllen Public Utility
- Storm Sewer Projects for the Cities of McAllen, San Juan, Alamo, and Pharr
- Water line Improvements for the Cities of Alamo, San Juan, & Weslaco, and McAllen Public Utility
- 24” Sewer Line Transmission for McAllen Public Utility
- Lift Station Design for McAllen Public Utility, Cities of Alamo and San Juan
- Street Improvements Project for the Cities of San Juan, Pharr, and Alamo

MARCUS CRUZ, P.E., CFM
Project Manager

EDUCATION:

Bachelor of Science in
Civil & Environmental Engineering
University of Texas – San Antonio 2008-2011

Water Treatment Program Certification - Post Graduate
ASCE – Advanced Education
American Society of Civil Engineers
2020-2022

REGISTRATION:

Registered Professional Engineer
State of Texas License No. 126718

Certified Floodplain Manager Certification No. 2266-12N

PROFESSIONAL ACTIVITIES:

City of Harlingen:
Planning and Zoning Board

ASCE RGV Chapter:
Officer 2021- Present

TSPE (Texas Society of Professionals Engineers) RGV Chapter:
Officer 2021- Present

CAREER HISTORY:
Cruz-Hogan Consultants, Inc.
Project Manager
April 2012 – Present

San Antonio Water Systems:
Engineering Intern
January – December 2011

AREAS OF EXPERTISE:
- Civil Engineering
- Water Resources
- Storm Drainage
- Hydrology & Hydraulics



Mr. Cruz is currently serving as a Project Manager for our local Harlingen office and has over 13 years of engineering experience specializing in water resources. During his time there he wore many hats and took on many roles including cost estimator, field inspection engineer, CAD specialist, and project management. Mr. Cruz's duties included providing engineering and technical support to on-site projects, expediting field changes, performing QA/QC inspections, keeping RFI & Submittal logs, reviewing and processing pay applications and certified payrolls, and conducting monthly status reports. He began his career as an E.I.T and Resident Engineer for numerous civil engineering projects and now designs and manages projects in the South Texas area. Mr. Cruz is experienced in the study, design, and construction of water source, transmission, distribution, wastewater collection systems, streets & drainage, and capital improvements including the following projects:

SUMMARY OF RELATED EXPERIENCE:

- Olmito Water Supply Corp –2022 New 1.25 MGD Wastewater Treatment Plant
- Olmito Water Supply Corp –2021 CDBG Water Utility Improvements
- City of Weslaco, TX –2022 Regional Detention Facility Pleasant View Rd
- City of Weslaco, TX –2022 Regional Detention Facility Cleckler Elem.
- City of Weslaco, TX –2021 Urban County Program – Water/Sewer Improvements
- City of Weslaco, TX –2022 Police Department New Gun Range
- City of San Juan, TX – 2020 New WWTP Dewatering Facility
- City of San Juan, TX – 2022 Renovation to Lift Station No. 13 with New Odor Control and Force Main
- City of Alamo, TX –2022 Master Planning Water System Hydraulic Modeling
- City of San Juan, TX – 2022 7.5 MGD WTP Project Expansion and Rehab
- Town of Indian Lake – 2019 CDBG Street Improvements
- Town of Indian Lake – 2020CDBG Street Improvements

DAVID LOPEZ, JR., P.E.
Project Engineer

EDUCATION:

Bachelor of Science in Civil Engineering
University of Texas – Pan American, 2014

REGISTRATION:

Registered Professional Engineer
State of Texas License No. 140081

CAREER HISTORY:

January 2020 – Present
Cruz-Hogan Consultants, Inc.
McAllen, Texas
Project Engineer

2014 – 2019
Lockwood, Andrews & Newnam, Inc. (LAN)
Corpus Christi, Texas
Engineer III

2014
VCC, LLC
McAllen, Texas
Assistant Project Manager

AREAS OF EXPERTISE:

- Civil Engineering
- Land Development
- Water Resources
- H&H Modeling



Mr. Lopez has more than 10 years of engineering experience and has served as a designer, project engineer, and project manager for numerous design and construction projects in Texas both as a consultant and as a public employee augment staff. He has worked with many municipalities, ports, and other local entities. His background includes design and construction management of various projects that includes sewer rehabilitation, roads and streetscape projects, drainage improvements, water distribution and treatment, and wastewater treatment improvements projects.

Mr. Lopez is currently serving as Project Engineer. Primary responsibilities include design and construction management of Projects such as: street, drainage, water and sewer utilities, water treatment plant facilities, and other miscellaneous public works projects. Other responsibilities include: providing engineering and technical support to on-site projects, expediting field changes, performing QA/QC inspections, keeping RFI & Submittal logs, reviewing and processing pay applications and certified payrolls, and conducting monthly status meetings.

SUMMARY OF RELATED EXPERIENCE:

- Construct Inspection City's Staff Augment – City of Corpus Christi
- PCCA LaQuinta Terminal Cargo Yard – Port of Corpus Christi, Corpus Christi, Texas
- Ayers Street Pedestrian Improvements – City of Corpus Christi
- Greenwood WWTP Improvements to UV System – City of Corpus Christi
- Stormwater Quality Improvements – Bulk Terminal Phase 1 – Port of Corpus Christi, Corpus Christi, Texas
- IDIQ Major Ditch Improvements – City of Corpus Christi
- Taxiway E Widening – Laredo International Airport, Laredo, Texas
- Wastewater Effluent Reuse Feasibility Assessment—City of Corpus Christi, Texas
- Greenwood WWTP Flood Mitigation – City of Corpus Christi
- Bill Witt Park Irrigation Design – City of Corpus Christi, Texas
- XOM Project Yosemite – Drainage Study – Exxon Mobil, Gregory, Texas
- Waterline Pipeline Project-2015 – Dallas Water Utilities, Dallas, Texas
- Sand Dollar Pump Station Feasibility Assessment – City of Corpus Christi, Texas

Section III- References & Project Experience

Section III: References & Project Experience

CRUZ-HOGAN provides consulting engineering for clients with projects ranging in size from small to complex, in both natural and built environments. CRUZ-HOGAN has extensive capabilities in public works projects including roadway and drainage improvements design and planning. Our Firm has worked on numerous projects for several Cities, Towns, and Counties, including the **City of Edinburg**. The following are recent relevant projects in which our firm provided planning, engineering design, and construction administration for the city. See attachment **(Table 1A ,1B 1C)** for entire listing of recent related projects.

City of Edinburg - Projects

REHABILITATION OF EXISTING CLARIFIERS – WTP No.1

PROJECT
Rehab of Existing Clarifiers Downtown Water Treatment Plant

CONSTRUCTION COST AMOUNT
$ 685,000.00

FUNDING SOURCE
TWDB Texas Water Development Board

CONTRACT STATUS
Design Complete
Pending approval from TWDB

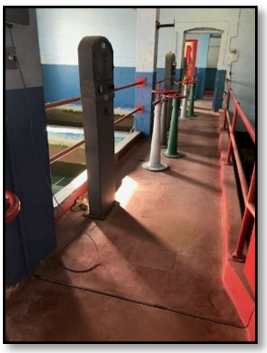


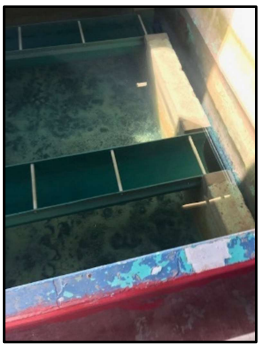
REHABILITATION OF EXISTING FILTERS – WTP No.1

PROJECT
Rehab of Existing Filters

COST AMOUNT
$ 285,000.00
FUNDING SOURCE
TWDB

CONTRACT STATUS
Completed Summer 2023





Public Works Projects

Name of Project: Highway 281 & FM 88 – 2018 Bond Referendum Project No. 14.
Owner: HCDD No.1, - General Manager
Raul Sesin, P.E., Ph: (956) 681-1150
Contractor: GO Underground, LLC
Total Project Cost: $679,820.00
Contract Status: 90% Complete
Funding Source: BOND 2018



Name of Project: City of McAllen - Lateral Channel Drainage Improvement Project
Owner: City of McAllen – City Engineer
Rene Gonzalez, P.E., Ph: (956) 681-1150
Contractor: GO Underground, LLC
Total Project Cost Phase 1: $4,129,726.00
Total Project Cost Phase 2: $1,219,762.80
Estimated Project Cost Phase 3: $1,435,219.00
Date of Completion: Phase 1 Completed
Phase 2 - 80% Design,
Phase 3 - (Planning)0% Design
Funding Source: CIP (Capital Improvements Program)



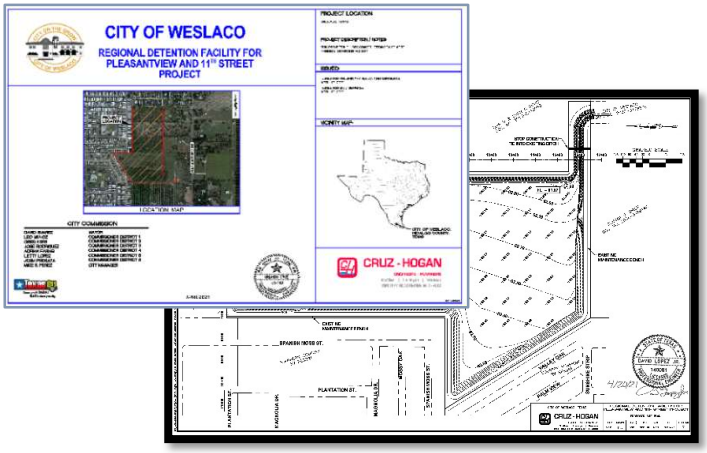
Name of Project: Dove Ave. from N. 10th St. to N. 2nd St. Drainage Improvements
Owner: City of McAllen – City Engineer
Rene Gonzalez, P.E., Ph: (956) 681-1150
Contractor: RDH Site & Concrete, LLC
Total Project Cost: $3,258,584.74
Contract Completion: 02/08/2024
Funding Source:(CIP) Capital Improvements Program



Name of Project: Cleckler-Heald Elem RDF
Owner: City of Weslaco/WISD
City Manager: Martin Garza
Ph: (956) 968-3181
Contractor: Rhyner Construction Services, Inc.
Total Project Cost: $3,500,000.00
Date of Completion: *60% Completed - In Construction*
Funding Source: TWDB – FIF
Flood Infrastructure Fund Program



Name of Project: Pleasant View RDF
Owner: City of Weslaco
City Manager: Martin Garza Ph: (956) 968-3181
Contractor: Total Commitment Construction, LLC
Total Project Cost: $612,000.00
Date of Completion: April 2022



Water Infrastructure Projects

CITY OF LYFORD – USDA (RU)
1.5 MGD WATER TREATMENT EXPANASION PLANT PROJECT

PROJECT

Water Treatment Plant Rehabilitation System and Expansion Project

CLIENT

City of Lyford

Lyford, Texas

CONSTRUCTION CONTRACT AMOUNT

$ 4,430,000.00

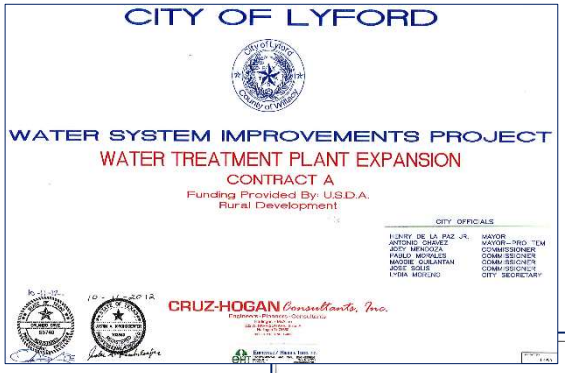
FUNDING SOURCE

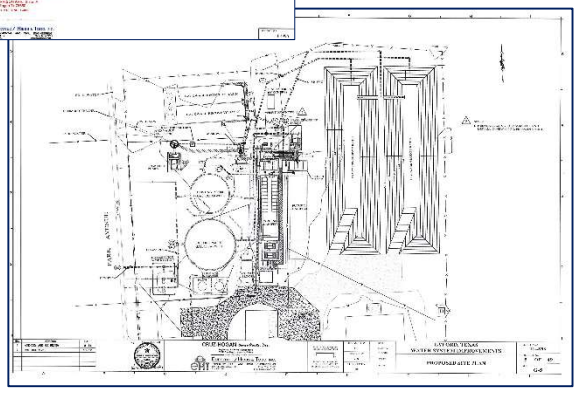
USDA Rural Development

CONTRACT STATUS

Completed January 2015







Water Infrastructure Projects

OLMITO WATER SUPPLY CO. – USDA
1.0 MGD WATER TREATMENT EXPANASION PLANT PROJECT

PROJECT
1.0 MGD Water Treatment Plant Rehabilitation and Expansion Project

CLIENT
Olmito Water Supply Corporation
Olmito, Texas

CONSTRUCTION COST AMOUNT
$ 16,000,000.00

FUNDING SOURCE
USDA Rural Development

CONTRACT STATUS

Completed in 2012







Water Infrastructure Projects

CITY OF ALAMO – TWDB - DWSRF
5.0 MGD WATER TREATMENT PLANT PROJECT

PROJECT

5.0 MGD Water Treatment Plant Project

CLIENT

City of Alamo
Alamo, Texas

FUNDING SOURCE

TWDB *DWSRF*

CONSTRUCTION CONTRACT AMOUNT

$ 5,300,000.00

CONTRACT STATUS

Completed 2001







Wastewater Infrastructure Projects

CITY OF SAN JUAN – TWDB (CWSRF)
REHABILITATION OF EXISTING WWTP

PROJECT
Rehabilitation of Existing Wastewater Treatment Plant

CLIENT
City of San Juan
San Juan, Texas

ESTIMATED CONSTRUCTION CONTRACT AMOUNT
$ 8,500,000.00

FUNDING SOURCE
Texas Water Development Board
Clean Water State Revolving Fund
(CWSRF Program)

SCOPE
New UV Disinfection Process
New Master Lift Station
Rehab of Headworks, Blower System, Aeration System VFD, Thickener & Grit Systems

CONTRACT STATUS

Design Completed August 2022
PENDING TWDB Approval for Construction





Wastewater Infrastructure Projects

CITY OF SAN JUAN – TWDB (CWSRF)

LIFT STATION No.13 REHAB & IMPROVEMNTS PHASE 1

PROJECT
Lift Station No. 13 Rehab & Improvements

CLIENT
City of San Juan
San Juan, Texas

ESTIMATED CONSTRUCTION CONTRACT AMOUNT
$ 1,700,000.00

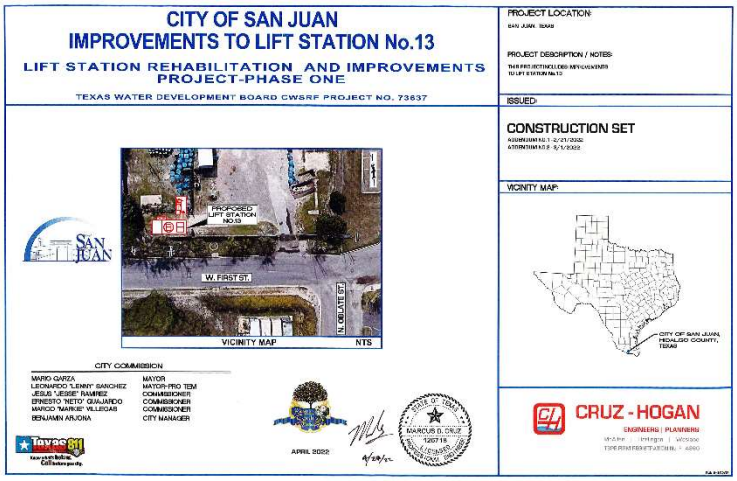
FUNDING SOURCE

Texas Water Development Board
Clean Water State Revolving Fund
(CWSRF Program)

SCOPE
Implementation of New Tri-Plex LS with Odor Control and VFD Operation
6,000 LF 8" Force Main

CONTRACT STATUS

Under Construction: 90%







Wastewater Infrastructure Projects

CITY OF SAN JUAN – TWDB (CWSRF)

WWTP SLUDGE MANAGEMENT & DEWATERING FACILITES IMPROVEMENTS

PROJECT
Rehabilitation of Existing Wastewater Treatment Plant

CLIENT
City of San Juan
San Juan, Texas

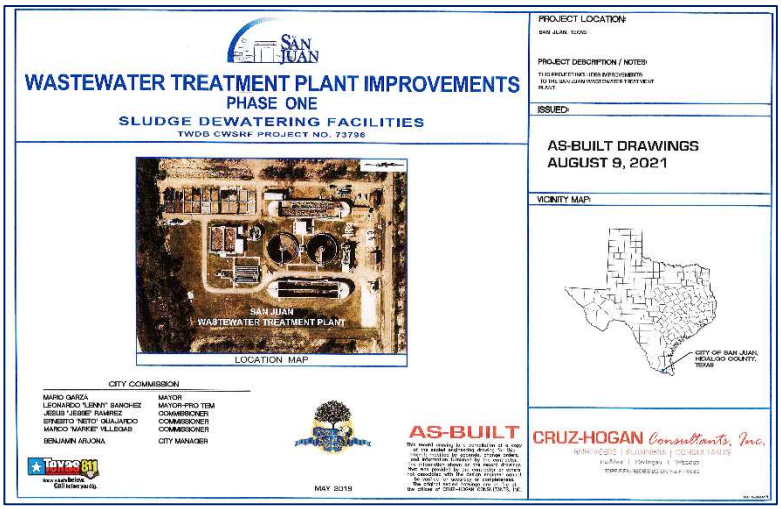
ESTIMATED CONSTRUCTION CONTRACT AMOUNT
$ 2,500,000.00

FUNDING SOURCE
Texas Water Development Board
Clean Water State Revolving Fund
(CWSRF Program)

SCOPE
Implementation of Mechanical Dewatering System and Facility Building

CONTRACT STATUS

Completed Dec 2021









Wastewater Infrastructure Projects

OLMITO WATER SUPPLY COMPANY. – USDA (RU)
1.25 MGD WWTP PROJECT

PROJECT
New 1.25 MGD Wastewater Treatment Plant Project

CLIENT
Olmito Water Supply Corporation
Olmito, Texas

CONSTRUCTION CONTRACT AMOUNT
$ 10,225,000.00

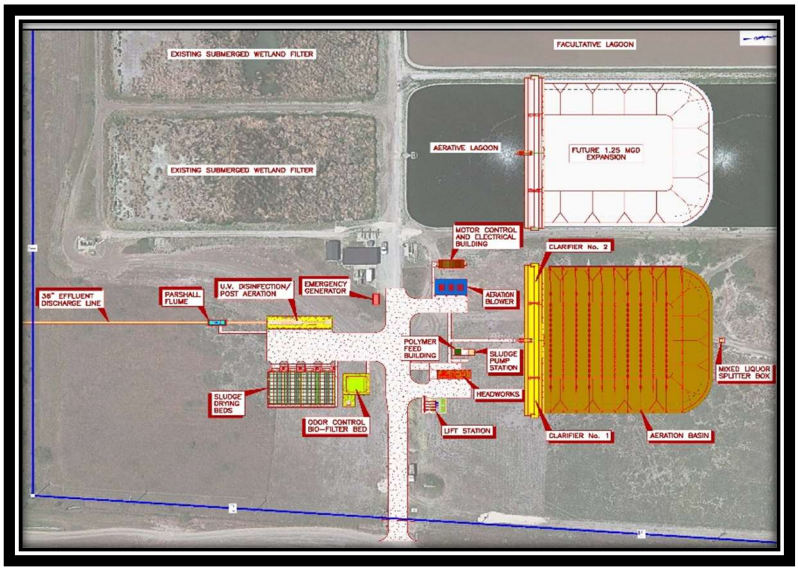
FUNDING SOURCE
USDA – Rual Utilities Program
70% Grant Awarded

CONTRACT STATUS

Under Construction – 75% Completed

"A new and innovative approach to treating wastewater. The use of Biolac Treatment Process will enable OWSC to provide cost effective treatment and efficient solutions to their operations"





Wastewater Infrastructure Projects

HARLINGEN WATER WORKS SYSTEM (HWWS)
PROCESS DESIGN ANALYSIS FOR NEW 10.0 MGD WWTP

PROJECT
Process Design for
New 10.0 MGD Wastewater
Treatment Plant

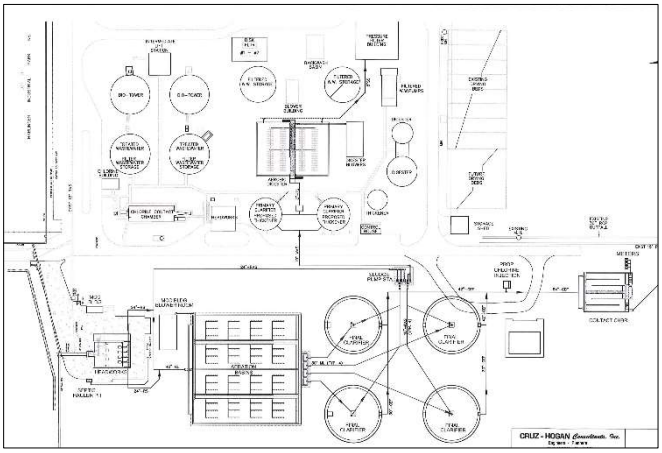
CLIENT
City of Harlingen Waterworks
System
Harlingen, Texas

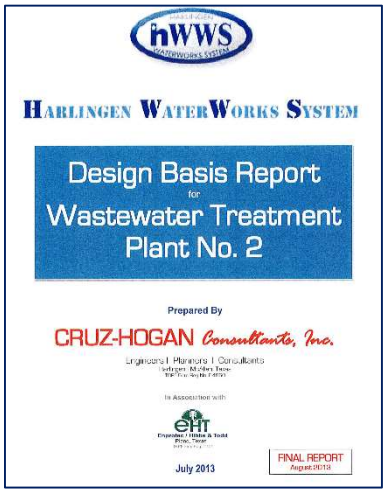
CONSTRUCTION CONTRACT AMOUNT
$35,250,000.00
HWWS "In House Project"

SCOPE
Process Design
Hydraulic Design
Process Design Alternatives
Sludge Management
Alternatives

DESIGN STATUS
Completed 2013







Wastewater Infrastructure Projects

CITY OF SAN BENITO
5.0 MGD WASTEWATER TREATMENT PLANT PROJECT

PROJECT
New 3.75 MGD Wastewater Treatment Plant

CLIENT
City of San Benito
San Benito, Texas

CONSTRUCTION CONTRACT AMOUNT
$ 11,500,000.00

FUNDING SOURCE
North American Development Bank
Border Environment Cooperation Commission
TWDB

CONTRACT STATUS
Completed May 2007 & 2009





Table 1A – Street & Drainage Projects in Hidalgo County

PROJECT NAME AND LOCATION	FIRM'S ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION CONTRACT AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
City of Weslaco – TWDB Regional Detention Pond Project 2, Phase 1B (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$2,784,636.00	Construction Phase
City of Alamo – Design of Two Regional Detention Facilities at Livas Elementary and Farias Elementary Schools (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$600,000.00	Design Phase
Hidalgo County Precinct No. 2 – Moore Road Project (Veterans Blvd. to San Antonio Rd.) (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$800,000.00	Design Phase
Hidalgo County Precinct No. 2 – Minnesota Road Project (Raul Longoria to Cesar Chavez) (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$770,000.00	Design Complete
City of McAllen – Dove Avenue Drainage Improvements Project (Bentsen Road to North 41st St.) (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$1,924,627.00	Design Complete
City of McAllen – Drainage Utility Project – McAllen Lateral Channel Drainage Improvements (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$2,000,000.00	Design Complete
Hidalgo County Drainage District No. 1 – Highway 281 & FM 88 – 2018 Bond Referendum Project No. 14 (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$1,247,650.00	Construction Phase
City of McAllen – 2018 Drainage Bond Stormwater Management Improvement Projects (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$2,997,000.00	Construction Phase
City of Weslaco – Regional Detention Facility for Pleasantview and 11th Street Drainage (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$500,000.00	August 2022
City of McAllen – Drainage Utility Project – Camelia Avenue at North 8th Drainage Improvements (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$185,000.00	May 2022
City of San Juan – Paving Reconstruction Improvements, Phase 3 (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$1,100,000.00	November 2020
City of San Juan – 2018 Street Improvements Project Hidalgo County Urban County Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$280,000.00	December 2019

PROJECT NAME AND LOCATION	FIRM'S ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION CONTRACT AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
City of Donna – 2017 Street Improvements to South Ave. Hidalgo County Urban County Program (Donna, Texas)	Planning, Engineering Design and Construction Administration	$205,000.00	August 2019
City of San Juan – Paving Reconstruction Improvements, Phase 2 (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$2,180,000.00	December 2018
Hidalgo County Precinct No. 2 – Street & Drainage Improvements for Plena Vista Subdivision, Unit 2 (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$ 460,000.00	March 2018
City of San Juan – Paseo de las Flores & Public Safety Building & Development Drainage Improvements (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$ 885,000.00	2017
City of San Juan – Los Chaparrales Subdivision Phase I Drainage & Sgt. Leonel Treviño Road Widening (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$ 1,323,600.00	2017
City of Pharr –Pharr/Reynosa International Bridge Northbound Lanes (Pharr, Texas)	Planning, Engineering, Design and Construction Administration	$ 2,200,000.00	2015
City of Donna - Improvements to Old La Blanca Road (Donna, Texas)	Planning, Engineering, Design and Construction Administration	$ 380,000.00	2015
City of San Juan-2014 Street Reconstruction Project (San Juan, Texas)	Planning, Engineering, Design and Construction Administration	$ 870,000.00	2014
City of San Juan - Lowering of Canal Crossings & Road Widening at Eldora & Sgt. Treviño Roads (San Juan, Texas)	Planning, Engineering, Design and Construction Administration	$ 650,000.00	2014
City of Weslaco - FEMA Storm Drainage Improvements-Phase I (HMGP) (Weslaco, Texas)	Planning, Engineering Design and Environmental	$ 313,000.00	2013
City of San Juan - 2011 Flood Drainage Improvements Urban County Program (San Juan, Texas)	Planning, Engineering, Design and Construction Administration	$ 230,000.00	2013
City of Pharr - West Hall Acres Street Improvements (Pharr, Texas)	Planning, Engineering, Design and Construction Administration	$ 2,500,000.00	2013
City of San Juan - Downtown Revitalization Project City of San Juan Economic Development Corporation (San Juan, Texas)	Planning, Engineering, Design and Construction Administration	$ 1,700,000.00	2012

Table 1B – Street & Drainage Projects in Cameron & Willacy County

PROJECT NAME AND LOCATION	FIRM ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION CONTRACT AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
City of Port Isabel – Improvements to Washington Ave. (SH 100 to Pennsylvania Ave. Texas Community Development Block Grant Project No. CDV21-0338 (Port Isabel, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$356,189.36	July 2023
Town of Indian Lake – Drainage Improvements to Texoma, Iowa, and Citrus Streets Texas Community Development Block Grant Project No. 7220201 (Indian Lake, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$285,000.00	November 2022
Town of Laguna Vista – Street Improvements (Fernandez, Banker, and David Cuervo Streets) Texas Community Development Block Grant Project No. 7220251 (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$265,000.00	November 2022
Town of Indian Lake – Paving & Drainage Improvements to Aztec Cove Drive (Vista Cove Drive Area) Texas Community Development Block Grant Project No. 7218229 (Indian Lake, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$218,000.00	May 2021
City of Port Isabel – Street Improvements to South Shore Drive (Cisneros St. to Adams St.) Texas Community Development Block Grant Project No. 7219330 (Port Isabel, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$269,000.00	January 2021
Town of Laguna Vista - Street Paving Improvements to Beach Blvd. (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$275,000.00	2018
Willacy County – Street Improvements to Wells Street (6th to 9th Street) Texas Community Development Block Grant Project No. 7216125 (Lasara, Texas – Willacy County)	Planning, Engineering Design and Construction Administration	$180,000.00	2018
Town of Laguna Vista – Street Improvements to Orange Street (Hibiscus to FM 510) Texas Community Development Block Grant Project No. 7216279 (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$180,000.00	2017
City of Port Isabel – Street Improvements to Tarnava & Railroad Streets Texas Community Development Block Grant Project No. 7216380 (Port Isabel, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$186,000.00	2017

PROJECT NAME AND LOCATION	FIRM ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION CONTRACT AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
Town of Indian Lake – Paving & Drainage Improvements to Aztec Cove Drive **Texas Community Development Block Grant Project No. 7215241** (Indian Lake, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$175,000.00	2017
Town of Indian Lake – Improvements to Existing North Lake **Texas Community Development Block Grant Project No. 7214221** (Indian Lake, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$163,000.00	2016
Town of Laguna Vista - Street Improvements (Ebony/Hibiscus to FM 510) Texas Community Development Block Grant Project (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$168,000.00	2015
Town of Laguna Vista - Improvements to Palm Boulevard and Mesquite Drive Project (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$323,000.00	February 2015
City of Lyford –Eleventh and Seventh Street Improvements Project (Lyford, Texas – Willacy County)	Planning, Engineering Design and Construction Administration	$130,000.00	2014
Willacy County - Contract B – Street & Drainage Improvements, Supplemental Project, Texas General Land Office - Hurricane Ike/Dolly Disaster Recovery Project (Willacy County)	Planning, Engineering Design and Construction Administration	$250,000.00	2014
FEMA Storm Drainage Improvements-Phase I (HMGP) (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Environmental	$136,000.00 (Study Report)	2012
Willacy County - Contract B – Street & Drainage Improvements Texas Department of Rural Affairs - Hurricane Ike/Dolly Disaster Recovery Project (Willacy County)	Planning, Engineering Design and Construction Administration	$800,000.00	2012
Town of Laguna Vista - Drainage Improvements on Ebony Lane Texas Department of Rural Affairs - Hurricane Ike/Dolly Disaster Recovery Project (Laguna Vista, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$70,000.00	2011
Cameron County Drainage Improvements – Yturria & Musina Street Areas in Port Isabel Texas Department of Rural Affairs - Hurricane Ike/Dolly Disaster Recovery Project (Port Isabel, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$170,000.00	2011
City of Port Isabel - Improvements to City Streets Project: City Wide Program (Port Isabel, Texas – Cameron County)	Planning, Engineering Design and Construction Administration	$170,000.00	October 2011

Table 1C – Water and Wastewater Improvement Projects in Hidalgo & Brooks Counties

PROJECT NAME AND LOCATION	FIRM'S ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
City of San Juan – Lift Station No. 6 Improvements Project – Phase I (Temporary Upgrade) (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$108,700.00	Design Phase
City of Alamo – Water and Wastewater Master Plan Studies (Alamo, Texas)	Planning	Fee: $130,000.00	December 2022
City of Edinburg – Rehabilitation of Two Existing Clarifiers at Downtown Water Treatment Plant (Edinburg, Texas)	Planning, Engineering Design and Construction Administration	$1,120,000.00	Planning Phase
City of Alamo – Water Treatment Plant Improvements Project, Phase I (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$360,000.00	Design Phase
City of San Juan – Rehabilitation of Existing 4.0 MGD Wastewater Treatment Plant (CWSRF No. 73796-Phase II) Texas Water Development Board – CWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$8,000,000.00	Plan Approval
McAllen Public Utility – Lark Avenue Sanitary Sewer Improvements (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$2,145,000.00	Design Complete
City of San Juan – Water Treatment Plant No. 2 Raw Water Reservoir Improvements (DWSRF No. 12318) Texas Water Development Board – DWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$6,450,000.00	Design Complete
Hidalgo County Urban County Program – City of Alamo –Water & Sewer Improvements (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$260,000.00	Construction Phase
City of San Juan – Lift Station No. 13 Improvements Project (CWSRF No. 73637) Texas Water Development Board – CWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$1,950,000.00	Construction Phase
City of Edinburg – Replacement of 2 Filter Under Drains at the Downtown Water Plant (Edinburg, Texas)	Planning, Engineering Design and Construction Administration	$212,000.00	June 2022
Hidalgo County Urban County Program – City of Weslaco – 2019 Water & Sewer Improvements (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$260,000.00	May 2022
City of Falfurrias – Wastewater Treatment Plant Improvements Project TDA – Texas Community Development Block Grant Project No. 7219140 (Falfurrias, Texas – Brooks County)	Planning, Engineering Design and Construction Administration	$640,000.00	December 2021
City of San Juan – Wastewater Treatment Plant Improvements – Sludge Dewatering Facilities (CWSRF No. 73796-Phase I) Texas Water Development Board – CWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$1,053,000.00	March 2021
Hidalgo County Urban County Program - City of Weslaco – 2017/2018 Water & Sewer Improvements (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$470,000.00	December 2019

PROJECT NAME AND LOCATION	FIRM'S ROLE AND RESPONSIBILITY	CURRENT OR FINAL CONSTRUCTION AMOUNT	ACTUAL/ PROJECTED COMPLETION DATE
City of Alamo – Water and Sewer Line Improvements along Crockett Ave. (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$400,000.00	September 2019
City of San Juan – Sanitary Sewer Improvements – First Time Connections Texas Water Development Board – CWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$1,430,000.00	February 2019
City of Mercedes – Crown Haven Subdivision (Water and Wastewater) Affordable Homes of South Texas, Inc. (Mercedes, Texas)	Planning, Engineering Design and Construction Administration	$200,000.00	January 2019
City of Alamo – Water & Sewer Adjustments & Relocations on FM 907 (North Alamo Road) (Alamo, Texas)	Planning, Engineering Design and Construction Administration	$450,000.00	December 2018
City of San Juan –Water Treatment Plant No. 2 Expansion& Rehabilitation Project Texas Water Development Board – DWSRF Program (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$8,500,000.00	November 2018
Urban County Program - City of Weslaco – 2016Waterline Improvements Phase 2 Project (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$225,000.00	2018
City of McAllen – The Villas at La Vista Subdivision (Water, Wastewater, Street & Drainage) Affordable Homes of South Texas, Inc. (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$250,000.00	2017
McAllen Public Utility- "K" Center Street Sewer & Waterline Improvements (McAllen, Texas)	Planning, Engineering Design and Construction Administration	$3,700,000.00	2017
Urban County Program - City of Weslaco – Waterline Improvements Project, Phase 1 (Weslaco, Texas)	Planning, Engineering Design and Construction Administration	$277,270.00	2017
City of Donna – Wastewater Master Plan Study (Donna, Texas – Hidalgo County)	Planning	Fee: $65,000.00	2016
City of Donna – FM 493 Utility Adjustments (Waterlines) (Donna, Texas)	Planning, Engineering Design and Construction Administration	$1,100,000.00	2015
City of Donna – FM 493 Utility Adjustments (Sanitary Sewer & Force Main) Texas Department of Transportation (Donna, Texas)	Planning, Engineering Design and Construction Administration	$3,300,000.00	2015
City of San Juan - Sgt. Treviño Reservoir to Water Treatment Plant No. 2 16" Raw Water Reservoir Transfer Line (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$1,900,000.00	2015
City of San Juan -Construction of Water & Sanitary Sewer Lines Along North Side of US Expressway 83 (San Juan, Texas)	Planning, Engineering Design and Construction Administration	$520,000.00	2015

Section IV-Client References

Section IV: Client References

The following is reference and client contact information for representative projects that have been recently completed by our firm or are underway.

Client	Contact Person	Projects
Town of Indian Lake 62 S. Aztec Cove Dr. Los Fresnos, Texas 78566	Mayor James Chambers (956) 233-4021 mayor@townofindianlake.com	• Roadway & Street Improvements • Storm Drainage Improvements
City of McAllen Public Utility 1300 Houston Ave. McAllen, Texas 78501	Marco A. Vega, P.E. General Manager (956) 681-1630 mvega@mcallen.net	• Water Distribution Improvements • Sewer Collection System Improvements • Lift Station Improvements
City of Alamo 420 N. Tower Rd. Pharr, Texas 78516	Robert Salinas City Manager (956) 787-0006 bsalinas@alamotexas.org	• Roadway & Street Improvements • Water Distribution Improvements • Storm Drainage Improvements
City of San Juan 512 S. Nebraska Ave. San Juan, Texas 78589	Benjamin Arjona City Manager (956) 223-2200 barjona@sjtx.us	• Water Treatment Plant Expansion • Master Lift Station Improvements • Roadway Improvements • Water, Wastewater, & Storm Drainage Master Plans • City Engineering Services
City of Weslaco 255 S. Kansas Ave. Weslaco, Texas 78596	Martin Garza City Manager (956) 968-3181 mgarza@weslacotx.gov	• Water Distribution Improvements • Roadway & Street Improvements • Storm Drainage Improvements

Additional Services

CRUZ-HOGAN *Consultants, Inc.* has the ability to perform the following services for Hidalgo County:

- Utility Adjustments
- Surveying
- Pre-Design
- Roadway Design
- Drainage Design
- Plans and Specifications
- Plans, Drawings, and Specifications
- Design for New Construction
- Cost Estimating
- Excavations and Trenches
- Pavements
- Water and Waste Retention/Disposal
- Parking Lot Improvements
- Environmental Regulatory Services
- Environmental Investigations

Sub-Consultants

CRUZ-HOGAN *Consultants, Inc.* has the necessary staff to perform the work required on most projects. However, our Firm must rely on sub-consultants where specific higher technical expertise is required.

The following is a list of proposed sub-consultants classified by their discipline. Service assignments will be based on the sub-consultant's availability, current workload, and schedules.

Surveying Services

CVQ Land Surveyors – McAllen
Robles & Associates PLLC – Weslaco
Aranda & Associates, Inc. – McAllen

Geotechnical and Testing Services

Millennium Engineers Group, Inc. – Pharr
Raba-Kistner Consultants, Inc. – Pharr
Terracon Consultants, Inc. – Pharr

Section V- Management & Organizational Approach

Section V: Management & Organizational Approach

Understanding of the Project

CRUZ-HOGAN *Consultants, Inc.* is pleased to submit our Statement of Qualifications to the **City of Edinburg** on our expression of sincere interest in providing Professional Engineering Services.

CRUZ-HOGAN is one of the most trusted firms in the Rio Grande Valley & South Texas and have foundational experience by providing long-term and practical projects. This is encompassed by maintaining project budgeting and construction feasibility throughout all design phases including fulfilling project milestones on time and under budget. Our local regional presence provides the understanding and needs for our local communities, and gears our firm towards the utmost diligence to our local partners and communities.



Our firm has a full understanding of the **City of Edinburg** project needs and concerns. Our Engineers have provided professional engineering services to the city over many years. Most recently, CRUZ-HOGAN has had the privilege of working with the **City of Edinburg** on the ***Texas Water Devolvement Board (DWSRF) Downtown Water Treatment Plant Improvements***

We understand that the needs of the **City of Edinburg** can range from small to large-scale projects. However, no matter the project size, CRUZ-HOGAN has the same dedication to fulfilling the City's engineering needs.

Beginning with the Planning Phase, our Engineers will consult with the city to establish specific project goals. Based on our many years of experience in the Rio Grande Valley, we are prepared to provide accurate cost estimates for our client's engineering designs. We focus on providing the best cost analyses so that our clients can make the necessary improvements at a reasonable cost, without sacrificing quality.

The Design Phase is then completed within the city's allotted time frame and parameters. Plans and Specifications are developed for the city to review while it is in development. The project will then move into the Bidding Phase, in which we are available to address any concerns or questions that the City and Contractors may have.

Once a project has been approved and awarded to a bidding Contractor by City of Edinburg, then CRUZ-HOGAN will provide Construction Management during the Construction Phase. Our Engineers strive to maintain projects within budget, while addressing any project changes with the minimum amount of change orders possible. The Engineer will be in constant contact with the Contractor to assure timely completion of the project. Once the project is successfully completed, our Engineers will provide the city with "As-Builts" and all other necessary close-out documents.

We pride ourselves on maintaining working relationships with our clients, many of whom we have served for years. This is one of the many benefits of working with a local firm. Over the years, we have come to understand the needs and concerns of the city, which we take into account for each individual project. We look forward to many more successfully completed projects with the City of Edinburg.

Project Approach

CRUZ-HOGAN *Consultants, Inc.,* has experience and knowledge of the procedures, processes, and approvals required for the successful completion of a project. Our firm will expand on its experience to provide a creative approach to the design and development of all projects, including assistance for the Owner as necessary. Our staff will be pro-active and maintain continuous communication and documentation in all phases of project development.

Ultimately, the successful completion of a project can best be attributed to the approach that is taken during project development. CRUZ-HOGAN knows how important it is to have a solid effective approach. CRUZ-HOGAN also has experience working with the current phase-based approach system that the Owner uses for planning, designing, and providing construction phase services for a project. Utilizing elements of the current system, CRUZ-HOGAN will expand on it and develop projects in three phases. Phase 1 is the Planning and Schematic Phase, Phase 2 is the Design Phase, and Phase 3 is Construction Phase Services.

Phase 1: PLANNING AND SCHEMATICS: This is the first phase of project development. During this phase, the project will be looked at to determine all issues that will need to be addressed. Design alternatives and options will also be developed and evaluated from a value engineering standpoint. Our firm will also be able to provide assistance to the City of Edinburg with the facilitation and preparation of any funding agreements, attend preliminary conferences with the County and State programs, assist in obtaining approvals in relation to the Project, and prepare Preliminary Engineering Feasibility reports. Preliminary investigations and research will begin during this phase; information such as as-built plans, right of way maps, topography maps, geotechnical investigations, and previous drainage/street studies will be gathered. Other key components of Phase 1 include:

Data Collection/Field Investigations/Surveying:

During this phase all information and data relevant to the study will be collected. This includes, but is not limited to the following: As-built plans and future improvement plans, Lidar and land survey data, aerial photography maps, existing drainage/street studies, inventory of existing drainage/street facilities such as culverts and storm drains, FEMA floodplain maps, land use maps, soils maps, etc. Extensive field investigations will also be performed during this phase to determine localized road flooding issues, low lying areas, drainage blockages, and drainage patterns within the city area.

Environmental Investigations:

During this phase, as per funding requirements if needed, an environmental investigation will be conducted to determine wherever any environmental impacts may be present. An environmental assessment (also known as an environmental impact assessment) is a process that gauges the potential environmental impact of a project before it is begun.

Phase 2: DESIGN: Phase 2 will consist of developing the detailed plans, specifications, bid tabulations/documents and cost estimates for each project. Proposed plans will include the preparation of a title sheet/index, plan and profile sheets, irrigation crossings, water and sewer plans, traffic control plans and

sequence of work notes, SSWP3 plans and notes, and miscellaneous wastewater details. Our personnel will assist the Owner with all aspects of the Project bids, advertisement, attendance of bid openings, tabulation of the bid proposals, prepare and coordinate approval of formal Contract Documents, and issue the Notice to Proceed. During this phase, any other ongoing coordination will continue with the surveyors, utility companies, and others. Plans will be submitted at 30%, 60%, 90%, and 100% milestones to the Owner as well as all utility companies. Review meetings will be held to discuss and review the plan submittals. All horizontal utility conflicts will be identified at 30% and by 60%, any vertical information that may be required will either be provided by the utility companies. By the 90% milestone, utilities will be expected to provide a plan of action for any potential adjustments that may be required.

Hydrologic And Hydraulic Modeling:

Certain projects main encompass the needs for storm modeling for drainage improvements. Upon the completion of data collection and the field investigations, the next phase will be the development of (H&H) hydrologic and hydraulic models. As part of the hydrologic models, all exterior and interior drainage area boundaries will be determined and flow rates will be computed for the 5, 10, 20, & 100-year storm frequencies. Drainage area exhibits will be developed and will document the flow patterns, contours, and flow rates. Upon completion of the hydrologic models, the determined flow rates will be used to develop the hydraulic models. The hydraulic models will consist of analyzing existing outfall channels, storm sewer systems, culverts, and roadside ditches.

Phase 3: Construction Phase Services: CRUZ-HOGAN *Consultants, Inc.* will provide construction phase services support for all projects. Our personnel will be readily available during the bidding process to answer and address any questions that potential bidders may have. Upon awarding the construction contract, our personnel will request and coordinate all necessary construction staking (if required), and will make site visits to the project to assure plan compliance. Our personnel will schedule periodic construction meetings to assure that the project is on schedule. Our staff will continue to coordinate with the contractor and the utility companies to assure that the contractor and utility companies are aware of each other's schedules. Any Requests for Information that the contractor may have will be promptly addressed. Our staff will coordinate and process any required change orders. If required, our staff will inspect and provide inspection reports for all Storm Water Pollution Prevention Measures as per TPDES Requirements. Throughout the project construction, our staff will review all shop drawings, review and recommend approval of request for payment, and will work hand-in-hand with the Owner's staff to ensure that the work is progressing per plans. Upon completion of the project, a final inspection will be performed with the contractor, the Owner and/or City Inspectors, and Project Manager. A final punch list for the contractor will be developed in order to assure that the project is to the satisfaction of the Owner.

Lastly, CRUZ-HOGAN *Consultants, Inc.* will compile and distribute all construction redlines to design consultants for preparation of the "Plan of Record" or "As-Built" Plans from the design consultants and deliver them to the Owner.

Quality Assurance/Quality Control (QA/QC) Practices

A big part of the success of CRUZ-HOGAN is our commitment to QA/QC Practices. We have an established set of criteria that are the foundation of our QA/QC Procedures. These criteria are the following:

- ***Knowledge/Experience:*** CRUZ-HOGAN will assign a knowledgeable and experienced team member to lead the various tasks to minimize errors and omissions.

- ***Coordination/Communication:*** CRUZ-HOGAN will establish open lines of communication between City Engineer and all team members to assure that all project needs are addressed. All information regarding the project progress and related plan changes will be forwarded to all team members.
- ***Constructability Review:*** The plans will be reviewed at all project milestones to determine if the proposed designs are safe and provide adequate consideration to constructability and value engineering.
- ***Accuracy/Completeness:*** The plans will be reviewed to identify any drafting and design discrepancies and to verify that the plans are in compliance with the respective design manuals. Construction quantities will be tabulated by several individuals to verify accuracy. The plans will also be reviewed to assure that all bid items are accounted for.

Design Schedules: Schedules will be developed for the design phase of the project in order to complete the project design in a timely manner. Throughout the QA/QC Process, the design and consideration of utility design will be closely looked at to minimize conflicts. CRUZ-HOGAN will coordinate internally to assure the most feasible solution is used for all conflicts, whether it be a design change (i.e. inlet adjustments, profile adjustments, etc.) or having to design a utility relocate. The design and construction schedule of the utility companies will be considered in the overall project schedule, and traffic control plans will include providing safe work zones for utility adjustments.

CRUZ-HOGAN has demonstrated its ability to provide excellent, innovative, cost-saving engineering and design services in a timely manner. The overall commitment that CRUZ-HOGAN provides to the project is unsurpassed. Attention to detail and rapid response to issues are staples of CRUZ-HOGAN's philosophy. CRUZ-HOGAN has an excellent track record for successful projects and extremely satisfied clients.

Section VI: Insurance

CRUZ-HOGAN Consultants, Inc. carries $1,000,000 of Professional Liability Insurance. Any additional insurance necessary for the completion of the proposed projects will be obtained to meet the requirements of the City of Edinburg. Certificates of Insurance with current coverages can be found in the attachments.

Section VII: Profesional Services Agreement

We have reviewed the Professional Services Agreement included in the Request for Qualifications packet, and CRUZ-HOGAN Consultants, Inc., agrees to meet the prerequisite insurance requirements, and if selected, agrees to enter into such agreement.

Section VIII: Contact Information

Orlando S. Cruz, P.E., President
605 E. Violet, Suite 1
McAllen, Texas 78504
Office: (956) 682-5022
Mobile: (956) 639-7770
E-mail: orlando@cruzhogan.net

Ronnie Cruz, P.E., CFM, Vice-President
605 E. Violet, Suite 1
McAllen, Texas 78504
Office: (956) 682-5022
Mobile: (956) 655-5317
E-mail: ronnie@cruzhogan.net



DBR

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY

CITY OF EDINBURG

Engineering Services Rotation

RFQ No. 2024-9

MECHANICAL, ELECTRICAL, & PLUMBING (MEP) ENGINEERING

Due: Tuesday, July 16, 2024 at 3:00 p.m.

ELECTRONIC



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1 | TRANSMITTAL LETTER

1. TRANSMITTAL LETTER – INDICATE INTEREST AND COMMITMENT TO PERFORM SERVICES FOR THE CITY OF EDINBURG, INCLUDE CONTACT INFORMATION (PHYSICAL ADDRESS, TELEPHONE, FAX, CELL PHONE, AND EMAIL ADDRESS) FOR THE PRIMARY PERSON RESPONSIBLE FOR YOUR RFQ WHO WILL BE THE POINT OF CONTACT FOR THE CITY ON ALL CORRESPONDENCE AND COMMUNICATIONS PERTAINING TO THE RFQ. STATE WHETHER ANY ADDENDUMS TO THIS RFQ HAVE BEEN RECEIVED BY YOUR FIRM AND WHETHER CONSIDERATION OF THEIR CONTENT HAS BEEN INCLUDED IN YOUR RFQ. THE LETTER MUST BE SIGNED BY AN OFFICER OF THE FIRM WHO IS AUTHORIZED TO BIND THE FIRM TO CONTRACT AND SHALL CONTAIN A STATEMENT TO THIS EFFECT.

City of Edinburg
415 W. University Drive
c/o City Secretary Dept.
Edinburg, TX 78541

RE: RFQ NO. 2024-9 | CITY OF EDINBURG - ENGINEERING SERVICES ROTATION - MECHANICAL, ELECTRICAL, AND PLUMBING (MEP) ENGINEERING

DBR Engineering Consultants, Inc. has had the opportunity to work closely with the City of Edinburg on a handful of projects over the last 3 years. Our team is proud to be involved with the growing city while also serving the community we're part of.

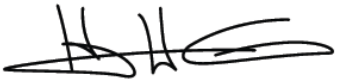
We would appreciate the opportunity to continue our work with the City of Edinburg on projects that require Mechanical, Electrical, and Plumbing (MEP) engineering services. We will respond quickly when a need arises; we will pay close attention to detail; and we will serve you with courtesy, respect, and integrity. Furthermore, we have significant experience providing MEP engineering services to municipal facilities across Texas. This experience has helped us to develop project management skills and processes that will help us to continue delivering successful projects for the City of Edinburg.

We understand that the City of Edinburg is seeking qualified professional engineering firms to provide services on an as-needed basis for a variety of capital improvement projects and city programs and projects. We understand the projects may be discrete, short therm assignments or may be part of larger capital or planning efforts. Our dedicated team of engineers and designers is prepared to provide the City of Edinburg with all of the requested services regarding MEP engineering and will deliver high quality and personal service from the initial planning stage through the close-out of each project we take on. Our current workload is such that we can begin work on new projects immediately. Our depth of resources allows us to manage large or small projects and meet the most aggressive schedules.

DBR is registered with the Texas Board of Professional Engineers (TBPE Firm No. F-2234) and is in compliance with the Rules and Regulations for Licensing as set forth by TBPE. Our firm is based in Texas and we will serve the City of Edinburg from our McAllen office. We would like to express our strong interest in providing the City of Edinburg with MEP engineering services, per the Request for Qualifications for Engineering Services Rotation (RFQ No. 2024-9). Additionally, as Principal-in-Charge, I will serve as the primary point of contact and I am authorized to bind the firm to contract.

Thank you for your consideration and we look forward to the opportunity to continue working together.

Sincerely,



Hugo Avila, PE, Principal
DBR Engineering Consultants, Inc.
200 South 10th Street, Suite 901
McAllen, Texas 78501
Tel. (956) 683-1640 | havila@dbrinc.com

2 | FIRM QUALIFICATIONS AND EXPERIENCE

2. FIRM QUALIFICATION AND EXPERIENCE – DISCUSS THE FIRM'S EXPERIENCE AND HISTORY IN PERFORMING ENGINEERING AND PROJECT MANAGEMENT SERVICES IN A TIMELY MANNER, PARTICULARLY FOR OTHER GOVERNMENTAL AGENCIES IN THE PAST TWO (2) YEARS. DISCUSS THE FIRM'S UNIQUENESS TO BEST PERFORM THESE SERVICES FOR THE CITY. IDENTIFY THE OFFICE LOCATION THAT WILL BE PROVIDING THE SERVICES AND THE APPROACH TO HANDLING PART-TIME STAFFING NEEDS FOR SMALLER ASSIGNMENTS.

DBR HISTORY

DBR provides an alternative to traditional firms by providing better opportunities for our people and as a result, a better experience for our clients.

Founded in 1972, DBR Engineering Consultants, Inc. has evolved into the premier MEP engineering firm in Texas, providing mechanical, electrical, and plumbing engineering services, as well as building commissioning, integrated technology, and security system consulting.

DBR's steady growth has been fueled by loyal clients who appreciate our willingness to listen, open-minded approach to problem-solving, and relentless commitment to service.

Now, more than 50 years later, DBR has a team of over 200 professionals in seven cities across the State of Texas. While our history guides our growth, our talented team of consultants are focused on the future. We are helping to create healthy and comfortable environments that will stand the test of time.

YEAR FOUNDED

1972

OFFICES

Austin
Dallas
El Paso
Houston
Laredo
McAllen - ***Office Managing Project***
San Antonio

FIRM SIZE

200+ Employees

CORE VALUES

Service
Quality
Integrity
Sustainability



MEP ENGINEERING

Our MEP engineering practices ensure the smallest carbon footprint whether it's HVAC, lighting design, or plumbing systems.



BUILDING COMMISSIONING

Our fully independent Commissioning Agents are at the leading edge of system start-up and validation ensuring adherence to schedule & lower the cost of ownership.



INTEGRATED TECHNOLOGY

Our technology design is coordinated with the supporting MEP disciplines and architectural features yielding a seamless result.



SUSTAINABILITY

We hold ourselves accountable to preserve non-renewable resources with our ability to design above minimum code and standards.

+ GOVERNMENT

DBR's government portfolio demonstrates our experience with a wide range of municipal, county, state, and federal facilities.

We work closely with government agencies to understand their missions and how each facility will support their work efficiently. Our experience includes new and renovated City Halls, Courthouses, Police, Fire Stations, and Emergency Medical Service (EMS) Stations, as well as many others that perform vital functions for the communities we live in.

Government facilities are under constant scrutiny to do more with less. Our engineers understand this challenge and have worked together with a wide range of government organizations to ensure the right balance is struck between efficiency and functionality. Furthermore, our engineering solutions promote forward-thinking and positive growth that distinguishes each municipalities' identity.

+ PROJECT TYPES


FIRE/EMS STATIONS


POLICE & COURT


PUBLIC SAFETY


MUNICIPAL


FEDERAL

+ CONSULTING SERVICES

- Building Energy Analysis/Energy Modeling
- Smart Building Systems
- Temperature/Humidity Control
- Energy Recovery/Economizers
- Construction Administration
- Commissioning
- Building Assessments
- Campus Central Plant Design
- Interior/Exterior Lighting Design
- Lighting Controls Systems
- Generator Design
- Plumbing System Design
- Technology & Security Design

Begin with the end in mind. We start with the date by which the intended users of the building intend to take occupancy of the project area, or the date which the City of Edinburg sets as the required completion date. Working backwards from this point, we factor in the time it will take to perform testing, adjusting, and balancing, commissioning activities, and punchlist corrections. This establishes a target date for substantial completion.

Working backwards from substantial completion, we estimate a reasonable time frame for the construction of the project. The time required to construct a project will vary depending on the scope and complexity of each project. We use our experience and the City's experience to estimate the time required for construction, and when necessary, we consult with local Contractors to confirm our schedule estimates.

We build time into the schedule for pre-construction activities, including administrative approval, advertising, bidding, and procurement, permitting and jurisdictional approval, shop drawing submittal and review, and equipment lead time. To ensure continuity of project objectives, we will follow the same method as we progress through the City's project. Our Partner in Charge and Project Manager will remain involved with the project from start to finish.

Our Project Manager will develop a detailed budget estimate for each project when the scope of work is initially defined. As we progress through the project and the scope of work becomes more clearly defined and as we prepare detailed construction documents, the budget estimate will be updated at each milestone to confirm that the scope of work is consistent with the available project budget.

Project Kick-Off Meeting
Team Leader: PIC | Support: PM
We will meet with the City of Edinburg staff to discuss the objectives for each project and the City's expectations regarding the project scope, budget, and schedule. We will identify the appropriate contacts and lines of communication for the project and agree upon a time frame for meeting again to solidify the project scope and budget.

Initial Discovery Period
Team Leader: PIC | Support: PM
DBR will review all available as-built documents and visit the project site to make an initial assessment of the existing conditions.

Scope and Budget Identification
Team Leader: PIC | Support: PM
We will perform calculations, analyze existing equipment specifications and service records, and research applicable code requirements in order to determine the necessary scope of work. We will develop a preliminary budget estimate based on the recommended scope of work. We will meet with City of Edinburg officials to review our recommendations. At this time we will submit an outline of the proposed scope of work, the proposed project budget, and the proposed schedule for the completion of the project.

Project Development
Team Leader: PM | Support: PIC, Designers
After the proposed scope and budget are agreed upon, our team of engineers and technical staff will proceed with the production of the project deliverables, including plans and specifications. At appropriate intervals we will present our progress to university representatives in order to keep the City of Edinburg abreast of our status on the project, as well as to solicit feedback and to allow the City of Edinburg to provide input on important decisions.

Project Presentation and Review
Team Leader: PM | Support: PIC
Upon completion of the deliverables, we will meet with City representatives to present our final documents along with a final budget estimate.

Quality Control Review
Team Leader: PM | Support: PIC, QA
DBR performs thorough in-house quality control reviews at project milestones. Our project team meets to review the entire scope in order to coordinate and confirm the completeness and quality of our work. For larger projects, we will utilize an independent engineering firm to perform a peer review of our work.

Construction Administration
Team Leader: PM | Support: PIC, CA
During the construction of a project, DBR's project manager and construction administrator will work closely with the Contractor to ensure that the intended level of quality is produced and that the City of Edinburg's expectations are met. We conduct regular coordination meetings on-site with the Contractor and perform frequent project site visits.

OUR DESIGN APPROACH FOR EACH DISCIPLINE INCLUDES:

MECHANICAL DESIGN METHODOLOGY:

- Specify energy efficient HVAC equipment and systems
- Use energy modeling software to estimate energy usage and provide life cycle calculation
- Design HVAC systems to meet latest ASHRAE codes and standard
- Include Energy management and control system for optimum operation of building systems

ELECTRICAL DESIGN METHODOLOGY:

- Specify energy efficient lighting including LED light fixtures
- Include automatic lighting controls such as occupancy sensors in design
- Pursue daylight harvesting where appropriate, if approved by owner.
- Specify harmonic mitigating transformers
- Specify surge protection to protect the building's electronics.
- Suggest an infrared survey of the existing equipment to remain to find issues.
- We would evaluate the transformers to determine the capacity based on watts per square foot.

PLUMBING DESIGN METHODOLOGY:

- Our first approach is to work on reducing the water usage on a project.
- Specify low flow faucets and flush valves and automatic "sensor" faucets and flush valves.
- Our approach to energy efficient is to specify high efficiency water heaters.
- We can design systems with instantaneous water heaters if required.
- We work with owner and architect so that we specify appropriate fixtures for the space design.

At DBR, we believe that our employees must collaborate in order to produce a well coordinated design. DBR's design philosophy is to provide the Owner with the best systems within the Owner's budget. In other words, we don't keep producing the same systems over and over because it saves us money. We are always interested in the latest technology and working with the Owner to incorporate it into the design. DBR is always mindful of life cycle cost and energy savings.

Adherence to the City of Edinburg's design guidelines and standards will be critical to the success of the project. We have had the opportunity to work with multiple governmental entities across the state of Texas. Our experience with these institutions has taught us the value of adhering to design standards. We will review our work for conformance to the guidelines at each step of the design process.

The following are examples of how we manage projects during the construction phase. These tools are utilized in every project DBR performs.

PROJECT MANAGEMENT PLAN

We use a simple plan to document some key information about each project. Our project management plans include a description of the project scope, project schedule, the project team members and a description of their responsibilities, and the quality control procedures for the project.

PRODUCTION SCHEDULE

We use our database to maintain a schedule of all projects which each of our project managers is responsible for. This schedule is reviewed with each project team on a weekly basis. The schedule includes project milestone dates, the name of the individuals working on the project, the estimated time that each team member will devote to the project in a given week, and brief notes regarding the status of the project.

DRAWING/DOCUMENT LOG

We use our project information database to log all sets of plans and specifications for each project. This allows us to keep track of when we published or received the documents, who they were sent to/from, and where they are stored in our office. This allows us to quickly locate documents at any stage during a project, and after a project is completed.

SHOP DRAWING DATABASE

We use the same project information database to track all product submittals and shop drawings. We log the date that submittals are received, the date they are returned, and the individual in our office who reviewed each.

CONSTRUCTION PHASE FOLDER

During the construction phase of a project, we follow a standard procedure for electronic filing all documentation and correspondence, including RFIs, requests for proposal, pay applications, and contract forms. This process allows us to find documents quickly when needed.

Our experience with governmental agencies in the past two years includes the following projects:



CITY OF MCALLEN - PUBLIC UTILITY OFFICE | MCALLEN, TX
Addition/Renovation

Client: City of McAllen
Client Contact: Zeferino Mendoza
Tel. (956) 681-1180

DBR provided MEP engineering services for 2,200 sq. ft. of additions and renovations to the Public Utility Office.



CITY OF MCALLEN - FIRE TRAINING FACILITY | MCALLEN, TX
New Building

Client: City of McAllen
Client Contact: Juan Martinez
Tel. (956) 681-1001

DBR is providing MEP engineering services for a new 14,975 sq. ft. fire training facility, which includes training space, classrooms, conference rooms, office space, and storage space.



CITY OF MCALLEN - TRES LAGOS FIRE STATION | MCALLEN, TX
New Building

Client: City of McAllen
Client Contact: Juan Martinez
Tel. (956) 681-1001

DBR is providing MEP engineering services for a new 11,000 sq. ft. fire station, which includes an apparatus bay, meeting rooms, and living quarters.



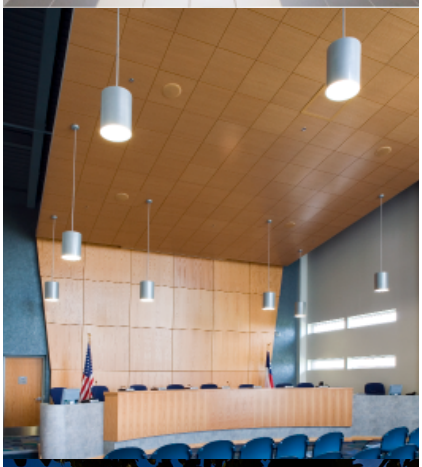
CITY OF MCALLEN - MCALLEN PUBLIC LIBRARY | MCALLEN, TX
Systems Upgrades

Client: City of McAllen
Client Contact: Juan Martinez
Tel. (956) 681-1001

DBR provided MEP engineering services for the conversion of the primary-secondary chilled water loop to a variable flow and conversion of the condenser water loop to a variable flow at the city's library. The conversion required the replacement of motor starters with variable speed drives for the pump motors. Sensors were added to facilitate control of the plant as well.









CITY OF MCALLEN - CITY HALL MECHANICAL UPGRADES | MCALLEN, TX
Systems Upgrades

Client: City of McAllen
Client Contact: Juan Martinez
Tel. (956) 681-1001

DBR provided MEP engineering services for HVAC upgrades at City Hall. Project included the replacement of chilled and hot water valves to existing fan coil units and air handlers, and a new dedicated outside air unit provided fresh air to the building.

CITY OF MCALLEN - TRAFFIC OPERATIONS FACILITY | MCALLEN, TX
Renovation

Client: City of McAllen
Client Contact: Juan Martinez
Tel. (956) 681-1001

DBR provided MEP engineering services for the renovation of the Traffic Operations facility.

CITY OF MCALLEN - PUBLIC WORKS ADMINISTRATION FACILITY | MCALLEN, TX
Systems Upgrades

Client: City of McAllen
Client Contact: Zeferino Mendoza
Tel. (956) 681-1180

DBR provided MEP engineering services for the design of a new generator to provide backup power for the entire Public Works Administration facility.

CITY OF TERRELL HILLS - MUNICIPAL COMPLEX | TERRELL HILLS, TX
Generator Upgrade

Client: City of Terrell Hills
Client Contact: Bill Foley
Tel. (210) 824-7401

DBR provided MEP engineering services for the DBR provided MEP engineering services for the replacement of the existing generator serving emergency power requirements at the building. The purpose of the upgrade was to provide additional capacity for emergency operation of the facility during extended power outages. Backup power was required for the server room, council chambers, and meeting rooms, including the HVAC systems. Additional backup power receptacles were required in other spaces throughout the facility. A generator load analysis was performed to select the appropriate generator size.

3 | TEAM MEMBER QUALIFICATIONS/EXPERIENCE

3 | TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

3. TEAM MEMBER QUALIFICATIONS AND EXPERIENCE – SUBMIT RESUMES SUMMARIZING QUALIFICATIONS AND EXPERIENCE OF PROJECT MANAGER, KEY STAFF AND ANY SUPPORT STAFF LIKELY TO BE ASSIGNED TO THE WORK.

Our firm has seven offices in McAllen, Laredo, San Antonio, Austin, Houston, Dallas and El Paso. A team of engineers in our McAllen office will work with the City of Edinburg. Edward Puentes, PE will serve as the Partner in Charge and Hugo Avila, PE will serve as the Principal-in-Charge for City of Edinburg projects. Hugo will act as the main point of contact for delivering the Owner's directives to the consultant team. Hugo's technical knowledge and ability to meet project requirements in a timely manner assure a well designed facility for the client. Please see our organizational chart below and resumes on the following pages for our proposed project team that will be assigned to the City of Edinburg's projects.

City of Edinburg



EDWARD PUENTES PE
Partner in Charge



HUGO AVILA PE
Principal



ROBERT TIJERINA PE
Project Manager

MECHANICAL	ELECTRICAL	PLUMBING	CONSTRUCTION ADMIN.
MARITZA GARZA EIT	**JAIME RODRIGUEZ**	**M. TONY LEOCHICO**	**GEORGE CASTAÑEDA**
APM/Sr. Mechanical Designer	Electrical Designer	Sr. Plumbing Designer	Construction Administrator

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY



EDWARD PUENTES PE, CEM, LEED® GREEN ASSOCIATE

PARTNER-IN-CHARGE

REGISTRATIONS

Texas PE License: 102338
Certified Energy Manager

EDUCATION

BS | Mechanical Engineering
University of Texas-Pan American | 1997

AFFILIATIONS

- American Society of Heating, Refrigeration and Air Conditioning Engineers (ASHRAE)
- The Association of Energy Engineers (AEE)
- The American Institute of Architects Affiliate (AIA)
- Texas Energy Managers Association (TEMA)

ADDITIONAL INFORMATION

- 27 Years of Experience
- With DBR since 2008

ROLE

Edward is responsible for managing projects across the state. He oversees the design of mechanical, electrical, and plumbing work, making sure that the needs of our clients are met. Edward is also responsible for maintaining design standards and providing quality control.

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Fire Dept. Emergency Operations Center, Addition/Renovation | 4,900 sf

CITY OF EDINBURG | EDINBURG, TX
Fire Station No. 5, New Building | 12,000 sf

CITY OF EDINBURG | EDINBURG, TX
West Water Treatment Plant, Emergency Generator, Systems Upgrades

CITY OF EDINBURG | EDINBURG, TX
Retail Space and Parking Garage, New Building | 22,000 sf

CITY OF MCALLEN | MCALLEN, TX
Public Safety Building, Addition/Renovation | 15,000 sf

CITY OF MCALLEN | MCALLEN, TX
Public Utility Office, Addition/Renovation

CITY OF MCALLEN | MCALLEN, TX
Public Works Administration Office, Renovation

CITY OF MCALLEN | MCALLEN, TX
McAllen City Hall, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
McAllen Fire Station No. 2, New Building | 6,000 sf

CITY OF MCALLEN | MCALLEN, TX
McAllen Fire Station No. 5, Emergency Generator

CITY OF MCALLEN | MCALLEN, TX
McAllen Fire Station No. 6, Emergency Generator

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY



HUGO H. AVILA PE

ASSOCIATE | PRINCIPAL-IN-CHARGE

ROLE

Hugo Avila manages our MEP Engineering services for our McAllen office. Hugo's experience includes mechanical engineering and project management for a variety of projects including new construction, additions, renovations, and system upgrades for educational facilities, commercial buildings, and government facilities.

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Fire Station No. 5, New Building | 12,800 sf

CITY OF EDINBURG | EDINBURG, TX
West Water Treatment Plant, Emergency Generator, Systems Upgrades

CITY OF EDINBURG | EDINBURG, TX
Retail Space and Parking Garage, New Building | 22,000 sf

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF MCALLEN | MCALLEN, TX
Public Works Administration Office, Renovation

CITY OF MCALLEN | MCALLEN, TX
Public Utility Office, Addition/Renovation

CITY OF MCALLEN | MCALLEN, TX
McAllen City Hall, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
McAllen Public Library, Exterior Lighting

CITY OF MCALLEN | MCALLEN, TX
Temporary Respite Center, New Building

CITY OF MCALLEN | MCALLEN, TX
Bicentennial Trail, Exterior Lighting

REGISTRATIONS

Texas PE License: 90071

EDUCATION

BS - Mechanical Engineering,
University of Texas at San Antonio | 1994

AFFILIATIONS

- National Society of Professional Engineers (NSPE)
- American Society of Heating, Refrigeration and Air Conditioning Engineers (ASHRAE)
- The American Institute of Architects Affiliate (AIA)
- City of McAllen Zoning Board of Adjustment and Appeals Member
- South Texas College - HVAC Advisory Committee
- South Texas College - Architectural and Engineering Design Technology Advisory Committee Chair

ADDITIONAL INFORMATION

- 30 Years of Experience
- With DBR since 2019

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY



ROBERT TIJERINA PE

PROJECT MANAGER

REGISTRATIONS

Texas PE License: 121946

EDUCATION

MS - Mechanical Engineering
University of Texas - Pan American | 2011

BS - Civil Engineering
University of Texas - Pan American | 2015

BS - Mechanical Engineering
University of Texas - Pan American | 2009

AFFILIATIONS

- National Society of Professional Engineers (NSPE)
- American Society of Heating, Refrigeration and Air Conditioning Engineers (ASHRAE)
- The American Institute of Architects Affiliate (AIA)

ADDITIONAL INFORMATION

- 15 Years of Experience
- With DBR since 2021

ROLE

Robert Tijerina joined DBR Engineering in 2021. Robert has effectively served as a project engineer and project manager to prepare plans, specifications, and construction administration for various public infrastructure projects. Robert has been involved in complicated chilled water HVAC design, smoke control systems, ductwork design for sound-sensitive spaces, construction management, and project management for municipal, government, educational, and commercial facilities.

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF EDINBURG | EDINBURG, TX
West Water Treatment Plant, Emergency Generator, Systems Upgrades

CITY OF EDINBURG | EDINBURG, TX
Retail Space and Parking Garage, New Building | 22,000 sf

CITY OF MCALLEN | MCALLEN, TX
Fire Training Facility, New Building | 14,975 sf

CITY OF MCALLEN | MCALLEN, TX
City Hall, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
McAllen Public Library, Exterior Lighting

CITY OF MCALLEN | MCALLEN, TX
Traffic Operations Facility, Emergency Generator

CITY OF MCALLEN | MCALLEN, TX
Fire Training Facility, New Building | 14,975 sf

CITY OF MCALLEN | MCALLEN, TX
Tres Lagos Fire Station, New Building | 11,000 sf

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY



MARITZA GARZA EIT

ASSOCIATE | ASST. PROJECT MANAGER | SR. MECH. DESIGNER

REGISTRATIONS

Engineer in Training (EIT) Cert. No.:42050

EDUCATION

BS | Mechanical Engineering
University of Texas-Pan American | 2005

AFFILIATIONS

- National Society of Professional Engineers (NSPE)

ADDITIONAL INFORMATION

- 18 Years of Experience
- With DBR since 2011

ROLE

As the Assistant Project Manager and Senior Mechanical Designer, Maritza works with a team of designers to complete MEP engineering projects. Maritza's experience includes higher education institutions, K-12, healthcare, and government facilities.

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF EDINBURG | EDINBURG, TX
Waste Water Treatment Plant, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
Public Safety Building, Addition/Renovation | 15,000 sf

CITY OF MCALLEN | MCALLEN, TX
Northwest Police Community Network Center, Renovation | 1,620 sf

CITY OF MCALLEN | MCALLEN, TX
Public Utility Office, Addition/Renovation

CITY OF MCALLEN | MCALLEN, TX
Recycle Truck Wash Facility, New Building, 1,000 sf

CITY OF MCALLEN | MCALLEN, TX
McAllen City Hall, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
Public Works Administration Office, Renovation

CITY OF MCALLEN | MCALLEN, TX
McAllen Fire Station No. 5, Emergency Generator

CITY OF MCALLEN | MCALLEN, TX
McAllen Fire Station No. 2, New Building



JAIME RODRIGUEZ

ELECTRICAL DESIGNER

ROLE

Jaime is responsible for the electrical engineering design for several projects in the McAllen office. Jaime is part of a cohesive team that works together to complete MEP engineering projects for a variety of project types. His experience includes educational facilities, government, and office facilities.

EDUCATION

BS | Electrical Engineering
University of Texas Rio Grande Valley | 2019

AFFILIATIONS

- Texas Society of Professional Engineers (TSPE) Member

ADDITIONAL INFORMATION

- 4 Years of Experience
- With DBR since 2022

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF EDINBURG | EDINBURG, TX
Parking Garage and Retail Space, New Building | 22,000 sf

CITY OF MCALLEN | MCALLEN, TX
Traffic Operations Facility, Renovation

CITY OF MCALLEN | MCALLEN, TX
Fire Training Facility, New Building | 14,975 sf

CITY OF MCALLEN | MCALLEN, TX
Tres Lagos Fire Station, New Building | 11,000 sf

CITY OF MCALLEN | MCALLEN, TX
Storm Water Pump Replacements, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
Finance Department Office, Renovation

CITY OF HARLINGEN | HARLINGEN, TX
Harlingen Multimodal Transit Station, New Building

CITY OF MISSION | MISSION, TX
Shary Public Golf Course Maintenance Building, New Building

REFUGIO COUNTY | REFUGIO, TX
County Courthouse, Renovation | 56,000 sf

SERVICE | QUALITY | INTEGRITY | SUSTAINABILITY



M. ANTONIO (TONY) LEOCHICO

ASSOCIATE | SENIOR PLUMBING DESIGNER

ROLE

Tony is responsible for plumbing engineering design in our McAllen office. He is also responsible for writing specs and coordinating with the team throughout the design, construction, and project closeout. With over 30 years of experience in plumbing design, Tony has also provided field construction administration for a variety of project types including educational, commercial, government, and healthcare. His knowledge and qualifications ensure the client of a well-designed plumbing system.

EDUCATION

BS | Mechanical Engineering
University of the East, Manila, Philippines | 1980

AFFILIATIONS

- Member of American Society of Plumbing Engineers (ASPE)

ADDITIONAL INFORMATION

- 44 Years of Experience
- With DBR since 2008

RELEVANT PROJECT EXPERIENCE

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF EDINBURG | EDINBURG, TX
Parking Garage and Retail Space, New Building | 22,000 sf

CITY OF EDINBURG | EDINBURG, TX
Fire Dept. Emergency Operations Center, Addition/Renovation | 4,900 sf

CITY OF MCALLEN | MCALLEN, TX
Public Utility Office, Addition/Renovation

CITY OF MCALLEN | MCALLEN, TX
Public Safety Building, Addition/Renovation | 15,000 sf

CITY OF MCALLEN | MCALLEN, TX
Northwest Police Community Network Center, Renovation | 1,620 sf

CITY OF MCALLEN | MCALLEN, TX
Public Works Administration Office, Renovation

CITY OF MCALLEN | MCALLEN, TX
McAllen City Hall, Systems Upgrades

CITY OF MCALLEN | MCALLEN, TX
Traffic Operations Facility, Renovation

4 | REFERENCES

4. REFERENCES – PROVIDE AT LEAST THREE REFERENCES (NAMES AND CURRENT PHONE NUMBERS) FROM RECENT WORK AND LIST ALL PAST PROJECTS WITH THE CITY OF EDINBURG FOR EACH PROPOSED TEAM MEMBER. INCLUDE A BRIEF DESCRIPTION OF THE PROJECTS ASSOCIATED WITH THE REFERENCE, AND THE ROLE OF THE INDIVIDUAL.

1

CITY OF MCALLEN

Zeferino Mendoza
Tel. (956) 681-1180

PROJECTS:

Fire Station No. 2, New Building | 6,000 sf
City Hall, System Upgrades
Fire Stations No. 5 and No. 6, Emergency Generators
Public Library, Exterior Lighting, Systems Upgrades
McAllen Police Department, Exterior Lighting
Traffic Operations Facility, Renovation
Public Utility Office, Addition/Renovation
Temporary Respite Center, New Building
Fire Training Facility, New Building
Tres Lagos Fire Station, New Building
Public Works Administration Facility, Systems Upgrades

SERVICES PROVIDED:

MEP Engineering

2

CITY OF BROWNSVILLE

Doroteo Garcia
Tel. (956) 541-1012

PROJECT:

Sanitation Building, New Building | 6,000 sf

SERVICES PROVIDED:

MEP Engineering

3

CITY OF TERRELL HILLS

Bill Foley
Tel. (210) 824-7401

PROJECT:

Municipal Complex, New Building, Generator Upgrade

SERVICES PROVIDED:

MEP Engineering

Our experience with the City of Edinburg includes the following projects:

CITY OF EDINBURG | EDINBURG, TX
Fire Station No. 5, New Building | 12,800 sf

CITY OF EDINBURG | EDINBURG, TX
West Water Treatment Plant, Emergency Generator, Systems Upgrades

CITY OF EDINBURG | EDINBURG, TX
Retail Space and Parking Garage, New Building | 22,000 sf

CITY OF EDINBURG | EDINBURG, TX
Service Center, New Building | 17,900 sf

CITY OF EDINBURG | EDINBURG, TX
Fire Dept. Emergency Operations Center, Addition/Renovation | 4,900 sf

CITY OF EDINBURG | EDINBURG, TX
Dustin M. Sekula Memorial Library, New Building | 35,000 sf

Additionally, we have significant experience working with Edinburg CISD and have completed the following projects:

- District-Wide HVAC Improvements, Renovation, Systems Upgrades
- Brewster School - Sports Lighting, Exterior-Lighting
- Canterbury Elementary - Special Needs Classroom, Renovation
- Edinburg High School, Mechanical System Assessment | 330,000 sf
- Robert Vela High School, Renovation | 240,000 sf
- R.C. "Fito" Flores/Mark A. Zapata Elementary, New Building | 75,000 sf
- Dr. Kay Teer Crawford Elementary, New Building | 75,000 sf
- Macaria Gorena Elementary, New Building | 75,000 sf
- Alfonso Ramirez Elementary, New Building | 75,000 sf
- San Carlos Elementary, System Upgrades | 62,000 sf
- Lincoln & San Carlos Elementary Schools, Addition/Renovation | 42,000 sf
- Barrientes Middle School, Addition/Renovation | 30,000 sf
- Freddy Gonzalez Elementary - Gymnasium, Renovation | 11,347 sf
- Carmen Avila Elementary, New Addition | 8,200 sf
- Lyndon B. Johnson Elementary Gymnasium, Renovation | 6,500 sf
- District-Wide SECO Grant Upgrades, (11) Campuses
- J. Economedes High School, Chiller Replacement
- Municipal Pool Investigation, Facility Assessment
- Edinburg High School Canopy and Ag Barn, Addition/Renovation
- Cats Stadium & Barrientes Middle School Sports Fields, Exterior Lighting
- Ramirez Elementary School - Kitchen, System Upgrades
- Robert Vela High School - Science Wing, Building Commissioning
- Thomas Jefferson Elementary School - Gym, Addition/Renovation | 5,000 sf
- Memorial Middle School, System Upgrades
- South Middle School - Print Shop, System Upgrades

5 | INSURANCE

5. INSURANCE - PROVIDE INFORMATION ON THE TYPES AND AMOUNTS OF INSURANCE CARRIED BY THE PSP, INCLUDING GENERAL LIABILITY, AUTO COVERAGE, WORKER'S COMPENSATION, AND PROFESSIONAL LIABILITY COVERAGE. A LIST OF ANY INSURANCE CLAIMS AGAINST THE FIRM WITHIN THE PAST 5 YEARS.

GENERAL LIABILITY: $1,000,000.00 (per claim)

AUTO COVERAGE: $1,000,000.00 (per claim)

WORKER'S COMPENSATION: $1,000,000.00 (per claim)

PROFESSIONAL LIABILITY COVERAGE: $5,000,000.00 (per claim)

DBR Engineering Consultants, Inc. has had the following claims filed against the firm in the past five (5) years:

1. Pharr-San Juan-Alamo ISD | Pharr, TX
Case is pending.

2. San Diego ISD - Collins Parr Elementary School | San Diego, TX
Case was settled and there was no wrongdoing on DBR's part.

3. Schertz Animal Adoption Center | Schertz, TX
Case was settled without prejudice.

4. Thompson Hotel | San Antonio, TX
Case is pending.

Sample Certificate of Insurance:

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 4/3/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Bowen, Miclette & Britt Insurance Agency, LLC
2800 North Loop West, Suite 1100
Houston TX 77092

CONTACT NAME: Samantha Brown
PHONE (A/C, No, Ext): 713-880-7100 **FAX (A/C, No):** 713-880-7166
E-MAIL ADDRESS: sbrown@bmbinc.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Continental Casualty Co.	20443
INSURER B : Transportation Insurance Company	20494
INSURER C : The Continental Insurance Co.	15113
INSURER D : Allied World Surplus Lines Insurance	24319
INSURER E :	
INSURER F :	

INSURED DBRENGINEE
DBR Engineering Consultants, Inc.
9990 Richmond, Suite 300
Houston TX 77042

COVERAGES **CERTIFICATE NUMBER:** 708077971 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT X LOC OTHER:	Y	Y	B2095614489	3/13/2024	3/13/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
B	**AUTOMOBILE LIABILITY** ANY AUTO ALL OWNED AUTOS SCHEDULED AUTOS X HIRED AUTOS X NON-OWNED AUTOS	Y	Y	BUA2089186072	3/13/2024	3/13/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ 1,000,000 $ $ $ $
B	X **UMBRELLA LIAB** X OCCUR **EXCESS LIAB** CLAIMS-MADE DED X RETENTION $ 10,000	Y		B2089186170	3/13/2024	3/13/2025	EACH OCCURRENCE AGGREGATE $	$ 5,000,000 $ 5,000,000 $
C	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	Y	WC295949557	3/13/2024	3/13/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
D	Professional Liability		Y	03133243	3/31/2024	3/31/2025	Each Claim Policy Aggregate Deductible	5,000,000 7,000,000 250,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Professional Limit includes Defense Costs.

The following policy provisions and/or endorsements form part of the policies of insurance represented by this certificate of insurance. The terms contained in the policies and/or endorsements supersede the representations made herein. Electronic copies of the policy provisions and/or endorsements listed below are available by emailing the Contact Person as shown above.

General Liability:
Blanket additional insured Ongoing Operations per form #SB146968C 10-19
See Attached...

CERTIFICATE HOLDER

SPECIMEN
For Informational & Bidding Purposes Only

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2014/01) **The ACORD name and logo are registered marks of ACORD**

6 | PROFESSIONAL SERVICES AGREEMENT

6. PROFESSIONAL SERVICES AGREEMENT – PROVIDE A STATEMENT THAT THE PROFESSIONAL SERVICES AGREEMENT HAS BEEN READ, THAT THE FIRM WILL MEET THE PREREQUISITE INSURANCE REQUIREMENTS, AND THE FIRM, IF SELECTED, AGREES TO ENTER IN TO SUCH AGREEMENT.

DBR Engineering has read the Professional Services Agreement and will me the prerequisite insurance requirements and if selected, agrees to enter in to such agreement.

7 | CONTACT INFORMATION

7. CONTACT INFORMATION – EACH FIRM MUST SUBMIT THE FIRMS TWO (2) DIFFERENT CONTACT INFORMATION (NAME, TITLE, ADDRESS, PHONE NUMBER, MOBILE NUMBER, AND EMAIL ADDRESS).

Hugo Avila, PE, Principal-in-Charge and Robert Tijerina, PE, Project Manager will be DBR Engineering's two main points of contact for the City of Edinburg.



HUGO AVILA, PE
PRINCIPAL-IN-CHARGE
200 South 10th Street, Suite 901
McAllen, Texas 78501

Office: (956) 683-1640
Mobile: (956) 285-6520
Email: havila@dbrinc.com



ROBERT TIJERINA, PE
PROJECT MANAGER
200 South 10th Street, Suite 901
McAllen, Texas 78501

Office: (956) 683-1640
Mobile: (956) 240-0330
Email: rtijerina@dbrinc.com

OPEN MINDS.
INCREDIBLE SERVICE.
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Request for Qualifications

for

RFQ #2024-09

Engineering Services Rotation

JULY 15, 2024

DESHAZO GROUP, INC.
400 S. Houston Street
Suite 330
Dallas, TX 75202
www.deshazogroup.com

DeShazo Group 44 YEARS
TRAFFIC » TRANSPORTATION PLANNING » PARKING » DESIGN

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

July 11, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)
RFQ No. 2024-9 Engineering Services

RE: DeShazo Group Inc., Request for Qualification 2024-9 Engineering Services Rotation

Dear City of Edinburg,

The City of Edinburg's thriving community is currently searching for a highly qualified transportation firm. In 1980, The DeShazo family founded what would become a leading traffic engineering force in North Texas. Now, 44 years later, the DeShazo Group has been involved in more than 5,000 professional engineering projects that have impacted communities throughout Texas and the United States. These projects have included traffic impact studies, thoroughfare plans, traffic signal warrant analysis, traffic signal design, traffic and parking master plans, parking analysis, functional parking design and many others. Our HUB and WBE firm has extensive experience in providing traffic and parking services for numerous properties including civic, transportation, commercial developments, mixed-use and institutional settings. Many of these feature a sophisticated blend of private, public, and commercial spaces. Many of the developments we have been involved in are designed to create vibrant and multi-functional areas that prioritize pedestrian traffic. These areas blend different types of land uses, public amenities, and commercial buildings in a cohesive manner, creating a community destination where people can live, work, play, and shop. We offer personalized attention from a local firm that has the resources and expertise to provide exceptional services. We will serve you out of our main office at 400 S. Houston Street, Suite 330 in Dallas, Texas 75202. Our team produces high-quality, accurate, and responsible reports, studies, and analysis reports for our services. Currently, we have IDIQ contracts with the City of Garland, the City of New Braunfels, the City of Woodway, the City of Hutchins, the Town of Prosper, Hays County, Dallas ISD bond programs, the City of Dallas Aviation, the University of Nort Texas, Texas Tech University System and the Southern Methodist University.

The DeShazo Group is ready to provide the City of Edinburg with professional traffic engineering services. The attached statement of qualifications and project examples is a small portion of the thousands of projects DeShazo Group has performed over the last four decades. We are confident that our dedicated and skilled team of traffic engineers with more than 44 years of local and national experience can successfully lead the City of Edinburg in its transportation efforts.

Thank you for the opportunity to submit our qualifications for the RFQ. We look forward to our working relationship with the City of Edinburg. DeShazo Group grants the City of Edinburg and its representative authorization to contact any references listed in this qualification document.

Please call us at Office: (214) 748-6740 or directly: at 214-748-6229 if you have questions or comments.

Respectfully,

Chuck DeShazo, President DeShazo Group, Inc. chuck.deshazo@deshazogroup.com
400 South Houston Street, Suite 330 Dallas, Texas 75202 P. 214.748.6740 www.deshazogroup.com



PART 1:

QUALIFICATIONS

DeShazo Group 44 YEARS

TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

DESHAZO GROUP SERVICES:

TEXAS REGISTRATIOIN #F-3199

- School Traffic Studies
- Traffic Calming
- Corridor Plans
- Thoroughfare Plans
- Bike Trail Development
- Pedestrian Studies
- Traffic Impact Studies
- Traffic Master Plans
- Safety Accident Analysis
- Traffic Signal Warrant Analysis
- Traffic Signal Design
- Context Sensitive Roadway Analysis
- Mixed-Use parking Requirements
- Parking Regulations
- Parking Design Standards
- Parking Master Plans
- Speed Zone Studies
- Intersection Justification Studies
- TxDOT/Other Entity Coordination
- Transit Studies
- Traffic Management During Construction
- Signage Plans & Traffic Control Plans
- Street Lighting Plans
- Complete Streets

TRAFFIC ENGINEERING SOFTWARE

- **AutoCAD 2024:** Used most commonly for traffic signal design
- **AutoTURN 2024:** Turning movement analysis at the access and intersection curbs
- **ParkCAD 2024:** Parking Design, lot management, and access improvement, etc.
- **Agi32:** Photometric Lighting Analysis, can be utilized to evaluate the adequacy of the existing lighting conditions as well as future sufficiency
- **ITE Tripgen 11th edition:** Web-based software used for traffic, pedestrian, truck, transit, and bicycle trip generation
- **ITE ParkGen:** Site Parking Generation
- **Synchro and Sim 10th, 11th, 12th edition:** Transportation engineering software used for design, model, and optimize traffic signals, corridors, and networks
- **(DSPM):** DeShazo Shared Parking Model used for parking analysis

TRAFFIC SIGNAL WARRANT ANALYSIS & DESIGN METHOD

The DeShazo Group uses the time-tested method and protocols that we have utilized in the past to design traffic signals in the City of Edinburg. Our team combines the Texas Manual on Uniform Traffic Control Devices (TMUTCD) guidelines with the best industry practices and local governing agency standards. We use software such as AutoCAD (for traffic signal design), AutoTurn (for turning movement analysis at the access and intersections evaluating median, radius, lane width and curbs), Agi32 (for Photometric Lighting Analysis to evaluate the adequacy of the existing lighting conditions as well as future sufficiency), Highway Capacity Software (for evaluating the multimodal operation of streets, intersections, roundabouts, highways, freeways, warrant analysis and off-street paths), Synchro and SimTraffic12 (for analysis and simulation existing and future projected traffic), and ITE TripGen and ParkGen (for traffic, pedestrian, truck, transit, and bicycle, trip and parking generation). The DeShazo Group also references the latest accessibility standards set forth by ADA, PROWAG, and TAS to ensure the accessibility of our designs.

We gather existing weekday or weekend hourly vehicular and non-vehicular traffic volumes by individual turning movement for TxMUTCD specified time windows depending upon the nature of the subject intersection. To determine the anticipated traffic growth on the subject intersection we analyze the historical traffic trends and input from the stakeholders. We also generate hourly vehicular traffic volumes based on the proposed development, calculated from the Institute of Transportation Engineers Trip Generation (where applicable) and/or our historical traffic volume research. In cases where there are no published off-peak period trip generation characteristics for the planned uses, we collect hourly traffic volume characteristics at an existing site exhibiting similar trip generation characteristics.

We apply the traffic-volume-related traffic signal warrant criteria defined in the Texas Manual on Uniform Traffic Control Devices (TxMUTCD) to the traffic volume data compiled in the preceding tasks to determine the status of satisfying the applicable criteria for traffic signal installation and its construction timeframe. Finally, we summarize the findings of the Traffic Signal Warrant Analysis (if needed). We also perform intersection traffic analysis using Synchro Software to determine the adequacy of capacity and determine whether geometric improvements to the intersections are needed or whether a more sustainable design can be accomplished without capacity compromise. The first step is to contact the approving agency to confirm the parameters and requirements of the signal design. If there is no sufficient electronic base map, create a to-scale base drawing. Then, do a reconnaissance and detailed field survey of the subject intersection to confirm the existing pavement conditions, nearby traffic control devices, above-ground utilities, and other field conditions. Next, develop design plan sheets that show traffic signal poles, detectors, conduit runs, wiring, and signal head types and locations to satisfy the approving agency. After this, develop quantity estimates for the traffic signal construction and insert appropriate specification sheets from the approving agency. At every milestone of signal design plans, a probable construction cost based on drawings, specifications, and materials should be estimated and presented at 30%, 60%, 90%, and 100%. Finally, develop a construction plan sheet that shows street light poles, conduit runs, wiring, light types, locations, and agency construction specifications to furnish the signal construction.

ENGINEERING STUDIES & ANALYSIS

Traffic engineering is a specialty here at the DeShazo Group. We have completed thousands of traffic engineering projects, ranging from single intersection designs and analysis to major area-wide systems involving hundreds of intersections. Throughout North Texas, our services can virtually be seen in every aspect of traffic engineering.

The method DeShazo uses for Traffic Engineering Studies is to collect traffic volumes for certain roadway intersections during peak hours and existing daily traffic volume counts on adjacent roadway links in 15-minute increments by direction. We then calculate the trip generation of the development using the Institute of Transportation Engineers *Trip Generation Manual (11th Edition)*. If insufficient data are available from the manual or if off-peak-period data are required, other technical methodologies may be required to estimate site-related traffic volumes. We project the site-related traffic origination and destination characteristics, travel routes, and mode split based on information provided by the Client and/or DeShazo's professional judgment. DeShazo reviews historical traffic volume data, if readily available, to estimate traffic growth rates of background traffic within the study area at the estimated site buildout years.

Develop peak-hour traffic analysis volumes for the following scenarios.

- Existing conditions
- Phase I buildout year without site traffic
- Phase I buildout year with site traffic
- Full project buildout year without site traffic
- Full project buildout year with site traffic
- Horizon year without site traffic
- Horizon year with site traffic

Based on this data we analyze the intersection peak-hour traffic operational conditions and the daily roadway link capacity conditions for the scenarios. Develop recommendations as needed and where appropriate to mitigate unacceptable traffic operational conditions in the scenarios.

Evaluate one or more of the following TxDOT design guidelines, standards, and regulations, if required, for site driveways located on roadways maintained by the Texas Department of Transportation.

- *Access Management* guidelines, including driveway spacing, adjacency to freeway ramps, etc.
- Auxiliary lane requirements (left-turn and right-turn deceleration lane analysis)
- Intersection Sight Distance (may include a cursory review using the Google Earth and Mapping platforms.

Summarize the project background, data, analysis, results, and recommendations in a Technical Memorandum for submission to the required government agency.

QUALITY ASSURANCE/ QUALITY CONTROL

DeShazo Group is committed to providing quality service, products, and deliverables at all times. DeShazo has developed a quality assurance program that every project manager is required to know and use. We certify that our procedures ensure high-quality services that satisfy our client's needs there is no learning curve relative to quality. Our goal is to ensure that all deliverables meet your specifications and are error-free. Our quality is based on a 43-year history of tradition:

- **Quality is planned** with proper coordination, supervision, and technical direction, understanding the scope of services, and using appropriately skilled personnel.
- **Quality is monitored** by a project manager to evaluate all work and procedures followed throughout all project stages.
- **Quality is reviewed** by a Licensed Professional Engineer or Principal.

We here at the DeShazo Group have a Quality Assurance Manual to provide guidelines for the preparation of engineering contracts, studies and reports, design drawings, construction plans, specifications, and contract documents, as well as services during construction administration. Employees are responsible for adhering to the procedures presented in this report. Any departure from these procedures must receive prior written approval from the Board of Directors. These guidelines and procedures are intended to assist us in providing consistently high-quality services to our clients in an efficient manner and under all circumstances to endeavor to adhere to a high standard of professional practices and to safeguard public safety. The Quality Assurance Managers of DeShazo Group are Chuck DeShazo and Onkar Dhondkar.

Reports are checked for clarity and correctness, including checking properly labeled tables and exhibits, calculations and statements supporting the engineering recommendations. Audits are conducted on a routine basis to establish and verify the adequacy of and conformance to the Quality Assurance Manual requirements and to determine the effectiveness of the program. Audits include an evaluation of policies, practices, procedures, and documentation of the Quality Assurance Program by our Principals. Records of outgoing documents produced by DeShazo Group, Inc. (including the Quality Assurance Manual, specifications, drawings, and reports) and a hard copy of all out-going job-related e-mails shall be scanned or saved as PDF file and saved under the project job in the subfolder labeled "Deliverables. DeShazo Group is committed to providing quality service, products, and deliverables at all times. We certify that our procedures ensure high-quality services that satisfy our client's needs there is no learning curve relative to quality. Our goal is to ensure that all deliverables meet your specifications and are error-free. Our quality is based on a 43-year history of tradition.

AVAILABILITY STATEMENT

A dedicated team has been assigned to the City of Edinburg's projects. Onkar Dhondkar will serve as the Project Manager, Raj Desai will handle Traffic Analysis, Pranav Sharma will be responsible for Signage Design and Logan Primm will work on Traffic Signal Design. The team's availability will be at 95%. The remaining 5% will be assigned to other projects that require urgent attention. The team is committed to completing the original project on time. The design schedule will follow the corresponding design phase of 30% complete, 60% complete, 90% complete, and the construction drawing phase. Each milestone of the phase is expected to take one to two months to complete. The team would contact the approving agency staff to confirm the parameters and requirements of the signal design. Create a to-scale base drawing if no sufficient electronic base map exists. Do a reconnaissance of the subject intersection to confirm existing pavement conditions, nearby traffic control devices, above-ground utilities, and other field conditions. Develop construction plan sheets that show traffic signal poles, detectors, conduit runs, wiring, and signal head types and locations to satisfy the approving agency. Develop quantity estimates for the traffic signal construction then insert appropriate specification sheets from the approving agency. Develop a construction plan sheet that shows street light poles, conduit runs, wiring, and light types and locations to satisfy the approving agency. A probable construction cost based on drawings, specifications, and materials at every milestone is 30%, 60%, 90%, and 100%.

COMMUNICATION

Having worked together with our core team on an extensive range of projects in the past, Onkar Dhondkar will serve as Project Manager and as the City of Edinburg's primary point of contact for the duration of the project. With their proven dedication to their client's success and the project's success, this established team has proven to be a valuable asset. Over the years, the team has built strong working relationships to meet challenges and client needs. The deliverables we produce are not only technically correct but also aligned with the client's goals.

- Respond promptly via telephone, email, web video, or face-to-face meeting to any city request
- Have a kickoff meeting with the city to discuss the tasks and expectations of the project
- Provide status updates to the city at timely points agreed upon in the kickoff meeting
- Submit reports, technical memorandums, and/or designs to the city at milestones agreed upon in the project kickoff meeting
- Submit final reports, memorandums, or designs to the city
- Represent the city before neighborhood groups, the county, TxDOT, and/or any other groups at the request of the city

The City's representatives will have phone numbers to direct office phones, cell phones, and email addresses for all staff working on each specific project. Staff will be available between 8:00 am to 5:00 pm, Monday thru Friday. Communication outside these hours will be responded to no later than the next business day. Every employee is required to enter their time into our accounting project management software Ajera on a daily basis. That is reviewed by a project manager who maintains track of the budget available, the hours expended, and the timeframe for accomplishing the task.



PART 2:

PROJECTS

DeShazo Group 44 YEARS

TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Fort Worth, TX

HERITAGE PARK & PADDOCK PARK

Traffic Engineering Services for Heritage & Paddock Park Redevelopment



CLIENT:
MIG,Inc.
City of Fort Worth

PROJECT DATES:
2020 - Ongoing

KEY PERSONNEL:
Onkar Dhondkar, PE
Project Manager

CLIENT REFERENCE:
Ms. Melissa Erikson
MIG, Inc.
815 SW 2nd Avenue, #200
Portland, OR 97204
(503) 297.1005
merikson@migcom.com

PROJECT FEE:
$25,000

PROJECT DESCRIPTION:

In 2020, DeShazo Group was contracted by MIG, Inc. on behalf of the City of Fort Worth. A project was launched to reconceptualize Heritage Park and Paddock Park, municipal parks located adjacent to the Tarrant County Court House in Fort Worth, Texas.

In DeShazo's capacity as a transportation engineering consultant on this project, engineers primarily analyzed pedestrian facilities and pedestrian safety, due to the planned changes to the site. Specifically, DeShazo studied crosswalk plans where N. Main Street (SH-287) splits into Commerce Street and Houston Street at E. Bluff Street. DeShazo also studied potential traffic control devices including pedestrian warning signs and flashers on SH-287 and provided recommendations to install appropriate traffic control devices such that vehicles coming off of the SH-287 bridge toward the park would be aware of pedestrians using the proposed crosswalk.

DeShazo also provided recommendations for the configuration of the proposed crosswalk, taking careful consideration for pedestrian safety. It was also recommended to lower the speed limit on SH-287 to decrease the risk of potential pedestrian incidents.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

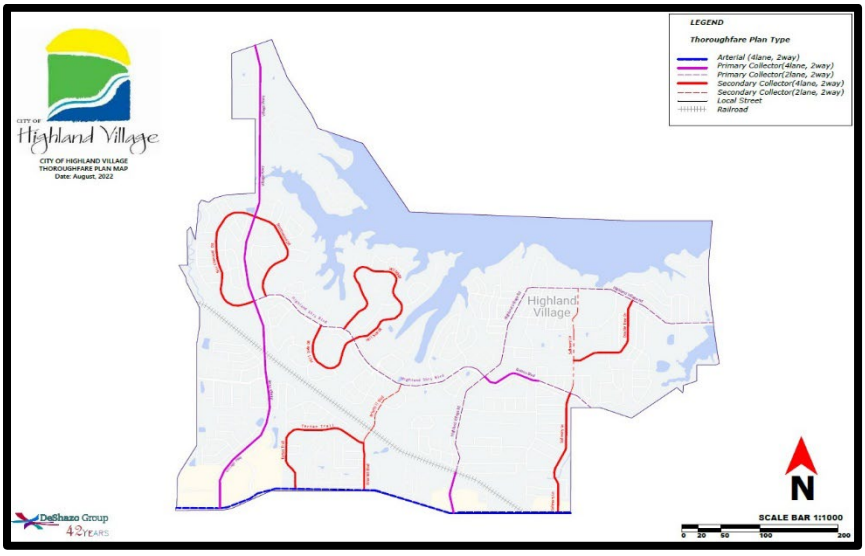
TRAFFIC ENGINEERING SERVICES

City of Highland Village



Project Description

DeShazo Group, Inc. was contacted by McAdams Company to conduct a review and update the City of Highland Village's Thoroughfare Plan. The Thoroughfare Plan for the city was prepared in 1991 by DeShazo Group, Inc. and then updated in 2003 by BW2 Engineers, Inc. Since both past thoroughfare plans, the city grew substantially with almost 97% of the city covered with residential, retail, recreational, office, parks, trail systems, and many more. The city planned to add more infrastructure and other transportation modes. There were current and future for trail system expansion, sidewalk improvements, and the addition of bike lanes, golf cart lanes, pedestrian walkways, and intersection impartments. DeShazo Group was tasked with producing a new 2022 Thoroughfare Plan Update Report and Map for the City of Highland Village. This thoroughfare plan update incorporated all those improvements along with recommendations based upon this study analysis.



CLIENT REFERENCE:
Mr. Ron Stewart
McAdams Company
111 Hillsdale Drive
Lewisville, Texas 75057
214-213-4054
rstewart@mcadamsco.com

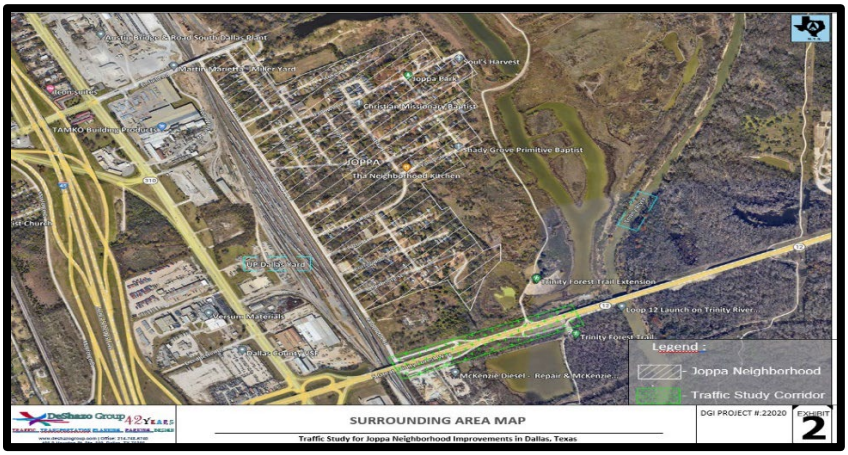
KEY PERSONNEL:
John J DeShazo Jr., P.E.
Onkar Dhondkar, P.E.

PROJECT DATES:
2022

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

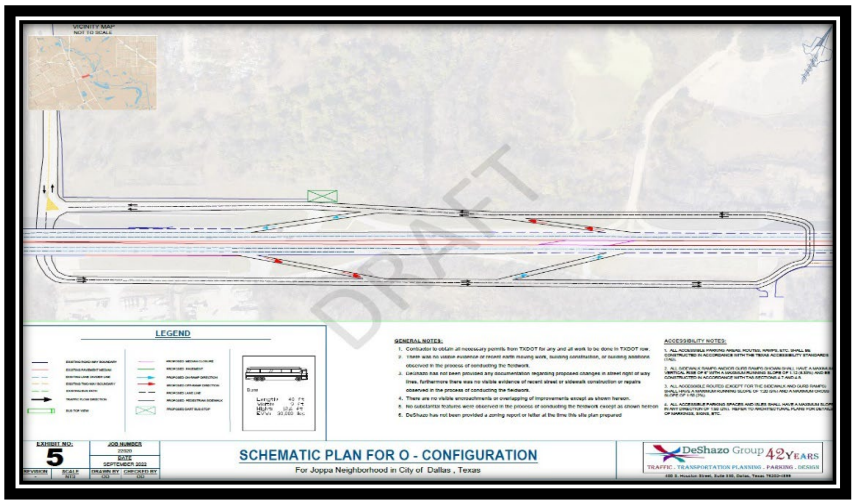
Joppa Neighborhood Improvements in Dallas, Texas

The DeShazo Group was retained to conduct a traffic study for the Joppa Neighborhood in south Dallas. The neighborhood area is bounded by Carbondale Street to the west, Texas Loop 12 Service Road to the south, Sleepy Hollow Road to the East, and Linfield Road to the North. The neighborhood has Trinity River on the east side and Union Pacific Dallas Rail Yard on the west side. Both restrict multiple accesses to the neighborhood. DeShazo team evaluated traffic operations in the southern corridor of the Joppa Neighborhood with respect to different traffic flow patterns.



Joppa Preferred Ramp Orientation

Ramp orientation based on the O configuration we proposed moves the bus stop location. Bus maneuvering would be smoother if the O configuration was implemented. The bus traffic would have to make the least looping around the proposed section. Also, with this option, a single DART bus stop could be implemented. This would reduce pedestrians walking across Loop 12 Road.



KEY PERSONEL:
John DeShazo Jr., P.E.
Onkar Dhondkar, P.E.

CLIENT:
Criado & Associates
Sherry L Williams
swilliams@criadoassociates.com
817-807-3334

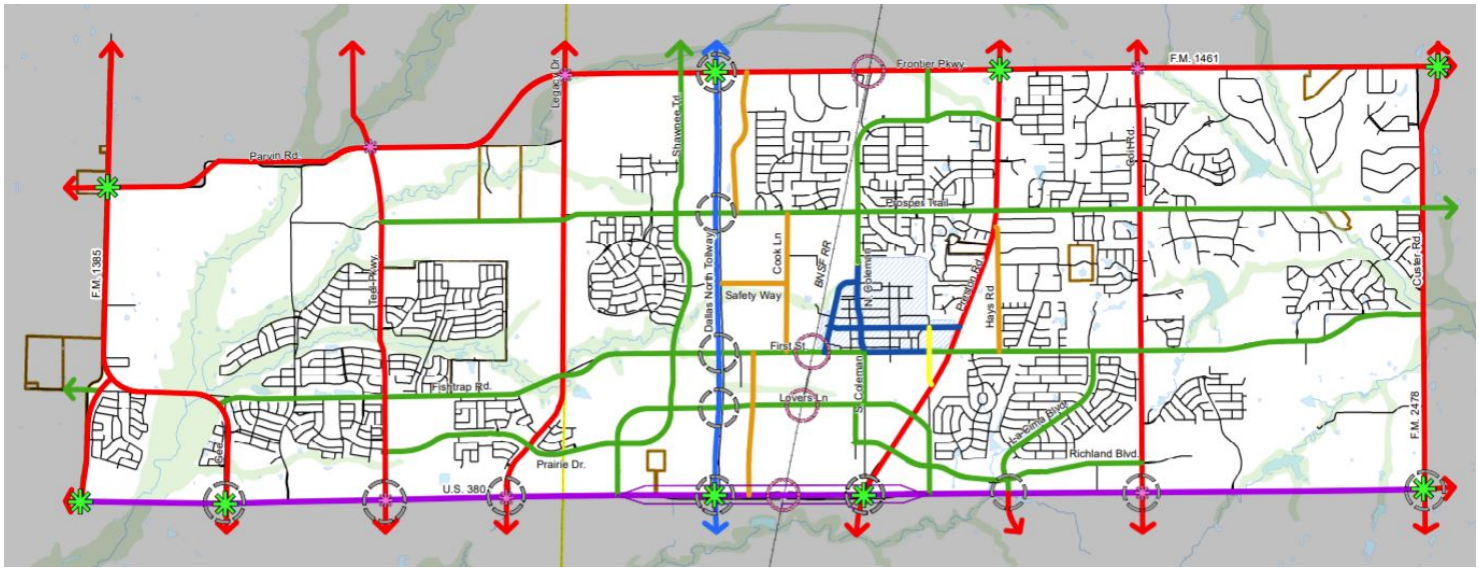
FEE:
$18,516

PROJECT DATES:
2022-2023

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Prosper, TX

TOWN OF PROSPER THOROUGHFARE PLAN ANALYSIS



CLIENT:
Town of Prosper

SCOPE:
Thoroughfare Plan Analysis

LOCATION:
Northwest of the of US-380 (East University Drive) and the Dallas North Tollway and is bordered by West First Street to the north and Legacy Drive to the west

PROJECT DATES:
2020

Fee:
$18,200

KEY PERSONNEL:
John DeShazo Jr., P.E.
Onkar Dhondkar, P.E.

FEE:
$29,340

CLIENT REFERENCE:
Town of Prosper
Harlan Jefferson,
Town Manager PO Box 307 Prosper, TX 75078
harlan_jefferson@prospertx.gov

PROJECT DESCRIPTION:

In 2020, DeShazo Group Inc. conducted a review of potential roadway alignments that would require amending the Town's Thoroughfare Plan. Each roadway alignment was first analyzed using Level of Service (LOS) methodologies for intersection capacity and roadway link segments. Then each roadway alignment was evaluated for other criteria to create a comparison to make recommendations. For the first part, the two LOS analysis required traffic volume quantities to be imputed to generate the comparison data. To provide a reasonable projection of these traffic volumes for the full build-out of the study area, the analysis used traffic volumes from the North Central Texas Council of Governments (NCTCOG) Mobility 2045 Model. For the second part, the DeShazo Group selected criteria that incorporate a review of factors that consider stakeholders affected by a thoroughfare plan amendment.

DeShazo Group reviewed and evaluated the traffic operational characteristics of a grid-based thoroughfare plan versus a non-grid thoroughfare plan for the Town of Prosper. This study included a capacity analysis of roadway links. In addition, the advantages and disadvantages of roundabouts over traditional signalized intersections were analyzed.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Rowlett, TX

BAYSIDE & SAPPHIRE BAY

Traffic Engineering Services for Bayside MUD and Sapphire Bay Resort



CLIENT:
Donahue Development Corporation
Bayside Commercial, LLC

PROJECT DATES:
2016 - 2020

KEY PERSONNEL:
John J. DeShazo Jr., PE - Principal
Onkar Dhondkar - Project Engineer
(2020 Update)

CLIENT REFERENCE:
Mr. Kent Donahue
Donahue Development Corporation
15443 Knoll Trail, Suite 130
Dallas, TX 75248
Kent@donahuedevelopment.com

PROJECT FEE:
$87,652.71

PROJECT DESCRIPTION:

In February of 2016, DeShazo Group was contacted by the Donahue Development Corporation to request traffic engineering services for a planned multi-phase, mixed-use development in Rowlett, Texas. Located at the tip of the Lake Ray Hubbard peninsula in Rowlett, Sapphire Bay is a mixed-use development featuring single family homes and multi-family apartments as well as office, retail, restaurants, and personal service space. It is the first of two phases in a billion-dollar construction plan.

A traffic impact and roadway link analysis was prepared for the City of Rowlett detailing trip generation based on planned uses as well as an intersection Level-of-Service (*LOS*) analysis utilizing peak hour traffic volumes. Internal roadway network lane configurations were developed in addition to future Bayside Drive which will connect the two phases of the development across IH-30 upon full site build-out.

DeShazo Group continues to assist in development efforts on an as-needed basis.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Fort Worth, TX

TRINITY BLVD. & EULESS S. MAIN ST.

Traffic study and Signal Design



CLIENT:
Graham Associates, Inc.

PROJECT DATES:
2022 - 2023

KEY PERSONNEL:
Onkar Dhondkar, PE
Project Manager

CLIENT REFERENCE:
Mark Burckhard, PE
600 Six Flags Drive, Suite 500
Arlington, Texas 76011
(817) 929-7934

PROJECT FEE:
$60,000

PROJECT DESCRIPTION:

In 2022, DeShazo Group was contracted by Graham Associates, Inc. to evaluate a Traffic Assessment Study and crash analysis for upgrading the traffic signal on Trinity Boulevard and Euless S Main Street in Fort Worth, Texas. The purpose of the study was to ensure that the LOS continues to maintain a satisfactory rating. The analysis found that the intersection will operate at an acceptable LOS once the signal cycle length and splits were optimized. The crash modification factor CMF analysis found improving the existing negative left-turn offset lanes to the positive offset left-turn lanes on Trinity Boulevard. It was recommended to implement this improvement as the CMF analysis implied an estimated reduction of 18 crashes after the improvement will be in place. In addition, with a likelihood of reducing all crashes by approximately 10% on Euless S Main Street, it was recommended to provide left-turning lanes to enhance crash safety.

Signal Design and Relocated Lights Design were services DeShazo provided for the intersection improvement project based on the traffic studies.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Grand Prairie, TX

CAMP WISDOM ROAD WIDENING

Intersection Improvement at Camp Wisdom and Carrier Parkway



CLIENT:
Salcedo Group, Inc.

PROJECT DATES:
2017 - 2023

KEY PERSONNEL:
John J. DeShazo Jr., P.E. Principal
Onkar Dhondkar P.E. Project Manager

CLIENT REFERENCE:
Mr. Michael Salcedo
Salcedo Group, Inc.
110 SW 2nd Street
Grand Prairie, TX 75050
misalcedo@salcedogroupinc.com

PROJECT FEE:
$24,102

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

PROJECT DESCRIPTION:

In 2017, Salcedo Group contacted DeShazo Group regarding plans for the widening of Camp Wisdom Road from Belt Line Road in Dallas to Robinson Road in Grand Praire, Texas.

Due to geometry of the intersection at Camp Wisdom and S Carrier Parkway, signal modifications and additional vehicle signal heads were required. The City of Dallas also desired to replace the metal pole span wire design with mast arm poles to bring the intersection in line with current standards and specifications.

In addition to developing quantity estimates for traffic signal construction, DeShazo developed the following construction plan sheets:

- General construction notes and specifications sheets;
- Material quantity summary sheet;
- Existing conditions and removal sheet;
- Traffic signal poles, controller cabinet, detectors, conduit runs and signal head layout plan sheet;
- Quantity tables for wiring and cables, signal types, detection/phase diagram sheet;
- Intersection signs and pavement markings sheet.

Love Field, Dallas, TX

CONSOLIDATED CAR RENTAL FACILITY

Traffic study



CLIENT:
InterVISTAS Consulting, Inc.

PROJECT DATES:
2022 - 2023

KEY PERSONNEL:
Onkar Dhondkar, PE
Project Manager

CLIENT REFERENCE:
Daniel Barton
Daniel.barton@intervistas.com
(650) 597-3875

PROJECT FEE:
$60,000

PROJECT DESCRIPTION:

InterVISTAS Consulting, Inc. retained the DeShazo Group to conduct a Traffic Impact Analysis (TIA) for proposed project specific alternatives on the surrounding roadway systems of the Dallas Love Field Airport. The overarching goal of the project was to identify the optimal location to develop a consolidated rental car facility and associated improvements for the Dallas Love Field Airport.

The DeShazo Group evaluated six potential sites for the proposed facility and their impact on the adjacent transportation systems. The purpose of this TIA is to evaluate the existing and projected traffic flows for each CONRAC alternative and identify associated improvements to the public transportation system necessary to maintain an acceptable level-of-service (LOS) as defined by the governing agencies. The study area of the Traffic Impact Analysis focused on 24 intersections at the airport. The development scenarios analyzed the existing, background, planning year (Background + Full Buildout), planning horizon year, and planning horizon year + site (2043 Horizon + Site).

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Fort Worth, TX

John Peter Smith Hospital

Master Planning



CLIENT:
Broaddus & Associates

PROJECT DATES:
2022-2023

KEY PERSONNEL:
Chuck DeShazo
Principal

Onkar Dhondkar, PE
Project Manager

CLIENT REFERENCE:
Kristina Jones
kjones@broaddususa.com
(817) 975-0462

PROJECT FEE:
$140,000

PROJECT DESCRIPTION:

DeShazo Group worked on the John Peter Smith Hospital master plan concurrently with planning a 2,600-space parking garage and a Behavioral Health Hospital. DeShazo Group was engaged to assist with the traffic engineering, transportation planning, and parking elements of the master plan and also to provide a parking analysis and traffic impact analysis for the new garage and hospital.

The analysis of the traffic generated by the proposed development resulted in a moderate impact on the local roadway system. The project analyzed 20 intersections around the hospital campus. DeShazo suggested improvements to the local roadway geometry, roadway link capacity, and traffic control devices to improve traffic operations for the local roadway network.

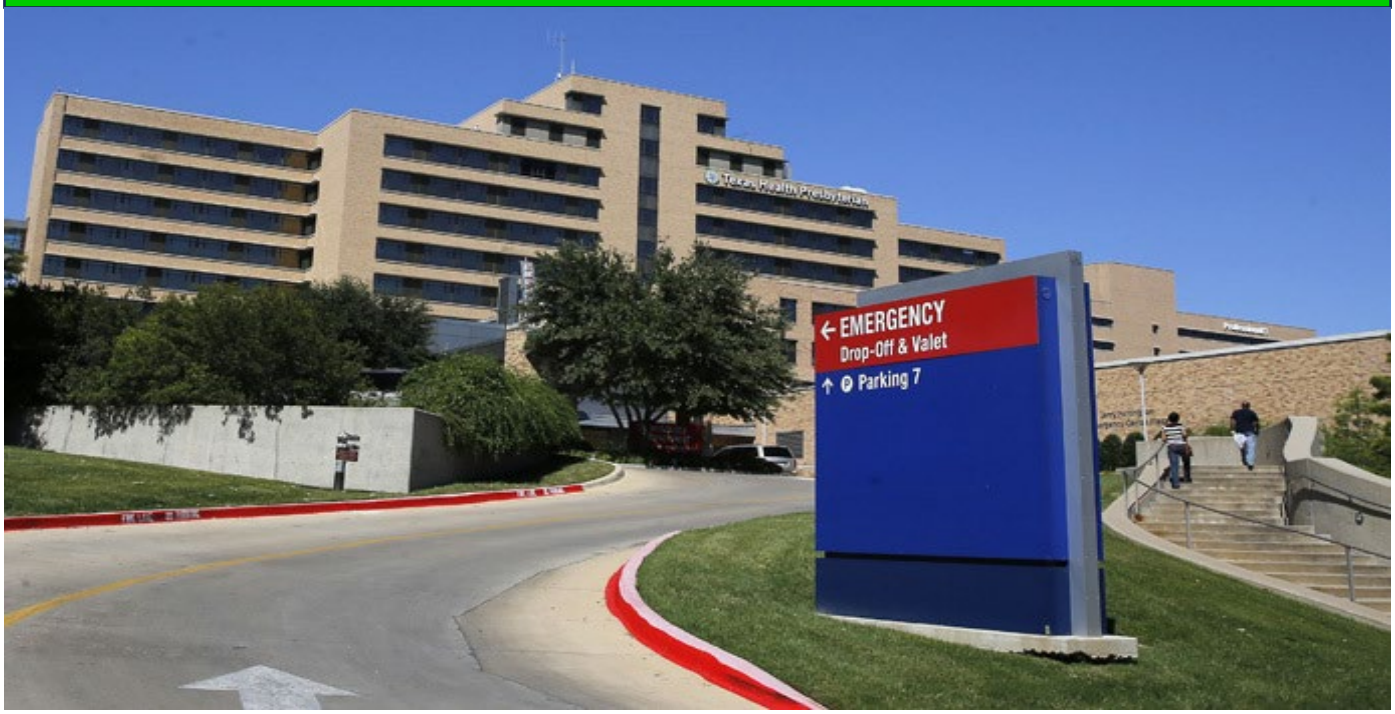
After conducting a comprehensive analysis of JPS's parking supply, DeShazo found the peak parking demand rate for the campus based on parking observations and a parking accumulation study for all facilities 24/7. The hospital was determined to have a parking surplus of 1,309 spaces after buildout peak demand.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

Dallas, TX

Texas Health Presbyterian Hospital

Master Planning



CLIENT:
Texas Health Resources Presbyterian Hospital

PROJECT DATES:
2022 - 2023

KEY PERSONNEL:
Onkar Dhondkar, PE
Project Manager

CLIENT REFERENCE:
Rita Hendricks
ritahendricks@texashealth.org
(214) 345-6210

PROJECT FEE:
$56,350

PROJECT DESCRIPTION:

DeShazo was retained by Texas Health Resources to conduct a Traffic Study, Parking Study, and Wayfinding Study for the Texas Health Presbyterian Hospital. The purpose of the Parking and Traffic Studies was to consider potential alternatives for the replacement of parking Garage 7. The analysis of the traffic generated by the proposed development resulted in a minimal impact on the internal hospital roadway system. Based on the analysis results for both scenarios, 2023 Existing and 2023 Without Parking Garage 7, the study intersections were expected to operate at the same or better level of service We did not recommend any intersection geometric improvements or additional mitigation measures for the current condition as well as when the Garage 7 traffic is relocated. The Parking Study found peak demand during the relocation of the parking garage did not exceed the parking supply. The Wayfinding Study made recommendations for improving signage for site circulation, installing LED lights at pedestrian crossings, replacing old signs with vibrant reflective signs, repainting ground signs, adding more speed limit signs, additional lighting, adding new sidewalks, ADA-compliant curbs, 3D interactive mapping software and license plate reading technology for ingress/egress of parking area gates.

DeShazo Group 44 YEARS
TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN

TRAFFIC WARRANT ANALYSIS STUDIES

INTERSECTION OF FM 156 AND G CARDINAS RD IN NORTHLAKE, TEXAS

In 2023, the services of DeShazo were retained by Provident Realty Advisors, to conduct a Traffic Signal Warrant Analysis (TSWA) for the proposed business park development at the intersection of FM 156 and Martin Ranch Road in Northlake, Texas.

The site is located in the northwest quadrant of SH 114 and FM 156 in the City of Northlake, Texas. The site was situated on a vacant land. The developer had planned for two new entrances on FM 156 and another one connecting through Martin Ranch Road.

Martin Ranch Road and FM 156 intersection operated as a three-legged unsignalized intersection with stop-control on Martin Ranch Road. The site traffic was expected to impact this intersection. The purpose of the analysis was to determine the potential necessity of a traffic signal at the intersection using traffic volume-related warrants.

The analysis found that the existing intersection volumes and the projected site-related volumes. The study intersection satisfies the criteria for traffic-related Warrants 1, 2, and 3 without and with the completion of the proposed Warehouse development as the intersection is meeting Warrants 1, 2, and 3 from the 2023 Existing condition and onwards.

DeShazo recommended the installation of a traffic signal at the intersection of FM 156 and Martin Ranch Road as the traffic volumes satisfy Warrant 1: Eight-Hour Vehicular Volume, Warrant 2: Four-Hour Vehicular Volume (70% Factor), and Warrant 3: Peak Hour Vehicular Volume (70% Factor) from the existing condition.

Client: Provident Realty Advisors, Dorothy Parks, dparks@providentrealty.net, 214-288-3624
10210 N. Central Expressway, Suite 300 Dallas, TX 75231
Key Personnel: Onkar Dhondkar, Project Manager; Raj Desai, Traffic Engineer **Dates:** 2/7/23- 3/31/23

GARLAND FIRE STATION #1 DEVELOPMENT IN THE CITY OF GARLAND, TEXAS

In 2023, the services of DeShazo were retained by Martinez Architects, to conduct a Traffic Signal Warrant Analysis (TSWA for Emergency vehicle traffic signal) for the intersection of E Avenue D at Kaiser/Allen St and E Avenue B (Bankhead St) at Allen St.

The development will house the relocated Fire Station #1. The original Fire Station #1 to be relocated is situated in the northwest quadrant of Austin Street and N 9th Street. This is to be demolished/abandoned and will be relocated to the new proposed site located at the northwest quadrant of E Avenue D and Thomas Street. The district covered by the new proposed fire station location will remain the same. Construction on the new Fire Station #1 has begun and will be completed by spring 2024. This study analyzed the impacts caused by the proposed development for a full buildout year 2024 and a 5-year Horizon year 2029.

Finding for both intersections, Major Street has two or more lanes and Minor Street has one lane on each approach. Based on this case, 70% and 80% of vehicles per hour on major streets are interpolated to obtain 75% VPH, which is greater than 675 vehicles per hour. The existing major street number of

vehicles per hour had met the requirement for both E Avenue B and E Avenue D. Hence, this criterion met the requirement for Emergency Vehicle Traffic Signal Control.

A minimum of 30 calls per month was required to meet the criteria for installing an Emergency Vehicle Signal. The records of monthly and yearly records of calls from Jan-2021 till date were obtained from the Fire Chief of the Garland Fire Department. It is observed that a minimum of 230 calls per month were received at Fire Station 1 during this period. The number is way beyond the minimum threshold set by TxMUTCD. Hence, the criterion also satisfied the requirement for installing the emergency vehicle traffic signal control.

The speed study is also performed to check the criteria for High approach speed. It was observed that the 85th percentile for E Avenue B (Bankhead Street) and E Avenue D is 43 mph and 37 mph, respectively. During the observed period, on E Avenue B (Bankhead Street) 31.7% of motorists were traveling at speeds greater than posted 40 mph. Whereas, on E Avenue D 3.3% of motorists were traveling at speeds greater than posted 40 mph. Based on observed data this criterion satisfied the requirement for installing the emergency vehicle traffic signal control.

For all three scenarios, Chapter 4C does not satisfy the requirement for normal traffic signal control. But both intersections satisfy the requirement for emergency vehicle traffic signal control (Chapter 4G).

The analysis is based upon the existing intersection volumes and the projected site-related volumes. Projected traffic conditions at the subject intersection satisfy the criteria for traffic-related warrants for emergency vehicle traffic signals. DeShazo recommended the installation of an emergency vehicle traffic signal at the intersection of E Avenue D at Kaiser/Allen Street and E Avenue B (Bankhead St) at Allen St as the traffic volumes satisfy the two criteria as per Texas MUTCD. The guidelines from TxMUTCD should be used for the design of this traffic signals.

Client: Martinez Architects, Justin Myers, justinm@martinez-architects.com, 214-346-7371
900 Rockmead Suite 250 Houston, TX. 77339
Key Personnel: Onkar Dhondkar, Project Manager; Raj Desai, Traffic Engineer **Dates:** 5/31/23- 6/30/23

TRAFFIC SIGNAL DESIGN

Traffic Signal Design for Trinity Blvd. & Euless S. Main Street intersection in Fort Worth, Texas

Client: Contact: Mark Burchard Phone: 817-929-7934 Email: mburcharde@grahamcivil.com
Client: Graham Associates, Inc
Company Address: 600 Six Flags Drive, Suite 500 Arlington, TX 76011
Date: 2/28/23 – Ongoing
Project Manager: Onkar Dhondkar

DeShazo was retained in 2023 for a Traffic assessment, crash study, relocated lights design, and signal design were all services provided for intersection improvements.

Traffic Signal Design for McCart Ave & Westcreek Dr. in Fort Worth, Texas

Client Contact: Austin Baird Phone: 817.251.8550 Email: abaird@bhbinc.com
Client: Baird, Hampton and Brown, Inc
Company Address: 3801 William D. Tate, Suite 500 Grapevine, TX 76051
Date: 5/31/23 – 2024
Project Manager: Onkar Dhondkar

DeShazo was retained in 2023 for a Traffic Assessment and Signal Design at the intersection of McCart Ave. and Westcreek Dr in Fort Worth.

Traffic Signal Design for The Woman's University (TWU) Brackenridge Hall Renovations in Denton, Texas

Client Contact: Vandana Gupta Email: vandana.gupta@pbk.com
Client: PBK Architects
Company Address: 14001 Dallas Pkwy, Ste 400 Dallas, TX 75240
Date: 11/30/23 – 5/31/24
Project Manager: Onkar Dhondkar

DeShazo was retained in 2023 for designing and adding standard sheets for a pedestrian scramble diagonal crosswalk system like the Denton Square project for the Woman's University Signal Design. We developed construction plan sheets for traffic signal poles, detectors, conduit runs, wiring, signal head types and locations. Also, we developed estimates for the traffic signal construction and inserted appropriate specifications for the diagonal crosswalk sheet.

Traffic Signal Design & Traffic Signal Ple Relocation for Camp Wisdom Road & Carrier Parkway in Grand Prairie, Texas

Client Contact: Michael Salcedo Email: misalcedo@salcedogroupinc.com
Client: Salcedo Group, Inc.
Company Address: 110 SW 2nd Street Grand Prairie, TX 75050
Date: (2017 – 2018), (2022)
Project Manager: Onkar Dhondkar

The DeShazo Group made significant improvements at the Camp Wisdom and S. Carrier Parkway intersection. The improvements included signal modifications and the addition of vehicle signal heads. The City of Dallas also wanted to upgrade the intersection by replacing the metal pole span wire design with mast arm poles, which comply with current standards and specifications. To facilitate the construction, DeShazo developed various construction plan sheets, such as general construction notes and specifications sheets, material quantity summary sheets, existing conditions and removal sheets, traffic signal poles, controller cabinets, camera detectors (weathertight cable entries, mounting brackets, buckle with set screw), conduit runs, and signal head layout plan sheet. Additionally, they provided quantity tables for wiring and cables, signal types, detection/phase diagram sheets, and intersection signs and pavement marking sheets.

Traffic Signal Design Relocation for Exchange Parkway & Bossy Boots Drive in Allen, Texas

Client Contact: Randy Keith Email: randy@kmrealty.net Phone: (713) 275-2600
Client: KM Realty Advisors, LLC
Company Address: 7500 San Felipe Ste 750 Houston, TX 77063
Date: 07/31/19 - 4/15/20
Project Manager: Onkar Dhondkar

A retail development was being proposed at the northeast corner of Exchange Parkway and Bossy Boots Drive. The development consisted of two buildings with 6,358 SF and 10,933 SF each. There were changes/improvements needed at the corner of Exchange Parkway and Bossy Boots Drive. These changes led to the relocation of a traffic signal pole and the two pedestrian poles at the corner. Our client requested that DeShazo Group prepare traffic signal design plans in accordance with City of Allen specifications. The City of Allen required a full set of traffic signal plans showing locations of new signal pole for the NB movement and also the pedestrian pole relocations along with conduits, pullbox layout and wiring chart.

Traffic Signal Design for Stacy Road & US 75 SB Frontage Road in Allen, Texas

Client Contact: Will Winkelmann Email: will@winkelmann.com
Client: Winkelmann & Associates
Company Address: 6750 Hillcrest Plaza Drive Ste 325 Dallas, TX 75230
Date: 07/24/18 – 10/03/18
Project Manager: Onkar Dhondkar

Because of the Stacy Greene mixed development, the EB right turn on Stacy Road was proposed to have two right turn lanes to serve the traffic entering SB US 75 from Stacy Road. The existing roadway lane geometry was the only one channelized right turn lane. The City of Mesquite wanted two far-side signal poles for the right-turn traffic on Stacy going onto the US 75 SB Frontage Road. Traffic signal modification construction plans were required to complete the proposed intersection modifications.

Traffic Signal Design Pole Relocation for WJ Boaz Road & Old Decatur Road in Fort Worth, Texas

Client Contact: Kelly Agnor Email: kagnor@vaqueroventures.com Phone: 512-983-1793
Client: Vaquero Ventures, LLC
Company Address: 2900 Wingate Street Fort Worth, TX 76107
Date: 09/30/19 – 12/31/21
Project Manager: Onkar Dhondkar

A Dollar General store was being proposed at the southwest corner of WJ Boaz Road and Old Decatur Road. There were changes/improvements planned at the corner of WJ Boaz Road and Old Decatur Road. An additional EB right turn lane was added to the intersection. This led to the relocation of the pedestrian pole in the corner. The Client requested DeShazo Group prepare traffic signal design plans in accordance with City of Fort Worth specifications. The city required that the design plans include conduct and wire interconnect between the pedestrian signal and the traffic signal controller cabinet operating WJ Boaz Road and Old Decatur Road.



PART 3:

RESUMES

DeShazo Group 44 YEARS

TRAFFIC • TRANSPORTATION PLANNING • PARKING • DESIGN



DeShazo Group 44 YEARS

TRAFFIC » TRANSPORTATION PLANNING » PARKING » DESIGN

ONKAR DHONDKAR, P.E.

VICE PRESIDENT OF TRAFFIC ENGINEERING
PROJECT MANAGER



PROFILE

Throughout his career, he has been responsible for managing a wide variety of transportation projects: master planning, traffic engineering studies, modeling and simulation, traffic and intelligent transportation system designs, signal timing, signal design, traffic control and traffic management plans. Onkar has a surplus record of achievement and demonstrated success in managing multiple projects with various clients. He has a proven record of building and managing relationships with key clients by delivering high-quality deliverables that exceed client expectations.

EXPERIENCE

5 Years

REGISTRATION

Texas #149270
Oklahoma #34426
New Mexico #29272

TxDOT PRECERT

#7.4.1 - Signal Design
#7.11 - Traffic Studies

CONTACT

400 S. Houston Street
Suite 330
Dallas, TX. 75202
Office: 214.748.6740
Direct: 214.584.6521
onkar.d@deshazogroup.com

EDUCATION

The University of Texas at Arlington
M. S. Civil Engineering,
(Transportation), *Arlington, TX*

Pune University
Bachelor of Engineering,
Civil Engineering, *Pune, India*

EMPLOYMENT

Engineering Associate
DeShazo Group, Inc. (2019-Present),
Dallas, TX

Vice President of Traffic Engineering
DeShazo Group, Inc. (2023-Present),
Dallas, TX

REPRESENTATIVE PROJECTS

- Traffic Signal Design Heritage Park, Fort Worth, TX
- Traffic Signal Design Trinity Blvd. & Euless S. Main St., Fort Worth, TX
- Traffic Signal Design McCart Ave. & Westcreek Drive, Dallas, TX
- Traffic Signal Design for N. Bell Ave. & Administration Dr. in Denton, TX
- Traffic Signal Design at Camp Widom Rd. & Carrier Pkwy in Grand Prairie, TX
- Traffic Signal Design at Exchange Pkwy & Bossy Boots Dr. in Allen, TX
- Traffic Signal Design at Stacy Rd. & US 75 SB Frontage Rd. in Allen, TX
- Traffic Signal Design at WJ Boaz & Old Decatur Rd. in Fort Worth, TX
- TSWA for New Windmill Farms in Howe, TX
- TSWA for Heritage Hills Development in Venus, TX
- TSWA for the Business Park Development in Northlake, TX
- TSWA for Garland Fire Station #1 in Garland, TX
- TSWA & TIA and for Pier 334, Gun Barrel City, TX
- TSWA for Northlake Business Park Development in Northlake, TX
- TSWA for Martin Ranch Business Park Development in Northlake, TX
- TSWA for Allsup's Convenience Store in Alvord, TX
- Thoroughfare Plan Options, Prosper, TX
- Thoroughfare Plan Update, Highland Village, TX
- Traffic Engineering Services Joppa Dallas Neighborhood, Dallas, TX
- Traffic Engineering Services Heritage Park & Paddock Park, Fort Worth, TX
- Traffic Engineering Services for City Pointe, North Richland Hills, TX
- Traffic Engineering Services Granbury Road, Fort Worth, TX
- Traffic Engineering Assessment on Danieldale Road, Duncanville, TX
- Traffic Engineering Services UT San Antonio Intake Facility and Garage, TX
- Traffic Engineering Assessment for 8001 N. Stemmons Freeway, Dallas, TX
- Traffic Engineering Parking and Preston Center, Dallas, TX
- Traffic Engineering and Parking Collin Creek Mall, Plano, TX
- Traffic Study Dallas Love Field Car Rental, Dallas, TX
- Traffic Impact Analysis for Pflugerville, TX
- Traffic Impact Analysis DFW Airport Passport Park West, Dallas, TX
- Traffic Impact Analysis Texas A&M Agricultural Multipurpose, College Station, TX
- Traffic Impact Analysis for JPS Medical Home SW Dev., Fort Worth, TX
- Traffic Impact Analysis for Collin Creek Development, Plano, TX

RAJVARDHAN DESAI
TRAFFIC ENGINEER



PROFILE
Mr. Rajvardhan (Raj) joined DeShazo as an intern engineer in 2023. Since then, he has become an invaluable asset to the company. He has worked closely with the team on various projects such as Master Planning Studies, Traffic Signal Design, Parking Agreements, Traffic Impact Analyses, and other transportation and parking projects. Raj is a team player who collaborates well with colleagues and enjoys training new members. He consistently produces highly detailed deliverables and finds effective solutions for our clients, showcasing his creativity as an engineer.

EXPERIENCE
1 Year

CONTACT
400 S. Houston Street
Suite 330
Dallas, TX. 75202
Office: 214.748.6740
raj.desai@deshazogroup.com

EDUCATION

University of Texas at Arlington
M.S. Construction Management, 2023
Arlington, TX

Shivaji University
B.S. Civil Engineering, 2019
Kolhapur, India

MSBTE
Diploma Civil Engineering, 2016

EMPLOYMENT

Engineering Associate
DeShazo Group, Inc. (2023-Present),
Dallas, TX

REPRESENTATIVE PROJECTS

- Traffic Study for Dallas Love Field Airport Car Rental, Dallas, TX
- Traffic Impact Analysis for TAMU Agricultural Multipurpose in Commerce, TX
- Traffic Impact Analysis for Allsup's in Decatur, TX
- Traffic Impact Analysis for Allsup's in Mt. Vernon, TX
- Traffic Impact Analysis for Allsup's in Glen Rose, TX
- Traffic Impact Analysis for Allsup's in Broken Bow, OK
- Traffic Impact Analysis for Allsup's in Atoka, OK
- Traffic Impact Analysis for Allsup's in Elk City, OK
- Traffic Impact Analysis for Allsup's in Kiowa, OK
- Traffic Impact Analysis for Allsup's in Tushka, OK
- Traffic Impact Analysis for Allsup's in Blanchard, OK
- Traffic Impact Analysis for Allsup's Convenience Store in Pyote, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Mineola, TX
- Traffic Impact Analysis for Boat Club in Fort Worth, TX
- Traffic Impact Analysis for Mountain Creek Crossing in Dallas, TX
- Traffic Impact Analysis for Riverstone Veterinary Clinic in Brock, TX
- Traffic Impact Analysis for Enclave at Kings Fort in Kaufman, TX
- Traffic Impact Analysis for Warehouse Development in Hutchins, TX
- Traffic Impact Analysis for Bartonville ELTS School in Bartonville, TX
- Traffic Impact Analysis for the Texas Health Presbyterian Hospital in Dallas, TX
- Traffic Impact Analysis for Wesley Prep Elementary in Dallas, TX
- Traffic Impact Analysis for Forest Oak Middle School in Fort Worth, TX
- Traffic Impact Analysis for Leonard Middle School in Fort Worth, TX
- Traffic Impact Analysis for Maudrie Walton Elementary School in Fort Worth, TX
- Traffic Impact Analysis for Meadowbrook Elementary School in Fort Worth, TX
- Traffic Impact Analysis for William Monnig Middle School in Fort Worth, TX
- Traffic Impact Analysis for a Commercial Project in Little Elm, TX
- Traffic Impact Analysis for Texas Wedge in Rockwall, TX
- Traffic Impact Analysis for Lavon Food & Fuel in Lavon, TX
- Traffic Impact Analysis and Auto Turn for Preston Center in Dallas, TX
- Traffic Assessment Study Revision for Garland Commons in Garland, TX
- Traffic Assessment Study for Shops at FM 423 & Panther Creek in Frisco, TX

PRANAV SHARMA, E.I.T.
TRAFFIC ENGINEER



PROFILE
Mr. Sharma has been a great addition to DeShazo's traffic engineering team. His extensive educational background in transportation has allowed for efficient collaboration on traffic engineering projects during his time with the company. Mr. Sharma has successfully performed multiple tasks in his career including AutoTURN Analysis, Traffic Studies, and Signal Design projects. He has been a valuable asset to the team and has played a key role in the success of several projects. His expertise has been instrumental in solving complex traffic problems. Mr. Sharma's dedication and hard work have been essential to the success of the projects he has been a part of, making him a highly valuable asset to the team.

EXPERIENCE
1 Year

CERTIFICATION
EIT #80681

CONTACT
400 S. Houston Street
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Dallas, TX. 75202
Office: 214.748.6740
pranav.sharma
@deshazogroup.com

EDUCATION

University of Minnesota
M.S. Civil Engineering, 2023
Minneapolis, MN

National Institute of Technology
M.S. Transportation, 2020
Agartala, India

Rajiv Gandi Proudyogiki Vishwavidyalaya
B.S. Civil Engineering, 2017
Ujjain, India

EMPLOYMENT

Traffic Engineer
DeShazo Group, Inc. (2024-Present), *Dallas, TX*

Project Coordinator
D Ames Construction (May 2023-Jan. 2024), *Minneapolis, MN*

REPRESENTATIVE PROJECTS

- Traffic Signal Warrant Analysis for Eliana Development in McKinney, TX
- TSWA for Allsup's Convenience Store in Las Cruces, NM
- TSWA for Huma Estates/Willow Springs Development in North Richland, TX
- Traffic Impact Analysis for Enclave at Kings Fort Development in Kaufman, TX
- Traffic Impact Analysis for Hello Car Wash in Dallas, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Mt. Vernon, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Texarkana, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Waskom, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Hooks, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Tyler, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Kerrville, TX
- Traffic Impact Analysis for Allsup's Convenience Store in Mt. Vernon, TX
- Traffic Impact Analysis for Dairy Queen in Stephenville, TX
- Traffic Impact Analysis for Eliana Development in McKinney, TX
- Traffic Impact Analysis for 7-Eleven in Mansfield, TX
- Traffic Impact Analysis for Meadowbrook Middle School in Fort Worth, TX
- Traffic Impact Analysis for Forest Oak Middle School in Fort Worth, TX
- Traffic Impact Analysis for Leonard Middle School in Fort Worth, TX
- Traffic Impact Analysis for William Monnig Middle School in Fort Worth, TX
- Traffic Impact Analysis for Maudrie M. Walton Elementary School in FTW, TX
- Traffic Impact Analysis for Crisp Rd Tract Development in Ennis, TX
- Traffic Impact Analysis for Shops at FM 423 and Panther Creek in Frisco, TX
- Traffic Engineering Services for LPC Ramrock Preston Center in Dallas, TX
- Traffic & Parking Study for Ground Lease in DFW Airport in Dallas, TX
- Traffic Impact Analysis for 7-Eleven Development in Mansfield, TX
- Traffic Impact Analysis for QuikTrip#1895 Development in Dallas, TX

LOGAN PRIMM
DESIGN ENGINEER



PROFILE
Mr. Primm has been an invaluable addition to the DeShazo Group since 2023. He has successfully undertaken a range of diverse projects including Traffic Impact Analysis, Corridor Studies, Parking Analysis Studies, Parking Design Projects, and other transportation projects. He utilizes his expertise with AutoCAD to prepare detailed study reports. His specializations are Signal Design, Traffic Management Plans, Wayfinding, and Sign Design.

EXPERIENCE
1 Year

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Logan.p@deshazogroup.com

EDUCATION
Abilene Christian University
B.S. General Engineering, 2023
Abilene, TX

EMPLOYMENT
Design Engineer
DeShazo Group, Inc. (2023-Present),
Dallas, TX

REPRESENTATIVE PROJECTS
- Traffic Signal Design for McCart Ave. & West Creek Dr. in Fort Worth, TX
- Traffic Signal Design for Trinity Blvd. & Euless S. Main St. in Fort Worth, TX
- Traffic Signal Design for N. Bell Ave. & Administration Dr. in Denton, TX
- Traffic Management Plan for Inspired Vision Elementary in Dallas, TX
- Traffic Management Plan for Inspired Vision Secondary School in Dallas, TX
- Traffic Management Plan Molina High School, Dallas, TX
- Traffic Management Plan for James Hogg Elementary in Dallas, TX
- Traffic Management Plan for Wesley Prep Elementary in Dallas, TX
- Traffic Management Plan for Forest Oak Middle School in Fort Worth, TX
- Traffic Management Plan for Leonard Middle School in Fort Worth, TX
- Traffic Management Plan for Maudrie Walton Elementary School in Fort Worth, TX
- Traffic Management Plan for Meadowbrook Elementary School in Fort Worth, TX
- Traffic Management Plan for William Monnig Middle School in Fort Worth, TX
- Traffic Management Plan for Crockett Middle School in Irving, TX
- Traffic Management Plan for La Academia De Estrellas in Dallas, TX
- Traffic Management Plan Update for HPISD - Boone in Dallas, TX
- Traffic Management Plan for Shelton School Dallas, TX
- Traffic Management Plan for Career Institute West in Dallas, TX
- Traffic Management Plan for Alex Sanger Elementary in Dallas, TX
- Traffic Management Plan for Bishop Dunne Catholic School in Dallas, TX
- Traffic Engineering Services for Crockett Middle School in Irving, TX
- Parking Analysis for Night Rooster in Dallas, TX
- Parking Design for Clearview Palms Shopping Center, Metairie, LA
- Parking Design for Clearview Palms in Metairie, LA
- Parking Maximization for University Square Center, San Antonio, TX
- Wayfinding for the Texas Health Presbyterian Hospital in Dallas, TX
- Site Analysis for Heritage Park in Fort Worth, TX
- Site Circulations and Auto Turn for Preston Center in Dallas, TX
- Site Analysis for Douglas Ave. in Dallas, TX

References

David Nevarez, PE, PTOE
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Dallas, TX 75201
Phone: (214) 671-5115
Email: david.nevarez@dallascityhall.com

Tom Simerly, P.E.
Senior Professional Engineer
City of Fort Worth
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Fort Worth, TX 76102-6312
Phone: (817) 392-7894
Email: Tom.Simerly@fortworthtexas.gov

Robert Dozier, Manager
Ramrock Real Estate, LLC
4420 Amherst Avenue
Dallas, TX 75225
Phone: (214) 740-4333
Email: Robert@ramrockre.com

THE CITY OF Edinburg



The perfect fit for your growth

Transmittal Letter

July 16, 2024

City of Edinburg
c/o City Secretary's Office (1st Floor)
415 W. University Drive
Edinburg, TX 78539

PRIMARY CONTACT
Isaac Huacuja, PE
1906 East Tyler Avenue
Suite G
Harlingen, TX 78550
956-321-7752
WWW.GarverUSA.com

RE: RFQ 2024-9 Engineering Services Rotation

Dear Selection Committee,

Our team understands that you're experiencing a lot of growth as one of the fastest growing cities in Hidalgo County and the country. As such, you're faced with addressing the water challenges that face a growing community. You need a consultant who has extensive experience doing exactly that for communities just like Edinburg. **We bring a fresh perspective to deliver advanced solutions that support sustainable growth and address regional challenges.**

We'll leverage our national experts and extensive resources to craft customized solutions. Our local team is backed by nationally-recognized experts in a variety of areas. For example, we have specialized experts in alternative water sources, reuse (potable and non-potable), membrane technologies, groundwater brackish desalination, and funding initiatives. All these subject matter experts will be available as needed for any of your projects.

We also have a successful history of crafting customized solutions for small and large entities, especially those throughout Texas who face similar issues as Edinburg. With these experts on staff, we're able to find the best, long-term solution for each entity, which we'll also do for you.

Garver's innovative thinking provides long-term benefits for sustainable growth. With our local understanding and subject matter experts, we'll craft solutions that have long-term benefits for Edinburg. We'll also carefully consider the growth you're experiencing and how anticipating that continued growth will impact the projects coming from this rotation list. Your growth is also impacted by regional issues like drought that require finding additional water supplies and innovative technologies to make the most of the water available to you.

Our local team brings a fresh perspective to address even the most complex of challenges. As you can see, we have the experts and the expertise to address any challenge and any project. We also understand that you're facing challenges, like the regional drought and creating new water supplies , that require advanced solutions with innovative thinking. Garver has built a reputation of being an industry leader, delivering fresh solutions that balance innovation with practical implementation. So, we understand how our depth of experience will be beneficial to supporting your growth and the challenges it comes with.

Together, we'll leverage Garver's resources and experts to create fresh, innovative solutions to your most pressing challenges. If you have any questions, please contact me at (956) 321-7752 or IHuacuja@GarverUSA.com.

Sincerely,
GARVER

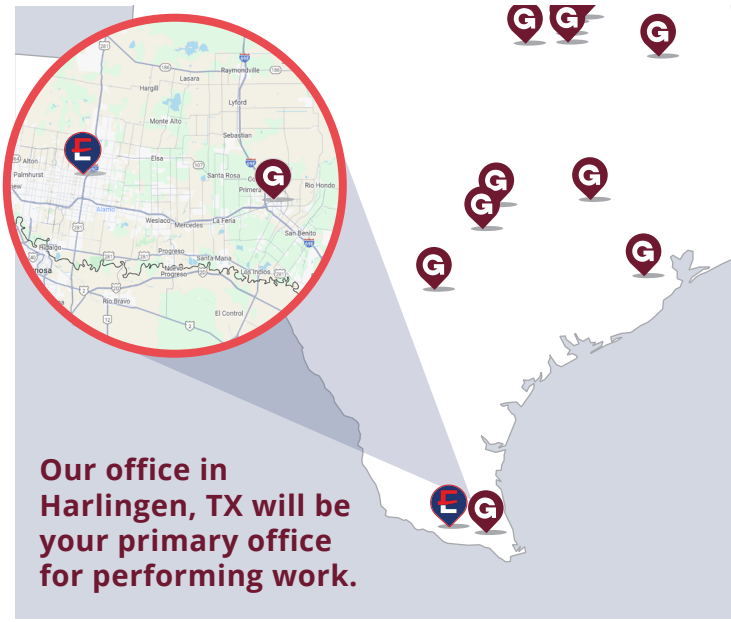
Isaac Huacuja, PE, CFM
Project Manager

Randy McIntyre, PE, BCEE
Principal-in-Charge
& Authorized Firm Officer

Firm Introduction

Garver is an employee owned multi-disciplined firm with over 1,300 employees across 55 offices in 19 states. Garver was founded in 1919 and over the years has established trust with clients through quality designs and innovative solutions. Our water team continues to exceed client expectations with dedicated project leadership and a high level of technical knowledge. At Garver, we understand the challenges that our clients face and find the most creative solutions to meet their needs.

Our team has completed studies, designs, and implementation of numerous water and wastewater treatment plants across Texas for large growing populations like Edinburg. **Whether the best solution is a complete, custom-engineered innovative technology or integrating conventional pre-engineered systems, our team will collaborate with you to determine the best solutions for your needs.**



Garver's approach to handling part time staffing for smaller projects.

Our Harlingen office boasts 40 employees with the capacity to handle any project big or small. Located just 30 minutes away and supported by our design centers, we can be available for anything Edinburg needs.

Legal Status

Limited Liability Company

Office Location

1906 East Tyler Avenue
Suite G
Harlingen, TX 78550
956-734-2375

Firm Uniqueness

Our local team will leverage Garver's unique resources to address your project needs.

What makes Garver unique is the variety of resources available to our regional teams and the autonomy to allocate those resources as needed. Isaac can pull in resources necessary to the success of Edinburg's projects.

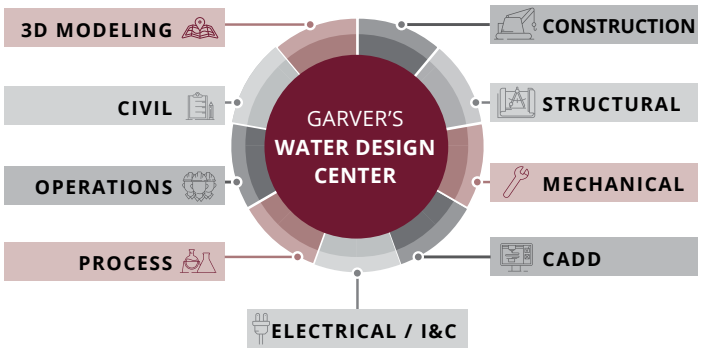
Our team works seamlessly together to:

1. Address unique water quality and resource challenges
2. Evaluate long-term solutions to drought and resiliency
3. Provide multi-disciplined, efficient, and customized solutions.

Garver's Water Design Centers have the resources to support you at every stage of every project with skilled, dedicated experts.

Garver's Water Design Center houses disciplined engineers who are dedicated solely to water and wastewater projects, delivering highly creative and coordinated services for efficient project delivery.

The WDC provides all the necessary professional engineering services under one roof, as shown to the right. Because the WDC has a wide range of multi-discipline services, we're capable of handling any |project concern and identifying them early on to mitigate their impact.



Our subject matter experts create science-based solutions that are cost effective and easily implementable.
Garver's subject matter experts balance academia with commonsense solutions. Through this approach, our project teams create science-based solutions with implementable practices for utilities like you. This team is brought onto projects that need their specific expertise to solve our clients' most challenging concerns. Our subject matter experts are leaders and technologists in these major areas: water/wastewater treatment, water/wastewater pipeline and pumping infrastructure, and water reuse.

This team has dedicated team members who specialize in:

- Disinfection by-products
- Distribution system water quality
- Treatment plant operations
- Biological nutrient removal and recovery
- Biosolids treatment and disposal/reuse
- Advanced oxidation and disinfection
- Membranes
- Treatment and energy optimization
- Brine management
- Hydraulic modeling and planning
- Pumping optimization
- Trenchless technologies
- Advanced inspection methodologies
- Program management
- Asset management
- Regulatory compliance
- Systems engineering



Yuliana Porras-Mendoza, Garver's Funding Expert, has over 20 years of experience navigating the funding landscape.
Working with Bureau of Reclamation, Yuliana started as a researcher, and advanced to water treatment research program management and strategic planning. While there she executed research projects and increased funding support of the research program, as well as built strategies to share information across federal government departments and the water industry.

Evaluation Criteria

For this proposal, we have structured the document around the requirements listed in the RFQ. Additionally, we have highlighted sections that address the evaluation criteria. On the following pages, keep an eye out for the following icons showing where we meet the RFQ evaluation criteria.

Overall Qualifications of the Team

Stability and References

Previous Experience with the City

Ability to meet Schedules and Deadlines

We are a local firm, backed by the resources and expertise of our national team. These experts will be available to you no matter their location.

Over **$483 Million** in Total Funding Secured in the past 5 years

1,339 Total Firm Employees

368 Total Water Employees

155 Water Employees in Texas

47 Garver Water Texas Professional Engineers

1,327 Texas Water Projects in the Last 10 Years

15 Water Reuse Projects

913 Water and Wastewater Treatment Projects

Sherman Water Treatment Plant Expansion
| Sherman, TX

Stability and References

Ability to meet Schedules and Deadlines

Garver designed a 5 MGD plant expansion under an accelerated schedule.

To meet historical growth demands, the City of Sherman needed to increase their water capacity. Garver is currently working with them to provide design and construction support through two packages to increase their overall capacity from 20 to 55 MGD.

In the first package, we expanded the filtration system within the existing membrane building and expanded the existing treated water high-service pump station to meet immediate capacity demands by increasing capacity by 5 MGD by 2024. To do this, we've designed two ultrafiltration (UF) and one reverse osmosis (RO) skid to match the existing equipment. Our design implements disc filters to improve filtration, and includes associated piping modifications, electrical modifications, instrumentation additions, and SCADA integration. We also evaluated the pre-treatment systems, including chemical feeds and pre-oxidation basin capacity. With the design phase completed, we'll assist with bidding and providing construction administration and observation services.

The second package involves developing a master plan of the WTP to determine the phased improvements needed to meet the plant's capacity goals over the next decade. To achieve this, we're conducting process, mechanical, electrical, and structural assessments of the existing plant to determine what facilities can be depended upon for future production.

In addition to our site assessments, we're reviewing previous studies and reports, the previous three years of process data, water quality data, daily monitoring reports, and operations and maintenance (O&M) manuals. These help evaluate the current operating conditions of the plant. As part of the evaluations for treated water blending, we're developing a test plan and protocol for disinfection byproducts (DBPs) testing and corrosion studies.



Completion Date
Package 1: 10/31/2023
Package 2: Design completed 05/01/2024

City of Sherman, TX
Thomas Pruitt, PE
Utility Engineer
903-892-7201
tomp@ci.sherman.tx.us

Project Relevancy

In order to drastically increase water production capacity due to growing demands, Garver worked with the city to expand nearly every aspect of their water conveyance, treatment and quality systems. Not only was our team able to increase capacity, but we were able to do it on an accelerated schedule.

Garver's accelerated schedule delivered design ahead of schedule to keep construction completion on-time.

CONCEPTUAL DESIGN → PRELIMINARY DESIGN → FINAL DESIGN → CONSTRUCTION

Completed on time | Completed early | On Track

SAWS Steven M. Clouse Water Reclamation Facility Expansion | San Antonio, TX

Stability and References

Ability to meet Schedules and Deadlines

Garver's design increased plant capacity and improved energy efficiency and hydraulics.

Garver is working with SAWS on a $200 Million capital improvement project at the Steven M. Clouse Water Recycling Center (SMCWRC), which is SAWS' largest WRC that services San Antonio and surrounding areas. This project is the first capital improvement project that SAWS will undertake following the completion of the 2020 SAWS Master Plan that was developed by Garver. As per the 2020 SAWS Master Plan, the Steven M. Clouse Water Recycling Center (SMCWRC) is expected to undergo significant growth within the considered planning horizon. The project will increase capacity and improve energy efficiency and hydraulics.

The 2020 Master Plan determined that flows to the facility are projected to increase to 128 MGD on an average basis and 396 MGD on a peak two-hour basis by 2050. So, the capacity of the existing primary clarifiers, aeration basins, and settling tanks will be expanded to meet the 2050 flow and load requirements. The existing positive displacement blowers will be replaced to meet the current and future air demands for an effective aeration process and improved energy efficiency.

Additionally, the SCADA and electrical systems associated with aeration and the blowers will be upgraded, along with improving system automation, controls, and instrumentation to optimize performance of the primary and secondary facilities.

While design will not include nutrient removal technologies, it will look for opportunities to accommodate changes made in the near future for biological nutrient removal (BNR). The design process will utilize both computational fluid dynamics modeling and GeoSLAM technology to analyze the existing and proposed structures, accurately map the existing infrastructure and environment, and determine an optimized wastewater flow split.



Completion Dates
Est. 12/18/2026

City of San Antonio, TX
Ila Drzymala, PhD, PE
Project Manager
210-233-3401
ila.drzymala@saws.org

Project Relevancy

Garver's experience with increasing plant capacity for San Antonio exemplifies the experience we have working with larger cities across Texas. This experience will be crucial in assisting Edinburg with increasing efficiency and meeting higher demands.

Our experience with plant expansion projects has enabled us to stay on schedule.

CONCEPTUAL DESIGN → PRELIMINARY DESIGN → FINAL DESIGN → CONSTRUCTION

Completed on time | Completed early | On Track

Sulphur Springs WTP Filter Rehabilitation
| Sulphur Springs, TX

Stability and References

Ability to meet Schedules and Deadlines

Garver's design enables the City to meet current demands while considering the need for future expansion and scalability.

The City of Sulphur Springs needed to expand their water treatment plant from 10 to 12.5 MGD due to industrial and residential growth, and Garver was tasked with evaluating the current treatment processes to determine any capacity limiting factors. Treatment processes include pre-oxidation (utilizing chlorine dioxide), coagulant and polymer chemical feed, rapid mix, sedimentation basins, dual media filtration, chlorination, clearwells, caustic feed, high service pumping, and chloramination.

After conducting condition assessments and closely evaluating relevant regulations, Garver found that the primary limiting factors were the dual media filters and disinfection capabilities on-site. Preliminary and final designs focused on rehabilitating and re-rating the existing filters and underdrain system.

During final design, storage capacity (i.e. clearwell volume) and an alternate disinfection regime were also evaluated for future expansions (beyond 12.5 MGD). Although the existing filter depths would not allow true biologically active filtration (BAF), Garver closely analyzed the disinfection regime under current and future scenarios to see what operational improvements could provide additional capacity. Through this, we determined that if an alternative disinfection location was used towards the end of treatment, this would allow for some biological filtration to occur across the filters and provide a significant amount of additional capacity by utilizing the clearwell volume for disinfection credit.

Garver then conducted a plant-wide re-rating of the plant with TCEQ and designed improvements to the filter units to increase the plant capacity to 12.5 MGD.



Completion Dates
7/11/2024

City of Sulphur Springs, TX
James Jordan
Director of Utilities
903-885-7541
jjordan@sulphurspringstx.org

Project Relevancy

Through the successful implementation of innovative solutions, Garver played a key role in the expansion of Sulphur Spring's water production, treatment, and distribution system. The recommendations made for alternate disinfection location allowed for additional capacity throughout the plant.

Our team's efficiency kept the project on track for timely completion.

CONCEPTUAL DESIGN > PRELIMINARY DESIGN > FINAL DESIGN > CONSTRUCTION

Completed on time | Completed early | On Track

East Rio Hondo Water Supply Corporation WTPs Evaluation | Rio Hondo, TX

Stability and References

Ability to meet Schedules and Deadlines

Our evaluation determined the economic feasibility that allowed the plant to be re-rated from 8 MGD to 16 MGD.

Garver had an ongoing master agreement for engineering services with East Rio Hondo Water Supply Corporation (ERHWSC). Under this agreement, we performed a study to assess the feasibility of rehabilitating, expanding, and/or re-rating ERHWSC's surface water treatment plants.

Through this study, we evaluated the Nelson Road Water Treatment Plant (NRWTP) and the Martha Ann Simpson Water Treatment Plant (MASWTP) to determine the economic feasibility of expanding both plants. We reviewed available record drawings, historical water quality data, and equipment information. Our team also identified further water quality studies, capital improvements, and/or operational improvements that should be considered as part of rehabilitation or expansion at both WTPs.

Our team sent process mechanical, structural, and electrical engineers to both WTPs to evaluate the condition of the existing facilities. This evaluation focused on the age, condition, reliability, efficiency, and operability of each unit process and the related equipment. Through this effort, we identified facilities in need of rehabilitation, major repairs required to maintain or return facilities to an acceptable level of service, and major repairs required to rehabilitate, modify, improve, or re-rate facilities to a higher capacity.

The study also included evaluating up to three technologies to improve algae removal at both WTPs, including ballasted flocculation with and without powdered activated carbon, low pressure membranes, and dissolved air flotation. Each technology was evaluated based on its expected impact on finished water quality, ability to fit within the existing treatment process, and compatibility with finished water from ERHWSC's other WTPs.

Following our evaluation Garver is now working on improvements to the Nelson Road WTP. The client is in the initial phases of project development. In this initial phase Garver was able to help secure funding (both state & grant) in 2023. Garver will also be assisting in developing designs for the improvements but have not gone into detailed design yet.



Completion Date
09/02/2022

East Rio Hondo Water Supply Corporation
Brian Macmanus, PE
General Manager
956-748-2605 x215
bemacmanus@erhwsc.com

Project Relevancy

Our evaluations provided the information needed to assess the feasibility of expanding treatment capacity at both plants to meet future demands. Garver's efforts provided the basis and roadmap for future work by identifying improvements that would be further developed with future design projects.

Sugar Land West Wastewater Treatment Plant Evaluation & Expansion | Sugar Land, TX

Stability and References

Ability to meet Schedules and Deadlines

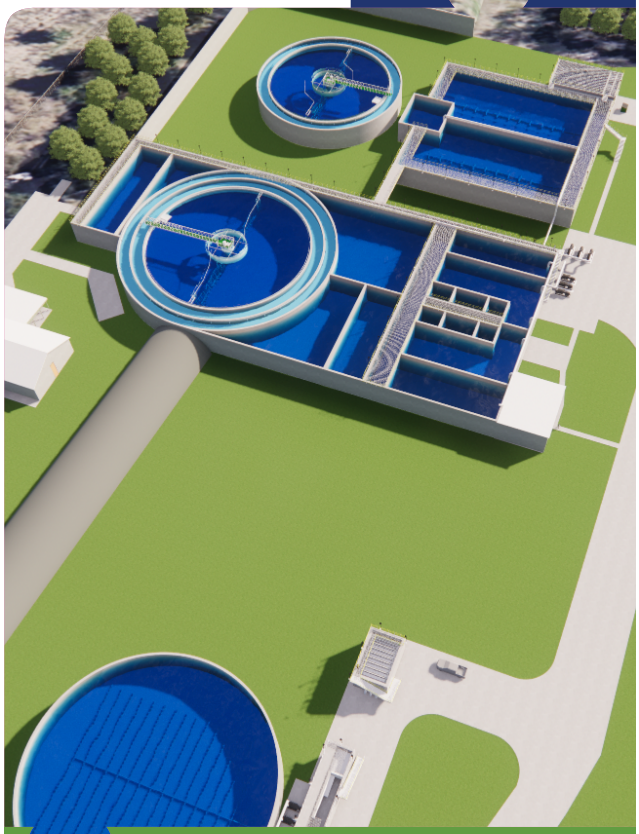
Garver improved treatment performance by leveraging existing assets and integrating a new headworks.

Garver worked with the City to provide 1.6 MGD of additional capacity while improving operational reliability and helping to mitigate permit discharge violations. We identified alternatives with beneficial re-purposing of existing facilities to reliably and cost effectively improve treatment performance by leveraging their existing assets. The project included a novel approach to primary treatment by integrating new headworks that will provide more familiarity to operations staff. The overall balanced approach to the expansion is estimated to save the City $10 million (2022 estimate) compared to all new infrastructure.

The project is needed to provide collection system improvements to support development and growth from the new development project as well as capacity and operational enhancements for the New Territory Wastewater Treatment Plant (WWTP). The City of Sugar Land owns the New Territory WWTP, which is operated by the Brazos River Authority (BRA). The facility currently serves the River Park and New Territory developments and the surrounding area. The existing New Territory WWTP has a permitted capacity of 2.5 MGD and hydraulic expansion is anticipated along with needed preliminary and secondary treatment enhancements.

Challenges included identifying treatment limitations, assessing current and future operational and maintenance issues, ensuring compliance with permit requirements, meeting future flow projections, addressing extended periods of no flow, and managing FOG in the aeration basin. To tackle them, the team conducted operator interviews and site visits to understand the issues, identified preliminary and primary treatment alternatives for reliability improvement, and developed a biological process model using GPS-X software to assess treatment risks and plant capacity. Currently Garver is working on the design and construction of the facility to facilitate the improvements needed.

The Evaluation portion of this expansion is complete, and the project is currently in the design and construction phase. Utilizing Garver's recommendations from the evaluation, we will work with the City to address capacity and find the best solutions for their expansion.



Dates Completed

Evaluation: 01/17/2023
Design and Construction: Est. 01/31/2026

City of Sugar Land, TX

Timothy Jahn, PE
Assistant City Engineer
281-275-2742
tjahn@sugarlandtx.gov

Project Relevancy

Garver's assessment of operational and maintenance issues allows for the City to address plant capacity while striking a balance between new infrastructure and rehabilitation of old infrastructure. This not only saved time, but maximized the money saved by the City.

3 Team Member Qualifications and Experience

Garver offers a full range of in-house capabilities, and our team members are available and responsive to your needs to help meet demands of a growing population.

Organizational Chart

We have assembled a project team who will serve as a seamless resource to provide Edinburg with high-quality solutions that fully meet your expectations. Garver's proposed project team has a unique blend of talent with proven expertise in successfully completing water and wastewater projects for growing communities across Texas. Our engineers and planners are knowledgeable in the necessary improvements needed to meet demands.

THE CITY OF Edinburg



Randy McIntyre | PE, BCEE
Principal-in Charge



Isaac Huacuja | PE, CFM
Project Manager

Yuliana Porras-Mendoza
US Bureau of Reclamation Lead

Buddy Boysen | PE, PMP
Membrane Desalination Lead

Evan Tromble | PhD, PE
Hydraulic Modeling Lead

Michael Salinas | PE
Linear Infrastructure Lead

Ian Toohey | PE
Water/Wastewater Master Planning Lead

Dan Olson | PE
Potable/Non-Potable Reuse Lead

Ashley Pifer | PhD, PE
Water Quality/TCEQ Lead

Kirby Young | GIT
Funding Support

Jennifer Russell | EISE, CSEP
Risk Management Lead

Susan Chavez
Environmental Lead

Anita Smith | APR
Public Outreach/ Communications Lead

As one of the fastest growing cities in the country, the City of Edinburg is experiencing substantial growth, and strategically planning how best to meet and get ahead of the infrastructural needs will serve the community for years and decades to come. We've included staff on our team that have helped other communities throughout Texas do the same - from new water sources and design to funding and regulatory navigation, we can support Edinburg in this endeavor. We'll work with the City to implement its vision for sustainable growth, striving to be more than just a consultant but a partner you can trust through these critical projects.

— *Isaac Huacuja*



Isaac Huacuja | PE, CFM
Project Manager

Isaac has dedicated his career to delivering quality results for the people of South Texas. Today, with a focus on water treatment, his project work centers on treatment plants, clarification, rapid mix, and flocculation, as well as distribution systems. He knows a project's success depends on more than just providing solutions. Isaac has the expertise required to communicate technical answers in ways clients and communities can understand and appreciate. His passion for project delivery stems from his commitment to the Rio Grande Valley. He's seen first-hand how vital infrastructure projects—like water treatment plants—can make a world of difference in the community.

Isaac is dedicated to providing you with the level of service needed for a complex project. He understands that for these projects to be successful, a high level of commitment is necessary. He is ready and willing to provide the needed time and effort to see Edinburg's projects through the finish line.

Education
Bachelor of Science in Civil Engineering

Licenses
Professional Engineer, TX #143866

Certified Floodplain Manager, TX #3897-20N

Valley Municipal Utility District #2 Design of Greenfield Wastewater Treatment Facility | Rancho Viejo, TX

Project manager for all aspects necessary for the design of a new, greenfield site wastewater treatment plant (WWTP). Technical Memoranda were prepared to document the decision-making process of various components, including a site selection study, alternatives analysis, and technology evaluation, among others. The design effort for the new WWTP includes an engineering report to document design criteria, all TCEQ permitting assistance for a new TPDES, and the production of plans and specifications for bidding.



East Rio Hondo Water Supply Corporation Southside WWTP Expansion | Kingsville, TX

Project manager for this project to implement this first phase of capacity expansion of an additional 0.5 MGD of treatment. The team is evaluating facility site planning and future layout based on full build-out capacity and expected water quality (using Lozano WWTP data) for Treatment Technology Evaluation.



Laguna Madre WTP Rehabilitation | Laguna Madre, TX

Project manager for the design of upgrades and rehabilitation for the existing 4 MGD and 1 MGD clarifiers, as well as the rehabilitation of the flocculation and rapid mix systems. Additionally Isaac worked on the rehabilitation of the yard piping leading to the filters. *(Previous Experience)*





Randy understands the complexities of treatment systems and the necessary improvements to keep systems compliant and functioning efficiently.

Education

Master of Engineering, Civil and Environmental Engineering

Bachelor of Science in Civil Engineering

Licenses

Registered Professional Land Surveyor, TX #4853

Professional Engineer, TX #64930

Board Certified Environmental Engineer, #05-20069

Randy McIntyre | PE, BCEE

Principal-in-Charge

Randy's ability to see projects from multiple perspectives comes from his well-rounded experience. He has held positions with varying responsibilities on a wide range of projects including water/wastewater treatment, collection and distribution systems, pump stations, master planning, construction management, and surveying. Randy understands how every system and operation work together, so when issues arise, he can identify the source and develop designs that effectively improve the whole system.

He approaches each project by keeping communication open, bringing the team and client together to collaborate on an effective project solution. Additionally, Randy has worked within municipal organizations, and he brings this perspective to each project, understanding the needs and expectations of clients. All his combined experience instills an ability to look at projects from all angles and bring experts together to develop dialogue, finding resolutions to even the most complex of problems.

Lake Lewisville WTP Improvement Study & Design | Denton, TX

Principal for evaluation of water treatment plant improvements. Evaluated filter backwash piping repair and improvements. Coordinated with staff regarding water treatment alternatives during algal blooms. Principal for design of plant rehabilitation with addition of ozone disinfection and biological filtration.



Elm Fork Water Treatment Plant Master Plan & Facility Designs | Dallas, TX

Principal and technical evaluations for 330 MGD WTP facility evaluations, structural evaluations, operations assessment, alternative treatment systems and development of master plan of plant improvements. Pilot study to confirm new process operations. Principal for improvement designs under multiple packages: new chlorine facilities, sedimentation basin rehabilitation, solids handling and lagoon rehabilitation, security improvements and hydraulic improvements, high service pump station, rapid mix, and flocculation. *(Previous Experience)*



Enid Kaw Lake Water Supply | Enid, OK

QA/QC for all of the project designs and lead of technical review committee (TRC) for intake, pumping, raw, and finish water transmission mains. The raw water pipeline will consist of approximately 70 miles of 36-inch pipeline along a direct corridor and an intermediate booster pump station, the finish water transmission main travels through a fully developed corridor across town. The TRC tasks generally consist of providing pipeline alignment selection, system hydraulics evaluations, intake operability and constructability. Treatment facility QA/QC reviews focused on constructability and operability of the systems.





Having worked with the USBR, Yuliana knows how to navigate funding requirements, streamline applications, and develop funding strategies that utilize multiple funding opportunities.

Education

Master of Science in Environmental Engineering

Master of Science in Technology Commercialization

Bachelor of Science in Chemical Engineering

Yuliana Porras-Mendoza

US Bureau of Reclamation Lead

Before joining Graver Yuliana spent her career working with Bureau of Reclamation, starting as a researcher, and advancing to water treatment research program management and strategic planning. While there she executed research projects and increased funding support of the research program, as well as built strategies to share information across federal government departments and the water industry.

Her passion for sharing information, collaborating across the industry, and for water in general eventually led her to One Water Program with Garver. Through One Water, Yuliana creates a community of practice leaders, spanning reuse, water and wastewater treatment, stormwater, planning, forecasting, and every other area of the industry. Together, she enables these groups to holistically look at water challenges and create unified solutions.

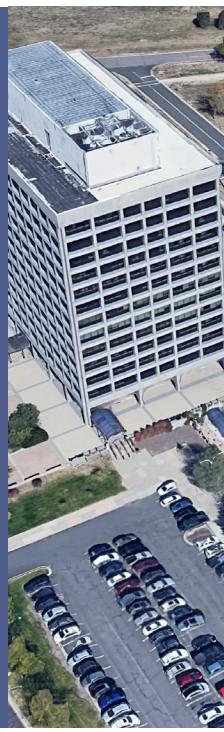
Bureau of Reclamation Desalination and Water Purification Research (DWPR) Program

Managed and administered the Desalination and Water Purification Research (DWPR) Program and coordinated and guide the Developing Water Supplies (WS) portfolio of research projects within the Science and Technology (S&T) Program. Within the WS portfolio, a key area of work was in the advanced water treatment (AWT) research area. Coordinated all Reclamation AWT research by developing Reclamation's overall strategy in this area, by maintaining a close understanding of all related research, by encouraging innovation and evaluate new technologies to reduce costs for Reclamation's engineering, construction, and operations.



Bureau of Reclamation Water Treatment Science & Technology Program

Program manager of the portfolio of funded research projects in the Developing Water Supplies (WS) research category. The largest research area was the advanced water treatment research area with a total of $1 to $2 million in research projects conducted and led by Reclamation researchers and engineers. Oversaw an average of 10 different active projects in various stages of research where some are in collaboration with partners such as academia, municipalities, and the private sector. Created and led the Water Treatment Community of Practice which is a group where Reclamation employees learned about water treatment work that was on-going and results of research that had been completed. The group was essential as a peer review group for strategic documents such as the Advanced Water Treatment Research Roadmap and the DWPR Program Strategic Plan.
(Previous Experience)





Buddy's national expertise with advanced technologies will help Edinburg find the best value solution to their water resource needs and address drought challenges.

Education
Bachelor of Science in Chemical Engineering

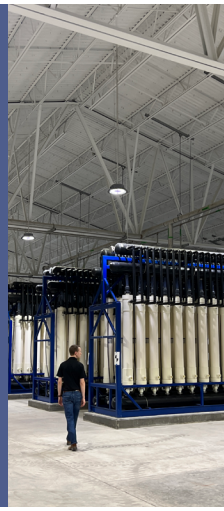
Licenses
Professional Engineer, TX #119621

Buddy Boysen | PE, PMP
Membrane Desalination Lead

Buddy is a process engineer in water and wastewater treatment who specializes in innovative membranes technologies and advanced treatment technologies. His treatment experience covers every project stage from pilot testing to construction and start-up. With his areas of interest in brackish groundwater desalination, potable water reuse, and water reuse projects, he's developed patentable technology for desalination treatment and implemented large diameter reverse osmosis improvements.

Sherman Water Treatment Plant Expansion | Sherman, TX

Technical lead and design phase manager for the design and construction of two brackish surface water treatment design packages. The first package is a rapid expansion to help meet water demand, which includes a 5 MGD expansion of the UF, RO and related support systems. The second package is the design and implementation of a new 30 MGD UF/RO water treatment system, which will expand the plant to a total of 50 MGD of capacity making it the largest RO facility in Texas. As part of the second package improvements, the facility is also performing full scale testing of chlorine dioxide and chloramine pretreatment.



Joint Industrial Partnership Pilot | Orla, TX

Engineering lead on the project and as a process specialist for this program which is evaluating thermal and advanced membrane processes for high salinity brine treatment. He is also subject matter expert for membrane technologies on the project. In his role on the team, he has helped develop R&D testing requirements for the Universities who are supporting the pilot program. He performed equipment sizing and helped to select the treatment equipment used during pilot testing. He has been hands-on involved in pilot construction and start-up and is presently supporting the ongoing pilot operations.



BWA Master Plan Update | Lake Jackson, TX

Desalination lead for the Brazosport Water Authority's long-term master plan. Responsible for assessing seawater desalination feasibility as a new water source for BWA. The study focuses on conveying, receiving and treating desalinated seawater from a 3rd party and in addition to cost impacts of the new water source focuses on water quality blending and stabilization over a planned range of blending to meet the associated potential water demand scenarios. *(Previous Experience)*





Evan has over 20 years experience customizing master plans and detailing hydraulic models to create roadmaps for clients' long-term goals.

Education

Ph.D., Civil Engineering - Water Resources

Bachelor of Science in Engineering, Civil Specialty

Licenses

Professional Engineer, TX #121119

Evan Tromble | PhD, PE

Hydraulic Modeling Lead

Evan Tromble has 20 years of experience and is Garver's Water Practice Area Teams Manager, leading teams specializing in water resources, hydraulic modeling, master planning, utility management services, program management, and project implementation. As a leader in hydraulic modeling and master planning for Garver, he oversees hydraulic modeling, alternatives evaluations, and master planning efforts for water supply, conveyance, water distribution, and wastewater collection systems. Through open communication, Evan works with technical staff and clients to gather all necessary information to identify the best alternatives. He focuses on understanding the system as a whole, including identification and analysis of all potential operating conditions both current and future, so he can identify key elements impacting system performance. Through this in-depth system understanding, he develops optimized concepts for improvements that address system challenges while limiting the potential for stranded capital and negative unintended consequences.

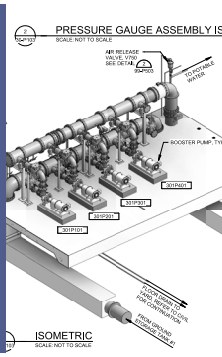
Kilgore WTP High Service Pump Station | Kilgore, TX

Technical lead for the conceptual design of upgrades to the high service pump station (HSPS) at the Kilgore Surface Water Treatment Plant. This evaluation assessed system capacities for the surface and groundwater supplies, pumping, and storage against TCEQ requirements. The evaluation also included an update and calibration of the distribution system hydraulic model for use in developing the system curve envelope for the HSPS, which was used to identify design points for the new HSPS pumps.



Bay City North Water Treatment Plant| Bay City, TX

Lead hydraulic modeler for designing a new 1.5 MGD North Water Treatment Plant (WTP) to effectively cater to the increasing demands of the city. By considering the water supply, storage, and flows, our team oversaw that the WTP could meet the rapidly growing demand. Garver delivered a design that not only met the current demands but also allowed for future expansion and scalability.



Project 7 Water Authority Program Management | Montrose, CO

Lead hydraulic modeler responsible for the development of a hydraulic model incorporating the regional supply and distribution systems of the seven entities that comprise Project 7. Led development of the hydraulic model that included conversion of existing hydraulic model files to a common platform, incorporation of GIS files into the hydraulic model, and connection of models at interfaces between both the wholesale supplier and the customer systems and emergency connections between customer systems.





With a career devoted to pipeline projects, Michael understands how to deliver long-term solutions that support the current and future growth of communities.

Michael Salinas | PE
Linear Infrastructure Lead

For the entirety of his career, Michael has been devoted to design and construction services for underground infrastructure in Texas. He has provided design of water and wastewater conveyance ranging from 8- to 120-inches and trenchless rehabilitation. Furthermore, he has hands-on experience working with contractors and subconsultants during construction to deliver top-quality results that each client expects and deserves. His construction experience includes inspection services for pipeline, roadway reconstruction, and trail construction. Having significant experience with TxDOT, Michael can help prevent the recurrence of design issues on future projects. Additionally, Michael has experience coordinating with utilities and managing traffic control to avoid project delays through construction phasing.

Education
Bachelor of Science in Engineering, Architectural

Licenses
Professional Engineer, TX #123342

Friendswood Clear Creek Crossing | Friendswood, TX

Engineer of record for the design of a 7,000 linear foot of new 24-inch water transmission main. Various water line routes were analyzed for constructability and future maintenance access. Garver provided professional engineering services for the master plan, design and construction phase services for water system improvements. As part of the 2022 CIP, two projects were identified as immediate needs for the City: Project 1 – Clear Creek Crossing, was identified as the first project needed to eliminate the water system's hydraulic bottleneck at Clear Creek and Project 14 – New GST and Pump Improvements at SWP 1.



Gulf Coast Water Authority's (GCWA) Existing Raw Waterlines | Texas City, TX

Project engineer who assisted on the design of flow meters for the Gulf Coast Water Authority's (GCWA) existing raw waterlines at three different locations in Texas City. Prepared CAD drawings for site plans, vaults, and exhibits. Assisted in the Engineer's Cost Estimate and researched and solicited material cost data from various suppliers to obtain a typical unit price cost data. *(Previous Experience)*



Project 7 Ridgway Water Treatment Plant Owner's Advisor Services - Water Line Design | Montrose, CO

Project manager for identifying route alternatives for 9 miles of raw water and transmission main. Assessed pipeline materials to accommodate proposed and future flow rates, identified easements to account for the proposed pipeline along with a future pipe, coordinated with state entity to confirm alignment was outside ROW. Trenchless crossings were conceptually crossed to avoid impacting rivers and/or streams. An opinion of probable construction cost was developed for budgetary purposes.





Ian Toohey | PE

Water/Wastewater Master Planning Lead

Ian has always maintained the link between design, construction, and operation. His 15 years of experience has given him the ability to approach each project with the end in mind and the long-term implications it will have on operations and maintenance. His previous experience working for a major Central Texas water utility gives him the client perspective regarding the challenges they face. Having served on the owner side of a water system's management, Ian knows how to engage with clients, understand where they come from, and their response when adapting to change.

Ian leverages his experience as both a client and consultant within the industry to develop solutions that align with their goals and long-term needs.

Education

Master of Science in Civil Engineering, Water Resources Engineering

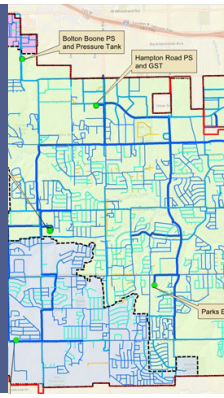
Bachelor of Science in Civil Engineering

Licenses

Professional Engineer, TX #116105

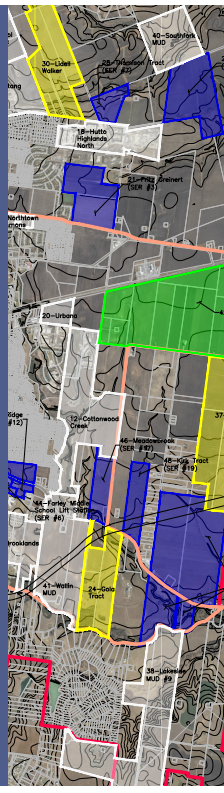
DeSoto Water Master Plan | DeSoto, TX

Performed quality control reviews for the comprehensive water master plan for the City of DeSoto. Ian oversaw the use of hydraulic models to identify and evaluate potential modifications to the pressure plane delineations to mitigate existing pressure and booster pumping challenges. He also developed the plan replacing the Bolton Boone pressure tank system and consolidating pressure plane operation to a single pump station location within the north part of the system, saving both energy costs and reducing operational burden.



Hutto Wastewater Master Plan | Hutto, TX

Project Manager responsible for model development and load projections, hydraulic modeling, and capital planning for the Hutto Wastewater Collection System Master Plan project. This effort was broken into two main phases. The first phase involved quickly developing a hydraulic modeling tool that can be used to assess the impact of new and planned developments on the existing wastewater collection system, given known information about loadings and peaking factors in the system. Phase 1 services consisted of development of a wastewater collection system hydraulic model in InfoWorks ICM software. The model included all gravity pipes 10-inch and larger, significant lift station and force main facilities, and select smaller-diameter gravity pipes as necessary for network connectivity. Phase 2 was a comprehensive wastewater master plan that included development and load projections, facility performance testing, dry and wet weather model calibration, and development of wastewater capital improvements to address existing system issues and accommodate future growth.





Dan Olson | PE

Potable/Non-Potable Reuse Lead

With over 16 years of experience, Dan has worked the entire water and wastewater spectrum, including water reuse. He applies technology to efficiently solve client concerns and deliver sustainable solutions. When it comes to treatment, he understands how every aspect of a plant works together and has provided designs for both conventional and advanced treatment plants. He looks for alternatives that optimize processes and are easy to operate and maintain. Dan's project management approach instills defined lines of communication to keep schedules on track. Dan knows that by keeping a project on schedule, he can maintain budgets and prevent costly delays. Additionally, Dan continually seeks out opportunities to continue learning about new methods and technologies. He then leverages this knowledge to add value and technical expertise to clients, delivering sound and cost-effective solutions.

Having supported the first of its kind microfiltration, reverse osmosis advanced purification WTP, Dan knows how to apply advanced technologies to solve drought and water resource challenges.

Education

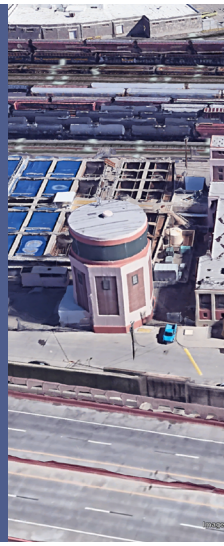
Bachelor of Science in Environmental Engineering

Licenses

Professional Engineer, TX #115373

EPWU 10 MGD Advanced Purified Water Treatment Plant | El Paso, TX

Concept design and pilot testing lead for a 10 MGD Advanced Water Purification Facility (AWPF), which will take secondary effluent from the Roberto Bustamante WWTP in El Paso and treat it to potable water quality for distribution to the drinking water customers of the City of El Paso. This first-of-its-kind facility in the United States includes microfiltration (MF), reverse osmosis (RO), advanced oxidation with ultraviolet light reactors (UV) and hydrogen peroxide, granular activated carbon (GAC) contactors, and permeate stabilization with calcite contactors. This project included a Bureau of Reclamation Title XVI Feasibility Study to obtain funding for the construction of the full-scale plant. *(Previous Experience)*



EPWU Advanced Water Purification Facility Pilot Testing | El Paso, TX

El Paso Water Utilities (EPWU) pilot-tested an advanced water purification facility for direct- to-distribution water reuse. Mr. Olson designed the pilot plant and supervised construction, startup & commissioning of the facility, which operated for 9 months to collect pilot testing data for regulatory approval of the full-scale facility by the Texas Commission on Environmental Quality (TCEQ). In addition to the main treatment train, the pilot plant tested denitrification filters, ozone, and multiple stabilization techniques to oversee the new water supply is compatible with the existing water in the distribution system. The pilot testing included pipe loop testing for corrosion mitigation in the distribution system. *(Previous Experience)*





Ashley Pifer | PhD, PE
Water Quality/TCEQ Lead

Dr. Pifer's career is focused on helping water utilities produce and distribute high-quality drinking water. Her expertise in disinfectant residual, disinfection byproduct, nitrification, and corrosion management has been used in drinking water projects across the United States, from water quality studies to treatment process evaluations and design. She also assists drinking water utilities with preparations for compliance with the Lead and Copper Rule Revisions and develops distribution system monitoring plans to improve water quality and maintain regulatory compliance. She currently chairs the American Water Works Associations disinfection committee and is a nationally recognized expert on water treatment chemicals.

Ashley has successfully supported clients across Texas with addressing water quality concerns and meeting TCEQ standards.

Education
Ph.D., Civil Engineering

Bachelor of Science in Civil Engineering

Licenses
NCEES Certificate, #63431

Professional Engineer, TX #120866

Sherman Water Treatment Plant Expansion | Sherman, TX
Technical advisor for the multi-phased expansion of the Sherman WTP. Provided guidance and quality control reviews for a pilot study to assess chlorine dioxide and monochloramine to control membrane fouling. Served as quality control reviewer for the overall process design, with a focus on chemical feed and storage facilities.



Athens Water Treatment Optimization | Athens, TX
Technical specialist responsible for developing a sampling plan to help the City comply with the Long Term 2 Enhanced Surface Water Treatment Rule. She also developed monitoring plans for the Athens WTP and the City's drinking water distribution system.



Friendswood 2021 Water System Improvements | Friendswood, TX
Technical specialist responsible for evaluating the overall water quality for the City of Friendswood system. Responsibilities included updating the City's nitrification action plan and Revised Total Coliform Rule sample siting plan to represent water quality throughout the system.



Mountain Home Water Treatment Plant Improvements | Mountain Home, AR
Process engineer for the improvements to an 8 MGD drinking water treatment plant. Duties included hydraulic modeling, design of chemical generation, storage and feed facilities, a new rapid mix structure, and a new clearwell. During the current and future stages of this project, the existing chlorine gas disinfection system will be replaced with a sodium hypochlorite feed system, and a chlorine dioxide generator will be installed to provide chlorine dioxide for preoxidation and disinfection upstream of the filters.





Kirby has supported Texas utilities through a variety of funding opportunities and agencies, including TWDB, to help communities fund their critical treatment and infrastructure projects.

Education

Master of Science,
Water Management &
Hydrological Science

Bachelor of Science,
Geosciences

Licenses

Geoscientist-in-Training,
TX #GIT-195

Kirby Young | GIT

Funding Support

Kirby's 7 years of experience involve working closely on funding pursuits with federal and state entities like the United States Environmental Protection Agency (EPA), United States Bureau of Reclamation (USBR), Texas Water Development Board (TWDB), Texas Commission on Environmental Quality (TCEQ), and the Texas State Soil and Water Conservation Board (TSSWCB). Kirby has managed both loan and grant funding opportunities for various types of water projects including water quality, water quantity, water treatment, and infrastructure improvements, among others. She has developed tools to expedite and streamline application processes for clients that also help to efficiently manage all required information and paperwork. She maintains consistent communication with the client, external consultants, and the applicable federal or state entity to oversee the funding process is as timely as possible. With a background in hydrology and water resources, Kirby combines this knowledge with her funding experience to assist clients with identifying, pursuing, and obtaining financial assistance that can help turn identified projects into reality.

Bay City Water System Evaluation | Bay City, TX

Funding specialist responsible for assisting with leading efforts to apply and eventually be approved for funding through the Texas Water Development Board's Drinking Water State Revolving Fund (DWSRF). Responsibilities included the completing and submitting the Project Information Forms and applications during two separate TWDB funding cycles to rehabilitate and expand Bay City's existing water production, treatment, and distribution systems. Also responsible for coordinating efforts between the Client, TWDB, Garver, and consultants to efficiently and effectively obtain all required information for the funding application.



Bay City Wastewater Treatment Plant Improvements | Bay City, TX

Funding specialist responsible for assisting with leading efforts to apply and eventually be approved for funding through the Texas Water Development Board's Clean Water State Revolving Fund (CWSRF). Responsibilities included completing and submitting successful application materials for funding through the CWSRF and additional funding through the United States Environmental Protection Agency's Water Infrastructure Finance and Innovation Act (WIFIA) Program to significantly rehabilitate, reconfigure, and augment Bay City's existing wastewater treatment plant. Also responsible for coordinating efforts between the Client, TWDB, EPA, Garver, and consultants to efficiently and effectively obtain all required information for the funding processes.





Jennifer brings a unique understanding of risk and has created risk management programs across her career that prevented delays, and costly mistakes.

Education

Master of Science, Industrial and Systems Engineering

Bachelor of Science, Engineering Psychology

Engineer Degree, Industrial and Systems Engineering

Licenses

Certified Systems Engineering Professional, #04073

Jennifer Russell | EISE, CSEP

Risk Management Lead

Jennifer has built her career around implementing systematic approaches to cross-discipline coordination to make projects seamless and successful. She understands that clear communication and ownership of roles and responsibilities is what sets up a project or success. As Garver's Program and Business Support Services Leader, Jennifer has several roles and responsibilities, all of which focus on optimizing project coordination, design, and delivery. She does this by establishing a process to move the project forward while breaking it down into pieces that are easily manageable and capable of meeting milestone goals.

Enid Kaw Lake Water Supply | Enid, OK

Systems engineering manager responsible for developing the Program Strategy Manual and Program Management Quality Plan defining the strategic management plan for the quality oversight, life cycle development, and communication for the five-year duration of the project. Responsibilities included developing the risk management strategy and managed risk register for Program and City issues. Additionally, responsible for developing Program processes and responsibilities that were integrated into the PMIS. Developed procurement support documents including the RFP for the design of a Design-Bid-Build and an RFQ and RFP for a Construction Manager At-Risk (CMAR). Developed Interface Management process, documenting over 800 programmatic interfaces across the Intake, pipeline, water treatment plant and distribution system connection. Interfaces include physical, functional, permit, operations and maintenance, and external coordination with utilities, and more. Managed selection and implementation of the Program Management Information System and the development of CAD Standards Manual. Managed interface verification process through 30% and into 60% design. Through interface verification process, identified needed City action of changing zoning to enable use of secured property for Program. Served as the Technical Review Committee Manager and Supported team in understanding and navigating the change in delivery method. Responsible for identifying individuals to provide quality assurance/quality review for all Phase 3 deliverables.



Wichita NWWF Northwest Water Treatment Facility Owners Representative | Wichita, KS

Program interface manager responsible for advising the Owner on cross-functional and cross-disciplinary issues that could have an impact on the delivery or operation of the future 120 MGD Northwest Water Treatment Plant. Provided recommendations on procurement documents, program management processes, decision management, and risk management.





Susan's approach includes identifying environmental resources early and working with the project team to avoid impacts and delays.

Susan Chavez
Environmental Lead

Susan Chavez has more than 25 years of experience with environmental and planning projects and more than 18 years delivering environmental projects for TxDOT and municipalities. Susan has successfully led environmental tasks or managed work authorizations for projects in both urban and rural areas. She works collaboratively with project teams and clients to achieve successful results using her ability to recognize and provide input on strategies to mitigate and avoid potential project risks and issues.

Education
Master of Science, Environmental Management

Bachelor of Science, Wildlife and Fisheries Sciences

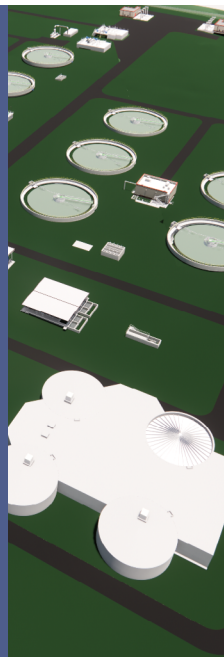
SAWS Sanitary Sewer Overflow & Reduction Program East Basin Package | San Antonio, TX

Environmental task lead responsible for managing the assessment of cultural resources and coordination with the Texas Historical Commission (THC) to meet regulatory requirements for sanitary sewer improvements. She worked with the team to perform desktop analysis of known historic and archeological sites, assessed conditions for possible sites, prepared exhibits and submitted a coordination package to the THC for concurrence to proceed with the project.



Pflugerville Wilbarger Regional Wastewater Treatment Facility | Pflugerville, TX

Environmental task lead responsible for developing the Environmental Information Document (EID) required by the Texas Water Development Board (TWDB) to satisfy environmental requirements for a new regional wastewater treatment facility. She managed the development of a wetland delineation that included a Nationwide Permit with Pre-Construction Notification approval from the U.S. Army Corps of Engineers. Susan developed the alternatives analysis and managed the team to complete assessments of threatened and endangered species, hazardous materials, social impacts, cultural investigations, and resource agency coordination. She coordinated with the design team for project information, managed the environmental schedule, and oversaw public involvement to complete the development of the EID.



Bay City Environmental Assessments | Bay City, TX

Senior environmental planner and task lead for two water plant facility projects with federal funding. Responsible for coordinating with the TWDB, preparing the Environmental Information Document, and coordinating with resource agencies. She managed the team to prepare for and conduct a public meeting for both facilities.





Anita Smith | APR

Public Outreach/Communications Lead

With 30 years of experience managing corporate reputations and building brands, Anita is the leader of Garver's Public Relations Team. Through creative and results-oriented approaches, Anita develops sound strategies that increase awareness and positively impact the bottom line. She is accredited in public relations (APR), which signifies a high level of specialized experience and indicates broad knowledge and professional judgment in the field. Anita's award-winning public relations and marketing campaigns have been recognized on local and national levels.

When utilizing federal funds and innovative solutions, having a public outreach specialist such as Anita is crucial to garnering the trust of the communities you serve.

Education
Bachelor of Arts, Journalism-Public Relations

Licenses
Accreditation in Public Relations

Enid Kaw Lake Water Supply | Enid, OK

Public outreach specialist for this $475M (full build out), brand new water supply program. It involves a new intake, 70 miles of transmission piping, and a new WTP. With the project covering significant area and affecting a large population, public outreach and communication is critical. Anita led the team charged with effectively communicating key project milestones through videos, articles, and media outreach, which resulted in positive print and TV news coverage about the project.



Garver Chain Reaction Challenge | Multiple Locations Nationwide

To celebrate Garver's 100th year, 100 schools received chain reaction STEM kits from the firm and were invited to compete in the Garver Chain Reaction Challenge. Anita managed all aspects of the campaign communications, including PR, stakeholder and school involvement, and media outreach across Garver's multistate footprint. Highlighting area schools and Garver's community engagement on a hyper-local level, the Garver Chain Reaction Challenge was featured in more than 100 earned TV, online, social, and print media reports. The communications campaign's success was celebrated on national levels with the PRSA Silver Anvil Award of Excellence and Best of Show in the SMPS Marketing Communications Awards.



#EndTheStreak SafetyHack | Austin, TX

Garver partnered with the Texas Department of Transportation for the #EndTheStreak SafetyHack Student Challenge, a hack-athon event focused on developing creative solutions to prevent fatalities on Texas roadways. Anita organized the day-long event where 60 high school students worked alongside engineers and other transportation professionals to develop and present innovative solutions to make Texas highways safer – from app development to engineering solutions to media campaigns. Anita led the Garver team that developed a high-impact event: from concept to execution to promotion.



4 References

We encourage you to contact any of our references listed below to verify the quality of our work and our ability to coordinate and deliver your projects on time and within budget.

As with any project, success depends on more than just technical know-how. Garver has a reputation for tailoring our team and approach to deliver innovative solutions through diligent client service. We know we are only as good as our work and how well we deliver that work. At Garver, our reputation is based not on what we say about ourselves but what our clients and peers say about us. Our reputation and positive feedback from clients testify to our service.

WTP Expansion
| Sherman, TX



Reference Contact:
Thomas Pruitt, PE,
Utility Engineer
City of Sherman, TX
903-892-7201
tomp@ci.sherman.tx.us

WWTP Improvement
| Laguna Madre, TX



Reference Contact:
Charles Ortiz
District Engineer
Laguna Madre Water District
956-943-2626
cortiz@lwmd.org

New WWTP
| Rancho Viejo, TX



Reference Contact:
Scott Fry, PE, CFM
General Manager
Valley MUD #2
956-455-7488
sfry@vmud2.org



Previous Edinburg Projects
| Edinburg Drainage Study

Garver performed a drainage study for the South Texas International Airport in Edinburg due to the recurring flooding of the runway causing airport closures. To solve these issues, Garver proposed various solutions to prevent submerged taxiway connectors and runway.

Isaac's role in this project

As part of the local team Isaac provided support for the drainage projects to help provide the responsiveness needed for this project.

Other Edinburg Projects

As a firm, Garver has also worked on another project for the city of Edinburg. In addition to the drainage project listed above, Garver also worked on a hangar project for the Department of Public Safety and the South Texas International Airport. This project included development of a new 20,000 square foot facility, civil improvements and access roads. It was performed independently from the proposed project team in this proposal.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/1/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Stephens Insurance, LLC
111 Center Street, Suite 100
Little Rock, AR 72201

www.stephensinsurance.com

CONTACT NAME: Kathy Jones
PHONE (A/C, No, Ext): 501-377-8502 FAX (A/C, No):
E-MAIL ADDRESS: kathy.jones@stephens.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Phoenix Insurance Company (A++XV)	25623
INSURER B : Charter Oak Fire Insurance Company (A++XV)	25615
INSURER C : Standard Fire Insurance Company (A++XV)	19070
INSURER D : Travelers Property Casualty Co of Amer (A++ XV)	25674
INSURER E : Starr Surplus Lines Insurance Company (A XV)	13604
INSURER F : Tokio Marine Specialty Insurance Company (A++XV)	23850

INSURED
Garver LLC
1906 E. Tyler, Suite G
Harlingen TX 78550

COVERAGES **CERTIFICATE NUMBER:** 80771724 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	✓ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☑ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☑ PRO-JECT ☐ LOC ✓ OTHER: -0- Deductible			P-630-1G052988-PHX-24	7/1/2024	7/1/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$2,000,000 $300,000 $10,000 $1,000,000 $4,000,000 $4,000,000
B	AUTOMOBILE LIABILITY ✓ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ✓ HIRED AUTOS ONLY ✓ NON-OWNED AUTOS ONLY			810-1N886537-24-43-G	7/1/2024	7/1/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$1,000,000 $ $ $
D	✓ UMBRELLA LIAB ✓ OCCUR ✓ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ✓ RETENTION $10,000			CUP-6J09853A-24-43	7/1/2024	7/1/2025	EACH OCCURRENCE AGGREGATE	$10,000,000 $10,000,000
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N: N If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		UB-7K425966-24-43-G	7/1/2024	7/1/2025	✓ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$1,000,000 $1,000,000 $1,000,000
E F	Professional Liability- Claims Made Contractor's Pollution Liability Maritime Employer's Liability * Underwriter at Lloyds NAIC AA-1122000			1000634123241 PPK2691456 PSR083863	7/1/2024 7/1/2024 7/1/2024	7/1/2025 7/1/2025 7/1/2025	Each Claim & Aggregate Occurrence & Aggregate Combined Single Limit	$2,000,000 $2,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

See Attached
RE: na

Full Prior Acts applies under the Starr Professional Liability policy shown above.

CERTIFICATE HOLDER
na

FOR INFORMATION ONLY - Harlingen

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Ted Grace

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Insurance Claims

Garver, LLC, similar to most companies, periodically engages in formal dispute resolution through the ordinary course of its business. The results of such dispute resolution, including litigation, often are subject to confidentiality provisions. Garver has no pending litigation matters that would have a material impact on the company's financial standing and/or performance on this project. Garver has had no major disputes, contract defaults, or liens in the last ten (10) years. If specific information involving any specific claim against Garver is needed, please contact Garver's General Counsel, Kurtis John, at 479-287-4678.

6 Professional Services Agreement

We acknowledge that our team has read the professional services agreement, and we plan to meet the prerequisite insurance requirements. If selected for this rotation list, we agree to the public service agreement as is written. Please reach out to us with any questions regarding the agreement and the mentioned insurance requirements.

7 Contact Information



Isaac Huacuja, PE
Project Manager
1906 East Tyler Avenue, Suite G
Harlingen, TX 78550
956-321-7752
ihuacuja@GarverUSA.com



Randy McIntyre, PE
Principal-in-Charge
100 East Ferguson Street, Suite 814
Tyler, TX 75702
682-747-5391
RGMcIntyre@GarverUSA.com



GARVER

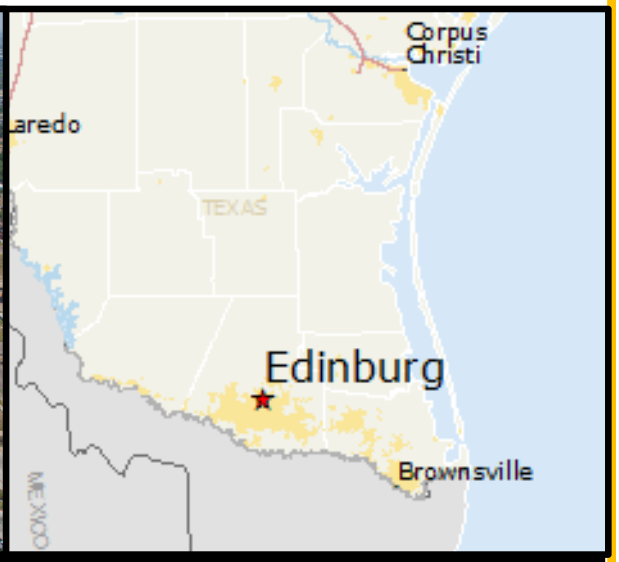
1906 East Tyler Avenue
Suite G
Harlingen, TX 78550
WWW.GarverUSA.com





THE CITY OF Edinburg





RFQ No. 2024-9
Engineering Services Rotation for the City of Edinburg

Due Date & Time: Tuesday, July 16, 2024 at 3:00 p.m.

ELECTRONIC COPY

Prepared By:

GRJ Engineering

2805 Fountain Plaza Blvd., Ste. B
Edinburg, TX 78539
(956) 603-2025

TRANSPORTATION UTILITIES DRAINAGE ENVIRONMENTAL STRUCTU
PROJECT MANAGEMENT ENGINEERING DESIGN CIVIL CONSTRUCTION
BRIDGE DESIGN ROADWAY DESIGN TRAFFIC DESIGN MPO COORDINAT
WATER & WASTEWATER DESIGN PROJECT MANAGEMENT CONSTRUC

GDJ Engineering
www.GDJEng.com
2805 Fountain Plaza Blvd.,
Suite B, Edinburg, TX 78539
(956) 603-2025

July 16, 2024

Mr. Mardoqueo Hinojosa – City Engineer
City of Edinburg
C/o City Secretary Department (1st Floor)
415 W. University Dr.
Edinburg, Texas 78539

Re: ***Request for Qualifications – "Engineering Services Rotation for the City of Edinburg"***
RFQ No. 2024-9

Dear Mr. Hinojosa,
On behalf of the GDJ Team and as Legal Representative of GDJ Engineering LLC, who will be the prime consultant (executor of the contract), we enthusiastically submit this Statement of Qualifications to provide ***Professional Engineering Services*** to the City of Edinburg.

As you are aware, the City of Edinburg is a major retail and educational hub of the Rio Grande Valley connected to I-69C. Along with the commercial aspects of your infrastructure needs, the retail and residential aspects of the City of Edinburg are rapidly growing. All growth trends in the city indicate that there will be a need for transportation and drainage infrastructure upgrades to efficiently move heavy commercial traffic to stimulate the local economy, and expand local roads to ensure the safety of the traveling public.

GDJ has been in in existence since 2017 with three (3) principals consisting of Mrs. Lydia Macheska as President, Mr. Robert Macheska as Executive VP/COO and Mr. Christopher Rodriguez as Vice President. GDJ staff have been involved in project development, civil engineering, design, utility coordination, environmental analysis, and construction management in the Rio Grande Valley for over 20 years and has a combined experience of over 85 years. Key staff are native to the region, are completely familiar with the challenges posed by regional transportation and drainage issues and have developed comparable projects in the region and the state. Additionally, key staff have been intimately involved with all individual MPO's in the region, as well as the merging of the three MPO's into the current RGVMPO. In addition, we are headquartered in the City of Edinburg so we are completely invested in the City's economic growth and transportation needs.

For more than thirteen years, GDJ staff has served in an advisory position providing coordination services for various governmental entities at the local MPOs, including the City of Edinburg, the City of Mission, Hidalgo County, Hidalgo County RMA, Cameron County, and CCRMA. Duties included developing strategic plans, cost estimates, project concepts, and coordinating with staff and elected officials to prioritize local resources and ensure projects were properly programmed on the MPO planning documents.

The team understands local, state, and federal guidelines and requirements to expedite the project development. This includes the process of partnering with TxDOT to develop projects to a "Ready to Let" status where TxDOT will allow a project to utilize state and federal funds for design, Right-of-Way, construction, and construction engineering and Inspection. GDJ staff is also proficient with the coordination

of Economically Disadvantaged County or Advanced Funding Agreements with TxDOT to ensure the maximum reimbursement for project related expenses.

The GDJ Team is committed to providing excellent service to the City of Edinburg by providing accurate estimates to ensure expeditious and efficient project development. The team would use all available resources to ensure the project is shovel ready, constructed on time, within budget, and of the highest quality to maximize the benefit to the local taxpayer.

The GDJ Team also commits that all contents of this Statement of Qualifications (SOQ) are valid for at least 90 days beyond the July 16, 2024 deadline for submission. GDJ has read the sample Professional Services Agreement and the firm will meet the prerequisite insurance requirements, and, if selected, the firm agrees to enter into such agreement.

On behalf of the GDJ Team, I would again like to thank you for the opportunity to be of service to the citizens of the City of Edinburg and to help you meet our community's infrastructure needs. As legal representative of the GDJ Team, I am able execute any necessary contract documents with the City of Edinburg and serve as the authorized person to legally bind the GDJ Engineering Team to the representations put forth in this SOQ. Should you have any questions or require additional information, please do not hesitate to contact me, Robert Macheska, P.E. at (956) 603-2025.

Sincerely Yours,

Lydia Macheska
President
GDJ Engineering, LLC
lydia@gdjeng.com
2805 Fountain Plaza Blvd.
Ste. B, Edinburg, Tx 78539
Hidalgo County
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Christopher R. Rodriguez, P.E., CFM
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Mobile: (956) 463-1072

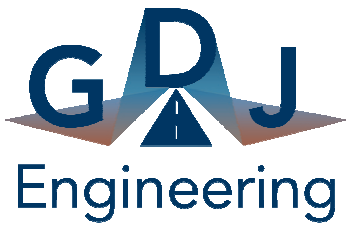
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Appendix *(Uploaded to Response Portal)*

- Conflict of Interest
- General Questionnaire
- Litigation Disclosure Form
- House Bill 89 Verification
- Senate Bill 13 Verification
- Senate Bill 19 Verification
- NonCollusion Affidavit of Prime Bidder
- HUB Certificate
- Professional Licenses and Certificates

Firm Qualifications & Experience



GDJ Engineering, LLC (GDJ) is a diverse, multi-discipline engineering firm based in Edinburg, Texas at 2805 Fountain Plaza Blvd, Suite B. GDJ was formed in 2017 and currently consists of twelve (12) full time employees that possess experience and knowledge in a wide variety of fields including street infrastructure evaluation and improvements, pavement management and improvements, erosion and sediment control design, hydrologic analysis and design, transportation planning/evaluation, traffic engineering services, traffic signal design, highway/civil, structural/bridge, environmental engineering services, and construction management.



GDJ personnel have a combined experience of over 85 years. Our engineers, designers, and environmental scientists possess the knowledge for planning, design, environmental analysis, construction, and management of the transportation infrastructure critical to the growth of our region and the state. The GDJ team is equipped to work individually or in a team environment to establish concepts, set project goals, and deliver measurable results to every assignment. As project constraints and challenges arise, our staff thrives in bringing innovative ideas to the table for creating an opportunistic solution. We believe in a balanced design concept which meets the operational objectives, produces sustainability for tomorrow, context sensitive solutions and adherence to a time-sensitive budget. Achieving these results require empowering our staff to develop unique ideas which add value for our clients and maximize their investment. GDJ staff has developed projects with a variety of public entities including local cities, counties, Regional Mobility Authorities (RMAs), Metropolitan Planning Organizations (MPOs), and the Texas Department of Transportation (TxDOT). GDJ's managerial staff is pre-certified by TxDOT in a multitude of categories, brings over 45 years of development, design, environmental and construction experience, and has completed numerous transportation infrastructure projects.

For more than 13 years, GDJ staff has served in an advisory position providing coordination services for various governmental entities at the local MPOs, including the City of Mission, Hidalgo County, Hidalgo County RMA, Cameron County, Cameron County RMA, the City of Laredo, and Webb County. Duties included coordinating with staff and elected officials to prioritize local resources and assure projects were properly programmed on the MPO planning documents. In addition to preparing project fact (budget) sheets and project planning, GDJ staff is proficient in the coordination of Advanced Funding Agreements with TxDOT. These agreements are critical to ensure TxDOT review of engineering and environmental documents. Proper coordination by firm staff of advanced planning ensured local reimbursement for locally administered projects with state and federal funding. Additionally, an analysis of existing projects sometimes allowed for projects experiencing delays to be adjusted to allow "shovel ready" projects to be constructed. Expediting the letting of projects often results in a savings in construction cost due to avoidance of escalation.

It is GDJ's philosophy to provide the client with the most technically competent, timely and cost effective work product possible. GDJ believes in open communication with the client and understands that direct and constant lines of communication are imperative for a project's success; both in schedule and budget. The GDJ Project Management Team operates under a multi-faceted strategy to avoid unexpected cost escalations and overruns; as a result, projects bid out in the past 30 months have been consistently within +/- 5% of the engineers estimate for various clients. This has become especially important with current

supply chain shortages and recent escalation of oil and steel prices. The GDJ Team constantly monitors the latest bid prices through several sources: TxDOT 1 month rolling averages, CIVCAST, local county & city lettings to ensure the accuracy of our estimates.

Beginning with high quality survey and subsurface utility data, combined with extensive experience with field conditions a high-quality plan set is the first defense against these issues. During the project development process the team begins with a preliminary estimate for the purposes of budgeting funding needed from the Local Government and the RGVMPO. Through the schematic phase and the 30%, 60%, and 90% PS&E process the design team works closely with client to ensure the cost estimates for construction, right-of way, and any needed utility adjustments are as accurate as possible. This allows the GDJ Team to help maximize the amount of funding from the RGVMPO throughout the multi-year project development process and reduce the local governments cost.

The GDJ team will strive to provide the City of Edinburg with the quality of service the tax payers deserve. We are a completely local firm in the Rio Grande Valley and understand the area and the engineering needs of the city. In addition, GDJ has all of the latest design software and our team has unique experience with all oversight and auditing entities (TxDOT, FHWA, etc…), with several of our team members having firsthand work experience with said entities.



The GDJ team can meet any specification required and will not enter into any agreement without 100% confidence that the work product will exceed the city's expectations and requirements. GDJ has several projects that are in the process of completion and will be able to concentrate the majority of their time to the City of Edinburg. This will be accomplished with GDJ's team of qualified professionals that are amply prepared to provide the City of Edinburg with outstanding customer service and technical skills. The GDJ team has the proven knowledge and capabilities of providing superior engineering and environmental services to the City of Edinburg.

Mr. Robert Macheska P.E., C.F.M., is GDJ's Program Manager and COO of the company. Mr. Macheska has over 23 years of experience with nine years working directly with TxDOT and 14 years of private sector experience. He has worked on all aspects of project development, from planning and PS&E preparation, Hydrology & Hydraulics Design to construction phase services. His project management and design experience include contract administration, supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, drainage design, design/PS&E preparation, and public involvement. Mr. Macheska's private sector engineering consulting work has primarily consisted of managing TxDOT Local Government Project Procedures (LGPP) governed projects that have used funds from the Rio Grande Valley Metropolitan Planning Organization (RGVMPO) for Preliminary Engineering (PE), Right-of-Way (ROW), Utilities, PS&E, Construction Engineering, and Construction. He is also TxDOT LGPP Certified. Based on his current workload, Mr. Macheska will be able to assign approximately 40% of his time to these projects.

Mr. Christopher Rodriguez P.E., C.F.M. will serve as the TxDOT LGPP Certified Design Services and PS&E Manager and provide Hydrology & Hydraulic (H&H) support. Having previously worked for TxDOT and currently in the consulting engineering sector, this wide-range of experience has provided Mr. Rodriguez with excellent firsthand knowledge of the functionality of multiple government entities. He has experience on various aspects of transportation and drainage projects, from planning and PS&E preparation, H&H Design to construction phase services. His project management and design experience include supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, drainage design, design/PS&E preparation, and public involvement. Mr. Rodriguez has managed multiple concurrent design projects and production staff with numerous design groups under his direction. Mr. Rodriguez will be able to assign approximately 60% of his time to these projects.

Mr. Anthony Garza will serve as the MPO coordinator and project planning manager to assist with any needed coordination at the RGVMPO to accelerate the construction of the projects and source any additional state and or federal funds that may be needed for ROW, Construction Engineering, or Construction. Mr. Garza has over 16 years of experience and three years of construction management experience. He has served as the MPO representative for the City of Mission, Hidalgo County, Webb County, and Cameron County. Mr. Garza understands local, state, and federal guidelines and requirements to expedite the project development. This includes developing strategies to expedite the execution of Advanced Funding Agreements (AFA) with TxDOT to ensure review of environmental documents in a timely manner. Mr. Garza possesses a multi-disciplined approach and the necessary skills in project planning and development to successfully bring projects to a shovel ready status, leading to construction. Mr. Garza will be able to assign approximately 60% of his time to these projects.

Ms. Corina Argullin will serve as the Environmental Manager. Ms. Argullin has over 15 years of experience, with extensive knowledge of the NEPA process from planning through construction. She has completed over 28 NEPA clearances under the purview of TxDOT, 13 of which were FONSIs. She has experience in a variety of projects including maintenance/drainage, local/state road expansions, new location roadways, and pedestrian/shared use facilities. Ms. Argullin is proficient in all aspects of public involvement, NEPA documentation, agency coordination, and environmental permitting. Her management experience includes supervision of staff and sub-consultants, QA/QC, scheduling, and document review and preparation. She is LGPP and wetland delineation certified. Ms. Argullin understands that the environmental process is the critical path to project construction; therefore, it needs to be completed in a diligent and expeditious manner. Ms. Argullin will be able to assign approximately 65% of her time to these projects.

Mr. Eduardo Ramirez is GDJ's Construction Manager. Mr. Ramirez has over 25 years of experience in maintenance, construction inspection, and project management in various types of construction projects including, but no limited to road, drainage, structural-bridge and vertical construction projects. Mr. Ramirez is TxDOT pre-certified, field and laboratory certified and OSHA safety certified.



The GDJ Engineering Team has the abilities and qualifications to provide the City of Edinburg with the following professional engineering services:

Project Management & Planning Services

- Program & Project Management
- General Program Management (To Ensure Design/Construction Meets Requirements for Reimbursements on Reimbursable Funds Projects)
- Project Management of all Civil, Drainage, & Transportation Projects
- Planning Services

Civil Design Services

- Preliminary Engineering & Hydraulic Analysis
- Geometric Schematic & Typical Sections
- Utility Investigations & Analysis
- ROW Investigations
- Environmental Reports & Public Meetings
- Geotechnical Investigations
- Plans, Specifications & Estimates (PS&E)
- Geometric, Structural & Pavement Design
- Hydrologic & Hydraulic Design
- Environmental Design (SWPPP, EPIC Sheets)
- Traffic Design (Traffic Counts, Analysis of Traffic Movements)
- Design Packaging (Specifications, Construction Estimates, General Notes, Special Provisions)
- Bid Assistance
- Preparation of Bid Package, Bid Announcement, Review of Bidder Information, Bid Award

The GDJ Team members have developed multiple projects with governmental agencies including: City of Pharr, City of Mission, Cameron County, Cameron County Regional Mobility Authority (RMA), Hidalgo County, Hidalgo County RMA, Hidalgo County Drainage District #1 and TxDOT (Pharr and San Antonio Districts). In addition, our team members have directly coordinated with multiple regulatory agencies such as the TxDOT, U.S. Army Corps of Engineers, U.S. Fish and Wildlife Service, Texas Commission on Environmental Quality, Texas Historical Commission, and may others. Currently, the GDJ Team has no past or pending litigation against or involving its agents or employees with respect to any work we have performed.

The GDJ team has experience and understanding in the overall process from planning to construction, including the intricate technical details necessary for the successful completion of a project. The comprehensive project steps include evaluating the existing ROW and utilities, identifying environmental constraints, delineating drainage areas, evaluating and optimizing a drainage plan, developing preliminary plans and estimates for the proposed improvements, alternatives analyses, completing the environmental process, and finalizing the plans and estimates. The GDJ team is also prepared to complete any geotechnical studies associated with the project and is fully staffed to oversee the construction of the projects. The team will coordinate with the city throughout the entire process to ensure their needs and concerns are addressed.

The GDJ Team will assure the quality of deliverables, engineering services, and environmental services by implementing a proven project specific QA/QC work plan based on the following principles: Knowledge/Experience, Coordination/Communication, Constructability Review, Accuracy/ Completeness, and Thorough Design/Environmental Schedules.

The team has the experience and resources necessary to deliver projects with accelerated schedules, as necessary. Additionally, the team is TxDOT pre-certified in all categories associated with these efforts and can develop plans and environmental documentation in accordance with TxDOT/FHWA standards for review by these agencies. GDJ assures the city that all staff included in the proposal for this pursuit will have sufficient availability to complete projects on time and within the proposed budget. The overall commitment that the GDJ Team provides to our projects is unsurpassed. Our attention to detail and rapid response to issues is a staple of the GDJ Team Philosophy, as we have an excellent track record for successful projects and extremely satisfied clients.

As a local firm with staff from all areas of the Rio Grande Valley, the GDJ team is familiar with the City of Edinburg and its geographic attributes. The GDJ office is located just south of the Canton Road and McColl Road intersection within the city of Edinburg and the principals live within 10 miles of the office. As persons who both live and work in the area, city projects are of great interest to the team.



The GDJ Team is familiar with local, state, and federal requirements for projects that are constrained by a funding source/oversight agency. The coordination of these items early in project development can serve to accelerate the path to construction for the city and conserve local tax dollars. GDJ understands the importance and is highly experienced in keeping projects within their assigned budget. GDJ Staff uses a proven combination of planning, scheduling, and coordination to ensure projects adhere to the assigned budget. The team analyzes the existing funding and budget for the project and identifies any potential issues early in the process. The team would then coordinate with the city to discuss and address options and alternatives that would best suit the city's needs. GDJ creates realistic project and environmental schedules to ensure sufficient progress. These schedules are discussed with the city and TxDOT to agree upon major project milestones and document review/response times. If necessary, our planning department has experience in securing the necessary funding to successfully complete projects.

Advanced Project Development (APD)

The APD portion of the project involves conducting preliminary studies and research necessary to make informed decisions about the various aspects of the project. Route and design studies involve the development of different alternatives to achieve the desired result. These alternatives are compared to each other on the basis of various environmental, social, and economic as well as political factors and the alternative that results in the least amount of adverse effects and/or the greatest amount of benefit to the general public is selected as the preferred alternative.

There are several types of information that are gathered during this phase of project development and one of the first is surveying information. During the route study phase, only general surveying information is gathered. A land ownership map can be developed for use in placing alternative alignments and sporadic elevations can be obtained to determine the general lay of the land.

An aerial photograph of the project location can also be obtained for use during the public involvement phase. Once a preferred alternative is selected, then design surveys are completed and used for the design of the proposed facility. A digital terrain model is developed and topographic information is gathered on existing features.

The ROW information that is gathered during this phase will also be used during acquisition. Parcel sketches and a ROW map are developed by a registered public land surveyor and turned over to the acquiring agency only after an environmental clearance has been issued, in the case of state or federally funded projects, or after the city feels that a preferred alternative exists. The parcels are appraised and negotiations with the property owners begin.

Environmental information is also gathered during this portion of the project development process. Any "fatal flaws" such as cemeteries, parks, or hazardous material sites, are identified and mapped accordingly to attempt to avoid or minimize impacts. Also, any potentially occurring endangered species are identified and an evaluation is made whether potential habitat is present within the project. If so, each alternative's effects on that habitat are evaluated.

Roadway/Highway

The GDJ team has a thorough understanding of TxDOT Design Division's Operations and Procedures Manual (hereinafter referred to as the Design Manual). The Design Manual establishes the policies for operations and procedures for preliminary project planning and development; geometric design; base and pavement design; and preparing plans, specifications, and estimates. It is not all-inclusive and does not establish legal standards for design. It is used to supplement engineering experience, knowledge and judgment. AASHTO's manual, "A Policy on Geometric Design of Highways and Streets," is used by the team as a supplement to TxDOT's Design Manual for guidance in those areas not included or covered by the Design Manual.

Chapter 4 of the Design Manual provides the guidelines for preparation of resurfacing, restoration, and rehabilitation guidelines. Resurfacing, restoration, or rehabilitation (3R) guidelines are intended to preserve and extend the life of non-freeway classes of roadways. Projects prepared under the 3R guidelines may include safety enhancements, but safety may not be the reason for the initiation of a 3R project. However, if the existing roadway does not meet the minimum criteria under 3R guidelines, Part IV of the Design Manual should be used. Most preventive maintenance and off-system bridge replacement projects are prepared under 3R guidelines. Other improvements, which can be made under RRR guidelines, include minor widening, flattening of steep side slopes, removal of roadside obstructions, rehabilitation or replacement of bridge railings, and approach signing and delineation of bridges.

Environmental Analysis



The GDJ team is knowledgeable of the stringent federal/state rules and regulations required for transportation projects funded with federal money. NEPA requires the analysis of traffic noise, hazardous materials, community impacts, natural resources (i.e. biological, water, and farmland) air quality, cultural resources, and indirect/cumulative impacts. Each of these subjects require studious analysis and technical reporting in accordance with TxDOT guidelines. Early scoping and coordination with the team and stakeholders is critical to assess potential fatal flaws, environmental constraints, and minimize/avoid sensitive areas and species. It is critical to identify any long lead processes and complete early coordination for permitting to avoid delays to the schedule. Throughout the environmental process, public involvement such as public meetings, meetings with affected property owners, opportunity for public hearings, public hearings, noise workshops, and notices of availability may be required. Public Involvement hearings, public hearings, noise workshops, and notices of availability may be required. Public

Involvement has evolved since the COVID-19 pandemic; therefore, the team has adapted to utilizing multiple types of meeting methods that adhere to COVID rules and regulations. The team is experienced in both traditional and virtual PMs/PHs under the scope of TxDOT and FHWA.

The team has extensive experience in working closely with the TxDOT Pharr District and local government sponsors to ensure open communication and transparency. This ensures that the sponsor is included and aware of all activities throughout the process. Prior to preparation and submittal of any reports, the TxDOT Env Toolkit will be reviewed to ensure use of the latest forms, templates, and processes. The entire team has undergone TxDOT ECOS training, which ensures high quality documents, reduces comments, and expedites review. The team also has knowledge and experience in the timing and order of report submittals to maintain an optimum timeline. The team employs a multi-level QA/QC process in every step in the environmental process that ensures the highest quality documents are provided to TxDOT.

Geotechnical and Special Services

Geotechnical studies include slope stability analysis and the Texas Cone Penetrometer Test. These tests are used to design retaining wall structures or deep foundations for bridges. The location of the ground water elevation can also be determined during the Texas Cone Penetrometer Test.

The GDJ Team is very familiar with the local geographic area as is evidenced by the list of projects presented in subsequent sections. All the task leaders have experience working with TxDOT's Pharr District and have gained a thorough understanding of the unique problems that we are faced with in the Rio Grande Valley. One such item is the lack of any appreciable relief in the topography of the area. This problem is less prominent towards the western part of the Hidalgo County, but it is a factor towards the middle and eastern portion of the county. The flat nature of the land causes runoff to drain slowly and usually requires the use of detention basins to prevent flooding problems from occurring. While drainage issues are a problem in some areas, one unique quality of Hidalgo County that is beneficial is the presence of large amounts of material suitable for use in highway construction.

Design and Plans, Specifications, and Estimate (PS&E)

Once a preferred alternative is selected and presented to the public, a design schematic is developed as a precursor to the development of the construction plans. The primary purpose of the Plans, Specifications, and Estimate (PS&E) is to provide a complete and accurate set of contract bid and construction documents. Accuracy is essential in that this will allow for (a) prospective bidders to prepare a cost-effective bid, (b) for construction of the project to be performed efficiently, and (c) for a record of "as-built" of proposed roadway improvements. These roadway projects may require the preparation of a PS&E package, which will be developed in accordance with applicable city and TxDOT specifications and requirements. Guidelines and requirements include the TxDOT "Operations & Procedures Manual" – Part IV (Urban Design Criteria) and Part V, (PS&E Submissions), the TxDOT "Bridge Design Guide" and "Bridge Detailer's Manual", the TxDOT "Hydraulic Design Manual", AASHTO "Roadside Design Guide" and Specifications for Streets and Bridges", EPA "Stormwater Management Requirements", the "Texas Manual of Uniform Traffic Control Devices" and the various City of Edinburg and/or TxDOT roadway, traffic, and bridge standards.

Preliminary reports might be required by TxDOT or FHWA such as bridge scour reports, preliminary bridge layout submittals and hydraulic reports. Preliminary meetings, such as a preliminary concept conference where all major stakeholders are invited, and the general purpose/need for the project is

discussed are important steps in developing the required design criteria. TxDOT "Operations/ Procedures Manual", Part IV (Urban) and AASHTO's "Policy on Geometric Design of Highways and Streets" are used to develop the final criteria. The design criteria is essentially refined from the APD stage and is based on ADT, terrain type, and design speed, from which are determined the cross-sectional geometrics such as lane width, medial type/width, shoulder width, bridge width, side slopes/ ditch section, obstruction clearance, and ROW width. The criteria for horizontal (max curve) and vertical (max grade) roadway alignment must also be determined.

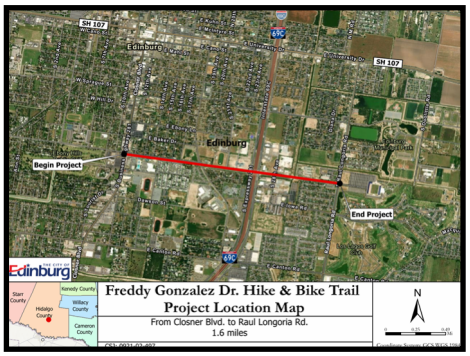
With respect to hydraulic design, a preliminary site evaluation, including identifying topo/existing ROW, drainage areas, primary/secondary drainage systems, FEMA flood plain requirements, and mitigation issues is conducted to determine possible solutions to the various design problems. GDJ will strive to gather data via on-site investigations to ensure PS&E production is based on accurate and thorough information. This assures sufficient identification of flow patterns, which produces accurate calculation of time of concentration and peak run-offs. The gathering of this on-site information guarantees accurate water surface elevations, as well as thorough knowledge of the flows of the outfall channels. These pro-active on-site investigations target flow obstructions such as channel and roadways, which alter natural drainage patterns which may require mitigation.

Early coordination of project outfall and crossing locations with respective controlling agencies will be essential in determining project drainage requirements. In accordance with the TxDOT "Hydraulic Manual", the existing and proposed sections will be checked for conveyance of the 100 year storm, culverts will be designed for 25 years and inlets/pipes for 2 years and 5 years, respectively. A drainage study will be performed to determine proposed roadway impacts, drainage areas, discharges, FEMA floodway requirements, mitigation issues, culvert locations and sizes, capacity of the existing and proposed structures, design frequency, flow, tailwater and headwater elevations for design and 100-year flood velocities, and anticipated overtopping of the roadway.

Traffic Control Plans (TCP) are included in projects where it is necessary to maintain traffic through the project during construction. Safety is the primary concern when it comes to the development of the TCP. The plans, specifications and estimates together constitute the bidding documents and are thoroughly reviewed for correctness and errors.

Recent Project Experience

PROJECT:	Freddy Gonzalez Dr. Hike & Bike Trail
LIMITS:	From Closner Blvd. to Raul Longoria Rd.
PROJECT MANAGER:	Robert Macheska, P.E., CFM
ENVIRONMENTAL LEAD:	Corina Argullin
CLIENT:	City of Edinburg
CLIENT REFERENCE:	Mardoqueo Hinojosa, P.E., CFM, City of Edinburg (956) 388-8211



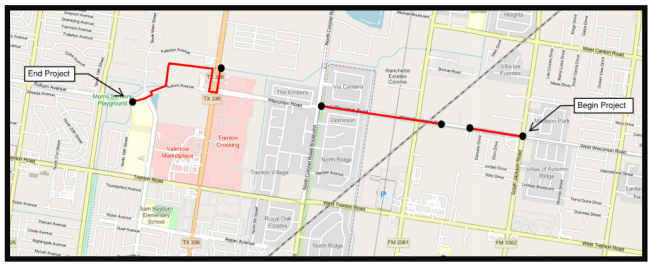
PROJECT DESCRIPTION:

GDJ aided in the environmental analysis and document preparation. The scope of the project included providing a new shared-used path for pedestrians and bicyclists along the existing Freddy Gonzalez Dr. The purpose of the project is to improve multi-modal connectivity and access in the project area. Environmental documents included biological resources, section 4(f), water resources, historic resources and archeological resources. The project is anticipated to be environmentally cleared by August 2024.

PROJECT:	Jackson Hike & Bike Trail Phase II
LIMITS:	Jackson Rd. to Morris Trail
PROJECT MANAGER:	Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD:	Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD:	Corina Argullin
CLIENT:	City of McAllen
CLIENT REFERENCE:	Eduardo Mendoza, P.E. City Engineer, (956) 681-1150

PROJECT DESCRIPTION:

The GDJ team is working with the City of McAllen to provide design, environmental, PS&E and construction management for phase II of the Jackson Hike and Bike Trail. The scope of the improvements include providing a 10-foot-wide shared use path and sidewalk. The purpose of the project is to improve multi-modal connectivity and access in the project area. Due to the urbanization and presence of utilities along the existing route, care was taken in the design process to minimize impacts to the properties and utilities. This project includes a pedestrian railroad crossing; therefore, engineers coordinated with the railroad companies to ensure their design standards were met. The project was allocated TASA funds that was set to expire; therefore, the team worked expeditiously with TxDOT to ensure the funding was not lost. Construction began February 2024.



PROJECT: Moore Road
LIMITS: From Jackson Rd. to I Rd.
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: City of Pharr
CLIENT REFERENCE: Ambrosio Hernandez, City of Pharr Mayor (956) 402-4000



PROJECT DESCRIPTION:

GDJ staff worked on the project development, funding analysis, MPO coordination, schematic completion, environmental document preparation, utility coordination, drainage design and PS&E development. The project included a continuous left turn lane, shoulders, a sidewalk, and a shared-used path for pedestrians and bicyclists. A key challenge to this project was coordinating with the historic irrigation district and the Texas Historical Commission.

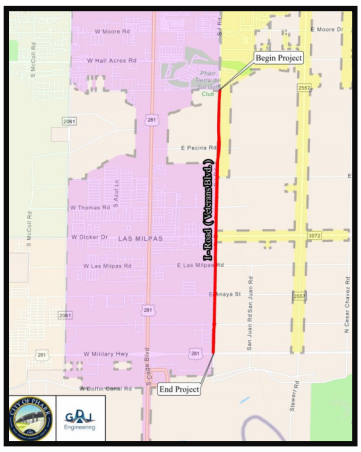
PROJECT: FM 1847
LIMITS: From Resaca Retreat Dr. to First St.
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: CCRMA
CLIENT REFERENCE: Eric Davila, P.E., CFM (956) 621-5571



PROJECT DESCRIPTION:

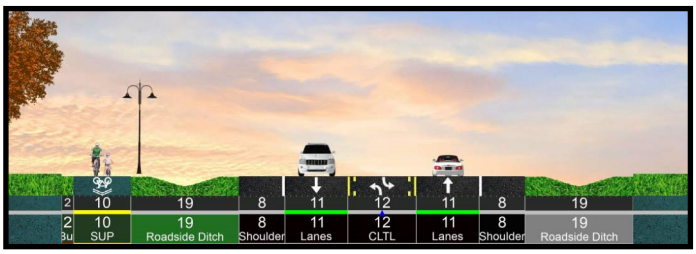
GDJ staff worked on the project development, funding analysis, MPO coordination, schematic completion, environmental document preparation, utility coordination, and PS&E development. The scope of the project included a new five-foot-wide sidewalk on the west side of the existing roadway. This project is currently under construction.

PROJECT: I Road
LIMITS: From Rancho Blanco Rd. to US 281
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: City of Pharr
CLIENT REFERENCE: Ambrosio Hernandez, City of Pharr Mayor (956) 402-4000



PROJECT DESCRIPTION:

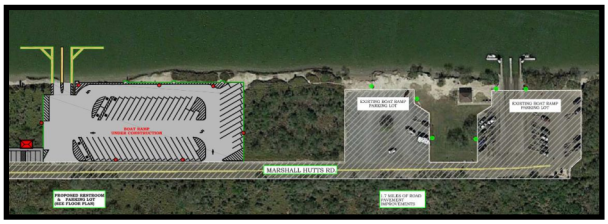
GDJ staff worked on the project development, funding analysis, MPO coordination, schematic completion, environmental document preparation, utility coordination, drainage design and PS&E development. The project included a new shared-used path for pedestrians and bicyclists. A key challenge to this project was the crossing of the IBWC main floodway and Arroyo Colorado River. This required coordination with both the IBWC and USACE. The project is anticipated to begin construction by Fall 2024.



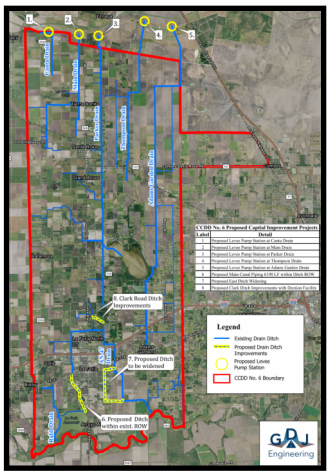
PROJECT: Adolph Thomae, Jr. Park
LIMITS: 37844 Marshall Hutts Rd., Rio Hondo, TX
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
CLIENT: Cameron County
CLIENT REFERENCE: Joe Vega, Parks Director, (956) 247-3526

PROJECT DESCRIPTION:

GDJ was the project manager and lead engineer responsible for all design aspects of the Adolph Thomae, Jr. Park project. The scope of the project involved rehabilitation of the existing park roadway, construction of a new restroom facility, ADA compliant parking facility, and additional lighting at boat ramp locations. A construction estimate was developed to ensure that the project did not exceed the available TPWD grant funding. The restroom facility design required electrical, water supply, and incorporation of a sanitary aeration system that would have no impacts to the sensitive wildlife park area. The electrical design included special boat ramp lighting to minimize impacts to native wildlife and electrical poles designed to withstand the corrosive conditions of the Arroyo Colorado River. The project was completed in Spring 2021.



PROJECT: Capital Improvement Projects
LIMITS: CCDD #6, Santa Rosa & La Feria, TX
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Cameron County Drainage District #6
CLIENT REFERENCE: Laura Hayle, President (956) 748-2102



PROJECT DESCRIPTION:

The GDJ team is working with the CCDD #6 to provide design, PS&E, environmental analysis/permitting, and construction management for several capital improvement projects. The team provided a preliminary engineering report and phase I environmental site assessments. The GDJ team is working with the IBWC on permitting upgraded pumps along the North Floodway.

PROJECT: San Jose Ranch Rd. Extension
LIMITS: From FM 509 to FM 1846
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Cameron County
CLIENT REFERENCE: Benjamin Worsham, P.E., County Engineer, (956) 233-6445



PROJECT DESCRIPTION:

Project Manager and lead design engineer responsible for all aspects of the project. The project consisted of constructing an 0.86 mile rural two-lane roadway on new location. The scope of the project included developing PS&E, a traffic control plan, pavement design, and drainage design. GJD coordinated with the drainage and irrigation districts to ensure there were no adverse impacts to their systems. The team coordinated and designed around major utilities including a high pressure gas line and transmission lines. Key GDJ staff were involved in all aspects of the project including funding coordination, agency permitting/coordination, environmental analysis, public involvement, plan and specification design, and construction management. Project specifications that adhered to TxDOT requirements were developed to provide the county with a high quality project. Construction was completed in 2023.

PROJECT: Rio Hondo City Park
LIMITS: Harris Dr., Rio Hondo, TX
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: City of Rio Hondo
CLIENT REFERENCE: Ben Medina, City Administrator, (956) 748-2102



PROJECT DESCRIPTION:

The GDJ team is working with the City of Rio Hondo to provide design, PS&E and construction management at the existing boat ramp park. The scope of the improvements include providing walking trails, a kayak launch, restroom facilities, bird blinds, parking lot resurfacing, new RV parking, native landscaping and a new playground. The purpose of the project is to provide improvements that maximize the park space, while providing amenities unique to the area. Due to the location of the property, state and federal permits/approvals (i.e. TGLO & USACE) are required. Funds for this project are from a TPWD grant and a detailed budget was created to ensure the project would not exceed the funding. The project is currently under construction and is anticipated to be complete by December 2024.

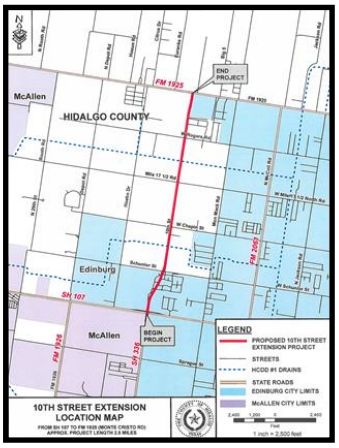
PROJECT: Lopezville Park
LIMITS: 507 W. Minnesota Rd., San Juan, TX
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County Pct. #2
CLIENT REFERENCE: Armando Garza, Hidalgo County Pct. #2 Chief of Staff, (956) 784-3510

PROJECT DESCRIPTION:

GDJ staff completed the schematic, environmental, utility coordination and PS&E on this project. The scope of the project involved providing improvements to an existing park. As part of the project, a new walking trail, a stock pond for fishing, repaved parking lot, lighting, benches, native landscape development, and other user amenities were included. The key challenges to this project was the existing historic irrigation district, TPWD pond stipulations, and transmission lines traversing the parkland. This project will begin construction in summer of 2024.



PROJECT: 10th Street Extension
LIMITS: From SH 107 to FM 1925
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County/City of Edinburg
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4 (956) 383-3112

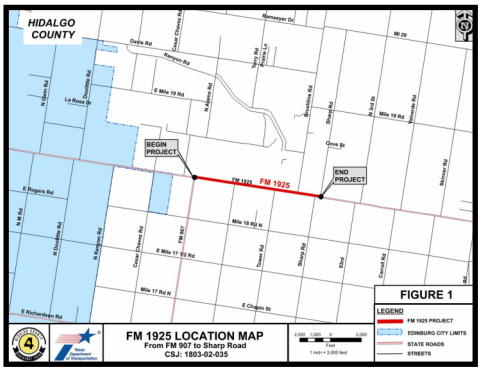


PROJECT DESCRIPTION:

GDJ staff completed the schematic, environmental, utility coordination and PS&E on this project. The scope of the project included widening the existing two lane road to four lanes on both new and existing location. A key challenge to this project was the undermining of the existing roadway base from surrounding farmland irrigation operations. Once the problem was identified, a French Drain system was designed to remove the penetrating waters prior to infiltration into the roadbed.

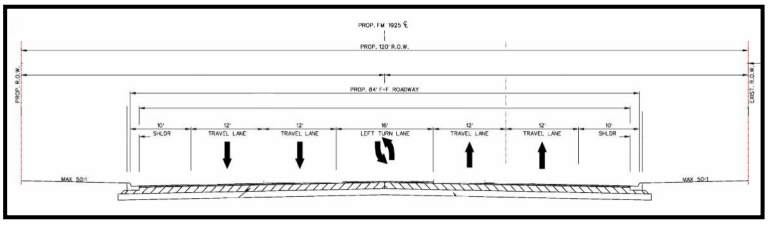


PROJECT: FM 1925
LIMITS: From Kenyon Rd. to FM 907 (Full PS&E), FM 907 to Sharp Rd. (Schem.)
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County/TxDOT
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4 (956) 383-3112



PROJECT DESCRIPTION:

GDJ staff worked on the schematic, environmental, utility coordination, drainage design and PS&E development. A key challenge to this project was the gas line conflict with drainage design. This required the team to reroute the drainage away from the gas lines as well as coordinate the design and installation of a protective slab over the gas line.



Team Member Qualifications & Experience

Robert Macheska, P.E., C.F.M.

PROPOSED ROLE: **PRINCIPAL & PROJECT MANAGER**



GDJ Engineering

REGISTRATIONS
Professional Engineer
State of Texas
No. 93540

Certified Floodplain Manager
State of Texas
No. 2196-11N

LICENSED
20 Years

CITY OF RESIDENCE
Mission

ENGINEERING EXPERIENCE
25 Years

FIRM EXPERIENCE
4 Years

EDUCATION
Bachelor of Science
Mechanical Engineering
University of Texas – Pan American

EXPERIENCE

Mr. Macheska has over 25 years of experience in the design and management of various public improvement projects. For the past 4 years Robert has served as Executive Vice President/COO for GDJ Engineering, LLC. He had previously worked for both the Texas Department of Transportation and L&G Engineering which provided him with excellent hands-on experience as to how multiple government entities function.

He has worked on all aspects of public works projects, from planning and PS&E preparation, Hydrology & Hydraulics Design to construction phase services. His project management and design experience includes contract administration, supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, drainage design, design/PS&E preparation, and public involvement. Robert's management approach is very proactive, and he constantly maintains open and effective lines of communications.

PROJECTS

SH 364 from SH 495 to FM 1924 in Mission, Texas
Project Manager responsible for all design aspects of the project. The project consisted of reconstructing and widening an existing 24' rural roadway to an urban five lane section for 2 miles at a construction cost of $6.8 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

FM 681 from SH 107 to SH 364 in Mission, Texas
Project Manager responsible for all design aspects of the project. The project consisted of reconstructing and widening an existing 40' rural roadway to an urban divided highway for 2.7 miles at a construction cost of $16.8 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

Christopher Rodriguez, P.E., C.F.M.

PROPOSED ROLE: **DEPUTY PROJECT MANAGER**



GDJ Engineering

REGISTRATIONS

Professional Engineer
State of Texas
No. 107692

Certified Floodplain Manager
State of Texas
No. 2407-13N

LICENSED

14 Years

CITY OF RESIDENCE

Mission

ENGINEERING EXPERIENCE

20 Years

FIRM EXPERIENCE

4 Years

EDUCATION

Bachelor of Science
Civil Engineering
University of Texas A&M - Kingsville

EXPERIENCE

Mr. Rodriguez has over 20 years of experience in the design and management of various public improvement projects. For the past 4 years Chris has served as Vice President of Engineering for GDJ Engineering, LLC. He had previously worked for both the Texas Department of Transportation (San Benito Area Office) and L&G Engineering which provided him with excellent hands on experience as to how multiple government entities function. He has worked on multiple aspects of transportation and drainage projects, from planning and PS&E preparation, Hydrology & Hydraulics Design to construction phase services. His project management and design experience includes supervision of production staff, QA/QC, utility coordination, sub-consultant management, scheduling, bid document preparation, roadway planning, drainage design, design/PS&E preparation, and public involvement. Chris has managed multiple concurrent design projects and production staff with numerous design groups under his direction.

PROJECTS

FM 681 from SH 107 to SH 364 in Mission, Texas
Deputy Project Manager responsible for all design aspects of the project. The project consisted of reconstructing and widening an existing 40' rural roadway to an urban divided highway for 2.7 miles at a construction cost of $16.8 million. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. Calculated all Times of Concentration, rainfall intensities, calculated hydraulic gradient, and design discharges. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

FM 493 from US 281 (Military) to Bus 83 in Donna, Texas
Deputy Project Manager responsible for all design aspects of the project. The project consisted of reconstructing and widening a 32' rural two lane roadway to a 44' rural roadway for 6.5 miles at a construction cost of $12 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections.

10th Street Ext from SH 107 to FM 1925 in Edinburg, Texas
Lead Engineer responsible for all design aspects of the project. The project consisted of reconstructing and widening an existing 24' discontinuous rural roadway to an urban five lane section for 2.5 miles at a construction cost of $11 million. This project required the design of the proposed pavement section using FPS and the horizontal and vertical alignments based on the cross sections. This project also required the design of a storm sewer system as well as analysis of the outfall ditches. GEOPAK Drainage was used to develop storm sewer profile and THYSIS was used to design and analyze the various cross drainage culverts.

Eduardo Ramirez

PROPOSED ROLE: **CONSTRUCTION MANAGER**



GRJ Engineering

CERTIFICATIONS AND AFFILIATIONS

TxDOT Pre-Certified for Construction Inspection

OSHA Safety Certified

CITY OF RESIDENCE

Raymondville, Texas

ROLE EXPERIENCE

25 Years

FIRM EXPERIENCE

2 Years

EDUCATION

Raymondville High School

TxDOT Field and Laboratory Certified

EXPERIENCE

Eduardo Ramirez has 25 combined years of experience in maintenance, construction inspection, project management in road construction, drainage, structural-bridge, and vertical construction projects. Ramirez's relevant construction management and inspection experience and duties include, but are not limited to, the following:

- Make sure all work was done according to plans and specifications
- Pay all work that contractor performed that was approved.
- Perform all testing that was required by the specs.
- Agreeing and confirming Pay App from Owner
- Authorizing payments for Subcontractors, Vendors and Suppliers;
- Schedule delivery of suppliers;
- Schedule Subcontractors for their work;
- Approve all timesheets and equipment charges and run cost reports to make sure we are on budget;
- Track all materials that showed up;
- Approve pay apps for suppliers, vendors and subcontractors; among others.

RELEVANT PROJECTS

Mr. Ramirez has construction management and inspection experience on the following projects:

- SH 97 Atascosa and McMullen County – Rehab and widening of existing Roadway
- US 83 Zapata Bridge – New 4 Lane Bridge over Falcon Lake
- US 83 Roma – Widening of existing Roadway from 2 lane to 4 lane
- SH 130 Toll Road – New Expressway from Seguin to Austin with 3 Interchanges
- San Antonio Riverwalk Extension – Extend From McCollough to IH 35 with Retaining walls, Sidewalks and a Lock and Dam
- SH 181 Sinton Bypass – New Highway around the town Sinton from SH 188 to SH 77
- US 83 Harlingen to La Feria - Widening from 4 lane to 6 lane with overpasses and RW
- San Jose Ranch Road – Construction of a new Roadway that consists of Subgrade, Flexbase, Covert Structures and Irrigation Structures

Anthony Garza

PROPOSED ROLE: **AGENCY / MPO COORDINATION LEAD**



GDJ Engineering

REGISTRATIONS
Local Government Project Procedures Certified

CITY OF RESIDENCE
Harlingen

ROLE EXPERIENCE
19 Years

FIRM EXPERIENCE
4 Years

EDUCATION
Bachelor of Science
Biology
University of Texas A&M - Kingsville

EXPERIENCE

Mr. Garza has over 19 years of experience, and 4 years of Construction Management experience, in infrastructure development for public and private sector clients. He has an extensive knowledge of the federal and state environmental laws specifically with respect to roadway, infrastructure, and transportation planning coordinating environmental documents and programming state and federal funds for linear transportation projects. In this time Mr. Garza served as the representative for the City of Mission, Hidalgo County, Webb County, and Cameron County at the local Metropolitan Transportation Planning Organizations. Highlighting his skills in project planning and development. This required a multi-disciplinary approach to assure the proper coordination of advanced planning efforts to ensure local reimbursement for locally administered projects with state and federal funding.

PROJECTS

Hidalgo County MPO, Hidalgo County, Texas
Mr. Garza served as the Hidalgo County MPO TAC representative from April 2011 to May 2013 and from September 2017- October 2019. During this time his duties included coordinating with all precincts in Hidalgo County to assure their projects were properly programmed on the MPO planning documents. In addition to preparing project fact sheets and project planning and environmental documents Mr. Garza also provided project feasibility reports to determine if projects on the MPO Planning documents were "active" projects. Analysis of existing projects sometimes allowed for projects experiencing delays could be adjusted to allow "shovel ready" projects to be constructed. Expediting the letting of projects often results in a savings in construction cost due to avoidance of escalation.

Laredo Urban Transportation Study Metropolitan Transportation Planning Organization, Webb County, Texas
Mr. Garza served as an advisor to both the City of Laredo and Webb County at the previously named LUTSMPO from 2014 to 2017. During this time, he successfully coordinated a comprehensive audit of Proposition 1 & 7, Coordinated Border Infrastructure (CBI), and Category 7 funding and worked with the local governments to develop plans to fully fund the Loop 20 Expansion and the Hachar Reuthinger Parkway Projects for construction. During this time serving as the planning lead, he was able to secure over $325 million dollars in infrastructure funding within Webb County.

TxDOT Texas-Mexico Border Master Plan (Under HDR)
Served as a project manager for the subconsultant team in charge of performing data analysis and bridging the gap between project data and the wants and needs of the local governments and the final BTMP project selection criteria, scoring, and prioritization.

Corina Argullin

PROPOSED ROLE: **ENVIRONMENTAL MANAGER**



GDJ Engineering

REGISTRATIONS

Local Government Project Procedures Certified

Environmental Process for Local Governments Certified

NWI- Wetland Delineation Certified

CITY OF RESIDENCE

Rio Hondo

ROLE EXPERIENCE

15 Years

FIRM EXPERIENCE

3 Years

EDUCATION

Master of Science in Environmental Science
Texas A&M University – Corpus Christi

Bachelor of Science Biology
Lubbock Christian University – Lubbock

EXPERIENCE

Miss Argullin has over 15 years of experience in National Environmental Policy Act (NEPA) documentation and procedures. She has obtained environmental clearances on over 25 different projects, ranging from categorical exclusions to environmental assessments. She has an extensive knowledge of federal and state environmental laws, specifically regarding roadway and transportation planning. Ms. Argullin has experience in coordinating and completing all aspects of the NEPA process, from project scoping to environmental inspections. Her experience includes, but is not limited to environmental documentation, agency coordination, environmental permitting and public involvement.

PROJECTS

South Parallel Corridor from FM 1479 to FM 1577 in Cameron County, Texas

Oversaw NEPA clearance on an environmental assessment for a new location roadway for the county. She completed various technical reports and environmental assessment document for the project. Ms. Argullin prepared a mitigation plan and obtained two NWP#14 from USACE for multiple resaca crossings. She handled the logistics and prepared all documentation for multiple public meetings, meetings with affected property owners, and an opportunity for public hearing.

I Road from Rancho Blanco Rd. to US 281 in Hidalgo County, Texas

Oversaw the NEPA clearance of an open-ended D-listed categorical exclusion for a roadway widening with hike/bike trail for the city. She prepared various environmental technical reports, obtained a NWP #14, submitted an IBWC license application, and oversaw the cultural resources team. Mr. Argullin coordinated logistics and prepared documents for a public meeting. She prepared all meeting materials.

Nolana Loop from FM 1426 to FM 88 in Hidalgo County, Texas

Oversaw the NEPA clearance on an environmental assessment for a roadway on existing and new location for the county. The project consisted of reconstructing and widening an existing two-lane rural roadway to a four-lane urban roadway. Ms. Argullin prepared the classification letter, various technical reports, agency coordination, and environmental assessment document. She handled the logistics and meeting materials for a public meeting and a public hearing.

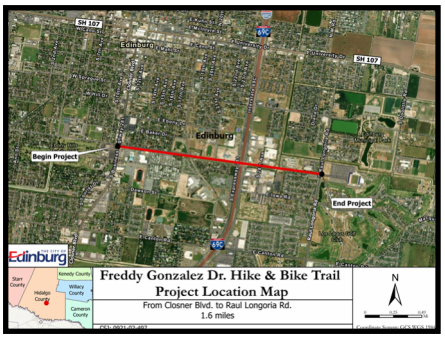
References

REFERENCES

Entity	Name	Title	Address	Phone No.
City of Pharr	Mr. Ruben Alfaro, P.E.	Director of Engineering	118 S. Cage Blvd. Pharr, TX 78577	(956) 402-4221
City of McAllen	Mr. Eduardo Mendoza, P.E.	City Engineer	PO Box 220 McAllen, TX 78505	(956) 861-1001
Cameron County RMA	Mr. Pete Sepulveda, Jr.	Executive Director	3461 Carmen Ave. Rancho Viejo, TX 78575	(956) 621-5571
Cameron County Department of Transportation	Mr. Benjamin Worsham, P.E.	County Engineer	1390 W. Expwy 83, San Benito, TX 78586	(956) 247-3500
Hidalgo County Pct. #2	Ms. Erika Zamora	Director of Administration	300 W. Hall Acres, Ste. G, Pharr, TX 78577	(956) 787-1897
Hidalgo County Pct. #4	Ms. Velinda Reyes	Chief Administrator of External Affairs	1051 N. Doolittle Rd., Edinburg, TX 78542	(956) 383-3112
Hidalgo County Drainage District #1	Mr. Raul Sesin, P.E.	General Manager	902 N. Doolittle Rd. Edinburg, TX 78542	(956) 292-7080
TxDOT Pharr District	Mr. Pedro Alvarez, P.E.	Pharr District Engineer	600 W. I-2 Pharr, TX 78577	(956) 702-6100

PAST PROJECTS WITH THE CITY OF EDINBURG

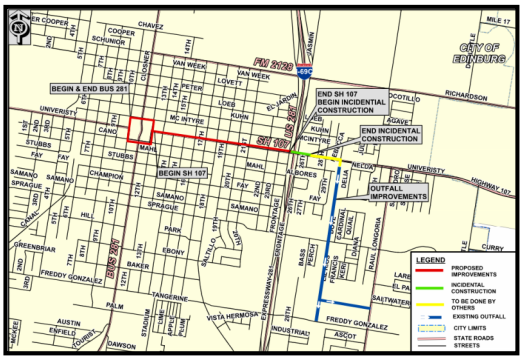
PROJECT: Freddy Gonzalez Dr. Hike & Bike Trail
LIMITS: From Closner Blvd. to Raul Longoria Rd.
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: City of Edinburg
CLIENT REFERENCE: Mardoqueo Hinojosa, P.E., CFM, City of Edinburg (956) 388-8211



PROJECT DESCRIPTION:

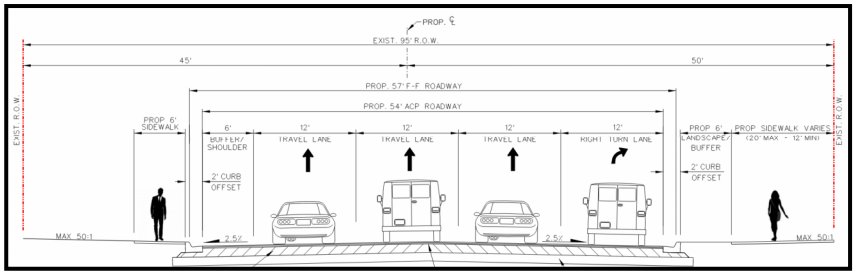
GDJ aided in project development, funding analysis, MPO coordination, and environmental document preparation. The project included providing a new shared-used path for pedestrians and bicyclists along the existing Freddy Gonzalez Dr. The purpose of the project is to improve multi-modal connectivity and access in the project area. The project is anticipated to be environmentally cleared in July 2024.

PROJECT: SH 107
LIMITS: From BUS 281 to I-69C
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County (ICA with Edinburg)



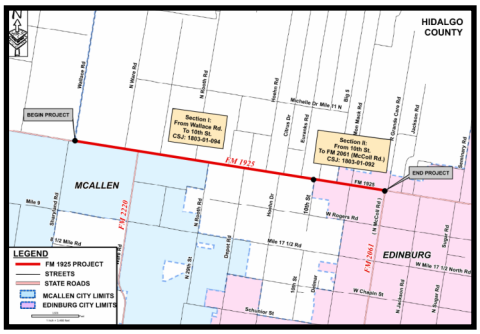
PROJECT DESCRIPTION:

GDJ staff worked on the project development and funding, schematic completion, and environmental document preparation. The project included converting the existing roadway to a one-way traffic operations, reconstructing SH 107 within existing ROW, removing/replacing the existing storm drain system, and improving the existing drainage ditch.



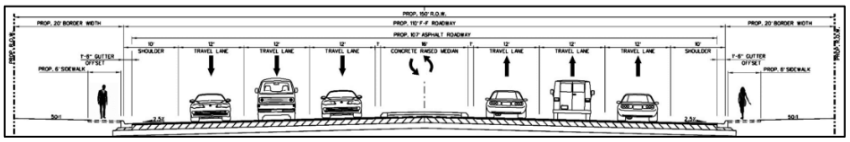
PAST PROJECTS WITH THE CITY OF EDINBURG

PROJECT: FM 1925
LIMITS: From Wallace Rd. to McColl Rd.
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County (ICA with Edinburg)

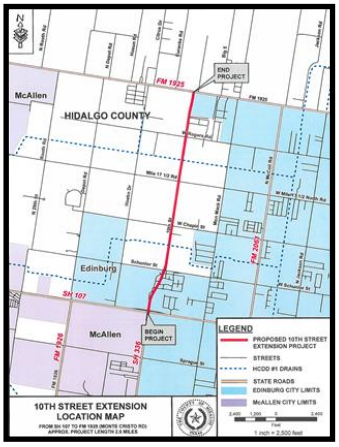


PROJECT DESCRIPTION:

GDJ staff worked on the project development and funding, schematic completion, environmental document preparation, utility coordination, drainage design and PS&E development. The project included widening and reconstructing the existing roadway to six lanes with a median and correcting the misaligned intersection at Mon Mack Rd.



PROJECT: 10th Street Extension
LIMITS: From SH 107 to FM 1925
PROJECT MANAGER: Robert Macheska, P.E., CFM
ENGINEERING DESIGN LEAD: Christopher Rodriguez, P.E., CFM
ENVIRONMENTAL LEAD: Corina Argullin
CLIENT: Hidalgo County (ICA with Edinburg)

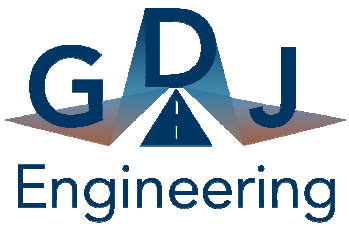


PROJECT DESCRIPTION:

GDJ staff completed the project development and funding, schematic, environmental, utility coordination and PS&E on this project. A key challenge to this project was the undermining of the existing roadway base from surrounding farm land irrigation operations. Once we identified the problem we designed a French drain system to remove the penetrating waters prior to infiltration into the roadbed.



Insurance



INSURANCE STATEMENT

GDJ Engineering, LLC has the following types of insurance (see attached):

- General Liability
- Worker's Compensation
- Professional Liability
- Automobile Liability

There have been no insurance claims against the firm within the past 5-years.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 01/17/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Village Insurance Agency, Inc. P.O. Box 226 Helotes, Texas 78023	CONTACT NAME: Matt Mueller PHONE (A/C, No, Ext): 210-695-3511 FAX (A/C, No): E-MAIL ADDRESS:
INSURED GDJ Engineering LDG Enterprises LLC 2805 Fountain Plaza Blvd., Suite B Edinburg, TX 78539 TX 78539	INSURER(S) AFFORDING COVERAGE / NAIC # INSURER A : Tri-State Ins Co of Minnesota INSURER B : Underwriters At Lloyds INSURER C : Texas Mutual INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:			ADV4796018-16	01/04/2024	01/04/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 1,000,000 $ 300,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
A	AUTOMOBILE LIABILITY ANY AUTO X OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY			ADV4796018-16	01/04/2024	01/04/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 1,000,000 $ $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $			ADV4796018-16	01/04/2024	01/04/2025	EACH OCCURRENCE AGGREGATE 	$ 4,000,000 $ 4,000,000 $
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N: Y (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		0002025314	01/04/2024	01/04/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
B	Errors & Omissions			ANE2413545.24	01/04/2024	01/04/2025	Each Claim Aggregate	1,000,000 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

CANCELLATION

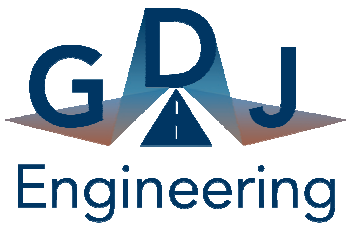
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Matthew H. Mueller

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Professional Services Agreement



PROFESSIONAL SERVICES AGREEMENT STATEMENT

GDJ Engineering, LLC has reviewed the professional services agreement and will meet the prerequisite insurance requirements and, if selected, agrees to enter into such an agreement.

Appendix
(Items have been uploaded to portal)

STATEMENT OF QUALIFICATIONS

TO PROVIDE PROFESSIONAL ENGINEERING SERVICES FOR:

THE CITY OF Edinburg

REQUEST FOR PROPOSALS FOR ENGINEERING SERVICES
RFP #2024-09

Tuesday, July 16, 2024
3:00 PM

GM

GUZMAN & MUÑOZ
ENGINEERING AND SURVEYING, INC.
Texas Registered Engineering Firm F-8017
TBPLS Firm Registration No. 10087700

2020 E. EXPRESSWAY 83 MERCEDES, TEXAS 78570 PHONE: (956) 565-4637 FAX: (956) 565-4636

GUZMAN & MUÑOZ
ENGINEERING AND SURVEYING, INC.
Texas Registered Engineering Firm F-8017
2020 E. Expressway 83
Mercedes, Texas 78570
Ph: 956-565-4637
Fax: 956-565-4636

July 16, 2024

City of Edinburg
Attn: Mardoqueo Hinojosa
415 W. University Drive
Edinburg, Texas 78539

Re: REQUEST FOR PROPOSALS FOR ENGINEERING SERVICES RFP #2024-9

Dear: Mr. Mardoqueo Hinojosa,

Guzman & Munoz Engineering and Surveying, Inc. (GMES) is pleased to submit this proposal for Civil Engineering services to the City of Edinburg in accordance with the referenced REQUEST FOR PROPOSALS FOR ENGINEERING SERVICES RFP #2024-09. One (1) electronic copy of our Statement of Qualifications has been sent to the City of Edinburg.

Our firm is skilled in managing, directing, and coordinating engineering design efforts on assigned projects along with acquiring approval and permits from all outside agencies and utilities as required for each project. We are a full-service firm providing our own survey crews, lidar data collection, engineering, construction management, and over 9 staff engineers to provide the resources necessary to meet the City of Edinburg schedule.

GMES has completed a rotation for the City of Edinburg over the last 5 years.

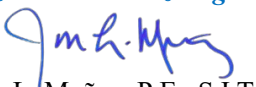
Our staff comprises approximately 25 employees, including engineers, surveyors, planners, project managers, technicians, management, and related support personnel. Furthermore, our state-of-the-art data systems serve to standardize and facilitate data storage, retrieval, and communication, resulting in improved performance for the City of Edinburg.

GMES brings the talent and depth of registered Professional Engineers, Engineers-in-Training (EITs), Registered Professional Land Surveyors, Construction Managers, and Inspectors, as well as full-time survey crews and various drafting technicians and management and related support personnel. Additionally, the Project Team is very familiar with federal guidelines and requirements (i.e., TXDOT, TWDB, TCDBG, TDEM, TCHCA, TCEQ, USDA, GLO, and USACE). GMES is a firm in the Rio Grande Valley with an office in Mercedes. The official contact's name and address for the firm are:

Jose L. Muñoz, P.E., S.I.T., President – Senior Project Manager
Guzman & Muñoz Engineering and Surveying, Inc.
2020 E. Expressway 83, Mercedes, Texas 78570
(956)565-4637 Office * (956)565-4636 Fax
jmunoz@gmes.biz

We are sincerely interested in serving the City of Edinburg and trust that the information provided herein will serve to better support our position in our desire to be selected as your engineering firm. We are confident that combining our staff's experience, depth, and skills with the progressive leadership of the City of Edinburg will result in great success!

Submitted by:
Guzman & Muñoz Engineering and Surveying, Inc.



Jose L. Muñoz, P.E., S.I.T, President



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INTRODUCTION / SCOPE OF SERVICES

The team at (GMES) brings extensive capabilities in professional services for all disciplines of consulting, engineering, surveying, design, construction management, inspection, and construction (design/build), as well as project management through the experience of over 50 years in the Rio Grande Valley. GMES' staff experience in research and planning adds to the analytical and project scheduling expertise vital to timely and cost-effective project completion to meet the requirements and necessities of the City of Edinburg in its application and project implementation of a contract **City of Edinburg Request for Proposals For Engineering Services RFP #2024-09.**

SCOPE OF SERVICES

ENGINEERING/ARCHITECTURAL/SURVEYING SERVICES

- Identify design criteria
- Provide design alternatives with cost analysis
- Prepare Plans, Specifications, and Estimates (PS&E)
  (Construction plans may require consideration of pavement design, structural design, hydrology/hydraulic engineering, utility coordination, geometric alignment, street lighting, traffic control, and construction phasing and erosion.)
- Prepare the bid packet and assistance provided during the bid process.

SURVEYING SERVICES

- Prepare boundary and topographical surveys
- Prepare ROW strip maps and parcel maps
- Produce Environmental Assessments
- Obtain necessary permits

CONSTRUCTION ADMINISTRATION

- Provide construction administration
- Prepare Asbuilt Construction Plans

FIELD TESTING AND INSPECTIONS

- Conduct field testing and inspections as may be required

SPECIAL SERVICES

- Provide special services as may be required

WORK PERFORMANCE

Throughout many years of service to the RGV and the regional area, GMES has provided engineering and surveying services to many communities. The scope of work has included the development of preliminary and final plans and specifications (PS&E), bid package preparation, construction administration, construction (design/build), field inspections, preparation of environmental documents, and project management.

GMES has a proven track record with the various municipalities within the Rio Grande Valley, TxDOT, and has prior working experience with entities such as Texas Gas Services, American Electric & Power, just to mention a very few. We have built solid working relationships with these agencies on past projects throughout the Rio Grande Valley.

GMES understands the scope and can fully provide and administer the required services from design through construction.

STEPS TO ENSURE EXCELLENT PROJECT MANAGEMENT AND BUDGET PERFORMANCE

GMES will use a management-by-objectives approach to performing the scope of work. This disciplined approach ensures senior management oversight, frequent status updates, adequate resource allocation, and close communication with the City of Edinburg staff and respective agencies and contractors associated with the project(s). The different tasks to be performed on a project can be divided into the following phases. All phases are closely coordinated with the designated City of Edinburg representative(s).

PHASE I – STUDY AND REPORT PHASE – *if required.*

1. Upon selection, set up a project startup meeting with the City of Edinburg staff to review the project requirements and gather all pertinent data and history.
2. Perform field reconnaissance of project area and surveying and physical structures of the area.
3. Contact all appropriate state, federal and local agencies for permit process, time schedule, and construction requirements.
4. Request Title Reports on affected properties from the Title Company if needed.
5. Contact utility companies for subsurface locations of their utilities.
6. Prepare a working sketch to submit to the City of Edinburg for acknowledgment to proceed and to get their input.
7. Furnish and submit on behalf of the City of Edinburg the engineering data necessary for applications for routine permits by local, state, and federal authorities (as identified from detailed applications and supporting documents for government grants in aid or for planning advances.

PHASE II – PRELIMINARY PHASE

1. Meet with the City of Edinburg's representatives and relevant parties to gather information and coordinate the project.
2. Perform boundary and topographic surveys of the project area(s).
3. Conduct a survey of existing utilities that may be affected.
4. Develop preliminary construction plans/profiles of the project, if requested by the City of Edinburg.
5. Submit a preliminary surveying plan to the City of Edinburg and other affected entities for preliminary approval of proposed improvements, to receive additional input.
6. Prepare survey documents and meet with the City of Edinburg representatives.

PHASE III – DESIGN PHASE

1. Perform any additional detailed topographical field surveys to collect additional information required in the project.
2. Perform detailed surveys of existing underground, surface, and overhead utilities within the City of Edinburg.
3. Consult with the utility companies for their consideration of all utility data found. Provide a Survey plat to the utility companies involved, if requested.
4. Prepare detailed specifications and contract drawings for construction.
5. Prepare detailed cost estimates and proposals, which shall include summaries of bid items and quantities based on the unit price system of bidding, if requested.
6. Furnish the necessary copies of the approved plans, specifications, and proposals to the City of Edinburg.

PHASE IV – BIDDING/NEGOTIATING PHASE

1. Assist the City of Edinburg in the advertisement of any Project for bids, if requested.
2. Assist the City of Edinburg in opening and tabulating bids, if requested.
3. Analyze the bids and make recommendations for the award of the construction contract, if requested.
4. Assist in the preparation of formal Contract Documents, if requested.

PHASE V – CONSTRUCTION

1. Provide contract administration supervision, if requested.
2. Provide periodic construction supervision or full-time inspection, if requested.
3. Review shop drawings/submittals, if requested.
4. Prepare change orders due to unforeseen conditions encountered, if requested.
5. Prepare monthly estimates of work performed by the Contractor, if requested.
6. Determine and authorize testing frequency of various building components.
7. Prepare record documents, if requested
8. Coordinate approval and certificate of completion, if requested.
9. Provide final project close-out, if requested.
10. Prepare O&M for the project and train personnel, if requested.

Use of the above project performance has proven successful and will be used accordingly as tools for instruments of service for all projects assigned to GMES to ensure all aspects of the required scope of services are met. The Team will furnish a Document Control Specialist who will ensure that every aspect of the project is well documented and recorded and that appropriate files are kept.

QUALITY ASSURANCE/QUALITY CONTROL DURING CONSTRUCTION

Meetings will be held on a frequent basis to address any contingencies that may arise during the projects and/or resolve any issues within the project team. Meeting minutes will be developed during all project meetings.

MEETINGS TO BE HELD:

- **DAILY MEETINGS WITH**: Superintendent, Subcontractor Foremen, Vendors, Client Field Representatives, Safety Officer, QA/QC Officer, and required testing authority.
- **WEEKLY MEETINGS WITH:** Project Manager, Superintendent, Scheduler specific design leads, Construction Coordinator, Safety Officer, QA/QC Officer, Contractor Foreman, and the Client Field Representative.
- **MONTHLY PROGRESS AND PERFORMANCE UPDATE MEETINGS WITH:** Client Representative(s), Design Team Leads, Project Manager, Job Superintendent, Project Scheduler, and Contractor Representative(s).

GMES WILL ALSO DO THE FOLLOWING TO ASSIST IN THE MONITORING OF THE BUDGET, SCHEDULE, AND SCOPE OF ANY PROJECT:

1) Daily inspection reports will be kept and logged at the site and then turned in at the weekly meetings. This will include inspections of equipment as well.
2) Submittal registers and weekly logs of submittals along with delivery logs will be utilized by the Project Manager, job Superintendent, and Construction Manager and his staff to track and control approved material/equipment contingencies and requirements.
3) RFI logs and inspection logs will be used to manage/control and resolve design and quality of construction issues as they occur.
4) The project schedule will be managed by the Project Scheduler and overseen by the Project Manager.

FIRM QUALIFICATIONS

FIRM IDENTIFICATION

Guzman & Muñoz Engineering and Surveying, Inc.
Registered Texas Engineering Firm F-8017

FIRM OFFICES

MERCEDES CORPORATE OFFICE
2020 E. Expressway 83
Mercedes, Texas 78570
(P) 956-565-4637 (F) 956-565-4636
jmunoz@gmes.biz **www.gmes.biz**



GUZMAN AND MUÑOZ ENGINEERING AND SURVEYING, INC. ~ HISTORY

Guzman Muñoz Engineering and Surveying, Inc. (GMES) (DBE) (HUB) has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the State of Texas. Firm Registration No. F-8017, expiration date of 7/31/2024. GMES has been providing consulting engineering services in the Rio Grande Valley Region, with widespread projects in Cameron, Hidalgo, Starr, Willacy, and Zavala County areas, since 1973. The firm is a well-established corporation.

Additionally, GMES has immeasurable experience with various governmental regulations, appropriate codes, guidelines, and professional standards and policies (i.e., FAA, TxDOT, FHA, TWDB, TCEQ, TDRA, TxCDBG, TNRCC, FEMA, local government entities and school districts). Similarly, GMES has extensive experience with both utility and infrastructure improvement projects, and we continue to retain excellent working relationships with municipal, governmental, and various utility agencies and their staff across the State and the Rio Grande Valley

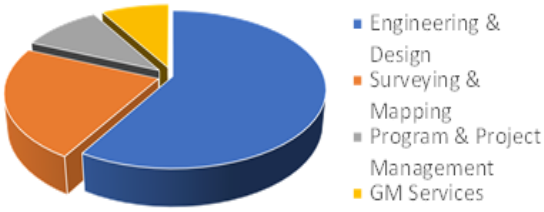
PROJECT SPECIALIZATION

Our firm specializes in a broad range of engineering, surveying, and construction-related projects including public works improvement projects in the areas of street improvements, drainage improvements, water and wastewater plants, water distribution and wastewater collection systems, and various surveying projects. **We have expanded our services to include design/build construction.**

GMES has also provided engineering and surveying staff support to various municipalities in regard to R.O.W. acquisition, mapping, and surveying. Our list of clients includes nonprofit agencies, housing authorities, municipalities, counties, political subdivisions, governmental agencies (including various school districts), airports, and private developers. We are very familiar with the economic constraints that are associated with a limited budget. With that in mind, you can rest assured that economic limitations will play an important factor in providing engineering support and advice on any of your projects or program. All of these skill sets are directly applicable for the successful execution of any project assigned to GMES as necessary to complete all projects per your ***City of Edinburg Request for Proposals For Engineering Services RFP #2024-09 RFQ.*** GMES brings the talent and depth of approximately 23 employees that includes engineers, surveyors, an environmentalist, planners, technicians, management, and related support personnel. Respectively, the experience of GMES' staff in construction management and the construction industry, knowledge of the funding criteria, and project inspection add to the analytical and project scheduling expertise that is vital to timely and cost-effective project completion.

RESOURCE UTILIZATION PLAN

The staff assigned is currently operating under an average workload of 60%. Additional staff will be added to work on any assigned project(s) should the volume of work for the City of Edinburg grow to be more than can be effectively processed by the existing staff or should the volume of other work for the Project Team grow to the point of affecting the performance of the work for the City of Edinburg.



EQUIPMENT AND AVAILABLE RESOURCES



GMES owns & operates a DJI Matrice 300 RTK, a quad-copter remote control drone that utilizes photogrammetry & LIDAR to produce detailed and accurate orthomosaic maps with high-precision elevation and coordinate data.

Guzman and Muñoz Engineering and Surveying, Inc. uses the latest computer hardware and software technology. Presently, GMES is using AutoCAD Civil 3D 2017 software on all projects. This allows GMES to complete plans/specifications on time, with accuracy, and within budget. We currently have twenty-three (23) PC workstations for drafting and design, administrative day-to-day tasks, 2 iMacs, and one assigned PC station for downloading daily survey field data. GMES also has 4 servers on-site to provide file storage and host applications.

GMES has up-to-date technology and networked computer systems, CADD and aerial mapping software, and GPS surveying equipment. These resources place GMES in a leadership position to perform large engineering and/or survey and topography base projects. GMES is a **"Total Systems"** engineering firm.

We currently have a fleet of late-model vehicles to ensure maximum reliability for any ongoing project. We strive to provide the best delivery time in the industry. This can only be accomplished through qualified personnel, up-to-date office/field equipment / reliable transportation to complete the job accurately, precisely, and on time.

FAMILIARITY WITH GEOGRAPHIC AREA

GMES has been providing engineering services in South Texas since 1973, a period of over 50 years. Furthermore, GMES has provided quality services for various counties and municipalities for the past several years and is currently providing services for various local and government-funded projects.

GMES is familiar with the City of Edinburg needs and requirements. Our firm has vast **hands-on knowledge and experience** and is skilled in projects associated with compliance with the Texas State and County Regulatory Codes of Ordinances for zoning, site plan, subdivision, and water quality. We are also familiar with pertinent construction materials, vendor facilities, and standard practices.

WORKLOAD STATUS

There are no potential conflicts with current work at this time. Our GMES TEAM is currently **operating under an average workload of 60%**. This will allow the team to **immediately commence** on any engineering/surveying project requested/awarded to us. Additional staff will be added to work on any assigned project(s) should the volume of work grow to be more than can be effectively processed by the existing staff or should the volume of other work for the GMES TEAM grow to the point of affecting the performance of the work for our clients.

PRINCIPAL OF THE FIRM

Our firm is comprised of a multi-disciplined team of professionals and well-trained technicians. The **Principal-In-Charge and President of the Corporation is Mr. José L. Muñoz, P.E., S.I.T.** Mr. Muñoz has over 40 years of experience in the design and project management of **Civil Engineering** projects. Mr. Munoz is also a **Land Surveyor in Training** and takes a direct hands-on approach to all the work GMES is committed to completing.

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the Texas Water Development Board (TWDB) and other state and federal agencies including street and drainage, water and wastewater treatment plant planning, and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications, and Cost Estimates (PS&E) for the following projects:

- City of Raymondville Waterlines & Elevated Storage Tanks
- City of Raymondville City Engineer
- City of Raymondville COVID-19 PD Remodel
- City of Raymondville TDA Sanitary Manholes Rehabilitation Project
- City of Raymondville Drainage Improvements (TDA Funded)
- City of Raymondville TWDB Applications
- 2021 - City of Rio Hondo CDBG Street Improvements
- 2020 - Willacy County CDBG-MIT Application
- 2020 – City of Raymondville CDBG-MIT Application
- 2018 - Willacy County - CDBG Street Projects
- City of Edinburg Owassa Rd Sanitary Sewer Lines
- City of Edinburg Pre Disaster Mitigation Program 2019
- City of Edinburg On-Call Engineer
- City of Lyford TDA Wastewater Treatment Plant Rehabilitation
- City of Los Fresnos TWDB/DWSRF Water Distribution System Improvements & Rehabilitation Project
- City of Los Fresnos WTP EPA Vulnerability Assessment
- Willacy County TWDB Applications
- Willacy County – FEMA WCY005C – Street and Drainage Improvements
- Willacy County - TDA La Sara & La Rosita – Street Improvements & Drainage
- Willacy County Pct. 4 Street Improvements
- Willacy County GLO Disaster Recovery (DRS-210204) Street Drainage Improvements
- GLO Disaster Recovery Round 2: Willacy County PCT 4 Drainage and Pavement
- Improvements for Sebastian, Lyford, La Sara and San Perlita
- City of Edinburg Pre-Disaster Mitigation Program Year 2019
- City of Edinburg-On call engineer
- HCCID #9 Mercedes Fedex WaterLine Relocation
- Harlingen Medical Center - Proposed parking lot Feasibility Assessment
- Harlingen Medical Center Additional Topo of Existing Parking Lot
- IBWC Arcadia US Inc Weslacoto Los Indios Levee Rehabilitation
- IBWC Falcon Dam Admin Office – Design Build
- Mercedes Builders Construction Services for cleanup of Los Posos Land
- Cameron County Old Alice Rd
- City of Lyford TDA Wastewater Treatment Plant Rehabilitation
- City of Los Fresnos Update to Tx Water Conservation Plan & Drought Plan
- City of Los Fresnos TWDB DWSRF Water Distribution System Improvements & Rehabilitation Project
- City of Los Fresnos TWDB CWSRF 2020 Application
- City of Raymondville-City Engineer TDA - 2019
- City of Raymondville – Sewer Line Repair
- City of Raymondville TDA Sanitary Manholes Rehabilitation Project
- City of Raymondville TWDB Rehab of existing Brick Manholes
- City of Raymondville WWT Plant Permit Renewal
- City of Raymondville Water Conservation & Drought Plan
- City of Raymondville Splash Park
- City of Raymondville City Engineer
- City of Raymondville Water Tank Rehab
- City of Raymondville Stake out City Cemetery-Phase 2
- City of Raymondville - City engineer Washington Street Ditch
- City of Raymondville - City engineer Alley ROW behind Stripes
- City of Raymondville – 2019 Floods TX (GLO)
- Willacy County – FEMA WCY005C – Street and Drainage Improvements
- Sonoma Housing, Vermillion Apts
- Patel Subdivision
- Willacy County - TDA La Sara & La Rosita - Street Improvements & Drainage
- Willacy County - CDBG. Street Projects
- Willacy County Pct. 4 Street Improvements
- Willacy County GLO Disaster Recovery (DRS-210204) Street Drainage Improvements
- Willacy County PCT 4 GLO Disaster Recovery Round 2 Drainage and Pavement Improvements for Sebastian, Lyford, La Sara and San Perlita
- Willacy County Appraisal District – Assessment Study, Design and
- Willacy County Administration Building Remodel – Entire Structure
- Willacy County Federal Prison - Federal Prison Remediation Project
- Willacy County La Sara Street Improvements
- Willacy County Pct #3 Dahila Road Rehab
- Weslaco ISD Margo Parking Lot (Drainage Improvements)
- Weslaco KMC Engineering Assessment for installation of Uroview FO machine
- Weslaco Knapp Medical Center Topo of parking area & as-builts
- Weslaco Knapp Medical Center Eng. & Arch. Assess for segregated compounding area
- Weslaco Surya LTD Engineer Design Construction Phase Srvcs – Rangila Subdivision
- Werner Ellen Investments / El Clavo Harlingen Westway Subd. Phase II Const. Documents & Requirements

NOTE: GUZMAN & MUNOZ ENGINEERING AND SURVEYING, INC. PERFORMED SURVEYING SERVICES FOR MOST OF THE PROJECTS LISTED

LIST OF RELATED PROJECTS

Project Name	Contact Person	Project Description
City of Raymondville CDBG-MIT 2015 Floods	*Tony Chavez, City Manager (956) 689-2443 raycity@raymondvilletx.us*	***Design, Surveying and Construction Services on $10 Million in Drainage improvements within the city and surrounding area.***
City of Raymondville TWDB Project P921-1 Watershed Study	*Tony Chavez, City Manager (956) 689-2443 raycity@raymondvilletx.us*	*Provide City wide update on storm drain infrastructure and ditches to use in hydrologic and hydraulic modeling of existing conditions.*
City of Raymondville TWDB Project P921-4 Ditch	*Tony Chavez, City Manager (956) 689-2443 raycity@raymondvilletx.us*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for expansion of drainage ditch*
City of Rio Hondo CDBG 2021-2022 CD Fund Street Reconstruction Project	*Ben Medina, City Administrator raycity@raymondvilletx.us*	*Design development & construction management, survey for street improvements, drainage system upgrades, including intersections, drainage outfall geotechnical & materials testing*
Willacy County 2021, TWDB Project P913-01 Willacy County Watershed Study	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provide County wide update on storm drain infrastructure and ditches to use in hydrologic and hydraulic modeling of existing conditions.*
Willacy County 2021, TWDB Project P913-02 Lasara Gates	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, on drainage gates*
Willacy County 2021, TWDB Project P913-03 Simo Pump Station	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for drainage projects*
Willacy County 2021, TWDB Project P913-04 Linear Detention and Pipe San Perlita	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for drainage projects*
Willacy County 2021, TWDB Project P913-05 Lyford Trunkline	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for drainage trunkline project*
Willacy County 2021, TWDB Project P913-06 Railroad Spur Detention Pond	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for drainage detention project*

LIST OF RELATED PROJECTS

Project Name	Contact Person	Project Description
Willacy County 2021, TWDB Project P913-07 Mulberry Detention Pond	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for drainage detention project*
Willacy County 2021, TWDB Project P913-08 Sebastian Drainage Improvements	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Engineering Design, Surveying, Construction Inspection for design of drainage and street improvements.*
Willacy County (Sebastian) FEMA Drainage & Utility Improvements	*Ernie Garcia Jr. County Commissioner, Precinct 4 Willacy County, (956) 689-4214 eduardo.gonzales@co.willacy.tx.u*	*Engineering Design, Surveying, Construction Inspection, geotechnical & materials testing oversight. As Built Drawings, Closeout Documentation*
Hidalgo County Drainage Dist. 1 Project #18 Malone Drive & Pomelo Rd.	*Omar Anzaldua Hidalgo County Drainage District No. 1 (956) 292-7080*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for multiple drainage projects.*
Hidalgo County Drainage Dist. 1 Project #28 Old La Blanca Rd & Mile 10N	*Omar Anzaldua Hidalgo County Drainage District No. 1 (956) 292-7080*	*Provided engineering & surveying services, construction inspection, drainage design and value engineering for multiple drainage projects.*
Hidalgo County Drainage District No. 1 – Edinburg Stub and West Main Drain Control Structures (County Bonds)	*Omar Anzaldua Hidalgo County Drainage District No. 1 (956) 292-7080*	*Design development, engineering, surveying, construction management, geotechnical & materials testing oversight for proposed Main Drain Control Structure to North Main Drain.*
City of Edinburg Engineer Veterans Rd Project	*Mardoqueo Hinojosa, City Engineer (956) 388-8211 mhinojosa@cityofedinburg.com*	*Design development, engineering, surveying, drainage design construction management, inspection*
City of Edinburg FEMA Pre-Disaster Application	*Mardoqueo Hinojosa, City Engineer (956) 388-8211 mhinojosa@cityofedinburg.com*	*Provided feasibility studies, site assessments, for funding application from FEMA*

GMES KEY STAFF



The PROJECT DIRECTOR for all work assigned will be
JOSE L. MUÑOZ, P.E., S.I.T., PRESIDENT

Our firm is comprised of a multi-disciplined team of professionals and well-trained technicians. The **Principal-In-Charge and President of the Corporation is Mr. José L. Muñoz, P.E., S.I.T.** Mr. Muñoz has over 40 years of experience in the design and project management of **Civil Engineering** projects. Mr. Munoz is also a **Land Surveyor in Training** and **takes a direct hands-on approach to all the work GMES is committed to completing.**

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the GLO's CDBG-MIT program and other state and federal agencies including street and drainage, water and wastewater treatment plant planning and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications, and Cost Estimates (PS&E) for numerous projects.



CARLOS AGUILAR, P.E., R.P.L.S., PROJECT SURVEYOR

Mr. Aguilar has provided professional surveying services since 1992. His experience includes numerous street and drainage projects and numerous subdivision design and construction projects for Cameron County and Hidalgo County as well as various cities throughout the Rio Grande Valley. He has provided a broad range of surveying practices, including right-of-way strip maps, title research, establishing boundary locations, topography, construction staking, and land development projects throughout his career.

Name (Degrees)	Area(s) of Expertise	Years Exp.	TBPE Approved Eng. Field	Exp. with Government Agencies	Professional License
José L. Muñoz, P.E., S.I.T.	Municipal-Water, Wastewater, Storm Drainage, Streets, Planning, Project Management	40	CIVIL	USIBWC, USACE, DHS/CBP, TWDB, EDAP, NAD-BANK, BECC, TDHCA, TCDBG, USDA-RD, TxDOT, IBWC, TDRA, TCEQ	P.E. – TX 70782 (Active)
Carlos Aguilar, P.E., R.P.L.S.	Right-of-way Mapping, horizontal & vertical control, construction staking and utility & topographic surveys	Civil 42 Survey 31	CIVIL & SURVEY	USIBWC, USACE, DHS/CBP, TWDB, EDAP, NAD-BANK, BECC, TDHCA, TCDBG, USDA-RD, TxDOT, IBWC, TDRA, TCEQ	P.E. - 47469 R.P.L.S. – TX 4997 (Active)

PERSONNEL & STAFFING



DAN HAMILTON, SENIOR PROJECT MANAGER CONSTRUCTION DIVISION
EDUCATION: B.S. Industrial Construction Technologies Since 1986
EXPERIENCE: Mr. Hamilton has 45 years of construction and engineering related experience, covering a broad range of construction projects and practices, managing project progress and contract conformance. GEO Tech testing, Stockpile management and tracking, Concrete Design, Testing, Quality Control, and Stockpile Management Regimens.



TODD DICKISON, GIS ANALYST
EDUCATION: B.A. English, Data Analytics Certification
EXPERIENCE: Mr. Dickison has over 30 years of experience in IT, primarily as a database administrator and backend support.



JOSE LUCIO, EIT
EDUCATION: B.S. Civil Engineering 2020
A.E.S. Engineering and Science 2015
EXPERIENCE: Mr. Lucio is a Graduate Civil Engineer who has experience in construction, with exceptional attention to construction, inspection, surveying, and quality control. Mr. Lucio is a motivated individual who consistently is exploring new areas to expand his knowledge and abilities. Mr. Lucio's eagerness to contribute to team success through hard work, attention to detail, and excellent organizational skills, add to the efficiency of each project he undertakes.



ALBERT J. ALDANA II, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2022
EXPERIENCE: Mr. Albert Aldana is a Graduate Engineer offering 10 years of experience in the Civil Engineering Field. Mr. Aldana is adept in traffic engineering projects consisting of traffic signal design, signal timing, and signal warrant studies. Highly proficient in both MicroStation and AutoCAD, Mr. Aldana has experience in drainage and utility design.

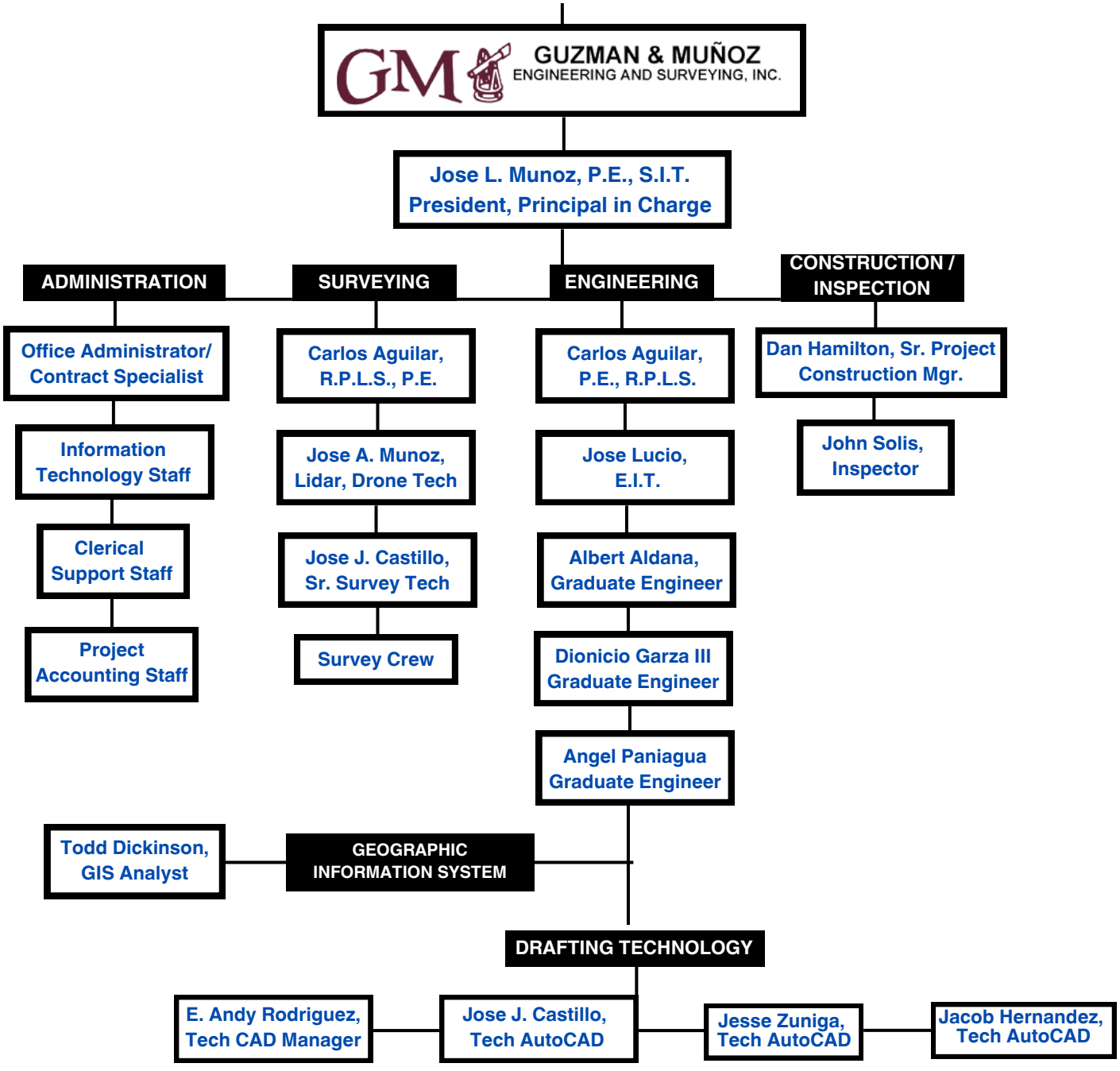


ANGEL PANIAGUA, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2023
EXPERIENCE: Mr. Angel Paniagua is a Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.



DIONICIO GARZA III, GRADUATE ENGINEER
EDUCATION: B.S. Civil Engineering 2023
EXPERIENCE: Mr. Dionicio Garza is a Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.

ORGANIZATION CHART





Jose L. Muñoz, P.E., S.I.T.

President

Education
B.S. Civil Engineering

Texas A&M University 1982

Professional License
Professional Engineer, TX
No# 70782

Surveyor in Training

Total Years of Experience
40

Years with Current Firm
Owner—29 years

Professional Affiliations
Texas Society of Professional Engineers
American Society Civil Engineers American Standard Testing Methods

PROFESSIONAL SUMMARY

Mr. Muñoz has 40 years of engineering and surveying experience with various engineering firms in Texas and California. He has designed and constructed engineering projects in various areas of civil engineering. He is currently managing facility planning, design, and construction of several infrastructure improvement projects in the Rio Grande Valley. Mr. Muñoz has the experience and is familiar with local municipal and state regulations required for the design and construction and survey of various disciplined projects. Responsible for management and oversight of the day-to-day activities, project controls, coordination, and scheduling for all phases of engineering, surveying, and construction projects. Mr. Munoz is also a Land Surveyor-In-Training and takes a direct hands-on approach to all the work GMES is committed to completing.

Capabilities

Recruiting, Hiring, and Placement of Professional Resources, Professional Career Development Leadership, Operations Management, Program Management, Project Management, Personnel Management, Project Controls, Business Analysis, and Process Mapping, Business Development, Marketing and Sales, Federal Procurement, SF330 Proposal Development, and Corporate Trainer, Team Building, Storm Water Quality, Custom Application Development.

Tools

MS Office Suite including Excel, Word, PowerPoint, Access, Visio, MS SharePoint, ESRI ArcGIS Desktop and Server, SQL Server, and Oracle

PROJECT HIGHLIGHTS

Mr. Munoz has extensive experience in Project Management of public infrastructure projects and municipal planning. He has successfully managed engineering projects funded by the Texas Water Development Board (TWDB) and other state and federal agencies including street and drainage, water and wastewater treatment plant planning, and design for projects. Mr. Munoz has designed or is in the process of developing planning documents, such as Environmental Information Documents, Preliminary Engineering Reports, Funding Agency Applications, and Plans, Specifications, and Cost Estimates (PS&E) for the following projects:

- 2021 - City of Rio Hondo CDBG Street Improvements
- 2020 - Willacy County CDBG-MIT Application

- 2020 – City of Raymondville CDBG-MIT Application
- 2018 - Willacy County - CDBG Street Projects
- 2020 - City of Raymondville TWDB Applications
- 2020 - Willacy County TWDB Applications Watershed Studies
- 2020 - Willacy County TWDB Applications
- 2021 - City of Raymondville TWDB IUP WWTP Applications
- 2021 - City of San Benito Application for IUP TWDB-2022
- City of Los Fresnos TWDB DWSRF Water Distribution System Improvements & Rehabilitation Project
- 2019 - City of Los Fresnos TWDB CWSRF 2020 Application
- 2014 - City of Los Fresnos TWDB/DWSRF Water Distribution System Improvements & Rehabilitation Project
- 2019 - City of Raymondville TWDB Rehab of existing Brick Manholes
- 2019 - City of Edinburg FEMA Pre-Disaster Mitigation Program 2019
- 2016 - Willacy County – FEMA WCY005C –Sebastian Street & Drainage Improvements
- Willacy County GLO Disaster Recovery (DRS-210204) Street Drainage Improvements
- Willacy County PCT 4 GLO Disaster Recovery Round 2 Drainage and Pavement Improvements for Sebastian, Lyford, La Sara, and San Perlita
- Willacy County - TDA La Sara & La Rosita - Street Improvements & Drainage
- City of Raymondville Drainage Improvements (TDA Funded)
- 2019 - City of Raymondville TDA Sanitary Manholes Rehabilitation Project
- 2017 - City of Lyford TDA Wastewater Treatment Plant Rehabilitation
- 2020 - City of Los Fresnos WTP EPA Vulnerability Assessment
- 2019 - City of Edinburg Owassa Rd Sanitary Sewer Lines
- 2019 - City of Edinburg Veterans Rd. Drainage Project
- 2020 - City of Edinburg Veterans Rd. Sanitary Sewer Lines Project
- 2020 - City of Edinburg Owassa Rd. Sanitary Sewer Lines Project
- 2019 - City of Edinburg on-call Engineer
- 2019 - City of Los Fresnos Update to Tx Water Conservation Plan & Drought Plan
- City of Raymondville Waterlines & Elevated Storage Tanks
- 2018 - City of Raymondville City Engineer
- 2019 - City of Raymondville-City Engineer
- 2018 - City of Raymondville - Washington Street Ditch
- 2018 - City of Raymondville - Alley ROW behind Stripes
- 2018 - City of Raymondville Water Tank Rehab
- 2019 - City of Raymondville – Sewer Line Repair
- 2019 - City of Raymondville Splash Park
- 2019 - City of Raymondville Water Conservation & Drought Plan
- 2020 - City of Raymondville WWT Plant Permit Renewal
- 2020 - City of Raymondville EDC Building Boundary Survey & Imp Plat & Metes & Bounds
- 2020 - City of Raymondville City Engineer 2020-2022
- 2020 - City of Raymondville COVID-19 PD Remodel
- 2021 - City of Raymondville Well #1 Rehab
- 2021 - City of Raymondville Drainage Ditch
- 2021 - City of Raymondville WTP Diagrams
- 2021 - City of Raymondville Golf Club Improvements
- 2018 - City of Raymondville Stake out City Cemetery-Phase 2
- 2022 - City of Raymondville TX (GLO) 2019 Floods
- 2021 - City of San Benito Rose Lift Station Rehab
- 2020 - City of San Benito Review AEP Project Stookey Pds Infra Project
- 2021 - City of San Benito Review of Various Subdivisions
- 2020 - City of San Benito Review of WTP#2
- 2018 - Cameron County Old Alice Rd

- 2019 - Hidalgo County Drainage District 1 Project #18 Malone Dr. & Pomelo Rd.
- 2019 - Hidalgo County Drainage District 1 Project #28 Old La Blanca Rd. & Mile 10N
- 2018 - HCCID #9 Mercedes FedEx Water Line Relocation
- 2019-Willacy County Pct 4 Pipe Repair County Rd. 1100 Sebastian
- 2020 - Willacy County Pct. 4 Santa Monica Engineering
- 2018 - Willacy County Pct. #3 Dahlia Road Rehab
- 2019 - Willacy County Pct. 4 Street Improvements
- 2020 - Willacy County Plan Reviews
- Willacy County Administration Building Remodel – Entire Structure
- Willacy County Federal Prison - Federal Prison Remediation Project
- Willacy County La Sara Street Improvements
- 2018 - IBWC Arcadia US Inc. Weslaco to Los Indios Levee Rehabilitation
- 2016 - IBWC Falcon Dam Admin Office – Design Build
- 2019 - Harlingen Medical Center - Proposed parking lot Feasibility Assessment
- 2018 - Harlingen Medical Center Additional Topo of Existing Parking Lot
- 2020 - Weslaco KMC Knapp UTRGV Bldg.
- 2020 - Weslaco KMC Engineering Assessment for installation of Uroview FO machine
- 2020 - Weslaco KMC Installation of Uroview FO Machine
- 2020 - Weslaco KMC Review ASC Building for Life Safety Compliance
- 2020 - Weslaco KMC HVAC Improvements for 1st & 4th Floors
- 2020 - Weslaco KMC Review PVASC Bldg. & Install New Generator
- 2020 - Weslaco Knapp Medical Center Topo of parking area & as-builts
- 2020 - Weslaco Knapp Medical Center Engineering & Architecture Assess for segregated compounding area
- 2020 - Weslaco Surya LTD Engineer Design Construction Phase Svcs. – Rangila Subd.
- 2022 – Weslaco ISD Margo Parking Lot, Drainage Improvements
- 2019 - Werner Ellen Investments / El Clavo Harlingen Westway Subd. Phase II Const. Documents & Requirements
- Coffee Port Apts. – Oak Crest Management Civil Engineering Svcs. Brownsville, TX
- Creek Canyon – Civil Engineering Services, Brownsville, TX
- 2019 - Mercedes Builders Construction Services for cleanup of Los Posos Land
- 2021 - MRE Capital Boundary, Topo, Feasibility Study 6.322-acre tract
- 2021 - MRE Capital Boundary, Topo, Feasibility Study 4.474-acre tract
- 2021 - Price Lofts Subdivision Apts. – Engineering & Surveying, Brownsville, TX
- 2020 - Rise Residential Improvement Survey-Mayorca Village Subd.
- 2021 - Roel Villanueva 33 acres Subdivision Plat, Mercedes, TX
- 2021 - Rosario Gonzalez Subdivision Plat, San Benito, TX
- 2021 - Sonoma Housing Advisors ALTA/ACSM McAllen, TX
- 2020 - Sonoma Housing Advisors 120 Unit Complex-Site Plan Edinburg, TX
- 2020 - Sonoma Housing Advisors ALTA/ACSM Survey, Topo Design Odessa, TX
- 2020 - Sonoma Housing Advisors Topo Survey, Design Dallas, TX
- 2020 - Tan Construction Line ALTA/ACSM Land Title Survey of 3.281ac. Brownsville, TX
- 2021 - Victron Energy Topo Survey, Design & Plat Subdivision Mercedes, TX
- 2017 - Mercedes FEDEX Facilities
- Arturo Ramos Regional Nursing Services Weslaco, Texas
- 2022 – Arcadis, Design and Construction Services, Edinburg, TX
- 2022 – Christ Nagal (Costa Azul Development LU) Engineering Services Re- subdivision, Cameron
- 2022 – SSP Services LLC Road Drainage Improvements, Brownsville, TX
- 2022 – Sonoma Housing, Vermillion Apts., Brownsville, TX
- 2022 – Patel Subdivision, Willacy Raymondville

NOTE: GUZMAN & MUNOZ ENGINEERING AND SURVEYING, INC. PERFORMED SURVEYING SERVICES FOR MOST OF THE PROJECTS LISTED ON THIS RESUME



Carlos C. Aguilar, P.E., R.P.L.S.

Project Surveyor / Engineer

Education

1974 BS Engineering
Texas A&M Kingsville

Occupational License

RPLS 4997
PE 47469

Total Years of Experience

Civil 42, Surveying 31

PROFESSIONAL SUMMARY

Mr. Aguilar has 31 years of experience covering a broad range of Surveying practices, including Right of Way Strip Maps, Title Research, establishing Boundary Locations, Topography, Construction Staking, and Land Development projects.

CAPABILITIES

Experience includes the ***management and coordination*** of multiple Field crews working simultaneously throughout South Texas including the Rio Grande Valley on projects that include: property boundary surveys (metes and bounds) including finding and/or marking corners, platting and line staking, subdivision design, and layout, topographic surveys, F.E.M.A. floodplain certificates, site plan development and construction stakeout, job bidding (Opinion of Probable Cost), deed and title research, assist with surveys boundary disputes and boundary agreements between clients and adjoiners, property chain of title, Senior Rule (Junior/Senior property rights), condominium surveys, oil, and gas proposed well location surveys, and right-of-way surveys.

TxDOT Pre-Certified (Sequence No.) in the following TxDOT categories:15.1.1 Survey; 15.1.2 Parcel Plats; 15.1.3 Legal Description

PROJECT/PROGRAM HIGHLIGHTS

Mr. Aguilars' Surveying & Engineering career experience includes the following:

Performing American Land Title Association surveys, residential and commercial mortgage surveys for buyers, title companies, and banks; topographic surveys for proposed development (including associating with governmental agencies and/or biologists such as the US Corp of Engineers for surveying determined wetland delineations); construction staking; as-built surveys; large boundary surveys, route surveys (for right-of-way acquisition purposes); littoral surveys along the Gulf of Mexico and Laguna Madre; riparian surveys; platting of property; perform narrative metes and bounds descriptions for land surveys, easements, right-of-way acquisitions, and leases; office and field experience with Global Positioning System; perform State Plane Coordinate surveys; latitude and longitude tabulations; hands-on and technical work on all the above, including drafting, analyzing boundary control and computations and mapping. Gained experience on surveys for oil and gas industry; ability to oversee all office and field work pertaining to land surveying and drafting; client communication skills; analyze and interpret deeds, and research for deeds; obtained experience in assisting in coastal land development; project advisor for subdivision platting; and possibly other learned experiences that come with the profession. Industries served with the surveying profession: Civil Engineering, Construction, Real Estate, Abstract and Title Insurance, Architectural, Oil and Gas, Insurance, Utility Companies, and Local Governments.



Dan Hamilton, Senior Project Manager Construction Division

Education
B.S. Industrial Construction Technologies
Texas State University

Professional Certifications
OSHA 10 Hour #001451479
OSHA 30 Hour#2560063417

Total Years of Experience
45

PROFESSIONAL SUMMARY

Mr. Hamilton has 45 years of construction and engineering related experience, covering a broad range of construction projects and practices, managing project progress and contract conformance. GEO Tech testing, Stockpile management and tracking, Concrete Design, Testing, Quality Control, and Stockpile Management Regimens.

CAPABILITIES

Experience includes project coordination and performance in multiple, private, public and government sector projects. Obtaining and reviewing building and construction permits, including demolition permits, Hazardous material abatement permits, E.P.A. & SWP3 plans, and energy compliance reports. Securing and managing ADA reviews/compliance. Provide management of job cost accounting, job budget review, planning, and tracking. Participate in Hiring, documenting, training, scheduling, and supervision of project specific employees on the project. Team Building.

Government Agency Experiences: US International Boundaries & Water Commission (USIBWC), US Army Corps of Engineers (USACE) and General Administrative Service Administration (GSA)

Security Clearances: *DHS Favorable Suitability, and Texas Board of Prisons Specific Access Contractor Clearance.*

PROJECT/PROGRAM HIGHLIGHTS

His portfolio of projects consists of a broad range of work in private, public, and government sectors. They typically ranged in dollar size from $300,000 to $8,000,000 and reached as high as $150,000,000. They consisted of Design & Construction Management services, heavy Civil earthwork and/or Vertical Construction on new Office buildings, Shopping Malls/Strip Centers, Leasehold Improvements, School projects, Airport taxi way improvements, Municipal facilities and Office remodels, IBWC Levee drainage & renovation projects, IBWC Dam repairs, Public Works road and drainage projects, Municipal Fire Stations and Police Stations, Sewer Treatment plants, Prison Facility repairs and renovations, Ports of Entry Security Upgrades (USACE, GSA, IBWC), FEMA Safe Room projects, and municipal parks, etc.



Todd Dickison, GIS Analyst

Education
B.A. English Literature
Data Analysis Certificate
University of North Texas

Total Years of Experience	Years with GMES Firm
6	<1

PROFESSIONAL SUMMARY

Mr. Dickinson has over 30 years of experience in data analysis, GIS, and IT consulting services. He has utilized GIS tools to conducted spatial analysis, deriving insights and effectively visualize findings for stakeholders. His experience also encompasses the design and support of backend databases used in ERP, CRM, and business intelligence software implementations for Fortune 500 companies and small businesses. He has held diverse roles such as application programmer, data analyst, technical lead, dba and project manager.

CAPABILITIES

Proficient in Esri's software suite, from ArcMap to ArcGIS Enterprise and cloud solutions. Skilled in leveraging the capabilities of Esri tools for spatial analysis, data management, and enterprise GIS deployment. Uses strong Python and SQL skills to develop data pipelines. Extensive experience in developing data models using multiple relational database management systems (RDBMS).

PROJECT/PROGRAM HIGHLIGHTS

He utilized the ArcGIS Pro Hydrology toolset to model water flow under various conditions, aiding Willacy County in developing effective flood mitigation strategies. For Raymondville, he designed a data model in ArcGIS to manage cad data for the assets from Raymondville’s sewer system, enabling the creation of GIS maps that displayed these results for improved planning. He has employed high-resolution lidar to develop accurate GIS maps that captured detailed elevation data that may be used for residential development.



Jose Lucio, EIT #78863

Education

B.S. Civil Engineering
University of Texas, Rio Grande Valley
Associates Science and Engineering
South Texas College

Total Years of Experience
2

Years with GMES Firm
1

PROFESSIONAL SUMMARY

Mr. Jose Lucio is a Civil Engineer-in-Training who has experience in design & construction, with exceptional attention to construction inspection, surveying, and quality control. Mr. Lucio is a motivated individual who is consistently exploring new areas to expand his knowledge and abilities. Mr. Lucio's eagerness to contribute to team success through hard work, attention to detail, and excellent organizational skills, add to the efficiency of each project he undertakes.

GMES Experience

- **P889-02 Veterans Blvd. Drainage, Edinburg, TX**
  - Road & Storm Improvements Design
  - Construction Management, Change Orders, RFI's, Pay Apps.
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.
- **P943 Costa Azul Subdivision, South Padre Island, TX**
  - Plating Subdivision
  - Drainage, Grading, Paving, Utilities Design
- **P925 Woodcrest Apartments, Odessa, TX**
  - Plating Subdivision
  - Drainage, Grading, Paving, Utilities Design
  - SWPPP
- **P930 Jackson St. Apartments, McAllen, TX**
  - Platting Subdivision
  - Drainage, Grading, Paving, Utilities Design
- **P959 Weslaco East ISD, Weslaco, TX**
  - Ditch Drainage Improvements
- **P966 FRA Improvements, Harlingen, TX**
  - Drainage, Grading, Paving Design
  - Construction Management, Change Orders, RFI's, Pay Apps.
  - Field Inspection/Reports of Construction Activities.
  - Quality Control of Material Submittals, Test Reports.
- **P937 Tax Office, Brownsville, TX**
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.
- **P929-01 Price Lofts Subdivision, Brownsville, TX**
  - Inspection of Field Activities
  - Quality Control of Material Submittals, Test Reports.

Prior Experience

2021-2022 **Field Engineer** -Robinson Construction

- Nestle Purina Pet Care Expansion
  - Assist Surveying with The Layout of Points, Elevations, and Dimensions for The Project
  - Quality Control of Testing Procedures, and Materials.
  - Inspections of Field Activities
  - Overview of the Project to Ensure It's Built to The Drawing's Specifications.
  - Assist In Communication with Suppliers and Subcontractors
  - Material Receipts/Inventory
  - Scheduling

- Construction Safety Inspector

➢ Patrick Airforce Base
- Inspection of Field Activities
- Quality Control of Testing Procedures, and Materials
- Construction Safety Inspector

Computer Skills

Microsoft Office (Excel, Word, PowerPoint, Outlook)
PROCORE
Rhumbix
PowerBI



Albert J. Aldana II, Graduate Engineer

Education

B.S. Civil Engineering

UTRGV

Total Years of Experience

11

Years with GMES Firm

2

PROFESSIONAL SUMMARY

Graduate Engineer offering 10 years of experience in the Civil Engineering Field. Adept in traffic engineering projects consisting of traffic signal design, signal timing, and signal warrant studies. Highly proficient in both MicroStation and AutoCAD. Experience in drainage and utility design.

Traffic Engineering Studies

- **Traffic Impact Studies:** performed traffic impact analysis to determine the vehicular impacts because of planned development in the Cities of Brownsville, Harlingen, Edinburg, McAllen, Pharr, San Benito, and Weslaco, Texas.
- **Traffic Engineering Studies:** prepared traffic engineering studies to determine the appropriate traffic controls for Cities and TxDOT.

Traffic Engineering Design

- **Traffic Signal Design:** prepared the design of traffic signals in urbanized settings for the Cities of Brownsville, Edinburg, Pharr, McAllen, and San Juan. Designs included traffic signal timing plans.
- **Signing & Pavement Markings Design:** prepared the design of signing and pavement markings for urban multi-lane arterials, divided highways, frontage roads, and railroad crossings.

Prior Research/Work Experience

Seven Traffic Signals PS&E Project for the City of Brownsville, TX – prepared plans and estimates for sidewalks, ADA-compliant wheelchair ramps, and crosswalks traffic signal improvements. The project was let by TxDOT and prepared DCIS estimate in accordance with Pharr District requirements.

Traffic Signal Designs for the City of Brownsville, TX – prepared plans and estimates for traffic signal improvements at the intersections of SH 48 at Zena Dr and Austin Rd. Prepared plans, specifications, and estimates for TxDOT letting.

Pharr Bike Lane Project, TX – worked on developing plans, specifications, and estimates for proposed bike lanes on Cage Blvd between US 281 and FM 495 and on FM 495 between Veterans Blvd and Jackson Rd. Plans prepared for TxDOT.

Rio Grande LNG & Rio Bravo Pipeline TIAs – collected traffic data and performed traffic impact analysis for proposed LNG on SH 48 south of SH100. Provided recommendations for mitigating improvements.

Computer Skills

Proficient in MicroStation & AutoCAD
Proficient in SignCAD
Proficient in SYNCHRO
Proficient in the Development of Plans, Specifications & Estimate (PS&E)

Areas of Experience

Traffic Signal Design
Traffic Signal Timing/Coordination
Traffic Signal Warrant Studies
Flashing Beacon Design
ADA Sidewalk & Curb Ramp Design

Areas of Experience cont.

Pedestrian Safety Studies
Signing & Pavement Markings Design
Safety Improvement Studies
Traffic Engineering Studies Traffic Impact Studies Proficient in traffic studies



Angel Paniagua, Graduate Engineer

Education
B.S. Civil Engineering
UTRGV

Total Years of Experience
2
Years with GMES Firm
<1

PROFESSIONAL SUMMARY

Graduate civil engineer-in-training with 2 years of experience in the field. Adept in supervising construction process as well as preparing cost estimates. Highly motivated to learn more about the field, particularly in the firm's specialties such as wastewater management and drainage design.

GMES Experience

- P913-08 Sebastian Drainage Improvements
  - Quantity checks for cost estimation.
- P965-04 Raymondville Cemetery
  - Quantity checks for cost estimation.
- P965-08 Raymondville WC & DC
  - Preliminary research for preparation of water conservation and drought contingency plans of Raymondville.
- P953 DR 18 – Heywood Improvements
  - Preliminary design for drainage improvements.

Computer Skills

- Microsoft Office (Excel, Word, PowerPoint, Outlook)
- Revit
- ArcGIS Pro
- AutoCAD

Prior Experience

2022 – 2024 **Engineer** – Ideas Construction

- McAllen Creative Incubator Remodel
  - Prepared cost estimates and ordered material for construction.
  - Preliminary construction scheduling and allocation of resources / labor.
  - Supervise and ensure delivery of materials.
- McAllen Triplex Remodel
  - Construction plans including basic mechanical and electrical layouts for city approval.
  - Field visits to coordinate with city inspector to ensure construction is up to code.
  - Prepared cost estimates and ordered material for construction.



Dionicio Garza III, EIT #80097

Education
B.S. Civil Engineering
UTRGV

Total Years of Experience
<1
Years with GMES Firm
<1

PROFESSIONAL SUMMARY

Mr. Dionicio Garza is a Civil Engineer-in-Training who has experience in Land Surveying and Construction Staking. Has a proactive attitude towards personal and professional development. His enthusiasm for expanding his knowledge and skills is to contribute to team success.

Prior Experience

2023-2024 Instrument Man/ Surveyor 1- SAMES Inc.

- Oversee local and out of state Staking Projects
- Providing continuous contact with clients to obtain the necessary documentation and ensure the team has provided high-quality service and deliverable.
- Perform quality control of survey and staking documents, including survey plans, descriptions, and Exhibits.
- Meet with the department to discuss and plan present and future projects and projections.
- Prepare and review CAD work.
- Operate surveying instrument and data collector (Trimble TSC7). Produced field calculations and sketched surveying jobs.
- • Maintain appropriate field procedures; records all field data, information; provides guidance and direction to the Rodmen; performs survey tasks as per the direction of the Party Chief.

Work Experience

Drainage system survey For Los Fresno, TX – coordinated a survey crew to collect all the storm structures for the city of Los Fresno and process the data for deliverable the client requested.

Staking and quality control For SpaceX – coordinated multiple Staking and quality control projects in SpaceX. That required a daily exhibit of progress and weekly overall exhibit of progress.

CERTIFICATIONS/FINANCES & INSURANCE

LICENSES:

Guzman Muñoz Engineering and Surveying, Inc. (GMES) (DBE) (HUB) has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering and surveying services in the State of Texas. TBPE Registration No. F-8017, expiration date of 7/31/2023; TBPLS Registration No. 10087700, expiration date of 12/31/23.

FINANCIAL STABILITY

GMES has been in business for over 49 years, is well-established, and is financially stable. The firm is able to facilitate and manage the risks that may be associated with any project assigned to the firm.

BANKING INFORMATION

GMES banks with PNC Bank. Contact Person: Maria Gonzales, Phone# (956) 365-6401

LITIGATION

GMES has never been in litigation or arbitration for any past or current projects. GMES has successfully completed its projects without major delays and without claims. ***GMES has never been terminated from any assignments for non-performance.***

AFFIRMATIVE ACTION/DRUG-FREE

Guzman & Munoz Engineering and Surveying, Inc. is a registered Historically Underutilized Business (HUB) by the State of Texas Historically Underutilized Business Certification and Compliance Program as well as certified by TxDOT as a Disadvantaged Business Enterprise. It is the policy of the company to promote Affirmative Action and provide equal opportunity to all employees and applicants for employment; and administer all terms, conditions, and privileges of employment in a manner that does not discriminate on the basis of race, color, creed, ancestry, national origin, sex, age, marital status, liability for service in the armed forces of the United States, or because of physical or mental handicap in regard to any position for which the employee or applicant is qualified for and under consideration at GMES. GMES is committed to providing a safe and drug-free work environment and to fostering the health and well-being of its employees.

CHAPTER 2252, TEXAS GOVERNMENT CODE

In accordance with Chapter 2252 of the Texas Government Code, GMES hereby certifies that GMES does not engage in business with Iran, Sudan, or any foreign terrorist organization, and GMES is not listed by the Texas Comptroller as a terrorist organization.

CHAPTER 2271, TEXAS GOVERNMENT CODE

GMES certifies that GMES does not boycott Israel and will not boycott Israel during the term of the contract resulting from this solicitation.

CHAPTER 2274, TEXAS GOVERNMENT CODE

GMES verifies that GMES does not, and will not for the duration of the contract, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or (2) the verification required by Section 2274.002 of the Texas Government Code does not apply to the contract.

INSURANCE AND BONDING INFORMATION

GMES will provide current general liability insurance, worker's compensation and professional liability insurance for any project within 10 calendar days of any Notice of Award.

Professional Liability Insurance

Choices Insurance Agency	Policy No: IAE4207485-0	**(503) 653-8287**
Agent: Jordan Walt	617 High St. Suite 205	Oregon City, OR 97045

Commercial Liability

South Texas Broker Ins. Agency, Inc.	Policy: 100379428181	**(956) 207-1118**
Agent: John F. Gonzalez Jr.	321 Nolana	McAllen, Texas 78505

Workers' Compensation

Texas Mutual Insurance Co.	Policy No: SBP0001218030	**(956) 682-2841**
Agent: Shepard Walton King Inc. Group	P.O. Box 1630	McAllen, Texas 78505-1630

Automobile Liability

State Farm Mutual Insurance Co	Policy No: 3628145B0953E001	(**956) 702-2886**
Agent: Raul Resendez	102 W. Amy Dr. Ste. 1	San Juan, Texas 78589

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
05/01/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Jordan Walt
Choices Insurance Agency / Jordan Walt 617 High St. Suite 205 Oregon City, OR 97045	PHONE (A/C, No, Ext): 503-653-8287 FAX (A/C, No): 503-653-7869 E-MAIL ADDRESS: JWalt@ProfessionalLiability.Pro

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Endurance American Specialty Insurance Co.	
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Guzman & Munoz Engineering and Surveying, Inc.
2020 E Expressway 83
Mercedes, TX 78570

COVERAGES **CERTIFICATE NUMBER: 00026609-974647** **REVISION NUMBER: 67**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	☐ CLAIMS-MADE ☐ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$
	☐ OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	☐ ANY AUTO						BODILY INJURY (Per person)	$
	☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	☐ UMBRELLA LIAB ☐ OCCUR						EACH OCCURRENCE	$
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE	$
	☐ DED ☐ RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						☐ PER STATUTE ☐ OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Professional Liab.			DPL30055253300	03/08/2024	03/08/2025	Per Claim/Agg	$1M/$1M

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

Guzman & Munoz Engineering and Surveying, Inc.
2020 E Expressway 83
Mercedes, TX 78570

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

(JWW)

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LIST OF CLIENT REFERENCES

GMES is extremely proud of our reputation established with clients.
Please feel free Contacting the following references regarding our performance and services:

Name	Title/Location	Phone No.
Mardoqueo Hinojosa	***City Engineer*** *– City of Edinburg* *415 W. University* *Edinburg, Texas 78539*	*(956)388-8211*
Tony Chavez	***City Manager*** *– City of Raymondville* *142 S. Seventh Street* *Raymondville Texas 78580*	*(956) 689-2443*
Mark Milum	***City Manager -*** *City of Los Fresnos* *520 E. Ocean Blvd.* *Los Fresnos, TX 78566*	*(956) 233-5768* *ext. 1100*
Aurelio Guerra	***County Judge*** *– City of Raymondville* *576 West Main Street* *Raymondville Texas 78580*	*(956) 689-3393*

GUZMAN & MUNOZ ENGINEERING AND SURVEYING, INC.

Unique Entity ID	CAGE / NCAGE	Purpose of Registration
FRKMUNJQTCN6	**47QT5**	**All Awards**
Registration Status	Expiration Date	
Active Registration	**Nov 7, 2024**	
Physical Address	Mailing Address	
2020 E Expressway 83 **Mercedes, Texas 78570-9423** **United States**	**2020 E. Expressway 83** **Mercedes, Texas 78570-9418** **United States**	

GUZMAN & MUÑOZ
ENGINEERING AND SURVEYING, INC.
Texas Registered Engineering Firm F-8017
2020 E. Expressway 83
Mercedes, Texas 78570
Ph: 956-565-4637
Fax: 956-565-4636

PROFESSIONAL SERVICES AGREEMENT

The Professional Services Agreement for the RFQ 2024-09 Professional Engineering Services has been read. Guzman & Muñoz Engineering and Surveying, Inc. will meet the prerequisite insurance requirements. If selected, Guzman & Muñoz Engineering and Surveying, Inc. agrees to enter in to such agreement.

Jose L. Muñoz, P.E., S.I.T.
President



The City Hall of Edinburg, Texas



July 16, 2024

CITY OF EDINBURG

Request for Qualifications

RFQ No. 2024-9

Engineering Services Rotation

halff.com

halff

Transmittal Letter

July 16, 2024

City of Edinburg
Mr. Mardoqueo Hinojosa, PE
City Engineer
415 W. University Drive
Edinburg, TX 78539

RE: Request for Qualifications for Engineering Services Rotation – RFQ No. 2024-9

Dear Mr. Hinojosa and Members of the Evaluation Committee:

Halff is proud to serve as a partner with the City of Edinburg (City) to provide professional engineering services for various tasks on an "as needed" basis. We understand the importance of these projects for the City, and we are committed to continuing our support to the City, providing successful execution of your projects and meeting your goals. Our qualifications reflect our interest and ability to provide the City with quality engineering services.

- **Familiarity with the City of Edinburg.** Halff can provide the City with a highly qualified staff with recent and relevant experience who can provide all necessary engineering services outlined in this Request for Qualifications (RFQ). We'll use our knowledge of the City, acquired through previous projects and our current involvement in the **Sugar Road** project, to support the design and management of any construction projects granted through this RFQ. Project Manager, **Raul Garcia, Jr., PE, CFM,** along with **17 individuals** in our McAllen office, are proud residents of Edinburg and are familiar with the needs of the area.
- **Why Halff.** The Halff team possesses extensive experience in every requested service by the City. Our team has a track record of project **change orders being less than 5 percent of construction bid amounts**. Halff has experience providing construction and project management services, including constructability reviews, contract administration, cost estimating and analysis, quality control/quality assurance, scheduling and cost control, and start-up operations. Our experience encompasses horizontal projects such as roadways, drainage and utilities, as well as vertical projects such as buildings and bridges, and we have the local resources to design every aspect of these projects.

Point of Contact Information

Physical Address: 5000 West Military Highway, Suite 100, McAllen, TX 78503
Mobile: 956.458.2343 | **Office:** 956.445.5235 | **Email:** rgarcia@halff.com | **Fax:** 956.664.0280

We appreciate the opportunity to continue our relationship with the City of Edinburg. As your Project Manager, **I will be your primary point of contact** for all correspondence and communication pertaining to this RFQ. **I am an officer of the firm and am authorized to bind the firm in professional service contracts**. Please do not hesitate to contact me with any questions about our team or qualifications.

Sincerely,



Raul Garcia, Jr., PE, CFM | Project Manager

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Firm Qualifications and Experience

FIRM INFORMATION

COMPANY PROFILE

Halff is an employee-owned, full-service engineering firm headquartered in Richardson, Texas. The firm provides services throughout the Southeast from 33 offices in Texas, Arkansas, Oklahoma, Louisiana, and Florida. Halff is ranked #87 in *Engineering News-Record* magazine's list of the top 500 design firms in the United States. The firm was founded in Dallas in 1950 by Albert H. Halff, Ph.D.-Eng., PE. Today, Halff preserves Dr. Halff's legacy of integrity, dedication to client service, and commitment to quality. We are a progressive firm committed to providing value with creative solutions to design challenges.

Our people are individuals with diverse, yet complementary, professional backgrounds. Most of our professional staff began their careers with Halff directly after college and have grown in their careers knowing that our commitment to quality is the cornerstone of the firm. We know this attribute, more than any other, allows us to maintain a loyal client base. We are members of a company built on integrity, technical knowledge and commitment to client service.

Halff by the Numbers



Areas of Specialization

Halff's areas of specialization include the following:

- Broadband
- Construction Services
- Energy
- Environmental
- Flood Infrastructure Design
- Geographic Information Systems
- Geospatial
- Intelligent Transportation Systems (ITS)
- Information and Communications Technology (ICT)
- Land Development
- Landscape Architecture
- Local Infrastructure
- MEP Engineering
- Planning
- Resilience
- Right of Way (ROW)
- Structural Engineering
- SUE/Utility Coordination
- Surveying
- Transportation
- Water Conveyance and Pumps
- Water/Wastewater Treatment
- Watershed Plans and Studies

OFFICE LOCATION WHERE THE WORK WILL BE PERFORMED

These projects will be managed from our McAllen office with support from our Brownsville, San Antonio, and Austin offices. Our McAllen office has 71 professionals ready and available to serve the City of Edinburg. We have the depth of resources to provide unmatched service for the City.



HALFF'S UNIQUE QUALIFICATIONS

Halff understands there are many important qualifications to selecting a qualified engineering firm. Halff has assembled a highly-qualified team with a proven history of working together and specialized experience in all aspects of the anticipated project. Our team is committed to the success of the project and will apply our knowledge and experience to:

- Be available and immediately responsive
- Listen to and understand your objectives, goals, and constraints
- Understand the regulatory and permitting requirements associated with the project
- Provide varying options for each design problem to enable the selection of solutions thst best fit your needs

These factors will contribute to a successful project that meets your needs, goals, milestones, budget, and schedule.

Halff prides itself in acting as a trusted advisor to our clients and building relationships that make the project process run smoothly, resulting in successful completion that frequently exceeds client expectations and goals.

We have the capacity and capabilities to meet the City's engineering needs. Our team was strategically assembled to deliver the skillset needed across a variety of services, encompassing project approach and construction management plan development as well as the project close-out phase.

APPROACH TO HANDLING PART-TIME STAFFING NEEDS FOR SMALLER ASSIGNMENTS

Halff's approach to mentoring and training staff is one that challenges the staff to be independent and allows them to gain broad experience in projects and responsibilities. This is important because we can assign any task to our engineers, small or large, and they are able to carry out that task without major supervision. **In this manner, we can handle many smaller assignments successfully while only needing minimal oversight from the project manager, Raul Garcia Jr., PE.**

The key to completing a dedicated and accelerated project on time is establishing a realistic schedule everyone agrees to. Halff will prepare a detailed schedule early in the project, get "buy-in" from all parties, and keep the City informed throughout the project. **Our record of successful project management is one of the key qualifications we offer to the City.** We routinely meet project deadlines and stay within our budgets, largely attributable to the quality of the Project Managers and Designers we have on the project team. We stay in constant contact with the City's Project Manager and document all City staff input, making certain that Halff's designs meet the City's needs and expectations. This level of management and documentation results in complete, thorough, cost-effective designs that minimize unforeseen circumstances during construction.

Experience within the Past Two (2) Years with Other Governmental Agencies

Our ability to maintain the work schedule is part of what will create successful projects/tasks. Halff has a reputation for meeting the schedules that have been established by the project's owners.

Our Purpose

We improve lives and communities by turning ideas into reality.



Our key to successful project execution is developing the project schedule up front and identifying the required staffing levels. An integral part of developing the schedule is continued involvement with both the client and relevant regulatory agencies.

Our technique includes using partnering sessions at the beginning of the project and obtaining commitments from project partners to expedite the decision-making and review process.

A few projects that demonstrate our ability to deliver projects on time within the past two years include:

- **City of McAllen, Bicentennial Boulevard | McAllen, TX.**
  This project was scheduled to be completed in June of 2021 and was completed in February of 2021. Successful project management allowed this project to be completed **four months sooner** than anticipated.
- **Harris County Drainage District No. 1, 2018 Drainage Bond Project No. 24 | Harris County, TX.**
  This project had multiple phases that were completed on time. The County Commissioner desired that this project went underway as soon as possible. Successful project management and utilizing our in-house staff to fast-track this project resulted in being **bid three months early** and was completed **within the expected time frame**.
- **Rio Grande City, Street Improvements | Rio Grande City, TX.**
  The project, scheduled for completion in September 2023, was successfully finished on time. Successful project management allowed for this project to be completed **within the expected time frame.**

ON TIME
ON BUDGET



Bicentennial Boulevard | McAllen, TX

PAST PROJECT EXPERIENCE WITH THE CITY

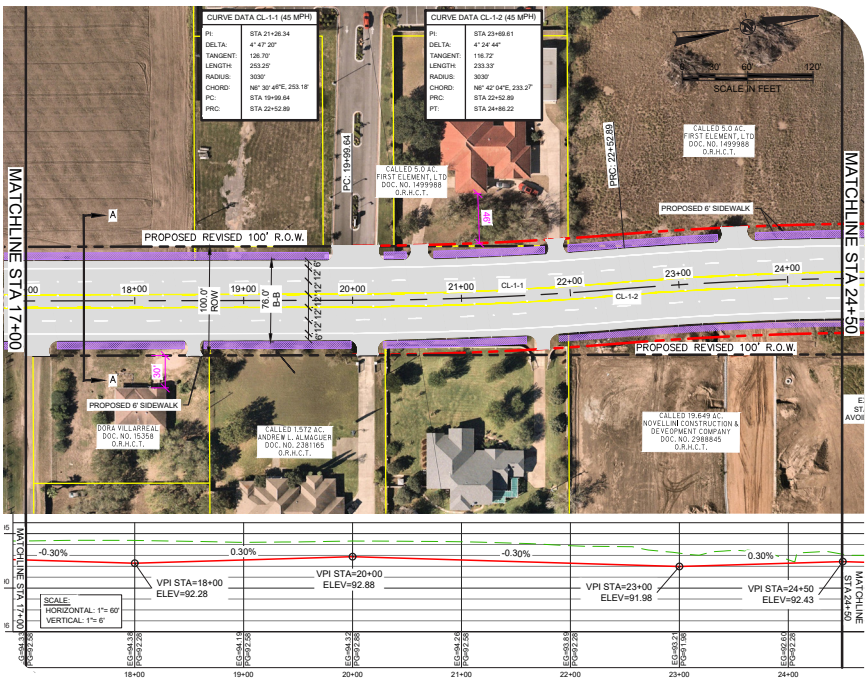
Halff has been in Hidalgo County since 1993 and in Texas since 1950. Our experienced team brings many years of combined experience of design in their fields and has overseen the construction of many projects in the Rio Grande Valley. We have a long-standing relationship with the City of Edinburg. As a firm, **Halff has completed over 35 projects with the City**. A few of those related projects are highlighted below:

Sugar Road Schematic Alignment, Surveying, and ROW Acquisition Services

City of Edinburg | Edinburg, TX

The Sugar Road schematic alignment project consisted of the layout for the proposed widening of Sugar Road from Chapin Road to Monte Cristo Road. Halff provided surveying services, including locating all surface improvements within the ROW, establishing horizontal and vertical control for design, and supplemental topography inside the ROW. Texas State Plane Coordinate System was utilized for control to allow for easily transferable data to the City. The schematic went through several iterations with City staff to determine the most cost-efficient location for widening. A final schematic layout was provided to the City of Edinburg for future budgeting purposes. Parcel surveys were also prepared for approximately 65 parcels to allow for the acquisition of additional ROW.

Halff is also providing the acquisition services for this project and working with appraisals to acquire the additional ROW. The future widening of Sugar Road will alleviate additional traffic generated from the University of Texas Rio Grande Valley, as this is a major arterial roadway to the campus.



Completed: Est. November 2024

Scope: Schematic Design, Survey, ROW

Project Team: Raul Garcia, Jr. PE, CFM; Robert Saenz, PE, CFM, PMP, DBIA, LGPP

Reference
Mardoqueo Hinojosa, PE
City Engineer
City of Edinburg
956.388.8210
mhinojosa@cityofedinburg.com

U.S. Highway North 281 Water Distribution System Improvements

City of Edinburg | Edinburg, TX



The project consists of water distribution system improvements along Highway 281, between SH 186 and FM 490. This project was triggered by a TxDOT project along Highway 281 that forces the removal of existing water lines that were conflicting with the proposed highway improvements. The distribution system improvements consists of removing existing PVC (approximately 27,000-lf) and AC lines (approximately 9,500-lf), and replacing them with approximately 45,000-lf of 8-inch, and approximately 17,500-lf of PVC lines with all its pertaining valves, fire hydrants, service connections, etc. The project also consists of the design of a new pump station for the City of Edinburg to service the communities in the same vicinity. The pump station consists of a ground storage tank, and a pre-fabricated building purposed for housing the booster pumps that would feed a proposed elevated storage tank to be designed by others.

Completed: June 2023

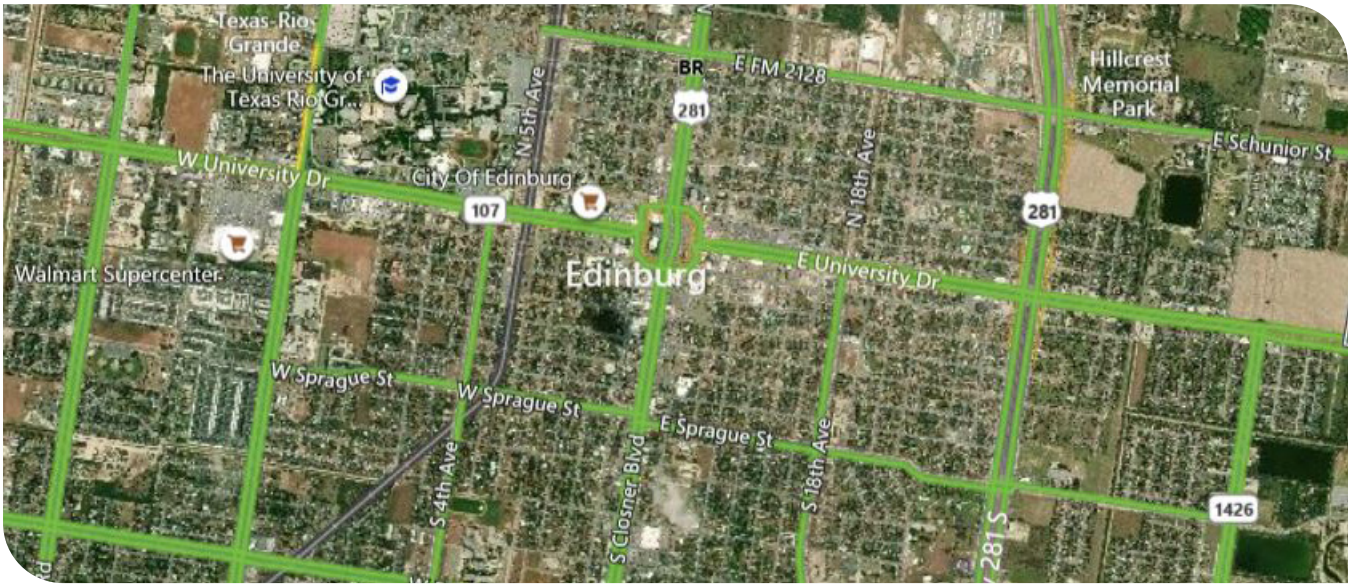
Scope: Water Line Improvements/ Replacement, TxDOT Coordination

Project Team: Raul Garcia, Jr. PE, CFM; Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Gabriel Benavides, Jr. PE; Mark Cantu, EIT

Reference
Gerardo Carmona, Jr., PE
Utilities Director
City of Edinburg
956.388.8210
gcarmona@cityofedinburg.com

Various Right of Way Acquisition Projects

City of Edinburg | Edinburg, TX



Our Halff team including Jody Gafford and Lorena Corpus has provided/ is providing right of way (ROW) acquisition services on an “as needed” basis for the City of Edinburg. The required services include, but are not limited to, appraisal review, negotiation, title coordination, project management, and administrative services. Projects under this on-call contract include:

SUGAR ROAD

Project consisted of the acquisition of approximately 60 parcels for the Sugar Road widening in Edinburg, Texas. Services include Negotiation, Title, Curative, and Closing support. Services for this project are ongoing.

CHAPIN ROAD

Project consisted of acquiring of 1 parcel for bridge improvements in Edinburg, Texas. Services included Negotiation, Title Curative, and Closing Support. Services were completed in 2019.

ALBERTA ROAD

Project consisted of the acquisition of 1 parcel for the expansion of Lift Station 42 in Edinburg, Texas. Services included Negotiation, Title Curative, and Closing Support. Services were completed in 2019.

CANTON ROAD

Project consisted of acquiring of one parcel for drainage improvements in Edinburg, Texas. Services included Negotiation, Title Curative, and Closing Support. Services were completed in August 2020.

Completed: Various Dates

Scope: ROW Services - Negotiation, Title Curative, Closing

Project Team:
Raul Garcia Jr., PE, CFM

Reference
Mardoqueo Hinojosa, PE
City Engineer
City of Edinburg
956.388.8210
mhinojosa@cityofedinburg.com

SIMILAR PROJECT EXPERIENCE

On-Call Engineering Services

City of Bulverde | Bulverde, TX





As the City Engineering Consultant for Bulverde, Halff uses our full range of technical skills to provide comprehensive engineering services for the City's municipal engineering needs. Most work is done on a time/materials basis with an approved fee schedule. The primary service performed is the development of reviews, including drainage/stormwater management plans, plat reviews, traffic impact analysis (TIA) reviews, and construction plan reviews. Drainage plan reviews include a review of detention calculations, as well as complex hydrologic and hydraulic model reviews. Halff has also provided street maintenance inspections, developed a three-year Street Maintenance Plan, and created a work plan including specifications and bid packages. Halff's engineers also routinely perform infrastructure **construction inspections** for City facilities that private developers are building.

Halff also extended our design services into the design of the Police Headquarters where we provided MEP, civil, and surveying services.

Additionally, the Halff team provides **land development construction observations** for QA/QC on roadway, drainage, and utility construction projects in the City. These include a review of **construction documents** to verify the contractor's compliance with the design, overseeing field material testing, logging and recording all inspection reports, and running pre-construction meetings and final walkthroughs. Additional inspection responsibilities include SWPPP inspections, lime treatment of subgrade, base material placement and compaction, asphalt, rebar, and form inspection, concrete inspections, trench backfill and compaction, traffic control, and tree protection.

Completed: Ongoing

Scope: H&H Analysis, Transportation/Traffic Analysis, Planning and Design, Floodplain Development Permit Review, Reviews (Drainage, Site Plan), Value Engineering, Survey, Bid Assistance Services, Construction Administration and Inspection, Stormwater Management Inspection and Design, Public Outreach

Project Team: Marcos Diaz, PE, LGPP, Josh Logan, PE, CFM; Cameron Vester, PE; Alex Reyna, Jr., PE, LGPP

Reference
Timothy Parker
Director of Public Works
City of Bulverde
830.380.3049
tparker@bulverde.gov



Completed: September 2022

Scope: Civil Engineering, Structural Engineering, Electrical Design, Bidding, Construction Administration Services

Project Team: Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Gabriel Benavides, Jr. PE

Reference
Roy Rodriguez, PE
General Manager
City of McAllen
956.681.1630
rrodriguez@mcallen.net

Anzalduas LPOE North-Bound Lanes Expansion

City of McAllen | McAllen, TX

Halff provided civil, structural, and electrical design as the Engineer of Record for the renovations at the Anzalduas Land Port of Entry (LPOE) in McAllen, Texas. The project was designed for the City of McAllen, General Services Administration (GSA), US Customs and Border Protection (CBP), and the Anzalduas International Bridge Board while complying with P130 US Customs and Border Protection Design Standard for US LPOE.

The project scope included surveying for design, establishing control points, and correcting the drainage at the inbound Primary Inspection Lane 1 and the Inbound Secondary Inspection Area. 12,000-lf of the concrete curb was installed, along with 3,000-lf of speed bumps. Halff also provided services for two additional northbound pre-inspection canopies and additional inspection booths with canopies for the two additional lanes. Primary inspection components included LPR and RPM systems that were designed with required conduits and foundations. Wastewater services were provided to capture condensate lines discharge of existing and proposed AC units located on booths.

Approximately 32,800-sf of paving improvements were provided for the two additional inspection lanes and 1 by-pass lane. Signage and striping were also included to match the existing LPOE design and current standards. Removal of two existing high mast illumination poles was required to accommodate improvements. The two poles were relocated with new foundations and installed west of inspection lanes. The storm water for the proposed improvements and surface flow into a proposed swale that connects to an existing drain ditch and detention facility within the LPOE property and ultimately outfalls to the City of McAllen drainage system.

Bidding and Construction Administration Services included preparation of the bid set, development of Addenda, responding to bid questions, attending the prebid conference, and a bid analysis for TxDOT. The Halff team also attended daily site visits, monthly Owner/Engineer/Contractor progress meetings, performed submittal reviews, responded to Requests for Information (RFIs), reviewed pay applications, and performed closeout procedures.

Bicentennial Boulevard Extension

City of McAllen | McAllen, TX





This project extended Bicentennial Boulevard from Trenton Road 2.86 miles north to SH 107. **Halff developed both the construction documents and technical specifications for the project**. This project aimed to provide traffic mobility and connectivity from McAllen-Miller International Airport to SH 107. This project involved the **construction of a new four-lane undivided urban roadway**, stormwater collection system, potable water, sanitary sewer, non-potable irrigation, and a noise attenuation barrier. The project was led by the City of McAllen and overseen by the Texas Department of Transportation (TxDOT) Pharr District.

Halff reviewed the contractor's bids during the bidding phase and developed the bid summaries for the City. Once under construction, Halff was responsible for running the Owner/Engineer/Contractor monthly meetings, reviewing submittals, addressing RFIs, reviewing the monthly application for payments, processing change orders, reviewing TxDOT material on hand summaries, reviewing TxDOT Buy America forms, and performing monthly site visits. Halff also assisted the City during the closeout by conducting a final punch list of pending items and preparing the final reconciliation change order and record drawings.

Completed: February 2022

Scope: Environmental, Survey, Utility Coordination, Civil Engineering Design, Structural Design, Landscape Architecture, Bidding, Permitting, Construction Administration

Project Team: Raul Garcia, Jr. PE, CFM; Marcos Diaz, PE, LGPP; Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Mark Cantu, EIT; Benjamin Luna, PE, LGPP

Reference

Eduardo Mendoza, PE
Director of Engineering
City of McAllen
956.681.1150
edmendoza@mcallen.net

Sprague Road Interceptor Sewer

McAllen Public Utility | McAllen, TX





Halff was involved in the Sprague Road Interceptor, a deep, gravity wastewater line and is the first phase of an overall project to serve the subdivisions and Colonias within the project area. Before starting the design, Halff developed an Engineering Feasibility Report for the Interceptor and a separate PER for the proposed lateral trunk lines. Halff helped prepare and submit an application for MPU to request funds under the TWDB's Economically Distressed Area Program. The design of the collection system began when both reports were approved. Halff ran a model of the sewer interceptor using Bentley SewerCAD to calculate the hydraulic grade line. Coordination with local regulatory agencies was critical to provide a smooth and successful project, including the City of McAllen, McAllen Public Utility, TxDOT, Hidalgo County Drainage District, United Irrigation District, Texas Gas Service, AEP, and other franchise utility companies.

To the extent possible, existing available rights of way will be utilized for the proposed alignment to minimize land acquisition costs. The overall service area is approximately 17,707 acres and encompasses all of the subdivisions within the planning area. Construction of this interceptor line is the first phase of servicing this area with wastewater collection and treatment services. This interceptor main is considered the first phase of the project and will be sized to serve all of the existing and future connections in the service area south of Mile 8 Road. The gravity interceptor varies from 18-inch to 48-inch diameter pipe. Once this interceptor main is constructed, branch mains and collection systems will be designed and constructed to provide the necessary first-time wastewater collection and treatment services to The Colonias and other subdivisions in this area.

Completed: March 2021

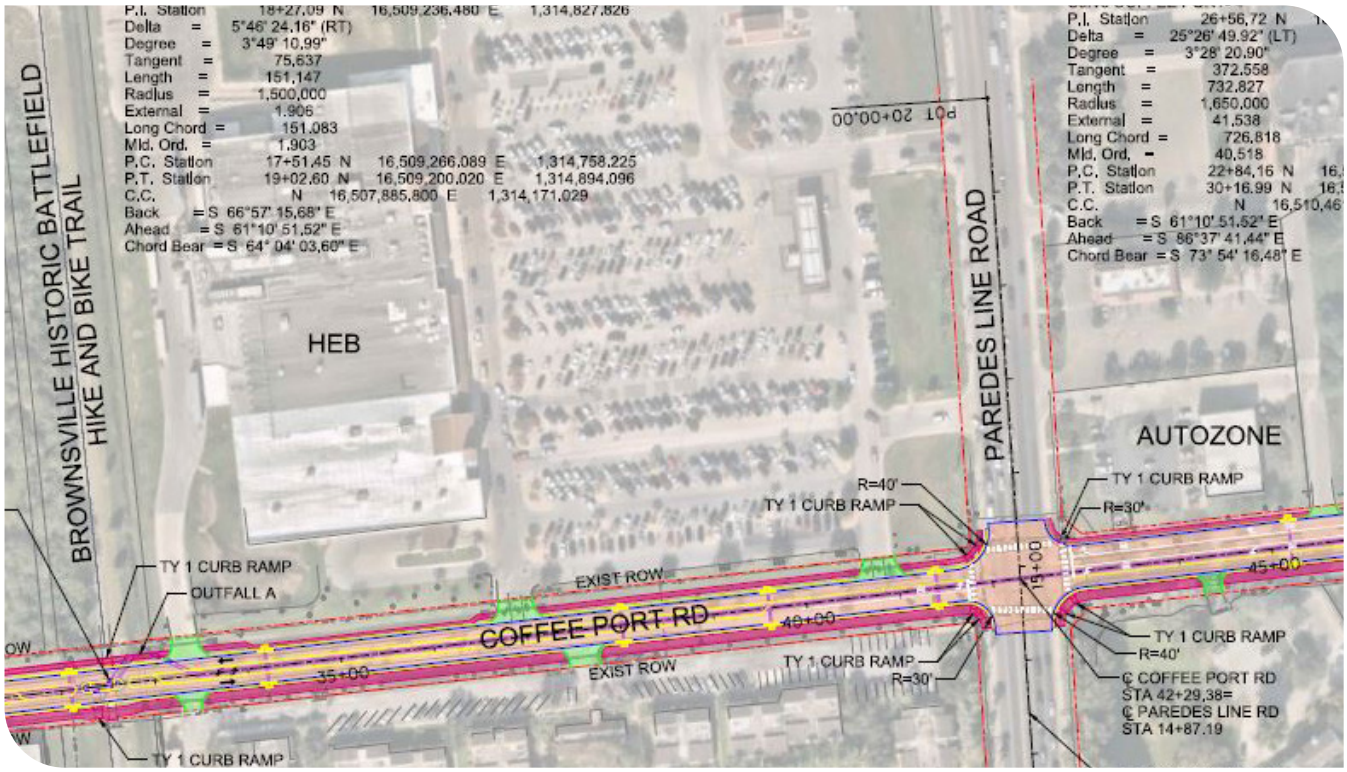
Scope: Surveying, Environmental, Civil Engineering

Project Team: Raul Garcia, Jr. PE, CFM; Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Kristina Leal, PE, CFM

Reference
Mark Vega, PE
General Manager
McAllen Public Utility
956.681.1630
mvega@mcallen.net

2020 CIP Street Improvements

City of Brownsville | Brownsville, TX



Built in the 1940s as a two-lane rural cross-section, concrete panel roadway, this two-mile section of pavement has taken on numerous asphalt overlays and shoulder widenings and is considered an important East-West neighborhood collector for the residents and businesses of North Brownsville.

The current design parameters include reconstructing the entire roadway bed and developing a roadway section that incorporates curb and gutter with a wider width for three to four travel lanes, including sidewalks and a multi-use path. This approximately $13.5M project includes the necessary enclosed stormwater system. The relocation and up-sizing of water distribution and wastewater collection pipelines will also be included as part of this Joint-Bid Contract. All improvements are proposed to remain within the existing 80 feet of ROW. This project was part of the General Engineering Services On-Call contract.

Completed: Design in Progress

Scope: Surveying, Engineering Design, Bidding, Construction Phase Services

Project Team:
John Clint, PE; Marcos Diaz, PE, LGPP

Reference
Doroteo Garcia, Jr.
Assistant City Engineer
City of Brownsville
956.548.6005
doroteo.garcia@brownsvilletx.gov

City of Alton Master Drainage Plan

City of Alton | Alton, TX





The City of Alton took a proactive approach to planning future drainage improvements and requested planning funds from the Texas Water Development Board (TWDB) to prepare a master drainage study to identify areas with high risk of flooding and develop a comprehensive evaluation of the existing drainage conditions throughout the City. The Halff team collected a comprehensive inventory of existing drainage data and developed accurate flood modeling simulations using InfoWorks ICM (Integrated Catchment Modeling), a software tool that helps engineers verify flood prone areas and evaluate improvements to incorporate into the City's drainage Capital Improvement Project (CIP) plan.

Halff analyzed the entire City drainage system within a single model, including hydrology, channel flow, pipe flow, and overland flow. Flood simulations included 2D analysis of how overbank spills could be conveyed over flat terrain and identifying realistic flow paths and ponding locations. Halff developed conceptual alternatives for five different flood-prone areas identified through the existing conditions model and confirmed by the City of Alton staff. These alternatives were evaluated within the model, and cost estimates were derived for prioritization within the City's drainage CIP.

During the development of the project, the City of Alton endured a significant storm event that compared to a 25-year storm, and Halff's models accurately simulated the storm and flooding conditions, giving the City of Alton further confidence in the models and the viability of the proposed drainage CIP projects. The highest priority project was later awarded construction funding by the TWDB in the 2019 CWSRF program.

Completed: November 2018

Scope: H&H Analysis, Drainage Improvements, Floodplain Mapping, InfoWorks ICM, 2D Modeling, GIS Inventory and Database Development, Alternatives Analysis, Cost Estimating, CIP Prioritization, Agency Coordination

Project Team: Raul Garcia, Jr. PE, CFM; Kristina Leal, PE, CFM; Marcos Diaz, PE, LGPP

Reference

Jeff Underwood
City Manager
City of Alton
956.432.0760
jeff.underwood@alton-tx.gov

City of Schertz On-Call Engineering Services

City of Schertz | Schertz, TX



Since October 2019, the Halff has been utilized for a varied rotation of tasks due to the diverse skill sets offered by the team. Smaller, fast-paced work orders include preparation of CLOMRs, an Atlas 14 Update for the City and its ETJ, as well as entrance signage enhancements to the IH-35 NEX project within the Schertz city limits. The contract is also used for construction inspection services under hourly not-to-exceed work authorizations. Two large roadway and utility projects were assigned based on our ability to perform the design on an accelerated schedule.

Lookout Road (Under Construction)
A complete reconstruction of Lookout Parkway from Doerr Lane to Schertz Parkway (0.9 miles) was designed along with the up-sizing of an existing wastewater to 18" wastewater line (3,400 LF) for the North portion of the Tri-County Industrial Zone. This project was performed in two Cities (Schertz and Selma) under an Interlocal Agreement (ILA) which required close coordination of Industrial traffic from both cities and Residential/Retail traffic from Selma. Additionally, the project included the traffic circulation study for this highly traveled Industrial intersection along with the necessary design for newly warranted and installed traffic signal improvements.

Schertz FM 1518 Utility Relocations (Under Construction)
Joint-bid project with TxDOT that widens FM 1518 from FM 78 to IH-10 E, design includes 27,045 feet of waterline (6-inch to 12-inch diameter) and 2,768 feet of wastewater lines (8-inch to 10-inch diameter). The Public Works team has been successful with coordinating necessary improvements for the abutting JBSA Randolph and necessary water and wastewater connections to the federal facility.

Tri-County Parkway (Completed)
Project consisted of reconstruction of Tri-County Parkway from Corridor Parkway to FM 3009 to include full depth reconstruction of 42-foot flexible pavement section and a section of Lookout Rd as well as up-sizing and replacing the existing 8-inch sewer line to an 18-inch sewer line.

Completed: Ongoing

Scope: Roadway Reconstruction, Traffic Signal, Sewer Rehabilitation, Survey, SUE, Construction Administration

Project Team:
Raul Garcia, Jr. PE, CFM; Marcos Diaz PE, LGPP; Josh Logan, PE, CFM; Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Michael Hammack, Samantha Kashcel, LGPP; Alex Reyna Jr., PE, LGPP

Reference
John Nowark, PE
Assistant City Engineer
City of Schertz
210.619.1825
jnowak@schertz.com



3. Team Member Qualifications and Experience

PROJECT TEAM

ORGANIZATIONAL CHART

Team member resumes for the indivisuals below begin on **page 19.**

CITY OF EDINBURG



Raul Garcia, Jr., PE, CFM
Project Manager



Marcos Diaz, PE, LGPP
Principal-in-Charge



Robert Saenz, PE, CFM, PMP, DBIA, LGPP
Civil QA/QC Manager



Trey Murray, III, PE, LEED AP
MEP QA/QC Manager

Technical Staff

Street Infrastructure Evaluation and Improvements
Benjamin Luna, PE, LGPP

Pavement Management and Improvements
John Clint, PE

Utility Infrastructure Evaluation and Improvements
Kristina Leal, PE, CFM

Erosion and Sediment Control Design
Mark Cantu, EIT

Water and Wastewater Evaluation and Improvements
Kristina Leal, PE, CFM

Structural Engineering (Improvements and Design)
Cameron Vester, PE

Hydrology and Hydraulics
Josh Logan, PE, CFM
Elmer Hinojosa, PE

Transportation Evaluation
Chris Caron, PE

Traffic Engineering Services
Alex Reyna Jr., PE, LGPP

Traffic Signal Design
Alex Reyna Jr., PE, LGPP

Environmental Engineering Services
Samantha Kaschel, LGPP

Civil Engineering
Roxxie De La Cruz, PE

Mechanical, Electrical, Plumbing (MEP) Engineering Services
Gabriel Benavides Jr., PE

Subsurface Utility Engineering (SUE)
Michael Hammack, PE

PROPOSED TEAM PROJECT EXPERIENCE WITH EDINBURG

Halff has a successful history of providing engineering and construction services for projects with the City of Edinburg, ECISD, and the Edinburg Economic Development Council. The following represents the Edinburg projects in which our proposed project team members have provided services on.

PROJECT NAME	TEAM MEMBERS INVOLVED
CITY OF EDINBURG	
Fire Station No. 5 Survey	Raul Garcia, Jr., PE, CFM
Sugar Road Schematic Alignment, Surveying, and ROW Acquisition Services	Raul Garcia, Jr., PE, CFM ; Robert Saenz, PE, CFM, PMP, DBIA, LGPP; Gabriel Benavides, Jr. PE; Mark Cantu, EIT
U.S. Highway North 281 Water Distribution System Improvements	Raul Garcia, Jr., PE, CFM; Gabriel Benavides, Jr. PE; Mark Cantu, EIT; Benjamin Luna, PE, LGPP
Bicycle and Pedestrian Master Plan	Raul Garcia, Jr., PE, CFM
U.S. Highway North 281 - Additional Waterline Improvements	Raul Garcia, Jr., PE, CFM; Mark Cantu, EIT
Downtown Water Plant Hi-Service Generator	Gabriel Benavides, Jr., PE;
EDINBURG CONSOLIDATED INDEPENDENT SCHOOL DISTRICT (ECISD)	
Barrientes Middle School Lane Improvements	Raul Garcia, Jr., PE, CFM
Edinburg High School Chiller Replacement	Gabriel Benavides, Jr., PE
Edinburg North High School	Gabriel Benavides, Jr., PE
South Middle School	Gabriel Benavides, Jr., PE; Trey Murray, III, PE, LEED AP
South Middle School Cafeteria Expansion	Raul Garcia, Jr., PE, CFM

Bicycle and Pedestrian Master Plan



Robert Vela High School Cooling Tower Replacement



RESUMES



ROLE
Project Manager

EXPERIENCE
24 Years

EDUCATION
BS, Agricultural Engineering,
Texas A&M University

REGISTRATIONS
Professional Engineer:
Texas #94855

CERTIFICATIONS
Certified Floodplain Manager:
Texas #0954-06N

Raul Garcia, Jr., PE, CFM

Raul currently serves as a Senior Project Manager and Lead Design Engineer for multiple projects in the McAllen office. He has provided land development and site work engineering for several offices, warehouse, commercial, and mixed-use developments. Raul also has experience serving as the lead engineer for multiple clients including architects, public entities, and private developers.

REPRESENTATIVE PROJECT EXPERIENCE

City of Edinburg, Sugar Road Schematic Alignment, Surveying, and ROW Acquisition Services, Edinburg, TX.

Project Manager responsible for the oversight of this project which consisted of the layout for the proposed widening of Sugar Road from Chapin Road to Monte Cristo Road. Halff worked with City staff to create several iterations of schematics to determine the most cost efficient location for widening. Other services provided included ROW acquisition and surveying.

City of Edinburg, U.S. Highway North 281 Water Distribution System Improvements, Edinburg, TX.

Team Leader responsible for the water distribution system improvements along highway 281, between SH 186 and FM 490. This project was triggered by a TxDOT project along Highway 281 that forces the removal of existing water lines conflicting with proposed highway improvements. The distribution system improvements consists of removing existing PVC (approximately 27,000-lf) and AC lines (approximately 9,500-lf), and replacing them with approximately 45,000-lf of 8-inch and approximately 17,500-lf of PVC lines with all its pertaining valves, fire hydrants, service connections, etc. The project also consists of the design of a new pump station for the City to service the communities in the same vicinity. The pump station consists of a ground storage tank, and a pre-fabricated building housing the booster pumps that would feed a proposed elevated storage tank to be designed by others.

McAllen Foreign Trade Zone, Warehouse Development, McAllen, TX.

Project Manager for this project consisting of a 6.70-acre site that will be utilized for a warehouse development. The planning phase for this project consisted of coordination with the owner, the City of McAllen, Hidalgo Drainage District, and Hidalgo County in order to optimize the most efficient warehouse design that will accommodate for the storm runoff provided by the proposed development into the adjacent drainage ditch. Data acquisition and topographic surveying were conducted to identify existing conditions and issues of concern to proceed into design phase. Paving improvements included 13,610 square yards of new concrete pavement and 4,190 square yards of new asphalt pavement.

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Marcos Diaz, PE, LGPP

ROLE
Principal-in-Charge

EXPERIENCE
18 Years

EDUCATION
BS, Civil Engineering, Texas A&M University - Kingsville

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #107249

Local Government Project Procedures Certified: #85070

Marcos brings experience in managing, planning, designing, and construction of projects for private and public entities involving transportation, land development, H&H analysis, storm drainage design, water/wastewater design, and preparation of construction documents including plans, specifications and engineers estimate (PS&E). He has gained experience implementing locally let projects starting with the PS&E stage and progressing through design and plan development, ROW acquisition, utility relocation, letting, contracting, and construction.

- **City of Eagle Pass, On-Call Engineering Services, Eagle Pass, TX.** Project Manager responsible for civil engineering projects throughout the City, as well as performing development and plat reviews as needed, and allocating resources to support City staff during construction with an inspector.
- **Brasfield & Gorrie, San Antonio US Federal Court House, San Antonio, TX.** Project Manager responsible for the civil design of the federal courthouse built as a Design-Build project.
- **City of McAllen, Bicentennial Boulevard, McAllen, TX.** Project Manager responsible for leading the 2.75-mile extension to Bicentennial Boulevard from Trenton Road to SH 107 and coordinating with the Client, several City departments, McAllen Public Utility, TxDOT, and Hidalgo County Drainage District during the planning and design phase.



Robert Saenz, PE, CFM, PMP, DBIA, LGPP

ROLE
Civil QA/QC Manager

EXPERIENCE
38 Years

EDUCATION
BS, Civil Engineering, Texas A&M University

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #82072

Certified Floodplain Manager: Texas #0256-00N

Local Government Project Procedures Certified: #044540

Project Management Professional: #3163483

Design Build Institute of America Certified: #D-3958

Robert brings experience in civil engineering, planning, design, project management, and construction management for public and private clients. His extensive work with city, county, state, and federal agencies has given him insight into feasibility analysis, preliminary engineering, and project financing.

- **City of Edinburg, U.S. Highway North 281 Water Distribution System Improvements, Edinburg, TX.** Project Engineer responsible for assisting with the waterline and water distribution system improvements along highway 281, between SH 186 and FM 490.
- **Port of Corpus Christi Authority, Rincon Road and Cut-Off Road Improvements, Corpus Christi, TX.** QA/QC Manager responsible for the quality control of this project which consisted of the 1.5-mile reconstruction of Rincon Road from the Joel Fulton International Trade Corridor, to the end of the roadway at the PCCA maintenance facility.
- **McAllen Public Utility, Bicentennial Extension Water and Wastewater - Irrigation Siphon Improvement, McAllen, TX.** Team Leader responsible for the planning phase of this project, which included providing the horizontal and vertical alignment and drainage design for the road.



Trey Murray, III, PE, LEED AP

ROLE
MEP QA/QC Manager

EXPERIENCE
30 Years

EDUCATION
BS, Mechanical Engineering, University of Texas

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #87004
LEED Accredited Professional

Trey has experience in all aspects of MEP engineering, design, and construction management for commercial, institutional, industrial, and educational facilities. Trey has extensive experience in sustainable design with a focus on energy efficient HVAC and building systems. He has been the Mechanical Engineer of Record for eight LEED certified projects.

- **Hidalgo County, New County Courthouse, Edinburg, TX.** MEP Project Manager and Mechanical Engineer of Record for a new, 420,800-sf Justice Facility for the County. The 7-story facility includes 31 courtrooms, detention areas, clerks' offices, law library, jury selection assembly spaces, cafeteria, and public spaces.
- **Brasfield & Gorrie, San Antonio US Federal Court House, San Antonio, TX.** QA/QC Manager responsible for the quality control of the federal courthouse built as a Design-Build project which includes a 4-story building comprised of courtrooms, offices, detention spaces, and support areas inclusive of an atrium.
- **Pharr LPOE, Refrigerated Inspection Facility, Pharr, TX.** Quality Control Manager for Mechanical systems for a new inspection facility. The facility was split into two primary areas that included a 13,800-sf administrative area for CBP that also housed a USDA testing lab and a 60,800-sf cold inspection facility.



Benjamin Luna, PE, LGPP

ROLE
Street Infrastructure Evaluation and Improvements

EXPERIENCE
7 Years

EDUCATION
BS, Civil Engineering, University of Texas at Austin

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #144803
Local Government Protect Procedures (LGPP)

Ben has worked on numerous projects for both public and private clients utilizing his knowledge of detention pond, inlet, gutter, and culvert design along with his experience in water distribution, land development, transportation and utility improvements, park projects, and construction management and inspection

- **City of Edinburg, US Highway North 281, Edinburg, TX.** Civil Engineer responsible for water distribution system improvements along highway 281, between SH 186 and FM 490. This project was triggered by a TxDOT project along Highway 281 that forced the removal of existing water lines conflicting with ongoing highway improvements. The distribution system improvements involved removing existing PVC and AC lines, and replacing them with 45,000 LF of 8" and 17,500 LF of PVC lines with all its pertaining valves, fire hydrants, service connections, etc. The project also consisted of the design of a new pump station for the City of Edinburg to service the communities in the same vicinity.
- **City of McAllen, Bicentennial Boulevard, McAllen, TX.** Deputy Project Manager responsible for project oversight of the extension of Bicentennial Boulevard from SH 107 to Trenton Road. Designed and refined water, storm water, waste water, roadway profile, and traffic noise barrier improvements. Coordinated roadway improvements with The City of McAllen, TxDOT, HCDD1, Hidalgo County Water Improvement District No. 3 and local utility entities.

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John Clint, PE

ROLE
Pavement Management and Improvements

EXPERIENCE
30 Years

EDUCATION
BS, Civil Engineering, University of Texas at San Antonio

REGISTRATIONS
Professional Engineer: Texas #85417

John has experience in water and wastewater planning and design, storm drainage and roadway design, water distribution system modeling, master plan development, civil site design, and construction management and has extensive experience with local, state, and federal funding and regulatory agencies. John also has two years of experience in geotechnical investigations, construction materials testing engineering, and construction inspection.

- **City of Brownsville, 2019 Street and Drainage Improvements, Brownsville, TX.** Project Manager and Project Engineer responsible for the drainage improvements for the City of Brownsville using General Fund, CDBG or Hurricane Dolly GLO Disaster Grant Funds to construct numerous storm drainage improvements included in the 2006 Flood Protection Study.
- **City of Brownsville, CIP Street Improvements, Brownsville, TX.** Team Leader for this project under the On-Call General Engineering Services contract. The Street CIP Improvements project included the reconstruction of five residential roadways totaling 2.5 miles in West Brownsville.
- **Brownsville Public Utility Board, WWTP Vactor Truck Facility Improvements, Brownsville, TX.** Project Manager responsible for civil site design and construction administration of Vactor Truck Disposal Facility expansion.



Kristina Leal, PE, CFM

ROLE
Utility Infrastructure Evaluation and Improvements; Water and Wastewater Evaluation and Improvements

EXPERIENCE
26 Years

EDUCATION
MS, Civil Engineering, University of California at Berkeley

BS, Civil Engineering, Massachusetts Institute of Technology

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #94759

Certified Floodplain Manager: Texas #0943-06N

Kristina brings municipal experience in civil engineering, planning, design, and project management for public agencies and experience in construction management for both public and private clients. This has given her insight into feasibility analysis, preliminary engineering, and project financing.

- **Hidalgo County Drainage District No. 1, New Administration Building, Edinburg, TX.** Construction Manager for a new 10,000-sf administration building as part of an existing facility. The project will consist of private offices, open office areas, breakroom, and conference room facilities for the engineering and administrative staff.
- **Hidalgo County Precinct 1, Flood Assessment, Hidalgo County, TX.** Project Engineer responsible for developing existing conditions models in ICM to identify problem areas and developed proposed conditions models with projects.
- **City of Mission, W&I Resort Water Line Improvements Project, Mission, TX.** Project Manager responsible for the preparation of plans and construction documents to construct a 6-inch water line system along Oleander Street to replace an existing waterline that is failing, the construction of a parallel 8-inch line with two fire hydrants, and the stub out for the future extension of this 8-inch line.



Mark Cantu, EIT

ROLE
Erosion and Sediment Control Design

EXPERIENCE
4 Years

EDUCATION
BS, Civil Engineering, Texas A&M University

REGISTRATIONS | CERTIFICATIONS
Engineer in Training: Texas #71336

Mark is a Graduate Civil Engineer with experience in the public and private sectors. He has worked on several projects that have included drainage improvements, flood assessments, and roadway design for a multitude of clients.

- **City of Edinburg, U.S. Highway North 281 Water Distribution System Improvements, Edinburg, TX.** Project Designer responsible for the design of the waterline and water distribution system improvements along Highway 281, between SH 186 and FM 490. This project was triggered by a TxDOT project along Highway 281 that forces the removal of existing water lines conflicting with proposed highway improvements.
- **City of McAllen, Daffodil Avenue Roadway Improvements, McAllen, TX.** Lead Engineer responsible for civil engineering tasks for the expansion of Daffodil Avenue from a two-lane collector to a four-lane minor arterial. This project will include approximately one mile of roadway improvements from Taylor Road to North Ware Road.
- **City of McAllen, Bicentennial Boulevard, McAllen, TX.** Project Engineer for this project which consists of a 2.86-mile extension of Bicentennial Boulevard from Trenton Road to SH 107 and involved the construction of a new four-lane undivided urban roadway. Construction documents and technical specifications were developed for the project.



Cameron Vester, PE

ROLE
Structural Engineering (Improvements and Design)

EXPERIENCE
14 Years

EDUCATION
MS, Civil Engineering, Rice University
BS, Civil Engineering, Rice University

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #128858

Cameron has structural experience designing and managing various projects. These projects include industrial, commercial, municipal, bridge, landscape and civil structures for private, federal and municipal clients. His design experience includes the use of a wide variety of construction materials including reinforced concrete, structural steel, reinforced masonry, light gage metal framing and timber. He also has an extensive knowledge in 3-dimensional technologies and design methods allowing for reduced construction errors and improved field accuracy.

- **City of McAllen, 2018 Bond Drainage Projects, McAllen, TX.** Project Manager and Design Engineer for channel rehab project. The channel rehab includes four crossings consisting of three, three-barrel RCB culverts and one prefabricated pedestrian crossing.Halff is assisting the City of McAllen with revamping four vehicular bridges crossing the Bicentennial Blueline Ditch along Bicentennial Boulevard.
- **North Texas Municipal Water District, Water Systems Center, Wylie, TX.** Engineer responsible for the analysis and design of a new Water Operations Facility located adjacent to the District's existing Wylie Plant. The project includes the design of a 12,319-sf Water Operations Building.



Josh Logan, PE, CFM

ROLE
Hydrology and Hydraulics

EXPERIENCE
23 Years

EDUCATION
ME, Civil and Environmental Engineering, Cornell University

BS, Civil Engineering, Texas A&M University

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #10005
Certified Floodplain Manager: Texas #3758-19N

Josh works on a wide variety of projects including large-scale H&H studies, land development, Master Drainage Plans, utility rehabilitation and relocation, erosion control design, and transportation projects, though his primary focus is in flood mitigation analysis and drainage infrastructure design. He manages the planning, detailed design and PS&E preparation, and construction management phases of several capital improvement projects.

- **City of Alton, Master Drainage Plan, Alton, TX.** Task Leader responsible for overseeing team's H&H analysis to identify flood risk and develop proposed Capital Improvements for the City of Alton, Hidalgo County, Texas using funds from the TWDB's Clean Water State Revolving Funds (CWSRF) program. Team developed a 2D H&H model to simulate the existing and proposed flood risk across the City of Alton ETJ using Infoworks ICM.
- **City of Harlingen, American Rescue Plan of 2021, Harlingen, TX.** H&H QA/QC Manager responsible for the development of a 2-D stormwater runoff model for an approximately 1.4 square mile area to analyze existing and proposed conditions using XPSWM software. The analysis included the development of three possible detention pond options to mitigate flood risk in the surrounding area.



Elmer Hinojosa, PE

ROLE
Hydrology and Hydraulics

EXPERIENCE
5 Years

EDUCATION
BS, Civil Engineering, University of Texas Rio Grande Valley

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #149283

Elmer currently serves as a Water Resources engineering for the McAllen office. He has been involved in different hydrologic and hydraulic studies, master drainage plans, and design level modeling projects. His modeling experience includes hydrologic modeling, 1D/2D open-channel modeling, and 1D/2D urban drainage modeling.

- **City of McAllen, Master Drainage Plan Update, McAllen, TX.** Project Manager for the project that includes, but is not limited to, data collection, hydrologic and hydraulic analysis using HEC-1/HEC HMS software or other methods acceptable to the City, flood hazard assessments, and stakeholder engagement. Additional tasks include survey and field investigation of existing infrastructure and prioritization of identified problems based on the potential for successful flood mitigation.
- **Hidalgo County Drainage District No. 1, Delta Region Flood Mitigation, Hidalgo County, TX.** Engineer responsible for the comprehensive 1D/2D flood modeling evaluation of existing drainage conditions and proposed flood mitigation solutions for the towns of Edcouch, Elsa and La Villa in Hidalgo County. This analysis follows a 50-year flood that occurred in June 2019. Analyzed entire drainage system, including 50 miles of open channels and 70 culvert crossings within a 50 sq mi drainage area.



Chris Caron, PE

ROLE
Transportation Evaluation

EXPERIENCE
35 Years

EDUCATION
BS, Civil Engineering, Texas A&M University
BA, Mathematics, Southwestern University

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #80168

Chris worked for more than 30 years at TxDOT serving in a variety of positions before retiring as the Corpus Christi (CRP) District Engineer. During his time at TxDOT, Chris has worked on an array of different types of projects in both urban and rural areas from maritime to freeway upgrades to environmental remediation to construction of large segmental bridges.

- **City of Corpus Christi, Waldron Road, Corpus Christi, TX.** Provided surveying, engineering, bidding and construction administration services for this concrete panel replacement project for Waldron Road (SPID to Purdue) in the Flour Bluff area of Corpus Christi.
- **City of Corpus Christi, Waldron Road, Corpus Christi, TX.** Provided complete reconstruction of Wildcat Drive, including full depth pavement replacement, selective storm sewer and inlet improvements, pipe-bursting of existing wastewater lines, gas line replacement, and waterline replacement. Coordination with the City of Corpus Christi and Calallen High School was a priority as the roadway is a primary collector for school buses to and from the high school.



Alex Reyna, Jr., PE, LGPP

ROLE
Traffic Engineering Services and Traffic Signal Design

EXPERIENCE
20 Years

EDUCATION
BS, Civil Engineering, University of Texas at San Antonio

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #101243
Local Government Project Procedures (LGPP)

Alex has experience in a wide variety of traffic engineering work, such as traffic impact analyses, signal warrant studies and design, signal timing, microscopic traffic simulation modeling, and signing and pavement marking plans. He has worked for various Central Texas clients, including the Central Texas Regional Mobility Authority (CTMRA) General Engineering Consultant (GEC) Team. He managed multiple consultants for the MoPac Express Lanes construction and Toll Operations Plan. As part of the GEC team, Alex assisted with traffic operations issues, such as creating the Traffic Management Center and connecting every camera along CTRMA's facilities.

- **City of Pflugerville, Traffic Signal Management, Pflugerville, TX.** Task Leader responsible fro projects traffic signal design and intersection studies that required a detailed field inventory, coordination with City, traffic signal plans, signal layout sheets, elevation sheets, quantity estimates and pavement marking plans for the intersection of Weiss Lane and Pleasanton Parkway. Additionally, an intersection traffic study was performed at Heatherwilde Boulevard and Settlers Valley Drive, which included data collection; field observation; intersection analysis; and traffic signal warrants. Synchro traffic analysis software was used to address concerns expressed by City Staff.

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Samantha Kaschel, LGPP

ROLE
Environmental Engineering Services

EXPERIENCE
11 Years

EDUCATION
BS, Environmental Studies, Austin College

REGISTRATIONS | CERTIFICATIONS
Local Government Project Procedures (LGPP)

Samantha has spent her entire career at Halff in environmental consulting and manages a team of natural resources, cultural resources, and NEPA professionals. She has worked directly with local governments and Texas Department of Transportation (TxDOT) districts statewide to scope projects, identify critical path items, develop milestone schedules, effectively supervise technical specialists, and implement QA/QC procedures to deliver quality documentation. She has successfully completed NEPA documentation (CEs and EAs) for transportation projects on behalf of FHWA, TxDOT, and other transportation agencies.

- **City of McAllen, Bicentennial Boulevard, McAllen, TX.** Environmental Project Manager responsible for evaluating the extension of Bicentennial Boulevard on new location for a distance of approximately 2.86-miles, from SH 107 to Trenton Road. Guided the City of McAllen through the NEPA process and partnered with TxDOT to so that appropriate NEPA documentation was produced.
- **TxDOT Pharr District, SH 68 Projects, Hidalgo County, TX.** Environmental Scientist for the project that involves the construction of SH 68 on new location for a distance of approximately 22 miles, from I-2/US 83 to I-69/US 281. Involvement includes assessments for and preparation of Final Environmental Impact Statement sections for hazardous materials, community impacts, noise impacts and air impacts.



Roxxie De La Cruz, PE

ROLE
Civil Engineering

EXPERIENCE
9 Years

EDUCATION
BS, Civil Engineering, University of Texas Rio Grande Valley

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #137892

Roxxie has engaged in the development of engineering Stormwater Pollution Prevention Plans (SWPPP), cost estimates, drainage reports, subdivision plats, and the development of construction/design plans and specifications for civil projects involving sanitary sewer and water, drainage, erosion control, paving and dimension, and utility relocations. Roxxie has taken on the role of assisting in construction administration tasks when required by the client, as well as attended construction meetings and site visits.

- **City of McAllen, Bicentennial Boulevard, McAllen, TX.** Engineer responsible for the design of a 2.75-mile extension to Bicentennial Boulevard from Trenton Road to SH 107. Coordination with the client, several City of McAllen's departments, McAllen Public Utility, TxDOT, and Hidalgo County Drainage District was required during the planning and design phase. The planning phase consisted of providing preliminary horizontal & vertical alignment and drainage design of the road for discussion among all entities.
- **Cameron County, Isla Blanca Park Gulf Side Improvements, South Padre Island, TX.** Engineer responsible for assisting with the preliminary design for the proposed site. In 2016, the County started a park master planning process that would refurbish, re-energize, and re-brand the Park on the southern tip of South Padre Island.



Gabriel Benavides, Jr., PE

ROLE
Mechanical, Electrical, Plumbing (MEP) Engineering Services

EXPERIENCE
17 Years

EDUCATION
BS, Electrical Engineering, University of Texas - Rio Grande Valley

REGISTRATIONS | CERTIFICATIONS
Professional Engineer: Texas #119255

Gabriel has been involved in electrical engineering design, construction management, and project management for municipalities, government, and commercial facilities. He has acquired extensive experience in power system design and construction administration for building large water and wastewater facilities. Gabriel has a proven track record of verifying compliance with industry standards and incorporating considerations of reliability, redundancy, energy efficiency, and climate consciousness into his designs.

- **Hidalgo County Commissioner's Court, Hidalgo County Courthouse, Hidalgo County, TX.** QA/QC Manager responsible for MEP design, electrical, and ICT systems. This new high-rise building consisted of a 7-story, 368,000-sf building design to accommodate district and County courtrooms, one court of appeals, district and County clerks, jury services, public defender and indigent defense, Hidalgo County Bar Association, detention spaces and holding area, and a shell space for six additional future courts.
- **Brownsville Public Utilities Board (BPUB), Annex Building, Brownsville, TX.** MEP/ICT Project Manager responsible for the planning, coordination, and design of the project. The new 3-story, 63,000-sf building provided office space to four utility departments: accounting, engineering, information technology (IT), and supervisory control and data acquisition (SCADA).



Michael Hammack

ROLE
Subsurface Utility Engineering (SUE)

EXPERIENCE
24 Years

EDUCATION
High School Diploma, Taylor High School

Mike is the SUE Field Manager overseeing all local SUE efforts. He has experience in designating utilities using all types of geophysical prospecting equipment, locating utilities using non- destructive vacuum excavation, plan review, records requests, estimating, preparing SUE proposals and deliverables, and QA/QC. Mike is cross trained in survey, inspection, and CADD, providing a streamlined approach and cost savings to his clients, and he is willing to get his hands dirty to solve problems.

- **TxDOT Pharr District, FM 510 SUE, Cameron County, TX.** SUE/Utility Coordinator for responsible SUE Levels A through D along FM 510 from FM 1847 to FM 2480 in Cameron County.
- **TxDOT Corpus Christi District, FM 893 SUE, San Patricio County, TX.** SUE/Utility Coordinator responsible SUE Levels A through D along 1.6 miles of FM 893, west of CR 79 to Westwood Drive in San Patricio County.
- **TxDOT Houston District, SH 105 (Conroe to FM 149), Cleveland, TX.** SUE/Utility Coordinator responsible for roadway improvements along SH 105 from 10th Street to 2,000 feet east of Scott Road in Montgomery County. Services included Level C/D SUE services for 275,000-lf of utilities; Level B SUE (3D) services for 700,000-lf of utilities; Level A SUE services for 120 test holes; conflict analysis on existing and proposed facilities; coordination and oversight of subconsultant utility coordination, survey, and SUE; and review of relocation plans for compliance with the UAR.

4. References

REFERENCES



Master Drainage Plan | On-Call Contract

CITY OF ALTON
Jeff Underwood
P 956.432.0760
E jeff.underwood@alton-tx.gov
509 South Alton Boulevard
Alton, TX 78573

Project: On-Call Engineering and Planning Services | Miscellaneous projects for the City of Alton under an on-call contract.

Key Personnel:
Raul Garcia, Jr., PE, CFM (Project Manager)

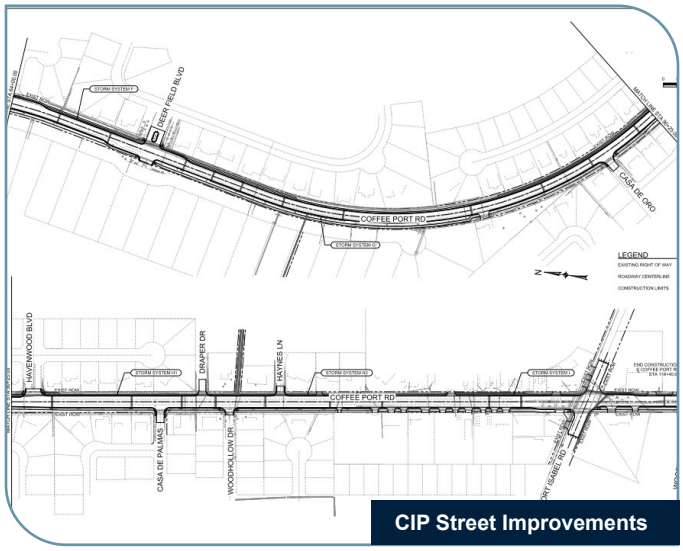


Bicentennial Boulevard

CITY OF MCALLEN
Eduardo Mendoza, PE
P 956.681.1150
E edmendoza@mcallen.net
311 North 15th Street
McAllen, TX 78501

Project: Bicentennial Boulevard Extension | Construction of a new four-lane undivided urban roadway, stormwater collection system, potable water, sanitary sewer, non-potable irrigation, and a noise attenuation barrier.

Key Personnel: Robert Saenz, PE, CFM, PMP, DBIA, LGPP (Project Manager); Benjamin Luna, PE, LGPP (Deputy Project Manager); Raul Garcia, Jr., PE, CFM (QA/QC Manager); Marcos Diaz, PE, LGPP (Engineer); Mark Cantu, EIT (Engineer), Samantha Kaschel, LGPP (Environmental)



CIP Street Improvements

CITY OF BROWNSVILLE
Doroteo Garcia, Jr.
P 956.547.6808
E doroteo.garcia@brownsvilletx.gov
1034 E. Levee Street, 2nd Floor
Brownsville, TX 78520

Project: 2020 CIP Street Improvements | Roadway reconstruction and widening from two lanes to four travel lanes including sidewalks, and a multi-use path.

Key Personnel: John Clint, PE (Team Leader); Marcos Diaz, PE, LGPP (QA/QC Manager; Drainage); Robert Saenz, PE, CFM, PMP, DBIA, LGPP (Technical Advisor); Michael Hammack (SUE)

5. Insurance, 6. Professional Services Agreement, and 7. Contaact Informatoin

5. Insurance

INSURANCE COVERAGE

Please see our itemized insurance coverage below. In accordance with the requirements of this RFQ, we have also included our insurance certificate on page 33.

Category	Coverage
Commercial General Liability	Each Occurrence (EO) ($2,000,000); Damage to Rented Premises - EO ($500,000); Medical Expenses ($25,000); Personal and ADV Injury ($2,000,000); General Aggregate ($4,000,000); Products - Comp/OP AGG ($4,000,000)
Automobile Liability	Combined Single Limit - Each Accident ($2,000,000)
Umbrella Liability	Each Occurrence ($5,000,000); Aggregate ($5,000,000)
Worker's Compensation	Statutory Limits
Employer's Liability	Each Accident ($1,000,000); Each Disease - Per Employee ($1,000,000); Each Disease - Policy Limit ($1,000,000)
Professional Liability	Per Claim ($1,000,000); Aggregate ($1,000,000)

6. Professional Services Agreement

PROFESSIONAL SERVICES AGREEMENT

Halff has read the Professional Services Agreement and will meet the prerequisite insurance requirements. Halff also requests the opportunity to negotiate some of the terms and conditions in the Professional Services Agreement.

7. Contact Information

CONTACT INFORMATION

As Project Manager, **Raul Garcia, Jr., PE, CFM** ,will be your primary point of contact for any future projects. In the instance that Raul is unavailable, the secondary contact for these projects is Principal-in-Charge, **Marcos Diaz, PE, LGPP**. Their contact information is as follows:

Raul Garcia, Jr., PE, CFM | Project Manager
Director of Public Works
Office Location: McAllen
rgarcia@halff.com | 956.445.5325

Marcos Diaz, PE, LGPP | Principal-in-Charge
Vice President | Operations Manager, McAllen
Office Location: McAllen
mdiaz@halff.com | 956.451.7197



INSURANCE CLAIMS AGAINST THE FIRM WITHIN THE PAST FIVE (5) YEARS

Response

Halff Associates, Inc. (Halff) employs more than 1,500 people in 33 office locations (Texas, Florida, Oklahoma, Arkansas, and Louisiana) and is engaged in roughly 4,900 active projects at any given time. Accordingly, on rare occasions, Halff finds itself as a named defendant in a lawsuit or as a participant in other dispute resolution proceedings related to professional services and/or business in general insurance. Halff is a privately-held corporation and statements regarding litigation and claims, on the advice of Halff's legal counsel and Halff's insurance carriers, must remain confidential. Further, it is important to note that confidentiality requirements are often specifically addressed in settlement release documents or employee-employer privacy restrictions or pursuant to contract requirements. Due to these circumstances, Halff can only release this confidential information under specific request and with the dual understandings: (a) that any such information is and shall remain privileged and confidential, coupled with the further understanding, (b) that any such disclosure by Halff could only be provided if such confidentiality were strenuously protected by both the City of Edinburg (City) and Halff. Notwithstanding the foregoing, Halff may still be prohibited from disclosing information. Further, as this information would provide Halff's competitors with information that would not normally be shared, and such disclosure would create a competitive advantage for such competitors, Halff and City agree that any and all relevant protections (exclusions) under the Texas Open Records Act and the Freedom of Information Act (FOIA) are applicable. Further, Halff can and does affirm that Halff has never been adverse to the City of Edinburg (City) in any litigation or claims during the last ten (10) years. Halff can and does affirm, however, that there are no significant prior or ongoing matters that would adversely affect Halff's ability to fully perform its obligations on this or any other project. Halff and its legal counsel and insurers will consider requests for specific information regarding litigation, therefore please direct any such questions through our General Counsel, Mrs. Jill Martin, at jmartin@halff.com or 214.346.6365.

CONFIDENTIAL – FOR INTERNAL CITY USE ONLY – NOT FOR DISCLOSURE

ANY AND ALL EXCEPTIONS / PROTECTIONS UNDER THE TEXAS OPEN RECORDS ACT AND THE FREEDOM OF INFORMATION ACT ARE HEREBY CLAIMED BY HALFF

SAMPLE INSURANCE CERTIFICATE

ACORD®

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/30/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Greyling Ins Brokerage/EPIC 3780 Mansell Rd. Ste. 370 Alpharetta GA 30022	**CONTACT NAME:** Rebecca Egan **PHONE (A/C, No, Ext):** 770-552-4225 **FAX (A/C, No):** **E-MAIL ADDRESS:** greylingcerts@greyling.com
INSURED HALFF Halff Associates, Inc. 1201 N. Bowser Richardson TX 75081	**INSURER(S) AFFORDING COVERAGE** / **NAIC #** **INSURER A :** National Union Fire Ins Co of Pittsburg / 19445 **INSURER B :** The Continental Insurance Company / 35289 **INSURER C :** New Hampshire Insurance Company / 23841 **INSURER D :** Allied World Surplus Lines Insurance Co / 24319 **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 1847101035 **REVISION NUMBER:** 23-24

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT LOC OTHER:			GL5856923	8/1/2023	8/1/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 2,000,000 $ 500,000 $ 25,000 $ 2,000,000 $ 4,000,000 $ 4,000,000 $
A	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			CA5717893	8/1/2023	8/1/2024	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 2,000,000 $ $ $ $
B	X **UMBRELLA LIAB** X OCCUR **EXCESS LIAB** CLAIMS-MADE DED X RETENTION $ 10,000			7034027549	8/1/2023	8/1/2024	EACH OCCURRENCE AGGREGATE 	$ 5,000,000 $ 5,000,000 $
C	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		WC014195843	8/1/2023	8/1/2024	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
D	Prof Liability incl. Pollution			03113813	8/1/2023	8/1/2024	Per Claim Aggregate	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

When certificate holder is shown, that certificate holder can be named as an Additional Insured on a primary and non-contributory basis with the exception of workers compensation & professional liability where required by written contract. A waiver of subrogation also applies as required by written contract. Umbrella policy follows form with respects to General, Automobile & Employers Liability Policies.

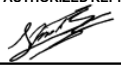
CERTIFICATE HOLDER

Sample

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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ACORD 25 (2016/03) **The ACORD name and logo are registered marks of ACORD**

Required Forms

CONFLICT OF INTEREST FORM

CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:

7/16/2024

Company/Vendor Name:

Halff Associates, Inc.

Printed Name and Title:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

Authorized Signatory:



GENERAL QUESTIONNAIRE

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Halff Associates, Inc.
(Full, correct legal name)

- Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
- Telephone/Fax: Telephone: 956.664.0286 | Fax: 956.664.0282
- Email address: mdiaz@halff.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_X_

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_X_ No____

4. Where is the Company's corporate headquarters located? Richardson, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_X_

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_X_

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Marcos Diaz, PE, LGPP
Address: 5000 W. Military Highway, Suite 100, McAllen, Texas 78503
Telephone: 956.664.0286
Fax: 956.664.0282
Email: mdiaz@halff.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

LITIGATION DISCLOSURE FORM

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89

HOUSE BILL 89 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 13

SENATE BILL 13 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19

SENATE BILL 19 VERIFICATION

I, Marcos Diaz, PE, LGPP, the undersigned representative of

Halff Associates, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Marcos Diaz, PE, LGPP | Vice President, Operations Manager, McAllen

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

NONCOLLUSION AFFIDAVIT

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Marcos Diaz, PE, LGPP, Authorized Representative, being first duly sworn, deposes and says that: *(Name)*
Authorized Representative

(1) He is President of Halff Associates, Inc., the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Vice President, Operations Manager, McAllen

Subscribed and sworn to me this 16th day of July 20 24.

By:

CHELSEY R TYSON
Notary Public
STATE OF TEXAS
NOTARY ID# 131623377
My Comm. Exp. June 27, 2026

Notary Public

My commission expires: June 27, 2026

We improve lives and communities
by turning ideas into reality.

Halff
5000 West Military Highway, Suite 100
McAllen, TX 78503
956.664.0286
halff.com

CITY OF EDINURG

ATTN: MARDOQUEO HINOJOSA

CITY ENGINEER

SEALED SUBMISSION FOR

REQUEST FOR QUALIFICATION ENGINEERING SERVICE ROTATION

RFQ NO.: 2024-9

RELEASE DATE: JUNE 26, 2024

DEADLINE FOR QUESTIONS: JULY 8, 2024

RESPONSE DEADLINE: JULY 16, 2024, 3:00PM

HCE

1618 E. GRIFFIN PARKWAY, SUITE 7

MISSION, TEXAS 78572

(956) 271-4477

HC Engineering

July 9, 2024

Mardoqueo Hinojosa
City Engineer of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Dear Mr. Hinojosa,

We are thrilled about the opportunity to provide Civil Engineering services to the City of Edinburg and showcase our unique qualifications, approach, and dedication to service. Our qualifications include a deep pool of local resources, over 20 years of service history in Texas, and expertise in municipal infrastructure engineering.

We are confident in our ability to provide the City of Edinburg with excellent service and responsiveness. Our longstanding presence in the Rio Grande Valley is crucial for understanding Edinburg's needs. The diverse experiences of our staff, beyond the Rio Grande Valley, can bring innovative perspectives to provide cost-effective solutions to the needs of the city.

HCE is a licensed professional engineering firm in the State of Texas, registered under Firm No. 21173. Our reputation and work ethic are exemplified by the strong personal connections we strive to maintain with City staff and elected officials. We are eager to strengthen the trust of the City of Edinburg; collaborating with your team to plan for Edinburg's future is an excellent way to enhance our longstanding partnership!

Please do not hesitate to reach out if you have any inquiries or need additional information. Our officers have signed below, affirming our commitment to the City of Edinburg and its community.

Sincerely,

Hilario Ortiz, Jr.
President
Cell: (956) 270-8030
Email: Hilario@hcetex.com

Chris Franke, P.E.
Vice President
Cell: (469) 323-9389
Email: Chris@hcetex.com

Firm History

Established in 2007, HCE derived from the humble beginnings of an environmental service firm with the intent of delivering innovative design solutions. In 2019 HCE became an S-Corporation as LEMC, Inc. HCE is proud to play a role in supporting growth and expansion while carefully preserving natural resources for future generations. Through vision, process and collaboration, we bring a creative approach to engineering design for public and private clients throughout the Rio Grande Valley and the North Texas region. HCE is dedicated to their work and performance and ensures they work adequately and efficiently when commencing a project.

Competency

HCE is familiar with the culture, history and topography of the Rio Grande Velley. Having worked in the area for the life of the company, we are familiar with the dynamic nature of the City of Edinburg's needs. Our experience with planning and development, has prepared us for the necessary reporting and documentation associated with these types of projects.

Experience

HCE's experience and familiarity with master planning, land development, and land-use projects allow for us to communicate the vision of the city to the general public and staff. HCE engineers primarily use AUTODESK CIVIL 3D, while our other designers use a multitude of other rendering platforms ranging from Adobe Creative Cloud to Lumion. Our different software platforms allow us to create a variety of two-dimensional and three-dimensional plans, maps, images, and more.

HCE is knowledgeable in the design requirements of the Texas Department of Transportation (TxDOT), Texas Department of Agriculture (TDA), Texas General Land Office (GLO), Army Corp of Engineers, Texas Commission on Environmental Quality (TCEQ), US Environmental Protection Agency (EPA), Texas Water Development Board (TWDB), Texas Railroad Commission (TRC), Federal Highway Administration, Texas Department of Housing and Community Affairs (TDHCA), US Department of Housing and Urban Development (HUD), and other county, state, and federal laws with regard to engineering, planning and design.

Below are samples in which HCE has provided, or is currently providing, design and planning management services.

Tulip (ML06m) Drainage improvements – Mission, Texas



Following a city-wide analysis of existing flooding problems within the City of Mission, HCE was awarded a drainage area within the study to further evaluate and prepare construction plans, to alleviate the drainage issues within existing neighborhoods. HCE analyzed the existing flood model and completed construction plans for the upsizing of existing storm sewer infrastructure. The project was on schedule and under budget. The city was able to overlay the streets within the project area.

Construction Cost: $1.8M – Construction Dates: Completed
Contact: Juan Pablo Terrazas, PE, City of Mission, Assistant City Manager (956) 585-3275

San Benito Drainage Study – San Benito, Texas



HCE was tasked by the City of San Benito to evaluate an existing drainage system, currently believed to be the cause of flooding events in the vicinity of Jay Street and South Sam Houston. HCE employed the use of a tract camera to CCTV the existing line and identify any potential blocks or damage to the existing system. HCE is currently preparing recommendations and cost estimates to address the potential causes of the flooding.

Construction Cost: $TBD – Construction Dates: TBD
Contact: Fred Sandoval, City of San Benito, City Manager (956) 361-3804

Willacy County Subdivision/Building Permit Review



HCE has provided the Willacy County Development Services department with assistance in reviewing Subdivisions and Building Permits as they relate to civil construction for the past two and a half years. In tandem with the county inspector HCE reviews about thirty permits and ten subdivisions per year. The largely rural county has continued to experience a growth in development in the non-incorporated areas. HCE also provides consulting services to various engineering tasks as requested by the county. In preparation for the impending growth HCE is working with county officials to update and create policies that promote growth while preparing infrastructure for a more populated Willacy County of the future.

Contract: 3 Years with annual renewals.
Contact: Robert Salinas, Code Enforcement (956) 746-5708



The Crossing at Bentsen Palm Multi-Family Subdivision - Palmview

HCE has just completed a 34 Lot four-plex development at the southwest corner of IH-2 and Bentsen Palm Road in the City of Palmview. HCE has an unwritten policy of not doing private developments in communities we serve as city engineers or reviewing engineers; however, we continue to provide our services in adjacent communities to understand the process and challenges met by firms that do work in the communities we do serve. By keeping a pulse on design and construction practices we can better serve our municipal clients.

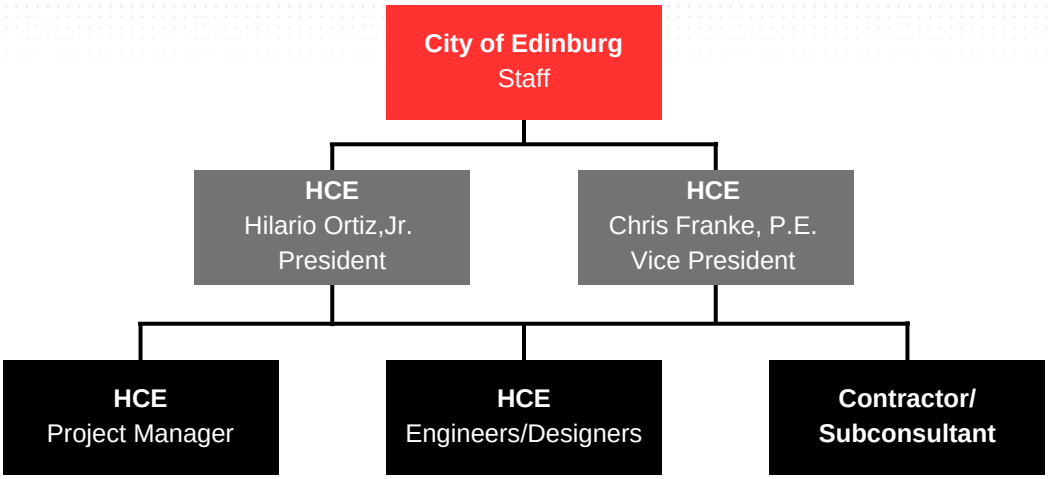
Construction Cost: 2 million
Construction Dates: January 2024- Current
Contact Leonel Cantu, LAC Enterprises (956) 739-0830

City of San Benito – Lift Station Improvement Projects.



Construction Cost: $350K – Construction Dates: July 2021- March 2022
Contact: Fred Sandoval City of San Benito, City Manager (956) 361-3800

The City of San Benito was met by the challenge of improving various lift stations in order to meet compliance letters issued by the Texas Commission on Environmental Quality (TCEQ). HCE assisted the city to rehabilitate the San Jose Road and Rose Street Lift Stations. Through a collaborative effort with Southern Trenchless Solutions, HCE was able to meet the TCEQ Compliance deadlines and budget constraints by using the Buy Board method of project delivery.



Personnel and Staffing

The city staff will have access to the HCE staff during normal operating hours and will have access to the principal, engineers, and other support staff at any time needed. HCE is a small local firm that strives to provide quality over quantity and as such we will make ourselves available to your projects' needs.

Growth clearly dominates the conversation statewide, and HCE has the working knowledge to provide the expertise that benefits the city and serve its individual needs.

Office Locations

The impacts of a global pandemic have caused HCE to transition all staff to work virtually from their homes. This has proven to be beneficial to our staff and has provided some stability in uncertain economic times. Our basis of operation is the Dallas Fort Worth Metroplex. We maintain a small office in Mission, Texas as our operating base for the Rio Grande Valley.

RGV Address:
1618 E. Griffin Parkway
Suite 7
Mission, Texas 78572

DFW Mailing Address:
3540 East Broad Street
Suite 120-251
Mansfield, Texas 76063

Hilario Ortiz, Jr.

PRESIDENT

Mr. Ortiz has over 29 years of experience in drafting, designing and managing projects throughout Texas and North Mexico. He has assisted in land development and site work engineering for a number of institutional, office, industrial, residential, and commercial sites in various areas of civil engineering. Mr. Ortiz is an eight-year veteran of the Naval Construction Force (SeaBees) and as an Engineering Aid deployed to the Anbar Region of Iraq in support of Operation Iraqi Freedom.



Project Role:
Project Manager

Education:
A.A.S. Drafting and Design Technology, Texas State Technical College-Harlingen, 1995

Registrations/Certifications:
TxDOT Local Government Project Procedure Qualified

Professional Affiliations:
-

Years of Experience:
29

EXPERIENCE

2010 – Present
HCE – Mansfield, Texas. President and part owner, managing, planning, coordinating, and supervising the work of paraprofessional, sub- consultants, and professional engineering staff engaged in construction administration, engineering studies, surveying, and similar engineering projects.

2008 – 2010
Guzman and Munoz Engineering and Surveying, Inc. Harlingen, Texas Under the direction of the engineer, I plan, coordinate, and supervise the work of paraprofessional and professional engineering staff engaged in construction administration, municipal engineering studies, surveying, roadway or flood control design, and similar engineering projects.

2003 – 2007
AGH Engineering and Surveying - Brownsville, Texas; Operations Manager Under the direction of the engineer. Planned, coordinated, and supervised the work of paraprofessional and professional engineering staff engaged in construction administration, municipal engineering studies, surveying, residential/commercial development and similar engineering projects.

2000 – 2003
Halff Associates Inc. - Mc Allen, Texas; Project Coordinator Prepared and supervised the preparation of survey maps and sketches from field notes, maps, and records; prepared plans, profiles, and cross-sections, using AutoCad and Microstation; prepared change orders and as-built plans; for a variety of land development projects throughout the Rio Grande Valley and northern Mexico.

1998 – 2000
Brockette Davis Drake Consultants - Dallas, Texas; Senior Engineering Technician. Prepared and supervised the preparation of survey maps and sketches from field notes, maps, and records; prepared plans, profiles, and cross-sections, using AutoCad; prepared change orders and as-built plans; for a variety of land development projects in the Dallas Metroplex.

1995 – 1998
Turner Collie and Braden Inc. - Austin, Texas; Engineering Technician.

Chris Franke, P.E.

VICE PRESIDENT



Mr. Franke brings active management, design, estimating and coordination experience to your projects. He has provided project management and design for many civil engineering projects of both public and private infrastructure serving municipalities and private developers throughout Texas. His design experience includes bridge and culvert projects, floodplain and flood way mapping, floodplain reclamation, highways, streets and thoroughfares, water distribution and sewage collection, water treatment plants, and extensive site development and layout design. Mr. Franke is licensed to practice civil engineering in the State of Texas.

EXPERIENCE

Present

HCE – Midlothian, TX. Vice President and part owner, leading and managing the entire project delivery process from conceptual design to final inspection. Responsible for design, production and management of public and private projects across Texas.

2016 – 2018

Bannister Engineering – Mansfield, TX. – Managed numerous commercial land development projects throughout Texas, and teaching younger engineers. Served as city engineer for the City of Hutchins and the City of Keene. Assisted the City of Balch Springs EDC with attracting commercial development through floodplain reclamation and roadway infrastructure improvements.

2008 – 2016

Baird, Hampton & Brown – Grapevine, TX. Performed as designer, drafter, and project manager for commercial site development projects and municipal improvements. Learned hydrology and hydraulic design, and completed FEMA floodplain mapping for the City of Bridgeport, TX. Assisted in numerous projects for the City of Fort Worth including sanitary sewer point repair, regional detention basins, and roadway reconstruction projects. Served as city engineer for the City of Bridgeport and the Town of Edgecliff Village.

2004 – 2008

RBA – Cedar Hill, TX. Began career as an intern learning basic drafting, surveying, construction observation and inspection, and project coordination. Provided support for numerous municipal and private developments within the DFW metroplex.

Project Role:
Project Manager

Education:
Bachelors of Science, 2008
University of Texas-Arlington

Registrations/Certifications:
Professional Engineer, Texas
No. 114273

Professional Affiliations:
American Society of Civil Engineers, Texas Society of Professional Engineers

Years of Experience:
20

Jared Stroebel, P.E.

PROJECT ENGINEER



Mr. Stroebel brings 7 years of experience in drafting, designing, cost projections and project coordination for both private and public infrastructure. He has assisted in the design and project coordination of land development projects for both residential and commercial sites. His design experience includes providing cost estimates, site layouts, water and sewage collection systems, storm drainage systems, and streets and thoroughfares. Mr. Stroebel IS A Texas Licensed Professional Engineer.

EXPERIENCE

Present

HCE – Mansfield, TX. Professional Engineer managing, designing, and drafting for multiple single-family and commercial development projects. Assist with entire project delivery process from initial site layout design to final inspection. Design elements include streets and thoroughfares, water, sanitary sewer, and storm drainage infrastructure, including hydraulic calculations.

2017-2020

Bannister Engineering – Mansfield, TX. Designed and drafted for multiple single-family and commercial projects under the supervision of professional engineers. Assisted with project coordination, site layout design, and cost projections. Design elements included streets and thoroughfares, water, sanitary sewer and storm drainage infrastructure, including hydraulic calculations and pond design associated with the Rational Method.

2015-2017

Assistant Worker for Texas A&M AgriLife Extension – College Station, TX. Tested multiple small-grain crops to improve planting methods to improve yield. Planted, fertilized, and harvested crops. Assisted with repairs of planting equipment as needed.

Project Role:
Project Engineer

Education:
Tarleton State University (2013-2014)
Bachelor of Science, Texas A&M University (2014-2017)

Registrations/Certifications:
Professional Engineer, Texas, No. 141736

Years of Experience:
7

John Kennedy

PROJECT ENGINEER



Mr. Kennedy began his career in 2001 as a rodman on a field survey crew and progressed into the role of field operations manager. Since that time, John has earned a degree in civil engineering and worked for several engineering firms. John has over 20 years of relevant experience including site planning, grading, drainage, roadway, water, sanitary sewer, and erosion.

EXPERIENCE

2022- Present

HCE – Mansfield, Texas

Manage, coordinate, and design commercial and residential developments throughout the State of Texas.

2017-2021

Bannister Engineering, L.L.C. - Mansfield, Texas; Senior Team Leader

Under the direction of the engineer. Planned, coordinated, and supervised the work of junior staff engaged in plan production and project design ensuring project submittal deadlines and client expectations are met.

2015-2017

Salcedo Group, Inc. – Grand Prairie, Texas; Graduate Engineer

Under the direction of the engineer. Planned,coordinated, and designed commercial projects and residential developments for clients, developers, and municipalities.

2001-2011

Hudson Site Control, L.L.C. - Mansfield, Texas; Field Operation Manager

Supervised and coordinated the daily operations of field crews engaged in topographical, site control, construction staking, an as-built surveys.

Project Role:
Project Engineer

Education:
B.S.-Civil Engineering, University of Texas at Arlington (UTA), 2014 - Cum Laude)

Years of Experience:
23

Landrey Edwards, L.I.

PROJECT DESIGNER



Miss Edwards brings 6 years of experience in drafting, designing, landscape and irrigation for both private and public infrastructure. She has assisted in the design and project coordination of land development projects for both residential and commercial sites. Her design experience includes landscape, irrigation, three dimensional renderings and two-dimensional renderings. Miss Edwards is A Texas Licensed Irrigator.

EXPERIENCE

2022-Present

HCE – Mansfield, TX. Professional Engineer managing, designing, and drafting for multiple single-family and commercial development projects. Assist with entire project delivery process from initial site layout design to final inspection. Design elements include streets and thoroughfares, water, sanitary sewer, and storm drainage infrastructure, including hydraulic calculations.

2021-2022

Studio 13 Design Group – Lewisville, TX. Designed and drafted for single-family projects under the supervision of licensed Landscape Architects. Assisted with project coordination, landscape design, and irrigation design.

2020-2021

MMA – Arlington, TX. Designed and drafted for multiple-family and commercial projects under the supervision of licensed Landscape Architects. Assisted with project coordination, landscape design, and irrigation design. Was heavily involved in rendering plans and sites in both two dimension and three dimension.

2018-2020

Bannister Engineering - Mansfield, TX. Designed and drafted for multiple single-family and commercial projects under the supervision of licensed Landscape Architects. Assisted with project coordination, landscape design, and irrigation design.

Project Role:
Project Engineer

Education:
Bachelors of Landscape Architecture from Texas Tech University (2016-2020)

Registrations/Certifications:
Licensed Irrigator No. 26571

Years of Experience:
6

References

Eliberto Guerra, Commission PCT 1
Willacy County
546 W. Hidalgo Avenue
Raymondville, Texas 78580
(956) 689-4214
Beto.guerra@co.willacy.tx.us
Scope: Right of Way acquisition, Paving
Contract Period: Current

Guadalupe Garcia, CDBG Division Manager III
Hidalgo County Urban County Program
1916 Tesoro Street
Pharr, Texas 75877
(956) 787-8127
guadalupe.garcia@co.hidalgo.tx.us
Scope: Paving and Drainage Projects
Contract
Period: Yearly renewal for last 5 years

Jorge Arcaute
Chief of Staff, Hidalgo County PCT 3
724 N. Breyfogle
Mission, Texas 78574
(956) 585-4509
jorge.arcaute@co.hidalgo.tx.us

Jeff Underwood, City Manager
City of Alton
401 N. Sam Houston Boulevard
San Benito, Texas 78586
(956) 432-0760
jeff.underwood@alton-tx.gov
Scope: Municipal, Plan Review, Paving Sanitary Sewer, Drainage
Contract Period: 2021-Current; 3 Year renewals

Fred Sandoval, City Manager
City Manager of San Benito
401 North Sam Houston Blvd.
San Benito, Texas 78586
(956) 361-3800
fsandoval@cityofsanbenito.com
Scope: Municipal, Plan Review, Paving Sanitary Sewer, Drainage
Contract Period: 2021-current

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 04/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Robert Shimanek, III	
Fidelity Benefits & Insurance Services, LLLP 500 Pelham Dr. Galloway, NJ 08205	PHONE (A/C, No, Ext): 512-507-0776	FAX (A/C, No): 866-475-1803
	E-MAIL ADDRESS: robert@fidelityoftexas.com	

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
LEMC INC dba HCE 1618 E. Griffin Parkway, Suite 7 Mission, TX 78572	INSURER A : The Travelers Lloyds Insurance Company	41262
	INSURER B :	24260
	INSURER C : Travelers Property Casualty Company of America	25674
	INSURER D : The Travelers Indemnity Company	25658
	INSURER E : Hudson Insurance Company	25054
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:	X	X	680-9H048314-23-47	03/21/2023	03/21/2024	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG [ ]	$ 2,000,000 $ 1,000,000 $ 10,000 $ 2,000,000 $ 4,000,000 $ 4,000,000 $
B	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] ALL OWNED AUTOS [ ] SCHEDULED AUTOS [ ] HIRED AUTOS [ ] NON-OWNED AUTOS [ ]						COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) [ ]	$ $ $ $ $
C	[X] UMBRELLA LIAB [X] OCCUR [ ] EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $			CUP-0R265100-23-47	03/21/2023	03/21/2024	EACH OCCURRENCE AGGREGATE [ ]	$ 5.000,000 $ 5,000,000 $
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N [X] N/A (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	X	UB-0K777416-23-47-G	03/21/2023	03/21/2024	[X] PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
E	Professional Liability			PRB 06 19 117190	08/19/2023	08/19/2024	Each Claim Policy Aggregate	1,000,000 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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The Professional Services Agreement

The Professional Services Agreement has been read and understood. The firm confirms its willingness to meet the prerequisite insurance requirements. If selected, the firm agrees to enter into such agreement.

Contact Information:

Hilario Ortiz, Jr.
President of HCE
1618 E Griffin Parkway, Suite 7
Mission, TX 76063
(956) 271-4477
Hilario@hcetex.com

Chris Franke, P.E.
Vice President of HCE
1618 E Griffin Parkway, Suite 7
Mission, TX 76063
(956) 271-4477
Chris@hcetex.com

STATEMENT OF QUALIFICATIONS
FOR

CITY OF EDINBURG

RFQ NO. 2024-9
ENGINEERING SERVICES ROTATION

ORIGINAL

SUBMITTED BY:

JAVIER HINOJOSA ENGINEERING
416 E. DOVE AVENUE
McALLEN, TEXAS 78504
(956) 668-1588
javier@javierhinojosaeng.com
TBPE FIRM NO. F-1295

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3. **Team Member Qualifications and Experience**
4. **References**
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6. **Professional Service Agreement**
7. **Contact Information**

TRANSMITTAL LETTER

JAVIER HINOJOSA ENGINEERING/Consulting Engineers

416 E. Dove Avenue • McAllen, Texas 78504
Tel: (956) 668-1588
javier@javierhinojosaeng.com
TBPELS FIRM NO. F-1295

July 15, 2024

Mr. Mardoqueo Hinojosa, P.E., City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Re: RFQ No. 2024-9 Engineering Services Rotation

Dear Mr. Hinojosa,

Javier Hinojosa Engineering (JHE) thank you for the invitation to be considered for providing Engineering Services required by the City of Edinburg. This submittal responds to your request for proposals due July 16, 2024.

We have assembled a project team and approach that will bring the proper focus and sensitivity to the Engineering services you require. Our approach will:

Incorporate an "in-depth" look at the project with respect to the goals of achieving proper approaches in the project area.

Provided a project team whose experience genuinely affords the ability to develop innovative approaches to the project.

Provide the City with the type of coordination and personal services that allows for quick responses to requests and timely solutions to problems that might arise.

Provide the City with personnel who are dedicated to the assigned project. This will ensure a high level of project involvement and personal concern with the timely and successful completion of services.

Principals in our firms will be involved in every phase of the project. Follow-through is a particular element that characterizes Javier Hinojosa Engineering.

Provide the City with a project team that has successfully completed other similar projects and has worked well with your staff in previous matters.

Mr. Javier Hinojosa, P.E., will serve as Project Manager for this assignment. Mr. Hinojosa is extremely familiar with the City's needs for this project. Mr. Hinojosa has over 39 years of experience in Civil Engineering and will be responsible in the day to day activities of the Project to its completion. Mr. Hinojosa is extremely familiar with the City of Edinburg. The following is his contact information:

Javier Hinojosa, P.E., Owner
Javier Hinojosa Engineering
416 E. Dove Avenue
McAllen, Texas 78504
Ofc: 956-668-1588
Cell: 956-624-7006
E-mail: javier@javierhinojosaeng.com

JHE's basis for rating performance on a project begins with client satisfaction. If the client is satisfied at the completion of the job, then JHE has performed well. For the client to be satisfied we expect all aspects of the project to be completed on time, within the budget allocated and with a minimum of effort on the part of the client. We would welcome the opportunity to be considered for these challenging projects and look forward to talking with you in more detail about our proposal.

Sincerely,

JAVIER HINOJOSA ENGINEERNG

Javier Hinojosa, P.E.

FIRM QUALIFICATION AND EXPERIENCE

HISTORY OF FIRM

Name of Firm: Javier Hinojosa Engineering
416 E. Dove Avenue
McAllen, Texas 78504
Phone: (956) 668-1588
E-Mail: javier@javierhinojosaeng.com

Year Firm Established: 1996

Contact Person: Javier Hinojosa, P.E.

Principal: Javier Hinojosa, P.E., Owner

Texas Registration No.: 74808

Type of Organization: Sole Proprietorship

Background: Javier Hinojosa Engineering (JHE) is a Civil Engineering Company that specializes in infrastructure improvements. JHE provides clients design in water distribution systems, sanitary sewer systems, storm drainage systems, street designs, parking lot designs, surveys and land development. A further description of our services is included within this package.

History of Engineering Certification: Mr. Hinojosa received his Engineering Registration from the State of Texas on March 19, 1993. The firm of Javier Hinojosa Engineering (Registration No. F-001295) has been registered with the State of Texas since September 22, 2000.

Ability to commence services immediately after successfully negotiating a contract: Javier Hinojosa Engineering can begin work immediately.

Familiarity with geographical area: Javier Hinojosa Engineering is extremely familiar with the Edinburg area. Mr. Hinojosa has over 39 years of experience in this area.

Javier Hinojosa Engineering is an Equal Opportunity Employer.

MANAGEMENT AND ORGANIZATIONAL APPROACH

JAVIER HINOJOSA ENGINEERING (JHE) recognizes the need for economical, technically innovative and efficient facilities for construction projects. These needs can only be met by a team which provides the necessary Engineering experience, expertise, technology, planning, and understanding of the client's objectives. In addition, the team must have a project approach which effectively applies all available resources to satisfy the project requirements. JHE has the project team and project approach for the successful performance of this work. The JHE project approach outlined here combines experience and technical expertise in order to ensure the constructibility and cost effective construction of the project. The team assembled here possesses all of the necessary qualifications to achieve and integrated approach to your project. Mr. Javier Hinojosa, P.E. will provide the single point of accountability and project management control that will coordinate, direct, and focus the combined efforts of the project team. This organization of the project helps the Owner in several ways: it creates clear line of responsibilities; it establishes the best framework for communication between the team and the client; and it ensures the achievement of a rigorous schedule.

The experience represented and organized here is backed by dozens of successful Civil Engineering projects. In every organizational category, key individuals who have worked on these projects are committed to this project. No one on the Project Team will be "training" on your job; each member of the team has a background and experience in similar recent projects. Mr. Javier Hinojosa, P.E. will provide the single point of accountability and project management for the team but also will provide expertise in project administration and construction phase services for the entire assignment.

PROJECT ORGANIZATION

JHE proposed to use the principal project staff members of the firm. The duties and responsibilities of the key staff members are described in the resumes describing the related experience of each project team member. The principal staff members have been chosen to assure that this project benefits from the best staff capabilities and experience available within the firm. The individuals chosen have the technical capabilities and experience required by this project, the ability to produce responsive engineering designs within the budgetary and time requirements of the client, and the ability to effectively work with the client's staff. The Project Manager, Mr. Javier Hinojosa, is responsible for primary project execution, providing overall coordination with the client, supervising and directing the Project Team, and reviewing and approving work on the project. Mr. Hinojosa has more than 39 years of experience in Civil Engineering. He is experienced in planning, design, and construction phase services for the projects similar in size and scope to the proposed projects. Mr. Hinojosa will provide technical direction and quality assurance on the project and will be responsible for ensuring that the design incorporates all current, appropriate technology, and is technically efficient, complete, and constructible.

During each phase of this work, JHE will meet with the client staff to review the project progress, discuss alternative approaches, receive and incorporate staff comments,

and coordinate the Engineer design to produce the desired results. Presentations of the work will be made at appropriate points in the project schedule.

JHE's philosophy is to provide our clients with designs that are cost-effective in terms of engineering, construction, and operations and maintenance. The firm emphasizes complete analysis of design considerations, application of the most appropriate technology, comprehensive cost effectiveness assessments, and quality assurance. Mr. Hinojosa has accomplished numerous Civil Engineering Projects in Hidalgo County in recent years. In approaching this project, JHE will use a systematic development with each task serving as a building block for later stages of the project. The specific project tasks follow in this proposal for your review. These specific tasks include:

I. PROJECT ORIENTATION AND STARTUP

We propose that an initial project orientation meeting be scheduled so that both the Owner and our firm may have a clear understanding of the design and construction process, parameters to be used and the final product desired.

II. SURVEY

Topographic information will be developed by field survey. Record plans will be reviewed and confirmed. Soil boring information will be obtained during this task for use in design if necessary. Underground utilities will be located through contracts with the appropriate representatives.

III. PRELIMINARY DESIGN

Preliminary plans will be developed using the information secured from ongoing field surveys and review of record plans. A preliminary design will be accomplished. Preliminary cost estimates will be developed. During and at the completion of this task, we intent to meet with the Owner to obtain input and to provide guidance in developing recommended solutions.

IV. PRELIMINARY PLANS AND ESTIMATES

The preliminary set of plans which will result from Task IV along with cost estimates will be reviewed with the Owner for input and guidance.

VI. FINAL PLANS & SPECIFICATIONS

Final plans, specifications and estimates will be prepared. The output of this task will be the documents necessary for bidding and constructing this project. These documents will be developed to meet the Owner's requirements for the project.

VII. CONSTRUCTION

During this task we will observe ongoing work, coordinate construction with Owner and Contractor personnel and certify periodic payment requests from the Contractor. Upon completion, a final inspection will be scheduled with the Contractor and Owner. The outcome of this final inspection will be a Certificate of Completion or a punch list of items for the Contractor the complete. Upon final completion of the punch list, a Certificate of Completion will be issued.

JAVIER HINOJOSA ENGINEERING

PROJECT EXPERIENCE

1. **Project Name:** Hidalgo County Bond Referendum Project No. 2
   3 ¾ Mile Road and Schuerbach Road
   Project Location: Hidalgo County Precinct No. 3
   Owner: Hidalgo County
   Contact: Mr. Raul Sesin, P.E., General Manager
   Address: Hidalgo County Drainage District No. 1
   Telephone: 956-292-7080
   Construction Cost: $1,236,975.00
   Type of Construction: Construction of new drainage ditch facility
   Completion Date: 2022
   Professional Services Provided: Provided construction design plans and specifications for construction of a new drainage ditch facility. Also provided inspection and construction management services.
   Name of Project Manager: Javier Hinojosa, P.E.

2. **Project Name:** City of Hidalgo Old Townsite Drainage Improvements
   Project Location: Hidalgo, Texas
   Owner: City of Hidalgo
   Contact: Mr. Julian Gonzalez
   Address: 704 E. Ramon Ayala Dr.
   Hidalgo, Texas 78557
   Telephone: 956-843-2286
   Construction Cost: $961,000.00
   Type of Construction: Construction of drainage improvements within the Old Townsite of the City of Hidalgo.
   Completion Date: January 2021
   Professional Services Provided: Provided construction design plans and specifications for construction of drainage improvements. Also provided inspection and construction management services.
   Name of Project Manager: Javier Hinojosa, P.E.

3. **Project Name:** Mile 5 ½ West Paving Improvements
   (Mile 10 North to Mile 11 ½ North)
   Project Location: Hidalgo County Precinct No. 1
   Owner: Hidalgo County
   Contact: Commissioner David Fuentes
   Address: 1902 Joe Stephens Avenue, Ste. 101
   Weslaco, TX 78596
   Telephone: 956-968-8733

Construction Cost: $700,000.00
Type of Construction: Reconstruction of an existing County roadway with new paving and drainage improvements.
Completion Date: February 28, 2022.
Professional Services Provided: Provided construction design plans and specifications for reconstruction of a county roadway. Also provided inspection and construction management services.
Name of Project Manager: Javier Hinojosa, P.E.

4. **Project Name:** McAllen ISD Paving Improvements
Project Location: McAllen, Texas
Owner: McAllen ISD
Contact: Mr. Ruben Treviño, Exec. Director of Facilities/Maintenance/Operations
Address: 4309 Warrior Drive, Suite B
McAllen, TX 78501
Telephone: 956-632-3200
Construction Cost: $826,335.00
Type of Construction: Paving Improvements at James "Nikki" Rowe High School, Travis Middle School, Alvarez Elementary School, McAllen Memorial High School, Lamar Academy and Rayburn Elementary School.
Completion Date: August 25, 2022
Professional Services Provided: Design of paving improvements for James "Nikki" Rowe High School, Travis Middle School, Alvarez Elementary School, McAllen Memorial High School, Lamar Academy and Rayburn Elementary School.
Name of Project Manager: Javier Hinojosa, P.E.

5. **Project Name:** City of Alton 2023 Street Improvements
Taurus Estates Subdivision
Project Location: Alton, Texas
Owner: City of Alton
Contact: Mr. Jeff Underwood, City Manager
Address: City of Alton
509 S. Alton Blvd.
Alton, Texas 78573
Telephone: (956) 432-0760
Construction Cost: $185,000.00
Completion Date: March 21, 2024
Professional Services Provided: Design of paving improvements for the Taurus Estates Subdivision.
Name of Project Manager: Javier Hinojosa, P.E.

TEAM MEMBER QUALIFICATIONS
AND
EXPERICENCE

KEY MEMBERS
PROJECT ASSIGNMENTS, LINES OF AUTHORITY
AND COMMUNICATION FOR PRINCIPALS

1. Javier Hinojosa, P.E., Owner: Mr. Hinojosa will be the Project Engineer for each assigned project. Mr. Hinojosa will be the primary point of contact for the City. Mr. Hinojosa will be involved with each assigned project from start of design services to completion of construction.

2. Gilbert Teegardin, Project Manager: Mr. Teegardin will be the Project Manager for each assigned project. Mr. Teegardin will coordinate day to day activities for Engineering services related to each assigned project. Mr. Teegardin will work closely with City staff to coordinate all activities within the City.

3. Daniel Lopez, Survey Technician/ Construction Inspector: Mr. Lopez will be providing services related to acquisition of field data for the preparation of the final Engineering construction documents. Mr. Lopez will also assist during the construction phase with periodic inspection of each assigned project .

4. Carlos Vasquez, RPLS (CVQ Land Surveyors, LLC): Mr. Vasquez will be responsible for boundary surveys and metes and bounds descriptions as needed or required by the City.

Javier Hinojosa, P.E.
Principal

Education	Mission High School, 1980 Bachelor of Science in Civil Engineering, 1985 Texas A & M University
Registration	Registered Professional Engineer No. 74808 State of Texas
Experience	Javier Hinojosa Engineering January 1996 - Present L.L. Rodriguez and Associates, Inc. 1985 - 1995 Director of Engineering
Affiliations	Texas Society of Professional Engineers

Noteworthy projects reflecting experience include the following:

City of Mission Drainage Improvements
Client: City of Mission
Project Engineer for the preparation of construction plans and specifications for drainage improvements within the City of Mission including Stewart Road, 1st Street, Dunlap Avenue and Citriana Avenue.

City of Mission Bryan Road (FM 396) Water and Sewer Relocations
Client: City of Mission
Project Engineer for the preparation of construction plans and specifications for water and sanitary sewer improvements along South Bryan Road in conjunction with the widening of this road by TxDOT.

City of Mission Year 2016 Street Improvements
Client: City of Mission
Project Engineer for the preparation of construction plans and specifications for street improvements within the City of Mission.

Mission Event Center
Client: City of Mission
Project Engineer for design and construction phase services for a 30 acre multi-use subdivision located in the City of Mission including design services for water, sanitary sewer, storm drainage and paving improvements.

City of Mission Keralum Avenue Drainage Improvements
Client: City of Mission
Project Engineer for design and construction phase services for storm drainage improvements along Keralum Avenue from 1st Street to 15th Street within the City of Mission, Texas. Project involved construction of drainage improvements with the established townsite of Mission and involved special design considerations involving existing utilities.

Bentsen Palm Drive Drainage Outfall
Client: Hidalgo County Precinct No. 3
Project Engineer for the preparation of construction plans and specifications for the

drainage improvements of Bentsen Palm Drive from the County's Main Drain north to Mile 3.

Colonia Access Program Paving and Drainage Improvements
Client: Hidalgo County Precinct No. 3
Project Engineer for the preparation of construction plans and specifications for the paving and drainage improvements of numerous subdivisions (colonias) within the Hidalgo County Precinct No. 3 areas.

City of Mission Commerce Street Drainage Improvements
Client: City of Mission
Project Engineer for design and construction phase services for storm drainage improvements for Commerce Street within the City of Mission, Texas. Project involved replacement of existing drainage improvements to correct ongoing drainage issues in the area.

City of Mission Perkins Avenue Drainage Improvements
Client: City of Mission
Project Engineer for design and construction phase services for storm drainage improvements for Perkins Avenue from 11th Street to 15th Street, 12th Street from Perkins Avenue to Conway Avenue and 15th Street from Perkins Avenue to Perkins Avenue within the City of Mission, Texas. Project involved construction of drainage improvements within the established townsite of Mission and involved special design considerations involving existing utilities.

City of Mission Glasscock Road Drainage Improvements
Client: City of Mission
Project Engineer for design and construction phase services for storm drainage improvements for Glasscock Road from the Hidalgo County Irrigation District No. 1 Main Canal to the Mission Lateral Drain Ditch. Project involved construction of a drain line crossing under the main canal and discharging into the Mission Lateral to provide an alternate outfall for the area.

City of Mission Melba Carter Drainage Ditch Improvements
Client: City of Mission
Project Engineer for design and construction phase services for storm drainage improvements for the Melba Carter Drain Ditch including widening of the ditch section, improvements to the road crossings and elimination of the levee to allow for a free flowing ditch into the Mission Inlet.

Peñitas Drain
Client: Hidalgo County Precinct No. 3
Project Engineer for design and construction phase services for storm drainage improvements located within the City of Peñitas and Hidalgo County Precinct No. 3. This project was funded through the General Land Office as part of the Hurricane Dolly Disaster Relief Fund. Project involved drainage improvements to existing subdivisions, construction of a drain ditch and 8' X 6' concrete boxes. Special design features were necessary for the boxes as they crossed under an existing Irrigation District canal and across U.S. Highway 83.

Renaissance Center Subdivision
Client: City of McAllen/Doctors Hospital at Renaissance
Project Engineer for design and construction phase services for a 50 acre multi-use subdivision located in the City of McAllen including design services for water, sanitary sewer, storm drainage and paving improvements

Pharr Produce District Subdivision Phase
Client: City of Pharr
Project Engineer for design and construction phase services for 100 acre Industrial Park located in the City of Pharr including design services for water, sanitary sewer, lift station, storm drainage and concrete paving improvements

Residential Land Development
Client: Various
Project Engineer for design and construction of numerous residential developments in the Mission, McAllen, Edinburg and Pharr areas including the following:

- Trinity Oaks Subdivision – McAllen, Texas
- Cielo Vista Subdivision – McAllen, Texas
- The Estates at Sharyland - Palmhurst, Texas
- Summer Breeze Subdivision – Mission, Texas
- The Oaks at Cimarron – Mission, Texas
- The Legends at Cimarron – Mission, Texas
- Westover Park Subdivision – Mission, Texas
- Shary Crossing Subdivision – Mission, Texas
- Redstone Estates Subdivision – Mission, Texas
- Lakeview at Palmshores Subdivision, - La Joya, Texas
- Heritage Park Subdivision - Mission, Texas
- Tower Landing Subdivision - Alamo, Texas
- Tiffaney Estates Subdivision - McAllen, Texas
- Hunter's Cove Subdivision - McAllen, Texas
- Malmaison Luxe at Trinity Oaks Subdivision - Mission, Texas
- Autumn Ridge Estates - Edinburg, Texas
- Schunior Village Subdivision – Edinburg, Texas
- Villa Cantera Subdivision – McAllen, Texas
- Bentley Estates Subdivision – Edinburg, Texas
- Meadow Ridge Subdivision – Edinburg,Texas
- Garden View Subdivision – Pharr, Texas
- Hacienda Palms Subdivision – Pharr, Texas
- Providence Subdivision – Pharr, Texas

REFERENCES

REFERENCES

1) Mr. Raul Sesin, P.E. District General Manager
Hidalgo County Drainage District No. 1
902 N Doolittle Road
Edinburg, TX 78542
(956) 292-7080 ext. 5801
raul.sesin@hcdd1.org

2) Hidalgo County Precinct No. 3
Mr. Everardo Villarreal, Commissioner
724 N. Breyfogle
Mission, Texas 78572
956-585-4509
commissioner3@co.hidalgo.tx.us

3) Mission C.I.S.D.
Mr. Ricardo Rivera, Assistant Superintendent for Operations
520 Holland Avenue.
Mission, Texas 78572
(956) 578-5031
rriver49@mcisd.org

4) McAllen I.S.D.
Mr. Ruben Treviño, Executive Director for Facilities,
Maintenance & Operations
4309 Warrior Drive, Suite B
McAllen, Texas 78501
956-632-3200
ruben.trevino@mcallenisd.net

5) City of Mission
Mr. J.P. Terrazas, P.E., Assistant City Manager
1201 E. 8th Street
Mission, Texas 78572
956-580-8650
jpterrazas@missiontexas.us

6) City of Alton
Mr. Jeff Underwood, City Manager
509 S. Alton Blvd.
Alton, TX 78573
(956) 432-0760
jeff.underwood@alton-tx.gov

CITY OF EDINBURG
PAST PROJECTS

1. Project Name: Northeast Original Townsite Drainage Improvements (Kuhn Street)
Location: Edinburg, Texas
Year Completed: 2019
Project Scope: Project Engineer for design and construction phase services for a drainage improvements for Kuhn Avenue within the City of Edinburg.
Owner: City of Edinburg
Contact Person: Mardoqueo Hinojosa, P.E., City Engineer
Address: 415 W. University Drive
Edinburg Texas 78541
Phone #: 956-388-8955
Project Construction Cost: $140,000.00
Contractor: Gonzalez Enterprises, LLC
Address: P.O. Box 808
Edinburg, Texas 78539
Phone #: 956-587-1971
Engineer: Javier Hinojosa, P.E.
Completed: On time

2. Project Name: Sugar Road Area Detention
Location: Edinburg, Texas
Year Completed: Ongoing design
Project Scope: Project Engineer for a drainage improvement project for a detention facility located in the Sugar Road area within the City of Edinburg.
Owner: City of Edinburg
Contact Person: Mardoqueo Hinojosa, P.E., City Engineer
Address: 415 W. University Drive
Edinburg Texas 78541
Phone #: 956-388-8955

3. Project Name: City of Edinburg Airport Sewer Project
Location: Edinburg, Texas
Year Completed: Ongoing design
Project Scope: Project Engineer for a sanitary sewer improvement project for the Edinburg Airport.
Owner: City of Edinburg
Contact Person: Mardoqueo Hinojosa, P.E., City Engineer
Address: 415 W. University Drive
Edinburg Texas 78541
Phone #: 956-388-8955

INSURANCE

INSURANCE INFORMATION

At this time Javier Hinojosa Engineering carries a General Liability insurance in the amount of $1,000,000.00, Automobile Liability in the amount of $1,000,000.00, Worker's Compensation in the amount of $1,000,000.00 and Professional Liability in the amount of $1,000,000.00. Any certifications required by the City will be addressed on a job specific basis. Javier Hinojosa Engineering is currently under litigation with a local School District regarding a school project of which JHE was a Subconsultant. This has no affect on any current or future projects performed by JHE.

PROFESSIONAL SERVICES AGREEMENT

PROFESSIONAL SERVICES AGREEMENT

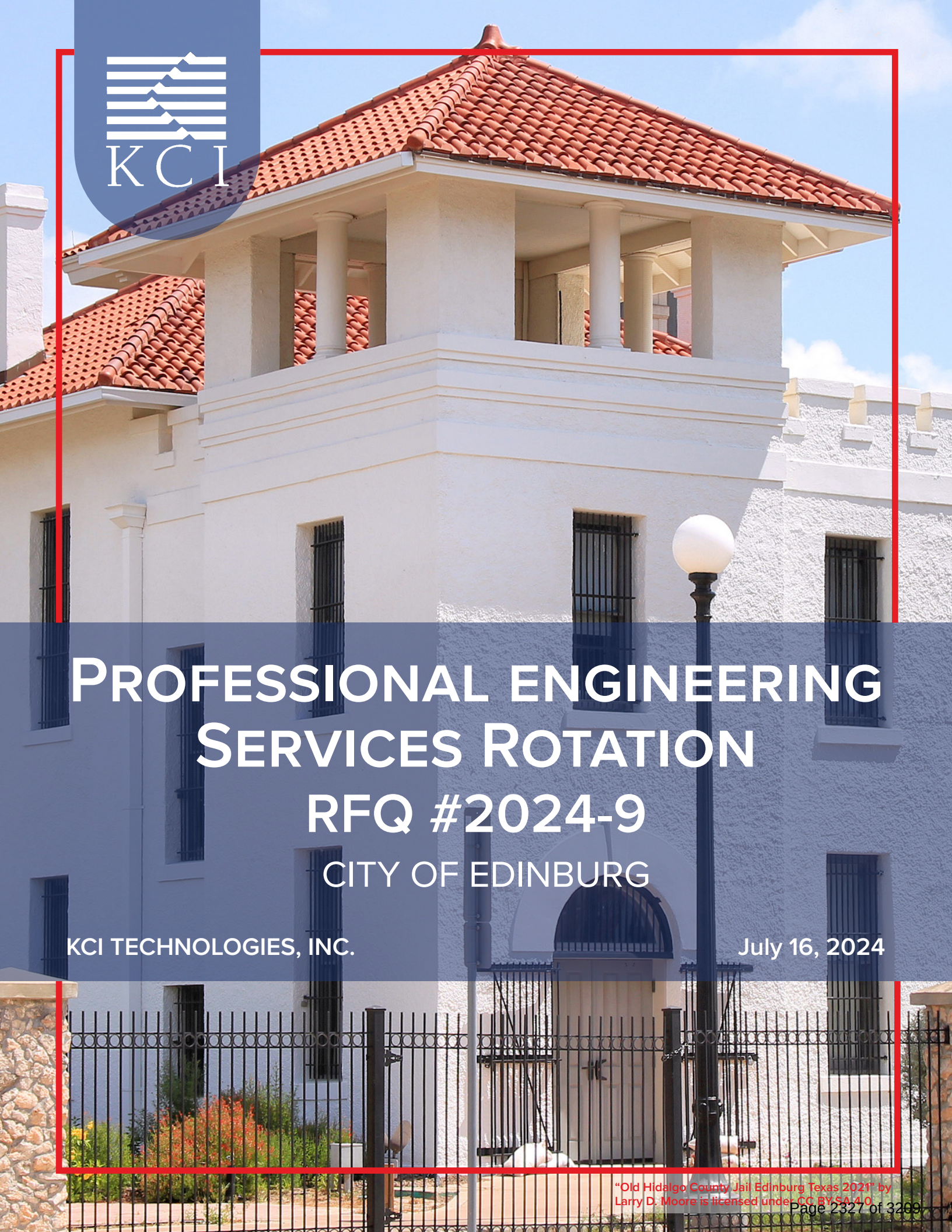
Javier Hinojosa Engineering has read the Professional Services Agreement included in RFQ No. 2024-9 Engineering Services Rotation. If selected Javier Hinojosa Engineering agrees to meet the prerequisite insurance requirements and enter into agreement with the City of Edinburg.

CONTACT INFORMATION

JAVIER HINOJOSA ENGINEERING
CONTACT INFORMATION

1. Javier Hinojosa, P.E., Owner
   Javier Hinojosa Engineering
   416 E. Dove Avenue
   McAllen, Texas 78504
   Ofc: 956-668-1588
   Cell: 956-624-7006
   E-mail: javier@javierhinojosaeng.com

2. Gilbert Teegardin, Project Manager
   Javier Hinojosa Engineering
   416 E. Dove Avenue
   McAllen, Texas 78504
   Ofc: 956-668-1588
   Cell: 956-778-3682
   E-mail: javier@javierhinojosaeng.com



Professional Engineering Services Rotation RFQ #2024-9

CITY OF EDINBURG

KCI TECHNOLOGIES, INC.

July 16, 2024

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- Conflict of Interest Questionnaire
- Non-Collusion Affidavit
- Conflict of Interest Disclosure Form
- General Questionnaire
- HB 89 Verification Form
- Litigation Disclosure
- SB 13 Verification Form
- SB 19 Verification Form

TAB 1

TRANSMITTAL LETTER

KCI

ISO 9001:2015 CERTIFIED

ENGINEERS · PLANNERS · SCIENTISTS · CONSTRUCTION MANAGERS

2610 North Shary Road • Mission, TX 78574 • Phone 956.271.6688

July 16, 2024

City of Edinburg
415 W. University Drive
Edinburg, TX 78539

RE: Professional Engineering Services Rotation RFQ // #2024-9

Dear Members of the Selection Committee:

With more than 100,000 residents, the City of Edinburg (City) is a diverse and fast-growing community in the Lower Rio Grande Valley (LRGV). Through RFQ #2024-9, we understand the City is seeking professional engineering services firms to assist with capital improvement projects targeted to help maintain and improve the City's infrastructure, assets, and amenities. With more than 41 years of experience in Texas helping city and county agencies proactively improve and install new infrastructure to accommodate growth, KCI Technologies, Inc. (KCI) is well positioned to help the City develop comprehensive, efficient, and environmentally conscious solutions.

We understand "good things are happening in Edinburg" and want to help shape the future of this growing community while also maintaining its hometown character. KCI is committed to partnering with the City to achieve these goals on time and within budget as we have countless other times for the City and other municipalities.

Primary contact responsible for RFQ

Oscar Garza, PE, SIT, Project Manager
2610 North Shary Road
Mission, TX 78574
956.271.669 (phone) / 713.237.9801 (fax)
/ 956.369.4529 (cell)
oscar.garza@kci.com

Person authorized to contractually obligate KCI

Dawn Green, PE, Vice President
2806 W. Bitters Road, Ste. 218
San Antonio, TX 78248
210.641.9999 (phone) / 713.237.9801 (fax)
/ 210.414.2911 (cell)
dawn.green@kci.com

After working on previous City projects, KCI's key personnel have cultivated relationships with City staff and are familiar with the City's engineering standards manual, standard operating procedures, and preferences. ***What does this mean for you?*** We know who to contact and what it takes to get projects across the finish line. We take pride in meeting client milestone schedules and delivering documents that require minimal comments. Additionally, we understand how to coordinate with multiple agencies and stakeholders and the potential risks associated with delivering a project.

KCI wishes to be considered for the following categories:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements
- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improvements
- Hydrology & Hydraulics
- Transportation Evaluation
- Traffic Engineering Services
- Traffic Signal Design
- Environmental Engineering Services
- Civil Engineering
- Mechanical, Electrical & Plumbing (MEP) Engineering Services

KCI acknowledges there have been no addendum issued for this RFQ and the firm does not have any exceptions to the specifications/requirements. We look forward to your favorable review of the attached. Please contact me or project manager, Oscar Garza, PE, SIT if you have any questions or need additional information.

Sincerely,

Dawn Green

Dawn Green, PE*
Vice President
**Authorized to bind KCI to contract*

TAB 2

FIRM QUALIFICATIONS AND EXPERIENCE

EXECUTIVE SUMMARY

With a unique mix of urban, suburban, and rural environments, residents of Edinburg desire to have a vibrant and safe community with increased mobility options, improvements to neighborhood and city streets, and effective drainage solutions. The attached statement of qualifications provides a summary of KCI's experience delivering similar projects **on time and budget** for governmental agencies, an overview of the key staff assigned to the work, and references who will attest to our ability to provide the required professional engineering services for this contract. Within Section 4, we have confirmed our ability to meet the minimum insurance requirements. Section 5 indicates our commitment to enter into the agreement and the required forms are included within Section 6.

VENDOR HISTORY

For more than 41 years, KCI has served municipalities across Texas to help them improve the safety, maintenance, and efficiency of their roadways, drainage facilities, and utilities, and develop new and maintain existing buildings and HVAC equipment. KCI staff have completed more than 100 projects in Hidalgo County including several private and public-sector CIP projects in Edinburg, some of which are detailed within this statement of qualifications. We will build on the lessons learned from this experience to successfully deliver projects under this contract for the City of Edinburg.

Firm Background Information

With revenues of $467 million in 2023, the *Engineering News-Record* has consistently placed KCI among the top 100 consulting engineering firms in the country. KCI is a 100-percent employee-owned engineering, consulting, and construction firm serving clients throughout the United States. We have 10 offices in Texas including Mission, Harlingen, Laredo, Houston (two office locations), San Antonio, Austin, College Station, and Dallas (two office locations).

Firm Qualification and Experience

KCI is a highly qualified firm registered and licensed to practice engineering and perform survey services in Texas (TBPELS F-10573 and 10194365). KCI has experience in the following areas:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements

WHY KCI?

CONTINUITY AND FAMILIARITY

Through previous experience, KCI has developed a thorough understanding of the City's standards, procedures, and preferences. This means KCI has the right staff in place to successfully deliver projects efficiently, providing cost and time savings to the City!

COMPLEMENTARY SERVICES

KCI is a large, agile firm offering a vast array of services including niche solutions. From its office in Mission, KCI is able to provide services for many of the specialty categories identified within the RFQ. We have a deep bench of resources available to begin work upon notice to proceed and transition between projects and task orders.

TXDOT AND JOINT-BID EXPERIENCE

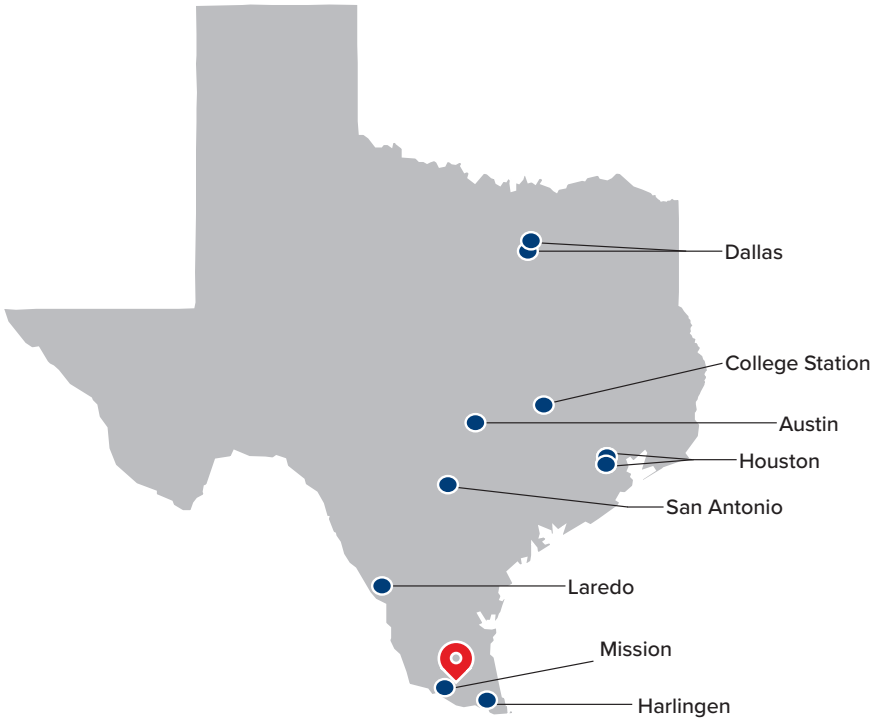
Over the last 41 years, KCI has completed work in all 25 TxDOT districts and KCI staff have completed 200+ projects for/with the Pharr District. We can help the City avoid pitfalls and potential risks associated with joint-bid and advanced funding agreement projects. We can support the City as it navigates the administrative tasks, project reviews, establishing financial processes, and maintaining day-to-day project operations.

COMMITMENT TO COMMUNITY

KCI takes pride in actively improving the communities where we work, live, and play. For LRGV-area communities, KCI has hosted student groups for job shadowing events, participated in mentorship programs, sponsored youth sports teams, offered internships for high school students, donated holiday gifts, participates in back to school drives, and the Adopt a Beach program.

- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improvements
- Hydrology & Hydraulics
- Transportation Evaluation
- Traffic Engineering Services
- Traffic Signal Design
- Environmental Engineering Services
- Civil Engineering
- MEP Engineering Services

With decades of experience supporting the categories listed above, KCI has successfully assisted city, county, and state agencies with developing infrastructure plans and providing engineering documents to support assets and amenities. We have served as the lead engineer for numerous on-call services contracts as well as project specific assignments for 13 counties including Hidalgo County, state and federal agencies, and local municipalities.



Uniqueness to Perform these Services

Our service history includes route and design studies; roadway reconstruction, widening, and new roadways; and drainage, intersection layouts, MEP, and utilities coordination and design. As a life-long resident, entrepreneur, and family man of Hidalgo County, **OSCAR GARZA, PE, SIT,** has an intimate knowledge and vested interest in the existing infrastructure condition and the needs to support the exponential growth the LRGV is experiencing. His technical background, local experience, and knowledge of agency funding mechanisms make him a vital asset to the City and it's infrastructure program.

Having grown up in the city of Donna, Project Principal **DAWN GREEN, PE** also brings knowledge and familiarity with the City. Ms. Green often travels to visit family in the area and has a vested interest in the planned infrastructure improvements for the community.

In addition, our staff has a clear understanding of the appropriate federal, state and local government regulations, codes, guidelines, and professional standards. We have prior experience working with the International Boundary and Water Commission, various Hidalgo County Irrigation Districts, TxDOT Pharr District, Hidalgo County Drainage District No. 1 (HCDD1), Hidalgo County Regional Mobility Authority, Cameron County, and local school districts and municipalities. We are committed to maintaining communication with each stakeholder to provide a successful project outcome.

Our firm has a staff of 200 employees located in Texas including professional engineers, technicians, land surveyors, construction managers, construction inspectors, utility coordinators and designers, mechanical, electrical, and civil engineers, plumbing designers, GIS specialists, and support staff. Through this wealth of resources, KCI has the opportunity to provide professional engineering services for the City

SIMILAR EXPERIENCE (PARTIAL LIST)

- Alberta Road PS&E for Roadway Improvements Segments 1 and 2, Edinburg, TX
- Brennaaleen Drainage, Edinburg, TX
- US 281 Rural Expressway Facility, Edinburg, TX
- Highway Safety Improvement Program - Traffic and Safety Studies (Hidalgo County Precinct 3), Hidalgo County, TX
- Mile 1 East, Mercedes, TX
- Faysville Drain, Hidalgo County, TX
- SH 48 Rehabilitation, Brownsville, TX
- SH 107, Hidalgo County, TX
- FM 681 Reconstruction and Widening, Pharr District, TX

and will use this experience and knowledge gained to successfully execute any project awarded. You will discover throughout this response our ability to become a reliable partner to the City through our experience, qualifications, past performance, capacity, and resources.

Office location that will be providing the services

Our Mission Office, located at 2610 North Shary Road, will be responsible for the services provided under this contract with support from staff in Harlingen, Laredo, San Antonio, Houston, and Dallas. We are confident that our intimate knowledge of the region and community will be an asset to the City. Exhibit 1 on the following page shows the various services we provide.

Approach to handling part-time staffing needs for smaller assignments

KCI has the resources to adequately staff both large and smaller assignments. Staffing needs are addressed during our weekly scheduling meetings. Mr. Garza will meet with his team every Monday to discuss project schedules and staffing needs. During this meeting a two-week staffing plan is discussed and coordinated based on fluctuating project needs. Mr. Garza and his staff use P6 and Microsoft Project to track and monitor project schedules, budgets, and staffing. All project managers and project engineers are required to keep up-to-date individual project schedules for each of their assigned projects. During the staffing meeting projects are discussed and schedules are updated individually. During the meetings, projects are prioritized and those projects requiring the most attention or with a rapidly approaching deadline will be staffed first. Essentially, these are working meetings where discussions are constantly flowing and evolving until a solid work plan is set in place and a framework developed for the two-week workload projection schedule.

KCI CLIENTS WITHIN THE LOWER RIO GRANDE VALLEY

City of Edinburg
HCDD1
Hidalgo County
TxDOT Pharr District
City of Pharr
City of Brownsville
City of Mercedes
HCA Gulf Coast Division
City of McAllen

During these meetings particular attention is also paid to individual staff utilization. With input from Mr. Garza, annual targets are established for each staff member's utilization percentage (project chargeable time vs. non-chargeable time). These target percentages are compared with actual efforts on a weekly basis and also discussed during the scheduling meetings. This is important because it ensures that staff members aren't being under- or over-utilized and also provides a solid foundation for determining future staffing needs within the group. Having the ability to review and compare targets that have been established using historical group data along with the actual workload and staffing usage provides the opportunity to react to staffing needs in a quicker and more proactive way.

Should one or more key personnel not be available to complete the assigned project, we will re-allocate project responsibilities immediately to the design team or pull from additional personnel within KCI. Many of our project engineers and technicians have overlapping skill sets that can be allocated based on project requirements. Each dedicated employee can work overtime as necessary to maintain the project's schedule.

We are confident we have the staff available to respond to any size project assignment avoiding potential conflicts with current workloads. In the unlikely event we do not have the staff required, we will also hire additional part-time and/or full-time employees as needed to satisfy the project's goals.



EXHIBIT 1: SERVICE CAPABILITIES (PARTIAL LIST)

STREET INFRASTRUCTURE EVALUATION AND IMPROVEMENTS AND TRANSPORTATION EVALUATION

- Access studies
- Alternative analysis
- Bicycle facility design
- Constructability reviews
- Evaluation of alternatives
- Feasibility studies
- Roadway capacity analysis
- Roadway improvement studies and design
- Interstate guide sign design
- Plans, Specifications, and Estimates
- Parking studies and facility design
- Public involvement
- Railroad-highway grade crossing
- Roadway alignment studies and design
- Roadway lighting design
- Schematic design

PAVEMENT MANAGEMENT AND IMPROVEMENTS

- Pavement inventory and condition assessment
- Visual and automated inspections
- Maintenance and rehabilitation optimization
- Pavement management system implementation
- Capital improvement planning
- Pavement image viewer dashboard
- Right-of-way assets inventory and condition assessment
- Pavement condition data integration
- GIS-based dashboards/web platforms
- Data collection and processing

UTILITY INFRASTRUCTURE EVALUATION AND IMPROVEMENTS

- Utility design
- Feasibility and strategic studies
- Plans, specifications and estimates
- Subsurface Utility Engineering (SUE)
- Permitting
- Right-of-way determination and negotiations
- Utility Coordination
- Manhole inspections
- Structural assessments
- As-built documentation

ENVIRONMENTAL ENGINEERING AND EROSION AND SEDIMENT CONTROL DESIGN

- Environmental impact statements
- Environmental documents
- Wetland delineation
- Traffic noise analysis
- Air quality analysis
- GIS mapping
- Watershed and ecological assessments
- Water quality and aquatic resource analyses
- TMDL analysis and management
- Erosion and sediment control
- NPDES permitting and regulatory compliance
- Closed storm drain design and inspection
- Stormwater management/erosion and sediment control review services
- Environmental and post-construction monitoring

WATER AND WASTEWATER EVALUATION AND IMPROVEMENTS

- Feasibility studies
- Asset management
- Rehabilitation of water and sewer conveyance system
- Design of water and wastewater pumping facilities
- Design of water storage facilities
- Diver inspection of underwater structures
- Evaluation and design of reclaimed water system
- Federal and state permitting

HYDROLOGY & HYDRAULICS

- FEMA/floodplain studies
- Watershed assessments
- Wetlands analysis, creation, restoration and enhancement design
- TMDL analysis and management
- H&H analysis
- Stormwater management, best management practices (BMPs)
- Bridge scour analysis

TRAFFIC ENGINEERING SERVICES

- Traffic impact studies
- Corridor studies
- Capacity analyses
- Route and interstate signing
- Roadway and pedestrian lighting
- Intelligent transportation systems (ITS)
- Transportation system management
- Traffic command and control systems
- Pavement markings

TRAFFIC SIGNAL DESIGN

- Operational control of traffic
- Signal system surveys
- Signal timing optimization
- Traffic command and control systems
- Traffic surveillance and control systems

CIVIL ENGINEERING

- Feasibility studies and site assessments
- Master planning and concept plans
- Playground and recreation design
- Grading plans
- Permit processing
- Special exceptions and variance requests
- Due diligence and ADA upgrades
- Athletic field design
- Irrigation design
- Value engineering
- Specification development
- As-built plans
- Sustainability design (LEED, Envision)

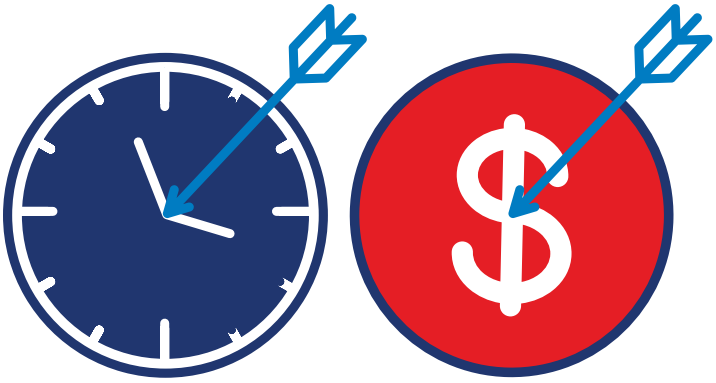
MECHANICAL ENGINEERING

- Heating, ventilating, and air conditioning
- Plumbing and process piping
- Commissioning and retro-commissioning
- Refrigeration
- Energy management and conservation
- Utility analysis and design
- Building management and system controls
- Material handling and process control
- Smoke control systems
- Facility assessments
- Code compliance
- Green build design

ELECTRICAL ENGINEERING SERVICES

- Normal/emergency/standby/critical power distribution systems
- Automation, control and instrumentation
- Sidewalk and pedestrian safety lighting
- Highway, street and tunnel lighting
- Interior and exterior building lighting
- Specialty lighting
- Low/medium voltage substations
- Security, access control and intrusion detection
- Renewable energy systems
- Data, audio/visual and wireless networking systems
- Communications and telecommunication systems
- Grounding systems
- Lightning protection systems
- Power studies: short circuit, protective device coordination, Arc Flash, load flow, and harmonic studies

ON TIME AND ON BUDGET DELIVERY



Our hands-on approach equips KCI with the appropriate resources to meet project schedules. We understand that delivering on-time projects to the City is of the utmost importance and the key to achieving this success is preparation and adherence to all established milestones. We understand that schedules are "lost" a day at a time; our monitoring program will prevent that from occurring. KCI will prepare a detailed Critical Path Method (CPM) schedule for projects issued under this contract and will address schedule issues during the scoping meeting. Preparaing a detailed CPM schedule helps to confirm all tasks are defined and their interdependence is understood. We will work closely with the designated primary point of contact from the City while developing and maintaining your project's schedule. Adherence to the schedule is critical to evaluating performance and will be a main topic at KCI's internal production meetings. We understand that delays are to be expected; however, we believe that building a project delivery schedule that accounts for the unforeseen is imperative to keeping a project on schedule and meeting milestone dates.

Our highly qualified Project Manager and lifelong Hidalgo County resident, Mr. Garza, can anticipate potential design delay issues and proactively adjust resources to maintain project schedules. He will use project controls to shift resources, respond to schedule changes, and respond early to tasks that threaten the schedule. Should schedule delays occur, he will redirect the necessary resources to maintain the agreed upon schedule. Any delays will be immediately communicated to the City's representative. KCI is committed to maintaining the project's schedule including working extended hours and/or on weekends as needed.

When it comes to maintaining the project budget, we understand that the success of this begins with developing an accurate budget. We will perform a site visit, verify we have a complete understanding of the project scope, and confirm all parties have a clear understanding of the project budget. The goal is to avoid project overruns and the need for supplementals.

As illustrated in the table below, KCI has a long history of implementing the above approach to meet project schedules and budgets.

PROJECT	ORIGINAL SCHEDULE	FINAL SCHEDULE	ORIGINAL BUDGET	FINAL BUDGET
Brenaaleen Drainage Edinburg, TX	03/2023 to 08/2023	03/2023 to 12/2023*	$56,033	$67,082*
Stage Coach Trail Brownsville, TX	07/2022 to 02/2023	07/2022 to 06/2023**	$166,707	$166,707**
Alley Rehab McAllen, TX	08/2023 to 8/2024	08/2023 to 07/2024	$179,620	$179,620
Traffic Signal Improvements Brownsville, TX	9/2022 to 2/2023	9/2022 to 2/2023*	$63,764	$78,164*

*Additional scope required of project **Additional scope added by the client

TEAMING PARTNERS

KCI is committed to working with HUB firms to execute all projects issued under this contract. Although we have not formally added any consultants to our team, we have existing relationships with local HUB Firms Millennium Engineers Group, Inc., R.O.W. Surveying Services, LLC, and M2 Engineering, PLLC.

RELEVANT EXPERIENCE

KCI is confident we have the experience and expertise required to provide services to support the categories identified previously in our submission. The chart below is a sampling of similar projects within Texas.

PROJECT NAME	CLIENT	ROADWAY	DRAINAGE	UTILITIES	FEDERAL FUNDED	STATE FUNDED	CITY/COUNTY FUNDED	WATER/WASTEWATER	MEP FACILITIES
Highway Safety Improvement Program - Traffic and Safety Studies // Hidalgo County, TX	Hidalgo County	●					●		
Faysville Drain // Hidalgo County, TX	HCDD1		●				●		
Mile 1 East //Mercedes, TX	City of Mercedes	●					●		
SH 107 // Pharr, TX	TxDOT	●	●		●	●			
US 281 // Pharr, TX	TxDOT	●	●		●	●			
SH 48 //Brownsville, TX	TxDOT	●	●	●	●	●			
Alberta Road // Edinburg, TX	City of Edinburg	●	●				●		
Brennaaleen Drainage Improvements // Edinburg, TX	City of Edinburg		●				●		
Stagecoach Trail // Brownsville, TX	City of Brownsville	●	●				●		
SH 27 // San Antonio, TX	TxDOT	●	●		●	●			
Cypress Rosehill Reconstruction and Widening // Houston, TX	Harris County	●	●				●		
SH 99/SH 249 Direct Connectors // Houston, TX	Harris County Toll Road Authority						●		

PROJECT NAME	CLIENT	ROADWAY	DRAINAGE	UTILITIES	FEDERAL FUNDED	STATE FUNDED	CITY/COUNTY FUNDED	WATER/WASTEWATER	MEP FACILITIES
SH 146 // Houston, TX	TxDOT				●	●			
Center Street Reconstruction and Extension // Houston, TX	Harris County	●	●				●		
Staff Augmentation // Fort Bend County, TX	Fort Bend County						●		
Bryan Road Reconstruction and Widening // Fort Bend County, TX	Fort Bend County	●	●				●		
US 77 // Kingsville, TX	TxDOT			●		●			
Mueschke Road Park and Maintenance Facility // Harris County, TX	Harris County						●		
Sam Houston Tollway East Hydraulic Impact Analysis and Drainage Design // Harris County, TX	Harris County Toll Road Authority		●				●		
SL 360 Grade Separation Walsh Tarlton Lane // Austin, TX	TxDOT	●			●	●			
SH 302 // Odessa, TX	TxDOT	●	●		●	●			
Schiel Road // Harris County, TX	Harris County	●	●				●		
FM 1463 // Houston, TX	TxDOT	●	●		●	●			
Lake Casa Blanca International State Park // Laredo, TX	Texas Parks & Wildlife	●	●			●			
Laredo College South Campus Automotive Center Expansion // Laredo, TX	Able.City	●	●			●			
Uni-Trade Stadium // Laredo, TX	City of Laredo	●					●		
Port Drive Roadway Extension // Laredo, TX	City of Laredo	●					●		
United ISD Washington Middle School Drainage Improvements // Laredo, TX	United ISD		●			●			

PROJECT NAME	CLIENT	ROADWAY	DRAINAGE	UTILITIES	FEDERAL FUNDED	STATE FUNDED	CITY/COUNTY FUNDED	WATER/WASTEWATER	MEP FACILITIES
World Trade Bridge FAST Lanes Relocation // Laredo, TX	City of Laredo	●					●		
Pharr Headquarters HVAC Upgrade // Pharr, TX	TxDOT					●			●
Pharr Headquarters Parking Lot Improvements // Pharr, TX	TxDOT	●	●			●		●	
Youth Village MEP Renovation // Seabrook, TX	Harris County						●		●
Walnut Creek WTP Maintenance Shop HVAC Upgrades // Austin, TX	City of Austin						●		●
US 181 Harbor Bridge // Corpus Christi, TX	TxDOT			●		●		●	
State Loop 88 Utility Engineering and Verification // Odessa, TX	TxDOT			●		●			
Roosevelt Avenue: South St. Mary's Street/ UPRR Underpass to Steves Avenue // San Antonio, TX	San Antonio Water System						●	●	
Judson Road Water Infrastructure Improvements // San Antonio, TX	San Antonio Water System			●			●	●	

EXPERIENCE AND RECENT PROJECTS

A sampling of the firm's relevant experience for governmental agencies within the past two years is provided on the following pages.

Roadway | H&H Analysis | Drainage | Traffic Eng. & Design | Pavement Management | Utilities | Water / Wastewater

Erosion & Sediment | MEP | Civil | Environmental Eng. | Federal Funding | State Funding | City/County Funding

ALBERTA ROAD

CITY OF EDINBURG // EDINBURG, TX

KCI is providing PS&E to reconstruct and widen a two-lane rural roadway segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer. Plans include typical sections, earthwork, general notes, roadway and storm sewer plan and profile sheets, outfall plan and profile, traffic control layouts and details, intersection improvements, traffic signal design, signing, and pavement markings and details, environmental permits, and SWPPP layouts.

This project is fiscally constrained under the City of Edinburg bond program, requiring a considerable value engineering effort pre-bid and post-award in partnership with the successful contractor. Value engineering measures incorporated into this project have resulted in decreased lane width, which lowered roadway costs by avoiding the removal and replacement of eight traffic signal poles and a signal controller. Consolidation of pedestrian and bicycle facilities have decreased the roadway width (on-street bicycle facilities) to minimize conflict with compensable utilities and reduce impervious area. This reduced the design peak flow to our storm drain system and outfall structure, reducing pipe sizes and the number of curb inlets.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE

FAYSVILLE DRAIN

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 // HIDALGO COUNTY, TX

This project, which was part of the 2018 Hidalgo County Drainage District Bond Program, will alleviate flooding in Faysville and the surrounding areas west of US 83. We performed hydrologic analysis and hydraulic design, authored a drainage report, performed preliminary and final design, and produced final PS&E. In addition, we will also provide construction-phase services.

The existing hydraulics and hydrology condition was analyzed using WMS, HEC-HMS, and the Rain on 2D Mesh component within HEC-RAS. The final design of the Faysville Drain segment was determined iteratively by producing proposed hydraulic models in HEC-RAS and comparing the hydraulic performance under 2D-unsteady state conditions.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE // Glenn Graham, PE

HIGHWAY SAFETY IMPROVEMENT PROGRAM

HIDALGO COUNTY // HIDALGO COUNTY, TX

Under an on-call contract with the Hidalgo County, KCI provided traffic and safety studies in support of the submission of 13 project locations within Precinct 3. KCI identified the projects for consideration of funding via applicable programs and submit existing and proposed safety performance measures, preliminary proposed layouts, and preliminary construction cost estimates.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Diego Leyva, PE, PTOE // Desiree Banda

US 77 UTILITY COORDINATION

TxDOT PHARR DISTRICT // KENEDY COUNTY, TX

This TxDOT project is for the expansion of US Highway 77 South from Kingsville to Raymondville to accommodate the continued area growth. KCI provided utility coordination and Levels A, B, C, and D SUE for this project. Levels C and D were performed first to allow for determination of locations for Level A test holes. The survey work was in conjunction with the SUE.

PARTICIPATING PERSONNEL: Scott Stockburger, PE

US 281

TxDOT PHARR DISTRICT // EDINBURG, TX

KCI is assisting with the PS&E and related documents for the Rural Expressway Facility on US 281 from 0.69 miles south of SH 186 to 0.34 miles north of FM 470 in Hidalgo County. We are managing a team of subconsultants to complete the roadway and bridge design, H&H design, traffic signal design, survey, and geotechnical data collection.

KCI is performing data collection and field reconnaissance. We are also providing technical assistance for the social, economic, and environmental studies and public involvement.

Using Bentley's OpenRoads 3D Design technology, we will prepare the roadway design including typical sections, mainlane and frontage roads, interchange, cross streets, cut and fill quantities, pavement design, and pedestrian and bicycle facilities. We are conducting field inspection to observe current drainage conditions at the outfall channels, cross drainage structures, drainage easements, the tributary channel, and adjoining land development projects. KCI is conducting a hydrologic study including calculation of discharges and comparison of calculated discharges to the effective FEMA flows.

We are performing a hydraulic design and analysis using HEC-RAS. We are quantifying impacts, beneficial or adverse, in terms of increases in peak flow rates and water surface elevations. We are designing and analyzing storm drains, cross-drainage structures, and temporary drainage facilities. We will develop the PS&E for the hydraulics. Additional services include signing, pavement markings, signalization, utility engineering, retaining walls, and TCPs.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE // Glenn Graham, PE

MILE 1 EAST IMPROVEMENTS

CITY OF MERCEDES // MERCEDES, TX

KCI provided S&E review for the reconstruction of this 1.4-mile corridor, which runs from BUS 83 (south end) to the Mile 8 North (north end) and consisted of urban and rural roadways. Design for the urban section of the roadway consisted of the reconstruction and widening the existing roadway to consist of two 12-foot wide travel lanes (one lane in each direction), a 16-foot continuous left turn lane, two 10.5-foot shoulders, and a 6-foot-wide sidewalk on each side of the roadway. We completed the design for the construction of a storm sewer system including multiple drainage inlets along the roadway.

Proposed improvement for the rural section consisted of the reconstruction and widening of the existing roadway to include two 12-foot travel lanes (one in each direction), and a 12-foot continuous left turn lane. The storm water design for this section consisted of conveying the existing outfalls via roadside ditches. The project corridor included several utility conflicts. We used an avoid, minimize, accommodate approach for all utilities in the corridor.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE

BRENNAALEEN DRAINAGE IMPROVEMENTS

CITY OF EDINBURG // EDINBURG, TX

The purpose of the drainage project is to alleviate flooding in Brennaaleen Park, Cedar Heights, and Greenbriar Subdivisions by creating additional detention volume. The project will be carried out in two phases. Phase I will involve the construction of a 120 LF bore and a 36-inch storm sewer connection leading to the proposed detention pond. The pond will discharge into the drainage canal near Freddy Gonzalez Drive. To adequately convey stormwater from the Greenbriar Subdivision and mitigate flooding, a 15-foot drainage easement will be obtained. During Phase II, the paving on Cedar Street, extending from Freddy Gonzalez north to the cul-de-sac, and Cynthia Drive, from Freddy Gonzalez Drive to north to Cedar Street, will be reclaimed.

Additionally, the drainage infrastructure in Cedar Heights and Greenbriar Subdivisions will be replaced with new infrastructure. These improvements will enhance the capacity of the drainage system, thereby reducing the risk of flooding. A survey was conducted by a previous firm; however, some of the data required verification, thus necessitating field visits. These visits proved to be pivotal in redesigning the drainage system. Throughout the process, the residents' property was taken into consideration, and the design was modified accordingly while maintaining its efficiency. Coordination with the City of Edinburg was imperative to meet design criteria and ensure timely completion.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda

STAGECOACH TRAIL

CITY OF BROWNSVILLE // BROWNSVILLE, TX

The Stagecoach Trail was renovated using Capital Improvements Project funds. This project involved long-term investments in the City's infrastructure and facilities to enhance its residents' overall quality of life. KCI provided the PS&E for various improvements such as drainage and roadway enhancements, construction of sidewalks, and shared-use paths.

KCI was also responsible for roadway and drainage upgrades to Morrison Road, located at the junction of Stagecoach Trail. These improvements included

the installation of new drainage structures and new pavement. The enhancements to Morrison Road further enhanced the safety and accessibility of the trail. Overall, this project represented a significant investment in the City's future. The improvements to Stagecoach Trail and Morrison Road will enhance the community's quality of life and provide residents and visitors with a safe, enjoyable recreational area.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE

NORTH MAIN DRAIN PHASE III

HIDALGO COUNTY // EDINBURG, TX

KCI provided design survey services for the PS&E drainage design for the North Main Drain III Phase I Project. KCI completed research, field work, analysis, computation, and documentation necessary to complete a detailed topographic survey of the project site. Utilizing GPS, digital levels, and conventional survey equipment we located cross-sections, horizontal and vertical locations of utilities and improvements, and details of bridges and structures. We also reviewed right-of-way maps and established control points. KCI completed right of entry, right-of-way research, and deed and plat research.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT

MCDAVITT BOULEVARD & OAK STREET / ROOSEVELT STREET TRAFFIC SIGNAL

CITY OF BROWNSVILLE // BROWNSVILLE, TX

For this project, two offset three-leg signalized intersections were reconfigured and combined to function as a four-leg signalized intersection. KCI's scope included utility coordination, identifying existing traffic signal inventory, existing pedestrian facility assessment, and designing new pedestrian facilities, pavement markings, and the new signalized intersection with new electrical service, TS-2 signal controller, and pedestrian poles and signal heads.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Diego Leyva, PE, PTOE, RSP1

NORTH BRIDGE AVENUE TRAFFIC IMPACT ANALYSIS

CITY OF BROWNSVILLE // BROWNSVILLE, TX

The design aimed at salvaging as much of the existing traffic signal inventory as possible to optimize project value (keeping construction cost to a minimum) and to minimize or eliminate construction activities that require lane shifts and/or lane closures. The final design utilized the existing traffic signal poles, existing mast arms, and required only one new clamp on mast arm; which allowed KCI to reduce the construction cost estimate by 40%. Further, by utilizing the existing poles, KCI avoided drilled shaft construction and lane closures for construction staging, reducing impact to operation of the corridor and existing intersection. The purpose of this project is to develop a commercial subdivision with retail lease spaces and restaurants.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Diego Leyva, PE, PTOE, RSP1

ALLEY REHABILITATION

CITY OF McALLEN // McALLEN, TX

The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process. To optimize drainage performance, we implemented an inverted crown typical section while maintaining minimal profile cross slopes to ensure a steady flow across the entirety of the alleys. Lastly, we estimated the construction costs for each alley, ensuring adherence to the City's budgetary constraints while incorporating a 20% contingency provision.

PARTICIPATING PERSONNEL: Oscar Garza, PE, SIT // Carlos Juarez, PE // Desiree Banda // Grant Martinez, PE

PAVEMENT ASSESSMENT

CITY OF KYLE // KYLE, TX

In 2015, the City of Kyle selected KCI to provide a comprehensive street condition assessment for the City's 360 lane miles of asphalt streets and implement a Pavement Management System (PMS) using the PAVER™ software. KCI was again hired in 2023 to perform a City-wide automated pavement distress survey focusing on existing pavement conditions and curbs, documenting all existing distress types, severity, and extent, and determining a condition score for approximately 184 centerline miles (375 lane miles) of asphalt streets.

The assessment included the city's pavement conditions and right-of-way assets such as sidewalks, streetlights, PEC electric meters, signs, and supports. The survey was conducted using automated LCMS technology and involved capturing images to document existing cracking, pavement undulations, and minor failures. KCI then provided the City with Overall Condition Index (OCI) for all documented streets to allow for future planning and rehabilitation purposes. OCI was determined to describe the surface ratings to assess the extent, severity, or type of conditions that affect scoring. The asset database included pavement condition, ride score, and other pertinent data from block to block. The pavement and ROW asset database, provided via a geodatabase format, was incorporated into the City's GIS system and Cartegraph OMS. KCI provided the City Council members with an executive summary of the current pavement conditions analytics, budget scenarios, and a multi-year plan. This was done to assist in justifying the budget requirements for pavement maintenance and rehabilitation. The final report will include all data and findings, recommendations for rehabilitation, and estimated pavement life of all identified sections.

PARTICIPATING PERSONNEL: Frank Jaster, PE

YOUTH VILLAGE MEP RENOVATION

HARRIS COUNTY // SEABROOK, TX

Harris County Youth Village is a youth education facility in Seabrook. This project involves renovating multiple buildings on their campus, including the central plant, gym building, trades building, administrative building, classroom building, and girls dormitory. KCI is providing MEP, civil, and structural services for the replacement of HVAC systems and relocation and replacement of electrical systems.

PARTICIPATING PERSONNEL: Chris Clements, PE, LEED AP

McALLEN DATA CENTER

MDC // McALLEN, TX

KCI is providing MEP engineering design services for this addition, which includes a new data center in an existing space with associated UPS, CRAC units, and distribution serving a newly-formed IT room. KCI will work with client on specifications and engineering needed to serve an A and B side at 400 kW per side.

PARTICIPATING PERSONNEL: Chris Clements, PE, LEED AP

PARKING LOT DRAINAGE IMPROVEMENTS

TxDOT PHARR DISTRICT // PHARR DISTRICT, TX

KCI provided grading, drainage, site lighting, and pavement design services for the Parking Lot at the Pharr District HQ. The work focused on the removal and re-design of failed asphalt concrete pavement, structural slabs, and foundations in the parking lot area within an existing 26-acre site, which previously contained a commercial business. A new pavement design, drainage features, and a parking lot layout was provided in the design documents for TxDOT's use in bidding the project. KCI's scope also included topographical survey and a geotechnical assessment.

Through owner-driven needs for the growth of the HQ, TxDOT has continually re-engaged KCI through separate task orders for assistance with changing the design layout of the parking lot and associated appurtenances. Each design has cycles that lasted 2.5 months with 50% to 95% and 100% review cycles.

PARTICIPATING PERSONNEL: Chris Clements, PE, LEED AP // David Russell, PE

PNC BANK

PNC BANK // McALLEN, TX

KCI provided MEP services for a building renovation at the existing PNC bank located in McAllen, TX. Renovations included adding supplemental HVAC to conference and IDF rooms, refreshing the lighting to LED's with a modern architectural aesthetic. UPS and emergency power considerations and planning were needed to maintain critical back up to the key rooms within the renovated space.

PARTICIPATING PERSONNEL: Chris Clements, PE, LEED AP

CRANE AND VEHICLE STORAGE BUILDINGS

ONEGAS // HARLINGEN, TX

KCI is providing MEP services to assist OneGas in building a new crane building and Picarro vehicle storage building at their existing site in Harlingen, TX. The crane building will house a 2-ton crane, warehouse storage, restroom, and overhead doors in and out. The Picarro vehicle storage building will be used to house gas detection trucks. No maintenance of these vehicles will take place in the garage. Additionally, there will be some site lighting modifications and new electronic gates.

PARTICIPATING PERSONNEL: Chris Clements, PE, LEED AP



TAB 3

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Team Member Qualifications and Experience

Mr. Garza will serve as KCI's Project Manager for this contract. He will be supported by Dawn Green, PE, Project Principal. They have reviewed the documents associated with RFQ #2024-9 and have assembled an internal project team with the required professional licenses, background, training, availability, and qualifications to complete assigned projects under each specialized category.

Mr. Garza has practical experience designing and managing projects for the City and throughout Hidalgo County. Within the past five years he has designed and/or managed projects totaling more than $500M. Mr. Garza is a "hands on" Project Manager who personally embeds himself in the heavy lifting of the design and development of all aspects of projects assuring the overall progress is taking strides toward successful completion (submitting quality deliverables on time and within budget). By taking a more involved role in the design process, Mr. Garza can anticipate any potential design delay issues and proactively adjust resources to maintain project schedules. Furthermore, his vast practical experience in every component of project development allows him to immediately fulfill any design or construction project role as needed. He is well accomplished at directing complete design and construction teams for similar maintenance, reconstruction, widening, and new location projects. He is skilled at time and budget management, incorporating public stakeholder concerns, project team leadership, and construction administration. Mr. Garza will monitor project development using project controls to shift resources and maintain the project schedule. He will review monthly billing reports showing itemized work in progress, overall budget, dollars spent, and remaining budget. He will use these reports to assess immediate and future staffing needs and to develop client specific progress reports. He will rely on his project management experience to lead the design team through proactive communication, personal involvement, and delegation.

While working at TxDOT, Mr. Garza provided oversight and aided in quality assurance for several state and federal program projects. This provided him with a thorough understanding of state and federal obligations of the local agencies on these types of projects as well as the key high-risk issues that local agencies need to be aware of to deliver a successful project.

Our motivated and experienced team understands that time is of the essence to design and construct awarded projects. Mr. Garza and Ms. Green will provide project management and team leadership to accomplish the project's objectives while complying with the City's standards and requirements. Ms. Green will support Mr. Garza by verifying he has the technical resources needed to complete the requirements of each assignment within the City's expected schedule.

TEAM ORGANIZATION CHART

KCI has the experience and personnel required to assist the City with all facets of infrastructure projects for residents, businesses, and surrounding jurisdictions. Below is an organizational chart showcasing KCI's ability to handle all of the tasks proposed under this contract per category.

THE CITY OF Edinburg



Oscar Garza, PE,SIT*
Project Manager

Dawn Green, PE*
Project Principal



Desiree Banda, EIT*
Deputy Project Manager

ENGINEERING DESIGN

Street Infrastructure Evaluation and Improvements
Carlos Juarez, PE

Pavement Management and Improvements
Frank Jaster, PE

Utility Infrastructure Evaluation and Improvements
Scott Stockburger, PE

Erosion and Sediment Control Design (SWPPP)
Grant Martinez, PE

Water and Wastewater Evaluation and Improvements
David Russell, PE

Hydrology & Hydraulics
Grant Martinez, PE

Transportation Evaluation
Glenn Graham, PE

Traffic Engineering Services
Diego Leyva, PE, PTOE, RSP1

Traffic Signal Design
Diego Leyva, PE, PTOE, RSP1

Environmental Engineering Services
Robb Fishman, AICP, REM

Civil Engineering
Edward Ochoa, PE, RPLS

MEP Engineering Services
Chris Clements, PE, LEED AP

KCI has more than 200 Texas employees available to support the task leaders identified for each service category above.



DAWN GREEN, PE
Project Principal

BS in Civil Engineering, Texas A&M University // PE #79721 // 33 Years' Experience

Ms. Green's 33 years of experience includes project management and design of a wide variety of engineering assignments, primarily focusing on large municipal projects involving roadway, drainage, water, and wastewater system design. She also works with entities to help acquire funding for projects. In her role as Vice President of KCI, she helps leverage the opportunities and growth for KCI throughout Texas.

As Project Principal, Ms. Green is responsible for providing resources to the team to allow for the successful delivery of projects to the City. She will interface with the City as another line of communication to confirm KCI's understanding of the City's needs and assist in achieving the project goals. She will monitor contract compliance and serve as the senior executive for resolution of any issues that may be escalated. Her relevant experience includes:

Advanced Transportation District Program, City of San Antonio. Project Manager. The project included scoping, preparing cost estimates, and construction drawings for sidewalk replacement projects throughout the City of San Antonio. Ms. Green's responsibilities included site visits, preliminary analysis, identifying environmental constraints, identifying utility conflicts, and preparing construction drawings. The program also included bid preparation and advertisement, construction inspection and administration, and contract closeout. Ms. Green was responsible for coordinating with the contractor and citizens to provide information on the project areas.

Bulverde Road Improvements, Bexar County. Principal in Charge. Ms. Green managed this one-mile, $6M roadway reconstruction project in northern Bexar County. The project included roadway reconstruction and drainage improvements and developing roadway and drainage design alternatives, traffic study, geotechnical investigation, preliminary structural design, SUE, environmental permitting, and survey.



OSCAR GARZA, PE, SIT
Project Manager

BS in Civil Engineering, University of Texas, San Antonio // PE #122125; SIT #110657 // 13 Years' Experience

Mr. Garza is personally invested in this region's infrastructure as a Hidalgo County resident, business owner, Board Member of the Hidalgo County Irrigation District #6 and Office Manager of KCI's Mission office. He has amassed practical and proven project methodology to solve unique design issues and challenging project schedules. His key strengths include project management, agency coordination, project scoping, scheduling, budgeting, cost control, design processes and problem resolutions. His background includes H&H; drainage, roadway, and traffic design; and construction engineering and inspection. He is proficient in legacy GeoPAK (2D Design) and SS3 and newer 3D Modeling and Design. Prior to joining KCI, Mr. Garza worked for the TxDOT Pharr District. His relevant experience includes:

Alberta Road, City of Edinburg. Project Manager. KCI is providing PS&E to reconstruct and widen a two-lane rural roadway segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer.

US 281 Rural Expressway Facility, TxDOT Pharr District. Project Manager. PS&E for improvements to US 281. The project limits are from 0.60 miles south of SH 186 to 0.34 miles north of FM 490 in Hidalgo County. Mr. Garza is overseeing the roadway design, TCP, and drainage design.

FM 681, TXDOT Pharr District. Project Manager. PS&E for a full depth reconstruction and widening of the roadway consisting of grading, lime treatment, subgrade, flexible base, asphalt concrete pavement, drainage improvements, retrofit concrete rail at existing bridge structures, metal beam guard fence, traffic signals, signing, and pavement markings.

Faysville Drain, Hidalgo County Drainage District No. 1. Project Manager. This project involved performing hydrologic analysis and hydraulic design, authoring a drainage report, performing final preliminary and final design, producing final PS&E, and providing construction phase services.

Mile 1 East Improvements, City of Mercedes. Project Manager. S&E review and PS&E services for the reconstruction of Mile 1 East. This 1.4-mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways. This project is a local let project in Hidalgo County funded by federal, state, and city monies. KCI is involved in developing the Advanced Funding Agreement between the Rio Grande Valley Metropolitan Planning Organization, TxDOT, City of Mercedes, and Hidalgo County.

Highway Safety Improvement Program - Traffic and Safety Studies, Hidalgo County. Project Manager. KCI provided traffic and safety studies in support of the submission of 13 project locations within Precinct 3. KCI identified the projects for consideration of funding via applicable programs and submit existing and proposed safety performance measures, preliminary proposed layouts, and preliminary construction cost estimates.



DESIREE BANDA

Deputy Project Manager

9 Years' Experience

Ms. Banda has over nine years of civil engineering experience. She has designed and drafted drainage and roadway systems, including roadway medians and pavement grading for various cities. She prepared civil site plans and converted topographic data into CAD drawings. Fluent in both English and Spanish, she is approachable, has strong presentation skills, and is a creative problem solver. She is proficient with AutoCAD Civil 3D, MicroStation, and Microsoft Office Suite. Ms. Banda is intimately familiar with the City of Edinburg, as evidenced by her experience below:

Brennaaleen Drainage Improvements, City of Edinburg, Engineer-in-Training. The drainage project aims to alleviate flooding in Brennaaleen Park, Cedar Heights, and Greenbriar Subdivisions by creating additional detention volume. The project will be carried out in two phases. Phase I will involve the construction of a 120 LF bore and a 36-inch storm sewer connection leading to the proposed detention pond. The pond will discharge into the drainage canal near Freddy Gonzalez Drive. To adequately convey stormwater from the Greenbriar Subdivision and mitigate flooding, a 15-foot drainage easement will be obtained. During Phase II, the paving on Cedar Street, extending from Freddy Gonzalez north to the cul-de-sac, and Cynthia Drive, from Freddy Gonzalez Drive to north to Cedar Street, will be reclaimed. Additionally, the drainage infrastructure in Cedar Heights and Greenbriar subdivisions will be replaced with new infrastructure. These improvements will enhance the drainage system's capacity, thereby reducing the risk of flooding. Another firm conducted a survey; however, some of the data required verification, thus necessitating field visits. These visits proved to be pivotal in redesigning the drainage system. The residents' property was considered throughout the process, and the design was modified accordingly while maintaining efficiency. Coordination with the City of Edinburg was imperative to meet design criteria and help ensure timely completion.

Alberta Road, City of Edinburg. Transportation Engineer. KCI is providing PS&E to reconstruct and widen a two-lane rural roadway segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer. This project is fiscally constrained under the City of Edinburg bond program, requiring a considerable value engineering effort pre-bid and post-award in partnership with the successful contractor. Value engineering measures incorporated into this project have resulted in decreased lane width, which lowered roadway costs by avoiding the removal and replacement of eight traffic signal poles and a signal controller.



CARLOS JUAREZ, PE

Street Infrastructure Evaluation and Improvements

BS in Civil Engineering, Texas A&M University, Kingsville // PE #122006 // 14 Years' Experience

Mr. Juarez has 14 years of experience in the industry and has completed schematic and PS&E for many transportation design projects. He has an expertise in completing complicated roadway design for PS&E projects. Mr. Juarez has comprehensive experience in transportation and drainage engineering including developing complete PS&E. He has comprehensive experience in transportation and drainage engineering including developing complete PS&E. He has completed drainage studies and designs for rural and

complex roadway systems. He has used Watershed Modeling System software to delineate watersheds and perform hydraulic analysis. He is also experienced in HY-8 to design and analyze culverts. His relevant experience includes:

Alberta Road, City of Edinburg. Project Engineer. KCI is providing PS&E to reconstruct and widen a two-lane rural roadway segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer.

SH 107, TxDOT Pharr District. Project Engineer. Mr. Juarez is managing the PS&E for the reconstruction of SH 107 from a two-lane rural roadway with eight-foot shoulders from FM 1425 to the IBWC Floodway East Levee. The project included 10 existing culverts. Existing culverts were analyzed using HY-8 to determine discharge, headwater, and velocity. The culvert layouts were developed for the project.

SH 27, TxDOT San Antonio District. Project Engineer. Mr. Juarez provided preliminary engineering services for 14.42 miles of SH 27 for improvements between Spur 100 and Pankratz Road. The drainage elements included preliminary ditch layouts and cross-section development. Mr. Juarez ensured sidewalk and ditch sections fit within existing ROW and looked at potential new ROW areas for proper sidewalk and ditch placement.

Faysville Drain, Hidalgo County Drainage District No. 1. Project Engineer. Mr. Juarez used HEC-RAS to develop the drainage model for project. LiDAR and field survey data was analyzed to create new ditch cross-sections. He also developed PS&E for drainage ditch widening project.



FRANK JASTER, PE

Pavement Management and Improvements

BS in Civil Engineering, Texas A&M University // PE #60985 // 43 Years' Experience

Mr. Jaster has provided numerous pavement forensic investigations within much of south, west, and east Texas. The age of the various pavements investigated ranges from newly constructed pavements to pavements more than 20 years old. The pavements ranged from parking lots to major interstate highways, city streets, private drives, and racetracks. Also, Mr. Jaster served on a City of San Antonio Pavement Failure Task Force.

Mr. Jaster has designed many pavements throughout the South Central Texas areas, including runways for Los Cuerños Ranch and 74-Ranch. He has designed pavements for TxDOT, the cities of San Antonio and New Braunfels, Bexar, and surrounding counties, and various projects for parking lots and driveways. Mr. Jaster has also prepared numerous pavement designs, including private drives, parking lots, city streets, TxDOT roadways, private runways, and US Air Force Base runways/taxiways. He also participated in the specification amendments for the City of San Antonio and has written the civil specifications for numerous US Army Corps of Engineer projects.

2015 Pavement Evaluation & Assessment, City of Kyle. Pavement Design Engineer. Mr. Jaster provided a comprehensive street condition assessment for the City's 124-lane miles of asphalt streets. The team conducted a semi-automated pavement distress survey focusing on existing pavement conditions and documenting all existing cracking, pavement undulations, and minor failures. The team processed the data and downloaded the PCI and IRI scores into Street Saver®, which was utilized to prepare report charts and maps. This report included a summary of all findings, color-coded maps based upon PCI and IRI scores, and a ranking of the lowest scores, including corrective measures (i.e., total reconstruction, rehabilitation, resurfacing, crack sealing, etc.), and a detailed cost estimate for diverse options for correction. KCI also joined City staff in presenting the report to their City Council and Mayor.

2023 Pavement Evaluation & Assessment, City of Kyle. Pavement Design Engineer. Mr. Jaster used automated LCMS technology to survey the city's pavement conditions and right-of-way assets, documenting pavement distresses and providing an Overall Condition Index (OCI) for future planning and rehabilitation efforts. Asset inventory and conditions data was stored in the PAVER™ and Cartegraph OMS database and provided to the City in shape file format. The team also configured the Asset Condition Manager and Scenario Builder for conditions analysis, deterioration curves development, and maintenance and rehabilitation planning.

Hausman Road, Loop 1604 to IH 10, City of San Antonio. Pavement Design Manager. Mr. Jaster served as the Pavement Design Engineer for the Hausman Road Schematic. His team consisted of traffic, drainage, geotechnical, and subsurface utility engineers who studied the Hausman Road Corridor and developed a schematic design for roadway reconstruction and widening. The design incorporated Low Impact Development (LID) design elements that satisfied the TCEQ requirements for development over the Edwards Aquifer Recharge and Contributing Zones.

Blanco Road: Hildebrand to Jackson Keller, City of San Antonio. Pavement Design Engineer. Mr. Jaster served as the pavement design engineer for this 2.5-mile section of Blanco Road. In developing the recommendations for improvements and existing land use, he evaluated driveway locations, utilities, construction impacts to property owners, construction costs, existing roadway geometrics, and the need for ROW acquisition.



SCOTT STOCKBURGER, PE

Utility Infrastructure Evaluation and Improvements

BS in Civil Engineering, Texas A&M University // PE #80299 // 35 Years' Experience

Mr. Stockburger is a transportation engineer with 35 years of experience focused on utility design, coordination, and relocation. He is also an expert in highway design and construction, which enables him to understand and mitigate various conflicts on complex projects. He has managed complex projects involving large groups of technical employees and consultants, as well as multiple project phases from schematics and PS&E stages through construction. He is knowledgeable and compliant with applicable rules, regulations, plans and specifications. He has extensive knowledge of the TxDOT Utility Accommodation Rules (UAR); Code of Federal Regulations (CFR); ROW policies and procedures; and utility agreements including preparation, contracts, conflict analysis and corridor planning. His relevant experience includes:

US 77 Utility Coordination, TxDOT Pharr District. SUE Manager. Mr. Stockburger provided oversight for the utility coordination and QL A, B, C, and D SUE for this project Levels C and D were performed first to allow for determination of locations for Level A test holes.

FM 3248, TxDOT Pharr District. SUE Manager. As a subconsultant, KCI provided QL-A, -B, -C, and -D SUE services to map existing utilities present along FM 3248 to facilitate PS&E design and identify conflicts within the proposed project limits.

SH 48, TxDOT Pharr District. SUE Manager. Mr. Stockburger managed the team responsible for level B and C SUE work to support schematic design for the rehabilitation of SH 48 from FM 511 to SH 4.

Mile 1 East Improvements, City of Mercedes. SUE Technician. This project included S&E review for the reconstruction of Mile 1 East for the City of Mercedes. This 1.40-mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consisted of urban and rural roadways. This project was a local let project in Hidalgo County funded by federal, state, and city monies. KCI developed the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County.



GRANT MARTINEZ, PE

Erosion and Sediment Control Design (SWPPP) | Hydraulics & Hydrology

BS in Civil Engineering, University of Texas at Rio Grande Valley // PE #146525 // 6 Years' Experience

Mr. Martinez has over six years of experience working on various transportation projects. His experience involves extensive coordination of roadway design, hydrologic analysis, storm system/detention design, and utility coordination/design. He is familiar with GeoPAK, MicroStation, AutoCAD Civil 3-D, ArcGis, and HEC-RAS software.

Alberta Road, City of Edinburg. Project Engineer. KCI is providing PS&E to reconstruct and widen a two-lane rural roadway segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer. Plans included typical sections, earthwork, general notes, roadway and storm sewer plan and profile sheets, outfall plan and profile, traffic control layouts and details, intersection improvements, traffic signal design, signing, and pavement markings and details, environmental permits, and SWPPP layouts.

Alley Rehabilitation, City of McAllen. Project Engineer. The primary objective of this project was the rehabilitation of alleys in subpar conditions while prioritizing the mitigation of utility conflicts and enhancing drainage efficiency. KCI orchestrated the design of horizontal alignment, vertical alignment, pavement, and driveways for 26 alleys within the City of McAllen utilizing OpenRoads Designer software. Conducting a comprehensive topographic survey proved instrumental, facilitating the precise identification and resolution of utility conflicts by developing a utility conflict matrix. This survey also provided terrain elevations from which we created a digital terrain model essential for the drainage design process. To optimize drainage performance, we implemented an inverted crown typical section while maintaining minimal profile cross slopes to ensure a steady flow across the entirety of the alleys. Lastly, we estimated the construction costs for each alley, ensuring adherence to the City's budgetary constraints while incorporating a 20% contingency provision.

Mile 1 East Improvements, City of Mercedes. Project Engineer. This project included S&E review for the reconstruction of Mile 1 East for the City of Mercedes. This 1.40-mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consisted of urban and rural roadways. This project was a local let project in Hidalgo County funded by federal, state, and city monies. KCI developed the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County. Mr. Martinez supported the S&E review and PS&E services.

US 281 Segment 1: SH 186 to FM 490, TxDOT Pharr District. Project Engineer. This project is for proposed improvements to US 281 in Hidalgo County. KCI is responsible for directing and coordinating all activities associated with the project to comply with state and federal policies and procedures, and to deliver the work on the established timeline.



DAVID RUSSELL, PE

Water and Wastewater Evaluation and Improvements

BS in Civil Engineering, University of Texas at San Antonio // PE #123318 // 13 Years' Experience

Mr. Russell is a project manager with 13 years of experience. His passion for the work, ability to collaboratively partner with his clients, and desire to lead a team has propelled his career forward in just a few short years. He offers diverse expertise in all phases of the project lifecycle from inception to completion including design, planning, assessing utility conflicts, and construction oversight. Mr. Russell has provided consulting services on various general civil and utility infrastructure projects for state, county, and city agencies across the state of Texas. His relevant experience includes:

Roosevelt Avenue: South St. Mary's Street/UPRR Underpass to Steves Avenue, San Antonio Water System (SAWS). Project Manager. Mr. Russell is the design lead for water and sanitary sewer adjustments and utility relocations. The project replaces 1,600 LF of 12-inch, 8-inch and 6-inch water mains. The work also includes replacement of fire hydrants, water valves, and service connections. KCI is also evaluating the impact against the sanitary sewer main alignment and minimizing the work to only adjust cleanouts to final elevation of the proposed sidewalk improvements

Judson Road Water Infrastructure Improvements, SAWS. Project Manager. Mr. Russell managed the planning, design, and bidding phase services for a new 2,000 LF of 16-inch HDPE water main for the SAWS Northeast Service Center. A duplex lift station with grinder pumps was also designed and 4,500 LF of 3-inch HDPE sanitary sewer force main along CoSA and TxDOT's ROW. Design included HDPE to ductile iron pipe connections, new fire hydrants, and service connections. The force main construction was completed using open trench and trenchless methods. Subsurface utility exploration located two 12-inch steel high pressure gas mains adjacent to the proposed water main alignment. Coordination and permitting with the CoSA and TxDOT was required. Mr. Russell provided oversight construction phase services.

2018 Dead End Mains, SAWS. Project Engineer. KCI provided planning/design services for the elimination program, including a concept report to establish means for organizing/categorizing the first 190 priority dead ends. Part of this effort was to identify the initial group of projects to meet cost constraints. Group 1 was fast-tracked to meet a January 2019 deadline. The design included 1,500 LF of 8-inch to 16-inch water mains at 10 locations. Mr. Russell designed the water system improvements and assisted the design team with accurate construction documents for bidding.



GLENN GRAHAM, PE

Transportation Evaluation

BS in Civil Engineering, Texas A&M University // PE # 72761 // 35 Years' Experience

Mr. Graham's background includes planning, design, and management of a wide range of transportation projects. His experience includes program management, feasibility studies, route location studies, environmental studies, traffic engineering, transportation planning, travel demand modeling, schematic design, final design, and preparation of PS&E for major roadway projects throughout Texas. He has managed and supported several significant program management projects. He has also led many workshops and public meetings requiring him to present the technical findings of transportation studies. Mr. Graham has experience managing indefinite delivery contracts for multiple TxDOT districts, and was responsible for managing over 25 work authorizations for the Lufkin District that ranged in scope from traffic and feasibility studies, to schematic design and plans, specifications, and estimates of urban streets and rural highways. He has also managed two indefinite delivery environmental planning contracts for the TxDOT Houston District. In recent years, his focus has been on program management for toll road and county-wide bond programs. His relevant experience includes:

SH 302, TxDOT Odessa District. Project Manager. Schematic design for widening of an urban corridor along SH 302 for existing rural two-lane highway in Winkler County. Mr. Graham managed the team responsible for conceptual designs and executing the evaluation of alternatives (transportation evaluation) against the purposed and need of the project.

FM 2920 from North Willow Street to IH 45, TxDOT Houston District. Project Manager. Mr. Graham managed the schematic and environmental design and alternatives analysis for the project. He assembled and managed the team of subproviders and developed the WA scope and fee and proposed schedule. He prepared the Project Management Plan (PMP) including the QA/QC plan. His team prepared the schematic design using OpenRoads in a 3D design environment.



DIEGO LEYVA, PE, PTOE, RSP1

Traffic Engineering Services | Traffic Signal Design

BS in Civil Engineering, Texas A&M University // PE #123378; PTOE #4193; RSP1 #1055 // 13 Years' Experience

Mr. Leyva has over 13 years of experience in transportation and traffic operations, including sign and pavement markings, traffic control plans, traffic signal design, illumination design, intelligent transportation system (ITS), traffic impact analysis, traffic operations studies, traffic signal timing, traffic signal warrant analysis, roadway plan and profile, storm sewer design, utility design, plats, public improvement plans, right of way permits, and vision zero. Mr. Leyva has designed over 120 new or modified traffic signals, designed over 200 miles of sign and pavement markings, developed over 100 traffic studies for various clients, reviewed over 500 plats, reviewed over 70 public improvement plans, and reviewed over 50 bond capital improvement projects.

Brownsville Traffic Signal Design, City of Brownsville. Traffic Engineer. KCI provided traffic signal design and traffic engineering services at three locations for the City of Brownsville. The project included design survey and design of three fully actuated traffic signals. Mr. Leyva worked on the traffic signal design, ADA curb ramp design, and sign and pavement marking layouts for the intersections of US 281 at Calle Pluton, FM 1419 at FM 511, and FM 1847 AT Main St. The signal design included mast arm signals and span wire signals.

Highway Safety Improvement Program, Hidalgo County. Traffic Engineer. KCI provided professional engineering services for roadway design, traffic design, utility coordination, environmental documentation, and construction phase services necessary to support the design process for six roadway projects in Hidalgo County. Mr. Leyva worked on the design of three projects. The projects included signal design, illumination design, sign and pavement markings. The project locations included the intersections of Mile 2 at Minnesota Road, Mile 3 at Western Road, Mile 4 at Texan Road, Mile 8 at Texan Road, Mile 5 at Western Road, and Mile 4 at Trosper Road.



ROBB FISHMAN, AICP, REM

Environmental Engineering Services

MA in Project Management, University of Houston; BA in Civil Geology, Humboldt State University // AICP #015190; REM #9967 // 38 Years' Experience

Mr. Fishman has an extensive background in the National Environmental Policy Act (NEPA) and environmental studies supporting NEPA. He is results-driven Senior Project Manager and offers 38+ years of experience in diverse settings involving a wide range of concurrent environmental issues at multiple sites. His responsibilities include management and supervision in the preparation and review of environmental documents, coordination with federal, state, and local regulatory agencies, appearances at public forums, environmental documentation support and regulatory compliance efforts. Mr. Fishman has utilized his training, field experience, and knowledge of NEPA and Council on Environmental Quality (CEQ) regulations to implement the procedural provisions of NEPA, as well as, the environmental guidelines and procedures established by federal agencies which have included the Federal Highway Administration (FHWA)/including TxDOT, Federal Aviation Administration (FAA), Federal Transit Administration (FTA), Federal Railroad Administration (FRA), etc.

Statewide IDIQ Environmental Services (2004-2023), TxDOT. Project Manager. Mr. Fishman's responsibilities also included environmental documentation; permit preparation, data collection, analysis, mitigation, monitoring, and public involvement for highway projects located throughout the state of Texas. The environmental documentation included preparing EISs, EAs, or CEs; community impact assessments; noise analysis; air quality analysis; water quality impacts; permitting issues; wetland determinations/delineations; water body modifications; wildlife resources and endangered/threatened species; floodplain impacts; coastal resource issues; historic and archeological preservation; hazardous materials; secondary and cumulative impacts; and section 4(f) issues.

IDIQ Environmental Services (2015-2021), TxDOT Houston District. Project Manager. Mr. Fishman's responsibilities also included environmental documentation; permit preparation, data collection, analysis, mitigation, monitoring, and public involvement for highway projects located throughout the state of Texas. The environmental documentation included preparing EISs, EAs, or CEs; community impact assessments; noise analysis; air quality analysis; water quality impacts; permitting issues; wetland determinations/delineations; water body modifications; wildlife resources and endangered/threatened species; floodplain impacts; coastal resource issues; historic and archeological preservation; hazardous materials; secondary and cumulative impacts; and section 4(f) issues.



EDWARD OCHOA, PE, SIT, CFM

Civil Engineering

BS in Agricultural Engineering, Texas A&M University // PE #92956; SIT #6741; CFM #3133-16N // 25 Years' Experience

Mr. Ochoa has more than 25 years of experience working on a wide variety of land development, municipal and transportation projects. His experience involves coordination with City/County staff and includes master planning, feasibility studies, platting, roadway design, hydrologic analysis, storm drainage/ detention pond design, utility design and coordination, SWPPP, grading, and a variety of civil site improvements projects. Mr. Ochoa's municipal and transportation experience include highway and overpass design, airport runway design, urban roadway design, roadway widening projects and sidewalk improvement projects, which include driveway design and coordination, acceleration and deceleration lanes, meeting ADA accessibility standards, access management and right-of-way coordination. He is also experienced in coordinating and preparing a variety of surveys and easements in urban, institutional and rural settings. As a Certified Floodplain Manager, Mr. Ochoa has years of experience with FEMA elevation certificates and preparing floodplain development permits.

World Trade Bridge FAST Lanes Relocation, City of Laredo. Project Manager. KCI provided the civil engineering, surveying design, and plan development for the relocated FAST Lanes on the bridge site. The included plan development and design for the installation of Weigh-In-Motion (WIM) on the existing exit booths. Civil engineering consisted of roadway design, storm drainage, traffic control, complex construction phasing, dry utilities design,utility coordination and

surveying. A hydrologic analysis was conducted using the TR-55 method and the use of alternative detention concepts while following the guidelines of EPA's EISA Section 438 Technical Manual. Mr. Ochoa provided the surveying, civil engineering design, and plan development for the relocated FAST Lanes on the bridge property.

The New Trade Center Master Plan, City of Laredo. Project Manager. KCI provided the engineering services for over 150 acres of master-planned industrial development. Included was a hydrologic analysis of four drainage areas in pre-and post-development conditions, along with channel, detention basin and storm drainage system designs. The project also included platting, surveying, roadway, water, sanitary sewer, dry utilities design, bidding and awarding, construction staking, construction oversight, and project closeout. The surveying aspect of KCI's work included conducting a boundary and topographic survey for each phase, conducting utility surveys, preparing easements and plats of record for the property, and providing construction control and staking.

Various CDBG Street Improvements Projects, Jim Hogg County. Project Manager. KCI provided assistance with the planning of street rehabilitation work, along with grant application assistance for three CDBG grant applications. This was followed by the engineering, construction plans, and specifications for eight city blocks in Hebbronville, including roadway design, storm drainage, survey coordination, project bidding and awarding, construction oversight, and project closeout. Mr. Ochoa provided assistance with the planning of street rehabilitation work, along with grant application assistance for three CDBG grant applications.



CHRIS CLEMENTS, PE, LEED AP

MEP Engineering Services

BS in Electrical Engineering, The University of Texas at Austin // PE #111339 // 18 Years' Experience

Mr. Clements is the regional practice leader for the MEP practice where he is responsible for the management and senior project oversight of all projects from the conceptual phase through construction and commissioning. He has performed extensive field surveys, system analyses, energy studies, and cost estimating services for a variety of public and municipal entities. His relevant experience includes:

HVAC Upgrades, TxDOT Pharr District. Principal-in-Charge. Provided oversight for this project, which involves replacing the aging HVAC equipment at the Pharr Headquarters to improve energy efficiency and reliability, restore desired building pressurizations, and align owner changes to the use of the space.

McAllen Data Center, Bud Griffin & Associates, Inc. Project Manager. KCI provided MEP engineering design services for this addition, which included a new data center in an existing space with associated UPS, CRAC units, and distribution serving a newly-formed IT room. KCI worked with the client on specifications and engineering needed to serve an A and B side at 400kW per side.

Youth Village MEP Renovation, Harris County. Principal-in-Charge. This project will renovate multiple buildings on their campus, including the central plant, gym building, trades building, administrative building, classroom building, and girls dormitory. KCI is providing MEP, civil, and structural engineering services for the replacement of HVAC systems and relocation and replacement of electrical systems.

Gardener Betts/ISC Building MEP Renovation, Travis County. Principal-in-Charge. Following the completion of a physical assessment, KCI is coordinating with a subconsultant to design replacement of various roofing and envelope items.

TAB 4

REFERENCES

REFERENCES

The KCI team is dedicated to providing quality, responsive services to the City. At KCI, we feel that the best measure of our performance is client satisfaction and our relationship with our clients. The client references below can attest to the performance of KCI and our key personnel. We encourage the City to discuss with these clients the capabilities of our firm and proposed staff members.

MAYOR OSCAR MONTOYA

City of Mercedes

956.565.3114 // mayor.montoya@cityofmercedes.com

Project name and brief description: Mile 1 East Improvements - This project included S&E review and PS&E services for the reconstruction of Mile 1 East for the City of Mercedes. This 1.40 mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways.

Role: Oscar Garza - Project Manager; Carlos Juarez - Project Engineer; Scott Stockburger - SUE Manager

PETE ALVAREZ

TxDOT Pharr District

956.702.6100 // pedro.alvarez@txdot.gov

Project name and brief description: US 281 Rural Expressway Facility - KCI is assisting with the PS&E and related documents for the Rural Expressway Facility on US 281 from 0.69 miles south of SH 186 to 0.34 miles north of FM 470 in Hidalgo County. We are managing a team of subconsultants to complete the roadway and bridge design, H&H design, traffic signal design, survey, and geotechnical data collection.

Role: Oscar Garza - Project Manager; Carlos Juarez - Project Engineer

COMMISSIONER EVERARDO "EVER" VILLARREAL

Hidalgo County Commissioner Precinct 3

956.585.4509 // everardo.villarreal@co.hidalgo.tx.us

Project name and brief description: Highway Safety Improvement Program - KCI provided traffic and safety studies in support of the submission of 13 project locations within Precinct 3. KCI identified the projects for consideration of funding via applicable programs and submit existing and proposed safety performance measures, preliminary proposed layouts, and preliminary construction cost estimates.

Role: Oscar Garza - Project Manager; Carlos Juarez - Project Engineer; Diego Leyva - Traffic Engineer

COMMISSIONER ELLIE TORRES

Hidalgo County Commissioner Precinct 4

956.381.0981 // ellie.torres@co.hidalgo.tx.us

Project name and brief description: Faysville Drain - This project, part of the 2018 Hidalgo County Drainage District Bond Program, specifically aims at elevating flooding in Faysville and the surrounding residential areas West of US 83. We are performing hydrologic analysis and hydraulic design, authoring a Drainage Report, performing final preliminary and final design,producing final PS&E, and providing construction phase services.

Role: Oscar Garza - Project Manager; Carlos Juarez - Project Engineer

CITY ENGINEER CARLOS LASTRA, PE

City of Brownsville

956-547-6812 // carlos.lastra@brownsvilletx.gov

Project name and brief description: Stagecoach Trail - KCI provided the PS&E for various improvements such as drainage and roadway enhancements, construction of sidewalks, and shared-use paths. The Stagecoach Trail was renovated using Capital Improvements Project funds. This project involved long-term investments in the City's infrastructure and facilities to enhance its residents' overall quality of life.

Role: Oscar Garza - Project Manager; Carlos Juarez - Project Engineer

PAST PROJECTS WITH THE CITY OF EDINBURG

KCI is proud to be a local LRGV engineering firm. We have had the opportunity to work throughout the region for the City of Edinburg, TxDOT Pharr District, Hidalgo County, City of Mercedes, and HCDD1. Our recent successful project experience has provided us with an understanding of the region's topography, stakeholders, history, and specific needs. We understand it is imperative to take these issues into consideration when developing project scopes.

From our prior experience working within the region, we have learned that developing individual scopes tailored to the project surroundings helps mitigate these obstacles. Our existing relationships with the City, Hidalgo County, TxDOT Pharr District, International Boundary Water Commission, Irrigation and Drainage Districts, Federal Emergency Management Agency, school districts, neighboring municipalities, Texas Parks and Wildlife, US Army Corps of Engineers, and

National Fish and Wildlife Service will help facilitate efficient and effective public outreach and local stakeholder coordination resulting in projects that are delivered on time and budget to the City of Edinburg.

Recently for the City, KCI provided PS&E services for Alberta Road to reconstruct and widen the roadway from a two-lane rural segment to an urban boulevard curb and gutter section that includes four through lanes with a raised median, pedestrian and bicycle facilities, and a closed system storm sewer. This experience has provided us with intimate knowledge of the City of Edinburg's standards, guidelines, and preferences. In addition, we have built relationships with Cities public works team that we will capitalize on to move swiftly and efficiently through the project scoping, negotiation, and project development phases. Below is a list of our proposed key personnel who have previously worked with the City before.

KEY PERSONNEL	ROLE	CITY PROJECTS
Oscar Garza, PE, SIT	Project Manager	Alberta Road Segment 1 Roadway Improvements Alberta Road Segment 2 Roadway Improvements Brennaaleen Drainage US 281 Segment 1 (water distribution) Escondido Subdivision La Sienna Subdivision - Traffic Analysis
Desiree Banda	Deputy Project Manager	Alberta Road Segment 1 Roadway Improvements Alberta Road Segment 2 Roadway Improvements Brennaaleen Drainage
Carlos Juarez, PE	Street Infrastructure Evaluation and Improvements	Alberta Road Segment 1 Roadway Improvements Alberta Road Segment 2 Roadway Improvements Brennaaleen Drainage US 281 Segment 1 (water distribution) Escondido Subdivision
Grant Martinez, PE	Erosion and Sediment Control Design (SWPPP) Hydrology & Hydraulics	Alberta Road Segment 1 Roadway Improvements Alberta Road Segment 2 Roadway Improvements Brennaaleen Drainage
Glenn Graham, PE	Transportation Evaluation	US 281 Segment 1: SH 186 to FM 490

TAB 5

INSURANCE

INSURANCE POLICY SUMMARY

KCI certifies it has adequate measures for the protection of the City, its agencies, and personnel for any and all forms of liability, errors, or omissions committed by us in our performance of this contract. KCI carries $2M each occurrence / $4M aggregate of general liability insurance, in addition to $10M per claim / $15M aggregate of professional liability coverage and $25M of umbrella coverage.

LITIGATION AND CLAIMS SUMMARY

KCI'S insurance claims history for the past 10 years is included in Tab 8 with our Litigation Disclosure Form.

TAB 6

PROFESSIONAL SERVICES AGREEMENT

PROFESSIONAL SERVICES AGREEMENT

KCI has read the professional services agreement and will meet the prerequisite insurance requirements. If selected, KCI agrees to enter in to such agreement.

TAB 7

CONTACT INFORMATION

CONTACT INFORMATION

Primary contact responsible for RFQ



OSCAR GARZA, PE, SIT
Project Manager

2610 North Shary Road, Mission, TX 78574 // 956.271.669 (phone) // 956.369.4529 (cell) // oscar.garza@kci.com

Person authorized to contractually obligate KCI



DAWN GREEN, PE
Project Principal

2806 W. Bitters Road, Ste. 218 San Antonio, TX 78248 // 210.641.9999 (phone) // 210.414.2911 (cell) // dawn.green@kci.com

TAB 8

REQUIRED FORMS

CONFLICT OF INTEREST FORM

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

N/A

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Dawn Green — Signature of vendor doing business with the governmental entity

7/10/24 — Date

Form provided by Texas Ethics Commission www.ethics.state.tx.us Revised 1/1/2021

NON-COLLUSION AFFIDAVIT

CITY OF EDINBURG **NONCOLLUSION AFFIDAVIT**

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

____Dawn Green PE_____, being first duly sworn, deposes and says that: *(Name)*

(1) She is Vice President of __KCI Technologies Inc.__, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign Dawn Green

Title ___Vice_President_____

Subscribed and sworn to me this 10 day of July 2024__.

By: A. Thompson

Notary Public

AMANDA ALYSSA THOMPSON
Notary Public, State of Texas
Comm. Expires 06-09-2025
Notary ID 133147156

My commission expires 06/09/25

CONFLICT OF INTEREST DISCLOSURE

CONFLICT OF INTEREST

DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

CONFLICT OF INTEREST DISCLOSURE

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7/10/24

Company/Vendor Name: KCI Technologies, Inc.

Printed Name and Title: Dawn Green, PE - Vice President

Authorized Signatory: Dawn Green

GENERAL QUESTIONNAIRE

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: KCI Technologies Inc.
(Full, correct legal name)

- Address: 2610 N Shary Rd. Mission, TX 78574
- Telephone/Fax: 956-271-6688
- Email address: dawn.green@kci.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No_X___

3. Is your Company authorized and/or licensed to do business in Texas?
Yes__X__ No____

4. Where is the Company's corporate headquarters located? Sparks, MD

5. a. Does the Company have an office located in Edinburg, Texas?

Yes____ No_X___

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No__X__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Oscar Garza
Address: 2610 N Shary Rd, Mission, TX 78574
Telephone: (956) 271-6694
Fax: N/A
Email: oscar.garza@kci.com

8. Surety Information

GENERAL QUESTIONNAIRE

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
None

HOUSE BILL 89 VERIFICATION

HOUSE BILL 89 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

7/10/24

DATE:

LITIGATION DISCLOSURE FORM

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One (YES) NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One (YES) NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

LITIGATION DISCLOSURE FORM

Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

To date, KCI has knowledge of three circumstances in which our contract was terminated for convenience. One contract was terminated because the owner's right-of-way (ROW) requirements did not align with the design requirements. The owner and KCI separated without formal dispute, and the owner proceeded with the project with a different consultant. A second contract was terminated shortly after KCI acquired a firm in litigation. The last known instance of contract termination occurred when the owner discontinued the project due to changes in Federal regulations related to compliance with the Clean Water Act, which required additional work that would increase both design and construction costs.

LITIGATION DISCLOSURE FORM

10 YEAR LITIGATION SUMMARY – OPEN AND CLOSED – PROFESSIONAL

- **Core Logistic Services, LLC vs. LaSalle County / Don Durden, Inc., DBA Civil Engineering Consultants (CEC)**
  Jurisdiction: LaSalle County, Texas
  Opened: September 2014
  Closed: September 19, 2017 – Motion for Summary Judgment granted

  This was a breach of contract between the owner, La Salle County, and its contractor, Core Logistics. Core Logistics attempted to join CEC claiming CEC tortiously interfered with Core's ability to be paid by the County.

- **ICG 16th Street Associates LLC Asserts Claim against KCI Technologies, Inc.**
  Case No: 17-CV-1070 (CRC)
  Jurisdiction: U.S. District Court, District of Columbia
  Opened: January 2015
  Closed: August 2020 – Settled

  This was a property claim dispute in which ICG alleged that a neighboring property (owned by an affiliate of ICG) was encroaching onto their property by more than the original KCI prepared survey showed. ICG claimed there was a defect caused by an error in the survey done by KCI.

- **SummitIG, LLC vs. PEI Engineering & Construction, LLC (PEI) / KCI Technologies, Inc. [KCI Technologies named, but should be KCI Construction Services LLC]**
  Case No: 101283
  Jurisdiction: Circuit Court for the County of Loudoun, Virginia
  Opened: May 2016
  Closed: September 2019

  This was a property damage claim filed by SummitIG, a public service company providing telecommunications services throughout Virginia. PEI, a subcontractor to KCI, damaged SummitIG's conduit and fiber while performing excavation services. PEI claimed the plaintiff, SummitIG, was responsible for incorrectly marking SummitIG's facilities location.

- **The Helga R. Shay Revocable Trust, etc., PLTIF vs. March-Westin Company, Inc. / DFTS / KCI Technologies, Inc. / et al**
  Case No: 18-C-64
  Jurisdiction: Monongalia County, Circuit County, West Virginia
  Opened: July 2018
  Closed: August 2019– Settled

  WVU College Park project was a fast-paced multi-building student housing project. Retaining wall on site had slipped and caused impact to properties below the wall. KCI did not design the retaining wall and was not the geotechnical engineer. KCI also did not approve the retaining wall shop drawings/calculations.

As of May 2024

LITIGATION DISCLOSURE FORM

- **Alexander D. Kunkel vs. Alexander D. Kunkel vs. J.D. Eckman, Inc. / Ford Motor Company / Meaghan Peltier / Robert Talia / Established Traffic Control, Inc. / KCI Technologies, Inc. / Brian Leslie Watkins, PE / Pennsylvania Department of Transportation (PENNDOT) / Bridgestone Americas, Inc.**
  Case No: 2020-00200
  Jurisdiction: Court of Common Pleas Philadelphia County
  Opened: November 2018
  Closed: Ongoing

  Plaintiff was a passenger in a car with six other occupants and half of the passengers were not wearing seatbelts. The driver wrecked the vehicle which overturned and landed on the roof. The plaintiff received multiple injuries including permanent paralysis from the waist down. The accident occurred in a traffic work zone designed by KCI. The driver plead guilty to recklessly endangering another person in addition to other related offenses. KCI was a sub consultant to URS Corporation (now AECOM) for this project.

- **Jesco, Inc. vs. KCI Technologies, Inc.**
  Case No: C-08-CV-18-001151
  Jurisdiction: Circuit Court for Charles County, Maryland
  Opened: November 2018
  Closed: February 2021 – Settled

  Jesco entered into an agreement to purchase a property with the intent of constructing a two-story commercial building, parking areas, and access roads. KCI performed limited geotechnical investigations for Jesco. Based on KCI's findings, Jesco purchased the property. Jesco claimed there were defects and faults in the report and that Jesco incurred losses, costs and expenses as a result.

- **Chasity Jackson & Chris Jackson, et al vs. Metropolitan Government of Nashville & Davidson County, Tennessee / KCI Technologies, Inc. / Stansell Electric Company**
  Case No: 19C-725
  Jurisdiction: Circuit Court of Davidson County Twentieth Judicial District of Tennessee, Twentieth Judicial District of Tennessee
  Opened: February 2020
  Closed: November 2020 – Settled

  Chasity Jackson passed through an intersection and her car ran over the edge of a concrete median that had been recently constructed. The island was alleged to not have been constructed in accordance with KCI's design.

- **George Powell vs. City of San Marcos / 2202 Hunter Road Inv. LP / Don Durden, Inc., DBA Civil Engineering Consultants (CEC)**
  Case No: 19-3078
  Jurisdiction: San Marcos, Texas
  Opened: April 2020
  Closed: December 2022 – Settled

As of May 2024

LITIGATION DISCLOSURE FORM

This claim alleged negligence on the part of CEC as well as the other defendants. Plaintiff claimed the design of a detention pond caused flooding and damage to his property.

- **Jennifer Nicole Moon, Individually and as Administrator of the Estate of Gregory Moon, Deceased, et al vs. Pittman Construction Company / Middle Georgia Paving, Inc / KCI Technologies, Inc. / Georgia Department of Transportation**
  Case No: 20CV0399
  Jurisdiction: Superior Court of Jackson County, Georgia
  Opened: June 2020
  Closed: November 2021 – Settled

  The claim alleged wrongful death of Gregory Moon who was driving his motorcycle through a construction zone in the early morning of June 7, 2018. When attempting to change lanes, Mr. Moon's motorcycle allegedly hit steep uneven pavement causing him to lose control. Mr. Moon later succumbed to his injuries. KCI was hired by GDOT to perform inspection and supervisory work on this paving project.

- **Ronald Thomas and Tamara Thomas vs. South Carolina Department of Transportation, et al**
  Case No: 2019CP3201072
  Jurisdiction: State of South Carolina, County of Lexington
  Opened: November 2020
  Closed: January 2021 – Dismissed

  The claim alleged personal injury resulting from a failure to maintain the project site in a safe condition. The Plaintiffs were driving their motorcycle in a construction zone on May 19, 2017. The allegation was that while changing lanes, the Plaintiffs struck uneven paymentcausing them to lose control of the motorcycle and wreck. KCI was hired by SCDOT to perform inspection services.

- **Susan Galloway, Personal Representative of the Estate of William Andrew Galloway, Deceased vs. Blythe Construction, Inc. / Stay Alert Safety Services, Inc. / South Carolina Department of Transportation / KCI Technologies, Inc. / Infrastructure Consulting & Engineering**
  Case No: 2019-CP-42-04336
  Jurisdiction: State of South Carolina, County of Spartanburg
  Opened: December 2020
  Closed: January 2023 – Dismissed

  The claim was based on a fatal car accident that occurred on December14, 2017. The claim alleged that due to limited visibility created by the contours of the road and lack of signage warning of a construction zone, Mr. Galloway was unaware that traffic was stopped ahead and was, therefore, unable to stop to avoid colliding with a stopped vehicle directly ahead of him. KCI was hired by SCDOT to perform inspection services.

- **Edward Zambito and Linda Zambito, both Individually and as the Co-Executors of the**

As of May 2024

LITIGATION DISCLOSURE FORM

Estate of Allie Rose Zambito, Deceased vs. A-Del Construction Co, Inc. / Jonas Stoltzfus t/a Stoltzfus Meats & Deli / Neal Toros / KCI Technologies, Inc.
Case No: 210600429
Jurisdiction: Court of Common Pleas Philadelphia County
Opened: November 2021
Closed: August 2023 – Dismissed

The claim was based on a fatal accident that occurred when a pedestrian was attempting to cross at an intersection under construction in the evening on June 21, 2019. The intersection did not have a sidewalk and construction barriers were in place. KCI was hired by DelDOT to perform inspection services.

- **Shelton Powell v. Sheldon Miner / Mumford and Miller Concrete, Inc. / KCI Technologies, Inc.**
  Case No: N20C-12-149 MMJ
  Jurisdiction: In the Superior Court of the State of Delaware
  Opened: November 2021
  Closed: July 2023 – Motion for Summary Judgment granted

  Plaintiff was a passenger in a vehicle traveling through a construction zone on December 17, 2019. The vehicle allegedly drove through mud on the road causing the vehicle to crash, thereby, injuring the passenger. KCI was hired by DelDOT to perform inspection services.

- **Richard A. Brinkley v. Sheldon Miner / KCI Technologies, Inc.**
  Case No: N21C-11-115 VLM
  Jurisdiction: In the Superior Court of the State of Delaware
  Opened: April 2022
  Closed: June 2023 – Dismissed

  Plaintiff was an employee of Mumford and Miller Concrete, Inc., working at a project site when he was allegedly struck by a vehicle driven negligently by Sheldon Miner on December 17, 2019. KCI was hired by DelDOT to perform inspection services.

- **UC Athletic, LLC v. McMillan Pazdan Smith, LLC / KCI Associates of North Carolina, P.A.**
  Case No: 2021-CP-46-02683
  Jurisdiction: State of South Carolina, County of York
  Opened: September 2022
  Closed: Ongoing

  Plaintiff is a developer who hired the architect, McMillan Pazdan Smith who contracted with KCI for certain structural design services. UCA alleges a breach of duty of care and implied warranty against KCI.

- **Arthur Lee Adams, Jr. as Personal Representative of the Estate of Pamela Adams Powell v. SC DOT / Zachary Construction Corp. / Michael Baker International, Inc. / KCI / et al.**

As of May 2024

LITIGATION DISCLOSURE FORM

Case No: C.A. No: 2022-CP-32-00121
Jurisdiction: State of South Carolina, County of Lexington
Opened: February 2023
Closed: April 2024 - Settled

This litigation involves a fatality on I-20 of when a car was traveling on the shoulder of the highway as part of the maintenance of traffic pattern and a tree fell on the decedent's car during a high wind event. The accident occurred within the limits of the I-20 widening project and KCI was providing construction engineering and inspection services.

- **Victor Hans Santillana v. State of Florida Department of Transportation / Asphalt Group, Inc. / KCI Technologies, Inc.**
  Case No: 2023-CA-000688-0001-XX
  Jurisdiction: Circuit Court of the 20th Judicial Circuit, Collier County, Florida
  Opened: September 2023
  Closed: March 2024 – Settled

  Plaintiff crashed his motorcycle as he changed lanes from one lane that had been milled for repaving and the other lane that had not yet been milled. KCI was performing inspection services on behalf of the Florida Department of Transportation for the repaving project.

- **Novanetto, LLC dba Prose Nails Riverwalk / Dolores Novak / Andrea Fascinetto v. R Jordan Design Group, LLC dba The Jordan Group / KCI Technologies, Inc. / Jack Laurence Corporation**
  Case No: 2023CI21293
  Jurisdiction: 57th District Court, Bexar County, Texas
  Opened: October 2023
  Closed: Ongoing

  Plaintiff is a tenant of a building and hired an interior design firm for the design of the leased space where a nail salon was to be located. The interior design firm subcontracted with KCI for certain mechanical engineering and design services. Plaintiff alleges negligence in the provision of mechanical engineering duties.

- **Estate of Widmann, Jr. and David J. Widmann, Sr. v. Rondell Bradley / PennDOT / Bristol Township / URS Corporation / AECOM Technical Services, Inc. / KCI Technologies, Inc.**
  Case No: 2022-05562
  Jurisdiction: Court of Common Pleas of Buck County, Pennsylvania
  Opened: December 2023
  Closed: Ongoing

  This litigation involves a 2022 motorcycle accident on Bristol Pike in Bristol, PA. The accident occurred when the driver of an SUV turned left over double solid yellow lines and contrary to posted no-left turn signs and struck the motorcycle traveling toward him. Bristol Pike underwent reconstruction in the vicinity of the accident between 2013 and 2016, and KCI was a subconsultant to URS Corporation (now AECOM) as part of the design of that project.

As of May 2024

LITIGATION DISCLOSURE FORM

- **Matthew P. Pinckney v. Tommy W. Welch dba Tommy Welch Livestock / Tommy Bradley Welch dba TBW Cattle / Cary A. Fields / South Carolina Department of Transportation / Blythe Construction, Inc. / Zachry Construction Corporation / Blythe Construction Inc. - Zachry Construction Corporation, a Joint Venture / KCI Technologies, Inc. / Infrastructure, Consulting & Engineering, PLLC / Johnson, Mirmiran and Thompson, Inc.**
  Case No: 2023-CP-11-00031
  Jurisdiction: State of South Carolina, Court of Common Pleas for the Seventh Judicial Circuit
  Opened: February 2024
  Closed: Ongoing

  The litigation is based on a car crash that occurred on March 3, 2021, whereby Plaintiff was stopped in traffic and struck from behind by a tractor trailer within the construction zone of the I-85 widening project. KCI was performing inspection services under a contract with South Carolina Department of Transportation.

As of May 2024

SENATE BILL 13 VERIFICATION

SENATE BILL 13 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

7/10/24

DATE:

SENATE BILL 19 VERIFICATION

SENATE BILL 19 VERIFICATION

I, Dawn Green, PE, the undersigned representative of

KCI Technologies, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) "Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.

2) "Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.

3) "Discriminate against a firearm entity or firearm trade association":

a) means, with respect to the entity or association, to:

i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;

ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or

iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and

b) does not include:

(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and

(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:

(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

SENATE BILL 19 VERIFICATION

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*

   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*

   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earnings inures to the benefit of any private shareholder or individual;*

   b) *has two or more firearm entities as members; and*

   c) *is exempt from federal income taxation under Section 50l(a), Internal Revenue Code of 1986, as an organization described by Section 50l(c) of that code.*

Dawn Green

SIGNATURE OF COMPANY REPRESENTATIVE:

Dawn Green, PE - Vice President

TYPE/PRINT NAME AND TITLE:

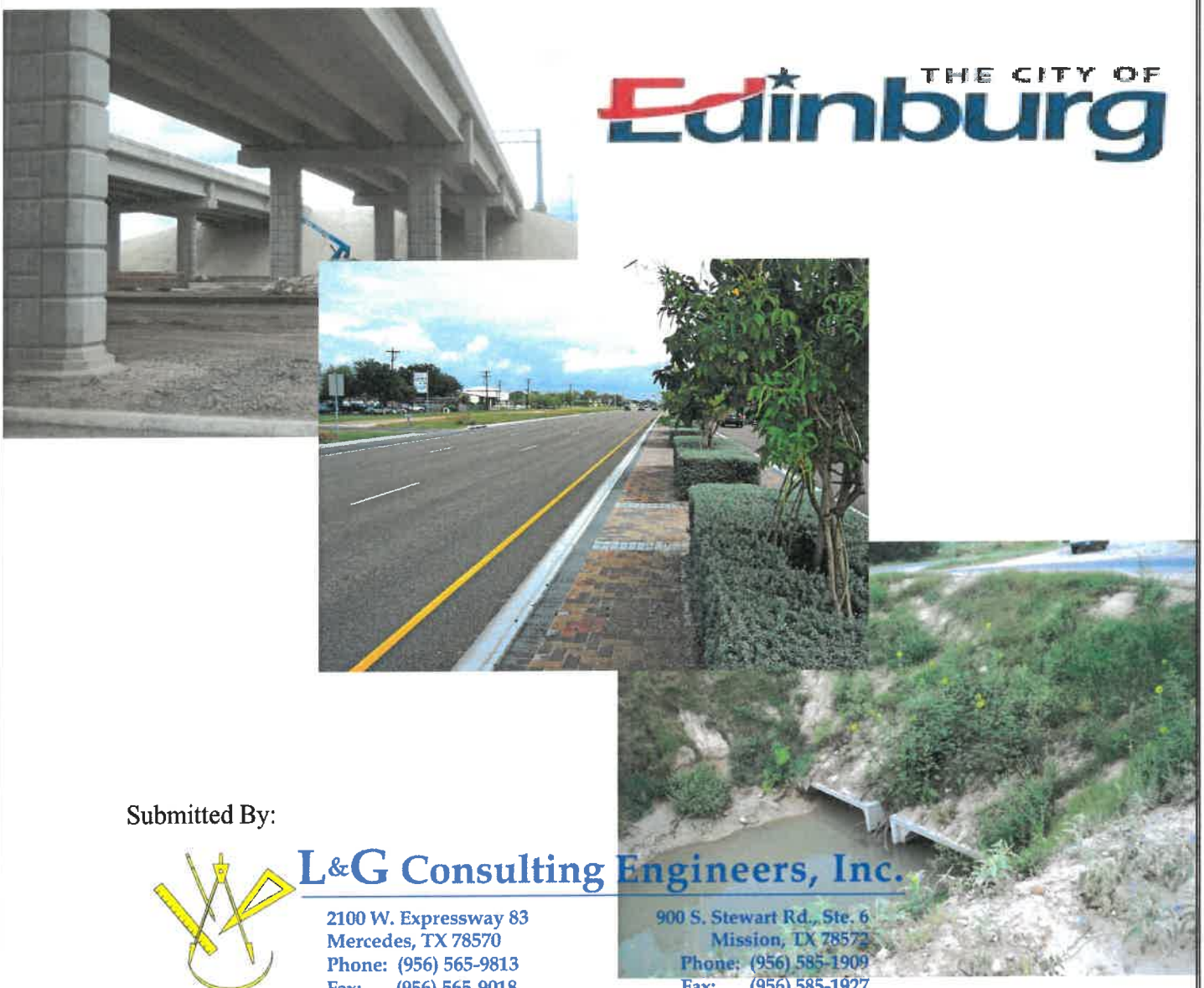
7/10/24

DATE:



2610 NORTH SHARY ROAD,
MISSION, TEXAS 78574

STATEMENT OF QUALIFICATIONS
for
ENGINEERING SERVICES
ROTATION
RFQ No. 2024-9



THE CITY OF Edinburg

Submitted By:

L&G Consulting Engineers, Inc.

2100 W. Expressway 83
Mercedes, TX 78570
Phone: (956) 565-9813
Fax: (956) 565-9018
Toll Free: (888) 565-9813

900 S. Stewart Rd., Ste. 6
Mission, TX 78572
Phone: (956) 585-1909
Fax: (956) 585-1927
Toll Free: (866) 585-1909

Firm No. F-4105

Submitted to City of Edinburg:
Opening Date: July 16, 2024,
Opening Time: 3:00 p.m.

UNDERSTANDING OF THE PROJECT

City of Edinburg is seeking to contract with a competent engineering firm, registered and licensed in the State of Texas with experience in the following areas:

- *Roadway, Bridge and General Design and Construction*

Specifically the City of Edinburg, through this RFQ, seeks to engage in a contract with a qualified firm to perform services for Engineering Services for a term of two (2) years.

L&G Engineering (L&G) expects the majority of the proposed work to involve transportation related projects; developing some projects from "cradle to grave" and completing others that have been started.

We understand that the type of funds used on each specific project will dictate a large amount of the project's constraints such as specifications, design requirements, and the amount of resource agency coordination necessary. Regardless of the type of funding for a particular project, the following four types of engineering services will generally be required.

- ***Advanced Project Development (APD)***
  - Route and Design Studies
  - Social, Economic, Environmental Studies, and Public Involvement
  - Right of Way Maps and Data and Design Surveying
  - Compensable Utilities (Utility Exhibits & Adjustments)
- ***ROW Acquisition / Design and Plans, Specifications, and Estimate (PS&E)***
  - Right of Way Acquisition (As Needed)
  - Roadway Design & Bridge Design
  - Drainage & Hydraulic Reports
  - Traffic Control Plan/Signing, Markings and Signalization
  - Plans, Specifications, and Estimates and Bid Preparation
- ***Construction Contract Management & Inspection***
  - Construction Materials Engineering and Testing
  - Design for New Construction and Alterations/Renovations
  - Needs Assessment and ADA compliance
  - Code Analysis and Cost Estimating
- ***Geotechnical and Special Services***
  - Soil and Foundation studies
  - Pavement Design
  - Water & Solid Waste Retention/Disposal

Advanced Project Development (APD)

The APD portion of the project involves conducting the preliminary studies and research necessary to make informed decisions about the various aspects of the project. Route and design studies involve the development of different alternatives to achieve the desired result. These alternatives are compared to each other within a matrix on the basis of various environmental, social, and economic as well as political factors and the alternative that results in the least amount of adverse effects and/or the greatest amount of benefit to the general public is selected as the preferred alternative.

There are several types of information gathered during this phase of project development and one of the first is surveying information. During the route study phase, only general surveying information is gathered. A land ownership map can be developed for use in placing alternative alignments and sporadic elevations can be obtained to determine the general lay of the land. An aerial photograph of the project location can also be obtained for use during the public involvement phase. Once a preferred alternative is selected, then design surveys are completed and used for the design of the proposed facility. A digital terrain model is developed and topographic information is gathered on existing features.

The Right of Way information that is gathered during this phase will also be used during the acquisition of ROW. Parcel sketches and ROW map are developed by a registered public land surveyor and turned

over to the acquiring agency only after a FONSI has been issued, in the case of state or federally funded projects, or after the City feels that a preferred alternative exists. The parcels are appraised and negotiations with the property owners begin.

Environmental information is also gathered during this portion of the project. Any "fatal flaws" such as cemeteries, parks, or hazardous material dump sites, that might exist within the project limits are identified and mapped accordingly to attempt to avoid affecting them. Also, any potentially occurring endangered species are identified and an evaluation is made whether any habitat is present within the project. If so, each alternative's effects on that habitat are evaluated. Also, noise and air quality analyses are performed on a qualitative basis for each alternative and the project's effect on the social environment is also evaluated. All of this is used to help select the preferred alternative.

ROW Acquisition / Design and Plans, Specifications, and Estimate (PS&E)

Once a preferred alternative is selected and presented at a public hearing, then a design schematic is developed as a precursor to the development of the construction plans. The primary purpose of the Plans, Specifications, and Estimate (PS&E) is to provide a complete and accurate set of contract bid and construction documents. Accuracy is essential in that this will allow for (a) prospective bidders to prepare a cost-effective bid, (b) for construction of the project to be performed efficiently, and (c) for a record of "as-built" of proposed roadway improvements.

Some of the projects may require additional Right of Way based on the typical section being proposed. Our Right of Way (ROW) Section will provide comprehensive acquisition provider services. Services include right of way map and field note review, coordination of parcel identification, appraisals and appraisal review, negotiations, title curative matters, closing services, relocation assistance of residential and business displacements, condemnation support and project administration. All ROW Acquisition services will be done in accordance with Titles II & III of the Federal Uniform Act as amended. Records of this process will be kept in an organized fashion so that the Federal Highway Administration (FHWA) can conduct an audit to determine Uniform Act compliance, if necessary.

These roadway projects may require the preparation of a PS&E package, which will be developed in accordance with applicable City, County and TxDOT specifications and requirements. Guidelines and requirements include the **TxDOT "Roadway Design Manual**, the **TxDOT "Bridge Design Guide"** and **"Bridge Detailer's Manual", the TxDOT "Hydraulic Design Manual", AASHTO "Roadside Design Guide"** and **Specifications for Streets and Bridges", EPA "Stormwater Management Requirements, TxDOT Project Development Process Manual (PDP)"**, the **"Texas Manual of Uniform Traffic Control Devices"** and the various City of Edinburg and/or TxDOT roadway, traffic, and bridge CADD standards.

Preliminary reports might be required by TxDOT or FHWA such as bridge scour reports, preliminary bridge layout submittals and hydraulic reports. Preliminary meetings, such as a preliminary concept conference where all major stakeholders are invited, and the general purpose/need for the project is discussed are important steps in developing the required design criteria. TxDOT "PDP" and AASHTO's "Policy on Geometric Design of Highways and Streets" are used to develop the final criteria. The design criteria is essentially refined from the APD stage and is based on ADT, terrain type, and design speed, from which are determined the cross-sectional geometrics such as lane width, medial type/width, shoulder width, bridge width, side slopes/ditch section, obstruction clearance, and ROW width. The criteria for horizontal (max curve) and vertical (max grade) roadway alignment must also be determined.

With respect to hydraulic design, a preliminary site evaluation, including identifying topo/existing ROW, drainage areas, primary/secondary drainage systems, FEMA flood plain requirements, and mitigation issues is conducted to determine possible solutions to the various design problems. We will strive to gather data via on-site investigations to ensure PS&E production is based on accurate and thorough information. This assures sufficient identification of flow patterns, which produces accurate calculation of time of concentration and peak run-offs. The gathering of this on-site information

guarantees accurate water surface elevations, as well as thorough knowledge of the flows of the outfall channels. These pro-active on-site investigations target flow obstructions such as channel and roadways, which alter natural drainage patterns which may require mitigation.

Early coordination of project outfall and crossing locations with respective controlling agencies will be essential in determining each project's drainage requirements. In accordance with the TxDOT "Hydraulic Manual", the existing and proposed sections will be checked for conveyance of the 100 year storm, culverts will be designed for 25 years and inlets and pipes for 2 years and 5 years respectively, depending on the functional classification of the roadway facility. A drainage study will be performed to determine proposed roadway impacts, drainage areas, discharges, FEMA floodway requirements, mitigation issues, culvert locations and sizes, capacity of the existing and proposed structures, design frequency, flow, tail water and headwater elevations for design and 100-year flood velocities, and anticipated overtopping of the roadway.

Traffic Control Plan (TCP) documents are included in projects where it is necessary to maintain traffic through the project during construction. Safety is the primary concern when it comes to the development of the TCP. The plans, specifications and estimates together constitute the bidding documents and are thoroughly reviewed for correctness and errors.

Construction Contract Management, Inspection & Material Testing

Construction contract management involves the inspection of construction methods and materials to ensure compliance with the plans and specifications. Construction inspection is a vitally important part of the project. A daily presence at the job site and constant communication with the Contractor as well as adequate amounts of CMT are key elements to a successful construction contract management program and successful construction of a project. There are several different tests that are needed to ensure proper construction methods and materials are being used. The most common is the Moisture-Density test, or Proctor Test. This test determines the moisture density curve of a material used to establish maximum density at a given optimum moisture condition. This is used in tandem with Field Density testing for roadbed materials typically completed through use of Nuclear Density Machine. ACP and concrete testing for quality assurance are equally important as well. Density testing and ACP testing allows for establishment of ACP rolling patterns and confirmation of compaction requirements. Other tests that are most typical in construction include, but are not limited to, the determination of Atterberg Limits, Sieve Analyses, Extraction/Sieve Analysis/Asphalt Content, Concrete Compression Tests, and Concrete Slump Tests.

Geotechnical and Special Services

Geotechnical drilling is typically completed through our in-house drilling rigs and we have capabilities for both Texas Cone Penetrometer (TCP) and Standard Penetration Testing (SPT) testing. We are familiar with all current test procedures for laboratory testing of materials from ASTM and TxDOT and our laboratory is accredited by AASHTO/AMRL. Our Geotechnical engineering services include, but are not limited to, foundation analysis and design (bearing capacity, settlement, deep foundations, etc.), earth structure analysis, slope and global stability analysis, retention systems analysis, soil stabilization, pavement analysis and design. We are very familiar with the local geographic area. All of our task leaders have worked for TxDOT Pharr District and have gained a thorough understanding of the unique problems that we are faced with in City of Edinburg.

L&G Engineering (L&G) has read the Professional Service Agreement and meets all the prerequisite insurance requirement.

L&G Engineering (L&G) Contact Information:

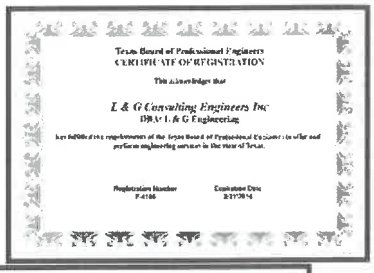
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FIRM INFORMATION



L&G Consulting Engineers, Inc. dba L&G Engineering (L&G) is a transportation engineering consulting firm, established in 2001 with two offices in the Rio Grande Valley. L&G was established to provide clients with the highest quality of engineering services. The administration office is located in Mercedes and the engineering office is in Mission, Hidalgo County, Texas. Since its inception, L&G has contracted projects with a variety of private and public entities including, but not limited to cities and counties in the Rio Grande Valley and South Texas, the Federal Highway Administration (FHWA) and the Texas Department of Transportation (TxDOT) in the Pharr and San Antonio Districts. L&G provides a wide range of professional services which include transportation planning and feasibility studies, environmental documentation and public involvement, roadway schematics and design, bridge and structural design; hydraulic and hydrologic engineering, and geotechnical and right of way acquisition services. L&G professional and production staff have valuable experience in providing Transportation Engineering Services and are pre-certified by TxDOT, is registered with the Texas Board of Professional Engineers and is certified as a Historically Underutilized Business (HUB). L&G is local and the production staff consists of eleven (11) multi-disciplined Professional Engineers, five (5) Engineers in Training (EIT)/Graduate Engineers, two (2) Environmental Specialists, seven (7) Right-of-Way Acquisition Service Providers, one (1) Utility Coordination Specialists, two (2) GIS Analysts, and twenty three (23) Engineering Support Technicians, two (2) Geotechnical & CMT Laboratory Managers and five (5) Geotechnical & CMT Support Technicians. Additional administrative support staff consists of one (1) contract manager and four (4) administrative assistants. L&G's managerial staff is pre-certified by TxDOT and have TxDOT's Certification in Local Government Project Procdures.


Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION

L & G Consulting Engineers Inc
DBA L & G Engineering


HUB
L & G CONSULTING ENGINEERS, INC.

L&G Right of Way (ROW) Division:

The ROW section (L&G ROW) provides comprehensive acquisition provider services. Services include right of way map and field note review, coordination of parcel identification, appraisals and appraisal review, negotiations, title curative matters, closing services, relocation assistance of residential and business displacements, condemnation support and project administration. The ROW staff has been contracted to acquire over 900 parcels in the last twenty (21) years. In every project that L&G has worked on, ROW acquisition has always been a critical path and L&G has developed plans to expedite the acquisition process to meet the project schedule. L&G's ROW staff has worked with numerous appraisers and review appraisers, both local as well as outside the Rio Grande Valley. In addition, L&G has worked with various title companies in order to provide timely closings.

L&G Utility Specialty Division:

The Utility Specialty Group (L&G Utility) provides utility location and coordination services. L&G understands that utility impacts and adjustments are frequently required for civil type projects. Our in-house utility group provides our Clients with utility company coordination, documentation and record keeping (project utility binder). L&G is also very knowledgeable in the process contained in the TxDOT Utility Accommodation Policy especially as it relates to the Compensable Utility Process. L&G Utility Coordinators work closely with the L&G design groups on all projects to ensure the best paths (least impacted areas) are being utilized.

L&G Environmental Division:

The Environmental Division (L&G Env.) consists of environmental scientists and GIS analysts tasked with assessing a project's impact on environmental issues, documenting such impacts in Technical Reports and summarizing all issues in an Administratively Complete Document. These reports assess environmental issues such as air/noise, water resources including wetlands, biological and cultural resources, hazardous materials, community and indirect/cumulative impacts. In addition, this division conducts ASTM Phase I Environmental Site Assessments, Phase

L&G Engineering

II Subsurface Investigations and develops remediation plans and oversees Phase III Remediation on sites and properties. They develop environmental constraint maps and matrices, conduct bird surveys, wetland delineations and environmental permitting. This division is well versed in coordination with resource agencies on the development of mitigation plans with special emphasis on wetlands, threatened/endangered species and habitat restoration. This division oversees the organizing, scheduling, and coordinating of Public Involvement activities associated with all projects.



L&G Engineering Laboratory Division:

L&G Engineering Laboratory is a Construction Materials Testing (CMT) Laboratory and Geotechnical Engineering branch of L&G (L&G Lab). L&G Lab has a wealth of experience in providing CMT and Geotechnical Engineering services for projects of various scopes including but not limited to Transportation Projects (Highways and Bridges), Municipal Projects (Solid Waste Facilities, Water and Wastewater Treatment Plants, Storage Tanks), Structural Projects (School Building Facilities, Retaining Walls, Commercial Buildings), and Geotechnical Projects (Levee Rehabilitation and Reconstruction, Foundation Design, Pavement Design). L&G Lab provides a fleet of three (3) fully functional drilling rigs and support trucks in-house to provide our Clients with a total package Geotechnical Consultant.

SCOPE OF SERVICES

What Can L&G Do For You?

The L&G Team is extremely familiar with providing the services outlined on various and multi-faceted projects (especially those dealing with Transportation, Utilities, Drainage, Environmental, Strucutral, Geotechnical, and Construction Phase Services).

Project Management & Planning Services

- Program & Project Management
  - General Program Management (To Ensure Design/Construction Meets Requirements for Reimbursements on Reimbursable Funds Projects)
  - Project Management of all Civil & Transportation Projects
- Planning Services
  - Infrastructure Improvement Plans, Project Need Evaluations & Assessments, Pavement Management Plans

Civil Design Services

- Preliminary Engineering
  - Geometric Schematic & Typical Sections
  - Utility Investigations & Analysis (L&G has an in-house Utility Specialty Group)
  - ROW Investigations (L&G has an in-house ROW Acquisition Group)
  - Environmental Reports & Public Meetings (L&G has an in-house Environmental Group)
  - Geotechnical Investigations (L&G has an in-house Geotechnical Group – L&G Lab)
- Plans, Specifications & Estimates (PS&E)
  - Geometric Design (Horizontal & Vertical Alignments, Plans & Profiles (P&P), Layouts)
  - Hydrologic & Hydraulic Design (Drainage Area, Hydraulic Master Plans, Channel Analyses)
  - Structural Design (Bridge Design & Details, Specialty Structural Design)
  - Pavement Design (Flexible & Rigid Pavements, Pavement Structure Analyses)
  - Environmental Design (SWPPP, EPIC Sheets)
  - Traffic Design (Traffic Counts, Analysis of Traffic Movements)
  - Design Packaging (Specifications, Construction Estimates, General Notes, Special Provisions)
- Bid Assistance
  - Preparation of Bid Package, Bid Announcement, Review of Bidder Information, Bid Award

Civil Construction Services

- Construction Management & Inspection
  - Construction Management Team will Ensure All Construction Activities are completed On Time, On Budget and In Accordance with the Specifications & Contract Documents.
- Construction Material Testing (L&G has an in-house CMT Group – L&G Lab)
  - Testing of Soils, Concrete, ACP, Masonry & All Other Building Materials for Adherence to Specification and Contract Documents

FIRM EXPERINCE AND QUALIFICATIONS

L&G's staff has completed numerous transportation infrastructure projects for TxDOT in the Cities of Mission, Pharr, McAllen, Hidalgo, Palmview, San Benito, Harlingen, HCRMA, CCRMA, and the Counties of Hidalgo, Starr, Willacy and Cameron. As such, L&G is fully cognizant of all applicable Federal, State and local codes, ordinances, regulations and standards relating to transportation and infrastructure engineering. L&G prides itself in the ability to provide personalized quality-assured service and timely response to each project.



L&G ENGINEERING RECENT PROJECTS

PROJECT:	I2/I69 Interchange (Design-Build)
CLIENT:	Michael Baker (For Ultimate Client: TxDOT)
CLIENT REFERENCE:	Julie Thurman, P.E., Project/Program Manager, (317) 403-2557
PROJECT DESCRIPTION:	Professional Eng. Services – Bridge, Drainage, Geo, Pavement Des, PS&E
PERSONNEL:	J. Garza, B. Badiozzamani, D. Saenz, J. Madrigal, J. Sinclair, A. Sandoval, D. Tijerina, M. McClelland, R. Gallaga
PROJECT:	Inspiration Road/Military Parkway Loop
CLIENT:	City of Mission
CLIENT REFERENCE:	Randy Perez, City Manager, J.P. Terrazas, P.E., Asst. City Manager, (956) 580-8662
PROJECT DESCRIPTION:	Professional Eng. Services: Schematics, Environmental, Public Involvement, PS&E
PERSONNEL:	J. Garza, B. Badiozzamani, A. Sandoval, D. Tijerina, V. Garcia
PROJECT:	Eldora Road
LIMITS:	From Jackson Rd to I. Rd
CLIENT:	Hidalgo County Pct. 2
CLIENT REFERENCE:	Eduardo "Eddie" Cantu, Commissioner Pct. 2, (956) 787-1891
PROJECT DESCRIPTION:	Schematic, Environmental, ROW, PS&E (Ongoing)
PERSONNEL:	J. Garza, B. Badiozzamani, D. Saenz, J. Sinclair, V. Garcia, L. Gonzalez, F. Herrera
PROJECT:	Mile 6 West Road (Westgate Dr.)
LIMITS:	From Mile 9 to Mile 11
CLIENT:	Hidalgo County Pct. 1
CLIENT REFERENCE:	David Fuentes, Commissioner Pct. 1, (956) 968-8733, David Suarez, Pct. #1 Chief Administrator, (956) 968-8733
PROJECT DESCRIPTION:	Schematic, Environmental, PS&E, ROW, Construction Mgmt
PERSONNEL:	J. Garza, J. Sinclair, V. Garcia, L. Gonzalez, F. Herrera, R. Gallaga
PROJECT:	Mile 10 N. Road

L&G Engineering

LIMITS: From Mile 6 W to FM 1015
CLIENT: Hidalgo County Pct. 2
CLIENT REFERENCE: David Fuentes, Commissioner Pct. 1, (956) 696-8733
PROJECT DESCRIPTION: Schematic, Environmental, and PS&E (Ongoing)
PERSONNEL: J. Garza, A. Sandoval, J. Sinclair, V. Garcia

PROJECT: BUS 281/SH 107 at Hidalgo County Courthouse
CLIENT: Hidalgo County Pct. 2
CLIENT REFERENCE: Eduardo "Eddie" Cantu, Commissioner Pct. 2, (956) 787-1891
PROJECT DESCRIPTION: Completed Schematic, Environmental & PS&E
PERSONNEL: J. Garza, B. Badiozzamani, V. Garcia, D. Saenz

PROJECT: Nolana Loop
LIMITS: From FM 1426 to FM 88
CLIENT: Hidalgo County Pct. 1 & 2
CLIENT REFERENCE: David Fuentes, Commissioner Pct. 1 (956) 969-8733
Eduardo "Eddie" Cantu, Commissioner Pct. 2, (956) 787-1891
PROJECT DESCRIPTION: Schematic, Environmental, ROW, PS&E (Ongoing)
PERSONNEL: J. Garza, B. Badiozzamani, D. Saenz, J. Sinclair, V. Garcia, L. Gonzalez

PROJECT: FM 2220
LIMITS: From Mile 5 to FM 1925
CLIENT: Hidalgo County
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4 (Current) (956) 383-3112
PROJECT DESCRIPTION: Completed Schematic, Environmental
PERSONNEL: J. Garza, B. Badiozzamani, J. Sinclair, V. Garcia

PROJECT: FM 1925
LIMITS: From Wallace Road to McColl
CLIENT: Hidalgo County, Pct. 4
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4 (Current) (956) 383-3112
PROJECT DESCRIPTION: Completed Schematic, Environmental, PS&E, ROW Determination
PERSONNEL: J. Garza, B. Badiozzamani, V. Garcia, J. Sinclair

PROJECT: FM 676/Mile 5 Road
LIMITS: From SH 107 to FM 2220
CLIENT: Hidalgo County
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4, (956) 383-3112
PROJECT DESCRIPTION: Completed Schematic, Environmental, PS&E, ROW
PERSONNEL: J. Garza, B. Badiozzamani, D. Tijerina, A. Sandoval, V. Garcia, L. Gonzalez

PROJECT: Mile 3 N. Road
LIMITS: From FM 492 to FM 2221
CLIENT: Hidalgo County Pct. 3
CLIENT REFERENCE: Everado "Ever" Villarreal, Commissioner Pct. 3, (956) 585-4509
PROJECT DESCRIPTION: Schematic, Environmental, PS&E, ROW, Construction Mgmt.
PERSONNEL: J. Garza, A. Sandoval, D. Tijerina, J. Madrigal, V. Garcia, L. Gonzalez, R. Gallaga

PROJECT: FM 1925
LIMITS: From Kenyon Rd. to FM 907 (Full PS&E), FM 907 to Sharp Rd. (Schematic)
CLIENT: Hidalgo County, Pct. 4
CLIENT REFERENCE: Ellie Torres, Commissioner Pct. #4 (Current) (956) 383-3112
PROJECT DESCRIPTION: Completed Schematic, Environmental, PS&E, ROW Determination
PERSONNEL: J. Garza, B. Badiozzamani, V. Garcia, J. Sinclair

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PROJECT: Inspiration Rd.
LIMITS: From US 83 Expressway to Mile 3
CLIENT: City of Mission
CLIENT REFERENCE: JP Terrazas - City of Mission Engineer (956) 580-8662
PROJECT DESCRIPTION: Completed Schematic, Environmental, PS&E, ROW Determination
PERSONNEL: J. Garza, A. Sandoval, D. Tijerina, V. Garcia

PROJECT: Regional Linear Park Project
LIMITS: S. San Antonio Ave. (San Juan) to 2nd Street to Hall Acres Rd
CLIENT: Hidalgo County Pct. 2
CLIENT REFERENCE: Eduardo "Eddie" Cantu, Commissioner Pct. 2, (956) 787-1891
PROJECT DESCRIPTION: Schematic, Environmental, ROW, PS&E, Construction Management
PERSONNEL: J. Garza, B. Badiozzamani, D. Saenz, J. Sinclair, V. Garcia, R. Gallaga, L. Gonzalez

PROJECT: Anzalduas Road Extension
LIMITS: From International Bridge, North to Expressway 83
CLIENT: Mission Redevelopment Authority
CLIENT REFERENCE: Mr. Pete Alvarez, P.E., TxDOT District Engineer, - (956) 702-6100
PROJECT DESCRIPTION: Completed PS&E, including Bridge Design and Lighting
PERSONNEL: J. Garza, B. Badiozzamani, A. Sandoval, D. Tijerina, D. Saenz

PROJECT: Mission Lateral Project
CLIENT: Hidalgo County Drainage District No. 1
CLIENT REFERENCE: Raul Sesin, P.E., CFM. General Manager, (956) 292-7080
PROJECT DESCRIPTION: Professional Eng. Services – PS&E
PERSONNEL: J. Garza, B. Badiozzamani, A. Sandoval, D. Tijerina

ADDITIONAL L&G ENGINEERING REFERENCES

David Fuentes
Hidalgo County Commissioner Pct. #1
1902 Joe Stephens Ave #303, Weslaco, Texas 78596
Email: david.fuentes@co.hidalgo.tx.us
Ph.: (956) 968-8733

Everardo "Ever" Villiarreal
Hidalgo County Commissioner Pct. #3
724 Breyfogel Rd., Mission, Texas 78574
Email: everardo.villarreal@co.hidalgo.tx.us
Ph.: (956) 585-4509

Eduardo "Eddie" Cantu
Hidalgo County Commissioner Pct #2
300 W. Hall Acres Rd. Ste. G., Pharr, Texas 78577
Email: Eduardo.cantu@co.hidalgo.tx.us
Ph.: (956) 787-1891

Pedro (Pete) Alvarez, P.E.
TxDOT Pharr District Engineer
600 W. Interstate 2, Pharr, Texas 78577
Email: pedro.alvarez@txdot.gov
Ph.: (956) 702-6100

THE CITY OF Edinburg

RFQ No. 2024-9

PRINCIPAL/CEO
Jacinto Garza, P.E.

OC/OA MANAGERS
Behrooz Badiozzamani, P.E.

PROJECT MANAGER
PRINCIPAL/Vice-President
Armando J. Sandoval, P.E.

ENVIRONMENTAL/PLANNING/GIS
Velma N. Garcia
Jonathan Saldivar

GEOTECHNICAL& BRIDGE DESIGN
David A. Saenz, P.E., C.F.M.
Jorge A. Madrigal, P.E., C.F.M.

ROADWAY, CIVIL DESIGN & HYDRAULICS
Damien B. Tijerina, P.E.
Jordan Sinclair, P.E., C.F.M.

FIELD TECHNICIANS W/ CERTIFICATIONS IN:
ACI Concrete Field Testing Grade I
ACI Concrete Strength Testing Tech.
ACI Aggregate Testing Tech Level I
ACI Concrete Lab Testing Tech Level I
TAPA Soils SB-101
TAPA Soils SB-102
TAPA Soils -SB103
TAPA Level 1-A Asphalt
TAPA Level 1-B Asphalt
Hazardous Materials
TxDOT Pre-Certs. (12.1.1, 12.1.2, 14.1.1, 14.2.1)
Radiation Safety Certified

FINANCIAL & CONTRACT MANAGEMENT
Marisela G. Marin
Arturo Garcia

CONSTRUCTION INSPECTION & MATERIAL TESTING
Ricardo S. Gallaga, P.E.
Arnold Cortez, P.E.
Eloy Casares, R.S.O

RIGHT-OF-WAY ACQUISITION
Luana Gonzalez
Fred Herrera
Robert Garcia

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Fax: (956) 585-1927
Toll Free: (866) 585-1909

Firm No. F-4105

L&G Engineering

JACINTO GARZA, P.E

EDUCATION

Texas A&I University, Bachelor of Science in Civil Engineering, 1984

PROFESSIONAL REGISTRATION

Professional Engineer, State of Texas, 1991, #68941

PROFESSIONAL ASSOCIATIONS & CERTIFICATIONS

TxDOT Certification in Local Government Project Procedures

PROFESSIONAL EXPERIENCE

President/CEO L&G Engineering	2001 – Present
City of Mission Transportation Consultant	2001 - 2018
City of Mission RGVMPO Technical Representative	2001 – Present
City of Harlingen Transportation Consultant	1999 - 2008
Cities of Harlingen/San Benito RGVMPO Technical Representative	1997 – 2005
Hidalgo County RGVMPO Technical Representative	1999 - Present
City Engineer - City of Harlingen	1997 - 2000
Area Engineer - TxDOT Raymondville, Texas	1996 - 1997
Associate Area Engineer - TxDOT Pharr Area Office Pharr, Texas	1993 – 1996
Surveying Coordinator - TxDOT Pharr District	1988 - 1997

EXPERIENCE

Mr. Garza has over 35 years of engineering experience on transportation related projects. He spent his early years at TxDOT working in different capacities in the Pharr and Houston Districts. After serving as a city engineer for the City of Harlingen, Mr. Garza established L&G Consulting Engineers, Inc. in 2001 to provide clients the highest quality of engineering services. As CEO/President, Mr. Garza oversees all administrative, engineering and laboratory operations of the company. He is responsible for meeting with current and potential clients to provide progress reports on ongoing projects and to solicit new projects. As a Technical Representative in the RGVMPO, he provides input on upcoming projects in the metropolitan transportation plan and educates his clients on upcoming project funding. Mr. Garza attends city and county commissioner's courts to address any questions on projects. He meets with project stakeholders and is involved in the public involvement process of the projects.

PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: **68941**
Status: **ACTIVE**
Expires: **12/31/2024**

JACINTO GARZA
Texas Licensed Professional Engineer

Signature

L&G Engineering

ARMANDO J. SANDOVAL, P.E.

EDUCATION

University of Texas at Austin, Bachelor of Science in Civil Engineering, 1991

PROFESSIONAL REGISTRATION

Professional Engineer in the State of Texas since 1997, Serial No. 82753

PROFESSIONAL EXPERIENCE

Vice-President/Senior Project Engineer, L&G Engineering	2001- Present
Senior Project Engineer, TEDSI Infrastructure Group	1999 – 2001
Bridge Design Engineer, TxDOT Pharr District	1993-1999
Bridge Designer, TxDOT Houston District	1991-1993

EXPERIENCE

Mr. Sandoval has *over 28 years of transportation engineering experience* on transportation related projects. As ***Vice-President/Senior Project Engineer*** with L&G Engineering, Mr. Sandoval is responsible for overseeing the design and plan development of hydraulic, and roadway projects in South Texas.

IN THE AREA OF DESIGN

ROADWAY DESIGN: Mr. Sandoval has completed and overseen the completion of several roadway projects in the Pharr District. He utilized GEOPAK to develop alignments and cross-sections. He also coordinated with various different entities to ensure timely project completion and ensured accurate and complete PS&E packages were submitted to the Design Division for processing.

HYDRAULIC DESIGN:

Mr. Sandoval has *developed hydrologic studies for more than 20 years* including rainfall runoff determination, reservoir and channel routing, designed and/or analyzed the hydraulics on several open channels, storm drain systems and culverts.

Mr. Sandoval has also managed and overseen the design of several major transportation projects in South Texas including US83 and I2 projects which required detention analysis in addition to storm drain design. Mr. Sandoval has performed bridge hydraulics including slope-conveyance and backwater calculations for scour analyses and sizing of bridges for several major and minor crossings. Mr. Sandoval has also performed culvert hydraulic analyses and designs based on traditional energy methods as well as storm sewer designs for several roadway projects.

Mr. Sandoval is currently overseeing the development of hydraulic design for the Mission Lateral Project in Hidalgo County. The project is part of the recent Bond projects that are being designed to mitigate flooding throughout Hidalgo County and require the design and analysis of very large watersheds using the latest HEC software.

Mr. Sandoval is also currently overseeing the hydraulic design for the I2/I69C Interchange project in Hidalgo County. This project is unique in that it is one of the first projects that TxDOT is incorporating detention ponds into the project. Mr. Sandoval also has extensive experience using ESRI software to delineate watershed basins based on any type of digital elevation data, including high resolution LiDAR data. He has developed proprietary algorithms to expedite not only the delineation, but also the characterization of watersheds based on various GIS data that is readily available or relatively easy to obtain.

L&G Engineering

BEHROOZ BADIOZZAMANI, P.E.

EDUCATION

University of Texas at Austin, Bachelor of Science in Civil Engineering, 1976
Texas A&I, Master of Science in Civil Engineering, 1979

PROFESSIONAL REGISTRATION

Professional Engineer in the State of Texas since 1983, Serial No. 53972

PROFESSIONAL ASSOCIATIONS & CERTIFICATIONS

TxDOT Certification in Local Government Project Procedures

PROFESSIONAL EXPERIENCE

Executive Vice President of Engineering Operations– L&G Engineering	2008 – Present
Deputy District Engineer – TxDOT Pharr District Office	1993 – 2008
Director of Transportation Planning & Development / Deputy District Engineer	1999 – 2008
Supervising Resident Engineer – TxDOT Pharr Area Office	1990 – 1993
District Design Engineer – TxDOT Pharr District	1987 – 1990
Assistant District Design Engineer – TxDOT Pharr District	1985 – 1987
District Bridge Engineer – TxDOT Pharr District	1983 – 1985
Engineering Assistant (District Design Section) – TxDOT Pharr District	1980 – 1983
Recipient of the TxDOT Luther DeBerry Award	2004

EXPERIENCE

Mr. Badiozzamani has *over 40 years of transportation engineering experience* on transportation related projects. He spent 28 years with TxDOT and 15 years with L&G Engineering. Mr. Badiozzamani served in many capacities with TxDOT as well as Deputy District Engineer for fifteen years. He is also the recipient of the TxDOT Luther DeBerry Award for outstanding contributions toward transportation in the State of Texas in 2004. As Executive Vice President of Engineering Operations with L&G Engineering, Mr. Badiozzamani is responsible for ensuring that all deliverables related to financing, design, ROW, environmental and construction are met and in a timely manner. In addition, he is responsible for QC/QA for all deliverables to clients.

IN THE AREA OF ROW MAPPING & ACQUISITION

As Executive Vice President of Engineering Operations with L&G Engineering, Mr. Badiozzamani oversees the ROW Administrator and staff with a heavy work load to ensure all ROW Acquisitions are conducted in a timely manner, follow Title II and III of the Uniform Act and Uniform Relocation and Real Property Acquisition Policies and are within budget.

IN THE AREA OF ROADWAY DESIGN

As Executive Vice President of Engineering Operations with L&G Engineering, Mr. Badiozzamani oversees the engineering groups responsible for the plans, specifications and estimates for L&G projects. He is responsible for the QC/QA of all design work and ensures the projects receive bids for construction and within budget.

IN THE AREA OF STRUCTURAL DESIGN

As Executive Vice President of Engineering Operations with L&G Engineering, Mr. Badiozzamani oversees the engineering group responsible for the design of bridges for L&G projects. He was responsible for the QC/QA of the bridge layouts and designs of bridge class structures.

IN THE AREA OF GEOTECHNICAL ENGINEERING

As Executive Vice President of Engineering Operations with L&G Engineering, Mr. Badiozzamani oversees the geotechnical testing and design for structures and retaining walls for L&G projects.

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

L & G Consulting Engineers Inc

L & G Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-4105

Expiration Date
8/31/2024

The Texas Comptroller of Public Accounts (CPA) administers the Statewide Historically Underutilized Business (HUB) Program for the State of Texas, which includes certifying minority, woman, and service disabled veteran-owned businesses as HUBs and facilitates the use of HUBs in state procurement and provides them with information on the state's procurement process.

We are pleased to inform you that your application for certification/re-certification as a HUB has been approved. Your company's profile is listed in the State of Texas HUB Directory and may be viewed online at https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp. Provided that your company continues to meet HUB eligibility requirements, the attached HUB certificate is valid for the time period specified.

You must notify the HUB Program in writing of any changes affecting your company's compliance with the HUB eligibility requirements, including changes in ownership, day-to-day management, control and/or principal place of business. *Note: Any changes made to your company's information may require the HUB Program to re-evaluate your company's eligibility.*

Please visit our website at http://comptroller.texas.gov/procurement/prog/hub/ and reference our publications (i.e. Grow Your Business pamphlet, HUB Brochure and Vendor Guide) providing addition information on state procurement resources that can increase your company's chances of doing business with the state.

Thank you for your participation in the HUB Program! If you have any questions, you may contact a HUB Program representative at 512-463-5872 or toll-free in Texas at 1-888-863-5881.

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number:	**1743007928900**
File/Vendor Number:	**006240**
Approval Date:	**07-APR-2021**
Scheduled Expiration Date:	**07-APR-2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

L & G CONSULTING ENGINEERS, INC.

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed 09-APR-2021, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, business location) provided in the submission of the business' application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

Rev. 06/19

TEXAS Health and Human Services | Texas Department of State Health Services

RADIOACTIVE MATERIAL LICENSE

Pursuant to the Texas Radiation Control Act and Texas Department of State Health Services (Agency) regulations on radiation, and in reliance on statements and representations heretofore made by the licensee, a license is hereby issued authorizing the licensee to receive, acquire, possess and transfer radioactive material listed below; and to use such radioactive material for the purpose(s) and at the place(s) designated below. This license is subject to all applicable rules, regulations and orders of the Agency now or hereafter in effect and to any conditions specified below.

LICENSEE			
1. Name	L&G CONSULTING ENGINEERS INC DBA L&G ENGINEERING ATTN ELOY CASARES	3. License Number	L06671
2. Address	2100 W EXPRESSWAY 83 MERCEDES TX 78570	4. Expiration Date	October 31, 2024
		Amendment Number	02

This license is amended in accordance with correspondence dated January 8, 2020.

5. Radioisotope	6. Form of Material	7. Maximum Activity	8. Authorized Use
A. Americium-241/Beryllium	A. Sealed source (QSA Model AMN.V997; EZ Model Am1.NO2)	A. 1 source not to exceed 44 millicuries	A. Measurement of physical properties using Humboldt Scientific Inc. (HSI) Model 5001 moisture/density gauge.
B. Americium-241/Beryllium	B. Sealed source (QSA Model AMN.V997; EZ Model Am1.NO2)	B. **5 sources** not to exceed 44 millicuries each	B. Measurement of physical properties using Instrotek, Inc. Model 3500 moisture/density gauge.
C. Cesium-137	C. Sealed source (QSA Model CDC.805; EZ Model HEG-137)	C. 1 source not to exceed 11 millicuries	C. Measurement of physical properties using HSI Model 5001 moisture/density gauge.
D. Cesium-137	D. Sealed source (QSA Model CDC.805; EZ Model HEG-137)	D. **5 sources** not to exceed 11 millicuries each	D. Measurement of physical properties using Instrotek, Inc. Model 3500 moisture/density gauge.

RADIOACTIVE MATERIAL LICENSE

LICENSE NUMBER	AMENDMENT NUMBER
L06671	02

9. A. Radioactive material shall be stored and used at:

Site Number	Location
000	Mercedes – 2100 West Expressway 83 (Main Site)
001	Mission – 900 South Stewart Road, Suites 6 and 7

B. The authorized place of use is at temporary sites, in areas not under exclusive Federal jurisdiction, throughout Texas. The licensee is authorized to store radioactive material at a temporary site up to 90 days in any twelve-month period.

10. This license is issued in accordance with Title 25 Texas Administrative Code §289.252(e), "General requirements for the issuance of specific licenses."

11. The individual designated to perform the functions of Radiation Safety Officer (RSO) for activities covered by this license is Eloy Casares.

12. Radioactive material shall only be used by individuals who have successfully completed the training described in the letter dated October 3, 2014.

13. Sealed sources or source rods containing radioactive material shall not be opened or sources removed or detached from source rods or gauges by the licensee, except as specifically authorized.

14. The licensee shall conduct at intervals not to exceed six-month visual inspections and operational checks of all gauges to ensure that the equipment is in good working condition, the sources are adequately shielded, and required labeling is present and legible. A record of each inspection shall be maintained for inspection by the Agency for three years and shall include the date of the inspection, name and signature of the individual performing the inspections, equipment involved, any problems found, and what, if any, corrective action was taken.

15. Any cleaning, maintenance or repair of the gauges that requires detaching the source or source rod from the gauge shall be performed only by the manufacturer or other persons specifically licensed by the Agency, the U.S. Nuclear Regulatory Commission or an Agreement State to perform such services.

RADIOACTIVE MATERIAL LICENSE

LICENSE NUMBER	AMENDMENT NUMBER
L06671	02

16. Except as specifically provided otherwise by this license, the licensee shall possess and use the radioactive material authorized by this license in accordance with statements, representations, and procedures contained in the following:

Application dated September 12, 2014, and
Letter dated October 3, 2014.

Title 25 TAC §289 shall prevail over statements contained in the above documents unless such statements are more restrictive than the regulations.

VJD:vjd

FOR THE DEPARTMENT OF STATE HEALTH SERVICES

Date January 10, 2020

Shawn Garza, Program Coordinator
Industrial Licensing Program

USACE CERTIFICATE
OF
LABORATORY VALIDATION

L&G Consulting Engineers, Inc.

2100 W. Expressway 83
Mercedes, TX,
Eloy Casares
(956) 565-0760

has demonstrated, by abbreviated audit of its AASHTO accreditation, or by inspection of required records, equipment, procedures, facilities, and/or final reports, its proficiency to perform testing of construction materials, as established by the quality standards of AASHTO R 18 guidance and the requirements of the applicable ASTM standards.

THIS USACE CERTIFICATE OF LABORATORY VALIDATION IS ACCURATE AS OF ITS DATE AND TIME OF GENERATION:

27 FEB 2023 AT 08:16 HOURS

ALL METHODS LISTED ON THIS CERTIFICATE OF VALIDATION WILL EXPIRE ON 02/23/2025

PLEASE CONFIRM THE CURRENT VALIDATION STATUS OF THIS LABORATORY USING THE SEARCH FEATURE ON OUR PUBLIC WEBSITE: https://mtc.erdc.dren.mil

Chad A. Gartrell, PE, Director
USACE Materials Testing Center
Vicksburg, Mississippi, USA

AGGREGATE

Aggregate - C 117 - Material Finer than 75 µm (No. 200) Sieve
Aggregate - C 127 - Specific Gravity & Absorption in Coarse Aggregate
Aggregate - C 128 - Specific Gravity & Absorption in Fine Aggregate
Aggregate - C 136 - Sieve Analysis of Aggregates
Aggregate - C 1077 - Concrete and Concrete Aggregate Testing Standards (Quality Standards)

BITUMINOUS

Bituminous - D 2041 - Theoretical Maximum Specific Gravity & Density (Rice)
Bituminous - D 2726 - Bulk Specific Gravity and Density
Bituminous - D 2950 - Density of Bituminous Concrete in Place by Nuclear Methods
Bituminous - D 5444 - Mechanical Size Analysis of Extracted Aggregate
Bituminous - D 6307 - Asphalt Content of Hot-Mix Asphalt by Ignition Method
Bituminous - D 6925 - Relative Density of Asphalts by Superpave Gyratory Compactor

CONCRETE

Concrete - C 31 - Making and Curing Test Specimens in the Field
Concrete - C 39 - Compressive Strength of Cylindrical Specimens
Concrete - C 138 - Unit Weight and Air Content by Gravimetric
Concrete - C 143 - Slump
Concrete - C 172 - Sampling
Concrete - C 173 - Air Content by Volumetric ***required if C231 not performed***
Concrete - C 231 - Air Content by Pressure ***required if C173 not performed***
Concrete - C 511 - Moist Cabinets, Moist Rooms, Water Storage Tanks
Concrete - C 617 - Capping Cylindrical Specimens
Concrete - C 1064 - Temperature of Concrete
Concrete - C 1077 - Concrete and Concrete Aggregate Testing Standards (Quality Standards)
Concrete - C 1231 - Unbonded Caps

SOILS

Soils - D 421 - Dry Preparation for Particle Size Distribution & Soil Constants
Soils - D 422 - Particle Size Analysis (Sieve and Hydrometer)
Soils - D 698 - Compaction Characteristics by Standard Effort
Soils - D 1140 - Material Finer than 75 m (No. 200) Sieve

Soils - D 1557 - Compaction Characteristics by Modified Effort
Soils - D 2166 - Unconfined Compressive Strength
Soils - D 2216 - Water Content
Soils - D 4318 - Liquid & Plastic Limits & Plasticity Index
Soils - D 6938 - Density and Water Content by Shallow Depth Nuclear Method

AASHTO ACCREDITED

CERTIFICATE OF ACCREDITATION

AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AASHTO

L&G Consulting Engineers, Inc.

in

Mercedes, Texas, USA

has demonstrated proficiency for the testing of construction materials and has conformed to the requirements established in AASHTO R 18 and the AASHTO Accreditation policies established by the AASHTO Committee on Materials and Pavements.

The scope of accreditation can be viewed on the Directory of AASHTO Accredited Laboratories (aashtoresource.org).

Jim Tymon,
AASHTO Executive Director

Moe Jamshidi,
AASHTO COMP Chair

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

SCOPE OF AASHTO ACCREDITATION FOR:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Quality Management System

Standard:		Accredited Since:
R18	Establishing and Implementing a Quality System for Construction Materials Testing Laboratories	07/20/2016
C1077 (Aggregate)	Laboratories Testing Concrete and Concrete Aggregates	10/19/2021
C1077 (Concrete)	Laboratories Testing Concrete and Concrete Aggregates	02/14/2018

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Asphalt Mixture

Standard:		Accredited Since:
D2041	Maximum Specific Gravity of Hot Mix Asphalt Paving Mixtures	09/01/2017
D2726	Bulk Specific Gravity of Compacted Hot Mix Asphalt Using Saturated Surface-Dry Specimens	07/13/2017
D2950	Density of Bituminous Concrete In Place by Nuclear Methods	07/13/2017
D3203	Percent Air Voids in Compacted Dense and Open Bituminous Paving Mixtures	09/01/2017
D5444	Mechanical Analysis of Extracted Aggregate	07/13/2017
D6307	Determining the Asphalt Content of Hot Mix Asphalt (HMA) by the Ignition Method	07/13/2017
D6925	Preparing and Determining the Density of Hot Mix Asphalt (HMA) Specimens by Means of the Superpave Gyratory Compactor	Suspended
Tex-206-F	Compacting Specimens Using the Texas Gyratory Compactor (TGC)	07/13/2017

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Soil

Standard:	Accredited Since:
D421 Dry Preparation of Disturbed Soil and Soil Aggregate Samples for Test	12/04/2018
D422 Particle Size Analysis of Soils by Hydrometer	07/20/2016
D698 The Moisture-Density Relations of Soils Using a 5.5 lb [2.5 kg] Rammer and a 12 in. [305 mm] Drop	07/20/2016
D1140 Amount of Material in Soils Finer than the No. 200 (75-µm) Sieve	07/20/2016
D1557 Moisture-Density Relations of Soils Using a 10 lb [4.54 kg] Rammer and an 18 in. [457 mm] Drop	07/20/2016
D2166 Unconfined Compressive Strength of Cohesive Soil	07/20/2016
D2216 Laboratory Determination of Moisture Content of Soils	07/20/2016
D4318 Determining the Liquid Limit of Soils (Atterberg Limits)	07/20/2016
D4318 Plastic Limit of Soils (Atterberg Limits)	07/20/2016
D6938 In-Place Density and Moisture Content of Soil and Soil-Aggregate by Nuclear Methods (Shallow Depth)	08/19/2021

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

Scope of AASHTO Accreditation for:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Aggregate

Standard:	Accredited Since:
C117 Materials Finer Than 75-µm (No. 200) Sieve in Mineral Aggregates by Washing	07/20/2016
C127 Specific Gravity and Absorption of Coarse Aggregate	08/19/2021
C128 Specific Gravity (Relative Density) and Absorption of Fine Aggregate	08/19/2021
C136 Sieve Analysis of Fine and Coarse Aggregates	07/20/2016

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

SCOPE OF AASHTO ACCREDITATION FOR:

L&G Consulting Engineers, Inc.

in Mercedes, Texas, USA

Concrete

Standard:		Accredited Since:
M201	Moist Cabinets, Moist Rooms, and Water Storage Tanks Used in the testing of Hydraulic Cements and Concretes	04/14/2020
R60	Sampling Freshly Mixed Concrete	04/14/2020
R100 (Cylinders)	Making and Curing Concrete Test Specimens in the Field	04/14/2020
T22	Compressive Strength of Cylindrical Concrete Specimens	04/14/2020
T119	Slump of Hydraulic Cement Concrete	04/14/2020
T121	Density (Unit Weight), Yield, and Air Content of Concrete	04/14/2020
T152	Air Content of Freshly Mixed Concrete by the Pressure Method	04/14/2020
T196	Air Content of Freshly Mixed Concrete by the Volumetric Method	04/14/2020
T231 (5000 psi and below)	Capping Cylindrical Concrete Specimens	04/14/2020
T309	Temperature of Freshly Mixed Portland Cement Concrete	04/14/2020
C31 (Cylinders)	Making and Curing Concrete Test Specimens in the Field	01/22/2018
C39	Compressive Strength of Cylindrical Concrete Specimens	01/22/2018
C138	Density (Unit Weight), Yield, and Air Content of Concrete	01/22/2018
C143	Slump of Hydraulic Cement Concrete	01/22/2018
C172	Sampling Freshly Mixed Concrete	01/22/2018
C173	Air Content of Freshly Mixed Concrete by the Volumetric Method	01/22/2018
C231	Air Content of Freshly Mixed Concrete by the Pressure Method	01/22/2018
C511	Moist Cabinets, Moist Rooms, and Water Storage Tanks Used in the testing of Hydraulic Cements and Concretes	01/22/2018
C617 (5000 psi and below)	Capping Cylindrical Concrete Specimens	04/14/2020
C1064	Temperature of Freshly Mixed Portland Cement Concrete	01/22/2018
C1231 (7000 psi and below)	Use of Unbonded Caps in Determination of Compressive Strength of Hardened Concrete Cylinders	01/22/2018

This certificate was generated on 02/13/2024 at 5:00 PM Eastern Time. Please confirm the current accreditation status of this laboratory at aashtoresource.org/aap/accreditation-directory

L&G Consulting Engineers: Active/Open Claims –July 12, 2024

Coverage: Professional

1. Claim #GC031194; Insured: L&G Consulting Engineers, Inc.; Claimant: Hidalgo County (365 Tollway)
- *Potential claim arising from termination of contract : Insurer: Great Midwest*

2. Claim No.: GC031167 Claimants: Raul A. Macias and Erika Castillo Insured: L&G Engineering Laboratory LLC (Mile 6)
- *Lawsuit C486621 – Roadway was elevated, using unstable surface materials which caused a motor vehicle accident in which plaintiff was killed : Insurer: Great Midwest*

3. Claim No.: GC024164/CG0630229 Claimant: Michael Baker International, Inc. Insured: L&G Consulting Engineers Inc.(Interchange)
- *Notice of Default/Demand Indemnification from DPVJ to Michael Baker for part of design work on project : Insurer: Great Midwest*

4. Claim No.: GC029343 Claimant: Troy Hack Heirs Insured: L&G Consulting Engineers Inc.(Courthouse Project)
- *Allege negligence in connection with pedestrian crosswalk accident which led to T. Hack's death. Stowers Demand. : Insurer: Great Midwest*



STATEMENT OF QUALIFICATIONS

Prepared for

City of Edinburg

RFQ 2024-9

Engineering Services Rotation

July 16, 2024

LEFEVRE ENGINEERING
TEXAS REGISTERED ENGINEERING FIRM NO. 23093
818 MANSFIELD DR. UNIT 182
PORT MANSFIELD, TEXAS 78598

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LEFEVRE ENGINEERING

July 16, 2024

City of Edinburg
415 W. University Drive
Edinburg, TX 78541

Re: Request for Sealed Qualifications for Engineering Services Rotation 2024-9

LeFevre Engineering, PLLC (LE) is pleased to submit our Statement of Qualifications.

LE is a multidisciplinary engineering firm licensed by the Texas Board of Professional Engineers (TBPE F-23093) with our main office located in Port Mansfield, Texas. Your point of contact is Richard LeFevre, BS, MS, CFM, PE (No. 102200), a licensed civil and environmental engineer and certified flood plain administrator. LeFevre Engineering is at 50% current capacity and is currently available to perform services for the City of Edinburg.

LeFevre Engineering strives to maintain an experienced, licensed engineer that will be your point of contact and attend all project and status meetings. Mr. LeFevre has over twenty-two (22) years of experience serving communities throughout South Texas and will serve as the design engineer and inspector, therefore alleviating the need for unnecessary time waiting for an "engineer or other consultant" who may not be authorized or available to approve the changes, resulting in idle time and delays during construction.

The City of Edinburg will always have Mr. LeFevre as your point of contact and will service all your needs that pertain to engineering, environmental issues, drainage, streets, plating, reviews, and the general needs of the projects for FY2024-2025. Additionally, Mr. LeFevre is a Certified Floodplain Administrator therefore knowledgeable in all aspects of design with regards to drainage and floodplain management and how it affects current proposed projects.

Mr. LeFevre and LE is providing or has provided city engineering and floodplain administrator services for:

- ✓ ***City of McAllen***
- ✓ ***City of Alton***
- ✓ ***City of Penitas***
- ✓ ***City of Mercedes***
- ✓ ***City of Weslaco***
- ✓ ***City of Donna***

LeFevre Engineering has not been involved and/or participated in substandard work or has violated any ethics in the past five (5) years.

At this time there has been no addendums issued in reference to this RFQ.

We appreciate your consideration regarding this proposal, and we express great interest in providing engineering services to the City of Edinburg. Please call if you have any questions or desire additional information.

LeFevre Engineering, PLLC is Pre-TxDOT Certified with regards to roadway design and construction, utilities relocation, drainage, and environmental requirements for projects.

Respectfully,



Richard LeFevre, P.E., CFM
President

818 Mansfield Dr. #182
Port Mansfield, TX 78598
Phone # 956-540-9428
richard@lefevreengineering.com

Enclosure:

One (1) electronic copy of LeFevre Engineering Statement of Qualifications



FIRM'S PHILOSOPHY

Our philosophy begins with as experienced and proven Engineer-in-Charge who is committed to the client's satisfaction by providing responsive and practical project solutions. LeFevre Engineering strives to exceed the industry standards and the client's expectations. The attention to details throughout the project lifecycle, design, and careful planning by the team ensures the high-quality of service we are committed to providing for the client is fully satisfied. We prioritize understanding the vision and unique needs of our clients as well as the general public. Conducting our business with transparency, integrity and compliance with legal and regulatory requirements.

Our goal is to build a long-term relationship with our clients, while upholding ethical standards in all dealings is fundamental. Mr. LeFevre is the type of engineer that is familiar with the requirements for municipalities and public infrastructure projects because of his 20+ years of experience working with municipalities throughout South Texas. Mr. LeFevre believes that the engineer should be a functioning part of the project throughout the entire project. Rarely do you find a president of a firm that is the project design engineer and the inspector of the project. While working with larger firms and through his experience, we have noticed that many firms provide a "firm representative", which may or may not always be a licensed engineer.

During the selection process, many firms promise these engineer's will be present and "accessible" to the client. Many project managers may have their respective talents but are not licensed engineers and are utilized as a means of cutting costs for the firm. Far too often, due to large turnover rates, project managers do not have any authority to provide the needed changes "on the spot" and are further governed by a bureaucracy for final approval. As a result, they or are very limited in the construction activities and inspection and it creates the possibility of a delay in construction. Mr. LeFevre believes, to ensure success, the design engineer should be an integral part on behalf of the City in ALL aspects of the project.



FIRM INFORMATION

LeFevre Engineering, PLLC is a registered **Historically Underutilized Business (HUB)** by the State of Texas Historically Underutilized Business Certification and a **Disadvantaged Business Enterprise (DBE)** under the Texas Department of Transportation Compliance Program. It is the policy of the company to promote affirmative action and to provide equal opportunity to all employees and applicants for employment; and to administer all terms, conditions, and privileges of employment in a manner which does not discriminate on the basis of race, color, creed, ancestry, national origin, sex, age, marital status, liability for service in the armed forces of the United States, or because of physical or mental handicap in regard to any position for which the employee or applicant is qualified.

LEFEVRE ENGINEERING
TEXAS REGISTERED ENGINEERING FIRM NO. 23093

WHO WE ARE

LeFevre Engineering, PLLC, has the experience and expertise to provide professional engineering services in most of the disciplines needed by municipalities. LEFEVRE ENGINEERING, PLLC, formerly LeFevre Engineering, LLC, is owned and operated by Mr. Richard LeFevre, PE, CFM, and is a registered engineering firm licensed to practice in the State of Texas by the Texas Board of Professional Engineers under the firm number F-23093, also a Certified Floodplain Administrator and is located in South Texas. LeFevre Engineering, LLC was founded in 2008 and was restructured as a professional limited company in 2022. LEFEVRE ENGINEERING, PLLC is a **Professional Limited Liability Corporation**. Our clients will have access to the same LeFevre Engineering PLLC staff at nearly all hours of the day and will have access to the principal, engineers, and other support staff. The city of Edinburg will have access to the same staff throughout the entire project as we have no turnover, unlike larger firms. We will be available for unexpected meetings or construction concerns as you will find when speaking to our references and because we are a local firm.

- **Civil Engineering**
- **MEP**
- **Structural**
- **Environmental Engineering**
- **Planning**
- **Management Consulting**
- **Project Management**
- **Construction Management**

Our proven experience transcends the line between planning, design, and construction with various municipal projects in South Texas. LeFevre Engineering has proven its ability to design and provide construction phase services for the Hidalgo County, Urban County Federal Program, City of Combes, McAllen PUB, City of Mercedes, City of Alton, and Progreso International Bridge involving many different funding requirements and engineering requirements for public entities.

For our firm, it is important for clients to have access to their project engineer during all phases of the projects. Far too often, larger engineering and consulting firms have large turnover which does not allow engineers to become “engaged” in the project as they have no opportunity to “develop” a working relationship with those officials necessary to develop the project. Historically, based on our experience, a client may not interact with an engineer until the project is either completed or there is a problem. We take pride in saying that the City of Edinburg will see the lead project engineer, Mr. LeFevre, will spearhead a project from the beginning through final completion.

Firm Qualification and Experience

Our extensive experience with state and municipal requirements with design and construction of public infrastructure will provide a vital component in the success for the City of Edinburg and their infrastructure requirements for projects if needed. It furthermore shows our success to successful and affordable projects for our clients. As part of our objectives we have experience with municipalities with fixed budgets and have completed projects by providing fair and accurate cost estimates, reasonable construction scheduling, value engineering, assistance with bidding, recommendations and awarding, assistance with contract requirements for the contractor, reviewing and recommending contractor pay requests, and all other aspects needed for the City of Edinburg to be successful in design and construction of their proposed projects.

LEFEVRE ENGINEERING, PLLC. Staff have managed and designed public projects utilizing funding for the following agencies:

- ✓ **Texas Water Development Board**
- ✓ **Texas Department of Transportation**
- ✓ **General Services Administration (GSA)**
- ✓ **Federal Motor Carrier and Safety Administration (FMCSA)**
- ✓ **Environmental Protection Agency (EPA)**
- ✓ **Federal Emergency Management Agency**
- ✓ **Texas Water Development Board (TWDB)**
- ✓ **Border Environment Cooperation Commission**
- ✓ **US Department of Housing & Urban Development (HUD)**
- ✓ **US Department of Agriculture Rural Development (USDA)**
- ✓ **Texas Commission on Environmental Quality**

Firm Qualification and Experience

LEFEVRE ENGINEERING, PLLC has more than twenty years of combined experience and talent with proven engineering and support staff with the ability to multi-task and keep proposed projects on time and within budget. LeFevre Engineering, PLLC is a registered Historically Underutilized Business (HUB) by the State of Texas Historically Underutilized Business Certification and a Disadvantaged Business Enterprise (DBE) under the Texas Department of Transportation Compliance Program. LeFevre Engineering has developed a unique expertise and knowledge with public entities, such as the City of Edinburg, based on our previous work with the City and we have primarily worked with municipalities with relation to road design, drainage, water and wastewater design, environmental mitigation, permitting, construction phase engineering, inspection and project management utilizing local, state, and federal funding programs unmatched by many engineering firms in the RGV and South Texas.

Our firm understands the requirements for the City of Edinburg proposed projects and requests that we be considered for the following projects:

- ✓ **New and Rehabilitation Design of Roads.**
- ✓ **TXDOT design, route studies, permitting, and construction requirements for the City of Edinburg and TXDOT projects.**
- ✓ **Design of all aspects of Drainage, including detention, retention, swales, driveways, piping and culverts, and drainage requirements for the City of Edinburg.**
- ✓ **Design and construction of utility relocations, including water, booster stations, wastewater lift stations, sewer piping and manholes, water and sewage treatment plants.**
- ✓ **Master Planning**
- ✓ **Planning; Preliminary and Final Engineering Reports, Engineer's Estimates**
- ✓ **Water Planning, Pressure Plane Studies and Design Street Rehabilitation and New Construction.**

OUR EXPERTISE EXTENDS TO THE FOLLOWING:

- Civil Engineering
- MEP
- Structural
- Environmental Engineering
- Project Management
- Floodplain Administrator
- Social, Economic, Environmental Studies, Easements & ROW Maps
- Water Plants – Pumps, Piping, Disinfection, and Controls
- Project Development & Planning
- Facility Analysis & Master Planning
- Wastewater Collection Systems – New and Rehabilitations
- Lift Stations – New and Rehabilitations
- Wastewater Treatment Plants – New, Expansions, and Rehabilitations
- Wastewater Treatment Plant Permitting – New, Amendments, and Renewals
- Streets – New and Rehabilitation
- On-Site Sewer Systems – Design and Permitting
- Storm Drainage Pipes, Ditches, and Detention/Retention
- Drainage Design & Reports
- Engineering Studies and Plans
- Utility System Mapping
- Bond Applications and Reports
- On-site Construction Observation

ORGANIZATIONAL APPROACH

The firm's goal is to establish a long-term relationship with the clients by providing a highly competent service with integrity and concern for the client as well as the general public. We pride ourselves on our ability to design for ease of operation and maintenance and always strive to keep in mind the desires and capabilities of the client.

1.STUDY AND REPORT »

Consult with the City to define its needs, review existing available data, and establish required additional data.

Provide general economic analysis of the City's requirements as a allocation for expenditures, comparison of existing cost estimates, and/ or a statement of "not-to-exceed" values.

Meet with the City to review the established data and engineer's recommendations and opinions to solidify the project, responsibilities, and tentative schedules.

2. PRELIMINARY DESIGN »

Prepare preliminary design documents consisting of but not limited to, design premise which includes final design criteria, preliminary design drawings, outlines of specifications, and a detailed written description of the project and projections of goals.

Advise the City of additional data required, services which need to be accomplished, or final criteria definitions which must be established.

Review all facets of the Preliminary Design, probable project costs for the City, and modify the Design Premise for its final form.

3. FINAL DESIGN »

Based on the City's acceptance of the Preliminary Design and resulting Design Premise or criteria, prepare the Final Design, Plans, and Specifications.

Submit the Final Design, Specifications to the proper reviewing authorities.
Prepare and review with the City and their legal counsel, and/or other advisors all contract related documents, forms, and conditions.

Present and review all Design Plans, Specifications, and applicable Code Compliance requirements with the City, their advisors, and/or their third-party review representative.

ORGANIZATIONAL APPROACH

4.BIDDING AND NEGOTIATION »

Completed and approved construction plans, specifications, and applicable contract documents for distribution to prospective bidders.

Assist the City with the distribution of bid packages and respective adverting for bids.

Assist the City in the opening and tabulation of bids.

Analyze the bids and make recommendations for the award of the construction contract.

Assist in the preparation of formal contract documents.



5. CONSTRUCTION

Conduct inspection of the construction or project site at appropriate or predetermined intervals by the professional engineer or qualified staff member. To determine the project progress compliance with intent of design and contract documents.

Act as the City's representative, per the city's direction in all matters pertaining to the contractor and consult with or advise the City relative to the contract and project matters.

Review and take appropriate action to contractor's change orders due to unexpected conditions, submittals, shop drawings, and/or requests for payment.

Conduct a final inspection and certify completion of all project work and support documentation in accordance with the contract and applicable codes.

LeFevre Engineering exclusive experience with municipalities and familiarity with water, wastewater and roads infrastructure allows for projects to be completed "turn-key", completed on time, and within budget.



Resumes & Key Personnel

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

LE is currently staffed with project engineers, inspectors, designers, drafting technicians, and supporting staff needed to spearhead and complete any and all projects awarded to LeFevre Engineering, PLLC. The principal contact and authorized representative for all work associated with the City of Edinburg will be **Mr. Richard LeFevre, PE, CFM**. Mr. LeFevre is authorized by the Texas Board of Professional Engineers to practice in Environmental Engineering and Civil Engineering License No. 102200. Mr. LeFevre has more than twenty-four (24) years of extensive experience in federal, state, and local requirements for funding applications, design, environmental assessments, permits, project management, construction phase engineering, and project inspection and has successfully designed all types of infrastructure projects for Edinburg. Mr. LeFevre's expertise and knowledge in coordination of road and drainage, utilities and relocations, construction management, third party management, permitting, and planning is unmatched by many engineers in the valley that are not accustomed to designing infrastructure projects in the City of Edinburg. Mr. LeFevre will serve as the primary point of contact for contractual negotiations, development of scope, preliminary cost estimates and planning, design, and construction management.

Mr. Israel Gaona, PE, CFM will is a licensed engineer and will provide design and construction management of all LE projects under the supervision of Mr. LeFevre. Mr. Gaona is licensed to practice civil engineering by the Texas Board of Professional Engineers License No. 136995. Mr. Gaona has project experience with Design and Construction Phase Engineering for roads, drainage, subdivision reviews, utilities, for past projects design and managed by LeFevre Engineering.

Mr. Manuel Garza will perform as a project inspector for all needed services. Mr. Garza served as a city inspector previously with the City of McAllen and Inspector for the City of Alton, Texas. Mr. Garza has more than thirty (30) years' experience in public infrastructure projects. Mr. Garza is familiar with Edinburg projects and recognizes the requirements as an inspector for the city in required projects.

WESLEY RICHARD LEFEVRE, PE, CFM
PRESIDENT/PROJECT ENGINEER



Mr. LeFevre has extensive experience in design and project management of public and private infrastructure projects. Mr. LeFevre has successfully designed and managed projects for municipalities in the South Texas and the Rio Grande Valley for the past 16 years. Mr. LeFevre is licensed to practice in civil and environmental engineering fields in the State of Texas.

EXPERIENCE

2021-Present

LeFevre Engineering, P.LLC. LeFevre Engineering was created as a professional limited liability company and Mr. LeFevre is responsible for supervision of day-to-day activities, project control, coordination and scheduling during all phases of engineering and surveying projects.

2010 – 2021

LeFevre Engineering, LLC. Responsible for supervision of day-to-day activities, project control, coordination and scheduling during all phases of engineering and surveying projects.

2006 – 2010

Guzman & Munoz Engineering and Surveying, Inc., - McAllen, TX. - Served as Project Engineer and Principal for the McAllen office, specializing in Civil and Environmental aspects of all projects.

2004 – 2006

Turner Collie & Braden Inc. – Pharr, TX. Served as Environmental Specialist and Project Manager for regional offices in South Texas for Texas Water Development Board-Economically Distressed Areas Program (TWDB-EDAP), Border Environment Cooperation Commission (BECC), and North American Development Bank (NADBank) projects.

2001 – 2004

Texas Engineering Extension Service-Texas A&M University Frank M. Tejeda Center for Excellence in Environmental Operations – Mercedes, TX. Coordinated and provided outreach, technical assistance and technical and professional education at the local level to improve the delivery of water, wastewater, solid waste and other environmental systems to residents. Conducted on-site assessments of utility management and operation and analyzed the results of assessments performed by others. Used the results of these assessments to design tailored assistance mechanisms.

Project Role:
Principal/Project Engineer

Education:
Bachelors of Science, 1993
Hardin-Simmons University

Masters of Science, 2000
Texas A&M University at Corpus Christi

Registrations/Certifications:
Professional Engineer, Texas, No. 102200
Certified Floodplain Manager - Texas

Texas Teaching Certificate:
Licensed in Secondary Science

Professional Affiliations:
American Society Civil Engineers,

Texas Society of Professional Engineers

Years of Experience:
20+

2001

Environmental Investigator Texas Commission on Environmental Quality (TCEQ). Knowledge in Texas Administrative Codes and Code of Federal Regulations associated with compliance in industrial hazardous waste, wastewater, water, petroleum storage tanks, and municipal solid waste. Performed routine work in the fields of waste pollution. Conducted routine investigations, surveyed and performed follow-up inspections, prepared technical reports, made recommendations regarding findings and drafted.

ISRAEL GAONA, P.E., CFM
ENGINEER – QA/CC



Mr. Gaona has experience in design and project management of public and private infrastructure projects as well as construction management experience in the renewables industry. Mr. Gaona has designed multiple water, wastewater and storm water municipal projects as well as managed heavy-civil construction projects in South Texas. Mr. Gaona is a Professional Engineer and a Certified Floodplain Manager in the State of Texas.

EXPERIENCE

2019-PRESENT

SOTEX Engineering, LLC. – Currently serves as President and owner of SOTEX Engineering, LLC. Mr. Gaona oversees all aspects of civil engineering design and construction projects.

2018-2019

LEMC, LLC. – Served as a Project Engineer responsible for the design and project management of public and private infrastructure projects.

2016 – 2018

E.ON Climate & Renewables North America – Willacy & Kenedy County, Texas - Served as Civil Field Engineer for the construction of multiple large scale wind farms in Raymondville and Sarita, Texas overseeing the quality of construction work performed on all infrastructure installed. Supervise day-to-day operations of multiple contractors.

2014 – 2016

City of Weslaco – Weslaco, TX. Served as Engineer II for the City of Weslaco working on design and project management on all public improvement projects. Conducted on-site field inspections of infrastructure improvements. Performed water, wastewater and storm water construction plan reviews and subdivision reviews.

2013

Texas Department of Transportation – San Benito, TX. Served as Summer Engineering Technician. Conducted on-site field inspections for roadway improvements, bridge construction and utility installations for state road improvement projects.

Project Role:

Consultant

Education:

Bachelors of Science in Civil Engineering - 2014
Texas A&M University - Kingsville

Registrations/Certifications:

Professional Engineer - Texas, No. 136995

Certified Floodplain Manager – Texas No. 2893-15N

Professional Affiliations:

American Society of Civil Engineers,
Texas Floodplain Managers Association

Years of Experience:

10+

Municipal & Governmental Projects

CITY OF SAN JUAN – ENVIRONMENTAL PROTECTION AGENCY LIFT STATION NO. 6 DEMOLITION & CONSTRUCTION OF A NEW 2.2 MGD LIFT STATION

CURRENTLY UNDER CONTRACT

Mr. LeFevre provides preliminary planning, preliminary engineering reports, regulatory permitting, environmental information document, and lift station engineering design as part of TRIMAD Consulting, LLC, design team. Construction estimates for this project are estimated at $3.4M for the lift station replacement and is being funded as a Direct Congressional Spending provided by Congressman Vicente Gonzalez. The project is being overseen by the Environmental Protection Agency (EPA) and is currently in the final design stage of the project. The project consists of demolition of existing Lift Station No. 6; installation of approximately 2200 LF of 24" sewer pipe, installation of three (3) new manholes, and construction of a new 2.2 MGD lift station. Mr. LeFevre is providing the design of a Quad-plex lift station with a 20' wet well, and controls. The current lift station is undersized and dilapidated and needs to be replaced. Project Contact: Ric Salazar, PE, TRIMAD Consulting, LLC; 956-497-5355; Engineer's Estimate: $3.4 million



Project Objectives

- Lift Station Pump Sizing & Capacity.
- Environmental Information Document & Public Hearing approved by EPA.
- Plans and Specifications to be approved by TCEQ

CITY OF ALAMO – MORNINGSIDE LIFT STATION, ALAMO, TX

CURRENTLY UNDER CONTRACT

Mr. LeFevre provided Lift Station Design for Morningside Wastwater Improvements project in association with TRIMAD Consulting, LLC for a 1.0M New Lift Station. LE analyzed the project area and designed the lift station based on existing and proposed construction. Mr. LeFevre provided Engineer with preliminary engineering report required by the Texas Commission on Environmental Quality. The project is currently at pre-construction phase and has been awarded to a Contractor.

Project Contact; Bobby Salinas, City Manager, 956-867-5360

Engineer's Estimate: $1.0 million Contract Award Amount: $995K

Project Objectives

- Utility & Easement Acquisition and Survey
- Engineering Feasibility Study.
- Preliminary Engineering & Estimates
- Coordination with Owner of Sewer System: McAllen Public Utilities Board
- Environmental Information Document & Public Hearing approved by EPA
- Sewer Design for 3 new lift stations, 1 rehabilitation of existing lift station, installation of approximately 5 miles of 15" sewer line in TXDOT ROW.
- Plans and Specifications to be approved by TCEQ, TWDB, City of Alton and McAllen Public Utilities
- Bidding & Awarding of Project
- Project Management & Construction Phase Engineering
- Inspection
- Project Clouse out

CITY OF COMBES – CROSSWIND LANDING PUBLIC PARK & COMERCIAL DEVELOPMENT – UTILITIES & DRAINAGE LOVE'S TRUCK STOP FY 2022-2023



LeFevre Engineering, PLLC provided City of Combes with environmental services, park and subdivision planning, Water and Wastewater Infrastructure Design, Road and Drainage Design, Planning, Construction Phase Engineering, and Inspection for Crosswind Landing Development and Loves Truck Stop Water & Sewer Improvements located in Combes, Texas: The City of Combes utilized $11M in Public Bonds Issuance in the development of the proposed development to include ten (10) commercial lots for restaurants, hotels, and retail development along I-69 Corridor. LeFevre provided drainage and detention for a Love's Gas Stop located adjacent to the development, including over 2000 linear feet of water and sewer infrastructure for the Love's and the Development. LeFevre Engineering is working with the City and the Drainage District for design and construction of a walking trail and park for the City of Combes. Additionally, a 10,000 SF wellness center will provide offices, work out facilities, two (2) Gyms for youth and adult volleyball and basketball, and conference availabilities for corporate and local events.

Project Contact: Commissioner Ann Forbes, 956-423-3515; **Engineer's Estimate for Utilities: $754,600 Contract Bid Amount: $700,003**



Project Objectives

- Planning for Park and Utilities
- Survey & Topography
- Project Estimates
- Geotechnical Testing & Evaluation
- Accelerated Schedule for Love's Development & Construction
- Drainage District No. 5 approval for pass-through drainage system
- ROW Planning and Utility Easement Surveys and Acquisition

- TXDOT ROW acquisition
- TXDOT PS&E – TXDOT Road Design Approval
- Drainage Design
- Wastewater Design
- Water Design
- Construction Phase Engineering
- Inspection
- Project Management
- Closure

COMBES, TX – TXDOT FM 508 WIDENING & DRAINAGE PROJECT FY 2022-2023

LeFevre Engineering, PLLC provided City of Combes with Environmental, Preliminary & Final Design, Construction Phase Engineering, and Inspection for the construction of the City of Combes FM 508 Widening Project. As a result of new commercial and residential growth demands of the I-69 corridor located through the City, the City has taken the proactive approach of providing a wellness center, walking trail, park, retail and commercial development, Love's Fast Shop, adjacent to I-69. The existing TxDOT road is a rural 2-Lane section that has outgrown its functionality and the City is proposing to construct a 1,500 LF section of a 4-lane rural road to accommodate the new growth. This includes a 200 LF transition zone back to a 2-Lane highway. The project includes coordinating with the proposed commercial companies and TxDOT with the conceptual and final design of the road.

LeFevre Engineering was asked to provide these services, and the project is complete and approved by TxDOT.



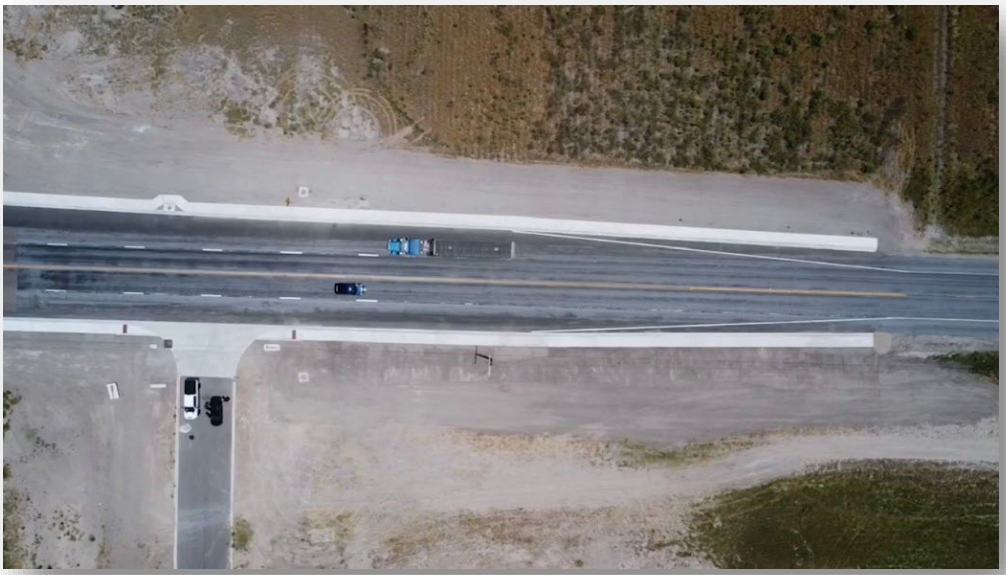
Project Contact; Hector Siller, PE, TXDOT; Engineer's Estimate
TXDOT PIF: $663,000
Actual Award of Contract: $408,000

Project Objectives

- Survey & Topography
- Geotechnical Testing & Evaluation

- Project Information Forms (TXDOT)
- Environmental (Categorical Exclusion)
- Drainage District No. 5 & TXDOT approval for pass-through drainage system
- Local Project Representative Certified Project Manager
- TXDOT PS&E – TXDOT Road Design Approval
- Drainage Design
- TXDOT Construction Phase Engineering
- Inspection
- Project Management
- Closure





PROGRESO INTERNATIONAL BRIDGE FMCSA INSPECTION STATION DESIGN FY 2022



As the prime designer for the Progreso International Bridge, LeFevre Engineering provided engineering planning, preliminary design, federal and local agency coordination for design, and is to provide construction phase engineering, inspection, and project management for a two-bay inspection station, including underground inspection pits, catwalks for overhead inspections, metal canopy for both bays, parking, 8800 cy of 14" concrete/steel reinforced driveways and roads, administration building coordination designed by architect, for the Owners of the Progreso Bridge, General Services Administration (GSA) and the Federal Motor & Carrier Services Administration (FMCSA) for the use by US Border Patrol & US Immigrant & Customs Administration (ICE) agents for vehicular inspections of commercial trucks. The overall cost estimate of the project is $9M for construction.

Bridge Administration is waiting on approval and notice to proceed from the General Services Administration. Included in the design was a new lift station for industrial site development to be utilized by the FMCSA inspection station. New 10" waterline was designed and installed which included over 15 fire hydrants. The Gravity Sewer System was designed and installed for the industrial park and for use by the FMCSA.

Project Contact Owner Bobby Sparks 956-650-0617

FMCSA Inspection Station Estimate: $6.200 million

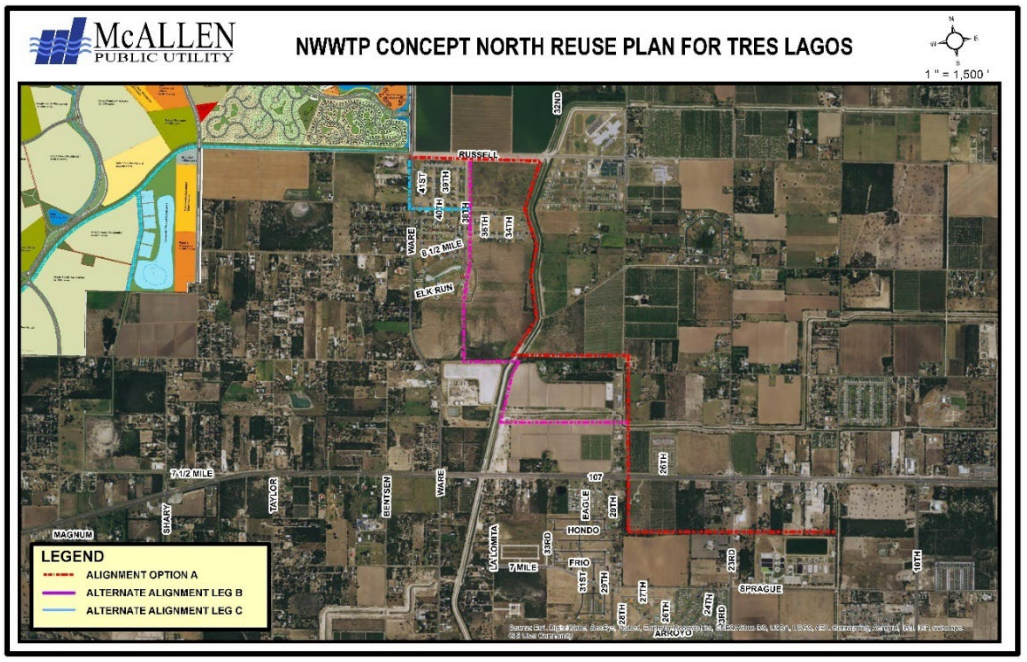
Project Objectives

- Assisted Bridge Owner with planning location based on Federal Law Enforcement requirements.
- Survey and Topography
- Preliminary Engineering & Estimates
- Geotechnical Testing & Evaluation
- Structural Engineering
- MEP
- Planning & Design based on Federal Motor & Carrier Safety Administration, Immigration and Customs Enforcement, US Border Patrol & Safety, General Services Administration Requirements.
- Drainage District No. 5 approval for pass-through drainage system
- Offsite Water & Sewer Design for Military Highway Water Supply Corporation
- Drainage Design
- Wastewater Design

- Water Design

McAllen Public Utilities Board – TWDB Tres Lagos Wastewater Reuse Project & 29th street Sports Complex Wastewater Reuse Project FY 2017

LeFevre Engineering provided environmental, design, and construction phase services for McAllen PUB wastewater reuse project located in the Tres Lagos Development and the 29th Street Sports Complex owned by the City of McAllen. Mr. LeFevre provided design for undersized and inadequate water lines and replaced them with 16-inch PVC wastewater reuse line. There were approximately 60-70 fire hydrants and 1500 linear feet of 12-ince bore construction with 24-inch steel casing installed. This project will benefit the entire area of Tres Lagos by improved facilities and the deletion of asbestos water lines currently being used. McAllen PUB, through funding from the Texas Water Development Board, in order to improve the quality of the Treated Effluent Discharge from Type II to Type I and make it usable for reuse, obtained funding to provide Tres Lagos Development and a public Sports Complex with reuse water for irrigation.



As part of the improvements project, LeFevre Engineering also provided construction phase services, and inspection of approximately thirty-seven thousand five hundred (37,500) linear feet of pressurized pipe constructed of PVC to distribute the treated effluent to the Tres Lagos Master Planned Community, which includes a new Texas A&M University Campus, and to the proposed 29th Street Sports Complex that will be used as public parks for baseball, softball, soccer, playgrounds, etc. The primary use of the treated effluent will be used for irrigation purposes to the proposed facilities.

Mr. LeFevre provided an Environmental Assessment (EID) and coordination with the Texas Commission on Environmental Quality (TCEQ) for the proposed wastewater collection improvements project.

Project Contact: Carlos Gonzalez, PE, 956-467-8887; Engineering Estimate: $3.209 million Contract Awarded Bid: $2.769 million

Project Objectives

- Utility & Easement Acquisition and Survey
- Engineering Feasibility Study.
- Preliminary Engineering & Estimates
- Environmental Information Document & Public Hearing approved by EPA
- Water Hydraulics and Design of 16 inch re-usable water line
- Plans and Specifications to be approved by TCEQ, TWDB and McAllen PUB
- Bidding & Awarding of Project
- Project Management & Construction Phase Engineering
- Inspection
- Project Clouse out

HIDALGO COUNTY URBAN COUNTY- EAST LATERAL DRAINAGE PROJECT- CONSTRUCTION MANAGEMENT PHASE 1-3 PROJECT START DATE: AUGUST 2015 PROJECT COMPLETION: NOVEMBER 2017

Mr. LeFevre provided construction phase engineering & **construction management services** for the Delta Connector/East Lateral drainage improvements project. The proposed drainage ditch is to aid the drainage areas from the main canal located by Mile 19 ½ Rd. to Mile 12 ½ Rd. Mr. LeFevre provided construction project status reports by collecting, analyzing and summarizing information occurring on jobsite by contractor and sub-contractors. Mr. LeFevre was responsible for developing project objectives by reviewing project proposals and plans, conferring with land owners, project engineer and contractors. *Project was funding by Hidalgo County Urban County through a combination of EPA and HUD grants and the Texas General Land Office as a mitigation project for flooding in the area. Construction Cost: $13 Million* ***:***



LeFevre Engineering did not design or provide estimates for this project. Project Contact: Former Director Hidalgo Co. Urban County; P.R. Avila, 956-472-3636

Project Objectives

- 3rd Party Construction Phase Engineering
- Landowner Coordination for Hidalgo County
- Review and Recommendation of any and all change orders, contractor pay requests, and adjustments.
- Environmental Compliance
- Assisted Primer Engineer & Owner with Bidding & Awarding of Project
- Project Management & Scheduling Updates to County Commissioners
- Inspection
- Project Clouse out



REFERENCES

NAME	POSITION	
Honorable Mario Garza	Mayor	City of San Juan
CONTACT INFORMATION		City of San Juan, 512 S. Nebraska, San Juan, TX Phone: (956) 451-9244
PROJECT		Lift Station No. 6 Design
FUNDING SOURCE		Congressional Direct Spending Appropriation - Congressman Vicente Gonzalez
SCOPE OF WORK		LeFevre Engineering is providing design, Environmental Information Document, Engineering Feasbility Report for the design of a 2.2 MGD Lift Station.
PROJECT BUDGET		Construction Estimate: $3.5M
STATUS		Currently in Design Phase of the Project.

NAME	POSITION	
Honorable J.R. Garza	Mayor	City of Alamo
CONTACT INFORMATION		City of Alamo ,420 N. Tower Rd., Alamo, TX Phone: (956) 720-1008
PROJECT		Morningside Lift Station
FUNDING SOURCE		Direct Spending Budget
SCOPE OF WORK		LeFevre Engineering is providing design, Engineering Feasbility Report for the design of a 0.312 MGD Lift Station.
PROJECT BUDGET		Construction Estimate: $1.4M
STATUS		Currently in Construction Phase of the Lift Station

NAME	POSITION	
Hector Siller, PE	Pharr Area Engineer	Texas Department of Transportation
CONTACT INFORMATION		521 W. Ferguson, Pharr, TX Phone: (956) 243-3230
PROJECT		FM 508 Widening Project - City of Combes
FUNDING SOURCE		Direct Spending Budget
SCOPE OF WORK		LeFevre Engineering provided preliminary planning, drainage design, roadway design, lane markings for 4-Lane Rural Road, Construction Phase Engineer and Inspection for the widening of an existing two lane rural road.
PROJECT BUDGET		Construction Estimate: $669K
STATUS		Project was completed in August of 2023 on schedule.

Insurance & Legal Status

- LeFevre Engineering PLLC. Has never been in litigation or arbitration for any past or current projects against or involving the firm. The firm holds a comprehensive professional insurance policy.
- Our Firm currently provides all insurance required by the city of Edinburg.
- LeFevre Engineering PLLC. Has successfully completed its projects without major delays and without claims.
- As a firm we have never been terminated from any assignments for non-performance.
- Mr. Richard LeFevre founded the firm with the intent of providing professional design and consulting services for governmental agencies, communities, private and public projects throughout South Texas. For more than 10 years, the firm has successfully completed projects through the use of sound professional judgment, applicable principles of engineering and the use of current technology.



STATEMENT OF AGREEMENT

- ✓ LeFevre Engineering PLLC. Has read and understood the Professional Services Agreement.
- ✓ Our firm will provide all prerequisites insurance requirements, and if selected will agree to enter into such agreement with the City of Edinburg.

CONTACT INFORMATION

The president and principal point of contact for the proposed project will be **Mr. Richard LeFevre, P.E., C.F.M.**

Office address :818 Mansfield Dr. Unit 182, Port Mansfield TX 78598

Phone #: 956-540-9428

Email: richard@lefevreengineering.com

Project Manager for proposed project will be **Mr. Israel Gaona, P.E.,**

C.F.M. Office address: 818 Mansfield Dr. Unit 182, Port Mansfield TX

78598 Phone #:956-472-0917

Email: israel@lefevreengineering.com

Forms and Licenses

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 06/28/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER

KKMT Insurance Group LLC
200 S Sugar Rd, Ste 3
Edinburg, TX 78539

CONTACT NAME: Tim Hruska
PHONE (A/C, No, Ext): 956-609-9460 FAX (A/C, No): 956-609-9462
E-MAIL ADDRESS: tim@friendly-ins.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : CFC Underwriting LTD	
INSURER B : Progressive	
INSURER C : Texas Mutual	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

LEFEVRE ENGINEERING, PLLC
818 Mansfield Dr Unit 182
Port Mansfield, TX 78598

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY	X	X	PSM0039770263	09/12/23	09/12/24	EACH OCCURRENCE	$1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$1,000,000
							MED EXP (Any one person)	$5,000
							PERSONAL & ADV INJURY	$1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$2,000,000
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$1,000,000
	OTHER:							$
B	AUTOMOBILE LIABILITY	X	X	968487873	10/25/23	04/25/24	COMBINED SINGLE LIMIT (Ea accident)	$1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	N / A	X	101108192	10/25/23	04/25/24	X PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N: N (Mandatory in NH)						E.L. EACH ACCIDENT	$1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$1,000,000
							E.L. DISEASE - POLICY LIMIT	$1,000,000
A	Professional Liability			PSM0039770263	09/12/23	09/12/24	Each Claim	$1,000,000
							Policy Aggregate	$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

2022 Chevrolet Silverado HD LT 2500, VIN 2GC4YNEY9N1240648

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg, TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

TIM

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CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:

July 16, 2024

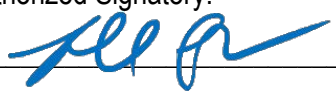
Company/Vendor Name:

LeFevre Engineering PLLC.

Printed Name and Title:

Richard LeFevre P.E., C.F.M, Principal

Authorized Signatory:



CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

LeFevre Engineering PLLC.

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

NONE

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

7/16/2024

Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: LeFevre Engineering PLLC.
(Full, correct legal name)

- Address: 818 Mansfield Dr. Unit 182, Port Mansfield, TX 78598
- Telephone/Fax: 956-540-9428
- Email address: richard@lefevreengineering.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No✓____

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓___ No____

4. Where is the Company's corporate headquarters located? Port Mansfield, TX

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes____ No✓____

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓___

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Richard LeFevre
Address: 818 Mansfield Dr. Unit 182, Port Mansfield, TX 78598
Telephone: 956-540-9428
Fax: N/A
Email: richard@lefevreengineering.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
LeFevre Engineering and Managment Consulting, LLC

HOUSE BILL 89 VERIFICATION

I, Richard LeFevre, the undersigned representative of

LeFevre Engineering PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Richard LeFevre, Principal

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Richard LeFevre, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of LeFevre Engineering PLLC; the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title Principal

Subscribed and sworn to me this 15th day of July 2024

By:

YOLANDA RENEE ARIZOLA
Notary ID #133935802
My Commission Expires
August 29, 2026

Notary Public

SENATE BILL 13 VERIFICATION

I, Richard LeFevre, the undersigned representative of

LeFevre Engineering PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Richard LeFevre, Principal

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

SENATE BILL 19 VERIFICATION

I, Richard LeFevre, the undersigned representative of

LeFevre Engineering PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Richard LeFevre, Principal

TYPE/PRINT NAME AND TITLE:

July 16, 2024

DATE:

SAM.GOV®

LEFEVRE ENGINEERING PLLC

Unique Entity ID	CAGE / NCAGE	Purpose of Registration
PWHVFQEYKHB5	**9ELG4**	**All Awards**
Registration Status	Expiration Date	
Active Registration	**Jun 17, 2025**	
Physical Address	Mailing Address	
818 Mansfield Drive **Unit 182** **Port Mansfield, Texas 78598-8006** **United States**	**818 Mansfield DR. Unit 182** **Port Mansfield, Texas 78598** **United States**	

Business Information

Doing Business as	Division Name	Division Number
(blank)	**Lefevre Engineering, Pllc**	**(blank)**
Congressional District	State / Country of Incorporation	URL
Texas 34	**Texas / United States**	**www.lefevreengineering.com**

Registration Dates

Activation Date	Submission Date	Initial Registration Date
Jun 19, 2024	**Jun 17, 2024**	**Nov 15, 2022**

Entity Dates

Entity Start Date	Fiscal Year End Close Date
Nov 25, 2021	**Dec 30**

Immediate Owner

CAGE	Legal Business Name
(blank)	**(blank)**

Highest Level Owner

CAGE	Legal Business Name
(blank)	**(blank)**

Executive Compensation

In your business or organization's preceding completed fiscal year, did your business or organization (the legal entity to which this specific SAM record, represented by a Unique Entity ID, belongs) receive both of the following: 1. 80 percent or more of your annual gross revenues in U.S. federal contracts, subcontracts, loans, grants, subgrants, and/or cooperative agreements and 2. $25,000,000 or more in annual gross revenues from U.S. federal contracts, subcontracts, loans, grants, subgrants, and/or cooperative agreements?

No

Does the public have access to information about the compensation of the senior executives in your business or organization (the legal entity to which this specific SAM record, represented by a Unique Entity ID, belongs) through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986?

Not Selected

Proceedings Questions

Is your business or organization, as represented by the Unique Entity ID on this entity registration, responding to a Federal procurement opportunity that contains the provision at FAR 52.209-7, subject to the clause in FAR 52.209-9 in a current Federal contract, or applying for a Federal grant opportunity which contains the award term and condition described in 2 C.F.R. 200 Appendix XII?

No

Does your business or organization, as represented by the Unique Entity ID on this specific SAM record, have current active Federal contracts and/or grants with total value (including any exercised/unexercised options) greater than $10,000,000?

Not Selected

Within the last five years, had the business or organization (represented by the Unique Entity ID on this specific SAM record) and/or any of its principals, in connection with the award to or performance by the business or organization of a Federal contract or grant, been the subject of a Federal or State (1) criminal proceeding resulting in a conviction or other acknowledgment of fault; (2) civil proceeding resulting in a finding of fault with a monetary fine, penalty, reimbursement, restitution, and/or damages greater than $5,000, or other acknowledgment of fault; and/or (3) administrative proceeding resulting in a finding of fault with either a monetary fine or penalty greater than $5,000 or reimbursement, restitution, or damages greater than $100,000, or other acknowledgment of fault?

Not Selected

Texas Historically Underutilized Business (HUB) Certificate

Certificate/VID Number: **1873707039300**
Approval Date: **November 21, 2022**
Scheduled Expiration Date: **November 21, 2026**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

LeFevre Engineering, PLLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **November 21, 2022**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

Texas Department of Transportation

125 EAST 11TH STREET, AUSTIN, TEXAS 78701-2483 | 512.416.4700 | WWW.TXDOT.GOV

01/09/2024

Wesley Richard LeFevre, President
LeFevre Engineering, PLLC
818 Mansfield Rd
Suite 182
Port Mansfield, TX 78598

Re: Annual Update Affidavit (AUA) Disadvantaged Business Enterprise (DBE)

Dear Wesley Richard LeFevre:

Upon review of the AUA and supporting documentation, TxDOT has determined that LeFevre Engineering, PLLC continues to meet the eligibility requirements of the federal [DBE] program.

DBE/ACDBE certification does not expire, however, to remain certified it is incumbent on you to submit the AUA on or before your next certification anniversary date. A courtesy reminder will be sent from the Diversity Management System (DMS) in advance of the AUA due date.

Firms listed in the Texas Unified Certification Program (TUCP) directory located at https://txdot.txdotcms.com are currently certified DBE/ACDBEs. All DBEs certified pursuant to 49 CFR Part 26, are automatically certified in TxDOT's Small Business Enterprise (SBE) Program. TxDOT encourages you to utilize the TUCP directory as a marketing tool. In that respect you should periodically verify your firm's certification description and North American Industry Classification System (NAICS) code(s) closely describe the goods or services your firm provides.

Should your firm be awarded an opportunity to participate on a federally funded project, your firm must perform a commercially useful function (CUF). A DBE performs CUF when it is responsible for execution of the work of the contract and is carrying out its responsibilities by performing, managing, and supervising the work involved. To perform a CUF, the DBE must also be responsible, with respect to materials and supplies used on the contract, for negotiating price, determining quality and quantity, ordering the material, and installing (where applicable) and paying for the material itself.

For information on TxDOT's contracting and procurement opportunities visit https://www.txdot.gov.

Sincerely,

Michael D. Bryant Director
Civil Rights Division

CC: Monique Pettaway

Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

LEFEVRE ENGINEERING, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-23093

Expiration Date
12/31/2024

PE LS

Texas Board of Professional Engineers and Land Surveyors

Number: **102200**
Status: **ACTIVE**
Expires: **9/30/2024**

WESLEY RICHARD LEFEVRE

TEXAS LICENSED PROFESSIONAL ENGINEER



Signature


PE LS
Texas Board of Professional
Engineers and Land Surveyors
Number: 136995
Status: ACTIVE
Expires: 12/31/2024
ISRAEL GAONA
TEXAS LICENSED PROFESSIONAL ENGINEER
Signature

Let's Start
the project.



LEFEVRE
ENGINEERING

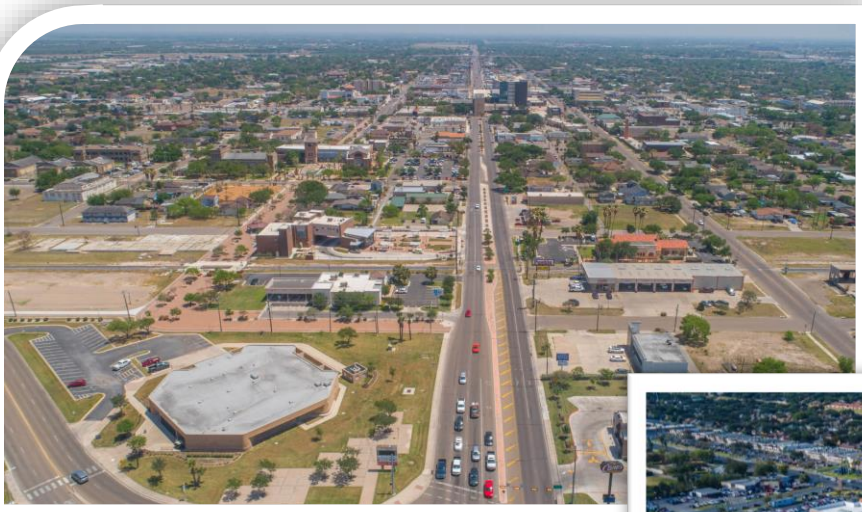
818 Mansfield Dr. #182
Port Mansfield, TX 78598
(956) 540-9428
richard@lefevreengineering.com
www.lefevreengineering.com

City of Edinburg

Request of Qualifications

Engineering Services Rotation
Project No. 2024-9

July 16, 2024





1810 E Griffin Parkway
Mission, Texas 785172
(956)600-8628

M2 Engineering, PLLC

Our Commitment to You

- We will actively pursue the most creative solutions tailored to your unique needs.
- We are dedicated to delivering excellence and exceptional value in every project.
- Our ethical standards are unwavering, grounded in fairness, integrity, honesty, and respect.
- We are committed to continuously enhancing our technological expertise to elevate the quality of our services.

Section 1 1.1 Cover Letter

Section 2 2.1 Experience of the Firm/Company Information
2.2 Firm Bio
2.3 State Firm and Professional Engineering Registrations

Section 3 3.1 Past Projects/Assessments Experience of Project Team

Section 4 4.1 Management Team
4.2 Resume of Point of Contact

Section 5 5.1 Project References

Section 6 6.1 Technical Approach
6.2 Personnel Effort/Methodology
6.3 Vital Components
6.4 Quality Assurance

Section 7 7.1 Insurance Polices

Section 8 8.1 Required Forms

1810 E Griffin Parkway
Mission, Texas 785172
(956)600-8628

M2
Engineering, PLLC

July 16, 2024

Mardoqueo Hinojosa, P.E.
City Engineer
415 W. University Drive
Edinburg, TX 78539

Re: City of Edinburg: Engineering Services Rotation Project No.: 2024-9

Mr. Hinojosa,

M2E is pleased to present this statement of qualifications for the Engineering Services Rotation Project No. 2024-9 in the City of Edinburg. Our team compromises highly qualified local experts with a proven track record in local community and City improvements. We are committed to collaborating with you to ensure capital improvement projects and city programs/projects meet the City of Edinburg's standards and needs.

M2E TEAM. M2 Engineering, PLLC (M2E) is a local Historically Underutilized Business (HUB)/Minority Business Enterprise (MBE)multidisciplinary engineering and management firm licensed by the Texas Board of Professional Engineers (TBPE F-19545) located in Mission, Texas. M2E has assembled a highly qualified team with a proven history of working together and specialized experience in all aspects local community and city improvement projects. The principal contact authorized to conduct final contract negotiations on behalf of M2E will be president Mr. Emigdio "Milo" Salinas, PE.

M2E RELATIONS. M2E's existing knowledge and its commitment to continuous local community improvements is an essential part of what sets M2E apart from other firms. M2E is unique with one underlying fundamental value; it's commitment to establishing relationships that translate to meeting the needs of each clients' unique needs. M2E's accomplishments are a direct result of its effort, dedication and commitment to the high standards set forth by M2E and its team. Our team provides tailored Civil Engineering solutions for the development of new construction, utilities, drainage, water & wastewater, planning, and detailed construction management services.

M2E is pleased to have been given the opportunity to submit the Request for Qualifications (RFQ) "Architectural & Engineering Services" to the City of Edinburg. If given the opportunity, the City of Edinburg will allow M2E to tailor project solutions that contain fundamental elements catered to meet the needs of each individual project. If you have any questions or concerns, please do not hesitate to call me at 956.227.537 or email me at milo@m2-engineers.com.

Thank you for your consideration,

Emigdio "Milo" Salinas, P.E.
President
M2 Engineering, PLLC

1810 E Griffin Parkway
Mission, Texas 785172
(956)600-8628

SECTION 2

2.1 EXPERIENCE OF THE FIRM/COMPANY INFORMATION

M2
Engineering, PLLC

M2E is a full-service engineering firm dedicated to designing and building solutions for people. Since 2018, we've been transforming ideas into reality, improving lives and communities. M2E is a **Professional Limited Liability Corporation (PLLC), Historically Underutilized Business (HUB) & Minority Business Enterprise (MBE)** operated by Mr. Emigdio "Milo" Salinas, P.E. whom is actively the President of the firm . M2E is a registered engineering firm licensed to practice in the State of Texas by the Texas Board of Professional Engineers under the firm number F-19545. It is comprised of professional engineers, project manager, designers, and construction inspectors; a team committed to deliver smart solutions tailored to our clients' needs. M2E focuses on our clients' success, no matter the project's size or scope.

M2E is a multi-disciplinary firm qualified to provide, but not limited to the following services:

- Civil Engineering
- Planning
- Management Consulting
- Project Management
- Construction Management
- Quality Assurance & Quality Control (QA/QC)
- Construction Engineering Inspection (CEI)

M2E is located at:

1810 E. Griffin Parkway
Mission, Texas 78572

Key Personnel Contact for all projects associated with City of Edinburg:

Emigdio, "Milo" Salinas, P.E., President
m: 956-227-5327 o: 956-600-8628
milo@m2-engineers.com

M2E understands there are many important considerations to selecting a qualified engineering firm. Our team is committed to the success and continued improvements of the City of Edinburg and will apply our knowledge and expertise to being immediately accessible and available, understanding your goals and challenges, and providing varying options for each unique projects' needs enabling the selection of solutions to be unique to the needs of the City of Edinburg.

2.2 FIRM BIO

M2E is an innovative, multi-discipline engineering firm specializing in civil engineering, water resources, project management, and construction management particularly for municipalities and counties. Even though M2E originated in 2018, the President of the firm, Mr. Salinas has over eighteen (18) years of experience. Mr. Salinas and M2E have actively continued to provide high-quality services for local municipal, industrial, institutional, commercial, and governmental agencies on numerous state, federal, and county funded projects. Mr. Salinas has extensive experience in federal, state, and local requirements for funding applications, civil engineering design, environmental assessments, permits, project management, construction phase engineering, and project inspection. Furthermore, Mr. Salinas has successfully managed drainage projects, roadway, water and wastewater infrastructure projects, capital improvements plans, and master plans.

M2E's UNIQUE QUALIFICATIONS

M2E's existing knowledge of the City of Edinburg's engineering requirements/needs highlights the ability to providing the best quality professional engineering services. M2E practices efficiency in every aspect of the project. With respect to the city's financial resources, M2E offers innovative techniques that value time, providing a prompt and responsive service. At M2E, we pride ourselves on accessibility. Clients can reach us at almost any time, with direct access to our Principal Owner/Engineer, Emigdio "Milo" Salinas, P.E., and our support staff. Mr. Salinas has devoted his career to providing top-notch engineering services to municipalities, counties, and school districts across the Rio Grande Valley and South Texas. Our expertise spans civil engineering, including roadway design, drainage design, parking lot improvements, and new construction. M2E's team is experienced in serving state, county, and municipal agencies throughout Texas. Mr. Salinas actively oversees daily operations, supported by a skilled team of project managers, engineers, and technicians.

M2
Engineering, PLLC



Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

M2 ENGINEERING, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-19545

Expiration Date
02/28/2025

Texas Board of Professional Engineers: F-19545



Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: 1823876004700
File/Vendor Number: 509348
Approval Date: 22-DEC-2020
Scheduled Expiration Date: 22-DEC-2024

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

M2 ENGINEERING, PLLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed 25-DEC-2020, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, business location) provided in the submission of the business' application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp) or by contacting the HUB Program at 512-463-5872 or toll-free in Texas at 1-888-863-5881.

Rev. 06/19

M2E's Texas Historically Underutilized Business (HUB) Certificate



Minority Owned Business Certification

presented to

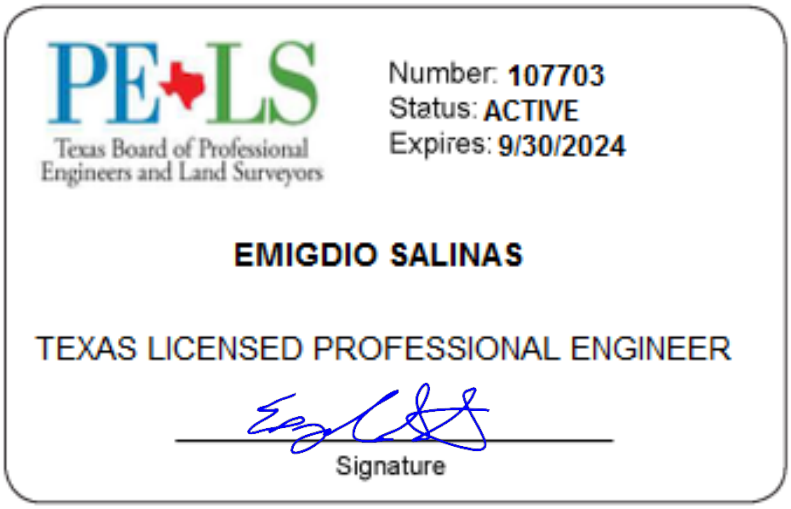
Company M2 Engineering, PLLC.
Certification Number 802895233
Location Mission, Texas, 78572
Owner Emigdio Salinas
Issue Date October 21, 2023 Expiration Date October 20, 2024

Prevent Fraud & Verify Real-Time Certification Status at www.texassba.us

Texas SBA® Business Certifications
Austin, Texas, USA
www.texassba.us

Jamie Demericas, President

M2E's Minority Owned Business Certificate


PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 107703
Status: ACTIVE
Expires: 9/30/2024

EMIGDIO SALINAS

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Emigdio Salinas
Board of Professional Engineers and Land Surveyors: 107703


PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 153266
Status: ACTIVE
Expires: 6/30/2025

FERNANDO LEOBARDO ESTEVAN

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Fernando Estevan
Board of Professional Engineers and Land Surveyors: 153266


THE ASSOCIATION OF STATE FLOODPLAIN MANAGERS, INC.
AND
TEXAS FLOODPLAIN MANAGEMENT ASSOCIATION

HEREBY RECOGNIZES

Fernando L. Estevan

AS A NATIONALLY ACCREDITED

CERTIFIED FLOODPLAIN MANAGER

For meeting criteria in the area of experience, references, education and training in floodplain management and hazard mitigation. This CFM has passed the Texas National CFM exam which exhibits competency with the basic principles of sound floodplain management as mandated by the National Flood Insurance Program.

CERTIFICATION # 4640-24N

ISSUED: March 2024

Stephanie Griffin, CFM
2023-2025 TFMA President

Wes Birdwell, CFM
TFMA Executive Director

Fernando Estevan
Certified Floorplain Manager: 4640-24N

SECTION 3

3.1 PAST PROJECTS/ASSESSMENTS EXPERIENCE OF PROJECT TEAM

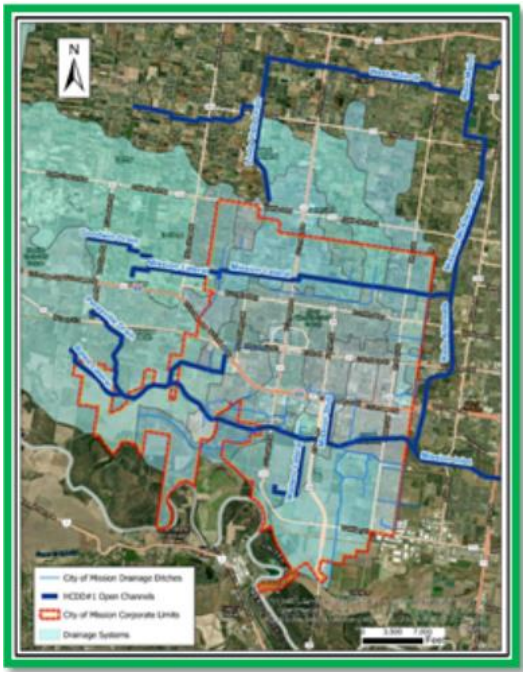
President of M2E, Mr. Emigdio “Milo” Salinas while with other firms and with M2E has developed a unique expertise and knowledge with public entities, with relation to planning, design, and project management utilizing local, state, and federal funding programs unmatched by many engineering firms in the Rio Grande Valley and South Texas. He has managed and designed both City, Utility Districts and County projects utilizing funding programs such as the Texas Water Development Board (TWDB), Texas General Land Office (GLO), US Department of Housing & Urban Development (HUD), Texas Department of Rural Affairs (TDRA) now the Texas Department of Agriculture (TDA), US Department of Agriculture (USDA) and other state, local, and federal programs.

In addition, his governmental experience transcends the line between planning, design, and construction with various projects in public works projects such as roadway design, drainage design, environmental assessments, and general new construction which are all vital to educational facilities.

Below are projects specifically related to the experience necessary which Mr. Emigdio “Milo” Salinas, directly provided designing services, planning services and project management while with other firms and with M2E.

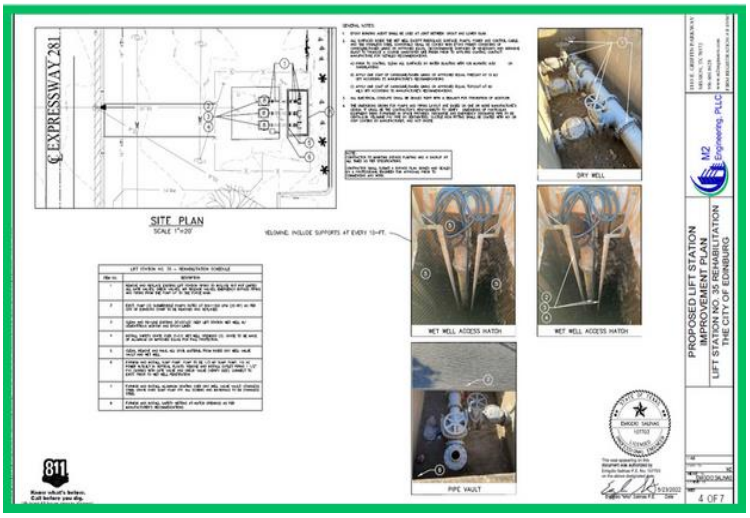
CITY OF MISSION – MASTER DRAINAGE PLAN 2020

M2E assisted CSE Civil Systems Engineering, Inc. in preparing a Master Drainage Study to provide the City of Mission a planning too to guide and prioritize future capital expenditures for the City’s drainage system, open ditches and storm sewers. Detailed hydrologic and hydraulic modeling analyses were performed in developing the master drainage plan, US Army Corps of Engineers hydrologic modeling program, HEC-HMS, was utilized to generate hydrographs for multiple storm events. The HEC-RAS hydraulic modeling program was used to analyze water surface profiles for the existing and proposed drainage ditches that informed the FEMA Hazard Mitigation Grant Program Application for select areas. Innovyze XPSWMM 2D hydrodynamic modeling program was used to perform a comprehensive area wide 2-D integrated analysis of all drainage systems.



Project Contact: Juan Pablo Terrazas, PE, City Engineer

CITY OF EDINBURG – LIFT STATION NO. 35 REHABILITATION IMPROVEMENTS



M2 Engineering, PLLC provided The City of Edinburg with professional engineering services for the Lift Station No. 35 Rehabilitation Improvements Project. The project consists of providing Construction Plans and Specifications for the rehabilitation of Lift Station No. 35, which is located at 8420 N. Expressway 281 (I69). The three (3) – 20 Horsepower Lift Station Rehab consists of replacement of the following: Wet Well Discharge Piping, Dry Well Discharge Piping, Check Valves, Gate Valves, Fittings, Re-Lining of the Wet Well with two-part component (cementitious material and epoxy coating), Pump Supports, Bypass Pumping Plan, Traffic Control Plan, and acquiring a TxDOT Permit prior to the start of construction. Project to start construction, August of **2022.**

Construction Cost: $ 800K
Contact: Gerardo Carmona, P.E., Director of Utilities, City of Edinburg

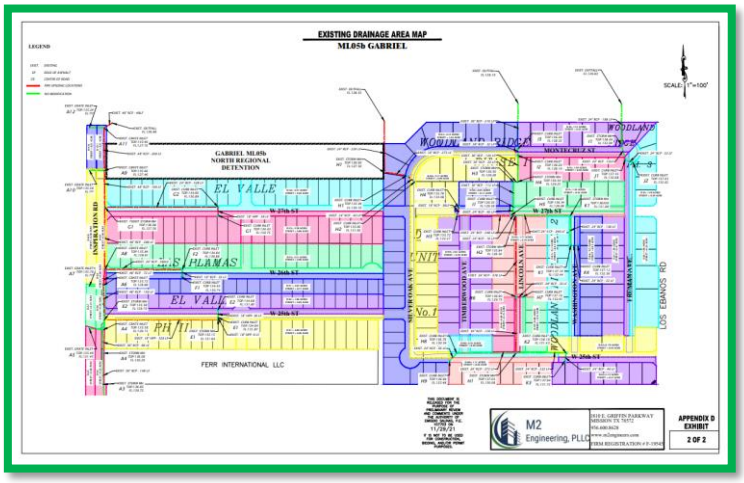
AGUA SUD – HAVANA WATER TREATMENT PLANT IMPROVEMENTS FILTERS & BLOWERS



Mr. Salinas as the project engineer provided engineering design which consisted of replacing and retrofitting the existing filters to use Air Scour which will include but not be limited to the following: new fabricated stainless steel filter tank cells, valve replacement, new media, underdrains, two (2) new air scour blowers, air scour piping/valves, replacement of hand valves with pneumatic actuated valves, new ductile iron filter gallery piping, electrical, actuator valve control panel, two (2) VFD's for high service pumps, painting, including offsite disposal of existing material in accordance with TCEQ requirements.

Project Cost: $1.1M
Contact: Roberto Salinas, P.E.; Agua SUD General Manager

CITY OF MISSION – GABRIEL DRAINAGE IMPROVEMENTS PROJECT



M2E, as the project engineer, is currently providing drainage design, Hydrologic & Hydraulic Report, Utility Coordination & Surveying. Project will consist of over 5,000 linear feet of storm sewer pipe upgrading and new extensions. The proposed project will alleviate over 100 acres of land which is located by North Inspiration Road and 495 Road. The area will ultimately drain into the Mission Lateral Drainage Ditch.

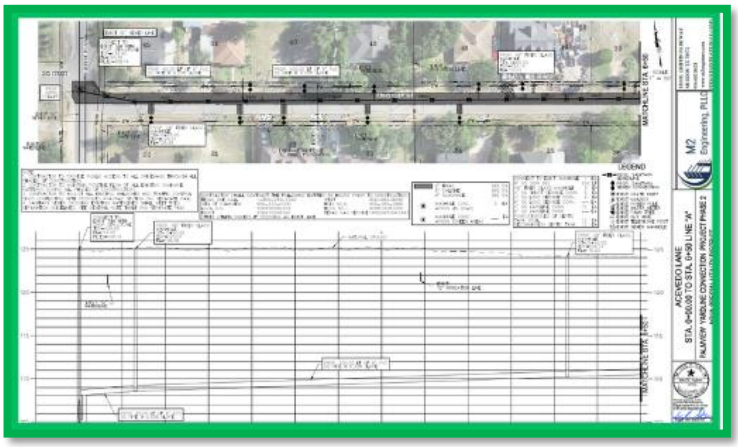
Construction Cost: $1.7 M
Contact: Juan Pablo "JP" Terrazas, P.E.; City of Mission

TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT) & CITY OF MERCEDES – MILE 1 EAST (BUSINESS 83 – MILE 8)



M2E will be providing roadway and drainage infrastructures for Mile 1 East in City of Mercedes. The proposed Roadway Typical Section width will be from an existing 24' E-E to a 64' F-F with 12' travel lanes, 16' continuous left turn lane, and 10.5' shoulders. The total length of the project consists of 1.40 Miles, crossing to major roadways, Business 83 and Interstate 2 (I-2). The project will consist of two major drainage outfalls that have a total length of over 5,000 linear feet in drainage ditch and Reinforce Concrete Boxes.

Construction Cost: 13M
Contact: Jose Figueroa, City of Mercedes



AGUA SUD & NORTH AMERICAN DEVELOPMENT BANK (NADB) – PALMVIEW COLLECTION SYSTEM PH II PROJECT

M2E, as the project engineer, provided Agua SUD with civil engineering services to furnish additional wastewater collection system areas in Palmview, Texas, which consisted of approximately 10,200 linear feet of sewer mains, and approximately 176 service connections, which also included disconnecting, pumping spoil material, dispose of spoil material, and decommission of the existing septic tanks and/or cesspools, and installing lateral yard line service connections within the residential properties to the wastewater collection system service connections. This project is funded North American Development Bank (NADB), and currently under construction, and managed by others. This particular project developed due to the previous phase being under budget. M2E coordinated with NADB, and assisted in re-purposing left over funds for this additional Phase.

Total Estimated Construction Cost: $2.2 M

Contact: Roberto Salinas, P.E.; Agua SUD

MCALLEN PUBLIC UTILITY – HOUSTON AVE. 12-INCH WATER LINE IMPROVEMENTS PROJECT

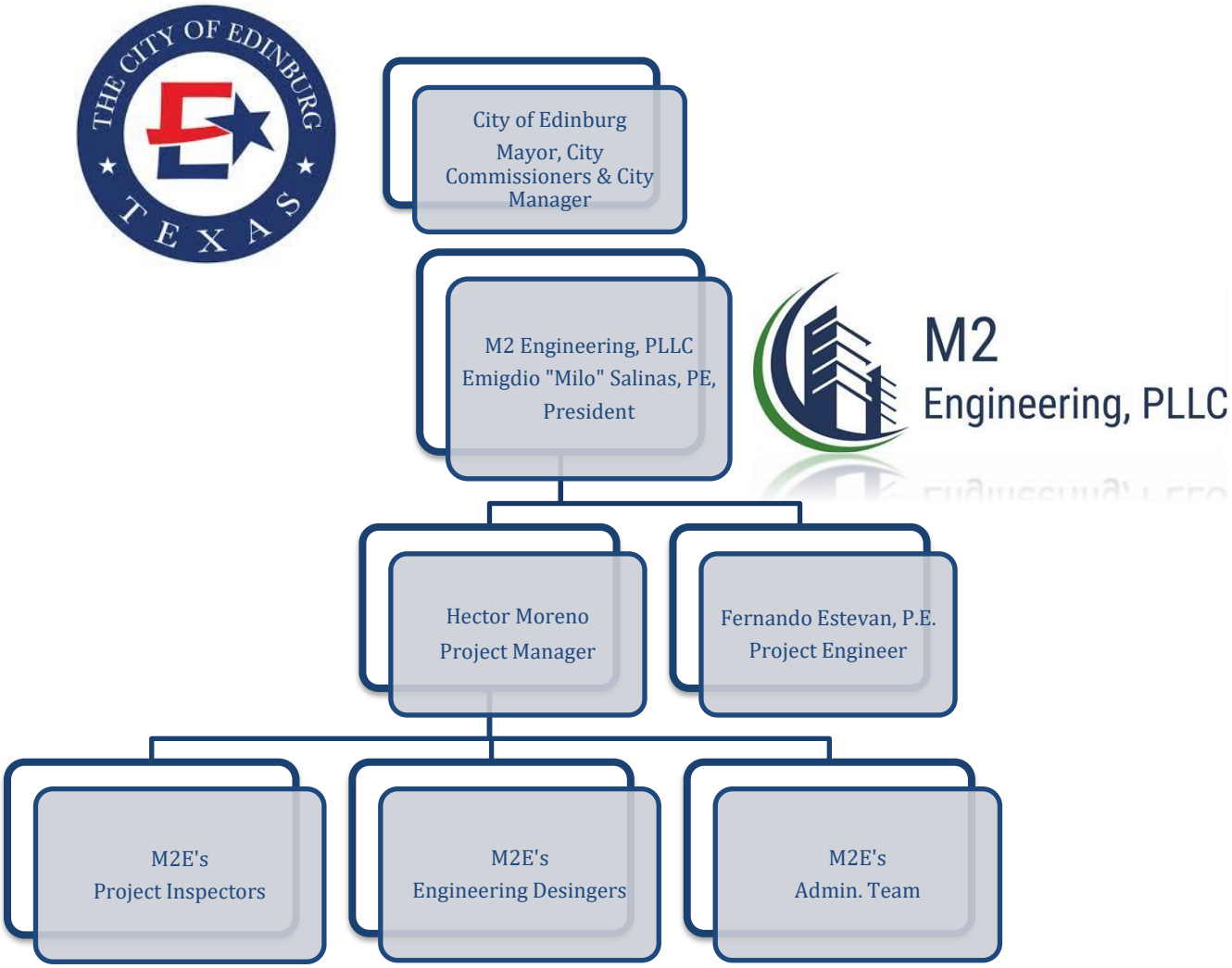


M2 Engineering, PLLC is currently providing McAllen Public Utilities with design services for the Houston Ave. 12-Inch Waterline Improvements Project which will consist of approximate 5,000 LF of waterline thru the McAllen Downtown area. Project waterline alignment will have major crossings such as 10th Street, Bicentennial Blvd., Main Street and many more which will entail major coordination with TxDOT, TCEQ, City of McAllen, etc. M2E additionally will provide Construction Engineering Inspection (CEI) for the project. Currently under design.

Total Construction Cost: $1.3 M
Contact: Carlos Gonzalez, P.E.; MPU

4.1 MANAGEMENT TEAM

Proposed City of Edinburg organizational chart





M2 Engineering, PLLC

Emigdio "Milo" Salinas, P.E.

PROFESSIONAL ENGINEER

CONTACT DETAILS

Email Address:
milo@m2-engineers.com
Office Contact: (956)600-8628

Mr. Salinas has over 18 years of experience in water resources, drainage infrastructure, land development, sanitary sewer, water, and street design. He has designed, and construction managed residential, commercial and municipal projects in various areas in Texas. Mr. Salinas is bilingual in English and Spanish.

EXPERIENCE

2018 – Present

M2 Engineering, PLLC

Design and construction management for civil engineering projects. Responsible for planning, coordinating, designing and managing construction for municipal, industrial, land development and residential projects. As President of the firm additional responsibilities include supervision of day-to-day activities, project control, coordination and scheduling during all phases of engineering and surveying projects.

2011 – 2018

LeFevre Engineering & Management Consulting, LLC

Vice President; responsible for design and construction management for water and wastewater municipal infrastructure. Responsible for planning, coordinating, designing and managing construction for municipal, industrial, land development and residential projects.

.

PROJECT ROLE

President,
M2 Engineering, PLLC.

EDUCATION

BS, Civil Engineer,
Texas A & M University - Kingsville, Tx 2006

REGISTRATIONS/ CERTIFICATIONS:

Professional Engineer,
Texas, No. 107703

PROFESSIONAL AFFILIATION

2004 - Present
Memeber of ASCE (American Society of Civil Engineers)
2005-2006
Member of CEHS (Civil Engineering Honors Society)

YEARS OF EXPERIENCE:

18 Years

2009 – 2011

Guzman and Munoz Engineering and Surveying, Inc.

Provide design and construction management for water and wastewater municipal infrastructures. Responsible for pay request, change orders, project status reports, inspections, construction testing, project status meetings, interacting with client and contractors. Project Engineer/Inspector for Zavala County WCID#1 Wastewater Improvements Project, which includes the infrastructure of a wastewater collections system and wastewater treatment plant for the City of La Pryor.

2007 – 2009

Halff Associates, Inc., McAllen, TX

Provided design for land development that included commercial, industrial and residential sites. Experience with water and wastewater developments with residential, industrial, commercial and treatment facilities. Designing of drawings which included the design of water, sanitary sewer, drainage, paving & dimensional control, grading and erosion control. Programs used included Microstation V8 and Geopak.Engineering calculations included sizing water and wastewater developments, drainage pipes, flumes, drainage ditches or canals, hydraulic calculations, earthwork calculations, drainage statements, probable construction cost, paving sections (with Geotech Reports) and other engineering procedures.

2006 – 2007

Fugro McClelland Marine Geosciences,Houston, TX

Developed analysis for foundations on offshore platforms. Developed preliminary and final reports & provided boring logs & pile design working with a company owned program STRENGTH. During drilling operations, two shifts were required whereas Mr. Salinas was one of the Engineers in charge, & required to oversee soil lab testing, input data for boring logs, and submit to data to the Fugro Houston Office.

Fernando Estevan, P. E. , CFM

M2 Engineering, PLLC

EMPLOYMENT / EXPERIENCE

Project Engineer for M2 Engineering, PLLC
Mission, Texas
[Jan. 2020 - Present]

- Utilize AutoCAD and Civil 3D to develop and update engineering plans,profiles, sections, and details for land development projects. Prepared construction documents for permitting and issuance, and coordinated the design team as Project Engineer ensuring compliance with relevant regulations and client satisfaction.
- Performed hydro logic and hydraulic analysis for TxDOT and County Bond Projects utilizing Civil Geo, HEC-RAS and HEC-HMS to adequately design the drainage improvements
- Lead Drone Aerial Surveying pilot
- M2E is a multi-disciplinary firm with special interest in water resources, drainage infrastructure, land development, sanitary sewer, water and street design. Have designed and construction managed residential, commercial and municipal projects.
- Coordinated with clients and regulatory entities as the main point of contact for various engineering projects, ensuring timely delivery and compliance with project specs and regulations.

Project Manager at Lemar Design and Construction, LLC
McAllen, Texas
[May 2016] - [Present]

- Managed the design and construction of residential and commercial projects, ensuring timely completion, quality control,and budget adherence.
- Coordinated with architects, engineers, subcontractors, and clients to develop project plans, schedules, and specs.
- Oversaw project teams, providing direction to ensure efficient allocation of resources
- Conducted site visits and inspections to monitor construction progress, identify potential issues, and implement corrective actions as needed.
- Gained an understanding of the overall civil engineering process, from design and permitting to construction.

CONTACT DETAILS

Email Address:
fernando@m2-engineers.com
Office Contact: (956)600-8628

PROJECT ROLE

EIT at M2 Engineering, PLLC.

EDUCATION

BS, Civil Engineer,
University of Texas Rio Grande Valley -Edinburg, Tx 2020

REGISTRATIONS/ CERTIFICATIONS:

Professional Engineer

YEARS OF EXPERIENCE:

4 Years

Internship with LeFevre Engineering, PLLC
McAllen, Texas
[April 2017] - [July 2017]

- Summer Internship in which I gained hands-on experience in various aspects of Civil Engineering, including site design,and infrastructure planning for municipal projects.

Concrete Laborer at Olive Cement, Co. Detroit, Michigan
Seasonal Summers [2016-2018]

- Performed concrete work for residential and commercial projects, ensuring quality and efficiency
- Assisted in form work construction, rebar placement, and concrete pouring
- Assisted in the interpretation of grading plans a

.

Hector Moreno

M2 Engineering, PLLC

EMPLOYMENT / EXPERIENCE

Project Engineer for M2 Engineering, PLLC
Mission, Texas
[Jan. 2020 - Present]

- Utilize AutoCAD and Civil 3D to develop and update engineering plans,profiles, sections, and details for land development projects. Prepared construction documents for permitting and issuance, and coordinated the design team as Project Engineer ensuring compliance with relevant regulations and client satisfaction.
- Performed hydro logic and hydraulic analysis for TxDOT and County Bond Projects utilizing HEC-RAS and HEC-HMS to adequately design the drainage improvements
- Lead Drone Aerial Surveying pilot
- M2E is a multi-disciplinary firm with special interest in water resources, drainage infrastructure, land development, sanitary sewer, water and street design. Have designed and construction managed residential, commercial and municipal projects.
- Coordinated with clients and regulatory entities as the main point of contact for various engineering projects, ensuring timely delivery and compliance with project specs and regulations.

Project Engineer at KCI Technologies, Inc
[Jan 2020 - April 2020]

- ·Performed engineering duties in planning,designing, and overseeing projects throughout design for public infrastructure projects with Texas Department of Transportation.
- ·Conducted meetings with state staff, design team, and public regarding proposed improvements.
- ·Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City and State personnel, project engineers and contractors.

CONTACT DETAILS

Email Address:
hector@m2-engineers.com
Office Contact: (956)600-8628

PROJECT ROLE

Project Engineer at M2 Engineering, PLLC.

EDUCATION

BS, Civil Engineering, University of Texas Rio Grande Valley -Edinburg, Tx 2015

PROFESSIONAL ORGANIZATIONS AND AFFILIATIONS

Planning and Zoning Board Commission - City of Mission
American Society of Civil Engineers (ASCE)

YEARS OF EXPERIENCE:

10 Years

Project Engineer at KCI Technologies, Inc
[Jan 2020 - April 2020]

- ·Performed engineering duties in planning,designing, and overseeing projects throughout design for public infrastructure projects with Texas Department of Transportation.
- ·Conducted meetings with state staff, design team, and public regarding proposed improvements.
- ·Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City and State personnel, project engineers and contractors.

Project Engineer at Landtech, Inc.
[Sept. 2018 - Jan. 2020]

- ·Performed engineering duties in planning,designing, and overseeing projects throughout design for public infrastructure projects with Texas Department of Transportation.
- ·Conducted meetings with state staff, design team, and public regarding proposed improvements.
- ·Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City and State personnel, project engineers and contractors.
- ·Company was bought out by KCI Technologies,Inc and continued project tasks and responsibilities.

Graduate Project Engineer / Engineering Intern at LeFevre Engineering & Management Consulting, LLC
[Jan. 2016 - Aug. 2018]
[June 2015 - Dec. 2015]

- ·Conducted construction inspections, reviewed contractor pay requests, cost estimates and change orders.
- ·Construction Manager/Project Manager;responsible conducting meetings, tracking construction schedule, conferring with landowners, County/City personnel, project engineers and contractors.
- ·Provided & developed cost estimates, project budgets, construction schedules, design engineering services contracts, and work authorizations to clients.
- ·Developed and assisted with hydraulic calculations, drainage reports, Environmental PhaseI Assessments, Environmental Information Documents (EID), and engineering feasibility reports for County,City and agencies such as Texas Water Development Board (TWDB) & USDA.
- ·Attend City/County commission meetings to report status and answer questions of projects.
- ·Performed Statement of Qualifications (SOQ) for County, City, and other municipalities when request for Qualifications advertised.

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Daniel Izaguirre

M2 Engineering, PLLC

CONTACT DETAILS
Email Address:
daniel@m2-engineers.com
Office Contact: (956)600-8628

Mr. Izaguirre has 22 years of experience as a Drafter assembling subdivision designs and preliminary designs. He completed engineering reports outlining the description of water services and sewer lines within the development in English and Spanish. He has drafted plans and profiles for Hidalgo County projects. Mr. Izaguirre has done water layout and sanitary collection system layouts which involved layout design and drawing details. He has completed paved layout consisting of calculating grades, storm sewer flows, calculating inlets and manhole locations.

Drainage District No.1. Hidalgo County, McAllen,Texas – Served as a Drafter responsible for working on structural inspections.

IBWC, Hidalgo Protective Levee I, Hidalgo County,Hidalgo, Texas – Served as a CAD Technician: Project was the rehabilitation of Hidalgo Protective Levee (Phase I). Responsible for project creating sheets and do redlines for the engineer charge of the project. Sheets consist of Project Layout, Alignment Data, Alignment Data, Plan and Profile, Flood wall Plan and Profiles and Details.

IBWC, Rehabilitation of Hidalgo Protective Levee II,Hidalgo County, Hidalgo, Texas – Served as a CAD Technician: Project was the rehabilitation of Hidalgo Protective Levee (Phase II). Responsible for project creating sheets and do redlines for the engineer in charge of the project. Sheets consist of Project Layout,Alignment Data, Alignment Data, Plan and Profile, Flood wall Plan and Profiles and Details.

IBC, Donna-Rio Bravo International Bridge, Hidalgo County,Donna, Texas – Served as a CAD Technician: Project was the Construction of the Donna-Rio Bravo International Crossing.Responsible for project creating sheets, calculating sanitary sewer flows and do redlines for the engineer in charge of the project. Sheets consist of Project Layout, Plan and Profile,

PROJECT ROLE
Senior Designer

EDUCATION
Associate's Degree
Architecture Drafting and Design, High Tech Institute, Phoenix, Arizona 2002,

PROFICIENT IN SYSTEMS:
Auto CAD
Microstation V8, V8i
AutoCAD Civil D3 2009
Adobe Professional
Microsoft Visual Studio C++

YEARS OF EXPERIENCE:
22 Years

HCDD#1 Raymondville Drain,Hidalgo County – Served as a CAD Technician: Project was the Construction of the Raymondville Drain Ditch. Responsible for Project creating sheets and do redlines for the engineering charge of the project. Sheets consist of Project Location Map, Project Layout,Exhibit Maps.

IBWC South Bay International Wastewater Treatment Plan, San Diego County,California. – Served as a CAD Technician: Project was the Construction of the Secondary Treatment Plan.Responsible for the project doing redlines for the engineer in charge of the project.Redlines consist of Civil Plans

HCDD#1 Rehabilitation Improvements and Repairs for Various Weirs Phase I/II,North Main Drain and South Main Drain, Hidalgo County and Willacy County, Texas. – Served as a CAD Technician: Project was the rehabilitation improvements and repairs for various weirs. Responsible for Project creating sheets and do redlines for the engineer in charge of the project. Sheets consist of Project Layout, Project Location Map, Plan and Profiles, Cross Sections,Details Sheets.

IBWC Lower Rio Grande Flood Control System,Hidalgo County, Cameron County, Willacy County, Texas. –Served as a CAD Technician: Project was the rehabilitation improvement of the Lower Rio Grande Flood Control System.Responsible for creating sheets and do redlines for the engineering charge of the project.Sheets consist of Cross Sections, 3D Models and Borehole Location Maps.

IBWC Upper Rio Grande Flood Control System, Hudspeth County, Dona Ana County, New Mexico –Served as a CAD Technician: Project was the rehabilitation improvements of the Upper Rio Grande Flood Control System.Responsible for creating sheets and do redlines for the engineer in charge of the project. Sheets consist of Cross Sections,3D Models and Borehole Location Maps.

IBWC US River Levee and Cibolo Creek North Levee, Presidio County,Presidio, Texas – Servedas a CAD Technician: Project was the Emergency Remediation for the US River Levee and Cibolo Creek North Levee. Responsible for project creating sheets and do redlines for the engineer in charge of the project.Sheets consist of Project Layout,Alignment Data, Plan and Profiles.

IBWC Arroyo Colorado North Levee, Hidalgo County, Texas – Served as a CAD Technician: Project was the rehabilitation of Arroyo Colorado North Levee Reach. Responsible for project creating sheets and do redlines for the engineer in charge the project.Sheets consist of Project Layout,Alignment Data, and Plan and Profile.

IBWC IBWC Arroyo Colorado Floodway South Levee, Hidalgo County and Cameron County, Texas –Served as a CAD Technician: Project was the Replacement and Construction of Structure No. 172 and No.413. Responsible for project creating sheets and do redlines for the engineer in charge of the project.Sheets consist of Project layout, Plan and Profile.

EMPLOYMENT / EXPERIENCE

Senior Technician Designer for M2 Engineering, PLLC [2019 - Present]

Receptionist for Alfredo Gonzalez Texas State Veterans Home [2018-2021]

Drafter at S & B Infrastructure, Ltd. [2007-2018]

Drafter at Quintanilla, Headley & Associates [2002-2007]

Team Leader, Assistant Manager Whataburger, Inc. [1999-2002]

3.1. PROJECT EXPERIENCE OF PROJECT TEAM

President of M2E, Mr. Emigdio “Milo” Salinas, has developed a unique expertise and knowledge with public entities, with relation to planning, design, and project management utilizing local, state, and federal funding programs unmatched by many engineering firms in the Rio Grande Valley and South Texas. He has managed and designed both City, Utility Districts and County projects utilizing funding programs such as the Texas Water Development Board (TWDB), Texas General Land Office (GLO), US Department of Housing & Urban Development (HUD), Texas Department of Rural Affairs (TDRA) now the Texas Department of Agriculture (TDA), US Department of Agriculture (USDA) North American Development Board (NADB) and other state, local, and federal programs.

In addition, his governmental experience transcends the line between planning, design, and construction with various projects in public works projects such as drainage, environmental assessments, and other general construction projects from plannning to construction.

Below are projects specifically related to the experience necessary which Mr. Emigdio “Milo” Salinas directly provided services; planning services,construction management with M2E, and while working for other previous firms:

SECTION 5

5.1 PROJECT REFERENCES

Contact	Address	Phone
Mr. Raul Sesin, PE. CFM	Hidalgo County Drainage District No. 1 902 N. Doolittle Rd. Edinburg, Texas 78542	(956)-292-7080
Mr. Michael Leo City Manager	City of Palmview 400 West Veterans Blvd. Palmview, Texas 78572	(956)-585-3275
Mr. Carlos Gonzalez, PE	McAllen Public Utility 1300 W Houston Ave McAllen, Texas 78501	(956)-681-1600
Mr. Juan Pablo “JP” Terazzas, PE, CPM Assistant City Manager	City of Mission 1201 E. 8th Street Mission, Texas 78539	(956)-585-3275

SECTION 6

6.1 TECHNICAL APPROACH

M2E utilizes all of the latest's engineering technology and stays current with new products in order to devolved & prepare a quality service Edinburg Consolidated Independent School District will approve and recognize. By having the latest engineering programs, M2E will meet the school districts design schedule requirements. Our extensive experience in public infrastructure projects provides a vital component in the success by managing projects without any major delays. We believe M2E's engineering team; can provide Edinburg Consolidated Independent School District a high quality product that will benefit the future growth of the District in pursuing excellence and success.

We have learned that communication is the key to managing projects effectively to ensure work is of the highest quality and is completed on time and within budget. At the beginning of each project, we clearly establish construction work schedules; identify key activities, completion dates and team procedures for communication, information distribution and reporting. On a monthly or bi-weekly basis, we will circulate a project status brief to Edinburg Consolidated Independent School District to update progress on the work. M2E will engage with a team to follow through to achieve goals through organization, prioritization, and time management. The project status brief describes all on-going construction activities that have been completed and what construction activity needs to subsequent in order to achieve project objectives on time.

Services to be provided by M2E to Edinburg Consolidated Independent School District include, but not limited to:

Renovations & Additions
Easements
Utility Adjustments
Erosion and Sediment Control Design
TCEQ Coordination
Utility Infrastructure Evaluation & Improvements
Plans and Specifications
Bid Preparation
Construction Management
Drainage Design
Environmental Information Documents
Field Investigation and Data Collection
Feasibility Evaluation & Alternative Analysis
Utility Coordination
Attend Board Meetings
Design Development & Cost Estimating
Project Development
Facility Analysis & Master Planning
Roadway & Drainage Design
Plans, Specifications & Estimates (PS&E) Prep

These aforementioned phases and more will be used to help assure the City of Edinburg success for projects. M2E anticipates challenges and plans for them utilizing effective problem-solving models. By recognizing constraints, identifying and developing courses of action, analyzing each to determine its fit within requirements and preparing design parameters are actions needed provide the most effective & finest service without delays to the City of Edinburg's and its community.

M2E current workload is currently at a 45% capacity and has the capacity & key personnel to fulfill the professional engineering services requirements to City of Edinburg and is prepared to commence upon selection.

6.2 PERSONNEL EFFORT/METHODOLOGY

All work provided by M2E shall be developed in accordance with the City of Edinburg and any other applicable design standards and in a format acceptable to the owner and reviewing/funding agencies. Our systems and structures do this with the purpose to engage our staff and affiliated community stakeholders to create and maintain a shared vision that is clear, specific and operational.

Typical Project Personnel Effort are as follows:

Task 1 – Planning, Data Collection, Study and Report Phase

1. Set-up a project startup meeting with the Owner's staff to review the project requirements and gather all pertinent data.
2. Determine all data collection needed for the proposed project needs, and collect as needed such as: Mapping, Survey Topography, GIS Mapping, and previous experienced data available.
3. Determine several alternatives for feasible approach.
4. Perform reconnaissance of project area and gather engineering and physical data.
5. Contact all appropriate state, federal and local agencies for permit process, time schedule and other requirements needed.
6. Determine feasible process, by performing a Preliminary Engineering Feasibility Report to develop a final approach to achieve the project needs.
7. Assist, if needed, with State or Federal funding applications to fund the proposed project.

Task 2 – Environmental Information Document (EID) (If needed)

1. State and Federal Agency Coordination if required.
2. Environmental Information Document (EID), as per funding agency requirements. Provide alternative to the Proposed Action, Project Description, Environmental Impacts, and Appendices.
3. Acquire Environmental Clearance by Funding Agency, if needed.

Task 3 – Preliminary Phase

1. Meet with the Owner's personnel and relevant parties to gather information and coordinate the project.
2. Consult with sub-consultant regarding engineering requirements for boundary and topographic survey of project area.
3. Consult with sub-consultant regarding Land Parcels, Right-of-Ways, etc., that will be needed for the execution of the proposed project and authorize Engineer and its sub-consultant to proceed with all collection of data and survey needed for purchase or exchange of property in association with the Owner, staff, legal department necessary for the acquisition of the proposed properties and/or Row's.
4. Determine Vertical Points needed and elevations that will be utilized for design. Survey the number of parcels needed for the proposed alignment.
5. Survey Hydro-excavation Points needed for design of the project (if needed).
6. Initiate state and local permits needed for design and construction.
7. Analyze the survey of existing utilities that will be affected by any excavation.
8. Coordinate with owner for soils investigation if deemed necessary and provide documentation of needed geotechnical information for generating reports to be utilized for design.
9. Develop preliminary construction plans/profile of project.
10. Submit preliminary engineering plans and profiles to the Owner and other affected entities for preliminary approval of proposed improvements.
11. Prepare engineering report(s), plans, and cost estimates to the Owner for consideration.

Task 4 – Design Phase

1. Analyze detailed surveys of existing underground and overhead utilities within the project.
2. Consult with the utility companies for their consideration of all utility data found. Provide construction plans to the utility companies
3. Provide design for the proposed project utilizing submittals in 30%, 60%, 90%, and Final Plans.
4. Prepare detailed specifications and contract drawings for construction of the proposed project in coordination with City of Edinburg Utilities Department staff and legal requirements associated with construction of the project.
5. Prepare detailed cost estimates and proposals, which will include bid items and quantities based on unit price system of bidding.
6. Furnish the necessary copies of the approved plans, specifications and proposals to the Owner.

Task 5 – Bidding/Negotiating Phase

1. Assist the Owner in the advertisement of project for bids.
2. Assist the Owner with any addendum required during the bidding process.
3. Assist the Owner in the opening and tabulation of bids.
4. Analyze the bids and make recommendations for the award of the construction contract.
5. Assist in the preparation of formal Contract Documents with the Owner.

Task 6 – Construction

1. Provide periodic construction supervision by a licensed Engineer and/or full-time Resident Project Representative.
2. Review shop drawings/submittals.
3. Prepare change orders due to unexpected conditions encountered.
4. Prepare monthly estimates of work performed by Contractor.
5. Assist with pay requests.

Task 7 – Project Closeout

1. Provide final project close-out.
2. Prepare record documents
3. Project Warranty documents

6.3 VITAL COMPONENTS

Our extensive experience in public infrastructure projects provides a vital component in the success by managing projects without any major delays. We believe M2E's has established an engineering team that can provide the City of Edinburg with a high-quality product that will benefit the future growth of the school district in pursuing excellence and success.

We have learned that communication is the key to managing projects effectively to ensure work is of the highest quality and is completed on time and within budget. At the beginning of each project, we clearly establish construction work schedules, identify key activities, completion dates and team procedures for communication, information distribution and reporting. On a monthly or bi-weekly basis, we will circulate a project status brief to the City of Edinubrg to update progress on the work. M2E will engage with a team to follow through to achieve goals through organization, prioritization, and time management. The project status brief describes all on-going construction activities that have been completed and what construction activity needs to subsequent in order to achieve project objectives on-time.

6.4 QUALITY ASSURANCE

Our extensive experience in public infrastructure projects provides a vital component in the success by managing projects without any major delays but we believe M2E's engineering team; can provide Edinburg Consolidated Independent School District a high quality product that will benefit the future growth of the District in pursuing excellence and success by M2E quality assurance program. M2E hands on approach and understanding that delivering on-time projects to the District is key but also upmost importance is quality, and the only way to deliver quality is by implementing QAQC guide/program to ensure the highest product to Edinburg Consolidated Independent School District.

This quality assurance program helps detect design errors prior to finalizing construction plans and guaranteeing compliance with Edinburg Consolidated Independent School District project requirements. This program goes to a vary of steps before design plans are considered 100%, such as Project Engineer performing 1st step check/reviewing, Project Manager performing 2nd step known as back checking/reviewing, 3rd step design engineer if in agreement with possible mark-ups will correct design plans, and 4th step & final step will be the sealing engineer performing as the verifier and confirm all corrections have been incorporated or otherwise addressed. M2E's QAQC program is key to ensure the product provided to District each and every time is to its highest potential.

As previous mentioned, communication is the key to managing projects effectively and ensure work is of the highest quality and completed within time allowable as in during the construction phase and design phase. In order for QAQC program operate to its fullest potential, a design schedule is devolved with key milestones and deliverables.

Preparation (Technician/Design Engineer)
↓
Checker/Reviewer (Project Engineer)
↓
Back Checker/Reviewer (Project Manager/Supervisor)
↓
Correcting (Technician/Design Engineer)
↓
Verifier (Project Engineer & Project Manager/Supervisor)

SECTION 7

7.1 INSURANCE POLICES

A copy of the Certificate of Insurance Accord for professional liability, general liability, worker's compensation, and required vehicle insurance can be obtained upon request. M2E currently carries a $2 Million for Professional Liability insurance coverage amount.

SECTION 8

8.1 REQUIRED FORMS

Policy Number: PLLC68G-007N906576-23-47/07790208-1/CUP-7N907143-19-47/UB7N907327-22-47-G

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 7/15/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Ismael (Smiley) Martinez	
IAM Insurance Agency L.L.C. P.O. Box 657 Edinburg, Tx 78540-0657	PHONE (A/C, No, Ext): (956)207-2789	FAX (A/C, No): ( ) -
	E-MAIL ADDRESS: iamins@sbcglobal.net	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A: United Specialty Insurance Company	
INSURED M2 Engineering, PLLC Emigdio Salinas P.O. Box 5069 McAllen, TX 78502	INSURER B: Progressivve County Mutual Ins. Co.	
	INSURER C: Texas Mutual Insurance Company	
	INSURER D: New Hampshire Insurance Company	
	INSURER E: Travelers Ins	
	INSURER F:	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	X	X	PLLC68G-007N906576-23-47	06/22/2024	06/22/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 2,000,000 $ 100,000 $ 5,000 $ 2,000,000 $ 3,000,000 $ Excluded
B	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY HIRED AUTOS ONLY X SCHEDULED AUTOS NON-OWNED AUTOS ONLY	X	X	07790208-1	06/25/2024	06/25/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) Any Auto	$ 1,000,000 $ $ $ $ 1,000,000
E	X UMBRELLA LIAB OCCUR EXCESS LIAB CLAIMS-MADE DED RETENTION $	X	X	CUP-7N907143-19-47	06/22/2024	06/22/2025	EACH OCCURRENCE AGGREGATE	$ 3,000,000 $
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	X	UB7N907327-22-47-G)	06/23/2024	06/23/2025	PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
D	Professional Liabiltiy	X	X	PLLC107111239	06/22/2024	06/22/2026		2 Mil/2Mil

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CG-2037 (Additional Named Insured)City of Edinburg

Blanket WOS must be listed in favor of City of Edinburg

CG-(Primary/Non-Contributory)Primary/Non-Contributory Clause City of Edinburg

Engineering Services Rotation Project No. 2024-9

CERTIFICATE HOLDER

City of Edinburg
415 West University Drive
Edinburg, Tx 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Ismael A.Martinez

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CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date: 7/16/24

Company/Vendor Name: M2 Engineering, PLLC.

Printed Name and Title: Emigdio Salinas, P. E.

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: M2 Engineering, PLLC.
(Full, correct legal name)

- Address: 1810 E. Griffin Parkway, Mission TX 78572
- Telephone/Fax: (956)600-8628
- Email address: milo@m2-engineers.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No✓

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓ No____

4. Where is the Company's corporate headquarters located? 1810 E. Griffin Parkway, Mission TX 78572

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes____ No✓

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Emigdio "Milo" Salinas
Address: 1810 E Griffin Parkway Mission, TX 78572
Telephone: (956)600-8628
Fax: _____
Email: milo@m2-engineers.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Emigdio Salinas, the undersigned representative of

M2 Engineering, PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

President Emigdio Salinas P.E.

TYPE/PRINT NAME AND TITLE:

7/16/24

DATE:

SENATE BILL 13 VERIFICATION

I, Emigdio Salinas P.E., the undersigned representative of

M2 Engineering, PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

President Emigdio Salinas P.E.

TYPE/PRINT NAME AND TITLE:

7/16/24

DATE:

SENATE BILL 19 VERIFICATION

I, Emigdio Salinas P.E., the undersigned representative of

M2 Engineering, PLLC., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

President Emigdio Salinas P.E.

TYPE/PRINT NAME AND TITLE:

7/16/24

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Emigdio Salinas, P.E., being first duly sworn, deposes and says that: *(Name)*

(1) He is President of M2 Engineering, PLLC., the Bidder that has submitted the attached Bid; M2 Engineering, PLLC. (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President

Subscribed and sworn to me this 16th day of July 2024.

By: _____

Notary Public

SOLEDAD ARREDONDO NOTARY PUBLIC STATE OF TEXAS ID# 134302066 EXPIRES 4-12-2027

My commission expires 4/12/2027

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

M2 Engineering, PLLC.

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

None

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☑ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☑ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

7/16/24

Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

Original

City of Edinburg, Texas

Request for Qualifications
City of Edinburg
2024-9
Engineering Services Rotation
July 16, 2024



Submitted By:

Melden & Hunt, Inc.

Consultants · Engineers · Surveyors
Established In 1947
Edinburg, Texas

Civil Engineering | Water & Wastewater | Land Development | Irrigation | Environmental

Transmittal Letter

July 15, 2024

Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M.
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Ref: Request for Qualifications for Engineering Services Rotation
RFQ No. 2024-9

Dear Mr. Hinojosa,

The management and professional staff of **Melden & Hunt, Inc.** would like to present you with our Statement of Qualifications to provide Professional Engineering Services to the City of Edinburg. Our objective in submitting this Statement of Qualifications is to show you that our firm should be selected as a consultant for your professional service needs.

Melden & Hunt, Inc. has a proven track record of delivering top-quality water, utility and roadway infrastructure projects on schedule, within budget, and tailored to the unique needs of each client. As a multi-disciplinary consulting firm, we specialize in civil engineering and land surveying services. Our clients include federal and state government agencies, local municipalities, school districts, irrigation districts, water utility districts, gas companies, and numerous private sector developers throughout the South Texas region.

We are proud to offer our clients unparalleled expertise and a diverse range of professional talent, difficult to match anywhere. Our team includes over 60 engineers, surveyors, project managers, field inspectors, CADD designers, survey technicians, and administrative support personnel based in our Edinburg office. Given our current workload, we are well-positioned to provide the City of Edinburg with the resources needed to rapidly deploy and meet an aggressive project schedule for engineering rotation needs.

At Melden & Hunt, Inc., we prioritize effective communication. We emphasize close coordination with our clients to ensure their objectives are met. This process typically involves comprehensive information gathering and client involvement at all levels, from operations to management. We then evaluate and select the best systems, considering the unique conditions of each client and project, along with technical, economic, environmental, and political concerns.

Selecting Melden & Hunt, Inc. offers the City of Edinburg several distinct advantages:

- A firm with tremendous engineering experience.
- A firm with the capability to perform all aspects of municipal projects.
- A firm with a strong reputation, professional integrity and competence.
- A firm with the professional background and understanding of working with the City.

- A firm with the technical resources and expertise to meet an aggressive project schedule.
- A firm who is truly local and is extremely familiar with the geographical area.
- A firm with an intensive focus on maintaining a valuable relationship with the City.

We look forward to the opportunity to working with the City of Edinburg, once again. If our firm is selected, I will serve as your Project Principal/Chief Project Engineer. All project coordination and related functions will be managed through my office and staff. My personal relationship with you and your team, combined with the full resources and talents of Melden & Hunt, Inc., will ensure timely project progress and success.

For specific communication for this RFQ, contracting details, or contract binding please feel free to reach out to myself or Mike L. Hernandez, Vice-President, his contact details are below. We are both authorized agents of the firm, empowered to respond to RFQs, negotiate and bind contracts. Also, please note that we have not received any addendums to this RFQ.

In closing, I would like to thank you for the opportunity to submit this qualification packet. We are excited about the City's upcoming award of engineering services rotation contracts. And I am confident that Melden & Hunt, Inc. can provide the engineering services that will best meet your needs and exceed your expectations. If you have any questions or comments, please feel free to contact me at 956.381.0981.

Sincerely,

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President

Contact Information / Authorized to Bind Contracts

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Mike L. Hernandez
Vice-President
Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541
O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Firm Information, Qualifications & Experience

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. is a civil engineering and land surveying firm built on a legacy of personalized client service, superior technical execution, and a dedication to delivering our client's vision. Our goal is to listen and truly understand our clients' needs and objectives better than any other engineering consulting firm, and to exceed their expectations. Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide you with the personnel required for completing this improvement project.

Firm Name:
Melden & Hunt, Inc. Consultants · Engineers · Surveyors

Address & Phone Number:
Corporate Office Location; Location Providing All Services:
115 West McIntyre Street
Edinburg, Texas 78541
P: 956.381.0981
F: 956.381.1839

Firm Structure:
Melden & Hunt, Inc. is structured as an **"S" Corporation** in the State of Texas with a TIN# 74-1737959.

Melden & Hunt, Inc. Principals	Titles
Mario Reyna, P.E.	President
Allan F. Booe, P.E.	Vice-President
Kelley Heller-Vela, P.E.	Vice-President
Robert Tamez, R.P.L.S.	Vice-President
Ruben James De Jesus, P.E., R.P.L.S.	Vice-President
Michael L. Hernandez	Vice-President

Firm's Licensing & Certification:
Texas Board of Professional Engineers & Land Surveyors; Engineering: No. F-1435 / Surveying: No. 100969-00
Dunn's Registration No. 036611403 (Active Status thru 08/2024)
Texas Historically Underutilized Business (HUB) No. 1741737959500 (Active Status thru 12/2027)
Minority Business Enterprise (MBE) No. AU06618 (Active Status thru 11/2024)
HUBZone No. P1009285 (Active Status thru 7/2023)

Melden & Hunt, Inc. TXDOT Survey Certification:
Pre-certification Firm Sequence Number: 945
Pre-certification Employee Sequence Number: 19231 (Robert N. Tamez, R.P.L.S.)
Texas Department of Transportation Pre-certification Work Category Numbers:
15.1.1 Survey
15.1.2 Parcel Plats
15.1.3 Legal Descriptions
15.1.4 Right of Maps
15.2.1 Design & Construction Survey
15.4.1 Horizontal & Vertical Control for Aerial Mapping

Firm Information, Qualifications & Experience Continued



Melden & Hunt, Inc. (MHI) was established in 1947 and has provided engineering and surveying services throughout the Rio Grande Valley-South Texas area for 77-years. Melden & Hunt, Inc. is one of the largest local engineering consulting firms in the Rio Grande Valley. Our clients have the benefit of decades of engineering surveying experience in a wide range of technical disciplines. Since MHI clients generally have distinct needs, we offer a wide range of engineering services including highway, right-of-way, waterworks, environmental, drainage, irrigation and structural engineering, surveying, street, bridge, utilities, water and wastewater treatment plant design.

Melden & Hunt, Inc. has assembled a project team of engineering and surveying professionals with the proven experience to efficiently and successfully complete and submit the services requested by the City of Edinburg. These representatives are all full-time members of Melden & Hunt, Inc. staff. Not only does this team bring to the project the professional background for completing projects of your nature, but this team also possesses the relationship and experience of working with TXDOT, HCID No. 1, HCDD No. 1, Texas Gas Service, American Electric Power, Time Warner Cable, AT&T and other utilities that impact your projects. Our team of professionals will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the City of Edinburg.

With a well-equipped office in ***Edinburg, Texas*** this permits us to respond to the City's needs quickly, and easily access any area in the city limits within minutes. And due to our staffing size of over 60 professionals, and our typical workload, along with Mr. Ruben James De Jesus, P.E., R.P.L.S., Vice-President as the City's Project Principal we are ***not concerned about handling any part-time staffing needs for smaller projects, as your assigned team is all full-time. And our volume of projects is set low enough to be able to handle rotation services to clients like the City of Edinburg.***



Firm Information, Qualifications & Experience Continued

Since Melden & Hunt, Inc. clients generally have distinct needs, we offer a wide range of engineering and surveying services listed below, but not limited to:

Civil Engineering	Land Planning	Water & Wastewater
Bridges	Commercial Development	Odor Control
Capital Improvements Planning	Commercial Facilities	Pumping Facilities
Drainage & Storm Sewer	Industrial Development	Sewer System Evaluation
Environmental Site Assessments	Industrial Facilities	Sewer System Rehabilitation
Feasibility Studies	Institutional Facilities	Water System Evaluation
Irrigation	Multi-Use Development	Water System Rehabilitation
Park Planning & Design	Master Planning	Wastewater Treatment Plants
Paving Design	Residential Development	Wastewater Collection Systems
Roads & Streets	Zoning	Water Treatment Plants
Sanitary Sewer		Water Distribution Systems
Site Grading and Drainage		
Site Planning		
Structural Inspections		
Transportation	**Environmental**	**Surveying & Mapping**
Bicycle & Pedestrian Facility Development	Assessments & Audits	As-Built Survey
Minor Roadway Design	Corrective Action	ALTA Survey
Major Roadway Design	Environmental Protection Plans	Boundary Survey
Minor Bridge Design	Geotechnical Investigations	Construction Staking
Roadway Construction Management	Litigation Assistance/Support	Design & Construction Survey
Roadway Construction Inspection	Natural Resource Management	Geographic Information Systems
Traffic Engineering Studies	Pollution Prevention Plans	Horizontal & Vertical Control-Aerial Mapping
Transportation Planning & Design	Recycling & Resource Reuse	Improvement Plats
	Regulatory Compliance	Investigative Survey
	Site Investigations Ph. I & II ESA	Land Title Survey
	Sediment Detention Control	Legal Descriptions
	Solid Waste Management	Loan Plats
	Soil/Water Sampling Plans	Location Survey
		Metes and Bounds Descriptions
		Parcel Plat Surveys
		Parcel Sketches
		Realtime & Static GPS
		Ranch Surveys
		Right-of-Way Survey
		Route Survey
		Standard Survey
		Topographic Survey

As you can see, Melden & Hunt, Inc. is a diversified company with a broad range and depth of expertise in a variety of specialty areas that give us major project capabilities. Unlike many, Melden & Hunt, Inc. has the flexibility to adapt our resources from large multi-million-dollar projects to typical day-to-day engineering and surveying

With the depth and resources of a large local firm, complemented by our close-knit team of experienced professionals, Melden & Hunt, Inc. is highly regarded by its clients and among its peers in the civil engineering and surveying field as one of the finest.

Firm Information, Qualifications & Experience Continued

Melden & Hunt, Inc. uses the latest technology and equipment to accomplish its project work. Our staff is each provided a computer and has access to the information technology network to conduct ongoing business. Our computers are upgraded to the latest current standards in technology on an annual basis. In addition, Melden & Hunt, Inc. owns much of the equipment that is required to do fieldwork projects. However, we do have vendors with which we have established long term relationships that routinely supply equipment that either we do not own or that is required to meet an unusually restrictive schedule.

Melden & Hunt, Inc. maintains an extensive CADD and GPS System with dedicated workstations used to produce all of our design work. We maintain Autodesk Civil 3D, Bentley WaterCAD, Bentley SewerCAD, Bentley MicroStation and ESRI ARCView licenses. CAD applications are supported MS Windows (all versions) and can be easily upgraded to any platform. Our office is networked through high-speed communication lines that allow integrated file sharing, plotting and data management.

With internet access at your fingertips, Smartphone's and iPad's have opened a new and exciting opportunity for cost effective communication. Melden & Hunt's web site (WWW.MELDENANDHUNT.COM) will serve as a communication hub for the City of Edinburg. The site will allow representatives of the city to communicate with Melden & Hunt, Inc., download or view reports, drawings, schedules, project photos, budgets, schedule project meetings to name a few. We have effectively used our web site for clients such as City of Mission, City of Hidalgo, City of Elsa, North Alamo Water Supply Corporation, Texas Gas Service and others.

The following displays Melden & Hunt's equipment resources, and it is safe to say that this equipment allows us to get the job done professionally and effectively:

Computer Hardware

We have 15 CAD setups which include:
Dual 20" Monitors
Computer Software
Windows Professional 64 Bit
Microsoft Office 365 64 Bit
AutoDesk Civil 3D 2020 64 Bit
Bentley WaterCad
Bentley SewerCad
Bentley MicroStation
ESRI Arcview
Trimble Business Center

Printing and Scanning

KIP 3000 - Black and White Plotter and 36" Scanner
(Edinburg/Rio Grande City Office)
KIP 7900 - Black and White Plotter and 36" Color Scanner
HP 1050 - Color Plotter
HP 500c - Color Plotter and Wide Format Printer
Kyocera 400 Task Alpha - Color Copier, Printer, and Scanner
Sharp 503 - Black and White Copier, Printer, Fax, and Color Scanner
Kyocera 9530 - Black and White Printer
Kyocera 3035 - Black and White Copier, Printer, and Fax (2)
Kyocera Savin 3515 - Black and White Copier, Printer, and Fax
Kyocera 3900 - Black and White Copier, Printer, and Fax
Kyocera 4030 - Black and White Copier, Printer, Fax, and Scanner

Survey Equipment

1 Trimble R8 GPS Receiver
3 Trimble R6 GPS Receiver
3 Trimble 5800 GPS Receiver
3 Trimble 5700 GPS Receiver/Base Station
3 Trimble Trimmark 3 Radios – for GPS
1 Trimble 5600 Series Robotic Total Station
1 Trimble 5600 series Tracker Total Station
4 Trimble 5600 Series Total Stations
1 Sokkia Wild Total Station
7 Schonstedt GA-52CX Metal Detectors
8 Trimble TSC-2 Controllers (Data Collectors)

Firm Information, Qualifications & Experience Continued



At Melden & Hunt, Inc., we believe that any proposed infrastructure project must be constructed so as to assure the most efficient utilization of resources such as, money, materials, energy, and work force in meeting the project goals. Melden & Hunt, Inc. uses a team of experienced professionals working under the direction of a Project Manager. Melden & Hunt, Inc. fully expects to coordinate and communicate its activities on the project with the City of Edinburg to ensure the requirements of the project are met now and in future development, and to assure the City that project completion will be on a cost effective and timely basis. Each phase of the project will require detailed analysis to effectively engineer solutions for the proposed improvements. Alternatives will be developed which take advantage of specific strengths and minimize problem areas.

After the City staff input, the best alternative will be selected and developed into plans and specifications. Melden & Hunt, Inc. will work closely with the City of Edinburg in coordination of project design to meet their standards.

Melden & Hunt, Inc. has completed many rural utility projects and is experienced in the necessary coordination between the governmental entities, affected property owners, utilities, cable companies, telephone companies, power companies, and the Texas Department of Transportation, drainage and irrigation districts. A successful project depends on the entire engineer's attention to detail to assure project goals are achieved and citizen's needs are met.

Therefore, Melden & Hunt, Inc. has developed a Work Program that takes advantage of our experience with existing conditions, recent improvements, and familiarization with the project area.

The Work Program is as follows:

I. ANALYSIS

A. Utility Staff Coordination and Input
B. Existing Conditions Research
C. Future Improvements Consideration
D. Concept

II. ALTERNATIVE DESIGN

A. Preliminary Field Work
B. Development of Alternatives
C. Utility Staff Review
D. Cost Guidelines

III. FINAL DESIGN

A. Construction Documents (Plans, Specifications, Estimates)
B. Permits and Approvals
C. Right-of-Way Plats and Descriptions

IV. CONSTRUCTION ADMINISTRATION

A. Routine Inspection
B. "As-Built" Drawings

Firm Information, Qualifications & Experience Continued

Melden & Hunt, Inc. believes this project should be conducted in four distinct phases: **Phase 1** - Preliminary Design, **Phase 2** – Final Design, **Phase 3** - Construction and **Phase 4** - Post Construction.

The following is an outline of the scope of work that we will perform on this project:

Phase 1 - Preliminary Design

The purpose of preliminary design is to establish current and future infrastructure requirements. During this phase we can help the City establish various alternatives and plans for meeting existing and anticipated needs within the scope of the project. Melden & Hunt, Inc. will work closely with staff in this planning effort, which will culminate in the preparation of a preliminary design report summarizing and presenting the selective alternative in detail.

Phase 2 – Design

The purpose of this phase of the project is to prepare the necessary construction drawings and specifications, bidding documents, cost estimates and schedules required constructing the proposed improvements. Further, Melden & Hunt, Inc. will assist the City in bid analysis and make recommendations regarding the bid award. We will use computer-aided drafting and design throughout the project.

Phase 3 – Construction

The firm will provide conventional services during each construction contract comprising the project. The services will include general services during construction, resident project representation (if requested), and preparation of record drawings. General services during construction will include but not necessarily be limited to:

1. Notice to Proceed.
2. Conduct pre-construction meetings.
3. Regular inspections to review the progress and character of the work being accomplished.
4. Provide for testing of construction materials.
5. Review periodic payment estimates of the contractor for completed work.
6. Review and approve shop drawings and any necessary change orders.
7. Provide interpretation of the plans and specifications and contract requirements required.
8. Provide guidance to onsite representatives observing the daily progress and construction activities.
9. Conduct regular progress review meetings with contractor and owner.
10. Provide as built or as constructed drawings of the complete facilities.
11. Provide any other related services associated with the engineers' design as applied to construction progress and as required by the owner.

Phase 4 - Post Construction

Upon acceptance of the construction contracts, Melden & Hunt, Inc. will provide all professional services necessary to assist the City of Edinburg with placing the industrial park in operation. We will assist the City in evaluating the performance of the facilities and will represent the City in warranty disputes.

Firm Information, Qualifications & Experience Continued

City of Edinburg Municipal Projects; Edinburg, TX

Contact Person: Mardoqueo Hinojosa, P.E., CFM, CPM, City Engineer
Telephone: 956.388.8211

- City of Edinburg - Drainage Improvements
- City of Edin burg - WWTP Aeration Basin Repair Project
- City of Edinburg - Wastewater Master Plant Study
- City of Edinburg - Proposed 24-Inch Potable Waterline along 17th Street
- City of Edinburg - Site Plan for the New Edinburg City Hall
- City of Edinburg - Wastewater Water Treatment Plant/Orbal Unit
- City of Edinburg - East Water Treatment Plant
- City of Edinburg - Swimming Pool Slide Improvements
- City of Edinburg - Facilities Planning and Hydraulic Modeling
- City of Edinburg - Sprague Rd. Drainage Improvements
- City of Edinburg - West WTP Initial Phase
- City of Edinburg - Paving & Drainage; McIntyre Amphitheater Project
- City of Edinburg - Paving & Drainage; Lull Subdivision Paving Improvement
- City of Edinburg - Paving & Drainage; Old Townsite South Drainage
- City of Edinburg - Lull Drainage and Paving Improvement Project
- City of Edinburg - Downtown Amphitheater Project
- City of Edinburg - Municipal Park Baseball Turf Project
- City of Edinburg - Ebony Hills Survey Project
- City of Edinburg - Freddy Gonzalez Drive Survey Project
- City of Edinburg - WWTP Expansion

Wastewater Water Treatment Plant Lift Station and Headworks Structure Phase II
Wastewater Water Treatment Plant Carousel, Clarifiers, UV System and Belt Press III

Services Performed: Planning, Design, Bidding, and Construction Administration

Project Funding:	Phase II – TWDB - CWSRF
	Phase III – Self-funded
Total Project Cost:	Phase II - $5,850,000
	Phase III - $14,322,900
Project Date:	Phase II –August 2008 thru December 2011
	Phase III – February 2010 thru October 2013

Project Description Phase II: This project provided for certain improvements to the wastewater treatment plant, The project included construction of a new plant lift station, new headworks station (screening, degritting, flow division, flow measurement functions), and other miscellaneous appurtenances and yard piping necessary to connect to existing treatment facilities. The construction cost was $5,386,537. (Finalized and Constructed)

Project Description Phase III: This project provided for a 5.6 MGD expansion to the treatment capacity of the plant. The project included the construction of a carrousel aeration basin, two clarifiers, a return and waste activated sludge pumps station, parshall flume flow measurement, ultraviolet light disinfection system, post aeration system, solids processing building with a 2-meter belt filter press, and other miscellaneous improvements necessary to consolidate the existing plant with the new additions. The construction cost was $13,336,000. (Finalized and Constructed)

Firm Information, Qualifications & Experience Continued

Other Municipal & Government Agency Projects

- City of Mission: Shary Village Industrial Park Roadway and Drainage Improvements Mission Infrastructure; United States Economic Development Administration Grant Funded Project
  Contact Person: Mike Perez, City Manager

- Starr County: Various Street Paving & Drainage Improvements;
  Contact Person: Leonel Garza, Project Manager

- USDA Moore Airbase – Trenchless Sanitary Sewer Line Improvement Project;
  Contact Person: Provided upon Request

- IDEA Public Schools; Over 20 Campuses, various services; due diligence, surveying for design, subdivision platting, design – parking, utility & site improvements; Facilities Planning and Hydraulic Modeling (Bentley Water and Sewer CAD)
  Contact Person: Andrew Stanton, Construction Project Manager, PMSI

- Skidmore Water Supply Corporation: Skidmore Water Supply Corporation - EDAP Project;
  Contact Person: Jim Strong

- City of Mission: Lift Station Design:
  Contact Person: Mike Perez, City Manager

- McAllen Public Utility Boeye Reservoir Re-location Project
  - McAllen Public Utility- North WTP 30- Inch Raw Waterline from HCID No. 1
  - McAllen Public Utility- Boeye Reservoir 60-Inch, 48-Inch & 36 Inch Conveyance System
  - McAllen Public Utility-New 300 MG Boeye Reservoir Site
  - McAllen Public Utility-New 300 MG Boeye Reservoir Pump Station and Control Structures
  - McAllen Public Utility-Parcel Plats and Metes & Bounds Descriptions for Conveyance System

  Contact Person: Mark Vega, P.E., General Manager

- City of Hidalgo: Misc. Projects
  - City of Hidalgo- Wastewater Treatment Plant Expansion Project
  - City of Hidalgo-TXDOT Hike and Bike Trail
  - City of Hidalgo-City Wide Paving Improvements
  - City of Hidalgo-Northwest Drainage Ditch Improvements
  - City of Hidalgo-Wastewater Discharge Permit Renewal
  - City of Hidalgo-Viejo Mercado Site Development Project
  - City of Hidalgo: Wastewater Discharge Permit Renewal

  Contact Person: Joe Vera, City Manager

- City of Elsa: Misc. TWDB/ARRA Municipal Projects
  - City of Elsa- Emergency Raw Waterline to Water Plant
  - City of Elsa- TWDB Sewer Collection System Improvements
  - City of Elsa- TWDB Water Line System Improvements
  - City of Elsa- TWDB Water Treatment Plant Improvements
  - City of Elsa-TWDB Wastewater Treatment Plant Improvements
- Contact Person: Manuel Lopez, Utilities Director

Team Member Qualifications & Experience

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has assembled a team of professionals who have the requisite interest, skills, and time to ensure timely and successful completion of your engineering projects with the highest quality. Melden & Hunt, Inc. can assure the City of Edinburg that key personnel indicated in this qualification statement will maintain their role from start to finish.

Melden & Hunt has a very flexible team with a lot of depth. We will draw on our team's resources to provide the staff described plus any additional resources required for completing any assignment issued to us. Our workload capacity far exceeds the project requirements and Melden & Hunt, Inc. typically operates at around 65%-70% of our total workload capacity. The workload backlog varies from month to month but Melden & Hunt, Inc. has plenty of capacity to get the job done. Your projects will be adsorbed in our normal business cycle and will not have a measurable impact on our percentage of capacity (65%-70%) throughout the duration of a one- or two-year contract. While we enjoy a healthy backlog of work; moreover, we have more than enough capacity to complete this project on time and still meet any existing or unknown future assignments.

Further, we want the City of Edinburg to understand that the high quality of Melden & Hunt's work depends directly on the competence and capabilities of individual professionals and the blending of their talents to meet specific project requirements. The level of capability of this company allows us to complete the work correctly the first time and maintain schedule and budget by avoiding costly and time-consuming re-evaluations to mitigate omissions or oversights.

As mentioned, Melden & Hunt, Inc. has 60 full time professionals in our Edinburg and Rio Grande City office to actively participate in any questions and/or consultation requested by the City. Consequently, Melden & Hunt, Inc. has the personnel to assure that adequate replacements are available during periods of sickness, attrition, or increased workload.

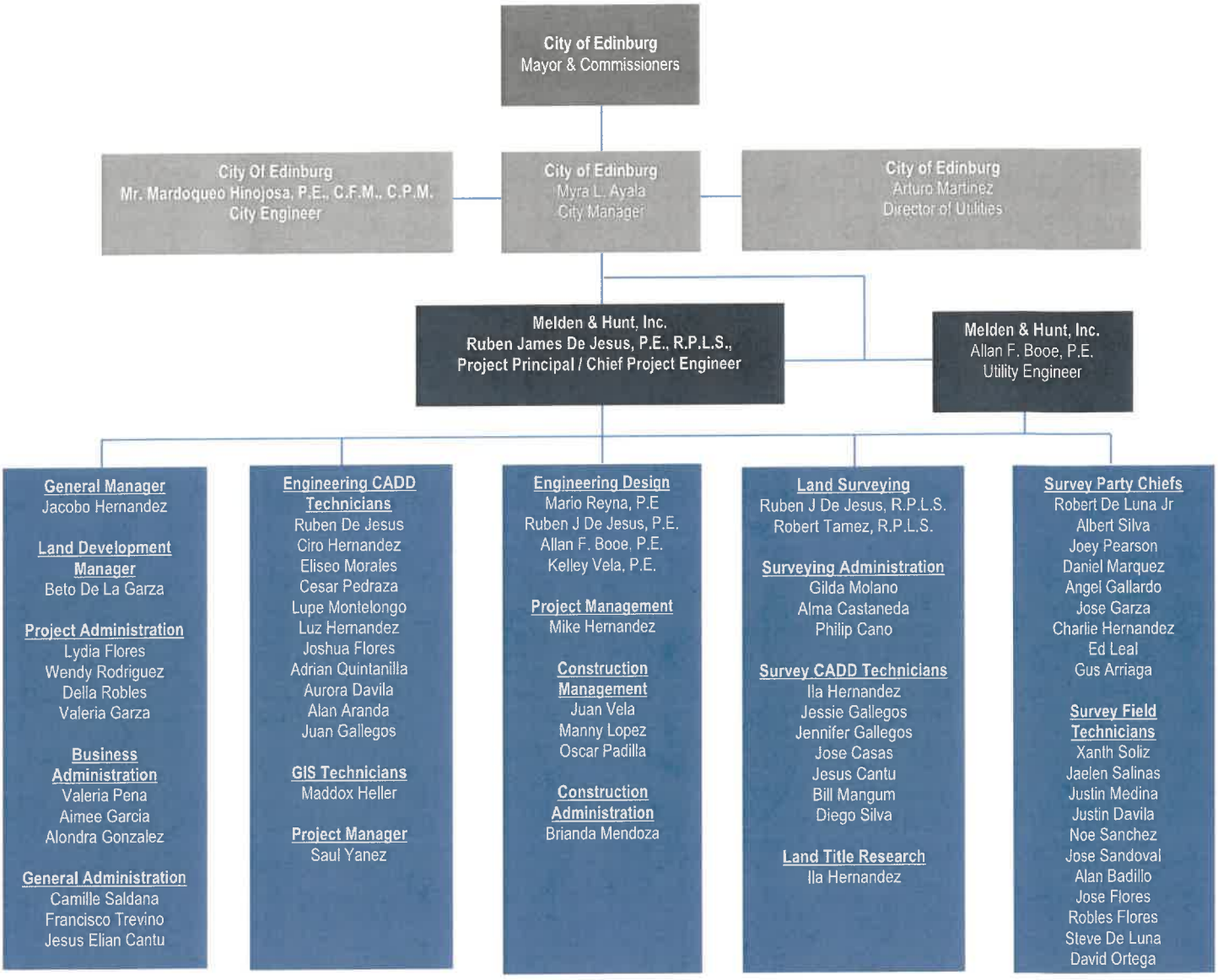
As mentioned, Melden & Hunt, Inc. will perform the majority of all engineering tasks requested by the city and will work out of our Edinburg office. Should the City of Edinburg feel the need for the use of the mentioned sub-consultant we will utilize them at your request. For now, all civil engineering task will be performed by Melden & Hunt, Inc. and our workload capacity far exceeds the project requirements.



Team Member Qualifications & Experience

Our proposed Project Organization is shown below. Our team is led by Ruben James De Jesus, P.E., R.P.L.S., and **Project Principal/Chief Project Engineer**. Mr. De Jesus is one of the most seasoned engineers in the Rio Grande Valley with over 12 years of engineering and surveying experience. The given organizational chart shows other key professionals that will have responsibility for individual project tasks. All of these individuals will report up through Mr. De Jesus who will hold management and decision-making responsibility for this project. As mentioned before, Mr. De Jesus will be responsible for committing the human and equipment resources required to successfully meet the city's schedule and needs.

Organizational Chart:



Team Member Qualifications & Experience Continued

Experienced Working with City of Edinburg				
Melden & Hunt, Inc.	Project Engineer	Project Manager	Senior CAD Tech	Inspector
Water Distribution 281 North of 490	A. Booe	M. Hernandez		
Master Plan for WWTP	A. Booe	M. Hernandez		
WWTP Expansion Phase II	A. Booe	A. Booe	L. Montelongo	J. Vela
WWTP Expansion Phase III	A. Booe	A. Booe	L. Montelongo	J. Vela
Sprague Rd Drainage Improvements	M. Reyna	M. Reyna	R. De Jesus	M. Lopez
Edinburg West WTP Initial Phase	A. Booe	A. Booe	L. Montelongo	J. Vela
Lull Drainage and Paving Improvement	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Downtown Amphitheater Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela
Municipal Park Baseball Turf Project	R. De Jesus	R. De Jesus	C. Pedra	J. Vela



Personnel

Ruben James De Jesus, P.E., R.P.L.S.



Present Position
Principal In Charge
Lead Project Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 126282

Licensed Professional Land Surveyor
Texas No. 6813

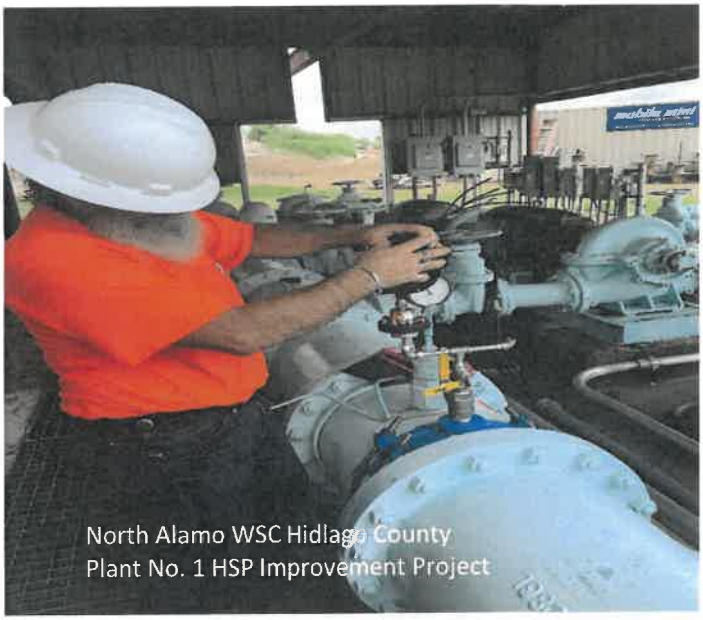
Education
University of Texas Pan American
BS Civil Engineering, 2011

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Lift Stations
Permitting
Construction Administration
Construction Management
Hydraulic Modeling
Project Funding
Pump Selection
Grading
Drainage
Paving
Roads
Site Planning
Land Development

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. De Jesus, started his civi engineering career at Melden & Hunt, Inc. after graduating from the University of Texas at Pan American. He has designed and managed many types of Civil Engineering projects and has extensive background in surveying. He has been responsible for studies, designs and management of public and private sector projects throughout the South Texas region. He is proficient in scheduling and coordinating large public and private projects and has worked on a wide range of federal, state and local infrastructure projects.

As a Lead Engineer, Mr. De Jesus will develop a work plan and be responsible for scheduling and performance of all work associated with this proposed project. He will function as an extension of your staff to exceed your performance objectives and to respond to your needs on short notices. He is also committed to engaging all the necessary resources to expedite this proposed project. He will work out of our Edinburg office to serve as our base of operations and will actively participate in any questions and/or consultation requested by the District.


North Alamo WSC Hidlago County
Plant No. 1 HSP Improvement Project

Personnel
Allan F. Booe, P.E.



Present Position
Chief Design Engineer

Professional Registration
Licensed Professional Engineer
Texas No. 57738

Education
Texas A&M University, College Station
BS Civil Engineering, 1979

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Booe, has extensive experience in the design, maintenance, and operation of water and wastewater treatment plants and their related appurtenances. He specializes in the engineering design and management of Melden & Hunt's water and wastewater utility projects.

What is more, he has over forty-five (45) years of engineering experience primarily with treatment plants, water distribution and sewer collection systems.

He served as Utilities Director for McAllen Public Utility for four (4) years. He has been the chief engineer on the design and construction of numerous water and wastewater treatment plant projects throughout his career including Mission's North Water Treatment Plant, Edinburg's West Water Treatment Plant, North Alamo's Delta Regional Water Treatment Plant, Mission's Wastewater Treatment Plant, Hidalgo's Wastewater Treatment Plant, Rio Grande City Wastewater Treatment Plant, Elsa's Wastewater Treatment Plant and North Alamo's Wastewater Treatment Plant. His experience includes a wide variety of projects including rehabilitation, expansion and new construction.

More important, Mr. Booe has been successful in obtain funding for many of these projects using the Texas Water Development Board and USDA Rural Development.


North Alamo WSC Hidalgo County
Plant No. 7 Reservoir Improvement Project

Personnel
Michael Hernandez



Present Position
Project Manager

Education
University of Texas Pan American-Marketing
South Texas Community College-Business Management

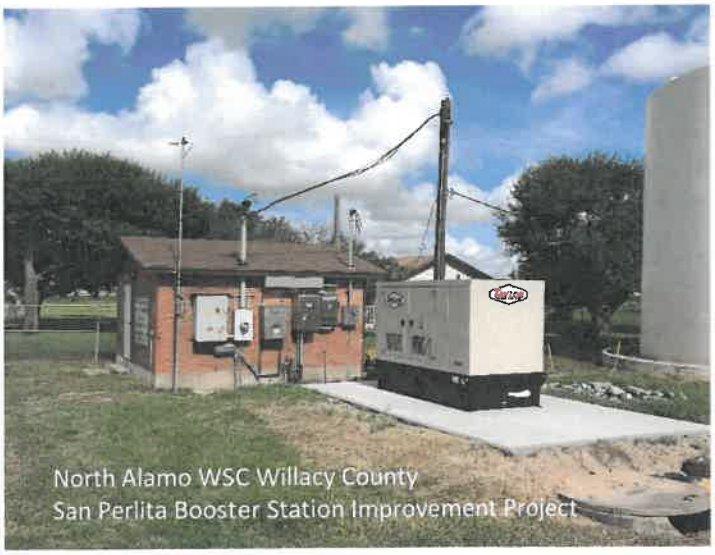
Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
Texas Commission on Environmental Quality
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Hernandez's professional career started with Melden & Hunt, Inc. as a project manger twenty-two years ago. He is responsible for the supervision of water, wastewater, irrigation, and various other civil design projects. His primary focus is to provide the utmost satisfaction to the client, ensuring projects are complete with the allocated period or time and within the budget that has been assigned.

He operated under a certain degree of automy using engineering staff and resources allocated to him to provide top quality service to the client.

Mr. Hernandez's water and wastewater project managment experience has been with the North Alamo Water Supply Corporation where he was part of a design team preparing plans and specifications for the expansion to the Delta Regional Water Treatment Plant and Water Distribution System, Victorias Road Water Treatment Plant, North Weslaco EDAP Colonias Sewer Treatment Plant and Collection System. In addtion, he was part of a second design team who worked on the expansion to City of Mission Sewer Treatment Plant.


North Alamo WSC Willacy County
San Perlita Booster Station Improvement Project

Personnel
Lupe Montelongo

Present Position
Chief Designer

Professional Registration
Class "B" Certification of Competency of Water
Class "B" Certification of Competency of Wastewater

Education
University of Houston
Donna High School

Areas of Expertise
Wastewater Treatment Design
Water Treatment Design
Collection System Design
Distribution System Design
Odor Control
Plant Lift Stations
Permitting
Construction Administration
Construction Management
Performance Evaluation
Feasibility and Planning Studies
Conceptual Design
Process Engineering
Start-Up Assistance
Operator Training
Hydraulic Modeling
Project Funding
SCADA

Government Agency Experience
Texas Water Development Board
USDA Rural Development
North American Development Bank
TCEQ
US Environmental Protection Agency
US Fish and Wildlife
US Army Corp of Engineers
Texas Parks and Wildlife
Texas Historical Commission

Mr. Montelongo has over 45 years of diversified engineering experience. His career has touched virtually every facet of water and wastewater systems, land development, surveying, transportation and public works projects. His experience includes design and construction inspection, administration and documentation. He is proficient in scheduling and coordinating public and private project and has worked with a wide range of federal, state and local infrastructure projects. In addition, he assists project engineers administer projects during the design, bid and construction. He makes review of all shop drawing and works with the contractors on the interpretation of drawings.

Furthermore, Mr. Montelongo is particularly strong in his knowledge of electrical, instrumentation, and control systems. In addition to his talents as a design and construction inspector, Mr. Montelongo is also a certified water and wastewater treatment plant operator, so his vision and efforts are consistent with operating personnel.



References

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has always respected and valued our relationships with our clients. Our founders, Charles Melden and Raymond Hunt, believed in "firm but fair" dealings with our clients by recognizing their needs and resource constraints. This philosophy continues today. Furthermore, Melden & Hunt, Inc. is proud of the fact that a large percentage of our work is repeat business from satisfied clients. This reflects our philosophy of keeping our clients satisfied with the quality of our work and our responsiveness to their individual needs.

For this proposal we encourage you contact our clients and ask them how they feel about our performance.

Mr. Mike Perez, City Manager **City Of Mission** 1204 East 8th Street Mission, Texas 78572 956.580.8662	**Mr. Steve Sanchez, General Manager** **North Alamo Water Supply Corporation** 420 S. Doolittle Rd. Edinburg, Texas 78539 956.383.1618
Mr. Roy Rodriguez, P.E., City Manager City Of McAllen PO Box 220 McAllen, Texas 78502-0220 956.681.1630	Mr. Mark Vega, P.E., General Manager City Of McAllen Public Utilities PO Box 220 McAllen, Texas 78502-0220 956.681.1630
Mr. Arturo Martinez, Utilities Director City of Edinburg 415 W. University Drive Edinburg, Texas 78541 956.388.8212	Mr. Andrew Stanton, Project Manager, PMSI IDEA Public Schools 1822 W. Braker Lane, #81734 Austin, Texas 78708 512.831.PMSI
Mr. Joe Vera, City Manager City of Hidalgo 704 East Texano Drive Hidalgo, Texas 78557 956.843.2286	Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M., City Engineer City of Edinburg 415 W. University Drive Edinburg, Texas 78541 956.388.8207
Mr. Robert Salinas, General Manager AGUA Special Utility District 3120 Abram Rd, Palmview, Texas 78572 956.585.2459	Mr. Robert Pfeiffer, President RP Constructors 9455 IH 35 North San Marcos, Texas 78666 512.757.4468

References Continued

Military Parkway Roadway and Drainage Improvement Project - City of Mission & Hidalgo County

Client: City of Mission & Hidalgo County
Contact Person: Mike Perez, City Manager
Telephone: 956.580.8650
Location: Mission, Texas

Professional Services: Planning, Environmental, Right-of-Way Acquisition, Surveying, Design Phase Service, Bid Phase Services, Construction Administration and Inspection.

Melden & Hunt, Inc. was hired by the City of Mission to plan, design and construct Military Parkway being a 3.5-mile, 150.0-foot road right-of-way located south of Mission beginning on Bates Road and ending on Inspiration Road. Total Cost for the project amounted to approximately $2 million.

As part of Bentsen Palm Development, Military Parkway was also created for the initial corridor of the Hidalgo County Southwest Loop for which it has been adopted by the Hidalgo County Metropolitan Planning Organization.

The project consisted of designing and constructing a 4-lane divided highway to serve as major east-west thoroughfare in the City of Mission, as well as access to the Anzalduas International Bridge. Currently the north bound lane is constructed and being used as a 2-lane rural roadway. The south bound lane will be constructed during the construction of the Southwest Loop. Upon the full completion of Military Parkway, the road will consist of four 12-foot lanes, two 10-foot shoulders, two 4-foot shoulders and two 20-foot bar ditches for drainage, with a 34-foot median. Drainage improvements include the installation of storm sewer lines and drainage channels adjacent to the roadway pavement. Other improvements included the installation of sidewalks and landscaping, asphalt pavement markings, signage, waterline and irrigation utility relocates.

A key component to the success of the project included extensive coordination with the City of Mission Public Works Department, City of Mission Utility Department, Hidalgo County Precinct No. 3, Texas Department of Transportation, United Irrigation District, Texas Gas Company, and Magic Valley Electric Cooperative. This roadway is open for public use.

North Alamo Water Supply Corporation – La Feria Water Well Project

Client: North Alamo Water Supply Corporation
Contact Person: Steve Sanchez, General Manager
Telephone: 956-383-1618
Location: La Feria, TX

Melden & Hunt Inc. has been contracted to plan, design, and construct a water supply project which included the construction of one public water well, a ground storage tank, and two high service pumps. Ancillary facilities included as part of the water supply project included a pump building, disinfectant feed systems, electrical, instrumentation and control. This project also required all site development work such as fencing, paving, grading, drainage, and landscaping.

Moreover, Melden & Hunt, Inc. collaborates with hydrogeologist Kevin Spencer on this project to design the municipal well. Together, we possess a wealth of expertise beneficial for the construction of municipal wells in the North Alamo service area. The estimated cost for this project is $1,200,000.

References Continued

City of McAllen - McAllen Public Utility – 8.25 MGD Water Treatment Plant

Client: McAllen Public Utilities
Contact Person: Mark Vega, P.E., General Manager
Telephone: 956-681-1630
Location: McAllen, Texas

Melden and Hunt, Inc. was subcontracted for the construction of McAllen's new Northwest Water Treatment Plant. Melden and Hunt, Inc.'s role in this contract included the development, design, bidding, and construction administration for the construction of City of McAllen's 8.25- MGD Northwest Water Treatment Plant. The raw water facilities constructed included a canal intake, raw water piping, and a 200-million-gallon storage reservoir with intake structure. The main plant facilities constructed included a low lift pump station, a flocculation/sedimentation basin with chlorine dioxide disinfection chamber, dual-media filters, a transfer pump station, and associated yard piping. Sludge handling facilities that were constructed included a backwash equalization basin, a plate settler, lagoons, and a decant pump station. Ancillary facilities work included a chemical building and chemical feed systems, an electrical building, an operations building, grading, paving and drainage, and landscaping.



Insurance

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has not been involved in any litigation, arbitration, administrative action related to past or current performance, or the subject of any professional censure or licensure suspension. There have been no insurance claims in the past 5 years. Notably, Melden & Hunt, Inc. has never been terminated from an assignment for non-performance or unsatisfactory work.



Plus, we maintain an outstanding performance record with our clients, maintain all required insurance, and have a bonding capacity to meet any project. For the City's projects, Melden & Hunt, Inc. will sign and administer all contracts as needed, as well as meet all insurance requirements.

The city of Edinburg will be named as Additional Insured, as per requirements, at the time of contracting. And we will furnish updated certificates of insurance with the Additional Insured added and any proof of payment of insurance premiums as requested and required by contract.



The following pages are copies of our insurance certificates for your review:

Professional Services Agreement

OUR INSIGHT. YOUR SUCCESS.

Melden & Hunt, Inc. has read the enclosed Services Agreement within the RFQ packet and will execute the proposed agreement upon receiving a work order. Melden & Hunt, Inc. commits to all required insurances, and we have a bonding capacity to meet any project. Melden & Hunt, Inc. will sign and administer all contracts, as needed.

Further, Melden & Hunt, Inc. has always been proud of its strength and ability to perform complex tasks. The overall entrepreneurial spirit of this company has been characterized by the ability and will to think differently and to find better, more future-oriented ways to generate value.

Melden & Hunt, Inc. reports good earnings for 2023. Along with many exciting projects, a solid financial position, and prospects for the future we have no doubt that 2024 will be the same.

It is important for the City of Edinburg to realize that Melden & Hunt, Inc. carefully manages its workload to minimize financial risk, never undertaking a contract without the proper resources to guarantee its absolute success; the firm is always investing in and maintaining its capital resources to keep up with the demands of its clients and the ever-changing world.

Melden & Hunt's business model has been to pursue work experience spanning nearly every conceivable sector of civil engineering and land surveying, and this unique diversity ensures our strength.

Melden & Hunt, Inc. is well positioned for future growth and together with our experience and committed employees; this will give Melden & Hunt, Inc. an excellent opportunity to take on new challenges. That is why Melden & Hunt, Inc. wants for the City of Edinburg to rely on our firm for its engineering and surveying needs.

Date: 7.15.24

Ruben James De Jesus, P.E., R.P.L.S.
Vice-President
Melden & Hunt, Inc.

(4) Certificates of Insurance have been submitted with this RFQ.

Contact Information

OUR INSIGHT. YOUR SUCCESS.



Melden & Hunt, Inc. has designated **Ruben James De Jesus, P.E., R.P.L.S.**, Vice President as Project Principal/Chief Project Engineer and primary point of contact. He will develop a work plan and be responsible for scheduling and performance of all work associated with your projects.

O: 956.381.0981
C: 956.381.2820
F: 956.381.1839
E: ruben@meldenandhunt.com

Melden & Hunt, Inc. has designated **Mike L. Hernandez**, Vice President as a secondary point of contact. Together with Mr. De Jesus he will coordinate and administers negotiations, contracting, and project management.

O: 956.381.0981
C: 956.607.1448
F: 956.381.1839
E: mike@meldenandhunt.com

Both representatives above are authorized agents of the firm empowered to respond to RFQs, negotiate and bind contracts.



Melden & Hunt, Inc.

Consultants · Engineers · Surveyors

YOU'VE WORKED WITH OUR FIRM.

At Melden & Hunt, Inc. we eagerly anticipate the opportunity to present our qualifications to the representatives of the Agua Special Utilities District. Our goal is to provide you with not only our knowledge and resources but also our innovative technical excellence, which consistently delivers solutions that enhance and sustain your sanitary sewer endeavors. With firm conviction, we believe that Melden & Hunt, Inc. is the perfect fit for your project needs, and we encourage you to proceed confidently in selecting us for your project. We look forward to partnering with you once again.

Thank you for your time and attention.

WE LISTEN. WE ENGINEER. WE DELIVER.

www.meldenandhunt.com

MENDOZA
ENGINEERING, P.L.L.C.

Structural Engineers

4435 S. Jackson Rd, Suite A
Edinburg, Texas 78539- Hidalgo County
(956) 631- 4906 cell: (956) 739-2999

George Mendoza, P.E- President
george@mendozaengineering.com.

City of Edinburg
15 W. University Drive
c/o City Secretary Department (1st Floor)
RFQ No. 2024-9 Engineering Services

In response to the City of Edinburg's request for a Statement of Qualifications, I am submitting the attached for consideration to provide structural engineering services on a rotational basis.

Included with this application letter is Mendoza Engineering's Statement of Qualifications in which are listed various projects completed by this firm. Projects have been listed by type. Details about the scope, size and cost for the projects can be provided upon request.

I have had the opportunity to work for profit and non-profit agencies, school districts, city entities and privately funded clients.

I recently renewed the firm's HUB certification with the intention of procuring government-related work.

A current project that my firm is working on for The City of Edinburg is the improvements to Freddy Gonzalez Blvd- primarily retaining wall designs. I would welcome more opportunities for work with the City of Edinburg as I relocated my office to the City of Edinburg in February of 2020.

I have reviewed the requirements and The City of Edinburg's Professional Services Agreement: work plans, monthly progress, providing invoice and making changes with no additional fees and am confident that I would be a strong, dependable, and knowledgeable choice for this role.

I appreciate the consideration for this role.

Sincerely,

George Mendoza, P.E.

George Mendoza, P.E.

MENDOZA
ENGINEERING, P.L.L.C.

Structural Engineers

4435 S. Jackson Rd, Suite A
Edinburg, Texas 78539- Hidalgo County
(956) 631- 4906 cell: (956) 739-2999

George Mendoza, P.E- President
george@mendozaengineering.com.

Qualifications Summary:

- George Mendoza, P.E. has over 35 years of experience in the engineering field with an emphasis in structural engineering.
- Mendoza Engineering, P.L.L.C. has over sixteen years of professional and project management experience in structural engineering, windstorm engineering, inspection and certification of residential and commercial structures. Mendoza Engineering, PLLC was established in 2008.

Credentials:

- BS in Civil Engineering – Texas A&I University / Kingsville, Texas (May 1988)
- Licensed Professional Engineer (License #100276) – State of Texas

Registrations:

- Texas Board of Professional Engineers – PE License #100276
- Texas Board of Professional Engineers – Firm registration #10588
- Texas Department of Insurance – Windstorm Appointed Engineer/Inspector
- Texas Historically Underutilized Business (HUB) Certificate #1262636720000
- National Society of Professional Engineers

Professional Liability Insurance: $1,000,000 coverage

Project Manager: George Mendoza, P.E. **Current Workload:** Moderate

Sub Consultants: N/A
Affirmative Action Status: N/A
Pending Litigation: N/A

Services Offered: Structural Engineering

MENDOZA
ENGINEERING, P.L.L.C.

Structural Engineers

4435 S. Jackson Rd, Suite A
Edinburg, Texas 78539- Hidalgo County
(956) 631- 4906 cell: (956) 739-2999

George Mendoza, P.E- President
george@mendozaengineering.com.

- Public Safety Projects:
    - Renovations to the Corpus Christi Police Department (while employed at Ben H. Wagner Engineering)
    - Renovations to Pharr Fire Station No. 3 / Pharr, Texas
    - Weslaco Department of Public Safety Boat Canopy

- School District Projects:
    - New Canopies – Elma Barrera Elementary / Santa Rosa ISD
    - Ag Barn Foundation – Santa Rosa High School / Santa Rosa ISD
    - Concession/Restroom Building / Monte Alto ISD
    - Billboard Structure / Valley View ISD
    - Cooling Tower Structure – Memorial Middle School / Edinburg ISD
    - Additions & Renovations to Hargill Elementary School / Edinburg ISD

- Higher Education Projects:
    - Portable Building Foundation & Windstorm Design
      Portable buildings at the STC Pecan Campus / South Texas College
    - CESS Storage Building Mezzanine / UTRGV Edinburg Campus
    - Portable Building Foundation & Windstorm Design
      Research Facility Boca Chica Beach / UTRGV
    - Stargate Research Facility-Boca Chica Beach / UTRGV
    - Portable Building Foundation & Windstorm Design
      Coastal Research Laboratories-Port Isabel / UTRGV
    - Storage Building – UTRGV Coastal Studies Lab / UTRGV

- Structural/Windstorm Design of Residential Structures: Community Development, Corporation of Brownsville, Habitat for Humanity, Affordable Homes of South Texas, San Benito Housing Authority, City of Roma
    - Single family residences in South Padre Island, Port Isabel, Laguna Vista, Bayview, Los Fresnos, Brownsville, San Benito, Harlingen, La Feria, Santa Rosa and rural Cameron County
    - Single family residences in Lyford, Raymondville and rural Willacy County
    - Single family residences in Mercedes, Weslaco, Alamo, San Juan, Pharr, Las Milpas, Hidalgo, Edinburg, McAllen, Mission, rural Hidalgo County

MENDOZA
ENGINEERING, P.L.L.C.

Structural Engineers

4435 S. Jackson Rd, Suite A
Edinburg, Texas 78539- Hidalgo County
(956) 631- 4906 cell: (956) 739-2999

George Mendoza, P.E- President
george@mendozaengineering.com.

- Structural Design of Commercial Structures:
    - Medical
        - Emergency Room Addition to Rio Grande Regional Hospital / McAllen
        - Little Haven Prescribed Pediatric Extended Care Center / Brownsville
    - Warehouse structures
    - Retail Structures of varying designs such as:
        - Wood structures
        - Load Bearing CMU
        - Steel Structures
        - Concrete tilt-wall
    - Multi-story Condominium Buildings on South Padre Island
    - Single and Multi-story Apartment Buildings

- Recreational Commercial Structures
    - Clayton's Pier/ South Padre Island
    - Sea Turtle Inc. Walkover Pier / South Padre Island
    - Boat Dock @ The Shores / South Padre Island

- Financial Institutions
    - Texas National Bank/San Juan
    - Texas National Bank/ Weslaco
    - Texas Regional Bank Renovations & Additions/ McAllen
    - Texas National Bank HQ/McAllen
    - Greater State Bank/ Edinburg

- Structural Design of Foundations:
    - Concrete slab-on-grade (residential and commercial)
    - Concrete slab-on-grade with piers (residential and condominiums)
    - Pier and Beam foundations (residential)

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George Mendoza, P.E- President
george@mendozaengineering.com.

- Structural Design of Municipal Structures:
    - Generator Structure (concrete) for Brownsville PUB
    - Generator/Pump structure (steel) for Hidalgo County Water Improvement District #3
    - Retaining Wall Structures for Hidalgo County Water Improvement District #3
    - Generator structure (concrete) for Hidalgo County Water Improvement District #6

- Municipal Park Structures
    - Kappler Park/McAllen
    - Sacred Park Cemetery/ Mercedes
    - Mid-Valley International Industrial Park/ Weslaco
    - Brownsville Industrial Park/ Brownsville
    - Jones Box Signage/ Pharr
    - Basillo Villarreal Park-Signage/ Rio Grande City
    - Mission State Park/ Mission
    - South Park/ Pharr
    - Edcouch Park Renovation/ Edcouch
    - Flores Park/ Hidalgo
    - Southside Park/ San Benito
    - Pharr Civic Center/ Pharr
    - Salinas Park/ Pharr
    - Primera Park Handball Court/ Primera
    - Weslaco Industrial Park/ Weslaco
    - Downtown South Park/ Pharr
    - Tres Lagos Parks/ McAllen

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Structural Engineers

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Edinburg, Texas 78539- Hidalgo County
(956) 631- 4906 cell: (956) 739-2999

George Mendoza, P.E- President
george@mendozaengineering.com.

REFERENCES:

1) **Andrew Heffner, Architect** – Heffner Design Team 4100 N. 22nd St. McAllen, Texas 78504 (956) 540-7850

2) **Ruben Escobar, Architect** – Diseno Architects 101 South Cage Blvd Pharr, Texas 78577 (956) 702-1399

3) **Erick Diaz, Architect –** Orange Made Architects, 910 Redwood Ave, Ste. 10 McAllen, Texas (956) 800-4384

CONTACT INFORMATION: **MENDOZA ENGINEERING, PLLC**

1) George Mendoza, P.E., Owner/President
4435 South Jackson Rd, Suite A
Edinburg, Texas 78539
Office: (956) 631-4906 Cell: (956) 739-2999
george@mendozaengineering.com

2) Delia E. Mendoza, Office Manager
4435 South Jackson Rd, Suite A
Edinburg, Texas 78539
Office: (956) 631-4906 Cell: (956) 607-535
delia@mendozaengineering.com

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 11/3/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Buddy Gregory
WARREN INSURANCE GROUP / GREGORY INSURANCE GROUP, INC. 14140 MIDWAY RD STE 205 DALLAS TX 75244	PHONE (A/C, No, Ext): (214) 215-9944 FAX (A/C, No): E-MAIL ADDRESS: buddy@gregoryinsurancegroup.com

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
MENDOZA ENGINEERING, PLLC. 4435 S JACKSON RD., STE A EDINBURG TX 78539	INSURER A: STARSTONE SPECIALITY INSURANCE COMPANY	
	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	☐ CLAIMS-MADE ☐ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG	$
	☐ OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	☐ ANY AUTO						BODILY INJURY (Per person)	$
	☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	☐ UMBRELLA LIAB ☐ OCCUR						EACH OCCURRENCE	$
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE	$
	☐ DED ☐ RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						☐ PER STATUTE ☐ OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ N / A (Mandatory in NH)						E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	PROFESSIONAL LIABILITY			73771W230APL	10/18/2023	10/18/2024	EACH CLAIM	$1,000,000
							AGGREGATE	$2,000,000
							DEDUCTIBLE	$5,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

[redacted]
TX 78205

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Buddy Gregory

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CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: July 10, 2024

Company/Vendor Name: Mendoza Engineering, PLLC

Printed Name and Title: George Mendoza, P.E./ President

Authorized Signatory: George Mendoza, P.E.

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Mendoza Engineering, PLLC
(Full, correct legal name)

- Address: 4435 South Jackson Rd, Suite A
  Edinburg, Texas 78539
- Telephone/Fax: (956) 631-4906
- Email address: george@mendozaengineering.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No__x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes__x__ No____

4. Where is the Company's corporate headquarters located? Edinburg, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes__x__ No____

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

__4__ (years) __5__ (months)

c. State the number of full-time employees at the Edinburg office. 4

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No__x__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: George Mendoza, P.E.
Address: 4435 South Jackson Rd, Suite A Edinburg, Texas 78539
Telephone: (956) 631-4906, (956) 739-2999
Fax: _____
Email: george@mendozaengineering.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, George Mendoza, P.E., the undersigned representative of

Mendoza Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

George Mendoza, P.E.

SIGNATURE OF COMPANY REPRESENTATIVE:

George Mendoza, P.E. , President

TYPE/PRINT NAME AND TITLE:

July 10, 2024

DATE:

SENATE BILL 13 VERIFICATION

I, George Mendoza, P.E., the undersigned representative of Mendoza Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

George Mendoza, P.E.

SIGNATURE OF COMPANY REPRESENTATIVE:

George Mendoza, P.E./ President

TYPE/PRINT NAME AND TITLE:

July 10, 2024

DATE:

SENATE BILL 19 VERIFICATION

I, George Mendoza, P.E., the undersigned representative of Mendoza Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

George Mendoza, P.E./President

TYPE/PRINT NAME AND TITLE:

July 10, 2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

George Mendoza, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Mendoza Engineering, PLLC, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign George Mendoza

Title President

Subscribed and sworn to me this 15 day of July 2024.

By: George Mendoza

Notary Public X Fey Galvan

FEY M GALVAN
Notary Public
STATE OF TEXAS
Notary ID# 134842697
My Comm. Exp. 04-09-2028

My commission expires : 04/09/2028

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Mendoza Engineering, PLLC
(Full, correct legal name)

- Address: 4435 South Jackson Rd, Suite A
  Edinburg, Texas 78539
- Telephone/Fax: (956) 631-4906
- Email address: george@mendozaengineering.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No__x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes__x__ No____

4. Where is the Company's corporate headquarters located? Edinburg, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes__x__ No____

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

__4__ (years) __5__ (months)

c. State the number of full-time employees at the Edinburg office. 4

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No__x__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: George Mendoza, P.E.
Address: 4435 South Jackson Rd, Suite A Edinburg, Texas 78539
Telephone: (956) 631-4906, (956) 739-2999
Fax: _____
Email: george@mendozaengineering.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

Professional Geotechnical and Environmental Engineering Services



MEG ENGINEERS

Primary Contact

Sergio Tovar
Director of Operations
stovar@megengineers.com

Contact Us

https://megengineers.com/
apalma@megengineers.com
(956) 702-8500





MEG ENGINEERS – PHARR

5804 N. Gumwood Ave.
Pharr, Texas 78577

July 12, 2024
City of Edinburg
415 W. University Drive
Edinburg, TX 78541

MEG ENGINEERS

Pharr
San Benito
Laredo
Austin
San Antonio
Odessa
Houston
Eagle Pass

RFQ

Request for Qualifications
"Engineering Services Rotation"
RFQ# 2024-9

Dear Mardoqueo Hinojosa,

The City of Edinburg is looking for the most qualified engineering firm to work various projects to provide Engineering Services Rotation for the Scopes of Pavement Management Services and Environmental Engineering for the City of Edinburg. Millennium Engineers Group, Inc. (MEG) is that firm. We believe that MEG is the right choice for the City of Edinburg based on the following:

History of Stability and Strong Texas Presence

MEG is locally owned corporation that has never been sold, acquired, or merged with other entities. We are confident that the people and company you see in today will be the people and company you see for the life of your projects. Furthermore, Mr. Raul Palma, P.E. CEO and Project Manager of MEG has 39 years of engineering experience in the Texas and is the former TxDOT Pharr Materials Engineer. MEG has offices in Pharr, Laredo, San Benito, Odessa, Houston, San Antonio, and Austin Texas with fully functional and accredited testing labs. MEG is stable and we have invested in the future. We are consistent and we are not going anywhere. We believe MEG has placed together a team that is the most highly qualified to perform the services requested by the City of Edinburg. Our firm is a certified Disadvantage Business Enterprise (DBE), Minority Business Enterprise (MBE) and Historically Underutilized Business (HUB).

Experienced Project Manager

As your project manager, I have spent over 39 years working on Texas projects including 21 years as the CEO and chief engineer of MEG completing various successful projects within all of Texas

Pride in Execution

MEG is acutely aware of the financial and management challenges facing most entities these days.



We are committed to:

- Working to identify and implement projects in the most cost-effective manner.
- Communicating closely with the client to meet your requirements and schedule
- Knowledge and geotechnical solutions for cost effective construction methods.
- Dedicated to quality: AASHTO and USACE accredited laboratory.
- The most AASHTO accreditations of any laboratory in Texas

Our team is thrilled about the opportunity to serve the City of Edinburg and is ready to start immediately upon selection. If you have any questions or would like to discuss our approach or team capabilities in greater detail, please contact me at any time at apalma@megengineers.com. Thank you for your consideration.

Respectfully,
MILLENNIUM ENGINEERS GROUP, INC TBPELS Firm No.: F-3913

STATE OF TEXAS
ANDRES PALMA
115936
LICENSED
PROFESSIONAL ENGINEER

STATE OF TEXAS
RAUL PALMA
65656
LICENSED
PROFESSIONAL ENGINEER

ABOUT MEG ENGINEERS

Government and municipal agencies, educational institutions, architects, engineers, real estate developers, constructors, and private sector clients. Our strength is our people; combining their experience and collaborating as a unit enables us to quickly identify our roles and deliver accurate cost-effective deliverables. Whether defining a new working relationship or continuing to the next project our mission remains the same: to achieve yours.



MEG Corporate Headquarters – Pharr, Texas

History

MEG was founded in 2001 by Mr. Raul Palma, P.E. on the principles of honesty, integrity, and service. The goal to provide innovative geotechnical and material testing services, continue to raise the level of quality in the local profession, and make a difference in the community. Today,MEG provides a full range of integrated geotechnical engineering and consulting services, construction material engineering and testing, environmental engineering, forensic testing, and consulting services. Our philosophy and practices have been positively reflected in both client and employee loyalty and contribute to a steady growth in a diversity of projects.

MEG is accredited by the American Association of State Highway and Transportation Officials (AASHTO) and the United States Army Corps of Engineers (USACE). MEG is audited by and independent AASHTO & USACE auditor, as part of our accreditation process.

MEG meets the requirements for ASTME329 Standard of Recommend Practice for Inspection and Testing Agencies, and maintains yearly proficiency testing samples to AASHTO, USACE, TxDOT, and TxAPA.







Certifications
HUB
DBE
AASHTO

MEG COMPANY OBJECTIVE



MEG is a minority owned and operated business certified as:

- Historically Under-utilized Business (HUB)
- Small Business Enterprise (SBE)
- Minority Business Enterprise (MBE)
- Emerging Small Bus. Enterprise (ESBE)
- Hispanic American Bus. Enterprise (HABE)
- Disadvantaged Business Enterprise (DBE)

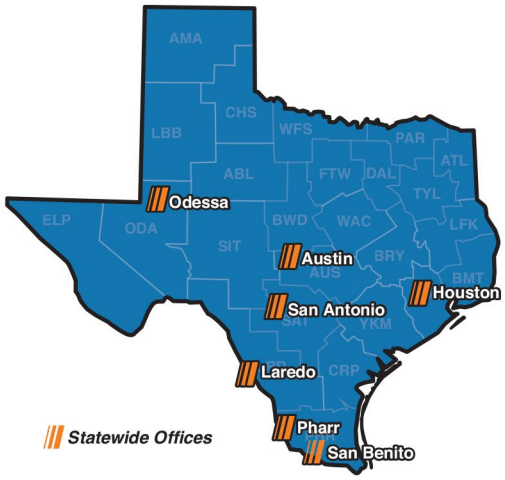
MEG has the most AASHTO accreditations of any laboratory in



LABORATORY EQUIPMENT

MEG meets the requirements for ASTME329 Standard of Recommend Practice for Inspection and Testing Agencies, and maintains yearly proficiency testing samples to AASHTO, USACE, TxDOT, and TxAPA.

- Atterberg Limits
- 4-Sieve Analysis Shakers
- 3-Sample Splitters Moisture Contents
- Minus No.200 Sieve Analysis
- Dry Sieve Analysis
- Moisture Density Relationships
- Density Testing
- California Bearing Ratio (CBR)
- Optimum Cement or Lime Contentfor
- Stabilization of Soils
- Classification of Soils
- Hydrometer
- Consolidation
- Triaxial Testing
- Unconfined Compression
- Deleterious Material Determination
- Decantation of Aggregates
- Wet Ball Mill
- Ph Testing
- Aggregate Resistivity Testing
- Aggregate Soundness
- Concrete Testing
- Asphalt Testing
- Mortar and Grout Testing
- Concrete Material Designs
- Hot Mix Asphaltic Concrete Designs
- 2-Concrete Compression Machines
- 1-Three Point Conc. Beam Compression
- 5-Ovens
- 6-Measuring Scales
- 1-Concrete Curing Room
- 2-Concrete Saws
- 1-Asphalt Ignition Oven
- 1-Asphalt Gyratory Press
- 5-Manual Proctor Hammer
- 1-Automatic Proctor Hammer
- 1-Hveem Stability
- 1-Gilson 50 Gallon Sample Shaker
- 1-Sand Equivalent
- 2-Computerized One-Dimensional
- Consolidation Frames
- 1-Computerized Triaxial Load Frame



Pharr Office
Point of Contact: Andres Palma, P.E.
5804 N. Gumwood Ave
Pharr, Texas 78577
O 956-702-8500 F 956-702-4180
E. apalma@megengineers.com

San Benito Office
Point of Contact: Raul Palma, P.E.
30745 E. Expressway 83
San Benito, Texas 78586
O 956-300-2500 F 956-702-4180
E. rpalma@megengineers.com

Our Project Team



MEG proposes to utilize the latest measurement techniques to effectively perform the services of this agreement with our current staff as proposed in our organizational chart. We understand that we need to respond quickly to some service requests, and we are practiced in having staff available on short notice, if necessary. Our current and projected workloads are such that we are confident of our ability to the City of Edinburg expectations in terms of having appropriate staff resources available when they are needed. The organization chart below reflects the staff we anticipate using for the proposed projects; however, we have additional personnel that can also be utilized if needed.

> "I count of the experience and expertise that Millennium Engineers provides- just as a good foundation is critical to a structure, a good geotechnical study is critical to a good foundation design."
> George Mendoza, P.E., Mendoza Engineering

City of Edinburg

TEAM PROJECT LEAD
President / Chief Engineer **Andres Palma P.E.**

MANAGING ENGINEER
Principal Engineer
Raul Palma P.E.

Construction Material Service Manager
Juan Borjon, P.E.

Geotechnical Services Manager
Juan Palma, R.S.O.

Environmental Services Manager & GeoScientist
Oscar Bounds

Geo-Structural Services Manager
Dr. Thang Pham, PhD, P.E.

Facilities Specialist
Humberto Palma
NICET, CWI

Facilities Division Manager
Javier Solis

Director of Administration and Project Manager
Sergio Tovar

Facilities Project Manager
Robert Estrada

Facilities
Specialists
Architects
Engineers
Scientists
Contractors

Facilities Administration

Graduate Engineers
Cronos Oros EIT
Mario Suarez EIT
Salma Martinez
Leticia Puente
Raul A. Palma

Construction Materials Inspectors
Construction Materials Technicians
Material Testing Laboratory and Field Staff

Material Testing Specialist
Adolfo Vela

Material Testing Specialist
Adolfo Vela
Project Manager

Accounts Administrative Staff
Receivables Administrative Staff
Dispatching and Logistics



OUR PROJECT TEAM



Andres Palma, P.E. (bilingual)
President
17 years with firm
Areas of Expertise:
Geotechnical Engineering &
Construction Materials Testing
Professional License: Registered
Professional Engineer,
17 years experience



Raul Palma, P.E. (bilingual) CGE
Geotechnical Engineer
Principal, 21 years with firm
Areas of Expertise:
Geotechnical Engineering &
Construction Materials Testing
Professional License: Registered
Professional Engineer, 38 years
Experience

Joel Warriner P.E. Sr. (bilingual)
Geotechnical Engineer
1 year with firm
Areas of Expertise: Construction
Materials Testing, Construction, Project
Inspection
Professional Licenses: Registered
40 year of experience, 8 years of
Experience in the Dallas-Fort Worth



Amos Emerson, P.E (bilingual)
Geotechnical Engineer
5 years with firm
Areas of Expertise:
Construction Materials Testing,
Geotechnical Engineering,
Construction, Project Inspection
Professional Licenses:
Engineer in Training License,
5 years experience



Juan Borjon, P.E. (bilingual
Director of Engineering
3 years with firm
Areas of Expertise:
Construction Materials Testing,
Geotechnical Engineering, Construction,
Project Inspection
Professional Licenses:
Registered Professional Engineer,
10 years experience, ACI



Dr. Thang Pham, Ph.D, P.E. Sr.
Geotechnical/CMT
Materials Engineer
2 years with firm
Areas of Expertise:
Geotechnical Engineering & Construction
Materials Testing
Professional Licenses: Registered
Professional Engineer, 20 years exp.

Sergio Tovar
Director of Operations & Finance
12 years with firm
Areas of Expertise: Pre-Construction
Documentation, Project Budget Analysis,
Technical Report Review, Project Billing
Professional Affiliations:
American Concrete Institute
• ACI Aggregate Testing Technician – Level I, ACI
Concrete Strength Testing Technician, ACI



Humberto Palma, NICET, CWI
(bilingual)
Materials Manager
21 years with firm
Areas of Expertise:
Construction Materials Testing, Steel
Construction and Welding
Professional Licenses: Certified Welding
Inspector, CWI, TxHMAC Level 1 A&B,
NICET, 21 years experience



Robert Estrada
Business Development
4 years with firm
Areas of Expertise:
Architectural Services Monitor expenditures,
Quality Control, Staff and Contractor
Coordination and Schedules
Professional Affiliations:
American Institute of Architects
Texas Society of Architects



AFFILIATIONS

American Society of Civil Engineers
GEO Institute
American Concrete Institute
Deep Foundation Institute

EDUCATION

Graduate of Edinburg High School, Edinburg, Texas – 2002
Bachelors of Science in Civil Engineering
University of Texas San Antonio, San Antonio–2006

WORK HISTORY

MEG Engineers, Texas
President, 2023
MEG Engineers, Texas
Managing Engineer, 2009-2022
Professional Service Industries, San Antonio, Texas
Staff Engineer, 2007-2009
MEG Engineers, Pharr, Texas
Engineering Staff, 2001-2006

REGISTRATIONS

Texas Board of Professional Engineers: Registration Number 115936 is Current

ANDRES PALMA P.E.

PRESIDENT

Phone 956-702-8500
Email apalma@megengineers.com

PROFILE

Mr. Palma serves as office manager of MEG's Pharr, Texas office. He has over 17 years' experience in the engineering industry and vast knowledge in geotechnical engineering and construction materials testing in the Texas. Geotechnical projects that Mr. Palma has been involved with including mixed-use developments, urban mid-rise buildings, educational facilities, airport facilities, parking garages, commercial low-rise to mid-rise buildings, water and wastewater treatment facilities, elevated water towers, industrial facilities, multi-family developments, churches, residential subdivisions, and general retail centers. Pavement design projects that Mr. Palma has been involved with include highways, industrial parks, heavy-duty brick paving, freight centers and industrial applications.

As President, Mr. Palma's responsibilities include coordination of field personnel, communication with the client, generation of geotechnical engineering reports, evaluating laboratory soil testing, and scheduling and managing field personnel. Palma's responsibilities as a Construction Materials Engineer include coordination of field personnel, communication with the client, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field construction materials testing data, and scheduling and managing field personnel.

PROJECT EXPERIENCE – TEXAS

EDUCATION

- Jaime Escalante Middle School, PSJA ISD – Pharr
- La Joya ISD Stadium Improvements, La Joya ISD - La Joya
- 6 Story Student Dorms, University of Incarnate Word, San Antonio
- 9 Story Parking Garage, University of Incarnate Word San Antonio
- Edinburg CISD Stadium Improvements – Edinburg

HEAVY INDUSTRIAL

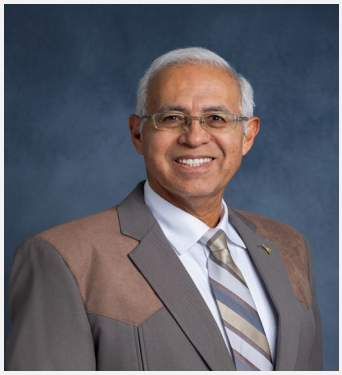
- Royal Technologies 320,000 sf – Mission
- Don Hugo Produce 270,000 sf – Edinburg
- Santana Textiles 500,000 sf combined Edinburg
- Loop Cold Storage Expansion – McAllen
- Brownsville Oil Storage Facility, Port of Brownsville, Brownsville

PAVEMENTS

- SH 365 Hidalgo County Regional Mobility Authority Hidalgo County
- IBTC Corridor Hidalgo County Regional Mobility Authority Hidalgo County,
- Pharr Produce District Industrial Subdivision City of Pharr – Pharr
- McIntyre Streetscape Brick Paving, City of Edinburg Edinburg
- FedEX Freight Facility – Harlingen
- North Edinburg Industrial Park – Edinburg

PUBLIC

- NAWSC Regional Water Treatment Plant, Weslaco
- City of Hidalgo WWTP Improvements – Hidalgo
- Hidalgo County Precinct No. 2 Office – Pharr
- San Antonio International Airport Parking Garage San Antonio
- Harlingen Water Works Elevated Water Storage Tank, Harlingen
- PSJA ISD Stadium Improvements – Pharr



AFFILIATIONS

American Society of Civil Engineers
GEO Institute
American Concrete Institute

EDUCATION

Graduate of Edinburg High School
Edinburg, Texas
1978

Bachelors of Science in Civil Engineering
Princeton University, Princeton, New Jersey
1982, Cum Laude

WORK HISTORY

MEG Engineers, Austin, Texas
President / Chief Geotechnical Engineer
2001- Present

Texas Department of Transportation
Pharr, Texas
District Materials Engineer
1990-2001

Texas Department of Transportation
Pharr, Texas
Design Engineer
1983-1989

REGISTRATIONS

Texas Board of Professional Engineers:

RAUL PALMA P.E.

CHIEF GEOTECHNICAL ENGINEER

Phone: 956-300-2500
Email: rpalma@megengineers.com

PROFILE

Mr. Palma is a licensed Professional Engineer with over 39 years of experience in geotechnical engineering, construction materials testing, management, and engineering design of highways, streets, and utilities. Mr. Palma has directed and completed a wide variety of geotechnical projects throughout the Central Texas region. As Chief Geotechnical Engineer of the San Benito, Texas office he is responsible for overall operations management of the San Benito Office.

As geotechnical project manager, he is responsible for coordination and completion of geotechnical engineering projects. His experience includes subsurface explorations, laboratory testing, foundation investigation and design; slope stability assessments and remediation design, pre-load fill design; geotechnical plans and specifications preparation; and construction monitoring. Client relationships have included city and county agencies; engineering and architectural firms; municipal and utility districts, as well as private developers and constructors.

During Mr. Palma's employment with the Texas Department of Transportation (TxDOT), Mr. Palma gained an extensive background in the area of geotechnical and materials engineering serving as the District Materials Engineer for a centralized laboratory for TxDOT in the Pharr District located in Pharr, Texas. As the District Materials Engineer he was responsible for overseeing the testing and approval of materials for all construction projects in the Cameron, Hidalgo Starr, Zapata, Jim Hogg, Brooks, Willacy and Kennedy counties. At the end of his tenure with TxDOT, the Pharr District had a construction program of approximately $170 million dollars of construction per year. He oversaw all the geotechnical exploration and soil testing for all bridge and retaining wall structures in these same counties. Mr. Palma also served as the assistant to the State Concrete and Physical Testing Engineer at the Materials & Tests Division of TxDOT and during this period he gained extensive experience in concrete, concrete admixtures, reinforcing steel, and pre-stressed steel. Mr. Palma's extensive experience in the area of materials and geotechnical engineering gives our firm a unique ability to provide services of the highest professional caliber.

PROJECT EXPERIENCE – TEXAS

HIGHWAY AND BRIDGES

- US Highway 83 – FM 494 to Bus 83, Texas Department of Transportation – Mission, Texas
- US 83 Highway – FM 1426 to FM 493, Texas Department of Transportation – Alamo, Texas
- US Highway 83/77 Interchange, Texas Department of Transportation – Harlingen, Texas
- US Highway 77/83 – US 83 S. to LP 499, Texas Department of Transportation – Harlingen, Texas
- US Highway 77/83, Texas Department of Transportation – Brownsville, Texas

HEAVY INDUSTRIAL

- North Edinburg Industrial Park Phase 1, Edinburg EDC – Edinburg, Texas
- North Edinburg Industrial Park Phase 2, Edinburg EDC – Edinburg, Texas
- Pharr Produce District Subdivision Industrial Park, City of Pharr – Pharr, Texas
- Weslaco Industrial Park, Weslaco EDC – Weslaco, Texas
- IBTC Corridor, Hidalgo County Regional Mobility Authority – Hidalgo County, Texas

PUBLIC

- Edinburg Public Safety Building, City of Edinburg – Edinburg, Texas
- Daniel Sekula Memorial Library, City of Edinburg – Edinburg, Texas
- Pharr International Bridge Improvements, City of Pharr – Pharr, Texas
- Edinburg City Hall, City of Edinburg – Edinburg, Texas
- Hidalgo Wastewater Treatment Plant, City of Hidalgo – Hidalgo, Texas

OSCAR BOUNDS



ENVIRONMENTAL SERVICES MANAGER
Phone 956-702-8500
Email obounds@megengineers.com

EDUCATION

Bachelor of Science in Environmental Sciences
University of Texas at Rio Grande Valley, Edinburg
Current, May 2020 Graduation

WORK HISTORY

MEG Engineers
Construction Materials Inspector
2011 – 2014

MEG Engineers
Senior Materials Inspector
2014 – 2017

MEG Engineers
Environmental Coordinator
2017– Current

MEG Engineers
Laredo Branch Manager
2017– December 2019

MEG Engineers
Environmental Manager
2019– 2020

MEG Engineers
Pharr Senior Inspector
2020 – Current

PROFILE

Mr. Bounds serves as a senior inspector of MEG's Pharr, Texas office. He has over 10 years' experience in the engineering & construction industry and vast knowledge in structural and civil inspections, construction materials testing, geotechnical/environmental engineering, quality assurance/quality control, and project management in the South Texas area. Construction Material Testing projects that Mr. Bounds has been involved with include IBWC Levee projects, Federal projects at Border Gates, Structural Steel/Masonry Inspections at various schools and commercial buildings, Various Airport projects at Valley International Airport in Harlingen, mixed-use developments, educational facilities, commercial low-rise to mid-rise buildings, water and wastewater treatment facilities, elevated water towers, industrial facilities, multi-family developments, churches, residential subdivisions, and general retail centers.

Mr. Bounds also serves with the geotechnical services in South Texas and his responsibilities as a Geotechnical Coordinator include coordination of field personnel, communication with the client, generation of geotechnical engineering reports, evaluating laboratory soil testing, and scheduling and managing field personnel.

Mr. Bounds responsibilities as a Construction Materials Manager include coordination of field personnel, communication with the client, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field construction materials testing data, and scheduling and managing field personnel.

Mr. Bound's responsibilities as a Senior Inspector include Structural Steel Inspections of Welded Connections, Inspection of Bolted Connections, Inspection of Roof Decking and Fastener Pattern, Water Proofing Inspection of Building Exteriors, Inspection of Mat Foundations, Bearing Capacity Testing of Continuous and Spread Footings, Post Tension Inspection of Foundations, Structural Masonry Inspections of CMU, Reinforcing Steel Inspections for Drilled Pier Foundations, Concrete Plant Inspection for CAPA & Alamo Concrete, Cast in place concrete inspections for various schools and commercial buildings, Asphalt Plant inspection for Frontera Materials & CAPA, coordination of field personnel as needed, communication with the client, generation of daily logs and weekly status reports, training of technicians, evaluating laboratory and field construction materials testing data. He has experience managing a wide range of projects in both the construction and quality

References

City of Edinburg
415 W. University
Edinburg, Texas, 78539
Mr. Mardoqueo Hinojosa, P.E
(956) 388-8210
mhinojosa@cityofedinburg.com

City of Mission
1201 E. 8th Street
Mission, TX 78572
Mr. Juan Pablo Terrazas, P.E.
(956) 580-8667
jpterrazas@missiontexas.us

City of Pharr
118 S. Cage Blvd., 1st Floor
Pharr, Texas 78577
Mr. Omar Anzaldua Jr., P.E.
(956) 402-4000
omar.anzaldua@pharr-tx.gov

City of Weslaco
255 S. Kansas
Weslaco, Texas 78596
Mr. Peter Hermida
(956) 973-3146
phermida@waslacotx.gov

References

Project:

Graebner Elementary School
San Antonio, Bexar County, Texas
Mr. Adolfo Requenez
San Antonio Independent School District
1270 W. Summit Avenue
San Antonio, Texas 78201
210-554-2420
Arequenez1@saisd.net
Total Cost: $18,000.50
Services Provided: Asbestos and Mold Sampling Services

Project:

Lackland Air Force Base Reid Clinic
San Antonio, Bexar County, TX
Herman Construction Group
Aaron McNally
2060 Wineridge Place, Ste. A
Escondido, CA 92029
602-828-2791
aaron.mcnally@hermancg.com
Total Cost: $6,695.06
Services Provided: Environmental Soil Sampling

Project:

Approximately 308 Acres
Hunt County, TX
LadyBird TX Homes, Inc.
Vamsi Gali
5909 Dorest Dr.
McKinney, TX 75070
614-787-8012
vgali@ladybirdtxhomes.com
Total Cost: $5,000.00
Services Provided: Phase I Environmental Site Assessment Services

Project:

Retail Development – 4136 Rosewood Drive
Killeen, Bell County, TX
Eric Whitehead
US Industries Group, Inc.
812-425-2428 ext. 3202
ericw@usindustriesgroupinc.com
Total Cost: $2,800.00
Services Provided: Phase I Environmental Site Assessment

Past Projects with the City of Edinburg

Sam Houston Public Service Building for a 19,400 sqft facility
Citrus Village Subdivision No. 2
Edinburg Stadium and Dawson Dr. Drainage Improvements
Santa Cruz Section 1 Phase I – IV
Sonador Subdivision
Union Square Apt.
Fire Station No. 5
City of Edinburg Auditorium Basement
24th Street Drainage Improvements
City of Edinburg Water Treatment Plant
Jackson Pointe Subdivision Sanitary Sewer Drainage Project McIntyre Streetscape and Drainage Improvements Edinburg City Hall Dustin Sekula Edinburg Library
Joe Ochoa Road
North Edinburg Industrial Park Phase 1 & 2.
Various Roadways, North Edinburg Industrial Park Phase 1 & 2.

City of Weslaco

"The City on the Grow"

David Suarez, Mayor
Josh Pedraza, Mayor Pro-Tem, District 1
Leo Muñoz, Commissioner, At-Large
Greg Kerr, Commissioner, At-Large
Letty Lopez, Commissioner, District 2
Jose "JP" Rodriguez, Commissioner, District 3
Adrian Farias, Commissioner, District 4

Martin Garza, Interim City Manager

June 9, 2022

TO: Whom it may Concern

This is in reference to construction materials testing and geotechnical services performed for the City of Weslaco by MEG Engineers between the period of May of 2020 and May of 2022.

During this timeframe, MEG Engineers has met our expectations completing all work in a timely and professional manner. MEG has been very responsive to all our work requests and provided the services in timing and sequence with project expectations. As a matter of fact, due to the success of their work, the city has recently approved a one-year extension to their existing contract.

We are pleased to offer this letter of recommendation for their great work with the city.

If you have any questions or would like additional information concerning MEG's work with the City of Weslaco, please do not hesitate to contact me at (956)969-1533 or email me at aaldana@weslacotx.gov.

Sincerely,

Albert J. Aldana, P.E.
City Engineer

c: Mr. Martin Garza, Interim City Manager

BROWNSVILLE
PUBLIC UTILITIES BOARD

January 7, 2020

RE: Letter of Recommendation – Millennium Engineers Group, Inc.

To Whom It May Concern:

On behalf of the Brownsville Public Utilities Board (BPUB) Special Projects Department and Water/Wastewater Engineering Department, the BPUB submits this letter of recommendation for Millennium Engineers Group, Inc. (MEG).

MEG has assisted the Special Projects department and the Water/Wastewater Engineering Department with geotechnical reports and materials testing services for the past several years. They have been involved with numerous projects such as Wastewater Lift Stations Rehabilitation projects and the Odor Control Improvement project. MEG is also one of our on-call material testing laboratory for all subdivision construction materials testing.
Currently, MEG is performing all material testing for the BPUB Annex Building project, an approximate 70,000 sf building project development currently under construction.
Millennium Engineers Group continues to provide accurate results in a timely manner, with the utmost professionalism and within budget.

The BPUB will continue to engage Millennium Engineers Group on future projects and confidently recommend MEG for your geotechnical and materials testing needs.

Sincerely,

Marie C. Leal, P.E.

Marie C. Leal, P.E.
Director of Special Projects

CITY OF ALTON
TEXAS
509 S Alton Blvd. Alton, TX 78573 • Tel (956) 432-0760 • Fax (956) 432-0766 • www.alton-tx.gov

Salvador Vela
Mayor

Arturo Galvan Jr.
Mayor Pro Tem
Ricardo Garza
Commissioner
Richard Arevalo
Commissioner
Emilio Cantu, Jr.
Commissioner

Jeff Underwood
City Manager

June 13, 2022

Mr. Andres Palma, P.E.
Engineering Manager
Millennium Engineers Group, Inc,
5804 N. Gumwood
Pharr, TX 78577

Re: Letter of Recommendation

Dear Mr. Palma,

I would like to take this opportunity to express to you Alton's satisfaction and appreciation with the work product and professionalism exhibited by your company's employees since the outset of the engagement of your firm. The professionalism and dedication to their trade, your staff has shown, sets Millennium Engineers Group apart from the competition.

The City of Alton has enjoyed its relationship with MEG Engineers and looks forward to working with your company in the future.

If we may be of service to you in anyway, please do not hesitate to contact me at (956) 432-0760.

Sincerely,

Jeff Underwood,
City Manager

Dr. Armando O'caña, Mayor
Jessica Ortega, Mayor Pro Tem
Abiel Flores, Councilman

Ruben Plata, Councilman
Alberto Vela, Councilman
Randy Perez, City Manager



CITY OF MISSION

"Home of the Grapefruit"

June 16, 2022

To Whom It May Concern,

I am writing this letter of recommendation for MEG Engineers.

MEG has been under contract with the City of Mission for the last four years and has provided exceptional Lab services in numerous subdivisions and projects throughout the City. They have always exhibited with integrity, ethics, reliability and fairness. Despite any troubles that could arise at the time of construction, MEG would and will deliver the testing and results on time and with quality. I believe you would be very pleased with their work, attention to detail and customer service.

Should you have any questions, please feel free to contact me at (956) 585-3275.

Sincerely,

Juan Pablo Terrazas, P.E., CPM
Assistant City Manager/City Engineer City of Mission

City of Pharr Engineering Department
118 S. Cage Blvd. – 4th Floor, Pharr, Texas 78577
January 6th, 2020

To whom it may concern.

Re: Millennium Engineers Group, Inc.

Our City has contracted Millennium Engineers Group, Inc. to perform Construction Material Testing and Geotechnical Engineering On-Call Services for the past three years. Mr. Andres Palma and his firm are very professional and have an excellent service response. We are very satisfied with their work. They have a great attitude and carry out their project deliverables within budget and schedule. We were very pleased with the work his firm has done on the numerous project they have work on for the City of Pharr.

I would give Millennium Engineers Group, Inc. and his team my highest recommendation.

Sincerely,

Omar Anzaldua Jr., PE, CFM, PMP, CCM | City Engineer
City of Pharr
956-402-4000, ext 1414

June 10, 2022

Re: Letter of Recommendation

To Whom It May Concern:

Raul Palma is being nominated for Engineer of the Year. I have had the pleasure of knowing Raul for many years. He has impressed me with his exceptional leadership, spirit, and commitment to this profession. His professional character has excelled in his field of engineering and has given back to his community in countless volunteer efforts. I can attest not only to Raul's ability to explain and instruct, but also to his deep commitment to helping others.

Considering his extensive knowledge in engineering and achievements, he has been named the Engineer of the Year by the local Engineer's Chapter and I highly recommend his naming as Engineer of the Year.

Please feel free to contact me if you have any questions at (956) 572-3191.

Sincerely,

Patrick McNulty
Mayor
City of South Padre Island
4601 Padre Blvd.
South Padre Island, Texas 78597

MELDEN & HUNT INC.
CONSULTANTS • ENGINEERS • SURVEYORS
MARIO A. REYNA • ALLAN F. BOOE • KELLEY A. HELLER-VELA • ROBERTO N. TAMEZ • RUBEN JAMES DE JESUS • MICHAEL HERNANDEZ
TBPELS Firm # F-1435
TBPELS # 10096900

January 9, 2023

To whom it may concern:

Melden & Hunt has contracted MEG Engineers to perform Construction Material Testing and Geotechnical Engineering Services for the past decade. Mr. Andres Palma, PE and his firm are very professional and have an excellent service response. We are very satisfied with their work and have recommended them on many occasions. They have a great attitude and carry out their project deliverables within budget and schedule. We were very pleased with the work his firm has done on the numerous projects they have work on in South Texas.

I would give MEG Engineers, Andres Palma, PE and his team my highest recommendation.

Mario A. Reyna, PE

INSURANCE COVERAGE & LEGAL

MEG does not have any key terms of our errors and omissions insurance coverage.

MEG maintains the insurance policies needed for this contract as for all additional contracts listed below.

2 million professional liability coverage
1 million commercial general liability coverage
1 million umbrella liability coverage

MEG does not have any claims, judgments, and arbitration proceedings, suits pending or outstanding against itself or its officers. MEG audited financial statements are available upon request.

MEG meets the legal requirements of this request for qualifications as well as all the requirements required by the State of Texas and the Texas Board of Professional Engineers.

MEG is a professional engineering firm registered in the State of Texas that has complied with all of its obligations, certifications, accreditations, licenses, and procedures required to operate in the State of Texas and be accredited by USACE and AASHTO.

PROFESSIONAL SERVICES AGREEMENT

MEG has read and agrees with the Professional Services Agreement. MEG will meet the prerequisite insurance requirements, and, if selected, agrees to enter into such agreement.

WHAT WE DO?

Our Services



Environmental Services

The City of Edinburg needs are specific to the services we provide, counting on the services we provide to be responsive, thorough, and precise. The projects need efficient communication, project management, and contract administration. At MEG we consistently achieve this by:

- Conducting initial discussions with the Owner and Design team for specific project requirements, project schedule, design requirements, and any additional information that will be beneficial to the Owner.
- Conducting a review of local geology at the project location.
- Conducting field soil exploration and testing services.
- Conducting the geotechnical laboratory testing program to meet the project requirements.
- Discussion with the Owner and Design team prior to report preparation to include updated project changes, requirements, or additional geotechnical options.
- Prepare precise, innovative, cost-effective geotechnical engineering recommendations for all aspects of the project.
- Discussion after the geotechnical report submittal with the Owner and the Design team to support implementation of geotechnical recommendations that will be beneficial to the owner.



PROFESSIONAL ENVIRONMENTAL SERVICES will encompass all related services to the City of Edinburg as listed in the qualifications.

Our environmental services include:

- Due Diligence Services: Phase I Environmental Site Assessment (ESA) / ASTM E 1527-13, Phase II and III ESA
- SWPPP Services: Compliance Inspections and Reporting
- Air Quality Monitoring
- Asbestos Sampling and Testing
- Other Hazardous Material Sampling and Testing



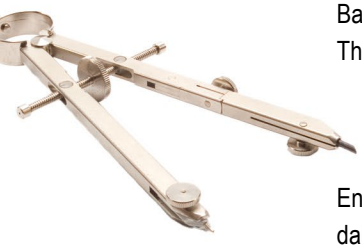


> **MEG Engineers are a knowledgeable, professional and dependable team that has met all of our complex construction project needs.**
> ***– Marie Leal, PE, Brownsville PUB***

WORKLOAD CAPACITY

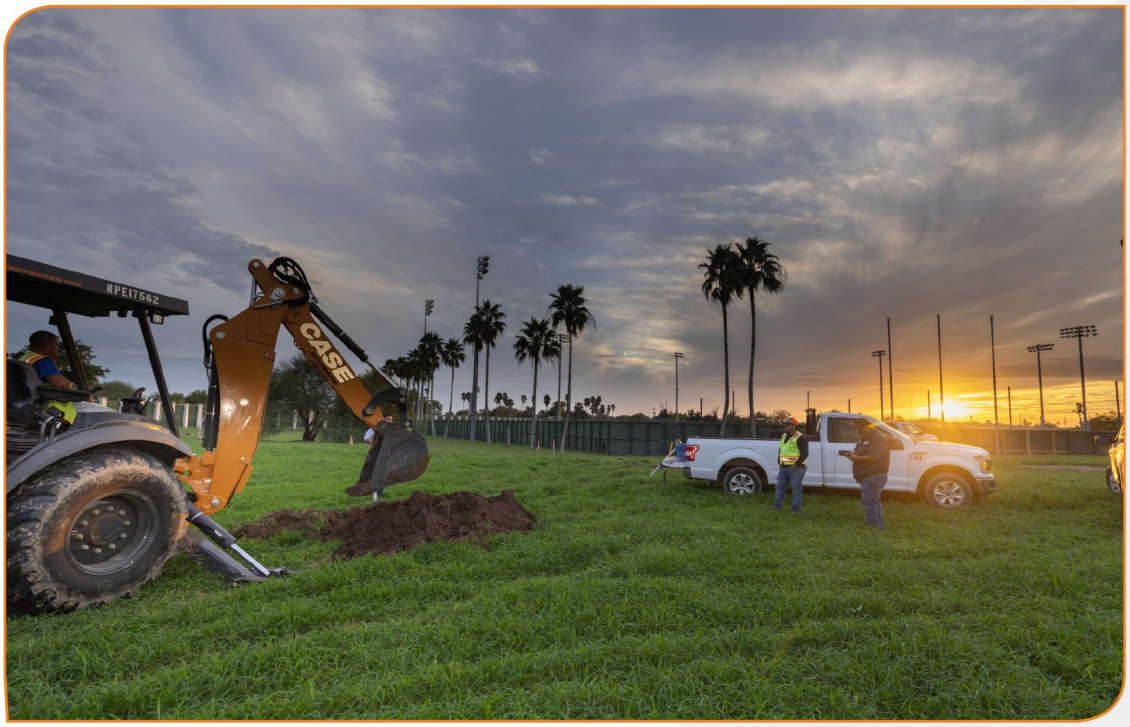
The scope of work to be performed under this contract is the scope of work that MEG performs daily for our clients in Texas. MEG has the necessary capacity to meet the City of Edinburg needs for Professional Services. MEG has the resources and experience to provide concurrent project construction services to an individual client for your detailed project scope of work. Our resources can be shifted for operations and our staff and inspectors are cross-trained for proper allocation of personnel for this specific reason.





Based on the current workload, resources, and staff of MEG it is estimated that current operations capacity is at 70%. There is currently no backlog with our testing Services. Our staffing plan is to never be above 85% capacity, so we are able to expedite services when needed to meet critical project schedules.

Based on current and future assignments, it is estimated that during the duration of the project Millennium Engineers Group, Inc. will be operating at 80% of capacity. Engineers, Staff, and Inspectors will be able to complete the daily anticipated project tasks for this project along with current projects tasks. MEG is proficient in completing daily project tasks and expediting the testing and inspection results to the project team for the projects benefit. The project team included in this submittal that will be allocated to this project will devote the necessary time to meet your schedule and often will be various percentages of their time based on your program needs. Inspectors that are assigned to this project will devote 100% of their time to this project when required and additional inspector resources will be available on an as needed basis for this project will be devoted 20% to 50% of their time for additional services as needed.



PROJECT MANAGEMENT AND COORDINATION STATEMENTS

MEG utilizes a Management System, which facilitates the management of both the Construction Material Testing (CMT) and Geotechnical Engineering Testing (GEO) Departments. The system consolidates all aspects of the business workflow, from proposal to the final invoice. It allows an organization the ability to set up clients/projects, schedule work orders (dispatch requests), report and distribute pertinent data to clients via email or website, employ management tools for lab and field testing, and prepare invoices for each project that could be exported to the organization's accounting system. The system also gives the organization's clients the ability to retrieve reports from the customized reporting website.





Our team makes recommendation on the course of action to the Client when issues of potential delays or increased costs arise during the project. Close communication and coordination between the contractor, third parties involved in the project and our team will be a priority by our team for a successful project. Our team operate as a representative of the City of Edinburg and oversee the day-to-day construction activities of the prime contract assigned. Our team has extensive experience in administering construction contracts and overall management. Our team has experience on multiple projects performing Construction Engineering, Inspection and Construction Materials Testing services for numerous clients in Texas. Our scope of services includes but not limited to:

- Construction Administration Procedures
- Field Reports
- Monthly Progress Reports
- Progress Photos
- Project Progress Meetings
- Schedule Review
- Change Order Review-
- Quality Control
- Safety and Health
- Submittal/ Shop Drawing Control
- Payment Application Review

> Millennium Engineers has always provided great, professional, friendly service. I highly recommend them.
>
> *Ramiro Gutierrez, P.E., R. Gutierrez Engineering Corp.*

PROJECT MANAGEMENT AND COORDINATION STATEMENTS

Construction Engineering and Management: MEG ensures that the project is completed on time, and on budget and within scope. This will be accomplished through review and tracking of baseline schedules and monthly updates, monthly pay estimates, change orders, plan quantities and overall project costs. We provide timely processing of contractor submittals, shop drawings, and Request for Information (RFIs). We will also work with the Engineer of Record (EOR) as needed regarding RFI's, potential design changes, or plan errors and omissions. We conduct regular progress meetings to promote partnering between all parties. We conduct pre-construction meeting with the contractor, Client, and other stakeholders prior to the start of the project. During this meeting, an escalation ladder is established to provide guidelines for resolution of construction issues.



Construction Administration and Inspection: MEG performs all necessary inspection to verify work is completed in accordance with plans and specifications. Daily Work Reports (DWR's) or other required reports will be completed to document construction progress and inspection activities as well as quantities for payment. Our inspectors inspect all construction activities daily, determine daily need for construction materials testing of work in progress and materials in use, traffic control devices on a daily basis for compliance with Traffic Control Plan and TMUTCD. SW3P inspections as per environmental requirements performed in accordance with subject guidelines.

Construction Materials Testing: MEG performs construction materials testing on all required construction activities and materials to ensure compliance with project plans and specifications in accordance with the City of Edinburg guidelines for sampling and testing. If independent assurance testing is required coordination with the third-party testing agency is scheduled at appropriate schedules and frequency.

Document Control: MEG ensure that all project progress and financial reporting is completed in accordance with contract requirements. We log all project correspondence, submittals, change orders, RFI's, shop drawings, pay estimates, MOH, etc. We also verify that the contractor is complying with Disadvantaged Business Enterprise (DBE), Equal Employment (EEO) and Buy America guidelines. All DWR's, pay sheets and material test reports are reviewed for accuracy before submittal.

Close Out Procedures: Thorough and accurate records is maintained throughout. We generate a project specific close out checklist. The checklist is distributed to all parties at the beginning to resolve all discrepancies. The checklist allows for a guide during both construction and close out phases. Another part of quality program includes formal audits conducted at 30%, 60%, and 90% of construction completed.

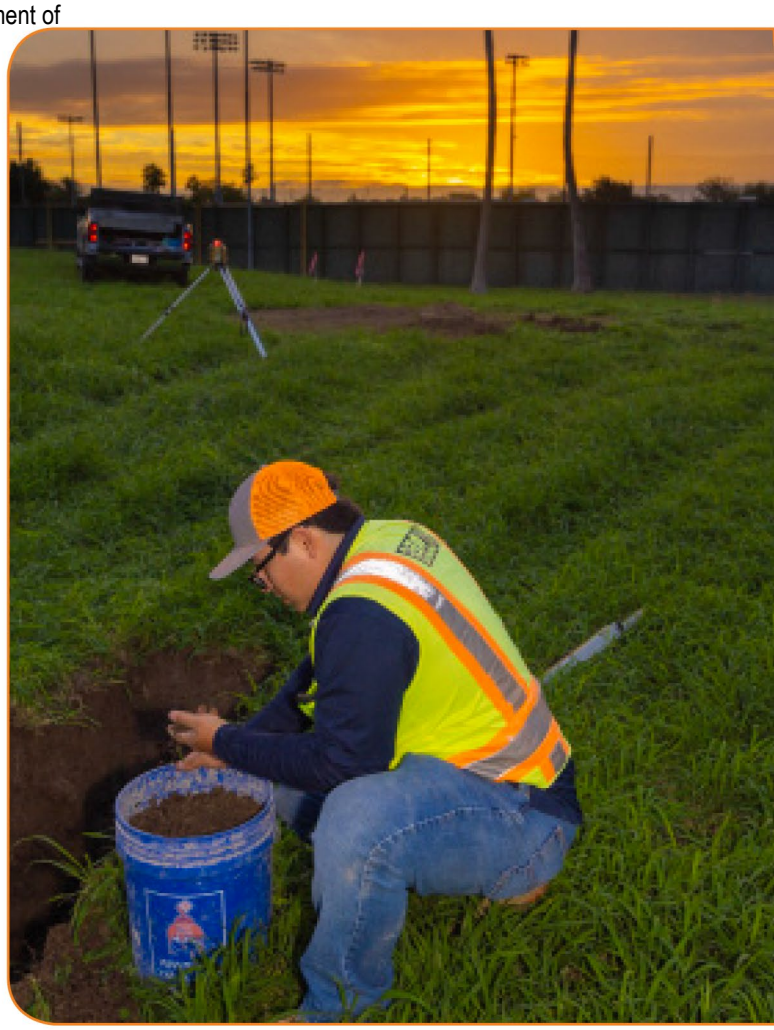
Another tool that we use is performing thorough constructability reviews during the pre-construction phase. We review approved plans, specifications, general notes, TCP phasing, baseline schedule, etc. to identify potential plan errors, quantity discrepancies, utility conflicts, or potential maintenance issues. All findings during the constructability review are provided to the City of Edinburg for review and further discussion.



PROJECT COMMITMENT

MEG is committed to your projects, program, goals, and timelines for project schedule. We will provide the essential staff, equipment, and resources to be available and responsive daily to the City of Edinburg needs based on the district scope of services. Our offices are equipped and trained to provide the level of service and responsiveness required by the City of Edinburg. MEG has extensive local resources and expertise to complete large project programs. The key personnel presented in this Statement of Qualifications are committed to the City of Edinburg projects and will be available throughout the life of the project.





Project Communication

Communication is the key to all successful projects. The management of the testing and inspection program for the project will begin with the introduction of the project team members. Upon notification of award, our engineers and staff will meet with members of the project team who have an active role in the project. This is a critical phase in to communicate project information, goals, timelines, or potential conflicts.

Review of Construction Schedule

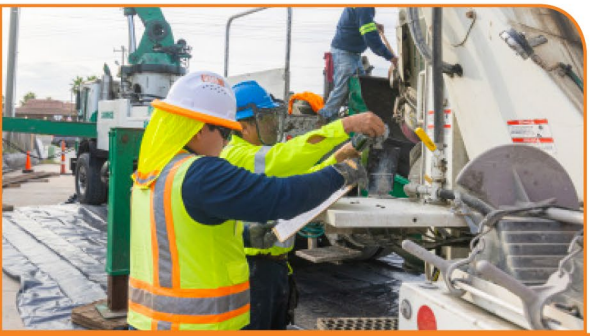
MEG will review the most up-to-date construction schedule by task after design documents are completed. The testing and inspection program can best support regulated testing and control final testing costs if we clearly understand the project testing requirements.

Construction Meetings

From the initiation of the project until the completion, we propose biweekly or monthly management meetings with the construction manager or his representative and other project team members. At these meetings it is necessary, to review and discuss testing results, project progress, and project schedule.

Daily Communication

MEG on site representative will maintain daily communication with the contractor's superintendent, and the designated project team members in order to schedule the required services and to communicate inspection and test results. Our project manager will communicate the results of critical off-site testing and inspections to the designated project team representatives the same day testing is performed.



> MEG has been reliable and responsive to our testing needs. – Mr. Ariel Chávez II, PE/RPLS/ Director of Engineering Services

QUALITY ASSURANCE / QUALITY CONTROL

Internal Quality Management

Our firm follows a reporting structure that will best benefit our clients. Steps and processes are performed in every task of our services to give the client the best product possible. Our client first attitude, service approach, methodology of doing business, and internal quality control program allow us to continue providing services throughout the State of Texas building long term business relationships.

Reporting Structure

Reporting Structure starts within our management team. MEG is called for the requested services and to make the necessary arrangements to initiate the project. Our dispatcher will dispatch one of our highly trained technicians to the requested project site. At this point the technician will perform the requested task(s) and then complete his/her field-testing report. Field Testing reports are turned in daily and our project managers review the testing reports. The testing reports and then turned into our administrative staff and are typed for second review of the project managers. The reports are then reviewed and signed by the office engineer before they are sent to the client. The testing reports provided by MEG include all the necessary data that is often requested by the Owner and members of the design team.

Decision Making

Decision Making by MEG starts within our management team. The decisions made by our staff and key personnel come only after consulting with the principal engineer. Timing and scheduling are important factors of construction, and every decision made will consider the best interest of our client. Engineering Recommendations are only made by a Professional Engineer that is registered in the State of Texas.

Quality Control Plans

Quality Control is monitored by MEG in every aspect of our work. Our office maintains a quality control program that has been approved by the American Association of State Highway and Transportation Officials (AASHTO) and the State of Texas, Department of State Health Services Radiation Control Program. Quality control is monitored and documented by our (QA/QC) Manager and Radiation Safety Officer.

Reporting and Billing Quality Assurance

Quality assurance is maintained by MEG in every aspect of our administrative work. Our office maintains an internal quality control program that is used by our administrative staff to audit every process of our reporting and billing procedures. This quality assurance measure allows us to maintain the quality service that is essential to our client's business.

> "MEG provides excellent services in a timely and cost effective manner.– Mr. Alfonso Quintanilla, PE/RPLS/ Quintanilla, Headly, and Associates"





Texas Historically Underutilized Business (HUB) Certificate

Certificate/VID Number: **1742996684300**
Approval Date: **September 28, 2023**
Scheduled Expiration Date: **September 28, 2027**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

Millennium Engineers Group Inc

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **September 28, 2023**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

SOUTH CENTRAL TEXAS REGIONAL CERTIFICATION AGENCY

Your unified certification source
www.sctrca.org

June 2, 2023

Raul Palma
Millennium Engineers Group, Inc.
PO Box 4569
Edinburg, TX 78540

Dear Raul Palma:

We are pleased to inform you that your application for certification in our Small, Minority, Woman and Veteran Business Enterprise (S/M/W/V) Program has been approved. Your firm met the requirements of the SCTRCA Policy and Procedure Manual and is currently certified as a:

***ESBE HABE MBE SBE**

Certification Number: **223066103**
Certification Expiration: **June 2, 2025**

Providing the following products or services:
NAICS 541330: CIVIL ENGINEERING SERVICES
NAICS 541370: LAND SURVEYING SERVICES
NAICS 541380: GEOTECHNICAL TESTING LABORATORIES OR SERVICES
NAICS 541990: ALL OTHER PROFESSIONAL, SCIENTIFIC, AND TECHNICAL SERVICES

On the two year anniversary date of your certification, you are required to provide a renewal application affirming that no changes have occured affecting your certification status. The SCTRCA will send you a Certification Renewal reminder **sixty (60) days** prior to your expiration date. The SCTRCA will no longer include a certificate upon certification renewals. **Your expiration date is June 2, 2025.**

Please notify this office within **thirty (30) days** of any changes affecting the size, ownership, control requirements, or any material change in the information provided in the submission of the certification application. Thank you in advance.

Sincerely,

Sandra Ramos

Sandra Ramos
Executive Director

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

MILLENNIUM ENGINEERS GROUP INC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-3913

Expiration Date
6/30/2025





Geotechnical / Environmental / Forensic / Construction Materials Testing / Consulting / Geostructural / Facilities

MEG Engineers – Pharr
www.megengineers.com, 5804 N. Gumwood Ave.
Pharr, Texas 78577

956-702-8500, apalma@megengineers.com









THE CITY OF Edinburg

STATEMENT OF QUALIFICATIONS
ENGINEERING SERVICES ROTATION
2024-9
JULY 16, 2024

SUBMITTED BY:

NORRISLEAL
ENGINEERING WATER

1222 E. TYLER AVENUE
HARLINGEN, TX 78550
TEXAS REGISTERED ENGINEERING FIRM
NO. 14803

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NORRISLEAL
ENGINEERING WATER

1222 E. Tyler Avenue
Harlingen, Texas 78550
O: 956.423.7409

4451 S. Jackson Road, Ste D
Edinburg, TX 78539

12400 W. Hwy. 71, Ste. 350-306
Austin, Texas 78738
O: 512.473.8288

Texas Firm Registration No. 14803

July 16, 2024

City of Edinburg
Attention: Mardoqueo Hinojosa,
City Engineer, Engineering Director
415 W. University Drive
Edinburg, TX 78539

Re: NorrisLeal, LLC Statement of Qualifications
Request for Qualifications 2024-9 – Engineering Services Rotation

Dear Mr. Mardoqueo,

NorrisLeal, LLC, is pleased to submit our qualifications in response to your Request for Qualifications (RFQ) for engineering services rotation.

With a strong commitment to excellence and a proven track record in providing engineering services, NorrisLeal is well-equipped to meet the needs of the City of Edinburg. Our team of Texas Licensed Professionals boasts superior background, training, and qualifications aligned with the requirements of the RFQ. We are eager to collaborate with the Department of Engineering on various capital improvement projects and city programs throughout the proposed contract term from 10.01.2024 to 09.30.2026.

It is worth mentioning that NorrisLeal has a longstanding relationship with the City of Edinburg, particularly with the engineering department. We value the partnership we have built over the years and are enthusiastic about the prospect of contributing to the continued growth and success of the City.

We understand the importance of all engineering services in overseeing the design, management, and contractual aspects of construction projects. Our approach involves a commitment to delivering high-quality results within the defined time period.

NorrisLeal, LLC Contact: Jesus Leal. We look forward to working with the City of Edinburg team. Should you have any questions do not hesitate to contact me at 956.535.1453. Thank you in advance for your consideration.

NorrisLeal, LLC

Jesus Leal
Principal

2.0 NORRISLEAL QUALIFICATIONS AND EXPERIENCE

2.0 NorrisLeal Qualifications and Experience

NorrisLeal LLC (NL) is a distinguished privately-owned engineering, design, and construction management firm specializing in the comprehensive development of water and wastewater infrastructure projects. Our capabilities extend across various tasks, encompassing conceptualization, environmental assessments, planning studies, design criteria, development, bid specifications, budgets, financing options, and construction and operation management. With a seasoned team representing diverse disciplines, including civil, environmental, structural, electrical, and mechanical engineering, as well as hydrology/hydraulics, we have amassed nearly 40 years of experience. Formerly operating as NRS Consulting Engineers and now as NorrisLeal, we have successfully managed over 700 technically unique public works projects, catering to municipalities, water utilities, water supply corporations, irrigation districts, drainage districts, and regional water authorities.

NorrisLeal is prepared to provide comprehensive services for the City of Edinburg, including field investigation and data collection, feasibility evaluation and alternatives analysis, design development and cost estimating, and preparation of plans, specifications, and estimates. We offer thorough review and checking of plans, subdivision and parcel maps, and computations submitted by private developers, as well as engineering and encroachment permits. Our team is capable of preparing and reviewing environmental reports, coordinating with utility agencies, consultants, and other public agencies, and organizing, participating, and presenting at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders. Additionally, NorrisLeal will handle the preparation of preliminary and final documents, plans, and reports, develop handouts and graphical displays for public meetings, manage and monitor capital improvement and planning projects, and administer and monitor regional, state, and federal grants. We are ready to provide general civil engineering support services as assigned.

NorrisLeal has two local Rio Grande Valley Offices staffed and available to provide support to the City of Edinburg:

Primary Firm Contact	Name: Jose Leal, P.E Title: Senior Project Manager Mobile: 956.827.0161 Email: jose.leal@norrisleal.com
Rio Grande Valley Offices	4451 South Jackson Road, Suite D Edinburg, TX 78539 1222 E. Tyler Avenue Harlingen, TX 78550
	Texas Registration Number: F-14803 SAM ID: GK4MMKY5HGH& Certified Veteran Owned Small Business



2.1 Regulatory Compliance Experience | Federally Funded Projects

The construction of most facilities has required for NL to obtain numerous permits from local, state, and federal agencies such as a construction permit (local), storm water pollution plan permit (EPA-Federal), ADA for handicap accessibility (state), a discharge permit for RO concentrate disposal (TCEQ-State), and a Texas Antiquity Permit (Texas Historical Commission-State). NL has acquired excellent rapport with local, state, and federal agencies during numerous projects requiring all these types of permits. Further detailed below.

Texas Commission on Environmental Quality (TCEQ) / Environmental Protection Agency (EPA) – NorrisLeal has completed and obtained over 15 discharge permits for the disposal of concentrate from desalination plants and wastewater discharge permits for Laguna Madre Water District, Cinco MUD 1, City of Alice, Legacy WSC, North Alamo WSC, City of Harlingen, Brownsville PUB, Southmost Regional Water Authority. For these same entities, NL has also obtained plan approvals and pilot plant protocol approvals. NL as also developed environmental information documents for Bruni, Alice and Laguna Madre Water District.

T**exas Water Development Board (TWDB)** – NorrisLeal has worked with the TWDB since its formation. NL developed the first Drought Contingency Plan and was used as a model plan as a guideline for other entities. NL has worked on several projects funded through the Board's SRF, EDAP, and others for multiple entities including City of Alice, Southmost Regional Water Authority, City of Harlingen, and Brownsville PUB. NL also served as the Region M planning Engineer from 2000-2010, funded and administered through the TWDB.

Bureau of Reclamation (USBOR) – NorrisLeal has worked with a dozen irrigation districts in the Rio Grande Valley with the administration and development of the Bureau's programs including Water Smart Grants and legislative appropriations. A major project includes a 700 cfs pumping plant for Cameron County Irrigation District No. 1. The District hired both NorrisLeal and the Bureau to design (Bureau) and construction manage (NorrisLeal) this multi million dollar project. This is something the Bureau had not done before. The construction management saved significant time and money due to the innovative project delivery by NL. Deemed one of the most successful projects the Bureau has ever been involved with.

NL is also currently working for Laguna Madre Water District on a Seawater Desalination Project with funds from the BOR. This will be one of the first projects in the State of Texas and The Rio Grande Valley. Currently, this project is in the feasibility planning stages.



Proposed Site for Laguna Madre Water District's Seawater Desalination Facility, in collaboration with NorrisLeal and the United States Bureau of Reclamation (USBOR) In Port Isabel, Texas

United States Department of Agriculture (USDA) – NL has administered fund for several project through the USDA including a Micro Filtration (MF) Arsenic removal project for the Town of Bruni. The USDA required NL to included an environmental study, design of the MF, bidding, construction management and post construction plant optimization.

International Boundary and Water Commission (IBWC) – NL has worked with the IBWC for approvals 3 major pump station on the Rio Grande for Laguna Madre Water District, Cameron County Irrigation District No. 2 and the City of Laredo. As the Region M Engineer, interaction with the IBWC was a regular occurrence during the 10-year tenure.

US Army Corps of Engineers (USACE) - NL has permitted several 404 permits including under water pipelines across the Laguna Madre, Rio Grande pumping stations mentioned above, and other wetland permits.

Texas Department of Transportation (TxDOT) and Railroad Commission of Texas (RRC) – All of NL's work with cross county and intercity pipelines have required the acquisition of permits from these agencies. These have been obtained for Laguna Madre Water District, City of Harlingen, City of Laredo and other entities.

3.0 TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

3.0 Team Member Qualifications and Experience

Jesus Leal, PE Project Manager | Process Engineer Licensed Professional Engineer: 82006 Texas Firm Registration No. F-14803 C: 956.535.1453	Mr. Leal is one of the Partners for NorrisLeal, LLC. He has more than 32 years of experience in the planning, design, construction & construction management, and operations of municipal and industrial water and wastewater facilities, in the United States and abroad. His areas of special expertise include water and wastewater treatment processes as well as membrane treatment systems piloting, design, construction/construction management and operations. Mr. Leal has coordinated several projects with different funding agencies as USDA and TWDB. Mr. Leal earned a MS Environmental Engineering from Texas A&M University, Kingsville and a BS Chemical Engineering from Texas A&M University, College Station.
Joseph W. (Bill) Norris, PE QA/QC Civil Design Licensed Professional Engineer: 49962 Texas Firm Registration No. F-14803 C: 956.983.1449	Joseph W. (Bill) Norris, PE has over 40 years of experience in the planning, design, and project management of municipal and industrial water and wastewater facilities. He has served as Principal since founding NRS in 1988 in Harlingen, Texas. Mr. Norris built the firm into being a leader in the development of alternative water resources, developing the largest producing brackish groundwater plant in Texas (Brownsville) and implementing the world's first Full Recovery Desalination Plant in El Paso, Texas. Mr. Norris has coordinated numerous projects with various funding agencies such as USDA, EPA, and TWDB, and possesses familiarity with other governmental entities. Mr. Norris earned MS Civil/Environmental Engineering from the University of Texas at Arlington and a BS Civil Engineering from Texas A&M University, College Station.
Jose Leal, PE, ***Senior Project Manager | Civil** Licensed Professional Engineer: 117241 Texas Firm Registration No. F-14803 C: 956.827.0161 ***Mr.Leal is assigned as the Project Manager for all City of Edinburg Projects**	Jose Leal, PE, has over 18 years of experience in the civil and environmental engineering field. He has experience in planning, design, project management, and construction management for both public and private sector. Mr. Leal has worked on several water and wastewater treatment facilities throughout the Rio Grande Valley that included planning, master planning, and rehabilitation of water and wastewater systems, project management, and construction management. Mr. Leal has coordinated several projects with different funding agencies as USDA and TWDB. Mr. Leal is a licensed Professional Engineer in Texas and earned a MS Environmental Engineering and a BS Civil Engineering from Texas A&M University, Kingsville.

Roel Campos, EIT Design Production Texas Firm Registration No. F-14803	Mr. Campos has over 36 years of experience in municipal, industrial water and wastewater projects. Primary roles include assisting engineers in design, analysis, drafting, and preparing engineering and construction documents for water and wastewater treatment plant design, conveyance and distribution system hydraulics including pump station design, drainage system, and thoroughfare/utility facilities. Mr. Campos earned a BS Mathematics from The University of Texas at Brownsville and Texas Southmost College, BA Government & Politics from The University of Texas at Dallas, Drafting and Design Technology Coursework from Texas State Technical College
Armando Sosa, EIT Project Manager Mechanical Review Texas Firm Registration No. F-14803	Armando Sosa, EIT has a bachelor's degree in mechanical engineering. Through his work he has gained expertise in planning, design, project management, manufacturing, and quality control of mechanical components working directly under a Professional Engineer. Mr. Sosa is currently working on water and wastewater treatment projects as an EIT, responsible for hydraulics calculations, design of water and sewer systems, road design and verification of system's compliance with TCEQ, and reviewing plans & specs. Certifications Include: Apprentice electrician. License No. 521191, OSHA, 10-hr Construction Safety and Health, Heath: Adult CPR, Blood Borne Pathogens, Basic First Aid. Mr. Sosa is an E.I.T in Texas and earned a BS Mechanical Engineering from The University of Texas - Rio Grande Valley.
Oscar Rocha Foreman | Constructability Review | Master Electrician TDLR No. 491835 Texas Firm Registration No. F-14803	Oscar Rocha brings over 25 years of construction management experience, primarily in the Rio Grande Valley and private sector, including serving as a construction superintendent for NorrisLeal. His expertise encompasses overseeing on-site project representatives to ensure precise installation and testing of sanitary sewer lines, manholes, and lift stations. Collaborating closely with Project Engineers, Oscar maintains project timelines, reviews contractors' pay requests, and facilitates monthly progress meetings between owners, contractors, and engineers. As an asset to NorrisLeal, Oscar consistently delivers successful outcomes on multiple projects statewide, completing them within schedule and budget. His role as a licensed Master Electrician amplifies his capabilities, allowing us to leverage his expertise fully to drive project success and maintain the highest standards of quality and efficiency.

Fabian Diaz Construction Manager Texas Firm Registration No. F-14803	Mr. Diaz brings over 35 years of construction management experience to the table, with a focus on water and wastewater projects in the Rio Grande Valley and private sector. During his tenure at NorrisLeal, he served as a construction manager, overseeing the on-site project representatives to ensure precise installation and testing of sanitary sewer lines, manholes, and lift stations according to design plans and specifications. He collaborated closely with Project Engineers to maintain project timelines, review contractors' pay requests, and facilitate monthly progress meetings between owners, contractors, and engineers. In his role at NorrisLeal, Mr. Diaz demonstrated strong leadership and coordination skills, ensuring projects were completed on time and within budget. His ability to work directly with project engineers and contractors enabled effective communication and streamlined project execution. With a proven track record of success in construction management, Mr. Diaz is committed to delivering high-quality results and driving project success.
Hector Gonzalez Design Technician | Licensed Journeyman Electrician Texas Firm Registration No. F-14803 TDLR No. 566076	With extensive experience throughout Texas, Hector Gonzalez has excelled as a Design Technician for NorrisLeal, specializing in water treatment plant design projects. His expertise spans various areas, including design assistance with pump stations, waterlines, sewer lines, and treatment processes. Additionally, Hector has served as an on-site project representative, ensuring the precise installation and testing of waterlines, sanitary sewer lines, manholes, and lift stations according to design plans and specifications. Collaborating closely with Project Managers, Hector plays a pivotal role in project execution, ensuring on-time completion by reviewing contractors' pay requests, receiving monthly schedule updates, and analyzing daily project reports. With his comprehensive skill set and dedication to excellence, Hector has consistently delivered high-quality results, contributing to the success of numerous projects throughout his career. Furthermore, his status as a licensed Journeyman Electrician further enhances his capabilities, allowing him to provide valuable insights and expertise in project planning and execution.

4.0 REFERENCES

4.0 References

At NorrisLeal, we believe that the quality and breadth of our past projects and references serve as a testament to our expertise and commitment to excellence. Providing detailed references and descriptions of past projects is crucial for demonstrating our proven track record in delivering successful outcomes. These references not only highlight our technical capabilities and experience but also showcase our ability to foster strong working relationships with clients and stakeholders. By reflecting on our history of completed projects, particularly those with the City of Edinburg, we aim to illustrate our consistent dedication to meeting and exceeding client expectations through innovative solutions and collaborative efforts.

4.1 Recent Work References

Client Reference No. 1
Bruni Rural Water Supply Corporation (BRWSC)
Name: Mr. Alan Garza, Board President
P: 956.333.9945
E: Alan_Garza@kindermorgan.com



Project Description: Collaborating closely with Bruni Rural Water Supply Corporation (BRWSC) on a **United States Department of Agriculture (USDA) funded initiative**, NorrisLeal led the design, implementation, and construction project management of a Microfiltration (MF) system to remove arsenic from well water, serving over 160 connections. Facing challenges with arsenic concentrations that exceeded drinking water standards, BRWSC sought NorrisLeal's expertise in 2014 to address this issue. NorrisLeal also facilitated all necessary Texas Commission on Environmental Quality (TCEQ) permitting for the project. Despite challenges such as piloting limitations and limited site space, NorrisLeal's innovative design solutions ensured the successful realization of this vital project, providing clean potable water to the town of Bruni. NorrisLeal was able to assist BRWSC get USDA funding of $5.3 million of which $5 million was all grant to assist the town of Bruni construct the new Micro Filtration facility

NorrisLeal extends gratitude to all the staff and Board Members at Bruni Rural Water Supply Corporation for their leadership and trust in spearheading this project and entrusting NorrisLeal to handle its execution.

Client Reference No. 2
Laguna Madre Water District
Mr. Carlos Galvan, General Manager
P: 956.572.0316
E: cgalvan@lmwd.org



Project Description: NorrisLeal has a long history with the Laguna Madre Water District over the past three decades. NorrisLeal has completed multiple water and wastewater **projects and is currently engaged in developing a feasibility study funded by the United States Bureau of Reclamatio**n for a 5-MGD seawater desalination facility located in Port Isabel, TX. The project was awarded in December. The scope of work includes the preliminary design of the treatment facility, co-located adjacent to their existing surface water treatment plant. The preliminary design includes the development of the seawater intake structure and concentrate discharge facility. NorrisLeal is also tasked with the discharge and water rights permitting for the project. A key element for implementation of a public and stakeholder participation plan is included in the NorrisLeal scope of work. NorrisLeal is currently engaged in multiple crucial initiatives for the Laguna Madre Water District. These include ensuring environmental compliance, overseeing the design, construction, and operations of a pilot plant, and designing a 3 MGD intake and treatment system. By leveraging our expertise in environmental regulations and water treatment technologies, NorrisLeal aims to support the district in meeting its water quality standards and expanding its water supply infrastructure to serve the community's growing needs.

Client Reference No. 3
City of Alice, Texas
Mr. Michael Esparza, City Manager
P: 361.219.5556
E: Michael.Esparza@cityofalice.org

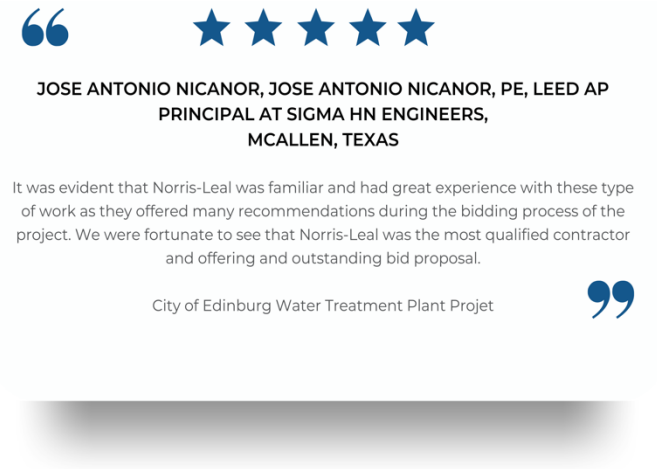


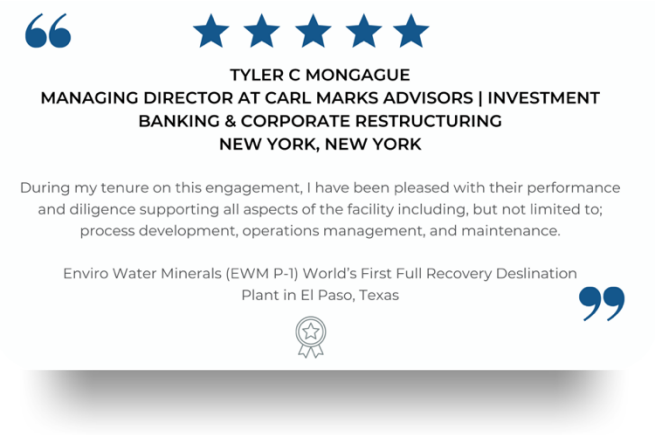


Project Description: In July 2019, the City received a commitment from the **TWDB Drinking Water State Revolving Fund (DWSRF),** totaling $5,499,000 in financing and principal forgiveness. The project was to develop a new primary brackish groundwater source. The project was to alleviate the City's concerns about increasing raw water costs from Corpus Christi. It was also to ensure that the City would have an additional water source during drought.
The proposed project will construct two brackish groundwater wells and an RO plant to create a new potable water source. The components to be funded by the DWSRF include: 1) planning, design, and construction of two groundwater wells with a combined capacity of 4.0 MGD, and a raw water line and pumping system from the wells to the ROTP, all located within City-owned property; 2) all work necessary to obtain an environmental clearance that meets the National Environmental Policy Act (NEPA) requirements for the entire project, including the two wells, raw water line, ROTP, and brine discharge line and outfall; 3) acquisition of easements for the brine discharge line; and 4) engineering services that include owner's representation for P3 contracting review, and review and oversight of the design and construction of the RO plant.

In January of 2020, the City entered into a public-private-partnership agreement with 7 Seas Water Solutions for the financing, design, construction, ownership and operation of the BWRO facility. NorrisLeal is currently the Project Manager and Engineering Consultant for the City of Alice.

In alignment with your request, we are pleased to submit resumes summarizing the qualifications and experience of our project manager, key staff, and any support staff likely to be assigned to the work. All relevant team members are licensed to practice Engineering, Architecture, or Master Electrician in the state of Texas, ensuring a high standard of professionalism and expertise in delivering project management services for the City. This also includes team members who have worked on the referenced projects above.







4.2 Past Projects with the City of Edinburg

NorrisLeal has established a strong working relationship with the City of Edinburg, built on years of successful collaboration and mutual respect. Our familiarity with the city's engineering department and its processes has enabled us to effectively address and meet their unique project requirements. We have consistently demonstrated our commitment to delivering high-quality engineering solutions that align with the City's goals and standards. This close relationship has allowed us to work seamlessly with the City's team, ensuring smooth project execution and efficient problem-solving. Our ongoing engagement with the City of Edinburg is a testament to our dedication to providing exceptional service and fostering long-term partnerships.

Project Reference No. 1

1. **City of Edinburg Downtown Treatment Plant Filter Control Valve Replacement Project**



Brief Description: The project involved the replacement of valves for the Downtown water treatment plant section 3 filter gallery. The existing valves required replacement due to corrosion and the controls for the valves where the original ones since the plant was built. This replacement would help improve maintenance issues and water treatment plant conditions. NorrisLeal replaced valves, actuators, compressor and compressed air equipment and electrical controls for their existing filter cells. NorrisLeal additionally recoated the existing piping and labeled all waterlines with arrows to provide a new and improved filter gallery.

Team Members Involved:
Jose Leal, P.E., Senior Project Manager
Roel Campos, EIT, Design Production
Armando Sosa, EIT, Mechanical Review
Oscar Rocha, Foreman | Constructability Review | Master Electrician
Fabian Diaz, On-Site Project Manager

Project Cost: $467,740.00

City of Edinburg Contact: Gerardo Carmona, Jr. P.E., Director of Utilities Ph: 956.388.8212 E: gcarmona@cityofedinburg.com

Project Reference No. 2

City of Edinburg Wastewater Treatment Plant Headworks Raw Water Pump



Brief Description: NorrisLeal proudly completed the Wastewater Treatment Plant Headworks Raw Water Pump Project for the City of Edinburg. This comprehensive project encompassed the installation of a new influent lift station 100 HP submersible pump, electrical wiring, and controls, including a 100 HP VFD with bypass pump controls. Additionally, we replaced certain sections of existing ductile iron piping and to ensure optimal functionality for the new Flygt pump. This project reflects our commitment to delivering efficient and state-of-the-art solutions to meet the city's evolving wastewater treatment needs.
Project Cost: $438,000 (Includes $25,000 City Allowance)

City of Edinburg Contact: Gerardo Carmona, Jr. P.E., Director of Utilities Ph: 956.388.8212
E: gcarmona@cityofedinburg.com

Team Members Involved:
Jose Leal, P.E., Senior Project Manager
Armando Sosa, EIT, Mechanical Review
Oscar Rocha, Foreman | Constructability Review | Master Electrician
Fabian Diaz, On-Site Project Manager

Project Reference No. 3

Project Name: On-Call Engineer for City of Edinburg's Project Management Services
Brief Description: **NorrisLeal's Project Manager Scope of Services**

NorrisLeal was selected to be on the City of Edinburg Project management services. This scope is to provide comprehensive construction management services tailored to each project's needs. Our scope includes alterations, additions, renovations, site improvements, new constructions, facility demolitions, and system upgrades (utilities, electrical, mechanical, and plumbing). All services comply with applicable regulations and the City of Edinburg's policies.

Responsibilities

- Execute duties per Job Task Orders or notices to proceed.
- Ensure compliance with codes and OSHA, maintaining site safety.
- Provide construction feasibility, cost estimates, and GMP proposals.
- Offer Value Engineering Services and manage construction schedules.

Phases of Work

- **Pre-Construction**: Assist with scope development, master project schedules, budgets, and coordination with contractors and consultants.
- **Procurement**: Conduct pre-bid conferences, compile bid packages, and award bids.
- **Construction**: Schedule meetings, maintain project logs, manage on-site activities, and oversee quality assurance.
- **Close-Out**: Deliver closeout documents, coordinate project transition, and provide warranties.

NorrisLeal is ready to provide these services as needed to ensure successful project completion.

Team Members Involved:
Jose Leal, P.E., Senior Project Manager
Roel Campos, EIT, Design Production
Armando Sosa, EIT, Mechanical Review
Oscar Rocha, Foreman | Constructability Review | Master Electrician
Fabian Diaz, On-Site Project Manager

The NorrisLeal team is fully prepared and highly qualified to take on future projects with the City of Edinburg. With decades of collective experience and a proven track record of successful project completion, our team has the expertise and dedication required to meet the city's engineering and infrastructure needs.

5.0 INSURANCE

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 1/17/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME:	
Hub International Insurance Services 1906-B East Tyler Avenue Harlingen, TX 78550	PHONE (A/C, No, Ext): (956) 216-3755	FAX (A/C, No): (956) 428-0730
	E-MAIL ADDRESS:	

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Scottsdale Insurance Company	41297
INSURER B : State Auto Mutual	25135
INSURER C : Texas Mutual Insurance Company	22945
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

NorrisLeal, LLC
1222 E Tyler Ave Ste C
Harlingen, TX 78550

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR			VRS0007106	12/22/2023	12/22/2024	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	X POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:						SEE ADDL COVERA	$
B	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	X ANY AUTO			10051501CA	12/22/2023	12/22/2024	BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
A	UMBRELLA LIAB X OCCUR						EACH OCCURRENCE	$ 5,000,000
	X EXCESS LIAB CLAIMS-MADE			VES0004381	12/22/2023	12/22/2024	AGGREGATE	$ 5,000,000
	DED RETENTION $							$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						X PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y / N: Y	N / A		0001301956	1/1/2024	1/1/2025	E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
A	Professional Liab			VRS0007106	12/22/2023	12/22/2024	Each Claim	1,000,000
A	Contractor Pollution			VRS0007106	12/22/2023	12/22/2024	Each Pollution Condi	1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Project: Wastewater Treatment Plant Headworks Raw Water Pump
Engineering consulting group specializing in water projects.

Owners Jesus Leal, Joseph William Norris, David Pettry are owners and excluded under Workers Compensation.

Contractors Pollution Aggregate: $2,000,000
Professional Liability Aggregate: $2,000,000

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg, TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Raul Cabazos III

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ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
Hub International Insurance Services	NorrisLeal, LLC 1222 E Tyler Ave Ste C Harlingen, TX 78550
POLICY NUMBER SEE PAGE 1	
CARRIER: SEE PAGE 1 / NAIC CODE: SEE P 1	EFFECTIVE DATE: SEE PAGE 1

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: ACORD 25 FORM TITLE: Certificate of Liability Insurance

Endorsements
General Liability:

VP E 201(6/22) Virtue Pack Common Policy Conditions includes:
*** Additional Insured included when required by written contract**
*** Primary/Non-Contributory Coverage included when required by written contract**
*** Waiver of Subrogation - included when required by written contract**

Contractors Pollution Liability Occurrence Form: VP E 201(6/22) Virtue Pack Common Policy Conditions includes:
*** Additional Insured included when required by written contract**
*** Primary/Non-Contributory Coverage included when required by written contract**

Professional (Errors & Omissions) Liability Claims Made Form: VP E 201(6/22) Virtue Pack Common Policy Conditions includes:
*** Additional Insured included when required by written contract**

Business Auto:

BA3000 12 15 - Business Auto Policy Plus Endorsement includes:
*** Additional Insured - Automatic Status - Included when required by written contract or agreement**
*** Transfer of Rights of Recovery Against Others to Us - Included when required by written contract**

Workers Compensation:
WC420304B - Texas Waiver of Our Right to Recover from Others Endorsement - Blanket Waiver - when required by written contract

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TexasMutual®
WORKERS' COMPENSATION INSURANCE

WORKERS' COMPENSATION AND EMPLOYERS LIABILITY POLICY

WC 42 03 04 B
Insured copy

TEXAS WAIVER OF OUR RIGHT TO RECOVER FROM OTHERS ENDORSEMENT

This endorsement applies only to the insurance provided by the policy because Texas is shown in item 3.A. of the Information Page.

We have the right to recover our payments from anyone liable for an injury covered by this policy. We will not enforce our right against the person or organization named in the Schedule, but this waiver applies only with respect to bodily injury arising out of the operations described in the schedule where you are required by a written contract to obtain this waiver from us.

This endorsement shall not operate directly or indirectly to benefit anyone not named in the Schedule.

The premium for this endorsement is shown in the Schedule.

Schedule

1. ( ) Specific Waiver
   Name of person or organization
   (X) Blanket Waiver
   Any person or organization for whom the Named Insured has agreed by written contract to furnish this waiver.

2. Operations: All Texas operations
3. Premium:
   The premium charge for this endorsement shall be **2.00** percent of the premium developed on payroll in connection with work performed for the above person(s) or organization(s) arising out of the operations described.
4. Advance Premium: Included, see Information Page

This endorsement changes the policy to which it is attached effective on the inception date of the policy unless a different date is indicated below.
(The following "attaching clause" need be completed only when this endorsement is issued subsequent to preparation of the policy.)
This endorsement, effective on 1/1/24 **at 12:01 a.m.** standard time, forms a part of:

Policy no. 0001301956 of Texas Mutual Insurance Company effective on 1/1/24

Issued to: NORRISLEAL LLC

Jeanette Ward

This is not a bill

Authorized representative

NCCI Carrier Code: 29939

12/19/23

PO Box 12058, Austin, TX 78711-2058
texasmutual.com | (800) 859-5995 | Fax (800) 359-0650

Policy Number: VRS0006376
Effective Date: 12/22/2022
Expiration Date: 12/22/2023

VIRTUE RISK PARTNERS

VIRTUE PACK

COMMON POLICY CONDITIONS

This endorsement modifies insurance provided under VIRTUE PACK SERVICE BUSINESS PACKAGE POLICY.

Notwithstanding anything contained to the contrary in this VIRTUE PACK Service Business Package Policy, it is hereby agreed that all coverages bound and scheduled in the VIRTUE PACK Service Business Package Policy Declarations or the Contractors Pollution Liability Supplemental Declarations are subject to the following terms and conditions. In the event of a conflict between the provisions of these Common Policy Conditions and any Coverage Part, the provisions of these Common Policy Conditions shall control.

A. LIMITS OF LIABILITY AND DEDUCTIBLE - ALL COVERAGE PARTS

1. With the exception of any defense costs paid under the Commercial General Liability Coverage Part, the General Aggregate Limit Applicable to All Coverage Parts Combined, shown in the Declarations under Item III: Limits of Liability, is the most we will pay for the sum of CLAIMS, CLAIMS EXPENSES, occurrences or damages under all Coverage Parts, Optional Coverages, Supplemental Coverages, and Supplementary Payments under this VIRTUE PACK Service Business Package Policy.

2. If any CLAIM under any Coverage Part of this VIRTUE PACK Service Business Package Policy applies to multiple Coverage Parts, then the General Aggregate Limit Applicable to All Coverage Parts Combined, shown in the Declarations shall be limited to the highest applicable Limit of Liability payable under any one of the applicable Coverage Parts, with the exception of any applicable Excess Liability Coverage.

B. ADDITIONAL INSURED

1. It is understood and agreed that Section II. WHO IS AN INSURED of the Commercial General Liability Coverage Part and Section IV. DEFINITIONS, Paragraph I. INSURED of the Contractors Pollution Legal Liability and Professional Liability Coverage Parts, as applicable, are amended to include ADDITIONAL INSUREDS, but only with respect to liability for "bodily injury," "property damage," "personal and advertising injury" or LOSS caused, in whole or in part, by:
   a) "your work", YOUR SERVICES, or PROFESSIONAL SERVICES performed for that ADDITIONAL INSURED and included in the "products-completed operations hazard";
   b) Your acts or omissions in the performance of your ongoing operations for that ADDITIONAL INSURED; or
   c) The acts or omissions of those acting on your behalf in the performance of your ongoing operations for that ADDITIONAL INSURED.

   However:
   1. The insurance afforded to such ADDITIONAL INSURED only applies to the extent permitted by law; and
   2. If coverage provided to the ADDITIONAL INSURED is required by a contract or agreement, the insurance afforded to such ADDITIONAL INSURED will not be broader than that which you are required by the contract or agreement to provide for such ADDITIONAL INSURED.

2. With respect to the insurance afforded to any ADDITIONAL INSURED, the following is added to Section III. LIMITS OF INSURANCE of the Commercial General Liability Coverage Part and Section V. LIMITS OF LIABILITY AND DEDUCTIBLE of the Contractors Pollution Legal Liability and Professional Liability Coverage Parts:
   If coverage provided to the ADDITIONAL INSURED is required by a contract or agreement, the most we will pay on behalf of the ADDITIONAL INSURED is the amount of insurance:
   a. Required by the contract or agreement; or
   b. Available under the applicable Limits of Insurance, whichever is less.

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It is understood and agreed that for the purposes of this Endorsement the following definition shall apply.

A. ADDITIONAL INSURED means:

1. Any person or entity specifically endorsed onto this Policy as an ADDITIONAL INSURED. If any, such ADDITIONAL INSURED shall maintain only those rights pursuant to this Policy as are specified by endorsement; or
2. Any person or organization the NAMED INSURED is required to name as an additional insured in a written contract or agreement, but only with respect to "your work," YOUR SERVICES or PROFESSIONAL SERVICES performed by or on behalf of the NAMED INSURED for that person or organization. However, such persons or organizations are covered only with respect to "bodily injury," "property damage," "personal and advertising injury," or LOSS arising out of "your work," YOUR SERVICES or PROFESSIONAL SERVICES and are not covered for any "bodily injury," "property damage," "personal and advertising injury," or LOSS arising out of the person's or organization's own liability.

C. EXCLUSIONS

There is no coverage whatsoever under this Policy for any of the following. We will also have no duty to defend the insured against any suit seeking damages to which this insurance does not apply.

1. Cross Suits
   Any INJURY or DAMAGE, liability or obligation from any CLAIM initiated, alleged or caused to be brought about by a NAMED INSURED or INSURED against any other NAMED INSURED or INSURED.

   This exclusion shall not apply to INJURY, DAMAGE, or CLAIMS brought by any person(s) or organization(s) whom you agree, in a written contract, to name as an ADDITIONAL INSURED, provided such ADDITIONAL INSURED:
   a) is not a parent, subsidiary or affiliate of any NAMED INSURED;
   b) does not have any ownership interest in any NAMED INSURED;
   c) is not owned, operated, controlled, or managed by any NAMED INSURED.

2. Prior Knowledge, Expected or Intended Injury
   BODILY INJURY, PROPERTY DAMAGE, ENVIRONMENTAL DAMAGE, POLLUTION CONDITIONS or any LOSS expected or intended, should have been known by, or could have reasonably been expected by any RESPONSIBLE INSURED, to give rise to a CLAIM. This exclusion shall not apply to BODILY INJURY resulting from the use of reasonable force to protect persons or property.

3. Intentional Acts
   BODILY INJURY, PROPERTY DAMAGE, ENVIRONMENTAL DAMAGE or any LOSS based upon or arising from any acts of an INSURED which are based upon or otherwise attributed to the INSURED'S intentional, willful, dishonest, fraudulent, malicious, deliberate or knowingly wrongful act, including but not limited to such behavior or non-compliance with any statute, regulation, ordinance, administrative complaint, notice of violation, notice letter, executive order, or instruction of any governmental agency or body prior to or after inception of this Policy, including but not limited to an intentional discharge, seepage, disposal, dispersal, migration, release of any substance that could cause a POLLUTION CONDITION, committed by or at the direction of a RESPONSIBLE INSURED.

   This exclusion does not apply to a RESPONSIBLE INSURED that did not commit, participate in, or have knowledge of such an act.

4. Workers' Compensation
   Any liability or obligation of any INSURED under any workers compensation, disability benefits, unemployment compensation, employee benefits, pension sharing, ERISA law or any similar federal, state or local law and any amendments thereto.

5. Employment Practices Liability
   INJURY OR DAMAGE to:
   a. A person arising out of any:
      (1) Refusal to employ that person;
      (2) Termination of that person's employment; or

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(3) Employment-related practices, policies, acts or omissions, such as coercion, demotion, evaluation, reassignment, discipline, defamation, harassment, humiliation, discrimination or malicious prosecution directed at that person; or

b. The spouse, child, parent, brother or sister of that person as a consequence of INJURY OR DAMAGE to that person at whom any of the employment-related practices described in paragraphs (1), (2) or (3) above is directed.

This exclusion applies whether the injury-causing event described in paragraphs (1), (2) or (3) above occurs before employment, during employment or after employment of that person.

This exclusion applies:

1. Whether the insured may be liable as an employer or in any other capacity; and
2. To any obligation to share damages with or repay someone else who must pay damages because of the injury.

6. Employer's Liability
BODILY INJURY to:
   1. An EMPLOYEE of any INSURED, their parent, subsidiary or affiliate, arising out of and in the course of employment by any INSURED, their parent, subsidiary or affiliate, or while performing duties related to the conduct of any INSURED'S business or the business of any INSURED's parent, subsidiary or affiliate; and
   2. The spouse, child, parent, brother or sister of that EMPLOYEE as a consequence of Paragraph 5 a. above.

   This exclusion applies whether any INSURED may be liable as an employer or in any other capacity and to any obligation of any INSURED to share damages with or repay someone who must pay damages because of such BODILY INJURY. This exclusion does not apply to liability assumed by any INSURED under an INSURED CONTRACT.

7. Related Claims
Any coverage provided under this Policy shall not apply to a CLAIM previously reported to the Company or any CLAIM or CLAIMS EXPENSES involving substantially the same general conditions or allegations that gave rise to any demand as referenced in the application, including any addendum or addenda attached thereto.

8. Injunctive Relief, Fines and Penalties
Any CLAIM seeking injunctive relief or payment for fines or penalties.

9. Project Coverage
Any liability or obligation from any project for which any INSURED is an insured on a separate project-specific policy issued by any insurance company.

10. Unsolicited Communications
Any liability or obligation, including obligations to pay damages or defend any claim or suit by reason of the assumption of liability in an INSURED CONTRACT, from unsolicited communications or allegations of unsolicited communications made by or on behalf of any INSURED.

Unsolicited communications means any form of communication, distribution, or the transmittal or publication of information or material, including, but not limited to facsimile, electronic mail, postal mail, express mail, telephone, internet or web-based advertisement, instant message, SMS message or text message that the recipient has not specifically requested. Unsolicited communications includes, but is not limited to actual or alleged violations of:

a. The Telephone Consumer Protection Act (47 U.S.C 227), including any amendment of, or addition to, such statute;
b. The Controlling the Assault of Non-Solicited Pornography and Marketing Act (15 U.S.C 7701), including any amendment of, or addition to, such statue; or
c. Any other statue, ordinance or regulation relating to the communication, distribution or transmittal of unwanted content, information or material.

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11. Access or Disclosure of Confidential or Personal Information

Any liability or obligation arising out of any access to or disclosure of any person's or organization's confidential or personal information, including patents, trade secrets, processing methods, customer lists, financial information, credit card information, health information or any other type of nonpublic information.

This exclusion applies even if damages are claimed for notification costs, credit monitoring expenses, forensic expenses, public relations expenses or any other loss, cost or expense incurred by you or others arising out of any access to or disclosure of any person's or organization's confidential or personal information.

12. Cyber Liability

Any liability or obligation arising out of any cyber liability, including but not limited to data breach, spyware, malware, ransomware, phishing, or other electronic system hack or breach.

13. Climate Change

Any liability or obligation arising out of allegations related to global warming or climate change, including but not limited to effects of any naturally occurring or man-made gas, on the earth's climate.

14. Fire Suppression Negligence Exclusion

Any liability or obligation arising out of the NAMED INSURED'S failure to provide safeguards, monitoring or emergency fire suppression equipment, during and up to one hour after performing any operations involving any activity or operation that generates sparks, flames or heat capable of causing combustion.

15. War

Any liability or obligation of any INSURED caused, arising, directly or indirectly, out of:

a. War, including undeclared or civil war;
b. Warlike action by a military force, including action in hindering or defending against an actual or expected attack, by any government, sovereign or other authority using military personal or other agents; or
c. Insurrection, rebellion, revolution, usurped power, or action taken by governmental authority in hindering or defending against any of these.

16. Radioactive Waste

Any liability or obligation for radioactive, toxic or explosive properties of NUCLEAR MATERIAL. This exclusion shall not apply to the INSURED'S work as it relates to remediation and/or decommissioning of nonreactive sites which may contain or have become contaminated with Low-Level Radioactive Waste as defined in the Low-Level Radioactive Waste Policy Act and which is under the regulatory authority of the Atomic Energy Act of 1954, as amended.

17. NUCLEAR EXCLUSION

I. Any obligation:

A. Under any Liability Coverage, to injury, sickness, disease, death or destruction, BODILY INJURY or PROPERTY DAMAGE:

1. With respect to which an INSURED under the Policy is also an INSURED under a nuclear energy liability policy issued by Nuclear Energy Liability Insurance Association, Mutual Atomic Energy Liability Underwriters, Nuclear Insurance Association of Canada or any of their successors, or would be an INSURED under any such policy but for its termination upon exhaustion of its limit of insurance; or

2. Resulting from the HAZARDOUS PROPERTIES of NUCLEAR MATERIAL and with respect to which: (a) any person or organization is required to maintain financial protection pursuant to the Atomic Energy Act of 1954, or any law amendatory thereof, or (b) the INSURED is, or had this policy not been issued would be, entitled to indemnity from the United States of America, or any agency thereof, under any agreement entered into by the United States of America, or any agency thereof, with any person or organization.

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B Under any Medical Payments Coverage, or under any Supplementary Payments Provision relating to immediate medical or surgical relief, first aid, to expenses incurred with respect to BODILY INJURY, sickness, disease or death resulting from the HAZARDOUS PROPERTIES of NUCLEAR MATERIAL and arising out of the operation of a NUCLEAR FACILITY by any person or organization.

C. Under any Liability Coverage, to injury, sickness, disease, death or destruction, BODILY INJURY or PROPERTY DAMAGE resulting from HAZARDOUS PROPERTIES of NUCLEAR MATERIAL, if:

1. The NUCLEAR MATERIAL is at, or has been discharged or dispersed from any NUCLEAR FACILITY owned by, or operated by or on behalf of, an INSURED; or
2. The NUCLEAR MATERIAL is contained in SPENT FUEL or WASTE and was at any time possessed, handled, used, processed, stored, transported or disposed of by or on behalf of an INSURED; or
3. The injury, sickness, disease, death or destruction, BODILY INJURY or PROPERTY DAMAGE arises out of the furnishing by an INSURED of services, materials, parts or equipment in connection with the planning, construction, maintenance, operation or use of any NUCLEAR FACILITY, but if such facility is located within the United States of America, its territories or possessions or Canada, this exclusion (3) applies only to injury to or destruction of property at such NUCLEAR FACILITY, PROPERTY DAMAGE to such NUCLEAR FACILITY and any property thereat.

As used in this Endorsement:

A. HAZARDOUS PROPERTIES mean radioactive, toxic or explosive properties.

B. NUCLEAR FACILITY means:

1. Any NUCLEAR REACTOR;
2. Any equipment or device designed or used for (a) separating the isotopes of uranium or plutonium, (b) processing or utilizing SPENT FUEL, or (c) handling, processing or packaging WASTE;
3. Any equipment or device used for the processing fabricating or alloying of SPECIAL NUCLEAR MATERIAL, if at any time the total amount of such material in the custody of the INSURED at premises where such equipment or device is located consists of or contains more than 25 grams of plutonium or uranium 233 or any of the combination thereof, or more than 250 grams of uranium 235; or
4. Any structure, basin, excavation, premises or place prepared or used for the storage or disposal of WASTE including the site on which any of the foregoing is located, all operations conducted on such site and all premises used for such operations.

C. NUCLEAR MATERIAL means SOURCE MATERIAL, SPECIAL NUCLEAR MATERIAL, or BY-PRODUCT MATERIAL.

D. NUCLEAR REACTOR means any apparatus designed or used to sustain nuclear fission in a self-supporting chain reaction or to contain a critical mass of fissionable material.

E. SOURCE MATERIAL, SPECIAL NUCLEAR MATERIAL, and BY-PRODUCT MATERIAL have the meanings given them in the Atomic Energy Act of 1954 or in any law amendatory thereof.

F. SPENT FUEL means any fuel element or fuel component, solid or liquid, which has been used or exposed to radiation in a NUCLEAR REACTOR.

G. WASTE means any waste material: (a) containing BY-PRODUCT MATERIAL other than the tailings or waste produced by the extraction or concentration of uranium or thorium from any ore processed primarily for its SOURCE MATERIAL content, and (b) resulting from the operation by any person/organization of any NUCLEAR FACILITY included in the first two paragraphs of NUCLEAR FACILITY.

With respect to injury to or destruction of property, the word injury or the word destruction includes all forms of radioactive contamination of property. PROPERTY DAMAGE also includes all forms of radioactive contamination of property.

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D. GENERAL CONDITIONS

1. Actions Against Company: No action shall lie against the Company unless, as a condition precedent thereto, each INSURED has fully complied with all of the provisions of this Policy, or until the amount of the INSURED'S obligation to pay shall have been finally determined either by written agreement of the INSURED or by judgment against the INSURED after actual trial and appeal has been concluded.

   Any person, organization or legal representative thereof who has secured such judgment or written agreement shall thereafter be entitled to recover under this Policy to the extent of the insurance afforded by this Policy. No person or organization shall have any right under this Policy to join the Company as a party to any action against the INSURED to determine the INSURED liability, nor shall the Company be impleaded by the INSURED or his legal representative.
2. Additional Premiums: If, during this POLICY PERIOD, an increase in the risk or hazards covered hereunder occurs, the Company shall have the right to charge the appropriate additional premium.
3. Assignment: This Policy may not be assigned and shall be void if assigned or transferred without prior written consent of the Company.
4. Bankruptcy or Insolvency: Bankruptcy or Insolvency of the INSURED or of the INSURED estate shall not relieve the Company of any of its obligations hereunder.
5. Cancellation: This Policy may be cancelled by the NAMED INSURED by surrender thereof to the Company or any of its authorized agents or by mailing written notification stating when thereafter the cancellation shall be effective. This Policy may be cancelled by the Company for any reason, by mailing to the NAMED INSURED at the address shown in the Policy, written notification not less than 60 days (10 days for nonpayment of premium) thereafter such cancellation shall be effective. Proof of mailing of such notification shall be sufficient proof of notification. The time of surrender or the effective date and hour of cancellation stated in the notification shall become the end of the POLICY PERIOD. Delivery of such written notification either by the NAMED INSURED or by the Company shall be equivalent to mailing. If the NAMED INSURED cancels, earned premium shall be computed in accordance with the customary short rate table and procedure. If the Company cancels, earned premium shall be computed pro rata. Premium adjustment may be either at the time cancellation is effected or as soon as practicable after cancellation becomes effective, but payment or tender of unearned premium is not a condition of cancellation. The Company shall be entitled to cancel for non-payment of premium should monies, including, but not limited to premium, fees, or deductibles, be owed on any current or past policy by any NAMED INSURED to the Company. The Company shall be entitled to retain any unearned premium toward such monies owed.
6. Changes: Notification to any agent or knowledge possessed by any agent or by any other person shall not effect a waiver or a change in any part of this Policy or estop the Company from asserting any right under the terms of this Policy; nor shall the terms of this Policy be waived or changed, except by endorsement issued to form a part of this Policy.
7. Choice of Law: The policy shall be governed and construed in accordance with the laws of the State of New York, without giving effect to conflict of law rules.
8. Coverage Territory. This Policy applies to CLAIMS made:
   a. In the United States of America (including its territories and possessions), Puerto Rico and Canada;
   b. International waters or airspace, but only if the injury or damage occurs in the course of travel or transportation between any places included in Paragraph 1 above; or
   c. All other parts of the world if the injury or damage arises out of:
      i. Goods or products made or sold by the INSURED in the territory described in Paragraph a. above; or ii. The activities of a person whose home is in the territory described in Paragraph a. above, but is away for a short time on your business.

   provided the insured's responsibility to pay damages is determined in a CLAIM on the merits, in the territory described in Paragraph a. above or in a settlement we agree to.

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9. Declarations and Representations: By acceptance of this Policy, the NAMED INSURED agrees that the statements contained in the Application for insurance, all supplemental materials, CLAIM information and any other information including submitted to the Company, including but not limited to the aforementioned, are accurate and complete at the time such information was reported. All submitted information comprise the INSURED'S agreements and representations, and knowledge that this Policy is issued in reliance upon the truth of such representations and that this Policy Declarations, Provisions, and Endorsements embody all agreements existing between all INSUREDS and the Company and supersede any prior express or implied agreements relating to this Policy.

   The NAMED INSURED acknowledges and agrees that the Application and any other information submitted by the NAMED INSURED is incorporated into, and is part of, this Policy. The NAMED INSURED also acknowledges and agrees that the representations and warranties and contained in the Application or in any other information submitted by the NAMED INSURED in an effort to procure this Policy, are complete, true and correct and that the Company issued this Policy in specific reliance upon the representations and warranties contained in the Application and in any other information submitted by the NAMED INSURED.

10. Independent Counsel: In the event the INSURED is entitled by law to select independent counsel to defend the INSURED at the Company's expense, the attorney fees and all other litigation expenses the Company must pay to that counsel are limited to the rates the Company actually pays to counsel the Company retains in the ordinary course of business in the defense of a similar CLAIM or in the community where the CLAIM arose or is being defended.

    Additionally, the Company may exercise the right to require that such counsel have certain minimum qualifications with respect to their competency, including experience in defending CLAIMS similar to the one pending against the INSURED and to require such counsel to have errors and omissions insurance coverage. As respects any such counsel, the INSURED agrees that counsel will timely respond to the Company's requests for information regarding the CLAIM. Furthermore, the INSURED may at any time, by its signed consent, freely and fully waive its right to select independent counsel.

11. Inspection and Audit: Any of the Company's authorized representatives shall have the right and opportunity, but not the obligation, when the Company so desires, to interview persons employed by the INSURED and to inspect at any reasonable time, during the POLICY PERIOD or thereafter, the INSURED'S premises, equipment, operations, COVERED LOCATIONS and all improvements, structures, products, ways, works, machinery and appliances thereon; but neither the Company nor its representatives shall assume any responsibility or duty to the INSURED or to any other party, person or entity, by reason of such right or inspection. Neither the Company's right to make inspections, nor the actual undertaking thereof nor any report thereon shall constitute an undertaking on behalf of the INSURED or others, to determine or warrant that property or operations are safe, healthful or conform to acceptable engineering practices or are in compliance with any law, rule or regulation. The NAMED INSURED agrees to provide access to appropriate personnel to assist the Company's representatives during any inspection. The Company shall also have the right to examine or audit any financial records of the NAMED INSURED to inspect for accuracy in reporting income or revenue as represented and warranted in the Application. Premium audits may be processed as a result of such inspection, after any policy expires or is terminated. Premium adjustment calculations shall determine additional premiums due, if any, and shall not result in any mid-term downward adjustment of premium.

12. Material Change in Risk: The INSURED must endeavor to notify the Company, in writing, of any change in operations which materially increases the risk from that originally assumed by the Company at Policy inception. Any failure by the INSURED to notify the Company may void all additional risk presented to the Company, if that failure to notify the Company presents additional exposure that the company has not had the opportunity to assess or receive due consideration for. The Company reserves the right to rescind all coverage offered under this policy, accordingly.

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13. Mediation and Deductible Credit: If the INSURED and the Company agree to use Mediation to resolve a covered CLAIM, and is completely resolved by such Mediation, the INSURED's Deductible obligation will be reduced by 75%, subject to a maximum monetary reduction of $35,000. For the purpose of this paragraph, Mediation means a non-binding process where a neutral panel of individuals assist the parties to reach their own settlement. When this occurs, we will reimburse the NAMED INSURED as soon as practical for any qualifying deductible amount which was already paid by the NAMED INSURED prior to the Mediation.

14. Minimum Earned Premium: If this Policy is cancelled at the request of any NAMED INSURED, the total retained by the Company shall not be less than 25.00%.

15. Nonrenewal: The Company may non-renew this Policy by mailing or delivering to the NAMED INSURED at the address stated on the Declarations Page, or any endorsement amending the Declarations Page, written notice of nonrenewal at least sixty (60) days before the expiration date of this Policy. The offer of Policy terms, conditions or premium different than those in effect prior to renewal, shall not constitute non-renewal.

16. Other Insurance:

Commercial General Liability Coverage Only:

a. Primary Insurance: This insurance is primary except when b. below applies.
b. Excess Insurance:
   (1) This insurance is excess over any other insurance, whether primary, excess, contingent or on any other basis:
      (a) That is Fire, Extended Coverage, Builder's Risk, Installation Risk or similar coverage for "your work";
      (b) That is Fire insurance for premises rented to you or temporarily occupied by you with permission of the owner;
      (c) That is insurance purchased by you to cover your liability as a tenant for "property damage" to premises rented to you or temporarily occupied by you with permission of the owner;
      (d) If the loss arises out of the maintenance or use of aircraft, "auto" or watercraft to the extent not subject to Exclusion g. of Coverage A (SECTION I); or
      (e) That is valid and collectible insurance available to you under any other policy.

   (2) When this insurance is excess, we will have no duty under Coverages A or B to defend the insured against any "suit" if any other insurer has a duty to defend the insured against that "suit." If no other insurer defends, we will undertake to do so, but we will be entitled to the insured's rights against all those other insurers.

   (3) When this insurance is excess over other insurance, we will pay only the amount of the loss, if any, that exceeds the sum of:
      (a) The total amount that all such other insurance would pay for the loss in the absence of this insurance; and
      (b) The total of all deductible and self-insured amounts under all other insurance.

   If a loss occurs involving two or more policies, each of which states that its insurance will be excess, then our policy will contribute on a pro rata basis.

All Other Coverage Parts except the Environmental Impairment Liability Coverage Part: If any part of either LOSS or CLAIMS EXPENSE are covered under this Policy and any other valid and collectible current, prior or subsequent Policy(ies) issued by any other insurer, this Policy shall provide coverage for such LOSS or CLAIMS EXPENSE on a pro rata basis with such other policy according to the applicable Limits of Liability of the applicable Coverage Part and such other policy. This coverage shall apply on an excess basis over any and all Project Specific Policies.

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This insurance shall in no way be increased or expanded as a result of the receivership, insolvency, or inability to pay of any insurer with respect to both the duty to indemnify and the duty to defend. This also applies to the INSURED while acting as a self-insured for any coverage. The INSURED shall promptly upon the request of the Company provide the Company with copies of all policies potentially applicable against the liability to which this Policy applies.

The Company's obligation to make any payment for TRANSPORTATION shall be on an excess and non-contributory basis over any other primary and excess insurance available to the INSURED, whether collectible or not.

17. Primary Non-Contributory: Except as otherwise specified herein, this Policy shall be considered primary to any similar insurance held by third parties with respect to "your work," YOUR SERVICES and PROFESSIONAL SERVICES performed by you under any written contractual agreement with such third party. It is further agreed that any other insurance which person(s) or organizations(s) as referenced above may have, is excess and non-contributory to this insurance.

18. Severability: Except with respect to the Limits of Liability, and any rights or duties specifically assigned in this Policy to the NAMED INSURED, this insurance applies as if each NAMED INSURED were the only NAMED INSURED and separately to each INSURED against whom a CLAIM is made. Notwithstanding the foregoing, where no coverage is afforded under this policy to the NAMED INSURED, no coverage is afforded to any INSURED under this policy.

19. Sole Agent: The NAMED INSURED first listed in the Declarations shall be deemed agent of, and act on behalf of, all other INSUREDS, if any, with respect to all matters involving this policy, including the payment or return of premium, payment of all deductibles, receipt and acceptance of any endorsement issued to form a part of the Policy, giving and receiving notification of cancellation or non-renewal, and the exercise the Policy of the rights provided in the Extended Reporting Period clause, if applicable. The Company shall have the right to seek indemnification from any INSURED or any other person who may be legally liable for the debts of the NAMED INSURED.

20. Transfer or Recovery Rights: If the Company pays any amount or incurs CLAIM EXPENSE under this Policy, the Company shall be subrogated to the rights of recovery of each INSURED, against any person, firm or organization. All INSUREDS shall execute and deliver instruments and papers and do whatever else is necessary to secure such rights, including without limitation, assignment of the INSURED rights against any person or organization on account of which the Company made payment or incurred coverage expense under this Policy. The INSURED shall do nothing to waive or prejudice such rights either prior or subsequent to any CLAIM.

21. Transfer of the NAMED INSURED'S Rights and Duties: The NAMED INSURED'S rights and duties under this policy may not be transferred without the Company's written consent except in the case of death of an individual NAMED INSURED. If an individual NAMED INSURED dies, their rights and duties will be transferred to the NAMED INSURED'S legal representative, but only while acting within the scope of duties as the NAMED INSURED'S legal representative. Until the NAMED INSURED'S legal representative is appointed, anyone having proper temporary custody of the NAMED INSURED'S property will have the NAMED INSURED'S rights and duties, but only with respect to that property.

22. Waiver of Subrogation: The Company waives any right of recovery it may have against any person(s) or organization(s) to whom the NAMED INSURED agrees, in a written contract, to provide a waiver of subrogation because of payments the Company makes for injury or damage arising out of the YOUR SERVICES done under a contract with that person or organization. This status exists only for the project specified in that contract. Under no circumstances shall this provision act to extend the policy period, change the scope of coverage, or increase the Aggregate Limits of Insurance scheduled in the VIRTUE PACK Service Business Package Policy Declarations or in any Supplemental Declarations. This paragraph shall not apply to the Environmental Impairment Liability Coverage Part.

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23. Claim and Loss Apportionment. If a Claim made against an Insured includes both covered and uncovered allegations, or is made against an Insured and others not insured, the Insured and the Company recognize that there must be an allocation between covered and uncovered Claim Expenses and Loss payments, if any. The Insured and the Company shall use good faith efforts to agree upon a fair allocation between covered and uncovered Claims, Claim Expenses, and Loss taking into account the relative legal and financial exposures, and the relative benefits obtained in connection with the defense and/or settlement of the Claim by the Insured or others.
    a. If the Insured and the Insurer are unable to agree on the amount of the allocation, then the Company shall pay only those amounts (excess of the Deductible) which the Company deems to be fair and equitable until a different amount shall be agreed upon or determined pursuant to the terms of this Policy.
    b. The Company may advance Claims Expenses and or Loss and pursuant to this paragraph prior to the final disposition of any such Claim, provided such Claim is covered by this Policy. Any such advance shall be on the condition that:
        (1) the appropriate Deductible has been satisfied; and
        (2) any amounts advanced by the Company shall serve to reduce the Limit of Liability stated in the Declarations to the extent they are not in fact repaid; and
        (3) the Insured and the Company have agreed upon the portion of the Claims Expenses or Loss attributable to covered Claims against the Insureds; provided, however, if no agreement, the Company shall pay Costs of Defense as specified herein; and
        (4) in the event it is finally established that the Company has no liability under the Policy for such Claim, the Insured will repay the Company all Claims Expenses and/or Loss advanced by virtue of this provision.

All other policy terms and conditions shall remain the same.

PLEASE READ THIS ENDORSEMENT CAREFULLY AND COMPLETELY. THIS ENDORSEMENT CHANGES THE POLICY. ALL OTHER TERMS AND CONDITIONS REMAIN THE SAME.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

BUSINESS AUTO POLICY PLUS ENDORSEMENT

This endorsement modifies insurance provided under the following:

BUSINESS AUTO COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by the endorsement.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated below.

Named Insured:

Endorsement Effective Date:

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W. TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US

A. ADDITIONAL INSURED – AUTOMATIC STATUS

Item A.1.c. of SECTION II –COVERED AUTOS LIABILITY COVERAGE,WHO IS AN INSURED is deleted and replaced with the following:

c. Anyone liable for the conduct of an "insured" described above but only to the extent of that liability. This includes, but is not limited to, any person or organization for whom you are performing operations when you and such person or organization have agreed in a written contract or a written agreement that such person or organization be added as an additional insured on your policy. Such person or organization is an additional insured under this policy only with respect to liability caused in whole or in part by your acts or omissions in the performance of your ongoing operations for the additional insured. A person or organization's status as an additional insured for ongoing operations under this policy ends when your operations for the additional insured are completed or when this policy is cancelled, whichever occurs first.

B. BROADENED INSURED

The following paragraph is added to SECTION II –A.1. WHO IS AN INSURED:

d. Any organization of yours, other than a partnership or joint venture, of which you own a financial interest of more than 50% as of the effective date of this Coverage part, will qualify as an "insured". However, such organization will not qualify as an "insured" if it is also an "insured" under another policy, other than a policy written to apply specifically in excess of this Coverage Part or would be an "insured" under such policy but for its termination or the exhaustion of its limits of insurance. Each such organization remains qualified as an "insured" only while you own a financial interest of more than 50% in the organization during the policy period.

e. Any organization that is acquired or formed by you, other than a partnership or joint venture, of which you own a financial interest of more than 50% will qualify as an "insured". However, such organization will not qualify as an "insured" if it is also an "insured" under another policy, other than a policy written to apply specifically in excess of this Coverage Part or would be an "insured" under such policy but for its termination or the exhaustion of its limits of insurance. Each such organization remains qualified as an "insured" only while you own a financial interest of more than 50% in the organization during the policy period.

This provision does not include:

(1) any organization 180 days or more after its acquisition or formation; or

(2) "bodily injury", "property damage" or "covered pollution cost or expense" caused by an "accident" that occurred before you acquired or formed the organization.

C. DUTIES IN THE EVENT OF AN ACCIDENT, CLAIM, SUIT OR LOSS CONDITION

The following paragraph is added to the end of Paragraph A. 2., SECTION IV – BUSINESS AUTO CONDITIONS:

Your obligation to notify us promptly of an "accident", claim, "suit" or "loss" is

satisfied if you send us written notice as soon as practicable after any of your executive officers, directors, partners, insurance managers, legal representatives, or "employees" authorized by you to give or receive notices becomes aware of or should have become aware of such "accident", claim, "suit" or "loss".

If you report an "accident" or "loss" to your workers compensation insurer which later becomes a claim under this coverage part, failure to report such "accident" or "loss" to us at the time of the "accident" or "loss" will not be considered a violation of this Condition, if you notify us as soon as practicable when you become aware that the "accident" or "loss" has become a liability claim.

D. UNINTENTIONAL FAILURE TO DISCLOSE ALL HAZARDS

The following paragraph is added to Paragraph B. of SECTION IV – BUSINESS AUTO CONDITIONS:

Based on our reliance on your representations of existing hazards, if you unintentionally fail to disclose all such hazards prior to the beginning of the policy period of this Coverage Part, we shall not deny coverage under this Coverage Part because of such failure.

E. RESULTANT MENTAL ANGUISH

The definition of "bodily injury" is SECTION V- DEFINITIONS is replaced by the following"

"Bodily injury" means bodily injury, sickness or disease sustained by any person, including mental anguish or death resulting from any of these.

F. AMENDMENT OF FELLOW EMPLOYEE LIABILITY EXCLUSION

The Fellow Employee Exclusion contained in Section II – Covered Autos Liability Coverage does not apply if the "bodily injury" results from the use of a covered "auto" you own or hire. The insurance granted under this provision is excess over any other collectible insurance

G. EMPLOYEES AS INSUREDS

The following is added to the SECTION II –COVERED AUTOS LIABILITY COVERAGE, Paragraph A.1. Who Is An Insured provision:

Any "employee" of yours is an "insured" while using a covered "auto" you don't own, hire or borrow in your business or your personal affairs.

H. EMPLOYEES HIRED AUTOS

The following is added to the SECTION II –COVERED AUTOS LIABILITY COVERAGE, Paragraph A.1. Who Is An Insured provision:

Any "employee" of yours is an "insured" while operating an "auto" hired or rented under a contract or agreement in that "employee's" name, with your permission, while performing duties related to the conduct of your business.

SECTION IV – BUSINESS AUTO CONDITIONS, B. General Conditions, 5.b. Other Insurance is replaced by the following:

For Hired Auto Physical Damage Coverage, the following are deemed to be covered "autos" you own:

1. Any covered "auto" you lease, hire, rent or borrow; and
2. Any covered "auto" hired or rented by your "employee" under a contract in that individual "employee's" name, with your permission, while performing duties related to the conduct of your business.

However, any "auto" that is leased, hired, rented or borrowed with a driver is not a covered "auto".

I. INCREASED BAIL BONDS AND LOSS OF EARNINGS

SECTION II – COVERED AUTOS LIABILITY COVERAGE, A.2. Coverage Extensions, a. Supplementary Payments is amended by:

1. Replace the $2,000 limit for cost of bail bonds with $5,000 in paragraph (2); and
2. Replace the $250 a day limit for reasonable expenses including actual loss of earnings with $500 a day in paragraph (4).

J. INCREASED TRANSPORTATION EXPENSE – TOTAL THEFT OF A COVERED AUTO

SECTION III – PHYSICAL DAMAGE COVERAGE, A.4. Coverage Extensions, a. Transportation Expenses, is amended by replacing $20 per day with $60 per day, and the $600 maximum with $1,800 maximum.

This extension applies to all covered "autos" with a Gross Vehicle Weight of less than 10,001 pounds.

K. INCREASED LOSS OF USE EXPENSES

SECTION III – PHYSICAL DAMAGE COVERAGE, A.4. Coverage Extensions, b. Loss Of Use Expenses, is amended by replacing $20 per day with $60 per day, and the $600 maximum with $1,800 maximum.

L. ACCIDENTAL DISCHARGE OF AIRBAG COVERAGE

The following is added to Exclusion B.3.a. of SECTION III – PHYSICAL DAMAGE COVERAGE:

However, this exclusion does not apply to the accidental discharge of an airbag.

M. GLASS REPAIR DEDUCTIBLE WAIVER

The following is added to paragraph D. of SECTION III – PHYSICAL DAMAGE COVERAGE:

No deductible applies to glass damage if the glass is repaired in a manner acceptable to us rather than replaced.

N. COLLISION DEDUCTIBLE WAIVER

The following is added to paragraph D. of SECTION III – PHYSICAL DAMAGE COVERAGE:

When a covered "auto" insured for Collision coverage under this policy collides with another "auto" we insure, the Collision deductible applicable to the covered "auto" or "autos" insured under this policy shall not apply.

O. INCREASED LIMIT FOR ELECTRONIC EQUIPMENT

Section III PHYSICAL DAMAGE COVERAGE C.1. b. is amended by replacing the $1,000 with $2,500.

P. TOWING

SECTION III – PHYSICAL DAMAGE COVERAGE, A.2. Towing, is replaced by replacing the following:

2. Towing

We will pay up to $75 for towing and labor costs incurred each time an "auto" with a Gross Vehicle Weight of less than 10,001 pounds is disabled if the declarations indicate that either Comprehensive Coverage or Specified Causes of Loss Coverage and Collision Coverage are provided for that "auto".

Q. AUTO LOAN/LEASE GAP COVERAGE

The following is added to SECTION III – PHYSICAL DAMAGE COVERAGE:

In the event of a total "loss" to a covered "auto" shown in the Schedule or Declarations, we will pay any unpaid amount due on the lease or loan for a covered "auto", less:

1. Overdue payments and financial penalties associated with those payments as of the date of the "total loss";
2. The carryover, transfer or rollover of a previous outstanding lease or loan

balance from another vehicle to the original lease or loan for the scheduled "auto";

3. The dollar amount of any unrepaired damage which occurred prior to the total "loss" of the scheduled "auto";
4. All refunds paid or payable to you as a result of the early termination of the lease of loan agreement or, to the extent financed, as a result of the early termination of any warranty or extended service agreement on the scheduled "auto";
5. Financial penalties imposed under a lease agreement for high mileage, excessive use or abnormal wear and tear;
6. Nonrefundable security deposits; and
7. Costs for extended warranties, Credit Life Insurance, Health, Accident or Disability Insurance purchased with the loan or lease.

The following is added to paragraph A. Loss Conditions of SECTION IV – BUSINESS AUTO CONDITIONS:

Lease/Loan Gap Coverage shall apply to the remaining term of the original lease or loan agreement written on the scheduled "auto" at the time of total "loss".

R. PERSONAL EFFECTS COVERAGE

The following is added to SECTION III – PHYSICAL DAMAGE COVERAGE, A.4. Coverage Extensions:

c. Personal Effects

We will pay up to $500 for "loss" to personal effects which are:

(1) owned by an "insured"; and

(2) in or on a covered "auto".

This coverage applies only in the event of a total theft of a covered "auto". No deductible applies to this coverage. Tapes, records, discs or other similar devices used with audio, visual or data electronic equipment are not considered personal effects.

S. LOCKSMITH SERVICES

The following is added to SECTION III – PHYSICAL DAMAGE COVERAGE, A.4. Coverage Extensions:

d. Locksmith Services

We will pay up to $100 for necessary locksmith services incurred because keys to a covered "auto" have been lost, stolen or damaged. No deductible applies to this coverage.

T. TAPES, RECORDS AND DISCS COVERAGE

Exclusion B.4.a. of SECTION III – PHYSICAL DAMAGE COVERAGE does not apply.

The following is added to SECTION III – PHYSICAL DAMAGE COVERAGE, A.4. Coverage Extensions:

e. Tapes, Records And Discs Coverage

Under Comprehensive Coverage we will pay for "loss" to tapes, records, discs or other similar devices used with audio, visual or data electronic equipment. We will pay only if the tapes, records, discs or other similar audio, visual or data electronic devices:

(1) Are your property or that of a family member or employee

(2) Are in a covered "auto" at the time of "loss".

The most we will pay for "loss" is $200.

U. HIRED AUTO PHYSICAL DAMAGE

If hired "autos" are covered "autos" for Covered Autos Liability Coverage, then

Comprehensive and Collision coverages are extended to an "auto" you lease, hire, rent, or borrow subject to the following:

1. The most we will pay for "loss" to any leased, hired, rented, or borrowed "auto" is the Actual Cash Value or the cost to repair the "auto", whichever is smallest.
2. The deductible for Hired Auto Physical Damage will be equal to the largest deductible applicable to any owned "auto" scheduled on this policy for that coverage. No deductible applies to loss by fire or lightning.
3. If the "loss" to the leased, hired, rented, or borrowed "auto" is covered by Comprehensive Coverage, and if no owned "auto" scheduled on this policy is insured for Comprehensive Coverage, a $100 deductible will apply to the "loss".
4. If the "loss" to the leased, hired, rented, or borrowed "auto" is covered by Collision Coverage, and if no owned "auto" scheduled on this policy is insured for Collision Coverage, a $1,000 deductible will apply for the "loss".

V. HIRED PRIVATE PASSENGER AUTOS AND LIGHT TRUCKS – WORLDWIDE COVERAGE

Paragraph b. 7.5.(1) of Section IV – BUSINESS AUTO CONDITIONS – Policy Period, Coverage Territory is replaced by the following:

Anywhere in the world if a covered "auto" of the private passenger type or a light truck with Gross Vehicle Weight less than 10,001 pounds is leased, hired, rented or borrowed without a driver for a period of 30 days or less.

W. TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US

The following is added to Section IV – BUSINESS AUTO CONDITIONS A.5. Transfer Of Rights Of Recovery Against Others To Us:

We waive any right of recovery we may have against any person or organization to the extent required of you under a written contract executed prior to any "accident" or "loss", provided the "accident" or "loss" arises out of operations contemplated by such contract. This waiver applies only to the person or organization designated in such contract.

6.0 PROFESSIONAL SERVICES AGREEMENT

6.0 Professional Services Agreement

Our team at NorrisLeal, LLC has thoroughly reviewed the Professional Services Agreement, and we acknowledge that we understand its contents. We are fully aware of the prerequisite insurance requirements and are prepared to meet and exceed those requirements as specified in the agreement.

If selected for the project, NorrisLeal, LLC is committed to entering into the Professional Services Agreement in accordance with the terms and conditions outlined. We understand the importance of compliance and adherence to contractual obligations, and we assure you that we will approach this partnership with the utmost professionalism and dedication.

7.0 CONTACT INFORMATION

7.0 Contact Information

For over 40 years, NorrisLeal has proudly nurtured deep roots in the local community of the Rio Grande Valley. With our longstanding commitment to the region, we understand the unique dynamics and needs of the area**. Our strategic presence is fortified by local offices in Edinburg and Harlingen**, strategically positioned to cater to the diverse requirements of the City of Edinburg and its projects. This local presence not only underscores our dedication to the community but also ensures that **we are readily accessible** to meet the evolving needs of our clients.

NorrisLeal Firm Contacts

Name: Jesus Leal, P.E.
Title: Principal
Mobile: 956.535.1453
Email: jleal@norrisleal.com

Name: Jose Leal, P.E., Senior Project Manager
Title: Senior Project Manager
Mobile: 956.827.0161
Email: jose.leal@norrisleal.com

Bill Norris, P.E., Principal
NorrisLeal, LLC
12400 W. Hwy 71
Suite 350-306
Austin, TX 78738
Ph: 512. 983.1449
E: bnorris@norrisleal.com

Rio Grande Valley Offices

4451 South Jackson Road, Suite D
Edinburg, TX 78539

1222 E. Tyler Avenue
Harlingen, TX 78550

Texas Registration Number: F-14803
SAM ID: GK4MMKY5HGH7
Certified Veteran Owned Small Business

If selected, Jesus Leal, P.E., Principal, and Jose Leal, P.E., Senior Project Manager, will serve as the key points of contact for NorrisLeal. They are readily available to support the City of Edinburg staff and address all project needs.

THE CITY OF Edinburg

City Officials

Ramiro Garza Jr.
Mayor

Daniel "Dan" Diaz
Mayor Pro Tem

Jason De Leon
Councilmember Place 2

David Salazar, Jr.
Councilmember Place 3

David White
Councilmember Place 4

Myra L. Ayala
City Manager

THE CITY OF Edinburg Engineering

Mardoqueo Hinojosa, P.E., CFM, CPM
City Engineer

Statement of Qualifications

for

Professional Engineering Services RFQ #: 2024-9

July 16, 2024

PREPARED FOR:
City of Edinburg
415 W. University Drive
Edinburg, TX 78541

PREPARED BY:

PCE Perez Consulting Engineers

***PCE* - Perez Consulting Engineers**
Texas Registered Engineering Firm F-2158
808 Dallas Avenue
McAllen, Texas
956-631-4482

Statement of Qualifications

for

Engineering Services Rotation

RFQ No: 2024-9

Engineering Department

Mardoqueo Hinojosa, P.E., CFM, CPM;
City Engineer

July 16, 2024

PREPARED BY:

Perez Consulting Engineers
Texas Registered Engineering Firm F-2158

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1. TRANSMITTAL LETTER

Perez Consulting Engineers, LLC (PCE) is pleased to submit our Statement of Qualifications for the City of Edinburg Professional Engineering Services RFQ. Having previously worked with various Municipalities, our company is familiar with the procedures for smooth project design and construction. This familiarity and knowledge can help provide insightful information that will offer improvement alternatives and achieve the desired goals.

PCE's office is located at 808 Dallas Avenue in McAllen, Texas. All engineering project work will be performed at this location. Any questions could be directed to our President, J. David Perez, P.E. via email at dp@perezce.com or Jorge D. Perez, P.E., R.P.L.S., Vice President via email at jdp@perezce.com. Both David and Jorge Perez are authorized to bind the firm to contract and can be reached at 956.631.4482.

To date, no addendums have been issued.

Perez Consulting Engineers, throughout its' long history, has developed a broad knowledge of regional characteristics that can affect engineering design projects, including geology, hydrology, soils conditions, weather and indigenous habitat having previously performed numerous engineering design projects for roadways, drainage systems as well as water and wastewater projects within the Rio Grande Valley and the surrounding areas.

Mr. Jorge D. Perez and PCE have been providing Civil Engineering services throughout the Rio Grande Valley and the South Texas area since 1976; including site planning, site development, water and sanitary sewer design, drainage, flood control and public works engineering for Cities such as McAllen, San Juan, Brownsville, Harlingen, Lyford, and Rio Grande City.

PCE has a well-qualified staff equipped to meet all the City's drainage needs. We have successfully demonstrated to our Clients the capability to study, advise, plan, and design a project such as that being contemplated by the City. We appreciate this opportunity to present our qualifications and show our commitment to the City of Edinburg and once more wish to express our most genuine interest in providing our services to you.

PCE's DESIGN TEAM works in TOTAL CONSULTATION with two PCE Professional Engineers to analyze design and construction alternatives. This TOTAL PCE ENGINEERING DESIGN CONSULTATION brings to our clients good, analyzed engineering considerations incorporated into the Project.

We appreciate the opportunity to present our qualifications to the City of Edinburg and wish to express our most genuine interest in providing our services to you.

Respectfully submitted,
Perez Consulting Engineers, LLC

J. David Perez, P.E.
President

2. FIRM QUALIFICATION AND EXPERIENCE

QUALIFICATIONS

CURRENT WORKLOAD

Perez Consulting Engineers is currently working in design of various civil engineering projects involving educational facility site plans, drainage systems, sanitary sewer collection systems, irrigation system improvements in the South Texas area. Collectively, these projects are approximately 80% complete. PCE's workload is such that it can assign a project engineer to start with the proposed projects as soon as awarded.

It is important that the City of Edinburg feel comfortable knowing that its needs will be met in a timely manner and within schedule. PCE has always been committed to providing our clients a high level of service that is both timely and will meet budgetary constraints.

PROJECT APPROACH

Perez Consulting Engineers, having previously done services for The City of Edinburg, has successfully demonstrated its' capability for fulfilling all scope of services required for the various anticipated projects, all within time and budget. With our familiarity with the City of Edinburg, Railroad Company, TxDOT, Irrigation and Drainage Districts' staff members and policies, we have the knowledge and experience in dealing with the proper key entities involved as stakeholders for such an engineering assignment. We eagerly await the opportunity to once more serve The City of Edinburg based on our merit, experience, and reputation as Civil Engineers.

Summary of Project Approach Tasks and Schedules:

The following is a basic outline of the approach for the various projects. Depending on the project, additional meetings and coordination will need to be conducted as required. Notice that PCE has two very experienced Registered Professional Engineers and an Engineer In Training, all working in a collaborative manner to give the client the most efficient and cost-effective outcome to the assignment.

Preliminary Phase

During this Phase of the Project, PCE will meet with the City of Edinburg Officials to clearly understand the anticipated goals and expectations such as the desired permissible levels of flood protection, budget, and schedules for the Project (s). PCE will:

- Meet with City of Edinburg Officials and other stakeholders at a Preliminary Design Conference to establish fundamental aspects, concepts and design criteria and goals of the project and to gather existing information including Drainage Maps and Studies, Drainage Master Plans, Topographic Maps and other related information relative to the Project.
- Request and receive any additional information such as right-of-way limitations for improvements, existing easements, geotechnical reports, and reports from the City.

- As required, along with City Staff, if applicable meet with the Drainage District, Texas Department of Transportation, City Utility Department, Irrigation District(s), Gas Company and other private and public institutions such as the School District and other utilities for coordination of possible conflicts, phasing of the project, permitting requirements and any other matter related to the anticipated design and construction.

- Prepare a Preliminary Engineering Report including related Hydraulic and Hydrological calculations, contributing drainage areas, proposed improvement alignment(s), design criteria, as well as recommendations and cost estimates for the proposed improvements and other options as applicable.

- After City Staff review of the Report, prepare preliminary layout plans based on the approved preferences and options and submit to City of Edinburg staff for review and approval.

Design Phase

- Based on the City of Edinburg's approved option, PCE will conduct detailed engineering and topographical ground surveys, public and private utility locations from field data and record, land acquisition surveys (if required), all performed with adequate information to prepare a detailed digital Base Map to be used for the preparation of plans.

- Prepare Final Plans and Specifications of the approved work.

- Prepare and submit regulatory permits as required, such as Texas Department of Transportation, Railroad, Drainage District, etc.

- Prepare Construction Specifications, Contract and Bidding Documents

Bidding Phase

- Assist the City in scheduling and conducting a Pre-Bid Conference with prospective bidders

- Assist the City staff with the bidding process, including replying to any bidder questions and conducting the bid opening.

- Prepare Bid Tabulations and analyze, study, and evaluate the bids and bidder's qualifications received to ensure their accuracy and prepare a "Letter of Recommendation" to the City Commission for consideration to consider award of the Project.

Construction Phase

- Conduct Pre-construction conference with the Contractor, Engineering, Utility, and Public Works Departments, and any other stakeholders such as gas company, drainage district officials, Texas Department of Transportation, Telephone Company and other affected utilities or institutions.

- Perform periodic site visits to assure that the project is proceeding in accordance with the plans and specifications and in the schedule specified.

- Along with the City Staff, conduct regular scheduled progress meetings with the contractor and other City Departments and stakeholders.

- Assist the City staff with all Request for Information (RFI's) from the Contractor, if any.
- Assist the City in the preparation of Change Orders (if any).
- Assist the City of Edinburg Staff with review of periodic and final estimates and general representation for the construction of the project.
- Assist City of Edinburg staff with the project closeout.

Throughout all the different Phases of the Project, PCE will conduct regular monthly (or bi-weekly) progress meetings with the City of Edinburg Officials, Staff and Stakeholders as required to assure that the designs and preparation of the plans are meeting the City's expectations and schedules and during the Construction Phase, to ensure that all the construction is being conducted in accordance with the Plans and Specifications. In the Progress Meetings, PCE may also include other entities, such as the Texas Department of Transportation, Drainage District, etc., as well as other regulatory agencies and interested parties to make certain that all aspects and conflicts (if any) of the project are being discussed and resolved.

We understand that the growth of the City of Edinburg calls for some projects to be on **FAST-TRACK ENGINEERING** and **CONSTRUCTION SCHEDULES** and it will be implemented as needed to provide timely delivery of submittals and completion of all the Tasks. PCE is cognizant of deadlines and schedules. PCE will incorporate in their plans and Contract Documents, Construction Phasing Schedules and **CONSTRUCTION METHODS** to expedite Construction. PCE's commitment to The City of Edinburg is to PARTNER with CITY STAFF to assure timely and **QUALITY** results.

Throughout the Preliminary, Design and Construction phases of the project, PCE will conduct bi-weekly (or more frequent) progress meetings with the City of Edinburg's Officials to assure that the designs and preparation of the plans are proceeding to the City's expectations. PCE will also meet with other entities, such as drainage district officials, irrigation district officials, and other interested parties to ensure all aspects of the project are taken care of.

As a client-oriented firm, we are committed in providing careful and full attention to each of our client's needs and expectations. We have earned the trust and respect of clients which we have worked for in the past and invite you to contact these clients. We are proud that the greater part of our work is repeat business and from satisfied clients or because of referrals of these clients.

All work will be performed at the 808 Dallas office. It is important to us that The City knows that the Projects will be completed in a timely manner and within schedule. Our workload is such that it can assign a project engineer to start with the proposed projects as soon as awarded. Our company will add more personnel as workload increases.

PROJECT EXPERIENCE



City of Edinburg Stadium and Dawson Drive Drainage Project - Perez Consulting Engineers was selected to perform a detailed Hydrologic and Hydraulics (H&H) study and report to determine causes of local flooding in the Stadium and Dawson Drive vicinity of the City of Edinburg.

To aid in the analysis of the specific identified targeted areas of concern, PCE performed a detailed watershed analysis with the aid of an aerial survey implementing *Laser Imaging Detection and Ranging Technology (LIDAR)* for the designated area to provide a clear understanding of the drainage pattern characteristics. The work will require coordination of the Edinburg School District as well as the Hidalgo County Drainage District No. 1

PCE is using its findings to develop plans and specifications to provide solutions and alternate solutions for the drainage deficiencies within the study area.

City of San Juan Engineer on Record; San Juan, Texas - Perez Consulting Engineers performed review of subdivision plats and engineering plans for infrastructure improvements including paving, drainage, water and sanitary sewer. Engineer performed periodic visits to assure compliance with the City of San Juan Standard Subdivision Development Guidelines.

PCE Engineers also assisted the City of San Juan Staff in the development of the "Standard Design Guide for Public Infrastructure Improvements" to standardize construction of public works within the City of San Juan. These Standards were implemented by City Ordinance in September 2016.

City of San Juan Paving Improvements Phase 1; San Juan, Texas - Rehabilitation of 26 streets to reach newly adopted City Standards. Project included extensive coordination by PCE with the City of San Juan to determine the best method for value. Order of priority for street reconstruction was determined based by the information obtained by the city of San Juan Pavement Maintenance Report as prepared by the University of Texas Rio Grande Valley (UTRGV).



Procurement Documents drafted using two methods. The first being the standard Rehabilitation method, most common utilized. The second was an Alternate method utilizing soil stabilizer method, open to any supplier.

East San Juan Water Improvements: San Juan, Texas PCE assisted the City of San Juan with engineering design and procurement for construction services in connection to the installation of a main water transmission line at the Cesar Chavez and US Expressway 83 intersection.



The projects objective was to open cut the west turn-around under the U.S. Expressway 83 overpass at Cesar Chavez in San Juan, TX, to install the water main of the size and class specified in the plans from the southwest corner to the northeast corner of the referenced intersection. From the northwest intersection at said location, the water main will head west for approximately 1,900 linear feet along the north side of the West Bound Frontage Road to connect with an existing water main owned and operated by the City of San Juan.



PCE worked with the Texas Department of Transportation (TxDOT) Pharr Area Office to obtain approval for the open cut request. Some of the main features consist of constructing two cast-in-place reinforced concrete conflict boxes, removal of 1-1/2" of existing asphalt surface pavement to the limits specified in the plans. Re-surface with 1-1/2" compacted TxDOT Item 340 Type D Fine Surface Dense Graded Hot Mix Asphalt Pavement.

North Water Booster Station Emergency Power Generator Improvements; Edinburg, Tx. - Prepare plans and specifications for the installation of an Emergency Electric Power Generator for the Edinburg North Water Booster Pump Station capable of providing power to 4-100 hp high-pressure potable water pumps and providing pump controls for Pump No. 4.





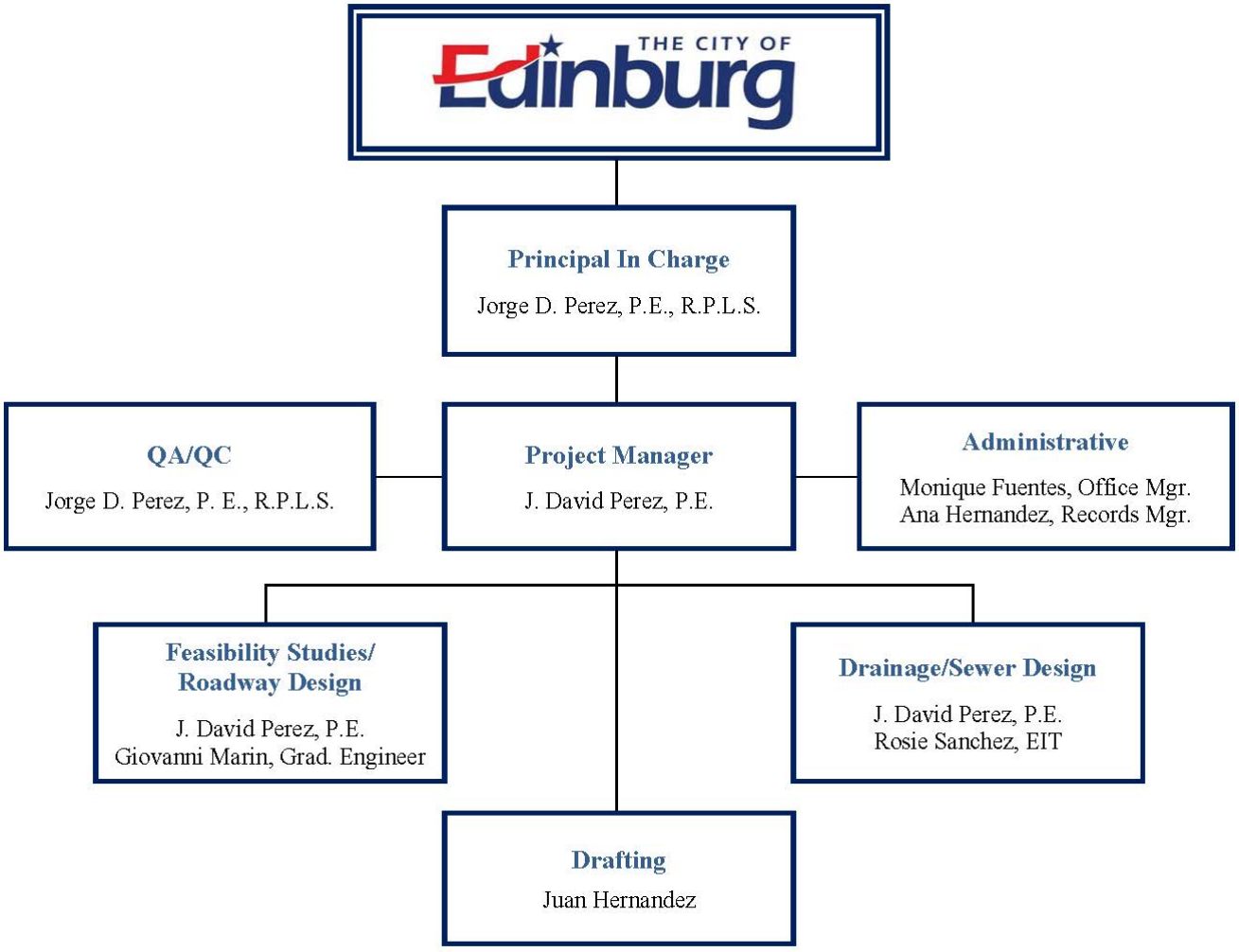
16th & Beech Sanitary Sewer Improvements Project; McAllen, Texas - Design of a 6,500 l.f. 30-inch diameter sanitary sewer outfall for the McAllen Public Utility (MPU), McAllen, Texas for the purpose of the abandonment of an existing sanitary sewer lift station constructed in 1927. The new outfall line followed the same alignment as the old existing 24" clay receiving line constructed in the 1950's and found in poor condition.

The construction of this new 30-inch PVC sanitary sewer main was part of the MPU's Master Plan and has eliminated a 4.5 MGD lift station with the construction of this new gravity line, open cut with trench depths up to 30 feet for the contract bid price of $ 4.2M.

The construction of this outfall included a 675 ft. long 26 ft. deep Microtunnel with a 30-inch Hobas tunnel pipe constructed through contaminated areas. The new gravity line alignment went along existing dedicated city streets and through existing commercial and residential areas. Public and private utility adjustments were included at conflict locations. The Project was completed on time and below the original contract amount for a savings of $85,000.

Texas 2015 Floods Disaster Recovery Appropriation - CDBG DR 4245 - City of Lyford Drainage Improvement Projects. These grant applications were recently approved and awarded during the spring of 2018 by the GLO and consists of two (2) drainage projects. Project one focus on addressing drainage deficiency in a previously identified area by the owner and currently is under preliminary design. Estimated budget is $400,000.00 including construction costs and professional fees. The second project is in early stages involving acquisition. Project two focuses in a larger area drainage area and involves construction of a regional detention basin and regional drainage pump station. The estimated budget is $1,000,000.00 including construction and professional fees.

3. TEAM MEMBER QUALIFICATIONS AND EXPERIENCE



PCE has always been committed to the *"Collaborative Engineering Design Approach"*; that is, we combine the unique individual talents and experience of each member of our Professional Engineering Staff and the City Staff to every design Project to provide the client with the best alternative for his Project and expectations.

Professional Engineers:
J. David Perez, P.E., President (PCE)
Jorge D. Perez, P.E., R.P.L.S., Senior Engineer and Vice President (PCE)

Registered Professional Land Surveyor:
Jorge D. Perez, P.E., R.P.L.S.

Engineering in Training:
Rosie Sanchez, EIT

Graduate Engineer:
Giovanni Marin

Civil CAD Technician/Designer:
Juan Hernandez, Jr

Administrative:
Monique Fuentes, Office Manager
Ana Hernandez, Administrative Assistant

Biographic Summaries
PCE employees are individuals with diverse, yet complementary, professional backgrounds. Much of our skilled employees have grown with PCE in their careers knowing the commitment to quality that makes this firm prominent and successful. Our firm currently employs Two (2) Professional Engineers, One (1) Engineer in Training, One (1) Graduate Engineer, One (1) Civil CAD/Designer Technician, and Two (2) Administrative/Clerical positions. Additional personnel will be added as workload increases.

Our Senior Engineer and Principal in Charge, **Mr. Jorge D. Perez, P.E., R.P.L.S.,** has over 50 years of experience working with Local, State, and Federal Agencies. His expertise ranges from Drainage Systems, Pump Stations, Land Development and Municipal Waterworks to Transportation and Public Works. Mr. Perez holds a Bachelor of Science in Civil Engineering from The University of Texas at Austin and is a Registered Professional Engineer and a Registered Professional Land Surveyor in the State of Texas. (See Attached Resume)

Perez Consulting Engineers, LLC also employs one other well-qualified Engineer who has experience in Site Development, Municipal Waterworks, Educational, Aviation, Paving & Drainage, and Transportation Projects.

Mr. J. David Perez. P.E. joined the PCE team in March of 2002. He brings in extensive experience in Site Development, Aviation, Municipal Wastewater Treatment and Transportation. As a Project Manager for PCE, Mr. Perez has worked on numerous Educational, Paving & Drainage and Municipal Waterworks projects in this area and has previously worked on Aviation related Projects at the DFW, Laredo, and other County Airports. Mr. Perez holds a Bachelor of Science in Civil Engineering from Texas Tech University. He is a Professional Engineer Licensed in the State of Texas. (See Attached Resume)

J. David Perez, P.E.

President, Perez Consulting Engineers, L.L.C.

Years Experience: With This Firm: 22 With Other Firm: 6.5
Education: B.S., Civil Engineering, Texas Tech University, 1995
Registration: Registered Professional Engineer, Texas # 89429

PROFESSIONAL EXPERIENCE

2002-Present: Perez Consulting Engineers, L.L.C., McAllen, Texas
1996 - 2002: Freese and Nichols, Inc., Fort Worth, Texas

Mr. J. David Perez P.E. joined Perez Consulting Engineers (PCE) in March of 2002. He brings extensive experience in Site Development, Transportation, Municipal Wastewater Treatment and Aviation. As a Project Manager for PCE, Mr. Perez has worked on numerous projects such as Paving & Drainage, Municipal Waterworks and Educational Site Development. In addition, he has previously worked on Aviation related Projects at the DFW and other County Airports.

PROJECTS WITH PCE

- **City of McAllen Drainage Bond 2018 – Group E Projects; McAllen, Texas** – Project Engineer for Group E1 - E7, including Northwest Blueline Regrade, Marigold Ave. Drainage Improvements, N. 12th St. at Esperanza Ave. Drainage Improvements, Harvey Ave. at N. Main St. Drainage Improvements, Iris, Ave. at Cynthia Ave. Drainage Improvements, and East Tamarack Ave. Drainage Improvements. Plans, Specifications, and/or reports were completed for each phase.

  E1 Project included design for new storm sewer, utility relocations and coordination, street paving, traffic control, and channel earthwork along Auburn and Future 33rd Street. The new storm sewer system was designed to alleviate flooding problems along Auburn Avenue west of 29th Street.

  Mr. Perez helped design the additional engineering services which were included by the City of McAllen to minimize flooding along the future 33rd Street north of Auburn Ave to the Ware Ridge Subdivision.

- **San Juan Paving Improvements Phase I; San Juan, Texas -** Rehabilitation of 26 streets to reach new City Standards. Project included extensive coordination by PCE with the City of San Juan to determine the best method for value. Procurement Documents drafted using two methods. The first being the standard Rehabilitation method, most common utilized. The second was an Alternate method utilizing soil stabilizer method, open to any supplier.

- **San Juan Subdivision Plans Review; San Juan, Texas -** The Engineer performed review of subdivision plats and engineering plans for infrastructure improvements including paving, drainage, water and sanitary sewer. Engineer also performed periodic visits to assure compliance with the City of San Juan Standard Subdivision Development Guidelines

- **McAllen Bond Drainage Projects (2018) McAllen, Texas** – Preparation of Plans and Specifications for the Group E Projects. This consisted of Projects E1 through E7 which included multiple Drainage projects to help alleviate local flooding and required storm sewer infrastructure.

- **City of Edinburg Stadium and Dawson Road Drainage; - Edinburg, Texas –** Perez Consulting Engineers was selected to perform a detailed Hydrologic and Hydraulics (H&H) study and report to determine causes of local flooding in the Stadium and Dawson Drive vicinity of the City of Edinburg. PCE will use the data from our report to design plans to alleviate the flooding in the area. The work will require coordination of the City of Edinburg, Edinburg School District as well as the Hidalgo County Drainage District No. 1.

- **MIA Runway 14-32/Taxiway A Safety Improvements (Hydrologic and Hydraulics Report); McAllen, Texas** – Perez Consulting Engineers (PCE) to perform a comprehensive hydraulic and hydrologic (H&H) study to provide general recommendations for the design of storm drainage facilities within the MIA and on the 10th Street and 23 rd. Street Main Drain adjacent to the McAllen International Airport (MIA) property. With the Results of the H&H, the design engineer will be able to design the proposed facilities appropriately.

- **Bentsen Road (U.S. Expressway 83 to F.M. 495); McAllen, Texas** - Design engineer for 1.75 miles by 65 feet wide of new roadway from U.S. Expressway 83 to F.M. 495 (Pecan Blvd.) including storm drainage, striping and signage, railroad crossing, Storm Water Pollution Prevention Plan, retaining wall design and traffic control.

- **Nolana Road; McAllen Texas -** Design engineer for 2,500 ft by 65 ft wide roadway extension from Bentsen Rd. to Taylor Rd. including storm drainage design and two irrigation siphons.

- **Bentsen Road (F.M. 495 to 3 Mile); McAllen, Texas -** Design Engineer for 2 miles by 65’ wide of new roadway from F.M. 495 (Pecan Blvd.) to 3 Mile Line (Buddy Owens) including storm drainage design, irrigation siphon at Daffodil Ave, signage and striping, and a drainage feasibility study.

- **Pin Oak Road; Edinburg, Texas** - Design Engineer for ½ mile of 44-foot-wide new roadway from U.S. 107 to Sprague Ave. Project included paving, drainage, traffic signal and marking & signage plan.

- **I” Road Spur (U.S. 281 to “I” Road); Edinburg Texas -** Design Engineer for a 41 foot wide roadway from U.S. 281 to “I” Road including drainage, striping and signage for the Texas Department of Transportation and the City of Edinburg.

- **City of McAllen Bentsen Road Lift Station, Sanitary Sewer and Waterline Improvements from Expressway 83 to Nolana Avenue; McAllen, Texas-** Design engineer for this $8 Million Dollar project including an 8 MGD fourplex Lift Station with control building, 5,100 feet of 18” force main, 15,000 feet of 16” waterline including appurtenances, 9,195 feet of 30 inch sanitary sewer gravity line ranging from 15’-42’ deep, 3,605 feet of 24” gravity sanitary sewer line, 1,800 feet of 18” gravity sanitary sewer line, 7,500 feet of 8”-12” sanitary sewer service line. This project included all existing utility relocations, right-of-way acquisition, TXDOT permitting, deep bores, railroad permit, and traffic control.

- **City of McAllen Bentsen Road Sewer Laterals; McAllen. Texas -** Design Engineer and Project Manager for this $1.5 Million Dollar project including sanitary sewer laterals serving the Bentsen Road service area. The project consisted of 8,700 feet of 12” gravity line, 1,325 feet of 15” gravity line, 1,515 feet of 8” gravity line (all ranging from 10 to 22 feet), boring and jacking, directional

drilling, irrigation line relocation and pavement repair. This project also included easement acquisition and TxDOT permitting.

- **City of McAllen Manhole Rehabilitation Project; McAllen, Texas -** Design engineer for the rehabilitation of 27 sanitary sewer manholes along the center of 2nd Street, and Trenton Road. This project included rehabilitating deteriorating concrete manholes by inserting fiberglass liners and new concrete bases.

PROFESSIONAL SOCIETIES

ASCE, American Society of Civil Engineers (Active Member)

JORGE D. PEREZ, P.E., R.P.L.S.

Vice President, Perez Consulting Engineers

Years Experience: With this Firm: 33 With other Firms: 19

Education: B.S., Civil Engineering
The University of Texas at Austin, 1969

Registration: Professional Engineer, Texas #34584, 1972
Professional Land Surveyor, Texas #2885, 1980

PROFESSIONAL EXPERIENCE

2001 – Present:	**PCE- Perez Consulting Engineers**
1994 - 2000:	**Perez/Freese and Nichols, L.L.C.**
1991 - 1994:	**PCE - Perez Consulting Engineers**
1972 - 1991:	**S.A. Garza Engineers, Inc.**

Jorge D Perez, P.E. has had over 40 years of experience in working with local, state and federal agencies such as the Department of Commerce (Economic Development Agency), H.U.D., Environmental Protection Agency (EPA), Texas Department of Commerce and Community Affairs Block Grants, U.S. Corps of Engineers, Texas Water Commission, Texas Water Development Board, Texas Community Development and Texas Department of Health.

PROJECTS WITH PCE

- **San Juan Paving Improvements Phase I; San Juan, Texas -** Rehabilitation of 26 streets to reach new City Standards. Project included extensive coordination by PCE with the City of San Juan to determine the best method for value.

- **San Juan Subdivision Plans Review; San Juan, Texas -** The Engineer performed review of subdivision plats and engineering plans for infrastructure improvements including paving, drainage, water and sanitary sewer. Engineer also performed periodic visits to assure compliance with the City of San Juan Standard Subdivision Development Guidelines.

- **San Juan City Engineer -** Assisted the City of San Juan Staff in the development of the "Standard Design Guide for Public Infrastructure Improvements" to standardize construction of public works within the City of San Juan. These Standards were implemented by City Ordinance in September 2016.

- **Bentsen Road Reconstruction Project; McAllen, Texas** - This project included the reconstruction of Bentsen Road from a 20 feet wide section to a 65 feet wide urban arterial for 3.8 miles from U.S. 83 to 3 Mile Line (Buddy Owens). Services include feasibility study, drainage study and report, alignment analysis along with associated public meetings, R.O.W. map, and preparation of Plans, Specifications and Estimate (PS&E) including preliminary cost estimates, utility investigations, field surveying, roadway design, and drainage design.

- **S. Bicentennial Blvd; McAllen, Texas** - This project included preparation of plans/specifications for 1500 L.F. of 65 FT. roadway. Also included was storm drainage connecting TxDOT's S. Bicentennial Blvd. Project and overpass to Wichita Street. Plans included transitions to McAllen-Miller International Airport's main entrance. Total project cost was $881,000.

- **South Sugar Road Paving Project; Edinburg, Texas** - This project included the paving and drainage improvements of South Sugar Road from S.H. 107, southerly to Canton Road in Edinburg, Texas.

- **William Cannon Drive; Austin, Texas** - This project is located on the south area of Austin from Interstate Highway 35 westerly 2 miles. This included the preparation of a preliminary report with an in-depth study of Right-of-Ways, alignment, traffic considerations, at-grade railroad crossing, lighting and irrigation for landscaped medians. Services included preliminary route surveying, right-of-way surveys and document preparation, preparation of alignment surveys, plan and profile plans, drainage plans with drainage area maps, lighting studies, spacing analysis, super elevations, irrigation connections for landscape medians, traffic channel studies, water and wastewater utility adjustments, preparation of steel bores for future utility line crossings and traffic signal conduit preparation.

- **Idela Water Mains Improvement, McAllen, Texas** – Waterline improvements for Idela Subdivision consisting of disconnecting and abandoning existing waterline and replacing with new 8" water loop to serve existing subdivision.

- **Relocation of Water Lines - F.M. 495 - Ware Road to 23rd. Street and South 23rd Street at North Levee. (1996); McAllen, Texas -** Relocation of water lines in connection with the reconstruction and widening of F.M. 495 (Pecan Blvd.) from Ware Road to 23rd Street. Also included was the re-grading of highway cross-sections at the North Floodway Levee on South 23rd Street. In addition, this included 1,900 l.f. 8" PVC water lines, road bores with associated valves, tie-ins and 250 l.f. of 12" PVC water lines at South 23rd.

- **South 10th/Service Center Sanitary Sewer Line Relocations (1998-99); McAllen, Texas -** Relocation and re-construction of existing sanitary sewer lines along the east side of South 10th street between Toronto Avenue and Wichita, and along Wichita Avenue, westerly to the McAllen-Miller International Airport at the new S. Bicentennial Blvd. Project included replacement of existing sanitary sewer lines and abandonment of existing sanitary lift station at the Public Works Service Center with 3250 l.f. of 30", 1380 l.f. of 24", 1600 l.f. of 15" and 100 l.f. of 10" sanitary sewer lines. Also included were all appurtenances and three road bores across S. 10th Street. Total Project Cost is $560,000.

- **30" Sanitary Sewer Outfall Mains, Main Lift Station and 16" Water Line – Bentsen Road; McAllen, Texas –** The project consisted of preparation of plans and specifications for the construction of a 30" sanitary sewer main outfall line and a 16" water transmission line along Bentsen Road from U.S. Expressway 83 to Nolana Avenue. The project also included the construction of a main lift station with an ultimate capacity of 8MGD. The sanitary sewer lines were constructed using the open-cut method with depths ranging from 20 to 45 feet. Ground water was encountered at various locations and mitigated with strategic placing of well points. Construction of the sewer line eliminated two lift stations in the vicinity of Daffodil Avenue. This project provided sanitary sewer service to the western-central parts of McAllen.

- **Arthur Terrace, City of McAllen -** Prepared plans and specifications for the replacement of 820 l.f. 8" PVC Sanitary Sewer Main at Arthur Terrace Subdivision from 36th street to 33rd street along the projection of Gull Avenue.

- **Cameron Park Colonia, Public Utilities Board; Brownsville, Texas -** Perez Consulting Engineers was involved with a joint venture engineering project with Gonzalez Engineering and Surveying Co. of Brownsville, Texas for the design of water and sanitary sewer service for the Cameron Park Colonia. The $5.5 Million Project Cost funded in part by the Texas Water Development Board through its Economically Distressed Areas Program (EDAP) Phase II, the Environmental Protection Agency, and the Public Utilities Board of Brownsville. Work included the preparation of an Engineering Design Report, Plans and Specifications for Water and Wastewater lines within the Colonia. This project provided both water and wastewater service to one of the Texas-Mexican Border's largest Colonias.

- **Regional Solid Waste Master Plan; Lower Rio Grande Valley -** Conducted the first Regional Solid Waste Master Plan for Hidalgo, Cameron and Willacy Counties of the Lower Rio Grande Valley. The Master Plan addressed the lack of solid waste management especially in the Colonias. City and colonia leaders were consulted and various neighborhood meetings were conducted at strategic colonias during the study period to determine particular needs and to inform residents about recycling methods and encouraging the limiting of solid waste volume into landfills. A "Pay-Per-Bag" solid waste collection pilot program was initiated in the South Tower Road Colonia where 5-gallon special coded bags were sold for $ 1.00 for disposal of household waste. The pilot program was implemented to encourage recycling of materials such as metals, glass and paper to minimize solid waste volumes going into landfills.

- **City of Edinburg EPA 201 Wastewater Project; Edinburg, Texas -** A $7 Million project funded in part by the Environmental Protection Agency through the Texas Water Development Board. Work included the preparation of a Facilities Plan, Design of Wastewater Collection Improvements, Lift Station Design (4) and design of 1.7 MGD Sewer Treatment Plant. The projected provided gravity sanitary sewer service especially for the south and east portions of the City of Edinburg service area. The construction of the line eliminated various lift stations.

PROFESSIONAL SOCIETIES

National Society of Professional Engineers

Texas Society of Professional Engineers:

- Rio Grande Valley Chapter Director
- Rio Grande Valley Chapter Treasurer
- Rio Grande Valley Chapter Secretary
- Rio Grande Valley Scholarship Chairman 1983-88
- Rio Grande Valley Chapter President 1986-87

American Society of Civil Engineers

Texas Society of Civil Engineers

Texas Society of Professional

ROSIE SANCHEZ, E.I.T.

Engineering in Training

Years' Experience: With this Firm: 6 With other Firms: -

Education: B.S., Civil Engineering, The University of Texas Rio Grande Valley

Registration: Engineer in Training, Texas #74206

Professional Experience

2018 – Present: Perez Consulting Engineers, L.L.C.

Ms. Rosie Sanchez, E.I.T., joined Perez Consulting Engineers (PCE) in July of 2018. Ms. Sanchez is a Master's Graduate student at UTRGV. She brings extensive knowledge in Drainage and Water related projects. As an Engineer in Training for PCE, Ms. Sanchez has worked on numerous projects in Paving & Drainage, Municipal Waterworks and Site Development.

Site Development – Educational Projects

- Lincoln Elementary (Edinburg CISD) Parking Lot and the Parent Drop Off Improvements
- Los Fresnos Performing Arts Center
- STC Pecan Campus Resurfacing of East Drive
- STC Center for Public Excellence FLAGs
- STC Continuing Education Subdivision Plat
- STC Continuing Education Site Work
- STC Mid Valley Building D Additions
- STC Mid Valley New Portable Building
- STC Welding Lab
- UTRGV Golf Practice Facilities
- UTRGV Athletics Soccer & Track Facility
- UTRGV Swimming Pool
- UTRGV Bus Shelters
- UTRGV Field House and Football Operations
- UTRGV Athletics Temporary Football Facility
- UTRGV Athletic Portables

Paving/Drainage Projects

- City of McAllen Bentsen Road Extension (3 Mile to 5 mile)
- Harlingen CISD First Responders Academy Drainage Plan
- City of McAllen 2018 Bond Projects (E1 – E7 Tasks)
- City of McAllen 2018 Bond Projects E1 Additions Services (Tasks 1 – 4)
- City of McAllen Balboa Drainage Projects (4 Tasks)
- City of Edinburg Dawson Road Drainage Study and Improvements

Professional Societies

ASCE, American Society of Civil Engineers

4. REFERENCES

A. References

Client:	City of McAllen	**Contact:**	Mario Cruz, P.E.
Address:	1300 Houston Ave. McAllen, Texas 78501	**Number:**	956-681-1151

PROJECTS WITH REFERENCE:

Project Engineer for all Projects:
McAllen Bond Drainage Projects (E1 – E7)

Bentsen Road Reconstruction (US 83 to FM 495)

Reconstruction of 31st Street

Bentsen Road Reconstruction (FM 495 to 3 Mile Line)

Nolana Road Extension

S. Bicentennial Blvd

Client:	City of McAllen PUB	**Contact:**	Mark Vega, P.E., PUB General Manager
Address:	1300 Houston Ave. McAllen, Texas 78501	**Number:**	956-681-1630

PROJECTS WITH REFERENCE:

Project Engineer for all Projects:

29th Street Sanitary Sewer

16th& Beech Lift station

Bentsen Road Water & Sanitary Sewer Project

Bentsen Sewer Laterals

Ware Road Waterline Replacement

Idela Water Mains Improvement

23rd St. Waterline Line Replacement

Relocation of Water Lines - U.S. Bus 83 - Ware Road to 23rd Street

Relocation of Water Lines - F.M. 495 - Ware Road to 42nd. Street

Relocation of Water Lines - F.M. 495 - 42nd Street to Bentsen Road

Relocation of Water Lines - F.M. 495 - Ware Road to 23rd.

16” Water Line – Bentsen Road from U.S. Expressway 83 to Nolana Blvd.

Client:	STC Facilities Planning & Construction	**Contact:**	Ricardo De La Garza, Director
Address:	PO Box 9701 McAllen, Texas 78501	**Number:**	956-872-3714

PROJECTS WITH REFERENCE:

Project Engineer for all Projects:

Mid Valley Hydrologic and Hydraulics Study

Mid Valley West Campus Drainage Improvements Phase I

Mid Valley Resurfacing

Center for Public Excellence (Pharr) Site Drainage including Hydrologic and Hydraulics Study

James Residence Demolition

Pecan Campus Pedestrian Crosswalk

Pecan Campus Northeast Parking Lot (29th& Pecan)

Mid Valley Campus Child Development Center

B. List of Past Projects - City of Edinburg

City of Edinburg Stadium and Dawson Road Drainage; - Edinburg, Texas – Perez Consulting Engineers was selected to perform a detailed Hydrologic and Hydraulics (H&H) study and report to determine causes of local flooding in the Stadium and Dawson Drive vicinity of the City of Edinburg. The work required coordination of the City of Edinburg, Edinburg School District as well as the Hidalgo County Drainage District No. 1

North Water Booster Station Emergency Power Generator Improvements - Jorge D. Perez prepared plans and specifications for the installation of an Emergency Electric Power Generator for the Edinburg North Water Booster Pump Station capable of providing power to 4-100 hp high-pressure potable water pumps and providing pump controls for Pump No. 4.

Jackson Point Subdivision Sewer Improvements - Jorge D. Perez prepared plans and specifications for the installation of an 8-inch sanitary sewer line and 4-inch services along Roy Drive to serve Lots 1-10 of the Jackson Point Subdivision, located on the southwest corner of Mile 17 ½ Road and North Jackson Road. The preparations of the engineering plans were based on a topographic survey of the site as prepared by the City of Edinburg's surveyor.

Pin Oak Road - J. David Perez was the design Engineer for ½ mile of 44-foot-wide new roadway from U.S. 107 to Sprague Ave. Project included paving, drainage, traffic signal and marking & signage plan.

"I" Road Spur (U.S. 281 to "I" Road) - Design Engineer for a 41-foot-wide roadway from U.S. 281 to "I" Road including drainage, striping and signage for the Texas Department of Transportation and the City of Edinburg.

City of Edinburg EPA 201 Wastewater Project - A $7 Million project funded in part by the Environmental Protection Agency through the Texas Water Development Board. Work included the preparation of a Facilities Plan, Design of Wastewater Collection Improvements, Lift Station Design (4) and design of 1.7 MGD Sewer Treatment Plant. The projected provided gravity sanitary sewer service especially for the south and east portions of the City of Edinburg service area. The construction of the line eliminated various lift stations.

South Sugar Road Paving Project- This project included the paving and drainage improvements of South Sugar Road from S.H. 107, southerly to Canton Road in Edinburg, Texas

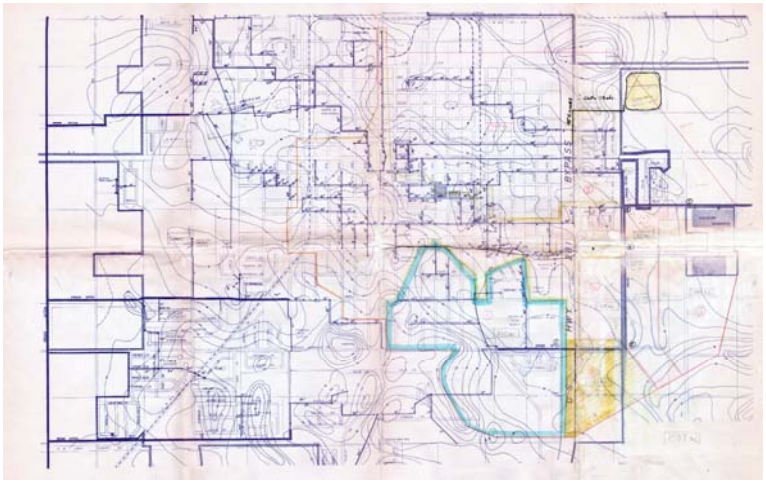
Two major storm water detention facilities - Jorge D. Perez was part of a design team for the San Juan Road Holding Pond and Control/Pump Structure that accommodated drainage for the southeast quadrant of Edinburg, and the Northeast Ponds which regulates flows out of the University of Texas Pan American and adjacent areas. (With another company)

LIST OF PAST PROJECTS – WITHIN THE CITY OF EDINBURG

Mr. Jorge D. Perez, P.E. while managing the Edinburg office of S.A. Garza Engineers from 1976 to 1991 was responsible for the design and construction of two major storm sewer facilities in the city of Edinburg. These projects included the following:

- 1983: Engineering study, design and construction of the drainage pump station to the "Northwest Holding Ponds" designed to minimize flooding within the drainage basin that included the downtown and courthouse square in Edinburg. The City, through the EDC, funding construction of two 20-acre ponds at the intersection of N. Sugar Rd. and Chapin Rd. Since the city's N.W. main 72" outfall was limited to a 18" outfall at the N. main ditch, it became necessary to construct the ponds and pump station with backflow valves to allow the pumps to provide full capacity of the 72" storm main by installing two 17,500 g.p.m. pumps driven by diesel power. This system allowed the full flow to be lifted into the two 20 acre-ponds and later discharged into the storm system after waters subsided.

- 1983-84: Similarly, Jorge D. Perez, P.E. prepared an engineering report, design and construction documents for improvements to drainage for the east section of Edinburg draining into the E**ast Edinburg ditch** with a **drainage area of 2,237 acres** and implementing the "Stormwater Detention Ponds" (San Juan Holding Ponds and now the Birding Center Ponds) with the construction of diesel driven storm sewer pumps, radial gates and backflow sluice gates, capable to prevent storm sewer back-up from the East Edinburg Ditch's downstream areas east of Raul Longoria Road.



COPY OF ORIGINAL "SAN JUAN HOLDING PONDS" DRAINAGE ENGINEERING STUDY PENCIL WORK SKETCH. J.D.P., S.A. GARZA ENGINEERS

Universal Health Services

- STHS ER at Edinburg
- STHS ER at McColl

Various University of Texas Rio Grande Valley Projects

- Sugar Road Traffic Study - Project Engineer
- Pedestrian Route - Project Engineer
- West Campus Parking Lot - Project Engineer
- Lamar Parking Lot – Project Engineer
- Academic Building - Sub Consultant to Architect
- 4-Phase Parking Lots – Project Engineer
- Education Complex – Sub consultant to Architect
- 123 - Space parking lot located at old Jody Ramsey stadium – Project Engineer
- Child Development Center – Sub consultant to Architect
- Portable Buildings Site Layout - Edinburg
- Interdisciplinary Engineering & Academic Studies Building - Sub Consultant to Architect
- New Office Building for School of Medicine - Sub Consultant to Architect

Edinburg North High School Fine Arts Center – Sub consultant to Architect

Edinburg High School Fine Arts Center – Sub consultant to Architect

Edinburg Economedes High School Fine Arts Center – Sub consultant to Architect

Payne Auto Group - 107 & McColl Used Car Dealership

Payne Auto Group – CDJR Car Dealership

5. INSURANCE

Insurance Claims

Perez Consulting Engineers is not currently involved in any litigation or have any insurance claims.

ACORD® **CERTIFICATE OF LIABILITY INSURANCE**

DATE (MM/DD/YYYY): 7/15/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER The Risk Specialty Group, LLC 675 Bering Dr, Ste. #175 Houston TX 77057	CONTACT NAME: Deanna Dyer PHONE (A/C, No, Ext): 713-552-1900 FAX (A/C, No): 713-513-5411 E-MAIL ADDRESS: ddyer@riskspecialtygroup.com
INSURED JORGPER-01 Jorge Perez Consulting Engineers, LLC 808 Dallas Avenue McAllen TX 78501	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Liberty Insurance Underwriters — 19917 INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 1058866782 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
							MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N / A (Mandatory in NH)						E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Professional Liability "claims made"			AEXNYACIJFO003	4/29/2024	4/29/2025	Per Claim Limit Aggregate Limit	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr.
Edinburg TX 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Higginbotham Insurance Agency, Inc. 1400 N. McColl Rd. Ste. 105 McAllen TX 78501 License#: 2081754	CONTACT NAME: Erika Alanis, CISR PHONE (A/C, No, Ext): 19566683527 FAX (A/C, No): 956-687-1286 E-MAIL ADDRESS: ealanis@higginbotham.net
INSURED JORGPER-01 Jorge Perez Consulting Engineering LLC 808 Dallas McAllen TX 78501	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Continental Casualty Company — 20443 INSURER B : National Fire Ins Of Hartford — 20478 INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 2073427058 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY	Y	Y	2026497826	1/11/2024	1/11/2025	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 300,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
A	AUTOMOBILE LIABILITY			2026497826	1/11/2024	1/11/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
A	X UMBRELLA LIAB OCCUR			2066607510	1/11/2024	1/11/2025	EACH OCCURRENCE	$ 1,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED X RETENTION $ 10,000							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N			2048749213	1/11/2024	1/11/2025	X PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N/A (Mandatory in NH)						E.L. EACH ACCIDENT	$ 500,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 500,000
							E.L. DISEASE - POLICY LIMIT	$ 500,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W. University Dr
P.O. BOX 1079
Edinburg TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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6. PROFESSIONAL SERVICES AGREEMENT

Professional Services Agreement

The Professional Services agreement has been read and we will meet the prerequisite insurance requirements. If selected, we agree to enter into such an agreement.

7. CONTACT INFORMATION

Name: J. David Perez, P.E.

Title: President

Address: 808 Dallas Ave.
McAllen, Texas 78501

Phone #: 956.631.4482

Mobile #: 956.369.7770

Email: dp@perezce.com

Name: Jorge D. Perez, P.E., R.P.L.S.

Title: Principal, Senior Engineer and Vice - President

Address: 808 Dallas Ave.
McAllen, Texas 78501

Phone #: 956.631.4482

Mobile #: 956.330.4507

Email: jdp@perezce.com

8. ATTACHMENTS -CERTIFICATES AND FORMS



Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: 1742982934800
Approval Date: 2/10/2022
Scheduled Expiration Date: 2/10/2026

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

Jorge Perez Consulting Engineers, LLC DBA Perez Consulting Engineers

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **2/10/2022**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.



Texas Department of Transportation

Texas Unified Certification Program
TUCP

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE** in accordance with Federal Regulations 49 CFR, Part 26

JORGE PEREZ CONSULTING ENGINEERS, LLC (VN 25158)

This Certificate is subject to suspension or revocation, and DBE information verification annually, upon the anniversary month.

Current certification information will be listed in the TUCP Directory. The TUCP Directory website is www.txdot.gov

March 3, 2014
Date issued

Ron Wilson, Director
Office of Civil Rights



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Jorge Perez Consulting Engineers, LLC

Perez Consulting Engineers, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-2158

Expiration Date
11/30/2024

Company Engineering Certificate



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Jorge Perez Consulting Engineers, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10065000

Expiration Date
12/31/2024

Company Surveying Certificate

Firm Information

Quintanilla, Headley & Associates, Inc.
Consulting Engineers and Land Surveyors
124 E. Stubbs St.
Edinburg, Texas 78539
Phone #: (956) 381-6480
Fax #: (956) 381-0527
Website: www.qha-eng.com
Email: alfonsoq@qha-eng.com
Texas Board of Professional Engineers Firm #: F-1513
Texas Board of Professional Land Surveying Firm #: 10041100

Principals

Alfonso Quintanilla, P.E., R.P.L.S.
President

Norma Quintanilla
Vice President

Lilia Quintanilla
Secretary

Eulalio Ramirez, P.E.
Director

Jaime Gomez
Director

Alejandro Rios
Director

Firm Philosophy

Our firm provides cost effective land surveying and engineering services based on our resources, experience and knowledge. We offer the best of technical performance, high standard of professionalism and integrity to the project.

Firm History

Quintanilla, Headley & Associates, Inc.

Founded in 1986, QHA provides a wide range of engineering and land surveying services throughout the Rio Grande Valley. QHA specializes in land surveying projects for right of way mapping, survey parcels, metes, and bounds descriptions, and topographic surveying. QHA uses the latest equipment and software to ensure we provide the most accurate field data.

QHA is managed by professional individuals who are registered with the Texas Board of Professional Engineers and the Texas Board of Professional Land Surveying. QHA is a certified as a Historically Underutilized Business (HUB).

Firm Capabilities

Our project management objectives are to deliver a final plan on schedule, on budget and one that fits the needs of our clients.

Boundary Survey	Survey Plats	Property Legal Descriptions	Right of Way Mapping	Topographic Survey
Utility Location Survey	Construction Survey	Roadway Design	Water Distribution System Design	Wastewater Collection System Design
	Storm Sewer Design	Land Development Design	Utility Coordination	

Staff by Discipline

Project Manager & Designer
Alfonso Quintanilla, P.E., R.P.L.S.
Eulalio Ramirez, P.E.
Marco Gonzalez, P.E.

Drafting Team
Jaime Gomez, Designer/Senior CADD Technician
Jose Luis Cavazos, Drafting Technician
Guadalupe Garza, Drafting Technician
Alejandro Guerrero, Drafting Technician

Field Inspector
Reynaldo Corpus

Surveying Crew
Alejandro Rios, Field Crew Leader
Roel Gonzalez, Field Crew Leader
Alejandro Rios, Jr., Field Crew Assistant
Antonio Villalpando, Field Crew Assistant
Reynaldo Jimenez, Field Crew Assistant

Administrative
Norma Quintanilla, Administrative Manager
Clarissa Quintanilla, Administrative Support
Lilia Quintanilla, Administrative Secretary
Daniela Quintanilla, Administrative Secretary
Blanca Martinez, Administrative Secretary
Dinorah Quintanilla, Administrative Secretary

Alfonso Quintanilla, P.E. R.P.L.S.

President

Summary

Mr. Quintanilla has been a licensed registered professional land surveyor since 1990. Since then, he has managed and performed numerous surveys in the areas of land title surveying, commercial surveying, subdivision platting, environmental and remediation projects, drainage studies, aerial photogrammetry, engineering/architectural design projects, GPS and geodetic control surveying.

Mr. Quintanilla has performed the boundary surveying of approximately 20 miles of right of way for drainage and roadway projects, as well as numerous land developments. He has supervised the preparation of survey parcels, right of way maps, signed and sealed final survey parcels and metes and bounds descriptions.

Relevant Experience

Hidalgo County:
Regional Mobility Authority SH 365 (Edinburg, TX):

- Topographic Surveying of void areas, performed boundary survey parcels of right of way mapping Size: 50 parcels, 7.0 miles in length
  Contract Cost: $422,496.25

Hidalgo County Precinct No. 2:
Cesar Chavez from Business 83 to E. Nolana Loop

- Design Survey and Right of Way Mapping
  Contract Cost: $131,200.00

City of Alamo:
FM 907 Outfall Drainage

- Surveying, parcel plats, metes & bounds description, right of way maps Size: 38 parcels
  Contract Cost: $175,900.00

Education & Professional Registrations

Instituto Tecnologico de Estudios Superiores, Monterrey, N.L. Mexico

- Bachelor of Science in Civil Engineering, 1984

Licensed Professional Engineer, Texas - No. 95534
Registered Professional Land Surveyor, Texas - No. 4856

Related Projects

City of Edinburg
Doolittle Detention Pond

City of Edinburg
Owassa Road Sanitary Sewer

Hidalgo County Drainage District No 1
Bond Projects

References

HC Pct 1
David Fuentes
1902 Stephens
Weslaco, TX 78596
956-968-8733

Raul Sesin, P.E., General Manager
Hidalgo County Drainage District #1
902 N. Doolittle
Edinburg, Texas 78542
956-292-7080

Eddie Cantu
2912 S. Jackson Rd
Pharr, Texas 78577
956-800-1333

Management and Organizational Approach

Our firm is located in the heart of Hidalgo County. We are very familiar with the geographies of this area. We have a long and successful relationship with the Hidalgo County staff as we have provided them with professional engineering services for a large number of developments throughout the city for the past 25 years. We have a great amount of records and data of the County's existing infrastructure.

QHA understands the County's need to constantly improve on the existing infrastructure for the people of Hidalgo County. We will provide the County with alternatives of the most cost effective systems and design. We understand the requirements of the utility companies and drainage and irrigation districts and we will design all projects in compliance.

Our firm provides full professional engineering, surveying, management, and inspection services. We use the latest equipment for field data collection and engineering design. This gives us the ability to expedite the design of the project and provide an efficient design.

Our principal, Mr. Alfonso Quintanilla is a Licensed Professional Engineer and a Registered Professional Land Surveyor. He will be the principal assigned to this project. Should the project require the acquisition of easements, Mr. Quintanilla has prepared hundreds of survey parcels with metes and bounds descriptions. This is a unique qualification that our firm provides.

Our firm ensures a successful partnership that will meet and exceed the County of Hidalgo's expectations. We will specifically become familiarized with a project by conducting field visits and gathering all information needed to properly design and execute all phases. Our project management objectives are to deliver a final plan on schedule, on budget, and personalized to meet the County's needs.

Additional Information

Ability to Commence Services

Quintanilla, Headley and Associates, Inc. is immediately able to commence services after successfully negotiating a contract for services.

Professional Insurance

Liberty Insurance Underwriters Inc.
Medallion Insurance
Phyllis Constantino
(212) 208-2824

Worker's Compensation Insurance

The Hartford Insurance
Medallion Insurance
Phyllis Constantino
(212) 208-2824

Auto Coverage
General Liability

State Farm Insurance
Juan Cazares, Agent
1408 S. Closner Blvd.
Edinburg, Texas 78539
(956) 381-0928

Affirmative Action Statement

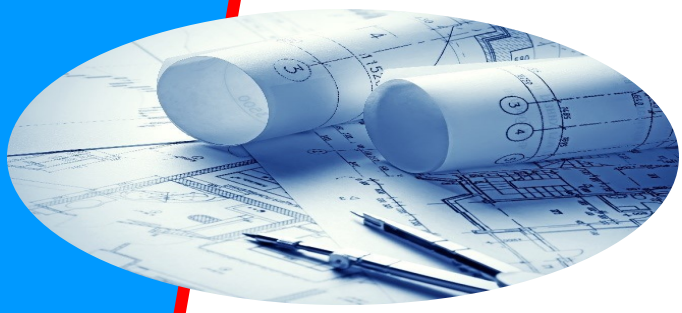
Quintanilla, Headley and Associates, Inc. is a minority-owned corporation that does not discriminate on the basis of race, color, gender, religion, age, sexual orientation, national or ethnic origin, disability, marital status, veteran status, or any other occupationally irrelevant criteria.

THE CITY OF Edinburg

Statement of Qualifications

RFQ# 2024 — 9 PROFESSIONAL ENGINEERING SERVICES ROTATION

Date of Submittal: July 16, 2024



R. Gutierrez Engineering Corporation

Professional Engineers & Land Surveyors

130 E. PARK AVENUE • PHARR, TEXAS 78577

(TEL) 956-782-2557 • (FAX) 956-782-2558

Engineering Firm F · 486 • Surveying Firm #101650-00

July 16, 2024

City of Edinburg
C/O City Secretary
415 W. University Drive
Edinburg, TX 78539

Dear City Secretary,

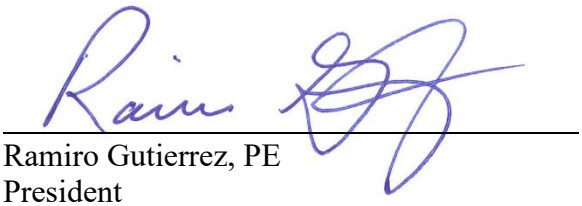
In response to the City of Edinburg's **RFQ #2024-9 "Engineering Services Rotation"**, **R. Gutierrez Engineering Corporation** (**RGEC**) is pleased to present its qualifications. **RGEC** understands that the **City of Edinburg**'s (**City**) Engineering Department is currently seeking to retain a rotation list of qualified professional Engineering firms to provide engineering services. The term of the contract will be two (2) years from 10/01/2024 – 09/30/2026. The work will be assigned on an as-needed basis for a variety of capital improvement projects and city programs and projects. The work may be discrete, short term assignments or may be part of larger capital or planning efforts.

RGEC has an extreme interest and is fully committed to providing professional engineering and project management services for the **City**. I, Ramiro Gutierrez, PE, will be your point of contact for all communications pertaining to this RFQ. As principal in charge of the firm, I am fully authorized to bind the firm to a contract with the **City** and have checked and verified that there are no addendums to this RFQ.

RGEC is registered with the State of Texas as both an engineering and land surveying firm and as a **Historically Underutilized Business (HUB)** and **Disadvantaged Business Enterprise (DBE)**. **RGEC** is an equal opportunity employer and does not discriminate in hiring, promotion, treatment, or other terms and conditions of employment based on race, sex, national origin, age, disability, or in any way violate Title VII of 1964 Civil Rights Act and amendments, except as permitted by said laws.

Respectfully submitted this 16th day of July 2024.

Company: **R. Gutierrez Engineering Corporation**

Signature: 

Ramiro Gutierrez, PE
President

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1. TRANSMITTAL LETTER

R. Gutierrez Engineering Corporation (**RGEC**) has prepared and included at the beginning of this Statement of Qualifications, a transmittal letter indicating our interest and commitment to perform professional engineering services for the **City of Edinburg**. All pertinent information as required by the RFQ has been provided.

2. FIRM QUALIFICATIONS & EXPERIENCE (Overall Qualification of Team)

RGEC is a fully staffed civil engineering and land surveying firm located in Pharr, Texas. The firm has been in business for 26 years, having begun operation in July 1998. **RGEC** is registered and licensed to practice in the State of Texas as **Engineering Firm Number F-486** and **Land Surveying Firm Number 101650-00**. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. **RGEC** can provide services and has staffing able to cover the specialized categories listed below:

- Street Infrastructure Evaluation and Improvements
- Pavement Management and Improvements
- Utility Infrastructure Evaluation and Improvements
- Erosion and Sediment Control Design
- Water and Wastewater Evaluation and Improve
- Hydrology & Hydraulics
- Transportation Evaluation
- Traffic Engineering Services
- Traffic Signal Design
- Civil Engineering

In addition, **RGEC** has performed as project manager or lead firm with consultants performing the following services as sub-consultants to **RGEC**:

- Structural Engineering (Improvements & Design)
- Environmental Engineering Services
- Mechanical, Electrical & Plumbing (MEP) Engineering Services

RGEC understands that the services to be provided might include, but may not be limited to:

- Field investigation and data collection
- Feasibility evaluation and alternatives analysis
- Design development and cost estimating
- Preparation of plans, specifications and estimates
- Review and check plans, subdivision and parcel maps, and computations submitted by private developers
- Review of engineering and encroachment permits
- Prepare environmental reports
- Review of environmental and engineering reports and proposals
- Coordination with utility agencies, consultants, and other public agencies
- Organization, participation and presentations at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders
- Preparation of preliminary documents, plans and/or reports including findings and recommendations

- Preparation final documents, plans and/or reports responding to City and other stakeholder comments
- Preparation of handouts and graphical displays for public meetings
- Management and monitoring of capital improvement project
- Management and monitoring of planning projects
- Administration and monitoring of regional, state and federal grants
- General civil engineering support services as assigned

RGEC has extensive experience and has provided professional engineering and project management services for multiple local government agencies on locally funded public works projects, federally funded construction projects, public transportation related projects, and projects located in this general region of the state for local government agencies. This past experience makes **RGEC** uniquely qualified to provide engineering and project management services to the **City**.

RGEC is currently pre-certified by TXDOT in various work categories as listed in the following table.

TXDOT CERTIFICATIONS	
3.2.1	ROUTE STUDIES & SCHEMATIC DESIGN
4.2.1	ROADWAY DESIGN
4.4.1	FREEWAY INTERCHANGES
8.1.1	SIGNING, PAVEMENT MARKING, AND CHANNELIZATION
10.1.1	HYDROLOGIC STUDIES
10.2.1	ROADWAY HYDRAULIC DESIGN
10.3.1	BRIDGE HYDRAULIC DESIGN
11.1.1	ROADWAY CONSTRUCTION MANAGEMENT AND INSPECTION
15.1.1	RIGHT-OF-WAY SURVEYS
15.2.1	DESIGN SURVEY
15.2.2	CONSTRUCTION SURVEY

Additionally, **RGEC** specializes and has experience in th+/-e following types of engineering projects:

Transportation Services

- Streets & Highways
- Roadway Geometrics
- Signing & Striping
- Traffic Control Plans
- Traffic Signal Design
- Airport Design

Drainage Services

- Hydrologic Studies
- Hydraulic Design
- Storm Sewer Design
- Drainage Channel Design
- Detention Ponds
- Floodplain Mapping

Land Surveying Services

- Residential & Commercial Land Surveys
- Residential & Commercial Improvement Surveys
- Acreage Surveys
- ROW & Easement Parcels
- Topographical Surveys
- Construction Staking
- ALTA Surveys
- Elevation Certificates

Land Development Services

- Feasibility Studies
- OSSF Site Evaluations
- Drainage Studies / Reports
- Subdivision Plans
- Civil Site Plans

Subdivision Plat Processing & Reviews

Water Resources

- Water Distribution
- Wastewater Planning/Collection/Treatment
- Pumping/Lift Stations
- Storm Water Pollution Prevention Plans
- Pre-treatment Compliance
- Public Works
- Pumping/Lift Stations

Other Services

- Environmental Services
- Project Management
- Construction Phase Services
- Permitting
- Landfill Services
- Municipal Engineering

RGEC specializes and has provided professional engineering design and land surveying services for various clients in both the public and private sectors. The staff at **RGEC** has a diversified professional engineering and surveying experience and over 1850 engineering and land surveying projects completed. **RGEC** can provide clients the expertise and innovation necessary to provide cost-effective solutions.

ABILITY TO MEET SCHEDULES & DEADLINES



RGEC is committed to providing the **City** with the attention it deserves. The firm has the capability to incorporate any project into its current schedule with ease. The firm is fully staffed and includes ***three (3) registered professional engineers and one (1) registered professional land surveyor***. With this amount of professional staffing, the firm is able to distribute the work strategically to enable work on multiple projects simultaneously. In addition, the firm's current workload is significantly less than the usual workload; thus, the firm finds itself ready and able to commence providing engineering services to the **City** immediately after negotiating an agreement. The approach and philosophy at **RGEC** is to have efficient management and quality control as part of every project. This approach enables **RGEC** to deliver services on time and within budget. At **RGEC**, "**quality**" is the responsibility of the entire staff. Management sets the "**quality**" standards and each team member works to achieve those standards.

A Quality Control Plan will be developed for each task. This plan allows **RGEC** to identify objectives and priorities as well as establish quality control policies and requirements for each team member. The plan also establishes schedules and milestones, scope of the work to be undertaken, and a working budget. The schedule will provide work sequences and review times of the work to be performed. **RGEC** will diligently pursue the completion of the task, as defined by the milestones and deliverable due dates outlined in the schedule. **RGEC** will attend meetings with the **City** to communicate all progress and to assist in the decision-making process as requested. **RGEC** will also assist the **City** at meetings with other entities as may be needed. **RGEC** will have regular meetings with the **City** to keep them abreast of the progress on the task.

The project manager will be responsible for all project coordination and communication with the **City's** appointed project personnel. Communications in the form of meetings, email, on-line communications, or telephone conversations will all be documented, and minutes or notes of these communications will be distributed to all interested parties.

RGEC has provided engineering services to multiple governmental agencies. The following is a list of projects, ongoing and completed, by **RGEC** within the last 2 years for various governmental agencies along with contact and phone number information for each project.

2019 Bond Drainage Projects (Jay & Main Improvements) – McAllen, Texas.

RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for preparing plans and specifications for the construction of drainage improvements for an area in the vicinity of Jay Ave and Main St. A study/report providing an analysis of the area's needs was prepared and presented to the City. Plans and specifications are being prepared. During the construction phase, periodic construction site observations for proposed drainage improvements will be done. **RGEC** will provide construction administration and inspection during the construction phase of the project. This project is in the design phase.

Owner: City of McAllen
Contact: Mario Cruz, PE / Project Engineer
Phone: (956) 681-1181

2018 Bond Drainage Projects (Group C) – McAllen, Texas.

RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for developing solutions for the Stormwater Management Improvements Projects, Group C Projects. A topographic survey of the existing streets, drainage system, spotted utilities, and existing right-of-way was performed for each of the 6 project locations. A drainage analysis and design were performed, to determine what improvements were needed to alleviate current flooding issues within the 6 project locations. A schematic design of the proposed improvements was prepared for review and approval by the City of McAllen. Construction plans, specifications, cost estimates and bid documents for bidding the 6 projects together were prepared for advertising the project and obtaining bids. During the construction phase, periodic construction site observations for proposed drainage improvements for the Group C Projects are being done. **RGEC** is providing construction administration and inspection during the construction phase of the project. This project is under construction.

Owner: City of McAllen
Contact: Mario Cruz, PE / Project Engineer
Phone: (956) 681-1181

Various Streets Rehabilitation Project – La Feria, Texas.

RGEC was contracted by the City of La Feria to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the reconstruction and/or repair of 37 street sections throughout the City of La Feria, Texas. **RGEC** is providing construction administration and inspection during the construction phase of the project. This project is complete.

Owner: City of La Feria
Contact: Jaime Sandoval / City Manager
Phone No: (956) 797-5561

PSJA Tri-City Pedestrian Improvements Project (Phase I) – Pharr, Texas.

RGEC was contracted by the City of Pharr to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the design of sidewalk and ramps in the vicinity of 3 different elementary schools throughout the PSJA area to meet ADA standards. The plans will consist of a layout showing the proposed sidewalk location. Details will be provided to include cross-sections at each driveway or roadway crossing. Both cross-slope and longitudinal slope will be verified to meet ADA standards. Details will be provided to either go around, relocate, or adjust any obstructions encountered, such as mailboxes, water valves, or sanitary sewer cleanouts. The Engineer will also include the necessary TxDOT standard details required for both the sidewalk and ramps as well as traffic control. **RGEC** will provide construction administration and inspection during the construction phase of the project. Project is under construction.

Owner: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phoner: (956) 402-4221

North Hutto Road Improvements Project – Donna, Texas.

RGEC was contracted by the City of Donna to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for the reconstruction and/or repair of N. Hutto Road, with approximate limits being Interstate 2 on the north and will go approximately 750 feet south of I-2. The street will be reconstructed and/or repaired with an asphalt pavement. As part of the project development, and to improve the drainage conditions of the local area, coordination with TXDOT will be done to obtain approval for connecting additional inlets to the TXDOT drain line that runs from along I-2. The connections from any new inlet to the TXDOT drain line will be by a bleeder line as approved by TXDOT. A boundary and topographic survey were performed to establish horizontal and vertical control and benchmarks for use in the development of the project were set. Cross-sections of the project at every 100' were done to collect detailed topographic information. The existing right-of-way was mapped using existing plat information. Close coordination with utility companies was done in order to identify and resolve potential conflicts with underground utilities. This project is complete.

Owner: City of Donna
Contact: Daniel Ramirez / Asst. Public Works Director
Phone Number: 956-464-6960

Owassa Road Waterline & Sanitary Sewer Relocations – Pharr, Texas.

RGEC was hired by TEDSI Infrastructure Group to provide engineering services required for the preparation of the plans, specification and estimate, and related documents for joint bidding with the Owassa Road project by TxDOT under CSJ 0921-02-140. This City of Pharr Water and Sanitary Sewer relocations project included the 12" (twelve inch) Owassa Road Water line improvement/relocation and upgrade of the existing 8" (eight inch) water main line along the south side of the Owassa Road from Jackson Road to Sugar Road, adjustment/relocation of an existing 8" water line west of Sugar Road, and the Sanitary Sewer relocation of the existing sanitary sewer lines in

conflict with the proposed Owassa Road West and East Outfall along Minnesota Road at the crossing west of Sugar Road and along the center line of Minnesota Road between Sugar Road and West of the I-69C (US 281 Expressway southbound frontage road). This project is complete.

Owner: City of Pharr
Contact: Maria Rangel, PE / Project Engineer
Phone: (956) 402-4221

In addition to the various civil engineering projects listed above, **RGEC** provided engineering and project management services for multiple Border Colonia Access Roads Program projects. Work consisted of developing plans and specifications for the improvement of existing colonia streets which were upgraded to curb and gutter residential streets and included a storm sewer system. Sidewalks were also included where funding was available. Survey work included identification of road right-of-way, topography, and construction staking. Below is a list of Colonia Projects that were done by **RGEC**, some of which were completed more than 5 years ago.

Country Living Estates	Pentecostal Subdivision
El Charro Subdivision No. 2	Primavera I
Eldora Gardens Subdivision	Rancho Escondido Subdivision
Las Fuentes Subdivision	Red Barn Subdivision
Las Haciendas	Roadrunner Subdivision II
Las Milpas Subdivision	RSW Unit I
LJ Subdivision #1	Santana (Nadia Street) Subdivision
McColl Estates Subdivision	South Tower Estates
Morning Sun Subdivision	Southfork Estates Subdivision
North Alamo Village	Southside Village Subdivision
Northside Village Subdivision	Tiny Acres Subdivision
Val-Bar Subdivision	

RGEC has one office located at 130 E. Park Avenue, Pharr, TX 78577 which will be providing services for the **City of Edinburg**.

To handle part-time staffing needs for smaller assignments, **RGEC** has the financial stability and resources to hire additional personnel and has done so in the past. **RGEC** maintains an excellent working relationship with several local firms. *If necessary, the firm would request permission to sub-contract work on a project by project basis.*

3. TEAM MEMBER QUALIFICATIONS & EXPERIENCE

Ramiro Gutierrez., PE
President and Principal In Charge

Professional Engineer, State of Texas, #65948

Hernan A. Lugo, PE, CFM
Engineering Design / Quality Control

Professional Engineer, State of Texas, #108728

Certified Floodplain Manager, State of Texas Certification #1747-09N

Certified Stormwater Manager

Certified Water Quality & Bacteria Monitor

Professional Engineer, State of Florida, #74961

Pablo Soto, Jr., PE, RPLS
Survey Project Manager

Registered Professional Engineer, Texas, #66278

Registered Professional Land Surveyor, Texas, #4541

RGEC is a fully staffed professional engineering and land surveying firm located in Pharr, Texas. The firm is registered to practice in the State of Texas with **engineering firm number F-486** and **land surveying firm number 101650-00**. Copies of the firm's current registration certificates are provided on page 15. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease. With **three (3) professional engineers, one (1) engineer- in – training, and one (1) RPLS** on staff, **RGEC** can assure each project will receive the professional attention it merits. The firms' capabilities and diversity enable **RGEC** to devote personal attention to the City. **RGEC** provides clients the expertise and innovation necessary to provide practical, cost-effective solutions.

RGEC has been in business for 26 years, having begun operation in 1998. The firm is fully equipped and staffed to handle most any civil engineering and land surveying task with ease.

Mr. Ramiro Gutierrez, PE, will be the primary contact for this contract and will be responsible for the day-to-day dealings with the City. Mr. Gutierrez is a longtime resident of the Rio Grande Valley and is extremely knowledgeable of the Rio Grande Valley area, the people, and their needs. He grew up in San Juan, Texas**,** and currently resides in Pharr, Texas.

Mr. Gutierrez has more than 35 years of professional experience and is registered with the State of Texas as **Professional Engineer #65948** and is TXDOT pre-certified to provide civil engineering services. He is a former Texas Department of Transportation (TXDOT) engineer where he worked in various capacities in the Pharr District, in Austin and the Corpus Christi District. While working with TXDOT for 14 years, Mr. Gutierrez moved up the ladder and his last position with TXDOT was that of Area Engineer in the Alice Area Office. He was responsible for the design, construction, maintenance and operation of the State highway system in all of Jim Wells and Kleberg Counties and part of Live Oak and Nueces Counties. While at TXDOT, one of Mr. Gutierrez' tasks was being responsible for the environmental assessments for the Pharr District.

In addition to Mr. Gutierrez, a key member of the staff at **RGEC** is Mr. Hernan A. Lugo, PE, CFM. Mr. Lugo is registered with the **State of Texas as Professional Engineer #108728** and **CFM Certification #1747-09N**. He grew up in Caracas, Venezuela and graduated from Universidad Nueva Esparta in Caracas, Venezuela with a Bachelor of Science degree in Civil Engineering in 1998. In 2011 he earned a Master of Science degree in Environmental Engineering from Texas A&M University at Kingsville.

Mr. Lugo has more than **23** years of experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager. Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In the meantime, he developed and maintained and excellent working relationship with private and public agencies as well with other engineering firms. He has worked in various capacities in the region and coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

Another key member of the staff at **RGEC** is Mr. Pablo Soto, Jr., PE, RPLS. Mr. Soto is registered with the **State of Texas as Professional Engineer #66278** and **Registered Professional Land Surveyor #4541**. He is TXDOT pre-certified to provide land surveying services and is a long-time resident of the Valley. Mr. Soto grew up in San Juan and currently resides in Pharr. He has a long history of working in the Rio Grande Valley as a consultant in professional engineering and land surveying. Mr. Soto has extensive surveying experience in South Texas and provides a vast and in-depth knowledge of the local area with his tremendous background in design engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also performs boundary surveying services for acquisition of right-of-way and easements on municipal projects. He has developed and maintained an excellent working relationship with various public agencies in the Rio Grande Valley as well with other engineering firms.

The staff at **RGEC** has more than 75 years of combined and diversified professional engineering and surveying experience and over 1,850 engineering and land surveying projects completed. **RGEC** is a well-staffed civil engineering and land surveying firm. The firm has extensive experience and has provided professional engineering services for multiple local government agencies on locally funded public works projects, federally funded construction projects, and projects located in this general region of the state. This experience makes **RGEC** uniquely qualified to provide engineering services for the **City**.



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-486

Expiration Date
7/31/2024



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

R. GUTIERREZ ENGINEERING CORPORATION

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10165000

Expiration Date
12/31/2024

Experience with Government Agencies

RGEC has considerable knowledge and experience working with various government agencies throughout most of the South Texas Region; and as such is familiar with Federal, State and Local Regulations, Policies and Procedures.

RGEC has experience developing projects for or while coordinating with many governmental agencies. **RGEC** has developed projects for the cities of Edinburg, Pharr, McAllen, TXDOT, Cameron County, Hidalgo County, the Regional Mobility Authority, the cities of Pharr, McAllen and **Edinburg** and various school districts across the Rio Grande Valley. These projects have consisted of parking lots, roadways and street projects, overpass design projects, traffic signal design projects, airport expansion projects, water and sanitary sewer infrastructure projects. On many of these projects, **RGEC** has been required to coordinate with various governmental agencies such as **the International Boundary & Water Commission, the US Army Corps of Engineers, US Fish & Wildlife, Texas Parks & Wildlife, Texas Historical Commission, Texas Commission on Environmental Quality (formally Texas Natural Resources Conservation Commission), Texas Department of Transportation, Federal Highway Commission, Federal Aviation Administration, Federal Emergency Management Agency**, and many others.

Additionally, our staff is familiar with the requirements of numerous utility companies such as Texas Gas Service, American Electric & Power, Magic Valley Electric Coop, Time Warner Communications/Spectrum, Oil/Gas Exploration/Production, Sprint, Verizon, and ATT. This list of agencies/companies is as follows:

R. Gutierrez Engineering Corporation

EDUCATION

- Bachelors of Science in Civil Engineering

  University of Texas at Austin, Austin, Texas
  1983

PROFESSIONAL REGISTRATION

- Professional Engineer, State of Texas, #65948

LANGUAGE

- Speaks proficient English and Spanish.

AFFILIATIONS

- National Society of Professional Engineers, President of RGV Chapter
- American Society of Civil Engineers
- American Concrete Institute

LEADERSHIP AND COMMUNITY INVOLVEMENT

- City of Pharr Building Standards Commission
- City of Pharr Board of Adjustments
- City of Pharr Civil Service Commission (Previous Member)

YEARS WITH FIRM

26 Years

PE LS
Texas Board of Professional Engineers and Land Surveyors

Ramiro Gutierrez., PE

President and Principal In Charge

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Ramiro Gutierrez, PE is the principal of R. Gutierrez Engineering Corporation and through his broad range of experience offers his clients a commitment of unsurpassed integrity, excellence and satisfaction. Mr. Gutierrez is proud of his excellent reputation in meeting client's aggressive schedules, and his ability to assemble multi-disciplinary project teams to give the client the specialized attention and service they merit.

Mr. Gutierrez, PE is a long-time resident of the Rio Grande Valley. He grew up in San Juan, Texas, and currently resides in Pharr, Texas. He is a former Texas Department of Transportation (TXDOT) engineer. While with TXDOT, Mr. Gutierrez worked in various capacities in the Pharr, Austin, and Corpus Christi Districts. His last position with TXDOT was that of Area Engineer in the Alice Area Office where he was responsible for the design, construction and maintenance activities on State roads in Jim Wells, Kleberg, Live Oak and Nueces Counties. Before opening his own firm, Mr. Gutierrez worked for a large engineering firm as a Project Manager responsible for developing transportation, municipal and site development type projects. Since founding his own firm Mr. Gutierrez has worked extensively in the Hidalgo County area on a wide variety of projects including municipal infrastructure projects related to streets, drainage, water, sanitary sewer, parks, etc., and has become intimately familiar with the local area's characteristics

Mr. Gutierrez is a licensed Professional Engineer with over 34 years' experience in management, design, construction and maintenance of drainage, highway, airport, street, and utilities projects. The work involved analyzing and developing design alternatives, developing construction plans and bid packages; managing sub-consultant design and surveying contracts; managing construction projects; recommending, approving and processing change orders; assuring compliance with state and federal policies and procedures; monitoring project costs; developing and implementing maintenance action plans; recommending and implementing changes in the operation of our transportation system; providing quality customer service; developing and maintaining good working relationships with local public officials.

Mr. Gutierrez has worked as a Project Engineer and designer multiple street, drainage, roadway, and utility improvement projects, some which included flood plain mapping and flood elevation studies in the south Texas and Rio Grande Valley areas. He has analyzed and developed preliminary engineering design alternatives, prepared final design, final construction plans and technical specifications and contract documents for the projects. Managed the construction of projects assuring compliance with the plans and specifications all the way through final inspection, project acceptance and final payment to contractor. Assured that industry standard construction procedures were followed on all projects.

R. Gutierrez Engineering Corporation

Education

- Master of Science in Environmental Engineering Texas A&M University at Kingsville, Kingsville, Texas 2011

- Bachelors of Science in Civil Engineering Universidad Nueva Esparta, Caracas, Venezuela 1998

Professional Registration

- Professional Engineer, State of Texas, #108728
- Certified Floodplain Manager, State of Texas Certification #1747-09N
- Certified Stormwater Manager
- Certified Water Quality & Bacteria Monitor
- Professional Engineer, State of Florida, #74961

Language

- Proficient in English & Spanish

Affiliations

- American Society of Civil Engineers
- American Water Works Association
- American Public Works Association
- Environmental & Water Resources Institute
- American Planning Association
- Texas Floodplain Association
- International Code Council

Years with Firm

14 Years

PE LS
Texas Board of Professional Engineers and Land Surveyors

Hernan A. Lugo, PE, C.F.M.

Engineering Design / Quality Control

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Hernan A. Lugo, PE, CFM grew up in Caracas, Venezuela and worked as a resident engineer for a private firm in Venezuela from 1998 to 2001 where he provided design and project management services for various civil engineering projects. In 2001, Mr. Lugo moved to Miami, Florida where he worked for Voice Stream, Inc. as a technical consultant for the sales force.

Mr. Lugo graduated with a Bachelor of Science degree in Civil Engineering in 1998 and a Master of Science degree in Environmental Engineering in 2011. Mr. Lugo is licensed by Texas Board of Professional Engineers to practice civil and environmental engineering under license #108728 and has more than 13 years experience in the engineering and construction industry. He is also a Certified Floodplain Manager and a Certified Stormwater Manager.

Mr. Lugo as a former Project Manager for the City of Alton provided technical assistance to Public Works and Planning Department as well as overseeing all land development and capital improvement projects within the city. In that position, he developed and maintained and excellent working relationship with privates and public agencies as well with other engineering firms. He has worked in various capacities in the region and also coordinated his work with various agencies such as the Environmental Protection Agency, Texas Commission on Environmental Quality (formerly TNRCC), Texas Water Development Board, Hidalgo County Drainage District #1, and multiple irrigation districts in Hidalgo County. Mr. Lugo also managed engineering services and operated an independent civil engineering firm in Pharr, Texas.

RECENT PROJECTS

2018 Bond Drainage Projects (Group C) – McAllen, Texas. RGEC was contracted by the City of McAllen to provide professional engineering and surveying services for developing solutions for the Stormwater Management Improvements Projects, Group C Projects. A topographic survey of the existing streets, drainage system, spotted utilities, and existing right-of-way was performed for each of the 6 project locations. A drainage analysis and design were performed, to determine what improvements were needed to alleviate current flooding issues within the 6 project locations. A schematic design of the proposed improvements was prepared for review and approval by the City of McAllen. Construction plans, specifications, cost estimates and bid documents for bidding the 6 projects together were prepared. During the construction phase, periodic construction site observations for proposed drainage improvements for the Group C Projects are being done.

2019 Bond Drainage Projects (Jay & Main Improvements) – McAllen, Texas. RGEC was contracted by the City of McAllen to provide professional engineering and surveying services to preparing plans and specifications for the construction of drainage improvements for an area in the vicinity of Jay Ave and Main St. A study/report providing an analysis of the area's needs was prepared and presented. Plans and specifications are being prepared. During the construction phase, periodic construction site observations for proposed drainage improvements will be done.

R. Gutierrez Engineering Corporation

Education

- Bachelors of Science in Civil Engineering

  Texas A&I University
  Kingsville, Texas, 1982

Professional Registration

- Registered Professional Engineer, Texas, #66278
- Registered Professional Land Surveyor, Texas, #4541

Language

- Speaks proficient English and Spanish.

Leadership and Community Involvement

- City of Pharr City Commissioner (Previous Member)
- Pharr Economic Development Corporation (Previous Member)

Years with Firm

15 Years

PE•LS
Texas Board of Professional Engineers and Land Surveyors

Pablo Soto, Jr., PE, RPLS

Survey Project Manager

BIOGRAPHIC SUMMARY AND EXPERIENCE

Mr. Pablo Soto, Jr., PE, RPLS grew up in San Juan and is a resident of Pharr, Texas. He has had a long working experience as a consultant in civil engineering and surveying. Mr. Soto provides a vast and in depth knowledge of the San Juan area with his background in civil engineering and surveying. Mr. Soto is responsible for the surveying work at various levels of design from topographic surveying to surveying for design and construction staking. He also is responsible for all property boundary surveys for the office. He has developed and maintained an excellent working relationship with various private and public agencies as well as with other engineering and land surveying firms. Mr. Soto brings over 30 years of professional surveying experience to our team. Mr. Soto's experience includes all types of Land Surveying, Parcel Descriptions, Subdivision work and TX-DOT Right of Way Surveying & Parcel Descriptions. Most of his experience has been in the South Texas community.

RECENT PROJECTS

Owassa Road Right-of-Way & Topographic Survey – Pharr, Texas. Worked as Project Survey Manager responsible for surveying services needed to provide topographic surveying and right-of-way mapping services to the City of Pharr. Topographic surveys included cross-sections every 100' to 10' outside the proposed right-of-way when possible. Driveway cross-sections were also obtained with driveways being identified by type of access and type of surface. Approximate centerline stations were identified. Drainage structure types and flow lines were also obtained. Fences, mailboxes, and signs were tied down. Utilities were marked as per DIGTESS and utility company information. A right-of-way map was prepared using the most current adjoining information such as deeds, plats, ownership information and title reports provided by owner. Six individual parcels were prepared for use in acquisition of additional right-of-way.

URS Surveys – Rio Grande Valley, Texas. As part of URS's contract for Management Services for Community Development Block Grant Disaster Recovery Program for Hurricane Dolly with the Lower Rio Grande Valley Development Council, RGEC was hired to provide detailed topographic and boundary surveys for all the properties within the Rio Grande Valley. Surveys included legal description of properties, utility easements, improvements including but not limited to houses, fences, driveways, trees over 6" in diameter, sidewalks, slabs, etc…, utility locations, staking of property corners, building setback lines and plat of property to meet permitting requirements for construction of a single family residential structure. Multiple properties also required elevation certificates.

Scott Sloan & Veterans Memorial Parks Project – La Feria, Texas. RGEC was contracted by the City of La Feria to perform engineering and surveying services for preparing of construction plans, providing administrative services for the bidding of and awarding of a construction contract, and providing construction administration services for constructing various improvements to two (2) existing municipal parks in La Feria, Texas. Improvements included upgrades to sports fields, installation of new score boards, construction of playscapes, parking lot expansions, and addition of new bathroom facilities.

4. REFERENCES / PROJECTS WITH THE CITY OF EDINBURG

The following is a list of references for **RGEC**:

City of Pharr
Owassa Road Waterline & Sanitary Sewer Relocations
Ms. Maria Rangel, PE
Project Engineer
118 South Cage Boulevard
Pharr, TX 78577
956-402-4221

City of McAllen
2018 / 2019 Bond Drainage Projects
Mario Cruz, PE
Project Engineer
301 N. 15th Street
McAllen, TX 78501
956-681-1151

City of La Feria
Various Streets Rehab
Mr. Jaime Sandoval
Former City Manager
115 E Commercial Ave
La Feria, TX 78559
956-566-0711

Hidalgo County Regional Mobility Authority
SH365
Mr. Pilar Rodriguez, PE
Executive Director
118 S. Cage Blvd, 4th Floor
Pharr, Texas 78577
Number: 956-402-4762

Hidalgo County Drainage
District No. 1
2018 Bond Referendum Projects
East Mercedes Project 10B
Raul Sesin, PE
District Manager
902 N. Doolittle Road
Edinburg, TX 78542
956-292-7080

PREVIOUS EXPERIENCE WITH THE CITY OF EDINBURG

Listed here for reference regarding the success and capabilities of the firm's past services are five individual projects for which RGEC performed engineering services for the **City**.

A. **Edinburg Downtown Water Treatment Plant – Edinburg, Texas.** The firm was responsible for the engineering design of underdrain rehabilitation at the Edinburg Downtown Water Treatment Plant. The work includes review of current water quantity & quality issues, evaluation of applicable regulations, review of past inspection reports, and discussion of current operations to identify & address issues. Design drawings were prepared showing existing facilities and proposed facilities. Pipes & blower for filter backwash were sized and hydraulic calculations for the proposed modifications were done. Services involved preparing estimates, preparing bid packages, assisting during the bid process, construction phase services, surveying services and periodic site observations will be provided. Record drawings will be issued at completion of the project.

B. University Drive Topography – Edinburg, Texas. RGEC was hired by the City of Edinburg to provide a detailed topographic survey of University Drive (SH107) from 10th Avenue west to approximately 100' west of 6th Avenue. The firm obtained cross sections from ROW to ROW at 100' intervals and all appropriate locations providing information regarding existing median, median openings, private & commercial driveways, sidewalks, ramps, drainage structures, fences, signs, mailboxes, traffic signals and utilities. The survey was provided to the City in AutoCAD format.

C. Edinburg Land Fill – Edinburg, Texas. The firm was responsible for the civil site plan and surveying services for construction of the Edinburg Landfill Administrative Office & Maintenance Yard Complex. The work includes sanitary sewer, water, drainage, grading, paving and dimensional control plans. Final schematic design of the proposed civil-site improvements was also developed. Cost estimates of the work developed by the engineer were prepared for bidding purposes. Bid documents for the engineer's work were also prepared and delivered to the architect. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

D. Jackson Road Paving & Drainage – Edinburg, Texas. Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

E. Canton Road Paving & Drainage – Edinburg, Texas. Worked as Project Engineer responsible for the development of schematic design, right-of-way map, plans, specifications and estimate for the improvement of an existing two-lane road to a five-lane road with shoulders and a continuous left-turn lane. This project was developed from conception through the final design stage. Work included Drainage Design, irrigation structure adjustments, and Preparation of Plans Specifications and Estimate (PS&E). The work also included project management. Survey work includes collecting of all topographic information and establishing horizontal and vertical control for use in developing the project.

5. INSURANCE

RGEC carries $2,000,000.00 of general aggregate liability insurance with a $1,000,000.00 limit per each occurrence. The firm also carries $1,000,000.00 auto liability insurance, the required workman's compensation insurance and $1,000,000 of professional liability coverage. A copy of a current insurance certificate is included in "Appendix A – Additional Information and Submittals". A completed City of Edinburg Certificate of Insurance will be provided immediately after award of contract showing RGEC's type of insurance and

coverage limits as stated above. Types of insurance to be verified are Commercial General Liability, Texas Business Automobile Liability, Worker's Compensation, and Professional Liability Coverage.

The following is a list of insurance claims against the firm within the past 5 years:

- 2019 – Workers Comp. – 1 Claim
- 2022 – Automobile – 1 Claim
- 2023 - Workers Comp. – 1 Claim

6. PROFESSIONAL SERVICES AGREEMENT

RGEC has read the Professional Services Agreement provided in the **City's** request for statements of qualifications and will meet all the prerequisite insurance requirements. RGEC also agrees to enter into a Professional Services Agreement such as the one provided.



RIO DELTA ENGINEERING

Civil Engineering • Project Management • Land Development
Texas Engineering Firm # F-7628 • Texas Surveying Firm #10194027

THE CITY OF Edinburg

City Council
Ramiro Garza Jr., Mayor
David White, Mayor Pro Tem
Daniel Diaz, Councilmember
Jason De Leon, Councilmember
David Salazar Jr., Councilmember

City Manager
Myra L. Ayala

City Engineer
Mardoqueo Hinojosa

Statement of Qualifications

Request for Qualifications
City of Edinburg
RFQ # 2024-9
Engineering Services Rotation

Serving South Texas Since 2004

921 S. 10th Ave.
Edinburg, TX 78539
Ph: (956) 380-5152
Fax: (956) 380-5152

117 Rio Vista Blvd.
Rio Grande City, TX 78582
Ph: (956) 263-1041
Fax: (956) 263-1112

Email: riodelta2004@yahoo.com

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RIO DELTA ENGINEERING
CIVIL ENGINEERING • PROJECT MANAGEMENT • LAND DEVELOPMENT
TEXAS REGISTERED ENGINEERING FIRM F-7628
TEXAS LICENSED SURVEYING FIRM #10194027

July 16, 2024

Mardoqueo Hinojosa, P.E., CFM, CPM
City of Edinburg
415 W. University Dr.
Edinburg, Texas 78541

Re: Request for Qualifications #2024-9 – Engineering Services Rotation

Mr. Hinojosa,

Thank you for allowing us the opportunity to present our Statement of Qualifications for your review and consideration. We welcome the opportunity to offer the City of Edinburg our services as they relate to the above-mentioned RFQ. Enclosed, please review our Statement of Qualifications.

Our office in Edinburg is the firm's main office and our staff looks forward to contributing to the City's continuing effort to improve the lives of our families and fellow citizens. We are confident that, if given the opportunity, we can continue to provide a broad scope of expert engineering, surveying and project management services and become an essential asset for the City.

Rio Delta Engineering has recently completed work on a varied type of infrastructure projects within and for the City of Edinburg. We have the capability to perform all or most aspects of the proposed projects, including, but not limited to, planning and engineering design, construction management services, project management, design overview, construction documents review and recommendations, inspections, land and topographical surveying, cost and risk evaluation of projects, preliminary environmental evaluation, engineering design review, utility coordination, and construction administration. We are a small local firm with offices in Edinburg and Rio Grande City. We offer our clients the whole range of engineering services while maintaining the local everyday type of availability and service required by our clients. Rio Delta Engineering has the capacity to take on any project large or small and we can meet aggressive schedules and deadlines as needed. Our current workload is such that we can begin work on any project immediately.

Our goal is to become part of your team by providing counsel for all your construction management, engineering, surveying, and administrative needs. We are very familiar with the issues at hand and have worked on similar projects within the City of Edinburg and surrounding areas in Hidalgo and Starr Counties.

Our approach to projects entails a hefty combination of the latest technology, creativity, and an innovative approach towards the problem at hand. Project completion in a timely fashion and within budget is always a priority. We pride ourselves on providing all of our clients with the utmost attention by being available when needed and provide a good customer service experience every time.

We are very interested in working with The City of Edinburg and look forward to helping you with these projects. I am an officer of the firm who is authorized to bind the firm to contract and I can be reached at (956) 380-5152 by phone, (956) 380-5083 by FAX, or ivan@riodeltaengineering.com by e-mail. Please call me if you have any questions regarding this letter or the information presented in the packet.

Sincerely,

Ivan Garcia, P.E., R.P.L.S., C.F.M.
Principal

921 S. 10th Ave. • Edinburg, Texas 78539 • Phone: (956) 380-5152 • Fax: (956) 380-5083

2. *General Company Information*

Firm Name:

Gilbert J Guerra Engineering, LLC dba Rio Delta Engineering
Texas Engineering Firm #F-7628 • Texas Surveying Firm #10194027
Legal Business Description: Limited Liability Company

Names of Principals in The Firm:

Rio Delta Engineering Principals	Titles
Jose Ivan Garcia, P.E., R.P.L.S., C.F.M.	Principal
Julio A. Gonzalez, Graduate Engineer	Principal

Address:

Main Office
921 S. 10th Ave.
Edinburg, Tx 78539
Ph: (956) 380-5152
Fax: (956) 380-5083

Branch Office #1
117 Rio Vista Boulevard
Rio Grande City, TX 78582
Ph: (956) 263-1041
Fax: (956) 263-1112

Submittal is for: ***Main Office***

Rio Delta Engineering is an engineering firm offering general civil engineering and surveying services in the Lower Rio Grande Valley and South Texas. Our staff has a variety of background experience ranging from structural adhesives sales to general contracting and oilfield fracking. This varied experience, coupled with our education in Agricultural and Civil Engineering, allows us to apply common sense and a practical approach to our civil engineering services. We've all heard a contractor say" Sure, everything fits fine on paper, but…" when they encounter a design issue that just doesn't work as well in the ground as it does on the plan. At Rio Delta Engineering, our objective is to deliver a civil engineering project to our client that is practical, cost effective, and buildable within the allotted budget and time frame. Our experience on both sides of the project "table" allows us to communicate clearly to everyone involved with a project the objectives of our plans and designs, from the contractor to the system operator, to the Board or Council member, and on up to the funding agencies.

Insurance:
General Liability ($2,000,000.00)
Professional Liability ($2,000,000.00)
Umbrella/Excess Liability ($1,000,000.00)
Commercial Auto ($1,000,000.00)
Workers Compensation ($100,000/$500,000)

HUB Certification:
We were initially approved as a HUB vendor on November 7, 2005.
(VID number 1830430819200/ File number 045319).
Our current approval expires September 2, 2025.

Affirmative Action Program/Equal Employment Opportunity Affirmative Action/Program Statement of Policy:
It is the policy of Rio Delta Engineering to provide equal employment opportunity in full compliance with the Civil Rights Act of 1964, as amended, the Age Discrimination in Employment Act of 1973, the Veterans Readjustment Act of 1974, and the Presidential Executive Orders of Federal Contract Compliance Programs. This provides for equal employment without regard to race, color, religion, sex, national origin, marital status, age, disability, or veterans status.

3. *Firm Qualifications and Experience*

At Rio Delta Engineering, our objective is to provide quality engineering, surveying and construction management services to our client in a timely, professional manner. Our experience in working with a variety of clients, including private developers, municipalities, county agencies, and state agencies has shown us that listening to the client and understanding his needs, is the most important step in the completion of a successful project. To this end, we make it a practice to establish clear and open channels of communication with our clients.

Our firm has completed a variety of different types of projects in South Texas since the company's inception in 2005. The projects range from land development and roadway design, to site-civil for educational institutions, commercial development, sanitary sewer treatment and collection systems, and water treatment and distribution systems. Rio Delta Engineering has completed, and is currently working on, numerous Federally and State funded projects for the City of Edinburg, City of McAllen, Edinburg C.I.S.D., Hidalgo County, Starr County, Rio Grande City, Union Water Supply Corporation, North Alamo Water Supply Corporation, the City of Escobares, the City of Roma, among some others. These projects include projects funded by the Texas Department of Rural Affairs (TDRA), the Texas Department of Agriculture (TDA), the Texas Department of Transportation (TxDOT), the Texas Water Development Board (TWDB), The Border Environment Cooperation Commission (BECC, EPA-NADBANK), the US Economic Development Agency (EDA), and the United States Department of Agriculture (USDA). The projects include roadway paving projects, extension of sanitary sewer, water distribution system improvements, wastewater treatment plant rehabilitation and new construction, and storm drainage improvements.

During the course of our 15-year existence, Rio Delta Engineering has dealt with City, County, and State agencies in order to complete our projects. We can work with any person or entity necessary in order to move projects forward to successful completion in a timely manner.

Names, Position, Phone and Fax Numbers of Contact Person:

Depending on the locality of the project, the local office has taken the lead on the project. In this instance, the Edinburg office managed by **Ivan Garcia, P.E., R.P.L.S.**, would be the lead engineer and surveyor on any projects. Ivan would provide project management, engineering design, and surveying services coordination and supervision. Ivan would also be primarily responsible for on-site inspections and would be the direct contact with the Owner.

Office Number: (956) 380-5152
Mobile Number: (956) 263-0934
Fax Number: (956) 380-5083
E-mail: ivan@riodeltaengineering.com

Key Personnel's Professional Background, Caliber and Availability

Ivan Garcia, P.E., R.P.L.S., has accumulated 15 years of experience in the civil engineering and surveying field. Ivan would be the lead engineer out of our local Edinburg office, and would provide primary project management and engineering design and surveying services coordination and supervision. Ivan would also be primarily responsible for on-site inspections and would be the direct contact with the Owner.

One of our key personnel is **Gilbert J. Guerra, P.E.**, who has accumulated 25 years of experience in the civil engineering field ranging from supervising construction and design of municipal utilities, drainage, and roadway projects, to managing construction projects for the City of Edinburg, the City of Rio Grande City, Hidalgo County, Starr County, Edinburg CISD and Rio Grande CISD, Union Water Supply Corporation, and North Alamo Water Supply Corporation. Because of his extensive background, Mr. Guerra possesses a unique expertise that will contribute to the project's success. Gilbert would provide engineering design and construction supervision and management support from the San Antonio office and would be the secondary contact with the Owner.

Organizational Chart and Summary of Work to be Performed by each Staff Member

- Ivan Garcia, P.E., R.P.L.S, C.F.M. – Principal
  As the lead engineer, Ivan would provide primary project management and engineering design and surveying services coordination and supervision. He would also be primarily responsible for on-site inspections and would be the direct contact with the Owner.

- Gilbert J. Guerra, P.E. – Senior Project Manager
  Gilbert would provide engineering design and construction supervision and management support to the Edinburg office. He would be the secondary contact with the Owner.

- Julio Gonzalez, Graduate Engineer – Principal
  Julio would provide design and construction supervision and inspection and construction management support from the Rio Grande City office. He would also coordinate survey support for the project.

- Edwin Pena, Graduate Engineer
  Edwin would provide design and construction supervision and inspection support from the Edinburg office.

- Roberto Salinas and David Rodriguez, Survey Crew
  As field data collection specialists, Roberto and David would provide field data collection services and construction staking services, for design and construction phases, respectively. Roberto and David work out of the Rio Grande City office.

Staff:	Civil Engineer (P.E.)	2
	Civil Engineer/Surveyor (P.E./R.P.L.S.)	1
	Graduate Engineer	6
	ACAD Technician/Designer	5
	Field Data Collection	8
	GIS Analyst	1
	Administrative Staff	2
	Total Personnel	**25**

Capacity to Perform

We are very familiar with the City of Edinburg design standards and guidelines, as well as State and Federal regulations, policies and procedures to bring projects to completion while complying with any applicable regulations.

We have the capability to perform all or most aspects of the proposed projects, including, but not limited to, construction management services, project management, design overview, construction documents review and recommendations, inspections, land and topographical surveying, cost and risk evaluation of projects, preliminary environmental evaluation, engineering design review, utility coordination, and construction administration. We are a small local firm with offices in Edinburg and Rio Grande City. We have varied experience that allow us to offer our clients the whole range of engineering services while maintaining the local every-day type of availability and service required by our clients. We have an in-house Registered Professional Land Surveyor (RPLS) and can provide full surveying services as may be needed for R.O.W. or easement acquisition.

We are confident that, if given the opportunity, we can provide a broad scope of expert engineering services, and with the help of our qualified staff we are sure we can become an essential asset for the City of Edinburg.

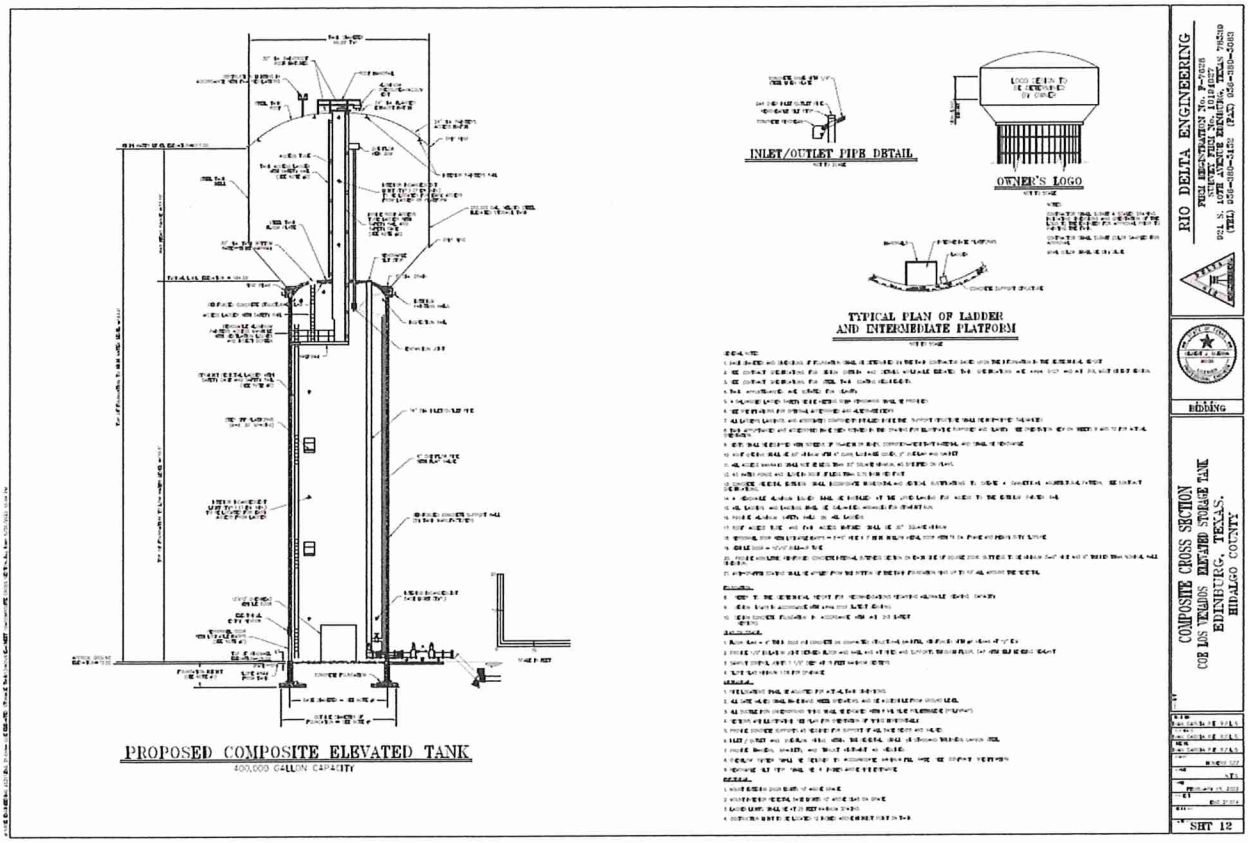
Current Workload

Rio Delta Engineering has the capacity to take on any project large or small. Our current work load is such that we can begin work on any project immediately. We have the equipment and office space available with which to expand our personnel and operations as may be required.

Some of the more recent projects that Rio Delta Engineering has provided planning, engineering, surveying, project management, and funding application services for are:

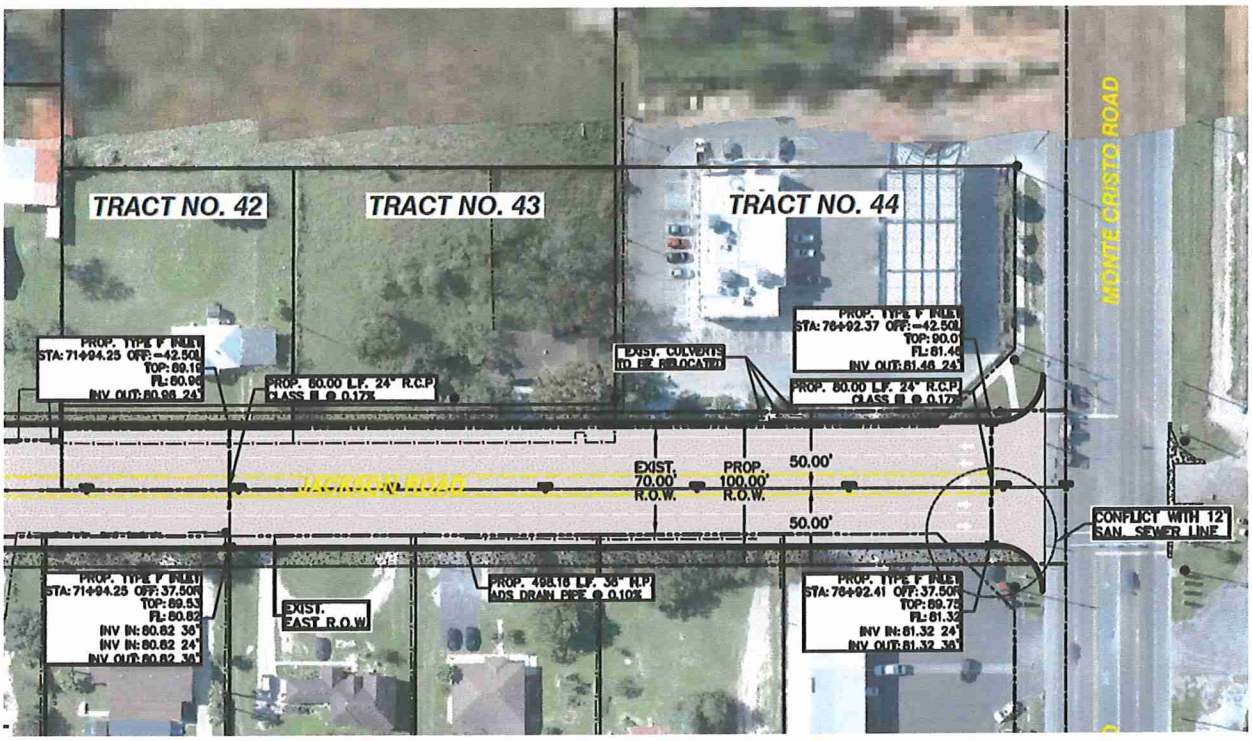
1. City of Edinburg – Los Venados Elevated Storage Tank - 2023

This is an on-going project which consists of the construction of a new 400,000 gallons elevated storage tank, and related improvements to alleviate water pressure and volume demands on north Edinburg area. The construction plans have been completed and the project is scheduled to be bid out for construction within the next year and to be completed and put into operation mid to late 2025 at a cost of approximately $2,000,000.



Contact: **Gerardo Carmona, Jr. P.E. – Utilities Director**
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

2. City of Edinburg – North Jackson Road Right-of-Way Project between Saginaw Avenue to Monte Cristo Road – 2023

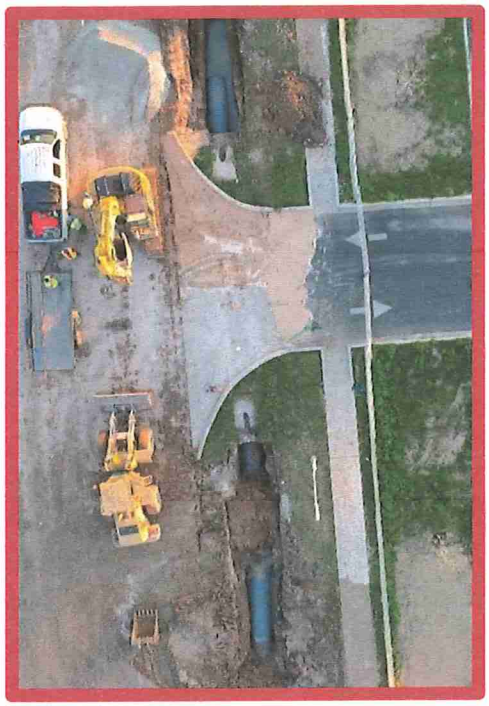


This is an on-going project which consists of the expansion/widening of Jackson Road between Saginaw Avenue going north to Monte Cristo Road (1.25 Miles) to alleviate traffic mobility and improve safety to this area of the City. Rio Delta Engineering is responsible for providing engineering services and developed an engineering schematic plan which identifies major design elements such as horizontal and vertical alignments, utility conflicts, drainage and signalization and will be used to establish future construction cost. The project is currently going through the right-of-way acquisition phase and funds will be sought for construction early 2025 at a cost of approximately $6,250,000.

Contact: **Mardoqueo Hinojosa, P.E., CFM, CPM**
City Engineering
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

3. City of Edinburg – North East Doolittle Road Area Drainage – 2019

This project consisted of the construction of various drainage improvements, including, but not limited to, approximately 2,200 L.F. of 36" and 24" storm drain gravity lines, 2,800 L.F. of excavation/fill and re-grading of road side ditch, and related improvements to alleviate flooding along Doolittle Road between Rogers Road and Russell Road. The improvements were completed at a cost of approximately $387,000 and has been fully operational since the March 2019.





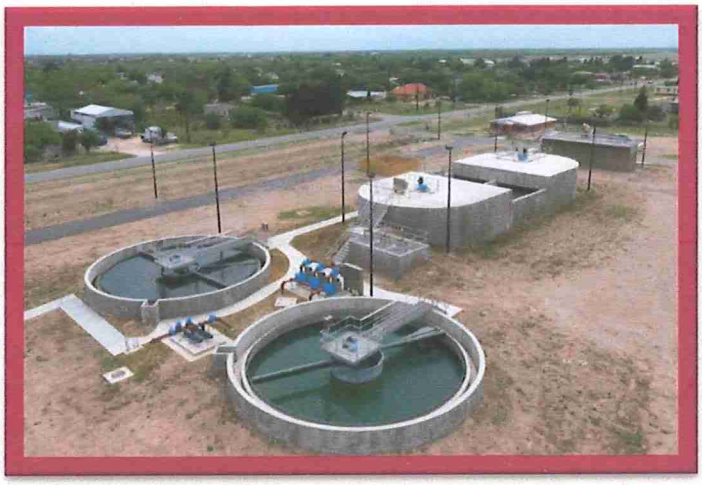
Contact: **Mardoqueo Hinojosa, P.E., CFM, CPM**
City Engineering
City of Edinburg
(956) 388-8211
415 W. University Dr.
Edinburg, Texas 78541

4. City of Rio Grande City, TDA #7215419 Paving Improvements -2018

This project consisted of paving various streets in the City Rio Grande City. The work involved included installing drainage improvements in one street and constructing new streets from the subgrade up to finished HMAC, with curb and gutter. The total cost of this project was approximately $400,000.00, including engineering, testing, inspection, and construction management. The funding for this project was provided by the Texas Department of Agriculture. All work has been completed and the project is being administratively closed out. Rio Delta Engineering was responsible for all design, bidding, testing, and construction management.

Contact: **Alberto Perez**
City Manager, City of Mercedes
(512) 809-9470

5. North Alamo Regional Wastewater Treatment Plant and Collection System -2019



This project consisted of constructing a new 0.5 mgd activated sludge wastewater treatment plant for North Alamo WSC. The plant is the first phase of what will ultimately be a 20 mgd plant located at the intersection of Minnesota and Goolie roads in Hidalgo County. The plant site is situated to serve an approximately 50 square-mile area roughly bounded by Expressway 83 on the South, Hwy 107 on the North, Expressway 281 on the West, and Mile 6 West (Westgate) on the East. This initial phase cost, approximately $13 million, including planning, acquisition, design, testing, permitting, and construction management. This project was funded jointly by the Texas Water Development Board (TWDB), the Border Environmental Cooperation Commission (BECC/NADBANK), and the Texas Department of Agriculture (TDA). The collection system consisted of approximately 32,000 linear feet of gravity sanitary sewer lines, approximately 15,000 linear feet of force main lines, and four sanitary sewer lift stations. This project provides sanitary sewer service to 471 families in six Colonias and will established the backbone for future expansion and connections within the projected 50 square-mile service area. Rio Delta Engineering has been responsible for all planning, funding applications, design, permitting, bidding, construction management, and coordination between funding agencies.

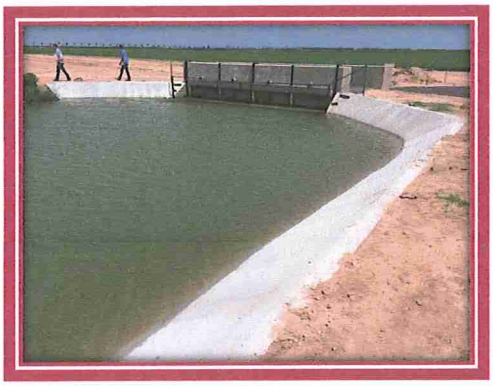
Contact: **Steven Sanchez**
General Manager, North Alamo WSC
(956) 383-1618
420 S. Doolittle Road
Edinburg, Texas 78542

6. City of Roma, Efren Ramirez Paving and Drainage Paving Improvements – 2020

This project consists of widening and paving approximately 2,315 lf of Efren Ramirez Street in Roma, Texas. The work involved includes installing approximately 5,630 lf of drainage improvements and constructing a new 37' B-B street section with curb and gutter. The total cost of this project is estimated to be approximately $1,921,769.00 including environmental assessment, R.O.W. acquisition, engineering, testing, inspection, and construction management. The funding for this project will be provided by the United States Department of Agriculture. All funding application, environmental investigations, and engineering design has been completed. The R.O.W. acquisition is also in the final phases of completion. The project is scheduled to be put out for bid within the next few months. Rio Delta Engineering was responsible for the preliminary engineering report, the environmental investigation, the engineering design, and the surveying services for design and R.O.W. acquisition. We will also be responsible for bidding, construction inspection, testing, and project management.

Contact: **Alex Barrera**
City Manager, City of Roma
(956) 849-1411
P.O. Box 947
Roma, Texas 78584-0947

7. Hidalgo County Drainage District No. 1 and Hidalgo County Irrigation District No 1 – "Mile 17 ½ Road Canal Siphon Improvements - 2013



This project was a joint venture between the Edinburg C.I.S. D. and Hidalgo County Drainage District No. 1 for an irrigation canal crossing relocation, installation of a 490 l.f. of 60" storm sewer line and approx. 200' of road extension. This project was greatly needed to increase safety and ease traffic flow in the area due to the new construction of 1 elementary school and 1 middle school by the Edinburg C.I.S.D. The improvements were completed at a cost of approximately $635,000 and has been fully operational since 2014. As part of this project we improved the connections between the existing drain ditches and left preparations for the construction of the 1298 Ditch along Mile 9 Road between Ware Road and Rooth Road. The Improvements were completed and have enabled for a better and safer traffic flow to and from the schools. Rio Delta Engineering was responsible for all planning, design, permitting, land surveying, bidding, inspections and construction management.

Contact: **Robert Estrada**
Retired District Architect
Edinburg C.I.S.D.
(956) 279-9670

8. Starr County, Disaster Recovery 2.2, General Land Office (GLO) Paving and Drainage Improvements - 2018

This project consisted of providing paving and drainage improvements at various locations in Starr County. The work included constructing paving and drainage improvements for one street in Pct #4, constructing paving and drainage improvements including a 1.5-acre detention pond in Pct #3, and constructing a pilot channel for approximately 1.5 miles of Los Morenos Creek in Pcts #1 and 2. The total cost of this project was approximately $1,100,000.00, including R.O.W. acquisition, engineering, testing, inspection, and construction management. The funding for this project was provided by the Disaster Recovery Fund 2.2 administered by the Texas General Land Office. All work has been completed except for the pilot channel for Los Morenos Creek. Negotiations for the acquisition of R.O.W. for these proposed improvements has been onerous due to the lack of clear title for most of the properties in this area. This area is in "undivided" Porciones. The project will have to be closed out by the end of the year with whatever progress has been accomplished at that time. Rio Delta Engineering was responsible for all design, bidding, testing, surveying services for appraisal and acquisition activities, and construction management.

Contact: **Eloy Vera**
County Judge, Starr County
(956) 716-4880
100 N. FM 3167
Rio Grande City, Texas 78582

Project Approach

At Rio Delta Engineering, our objective is to provide quality engineering services to our client in a timely, professional manner. Our experience in working with a variety of clients, including private developers, municipalities, county agencies, and state agencies has shown us that listening to the client and understanding his needs, is the most important step in the completion of a successful project. To this end, we make it a practice to establish clear and open channels of communication with our clients. The following is a basic outline of the typical approach our firm has towards the successful completion of our projects:

PLANNING AND PRELIMINARY DESIGN:

- Attend all necessary Coordination meetings with City of Edinburg, pertinent Irrigation District, Hidalgo County, and any other jurisdictions required
- Coordinate County and State Permits as required
- Coordinate Preliminary Design with Staff and discuss different alternatives
- Prepare Preliminary Construction Cost Estimate
- Prepare Field Topographic Surveys and set benchmarks for horizontal/vertical control
- Prepare boundary/easement surveys as required for acquisition and right-of-entry
- Master-planning consideration for future and to follow the City of Edinburg's masterplan

FINAL ENGINEERING DESIGN PHASE:

- Prepare Construction Plans for project improvements
- Prepare Construction Contract Documents
- Prepare Final Construction Cost Estimate
- Prepare Final Bidding Documents
- Prepare Traffic Control Plans
- Prepare Stormwater Pollution Prevention Plan & TPDES Permits, as required

PRE-CONSTRUCTION PHASE

- Assist the City and the City's Professional Consultants during the scope development, preliminary design, and design development phases in evaluation of options for the project.
- Establish the master project schedule identifying all different phases and all milestone items.
- Develop a project budget and itemized Guarantee Maximum Price (GMP) upon negotiations with the City. The GMP shall include the substantial completion date of the project.
- Review and familiarize itself with all reports, surveys, drawings, tests and results concerning the condition of existing facilities, systems, structures, and sites.
- Work with and coordinate activities with any other contractors that the City contracts work with for the project.

- Review all applicable documents to ensure constructability and to minimize change orders.
- Review the project design to identify long-lead procurement items and equipment/materials which are eligible to be purchased by the City as direct material purchases.
- Coordinate with the City's Professional Consultants to finalize construction documents and develop bid packages.

PROCUREMENT (BIDS AND AWARDS)

- Schedule and conduct pre-bid conferences with the interested subcontractors, material suppliers, and equipment suppliers.
- Assess conditions in the construction market to identify factors that will or may affect costs and time for completing the project.
- Identify and solicit multiple bid packages that together will represent the entirety of the scope of work for the project.
- Compile bid specifications and packages, utilizing City's bid procedures, obtaining bids for any and all construction, sub-contractor, material suppliers, including direct material purchases.
- Solicit, advertise, accept, review, and, based on approvals by the City, award bids to qualified subcontractors based on the bid packages identified.

CONSTRUCTION PHASE

- Schedule and plan construction meetings, take and issue meeting minutes, and attendance sheets as directed by the City's Project Manager.
- Coordinate with the Professional Consultants and IDA to schedule and conduct Pre-Construction meetings with subcontractors.
- Plan and recommend timing for the release of drawings and specifications to enable phasing of construction project.
- Maintain and update the master project schedule, detailed construction schedules, submittal schedules, inspection schedules, and occupancy schedules.
- Provide materials to job site in a timely manner and assure their safe keeping, meeting the terms of the contract, adhering to project scheduling, and direct material purchase program.
- Develop, implement cost controls, and provide financial accounting services for documentation of projects.
- Coordinate on-site construction management services including, but not limited to:
    - progress job site meetings
    - maintain daily on-site project log and schedule report
    - oversee quality assurance testing and inspection programs
    - monitor construction management staff and subcontractor work performance for deficiencies

  - maintain record copy of all contract documents
  - coordinate requests for information (RFI) submittals
- Review adequacy of and oversee and ensure compliance with construction management staff and subcontractor safety programs and policies.

CLOSE-OUT PHASE

- Assemble and deliver sufficient hard copies and electronic copies on USB/Flash Drive of closeout documents, parts and operational manuals, and repair and parts manual.
- Coordinate project close-out, start-up and transition to operation
- Coordinate completion of As-Built documents with City's Building Official and Project Manager.
- Complete or coordinate completion of punch-list items generated by the City's Professional Consultant and the City's representatives during their inspections.
- Coordinate with the City's Professional Consultant to provide complete Project records including Project Manual and CAD drawings corrected to show all construction changes, additions, and deletions compared to the Construction Document.
- Coordinate with the City's Building Official to prepare the Certificate of Final Inspection.
- Coordinate and conduct Building Warranty Inspections
- Warrantee all workmanship and material for one (1) year following substantial completion.
- Ensure coordination and implementation of equipment training for City staff.
- Provide USB/Flash Drive for all project photos.
- Project video record of any training provided to City's staff.
- Prepare As-Built Record Drawings

Rio Delta Engineering uses AutoCAD Civil 3D exclusively but can convert the data to any format that might be necessary. All drafting support would be provided jointly by the Edinburg and Rio Grande City offices. We hope to provide all our clients with the highest quality and professional civil engineering and surveying services and deliver the most efficient and cost-effective solutions to their needs.

4. *Team Member Qualifications and Experience (resumes)*

Ivan Garcia, P.E., R.P.L.S., C.F.M.
Principal, Rio Delta Engineering

Education:

Texas A&M University Kingsville, TX, BS Civil Engineering, December 2008

Licensure & Certifications:

Licensed Texas Board of Professional Engineers, December 2013, P.E.#115662

Texas Board of Professional Land Surveying, May 2014, R.P.L.S. #6496

American Institute of Constructors, March 2012, Associate Contractor (AC)

Work Experience:

May 2009 – Present
Duties:

Rio Delta Engineering
Partner, Civil Engineer, RPLS, Project Manager

- Manages the day-to-day operations of the Edinburg office.
- Supervises the engineering and surveying staff and all engineering design and surveying services.
- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.
- Coordinates with City, County, and State agencies on behalf of client throughout the course of completing a project.

Summer 2008
Duties:

Texas Department of Transportation, Pharr, TX 78577
Engineering Technician Internship

- Assisted Civil Engineer in application of principles, methods, and techniques of civil engineering technology on the planning and construction of US 83 "Arroyo Roma" bridge, FM 650 "Los Negros Creek" bridge and Garcia St. relocation of utilities in the city of Roma, Texas.

Feb 2006 – Dec 2006

Duties:

CRC Engineering, Inc., McAllen, TX 78504

CADD Technician

- Designed and prepared detailed electronic (CAD) working plans for complex projects from observation, measurements, sketches, specifications, and standard layouts provided by customers, consultants, and/or departmental contacts.

Gilbert J. Guerra, P.E.
Senior Project Manager

Education:
Texas A&M University, College Station, TX, BS Agricultural Engineering, May 1985

Licensure & Certifications:
Licensed by the Texas Board of Professional Engineers, July 2002, P.E. #90156
Licensed by the Alabama Board of Professional Engineers, February 2008, P.E. #29229

Military Service:
United States Marine Corps, 1976-1982, Honorable Discharge, E-5

Work Experience:

Jul 2005 – Present — **Gilbert J. Guerra Engineering, LLC dba Rio Delta Engineering**

Duties: Owner, President, Civil Engineer, Project Manager

- Supervises the engineering and drafting staff and all engineering design.
- Coordinates with City, County, and State agencies on behalf of the client throughout the course of completing a project.
- Consultant for Rio Grande City (8yrs)
- Consultant for Union Water Supply Corporation (7yrs)

Feb 2004 – Jun 2005 — **Rio Delta Engineering & Surveying**

Duties: Vice President, Resident Engineer

- Supervised the engineering and drafting staff and all engineering design.
- Coordinated with City, County, and State agencies on behalf of the client throughout the course of completing a project.

Aug 1996 – Feb 2004: — **J.E. Saenz & Associates, Inc., Edinburg, TX**

Duties: Director of Engineering

- Supervised the engineering and drafting staff and all engineering design.
- Coordinated with City, County, and State agencies on behalf of the client throughout the course of completing a project.
- Provided construction management and supervision on City construction projects.
- Provided field engineering services for the City on projects undertaken by City utility and street paving crews.
- Provided engineering reports, certifications, design and permitting services to the City for City construction projects.

Julio A. Gonzalez, Graduate Engineer
Principal, Rio Delta Engineering

Education:

Texas A & M University Kingsville, BS Civil Engineering, December 2010

South Texas College, Associate of Mathematics and Science, May 2008

Work Experience:

July 2011 – Present
Duties:

Rio Delta Engineering
Graduate Engineer, Partner, Project Manager

- Manages to day-to-day operations of the Rio Grande City office.
- Supervises the engineering and surveying staff and all engineering design and surveying services in the Rio Grande City office.
- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.
- Coordinates with City, County, and State agencies on behalf of client throughout the course of completing a project.

Jan 2005 – Dec 2008
Duties:

Construcciones en General, Camargo, Tamaulipas
Project Manager

- Supervised site work for paving as well as sewer build outs.
- Prepared bid proposal for project bidding.
- Managed budget and expenses.

Jun 2004 – Dec 2004
Duties:

COMAPA, Camargo, Tamaulipas
Technician

- Performed analysis of potable system and wrote reports on improvements.

Norberto Lopez, Graduate Engineer

Education:

University of Texas, Rio Grande Valley, BS Civil Engineering, May 2017

Work Experience:

March 2018 – Present
Duties:

Rio Delta Engineering
Graduate Engineer

- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project management and inspection for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.

Edwin Pena, Graduate Engineer

Education:

University of Texas, Rio Grande Valley, BS Civil Engineering, May 2020

Work Experience:

January 2017 – Present
Duties:

Rio Delta Engineering
Graduate Engineer

- Meets with clients to plan, manage, design, and supervise the construction of projects.
- Provides project inspection for clients, as may be required.
- Attends public meetings in order to present projects for consideration and approval when required and to provide project updates when necessary.

5. ***References***

1. Eloy Vera, Jr.
   County Judge
   Starr County
   100 N. FM 3167
   Rio Grande City, TX 78582
   (956) 716-4800

   Rio Delta Engineering has provided engineering consulting services to Starr County for the past 17 years. We have designed, advertised, bid out, and provided construction and contract administration for paving projects, sanitary sewer collection systems projects, drainage projects, a solid waste transfer station, and subdivision review. Most of these projects were funded by Federal and State agencies. We have assisted the County Staff with funding applications, permit renewals and permit modifications for the Starr County Solid Waste Transfer Station.

2. Mardoqueo Hinojosa, P.E., CFM, CPM
   City of Edinburg
   415 W. University Dr.
   Edinburg, Texas 78541
   (956) 388-8955

   Rio Delta Engineering serves as one of Consulting Engineers on rotation for the City of Edinburg. We provide on-call engineering services related to water distribution systems, sanitary sewer collection systems, and paving and drainage improvements. We attend all City meetings and provide reports to the Council as needed. We coordinate with staff on the day-to-day needs as they relate to our engineering and surveying services. We provide engineering design, surveying, and construction and contract management services for those projects that are bid out.

3. Alberto Perez
   City Manager
   City of Mercedes
   400 S. Ohio Ave.
   Mercedes TX 78570
   (956) 565-3114

4. Robert Estrada, AIA
Former District Architect
Edinburg Consolidated Independent School District (ECISD)

Rio Delta Engineering has completed a multitude of paving projects for the ECISD. RDE was the project engineer for the 2008-2009 ECISD Bond Project. Our work consisted of first providing site feasibility studies for one middle school site and four elementary school sites. We then provided surveying services for property acquisition and platting services for four of the sites. RDE also provided site-civil and off-site utility and paving improvements for the four elementary schools. This work entailed widening roads in the County, widening streets in the City of Edinburg, rerouting a Hidalgo County Irrigation District No. 1 irrigation canal by taking it underground so as to provide an on-grade crossing of a newly opened County Road. Throughout the project RDE provided coordination between the ECISD, Hidalgo County Pct. #4, the City of Edinburg, the City of McAllen, Hidalgo County Drainage District #1, and Hidalgo County Irrigation District #1 and the Santa Cruz Irrigation District at different times.

6. *Insurance and Certifications*

Insurance:

General Liability ($2,000,000.00)
Professional Liability ($2,000,000.00)
Umbrella/Excess Liability ($1,000,000.00)
Commercial Auto ($1,000,000.00)
Workers Compensation ($500,000.00)

HUB Certification:
We were initially approved as a HUB vendor on November 7, 2005.
(VID number 1830430819200/ File number 045319).
Our current approval expires September 2, 2025.

(Certificates are attached)

Pending Litigation:

Rio Delta Engineering is not currently under any type of legal litigation related to any professional services rendered by the firm.

7. ***Professional Services Agreement***

I have read the Professional Services Agreement and agree to meet the City's insurance requirements should Rio Delta Engineering be selected to provide engineering and/or surveying services to the City. If selected, Rio Delta Engineering will enter a professional services agreement with the City. As a Partner in Gilbert J. Guerra Engineering, LLC, dba Rio Delta Engineering, I am authorized to commit the firm to such an agreement.

Jose Ivan Garcia, Principal

7/16/24
Date

8. *Contact Information*

Jose Ivan Garcia, P.E., R.P.L.S.
Principal, Rio Delta Engineering

921 South 10th Avenue
Edinburg, TX 78539
Office (956) 380-5152
Fax (956) 380-5083
E-mail: ivan@riodeltaengineering.com

Julio Gonzalez
Principal, Rio Delta Engineering

921 South 10th Avenue
Edinburg, TX 78539
Office (956) 380-5152
Fax (956) 380-5083
E-mail: jgonzalez@riodeltaengineering.com

9. *Attachments*

PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: **115662**
Status: **ACTIVE**
Expires: **9/30/2024**

JOSE IVAN GARCIA

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1830430819200**
Approval Date: **September 27, 2021**
Scheduled Expiration Date: **September 27, 2025**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

GILBERT J. GUERRA ENGINEERING, LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **September 27, 2021**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day to day management, operational control, business location) provided in the submission of the business; application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

THE STATE OF TEXAS
TEXAS BOARD OF PROFESSIONAL ENGINEERS

BE IT KNOWN THAT

Gilbert Jesus Guerra

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW

TEXAS BOARD OF PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

WE HAVE HEREUNTO SET OUR HANDS AND AFFIXED THE SEAL OF THE BOARD AT THE CITY OF AUSTIN, THIS 12TH DAY OF JULY, 2002.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER 90156

THE STATE OF TEXAS
TEXAS BOARD OF PROFESSIONAL ENGINEERS

BE IT KNOWN THAT

Jose Ivan Garcia

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW

TEXAS BOARD OF PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

We have hereunto set our hands and affixed the seal of the Board at the City of Austin, this 4th day of December, 2013.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER 115662



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Gilbert J. Guerra Engineering, LLC
Rio Delta Engineering

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-7628

Expiration Date
1/31/2025



Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Gilbert J. Guerra Engineering, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number
10194027

Expiration Date
12/31/2024

Firm Submission:
RO Engineering, PLLC
2705 E Davis Rd. | Suite A
Edinburg, Texas 78542

Project Name:
City of Edinburg – Engineering Service Rotation

RFQ #:2024-9

Due Date:
Tuesday, July 16, 2024

Time:
3:00 p.m.

RO ENGINEERING, PLLC

Statement of Qualifications

All American City

1968 * 1995 * 2000 * 2024

Professional Engineering Services

PROFESSIONAL ENGINEERING FOR THE GREATEST VALUE TO OUR CUSTOMERS

City of Edinburg

#2024-9

Engineering Services Rotation

Due on July 16, 2024 3:00 PM

RO ENGINEERING | 2705 E DAVIS RD. | SUITE A| EDINBURG, TX 78542

RO-ENGINEERING.COM

RENE OLIVAREZ, PE, CSSGB

R.OLIVAREZ@RO-ENGINEERING.COM

ENGINEERING, PLLC
www.ro-engineering.com

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July 16, 2024

City of Edinburg
415 W University Dr.
Edinburg, Texas 78539

RE: RFQ #2024-9 – Engineering Service Rotations

Thank you for the opportunity to submit our Statement of Qualifications which highlights some of our public project experience for your review and consideration.

We are confident that we can provide the All-American City of Edinburg with our professional engineering services. Our team has the capability to provide services for professional construction management and perform Mechanical, Electrical, Plumbing & Civil Engineering design. We have worked with construction contractors as a design team and construction managers which include their expertise on timing, sequencing, materials, and constructability on more than one-third of our projects. We are skilled at specifications development and bidding for competitive sealed proposals (CSP) for the customary smaller and straight-forward projects. With in-house integrated design and construction administration, our staff can ensure construction occurs as the construction documents intend. We are prepared to begin working with and represent City of Edinburg on your projects.

We have the experience and knowledge to produce high quality, highly coordinated drawings because our in-house engineering and construction services work side-by-side under one roof. Coordination and time savings start the minute our computers turn on. If a construction or design issue comes up, all parties can verify immediately in lieu of an email, phone call or travel. We communicate to our Owner(s) directly and document each of our field visit observation reports that include photographs, plans for any on-site clarifications, document conversations and decisions and document the overall progress of the work.

We have read the requirements of the Request for Statement of Qualifications, and we accept the conditions stated therein.

Should you need additional information or have any questions, please do not hesitate to contact me at 956.292.3336. I will serve as the contact person to provide any clarification required and will serve as the authorized person to conduct final contract negotiations on behalf of RO Engineering, PLLC.

Sincerely,

Rene R. Olivarez, P.E., CSSGB | Principal

RO Engineering, PLLC (ROE) Parent Company
Renoworks, LLC (sister company)
Quantum-Mechanical Contractors, LLC (sister company)

RO Engineering, PLLC was founded on November 25, 2009, by Rene R. Olivarez, P.E. Rene started the firm after practicing for 20 years with other engineers on a variety of engineering and construction projects overseeing budgets, facilities, personnel, and quality control documentation daily in decision making. His management and quality control skills give him the edge to provide customers the valued service which focuses on critical paths in construction, as a designer decision maker, providing analytical data and quality service as an owner's representative. He has traveled and visited other manufacturing quality control plants and has been extensively involved in conferences and meetings with stake holders and engineers that have provided technical, budget cost concerns and knowledge to quantify and provide quality engineering specification designs.

Vision
To be recognized for our project success and the value we deliver to our customers.

Company Mission
At RO Engineering, we strive to deliver the highest quality of professional engineering and construction management services by focusing on innovative & cost-effective solutions, quality, delivery on time, and customer service. We conduct our business with integrity and hard work and strive to build long-term relationships with our customers.

Values
We value the Voice of the Customer, Safety, Quality, delivery on-time, Customer Service, Innovative and Cost-effective Solutions, Teamwork, and Excellence.

Firm Name and Location
RO Engineering, PLLC
2705 E. Davis Rd.
Edinburg, TX 78542
Phone: o. (956) 513-1849 or m. (956) 292-3336
Email: r.olivarez@ro-engineering.com
Website: www.ro-engineering.com

Company Information and Background
RO Engineering PLLC, a Professional Limited Liability Company was established on November 25, 2009 in the State of Texas and is owned by Rene R. Olivarez, P.E. The Firm is registered with the State of Texas under Registration No. F-12179.

Non-Discrimination Statement
RO Engineering does not discriminate against any employee or applicant based on race, religion, sex, national origin, or disability.

Rene R. Olivarez, P.E. | Principal & Project Manager



The following is a brief description of the firm's key staff and their areas of expertise:

Rene R. Olivarez, P.E. | Principal and Lead Project Manager
Board of Professional Engineers & Land Surveyors #102302
Texas Department of Insurance Registration: RME-G-2353934
TDLR HVAC License: TACLA #100226E

Mr. Olivarez is a Hispanic American and a graduate of Edinburg High School and obtained a Bachelor of Sciences from the University of Texas Pan American. He received his license as Professional Engineer from the Texas Board of Professional Engineers. He has extensive knowledge in energy conservation, construction supervision, estimating, and business quality control. His experience includes energy studies & procurement, preparation of engineering plans and specifications, grant writing, bidding and contractual processes, construction management, facility assessments, board presentations, private and public infrastructure projects. Mr. Olivarez has a strong management background having direct oversight of Edinburg CISD's Maintenance & Facilities Department. He also previously worked for General Electric Motors & Controls Manufacturing for 10 years in Quality Control. He has a license as a Professional Engineer, HVAC Contractor License, RME-G Fire Sprinkler License and is certified in Six-Sigma.

EDUCATION
Bachelor of Sciences from the University of Texas Pan American
High school diploma from Edinburg High School

LICENSURE & CERTIFICATIONS
Professional Engineer, License No. 102302
Fire Sprinkler License, License No. RME-G-2353934
HVAC Contractor License, License No. TACLA100226E
Six Sigma Black Belt Trained / Six Sigma Green Belt Certified
Mold Remediation Contractor
Quality Control Auditor

MEMBERSHIP
City of Edinburg Board – Planning and Zoning Member
City of Edinburg – Chamber of Commerce Ambassador
Rio Grande Valley-AGC – Member
Lion Club Member- Edinburg Chapter
Living Word EFC- Building Consultant and Active Member
Edinburg Schools- Parent Volunteer
UTRGV – Alumni

WORK HISTORY
2019-Present, Principal of Quantum-Mechanical Contractors, LLC
2018-Present, Principal of RENOWORKS, LLC
2009/2014-Present, Principal of RO Engineering, PLLC
2008-2014, District Engineer for Edinburg Consolidated Independent School District
1997-2008, Quality Management at General Electric Motors & Controls, Reynosa MX

Organizational Chart

RO ENGINEERING, PLLC
Engineering & Construction Management
www.ro-engineering.com



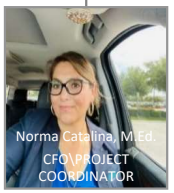


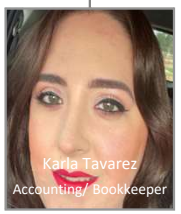














Norma Catalina, M.Ed. | VP and Project Coordinator



Mrs. Norma Catalina manages the company's day-to-day operations and is a senior executive. She's obtained a Bachelor's in Education and holds a Master's in Educational Leadership both from the University of Texas – Pan American. Her 24 years of experience in public education gives her an edge in dealing with our public-school clients. Norma's primary responsibilities cover all aspects of construction administration, ensuring that all technical requirements of contracts are attained and executed. She assists in setting up the contract content and keeping all records regarding the contracts such as award, any modifications, notices to proceed, etc. She maintains project logs and ensures that all subcontracted work is sent out and comes back completed and on-time. Track costs and provide quality control of the firm's documentation (i.e., AIA documentation). She will ensure all invoices are paid on time, keep track of submittals, RFI's, field reports and safety logs. She drives the warranty documentation and close out binders of each project. She ensures all warranty documents, lien releases are properly compiled and delivered to the owner, all punch list items are completed, and documents properly signed and filed. Norma is known for her ability to multi-task and on average manages eight projects simultaneously. Her skills with people allow her to maintain good public relations with clients both in English and Spanish.

EXPERIENCE

2019 – Current – Quantum Mechanical Contractors – Administrative Project Coordinator
2019- Current – RENOWORKS, LLC – Administrative Coordinator and Construction Manager
2018- Current – RO Engineering, PLLC – Administrative Coordinator
2014-2019 Edinburg CISD, Asst. Principal at Memorial Middle School
2010-2013 Edinburg CISD, Asst. Principal at Harwell Middle School
2007-2010 Edinburg CISD, Curriculum Assistant Canterbury Elementary
2005-2007 Edinburg CISD, Curriculum Assistant Cano-Gonzalez Elementary
1997-2005 Edinburg CISD, Teacher and Curriculum Writer

EDUCATION

South Texas College, Construction Superintendent Certificate 2021
Masters in educational leadership, University of Texas Pan American, 2004
Bachelor's in education, University of Texas Pan American, 1997
Rio Hondo HS Graduate 1991

MEMBERSHIPS AND TRAINING

Member of AGC (Associated General Contractors, Harlingen TX)
AGC-RGV - Co-Chairwomen with Women in Construction
Edinburg Chamber of Commerce Ambassador Member
City of Edinburg Community Development Council Member
STC Construction Superintendent Leadership training
UTRGV – Alumni
STPA SBDM Committee Member

SKILLS

Construction Administration, Bilingual and Biliterate, Marketing
Quick Books software, financial reports (i.e., P&L, WIP, Balance Sheets)

David R. Rivera | Mechanical Designer



Mr. Rivera graduated from UTRGV in electrical engineering. He has demonstrated a history of working in civil engineering and engineering electrical studies. His skills include AutoCAD, AutoCAD MEP, Revit, Visual 3D, and PSpice. He has worked on site layouts, commercial, MEP and Electrical projects and design; construction management, inspections, permits and cost estimates. Mr. Rivera has monitored project progress and ensures specifications and safety standards throughout the construction engineering projects he has worked on.

Pedro Rodriguez | Plumbing Designer



Mr. Rodriguez has 16+ years of experience in plumbing, mechanical and electrical. He has worked in MEP design for K-12, higher education, health care, Industrial, commercial, and residential. He has extensive knowledge of working with BIM, Auto CAD, Revit, Navisworks, 3D modeling and other software. Mr. Rodriguez has also served as a construction administrator for other firms in the past. He has overseen the development of design on Design-Build projects and worked on Value-Engineering (VE) and Constructability Studies. Mr. Rodriguez will be involved in the technical review of construction documents and construction administration.

Hector Montoya | Electrical Designer



Mr. Montoya is an electrical designer with over 20 years of design and industrial work. He graduated from the Institution of Computer Administration in Monterrey, Mexico. He is proficient in AutoCAD, Revit, BIM, and other software programs. He has overseen the development of design on Design-Build projects and worked on Value-Engineering (VE) and Constructability Studies. He has worked with big company projects within electrical design (i.e., CEMEX, Monterrey Casino, Chihuahua Airport, Water Treatment Plants). His experience and quality control are demonstrated in his electrical designs. Mr. Montoya has monitored project progress and ensures specifications and safety standards throughout the construction engineering projects he has worked on.

Harvey Rodriguez | Project Manager



Mr. Rodriguez has a strong background in construction with a specialty in construction trades, managing personnel, estimating costs, field reporting and working with subs. He understands quality control and demonstrates knowledge working with subs and staying under or on budget. He will provide oversite of all workers on site and ensure they are working safely and efficiently in sync with the construction schedule. He will ensure all materials are delivered to the site along with the necessary equipment for construction. He has learned how to effectively communicate with subcontractors and construction workers effectively and respectfully.

Joe De La Fuente | Project Manager



Mr. de la Fuente has over 20 years' experience and is a skilled professional with experience in supervisory, project management, civil work and individual contributor roles within large corporations and small businesses. He has managed multimillion dollar projects coordinating with all trades, developing good faith with project owners, and building positive rapport with architects, engineers, local officials, vendors, and clients while maintaining costs. He has managed day to day operations for planning, bidding, and executing contracts, submittals with a follow-thru on orders. His direct contact with customers and engineers to ensure a quality product is what makes him a professional on our team. He is very thorough and pays attention to details. He is professional in his work and shows respect toward clients and employees.

Robert Reyna | Construction Superintendent



Mr. Reyna has over 30 years' experience in construction working in the state of Texas. He has a strong background in construction with a specialty in Fire Protection, masonry and concrete, MEP and various other construction trades. He will provide oversite of all workers on site and ensure they are working safely and efficiently in sync with the construction schedule. He will ensure all materials are delivered to the site along with the necessary equipment for construction. He has learned how to effectively communicate with subcontractors and construction workers effectively and respectfully. He is adept at eliciting and providing information in a timely and professional manner that ensures the construction moves forward smoothly. His experience covers public and private sectors from small renovations and rehabilitation to commercial and large public buildings.



Karla Tavarez | Accounting Bookkeeper

Ms. Tavarez has over 15 years of experience in financial record keeping. Her experience is in construction accounting, data entry, and maintaining financial records. She has worked at Texas C&S Investments as an internal/external auditor that is responsible for development and implementation policies, procedures of internal systems. She works directly with the project estimator and is responsible for recording, classifying financial transactions and maintaining financial reporting. She develops positive relations with vendors and generates construction cost reports.

Teresa Puente | Assistant Accounting Bookkeeper

Mrs. Puente has over 25 years of experience in bookkeeping. Her experience is in construction accounting, value engineering, data entry, and maintaining financial records. She works directly with the project coordinator and estimator and tracks financial reporting. She develops positive relations with vendors and generates construction cost reports.

RO ENGINEERING PROJECTS

Hidalgo County, Health Clinic Renovation Project – Weslaco, TX – MEP Engineer on record for design of renovations of clinic. Scope of work to survey existing conditions of floor plan and schematic design and provide engineering plans and specifications required for bidding. (in progress)

Hidalgo County, Health Clinic Renovation Project – Edinburg, TX – MEP Engineer on record for design of renovations of clinic. Scope of work to survey existing conditions of floor plan and schematic design and provide engineering plans and specifications required for bidding. (in progress)

City of McAllen, Kappler Park – MEP Engineer on record. Scope of work to survey electrical service entrance, provide electrical for park restrooms, gazebo receptacles and lighting and solar lighting sealed engineering plans and specifications; provide plumbing sealed engineering plans and specifications. (in progress)

Hidalgo County, Hidalgo County Facility Management Offices – MEP Engineer on record. Scope of work to survey existing conditions, providing and adding six offices in the existing open space within the building and provide sealed electrical, mechanical, and plumbing plans and specifications. (in progress)

City of Pharr, TDRI Office and Warehouse – MEP Engineering on record. Scope of work to survey existing conditions of a proposed office and warehouse that includes 1540 SF with two bathrooms and 3000 SF dry warehouse storage; provide mechanical, electrical, and plumbing engineering services. Provide mechanical, electrical, and plumbing sealed engineering plans and specifications.

City of Edinburg, Ace Building – MEP Engineer on record. MEP Commissioning Services for ACE Building. Prepare a project commissioning plan, review design, and supervise commissioning, compile commission report data for the owner. (in progress)

Hidalgo County PCT 4, Two Waste Collection Sites – Project Construction Manager to review design and specifications. Coordinate between the design engineer and geotechnical. Review estimated cost of construction and assist in negotiating a fee with the general contractor and attend bi-weekly meetings and periodic inspections with field reports and photographs. (Est. 7/23, Est. Cost $1.2M)

City of Weslaco, Weslaco Signage - MEP Engineer on record for design of electrical sport poles at eight tennis court school facilities. Scope of work to survey existing conditions to place light poles, review court mapping, identify utility location, perform photometric analysis of lighting levels, prepare site plan layout showing location of light poles.

City of Parr, Pharr Town Oasis Lighting – MEP Engineer on record for design of electrical sport poles at eight tennis court school facilities. Scope of work to survey existing conditions to place light poles, review court mapping, identify utility location, perform photometric analysis of lighting levels, prepare site plan layout showing location of light poles.

Hidalgo County PCT 1, Hargill, TX – Engineer of record for design of street solar lighting improvements at Hargill, TX. Scope of work to survey existing conditions to place light poles, review land street mapping, identify utility location, perform photometric analysis of lighting levels, prepare site plan layout showing location of light poles, provide structural engineering plans for concrete foundation, provide traffic control in accordance of TXDOT standards and provide engineering plans and specifications required for bidding. (Est. 3/22, Est. Cost $270K)

Hidalgo County PCT 4, Head Start Parking Lot Improvements, TX - Engineer of record for design of civil, surveying, structural and MEP and ADA review for head start parking lot improvements. Scope of work of Hidalgo Co Head Start Parking Lot Improvements include new paving and TXDOT standards, provide engineering plans and specifications required for bidding. (Est. 3/23, Est. Cost $440K)

Hidalgo County PCT 4, San Carlos, TX - Engineer of record for design of civil, surveying, structural and MEP and ADA review for head start parking lot improvements. Scope of work of Hidalgo Co Head Start Parking Lot Improvements include new paving and TXDOT standards, provide engineering plans and specifications required for bidding. (Est. 1/22, Est. Cost $440K)

PSJA ISD, Cesar Chavez Elementary School – Engineer of Record for design of MEP kitchen hood design. (Completion 9/22 Est. Cost 5K).

Edinburg CISD, Tennis Court Sport Lighting – Engineer on record for design of electrical sport poles at eight tennis court school facilities. Scope of work to survey existing conditions to place light poles, review court mapping, identify utility location, perform photometric analysis of lighting levels, prepare site plan layout showing location of light poles.

Move It Storage – Electrical Design Services, Harlingen, TX – Engineer of record to assess and survey power sources, review existing preliminary plans, complete design development and construction documents and provide sealed engineering plans. (Completion 5/22, 4K).

Move It Storage – Electrical Design Services, San Benito, TX – Engineer of record to assess and survey power sources, review existing preliminary plans, complete design development and construction documents and provide sealed engineering plans. (Completion 3/22, 4K).

Move It Storage – Electrical Design Services, La Feria, TX – Engineer of record to assess and survey power sources, review existing preliminary plans, complete design development and construction documents and provide sealed engineering plans. (Completion 6/22, 4K).

Construction Professional Services, Donna, Texas – Civil Engineer, Fire Protection Consultant, MEP Engineer and Construction Management for projected project within school district**,** (Est. Completion 2022)

Edinburg CISD, Secured Entrances, Edinburg TX – Engineer of record for design of secured entrances districtwide. Scope encompassed motorized gates with RFID access at all bus loops, wireless keypad at teacher parking and access control at main entrance of school at 30 Elementary schools. Our scope of services will include electrical engineering. We will provide plans and specifications for bidding and construction administration. (Est. Completion 03/21, Est. Cost $1.2M)

Edinburg CISD, Escandon Elementary Gym HVAC Replacements, Edinburg TX – Engineer of record for replacement of (4) 7.5 Ton split systems at Escandon Elementary gym. Our scope of services will include mechanical and electrical engineering. We will provide plans and specifications for bidding and construction administration. (Est. Completion 1/21, Est. Cost $160K)

City of Elsa, Elsa Pacific Trails, Elsa, TX – Engineer of record for design of Mechanical, Electrical and Plumbing of a new park trail lights and HVAC install design for new park public restrooms. (Est. Completion 12/20**,** Est. Cost $500K)

Hidalgo County PCT 4, Design and Construction of Rio Delta Bus Shelter, Edinburg, TX – Engineer of record to design sidewalk and install shelter off Highway 107 and 86th street in San Carlos, install a 4 ft sidewalk from shelter to the WIC Clinic behind the Head Start Building and a 4 ft concrete handicap ramps. (Est. Completion 02/21, Est. Cost $34K)

City of Edinburg, Onsite Standby Generator for Wastewater Plant Orbal Generator, Edinburg TX – Engineering services to survey equipment onsite, verify existing electrical conditions, provide engineering plans and specifications required for bidding, provide construction management from commencement to completion of the project, review submittals, operations, and warranty documents. (Est. Completion 6/20, Est. Cost $200K)

Edinburg CISD, Zavala Elementary Gym HVAC Replacements, Edinburg TX – Engineer of record for replacement of (4) 7.5 Ton split systems at Zavala Elementary gym. Our scope of services will include mechanical and electrical engineering. We will provide plans and specifications for bidding and construction administration. (Est. Completion 1/20, Est. Cost $150K)

Edinburg CISD, Boiler Replacements, Edinburg TX – Engineer of record for replacement of (2) boilers for HVAC system at Memorial Middle School. Our scope of services will include mechanical engineering. We will provide plans and specifications for bidding and construction administration. (Est. Completion 1/20, Est. Cost $170K)

City of Edinburg, Downtown Water Plant Electrical Improvements, Edinburg, Texas – Engineer for replacement of motor control centers and lighting for the Downtown Water Plant in Edinburg TX. Gear controls the clarifiers, mixers, and pumps. (Est. Completion 1/20, Est. Cost $226K)

City of Edinburg, Pump Station No.1 Standby Generator, Edinburg, Texas – Engineer and project manager for replacement of 300kVA standby generator at Pump Station No.1 which serves 3 utility pumps, 150HP, 100HP, and 50HP. We also coordinated the burial of 140LF of overhead power line with AEP and installation of new transformer on concrete pad. (Est. Completion 12/17 Est. Cost $240K)

Edinburg CISD, Hargill Elementary Classroom Renovation, Edinburg, Texas – Engineer Project scope includes addition of ten classrooms and renovation of existing facility. Project will undergo in phases. First phase includes an assessment of existing facility and renovation. RO Engineering was contracted as the consultant by Architect of record Negrete & Kolar Architects. (Est. Completion 12/19, Est. Cost $5.5M)

City of Edinburg, Edinburg Transit Terminal, Edinburg, Texas – Mechanical Engineer for construction of new two story 18,000 SF facility that will serve as a Transit Terminal for the City of Edinburg. The HVAC System included DX package units and split systems. Plumbing systems include sewer and grease waste, domestic water, small pump for elevator, and instantaneous water heaters. RO Engineering was contracted as MEP consultant by Architect of record Negrete & Kolar Architects. (Est. Completion 5/19)

City of Edinburg, Los Venados Booster Station, Edinburg, Texas – engineer for replacement of pumps and electrical panels for 129,000-gallon water tank serving Los Venados Subdivision. Existing booster tank, pumps and piping will be demolished and replaced with new tank, pumps and electrical. (Est. Completion 5/19, Est. Cost $450K)

City of Pharr, City of Pharr HVAC Replacements City Wide, Pharr, Texas – Mechanical Engineer for assessment of the city's building HVAC systems. Prepared mechanical designs to replace and upgrade HVAC systems to higher efficient units with new building automation systems. HVAC improvements were proposed for the Pharr Police Department, Memorial Library, Pharr International Bridge, and Tierra Del Sol Golf Course building. (Est. Completion 5/19, Est. Cost $875K)

City of Pharr, Pharr Sports Complex & Witten Park Sports Lighting, Pharr, Texas – Electrical Engineering services provided for replacement of existing sports lighting. Prepared electrical designs for new LED sports lighting at Witten Park and Pharr Sports Complex. A total of 23 wood poles and 95 sports lights were removed at Sports Complex and 16 wood poles and 62 sports lights were removed at the Witten Park and replaced with 14 new concrete poles and 163 new LED sports lights at Sports Complex and 7 new concrete poles and 90 new LED sports lights at Witten Park. (Est. Completion 2/19, Est. Cost $165K)

Edinburg CISD, Edinburg North HS Cooling Tower Replacement, Edinburg, Texas – Engineer for replacement of (3) cooling towers, (3) Pumps, and new piping at the Edinburg North High School. Three new Evapco towers were 500 tons each with two 30 HP pumps and one 10 HP pump serving existing chillers. New pipe was converted from steel to schedule 80 PVC pipe with new valves. New towers included walkway, frequency drives, and replacement of all electrical wires and disconnects. (Est. Completion 6/17, Est. Cost $620K)

City of Edinburg, Dustin M. Sekula Library Standby Generator, Edinburg, Texas – Engineer and project manager for replacement of 500kVA standby generator at Dustin M. Sekula Library. The generator included a 48hour fuel tank and a CMU enclosure with stucco finish. Construction documents were provided and contracted Metro Electric as the contractor. (Est. Completion 10/15)

Weslaco ISD, Weslaco ISD Energy Conservation Project with Savings Guarantee, Weslaco, Texas – Project Manager & Independent 3rd party engineer for energy conservation project with savings guarantee for the Weslaco ISD. After one-year savings were calculated to be $698,683.31. During the design and buildout, we reviewed contract documents, reviewed savings calculations, payment applications, project schedule, RFI, Submittals, performed site inspections, reported findings to the board of trustees. Project scope included redesign, retrofit, and commissioning of HVAC systems at Weslaco High School, East High School, Mary Hoge Middle School, B. Garza Middle School, Cuellar Middle School, Margo Elementary, Ybarra Elementary, Roosevelt Elementary, Sam Houston Elementary, Gonzalez, Elementary, Sylva Elementary, CATE, Central Middle School, and the Aquatic Center. HVAC Systems included DX package units (Est. Completion 2/16, Est. Cost $12.8M)

City of Alamo, Solar LED Street Lights, Phase 2, Alamo, Texas – Engineer for installation of 40 solar LED streetlights on the west side of Tower Rd. from Business 83 to Nebraska Street which covered approximately one mile. Included photometric lighting design, topographical survey, site plan, and construction administration. RO Engineering served as the engineering consultant to Enviro Group Solutions. (Est. Completion 2/16, Est. Cost $384K)

La Joya ISD, Leo J. Leo Middle School, La Joya, Texas – Engineer for Quality Control Inspection of installation of HVAC Improvements at Leo Middle school and made recommendations to owner in a field report. (Est. 2015)

La Joya ISD, JD Salinas Middle School, La Joya, Texas – Engineer for Mechanical & Electrical construction plans for reheat design for gym and library at Salinas Middle School. (Est. 2015)

CONSTRUCTION PROJECTS
(DBA Renoworks, DBA Quantum-Mechanical Contractors)

City of Edinburg, Ebony Golf Course Installation of new Cart Paths (at punchlist) - General Contractor & Project Manager (DBA Renoworks, LLC). General Contractor to install new paved asphalt cart paths at various locations at Ebony Golf Course. (Est. 263K) at punch list

Hidalgo County PCT 4, Alfonso Flores All Star Park Flag Wall (in progress) - General Contractor & Project Coordinator (DBA Renoworks, LLC). General Contractor to install a 752 SF concrete slab and sidewalk, including plaster with stucco, installation of new signage, installation of 3 flag poles and new electrical for exterior lighting. (Est. 70K)

City of Edinburg, Installation of 2 New Bridges at Ebony Hills Golf Course - General Contractor & Project Coordinator (DBA Renoworks, LLC). Purchase of two pre-fabricated bridges and installation of bridges at Ebony Hills Golf Course (Est. 482K)

Brownsville ISD, Villa Nueva Elementary School HVAC Upgrades *(at punchlist)* - General Contractor & Project Coordinator (DBA Quantum-Mechanical Contractors). Construction services entail demolition and installation of 4 roof top package units: new condensers and piping and electrical (Est. Cost. $980K)

La Joya ISD, Chavez & Memorial Middle Schools HVAC Upgrades *(in progress)* - General Contractor & Project Coordinator (DBA Quantum-Mechanical Contractors). Construction services entails demolition and installation of new installation of ductwork, new electrical, new VAV, new dampers and grills, new piping and installation of 2 new chillers and 8 new AHU's, 44 VAV boxes, piping and at Memorial: installation of 2 new chillers and 7 new AHU's, 39 VAV boxes, piping and electrical at Chavez. (Est. Cost. $6.8M)

La Joya ISD, Corina Pena Elementary School HVAC Upgrades *(in progress)* - General Contractor & Project Coordinator (DBA Quantum-Mechanical Contractors). Construction services to install one new chiller, 7 new MAU's, new concrete pads, new piping and electrical: mechanical accessories and controls. (Est. Cost $1.4M)

La Joya ISD, EB Reyna & Escandon ES Schools HVAC Upgrades *(in progress)* - General Contractor & Project Coordinator (DBA Quantum-Mechanical Contractors). Construction services entails demolition and installation of new HVAC units; install six – 10 Ton; install two-30 Ton; install three-4 Ton; install five- 12-15 Ton and install five – 4 Ton units. Furnish and install ductwork; refrigerant and condensate lines at schools and mechanical devices; new electrical and piping; install new breakers; and controls. (Est. Cost $1.9M)

Edinburg CISD, Freddy Gonzalez Elementary School HVAC Improvements (*completed*) – General Contractor & Project Coordinator (DBA Quantum-Mechanical Contractors). Construction services for Freddy Gonzalez; demolition and installation 41 new DX units; new electrical and piping; install new breakers; install ductwork and controls. (Est. Cost $1.3M).

La Joya ISD, La Joya ISD ESSER Funds Project – Canopy Structures Phase 1 – General Contractor & Project Manager (DBA RENOWORKS, LLC). Construction services for the La Joya ISD ESSER Funds – Canopy Structures Phase I consists of Canopy Improvements to the following 13 Schools: Escandon Elementary, EB Reyna Elementary, Gonzalez Elementary, Camarena Elementary, Bentsen Elementary, Diaz-Villarreal

Elementary, Paredes Elementary, Chavez Middle School, Richards Middle School, Memorial Middle School, Garcia Middle School and Palmview High School. (Est. Cost $1.6M)

City of Edinburg, Museum of South Texas - General Contractor & Project Manager (DBA RENOWORKS, LLC). Connecting sewer line to existing main and installing a new manhole at the museum. Excavating and trench and connections. (Est. Completion 9/22, Est. Cost $17K)

Sharyland ISD, Shimotsu Elementary HVAC Upgrades (*in progress*) - currently serving as General Contractor & Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes replacement of HVAC systems with new pumps, VFD's and valves. Demo of existing chiller and other materials (Est. Completion 03/23, Est. Cost $1.7M)

Sharyland ISD, BL Gray Chiller Replacement (*in progress*) - currently serving as General Contractor & Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes replacement of Chiller systems with new pumps, VFD's and valves. Demo of existing chiller and other materials (Est. Completion 11/22, Est. Cost $512K)

City of McAllen, City Hall Mechanical Upgrades- currently serving as the General Contractor and Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes installation of new valves on the 1st floor, 2nd floor, and 3rd floor to new installed equipment. (Est. Completion 12/22, Est. Cost $169K)

City of McAllen, Public Library - currently serving as the General Contractor and Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes installation of new VFD's. (Est. Completion 12/22, Est. Cost $49K)

Los Fresnos ISD, Los Fresnos HS Central Plant Equipment Replacement– Is currently serving as General Contractor & Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes replacement of Cooling Tower and Chiller systems with new electrical, pumps and valves, new overhead door and structural pillars. (Est. Completion 8/22, Est. Cost $1.2M)

Donna ISD, Replacement of HVAC Unit at 6 Schools – Served as General Contractor & Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope included replacement of HVAC units at Singleterry Elementary, Sauceda MS, Solis MS, Rivas Elementary, J.W. Caceres Elementary, A.P. Solis MS, and C. Stainke Elementary. (Est. Completion 1/21 Est. Cost $442K)

City of McAllen, Chiller and Boiler Replacements – Serve as General Contractor & Project Manager (DBA Quantum-Mechanical Contractors, LLC). Project scope includes demolition of 2 chillers and one boiler and all associated piping and replace with one chiller and two boilers including new piping and electrical. (Est. Completion 4/21 Est. Cost $210K)

McAllen PUB, WWTP Lab Renovation – Served as General Contractor & Project Manager (DBA RENOWORKS, LLC). Project scope included conversion of office to a laboratory with installation of new cabinetry, solid phenolic countertops, plumbing fixtures, and electrical. (Est. Completion 11/20 Est. Cost $30K)

Barrientes MS Gym AHU Replacement – Serving as mechanical contractor (DBA Quantum-Mechanical Contractors). Project includes demolition and replacement of existing air handling units serving the gymnasium along with new supply and return air ductwork extended to existing ductwork. Includes reinforcement of roof structure to support weight of new units to place on the roof. (Est. Completion 9/20 Est. Cost $126K)

Brownsville PUB River Pump No. 3 Forebay Structural Improvements – Serving as General Contractor & Project Manager (DBA RENOWORKS, LLC). Project includes removal of 56LF of 36in RCP pipe and replace it with 56LF of 42in HDPE pipe. Also includes structural repairs of concrete forebay well. (Est. Completion 11/20 Est. Cost $145K)

Brownsville Navigation District Turning Basin WWTP Clarifier Rehabilitation – Serving as General Contractor & Project Manager (DBA RENOWORKS, LLC). Project includes replacement of existing 50ft walkway, replacement of gear drive unit, repair rake and adjust squeegees, repair, and level concrete floor, and replace motor starter electrical box. (Est. Completion 9/20 Est. Cost $185K)

Quinta Mazatlán Exterior Lighting Project – General Contractor & Project Manager (DBA RENOWORKS, LLC) for improvements of Exterior Lighting at Quinta Mazatlán. Project included installation of underground J- Boxes, mounting cable and installation of 1000 liner feet of café string lights, boring, conduit installation, install LED lighting, exterior bollards and install non-tapered steel pole. (Est. Completion 05/20 Est. Cost $112K)

Living Word EFC Renovations – General Contractor & Project Manager (DBA RENOWORKS, LLC) for church improvements. Project included removal of sheetrock, insulation on south and north walls and two rooms. Disposal of demo materials and install new sheetrock, tape/float new dry wall. Remove mortar and seal on exterior block where it cracked and apply new mortar between blocks. Paint new installed walls (Est. Completion 10/20 Est. Cost. $45K)

PSJA ISD, Carnahan, Franklin & Buell HVAC Improvements to Gyms, Pharr, Texas – General Contractor & Project Manager (DBA RENOWORKS, LLC) for improvements at Carnahan, Franklin & Buell Gyms. Project included installation of 20-ton package units and ductwork at each school's gym. Work at Carnahan included new fire sprinkler system for approximately 19,000 SF, new LED lighting in the gym, new pre-engineered liner system, new athletic synthetic flooring, column padding, complete painting of gym. (Est. Completion 10/19, Est. Cost $748K)

City of Pharr, Emergency Communications Center IT Offices, Pharr, Texas – General Contractor & Project Manager (DBA RENOWORKS, LLC) for the addition of 9 new offices to the existing building renovation that will be used for the city's emergency communications center and for the Information Technology staff. Scope of work included new metal stud walls with finish, doors and hardware, special systems, HVAC & lighting changes, and tile floor. (Est. Completion 10/19, Est. Cost $70K)

City of Edinburg, Edinburg Police Dept. Training Facility, Edinburg, Texas – Construction Project manager for the construction of new 10,000 SF facility that will serve as Police Department Training Facility for the city of Edinburg. Reviewed construction documents, submittals, RFIs, construction progress, payment applications and close out documents. Architect of Record was ERO Architects and general contractor was Candela Organization. (Est. Completion 3/17, Est. Cost $1.22M)

Mission CISD, Mission High School Tennis Court Lights & Canopy, Mission, Texas – General Contractor & Project Manager for installation of 24 LED Musco sports lights and construction of 145ft canopy for the walkway at the Mission High School tennis courts. The canopy was 12ft wide, 10ft tall, constructed with galvanized bolted steel. Structural engineer was Chanin Engineering. (Est. Completion 5/18, Est. Cost $368K)

Edinburg CISD, Barrientes CTE Welding Shop, Edinburg, Texas – General Contractor & Project Manager for renovation of Career & Technology Education shop. Included replacement of HVAC system, upgrade electrical power for 10 new welding booths, demolition of walls and doors, installation of new doors, ceiling, flooring, and new LED lighting. School district performed inhouse architectural design. (Est. Completion 7/18, Est. Cost $270K)

Edinburg CISD, Edinburg North HS Athletics Building HVAC Assessment, Edinburg, Texas – Engineer for assessment of ventilation system at Boys & Girls athletics Edinburg North High School, total of 36,500 SF. Ran loads on exhaust fans and outside air on all air handlers. Analyzed temperature and humidity readings and assessed condition of existing equipment and made recommendations to resolve airflow issues and comply with current building codes. Report was provided to district staff and findings & recommendations presented to the board of trustees. (Est. Completion 2/17, Est. Cost $250K)

Edinburg CISD, Edinburg North HS Boys Athletic Lockers Renovation, Edinburg, Texas – General Contractor and Project Manager for renovation of existing Boys Athletic Locker Rooms. Included demolition of dividing walls, removed chain-link fencing partitions and replaced with new wire mesh panels for each locker area, demo of lockers concrete base and reconstructed base for new lockers, removed benches, repaired flooring, constructed new video review room, installed new rubber flooring with school logo, new drinking fountains, and replaced 10 nonworking exhaust fans. (Est. Completion 9/17)

ROE PROJECT REFERENCES

Sharyland Water District
Carlos Lima
321 S Shary Blvd.
Mission, TX 78573
956-585-6081

City of Edinburg
Tom Reyna
Assistant City Manager
415 W. University Drive
Edinburg, TX. 78541
Phone: 956-388-8207

Weslaco Independent School District
Andres Sanchez, CPA
Chief Financial Officer
312 W. Fifth Street
Weslaco, TX 78596
Ph: (956) 969-6572

MEG Engineers
Robert Estrada, AIA
1305 East Schunior
Edinburg, TX 78541
Ph: (956) 380-8920

City of McAllen, Engineering Dept.
Juan Martinez, Project Construction Mgr.
311 North 15th Street
McAllen, Texas 78501
956-681-1179

Hidalgo Co. PCT 4
Velinda Reyes
External Affair
Administrator
Ph. 956-383-3112

Hidalgo Co. PCT 1
Pepe Cabeza De Vaca
Administrator
Ph. 956-447-3775

PSJA ISD
Roel Faz
Assistant Superintendent
PO Box 1612, Pharr, TX 78577
(956) 354-2000

City of Edinburg
Arturo Martinez
415 W. University Drive
Edinburg, TX. 78541
Phone: 956-388-8207

ROFA Architects
Luis Figueroa, AIA
956-686-7771

Hidalgo Co. PCT 4
Nick Perez
Construction Director
Ph. 956-383-3112

TBPE FIRM REGISTRATION

TEXAS BOARD OF PROFESSIONAL ENGINEERS
CERTIFICATE OF REGISTRATION

This acknowledges that

RO Engineering, PLLC

has fulfilled the requirements of the State of Texas
to offer and perform engineering services in the
State of Texas.

In witness whereof
we have hereunto set our hands and affixed the seal of the Board,
this 10TH day of FEBRUARY 2010.

BOARD CHAIR

BOARD SECRETARY

Registration # F-12179

TBPE CERTIFICATE OF REGISTRATION

Texas Board of Professional
Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

RO Engineering, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers
and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-12179

Expiration Date
2/28/2025

PROFESSIONAL ENGINEER LICENSE

TEXAS BOARD OF PROFESSIONAL ENGINEERS

BE IT KNOWN THAT

Rene Ruben Olivarez

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW

TEXAS BOARD OF PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

WE HAVE HEREUNTO SET OUR HANDS AND AFFIXED THE SEAL OF THE BOARD AT THE CITY OF AUSTIN, THIS 19TH DAY OF DECEMBER 2008.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER 102302

PE LICENSE CARD

PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: **102302**
Status: **ACTIVE**
Expires: **9/30/2024**

RENE RUBEN OLIVAREZ

TEXAS LICENSED PROFESSIONAL ENGINEER

Signature

RME LICENSE CARD

FIRE SPRINKLER RME - GENERAL
TEXAS DEPARTMENT OF INSURANCE
STATE FIRE MARSHAL'S OFFICE

Issued To:
Olivarez, Rene

License Number
RME-G-2353934
Effective Date:11-05-2018
Expiration Date: 11-05-2025

This will serve as your proof of licensure with the State Fire Marshal's Office.

HVAC LICENSE CARD

STATE OF TEXAS

RENE R OLIVAREZ

AIR CONDITIONING & REFRIGERATION CONTRACTOR
QUANTUM-MECHANICAL CONTRACTOR

TDLR
TEXAS DEPARTMENT OF LICENSING & REGULATION

LIC.# TACLA100226E
EXPIRES 09/24/2024

TEXAS DEPARTMENT OF LICENSING & REGULATION

SAM REGISTRATION

Entity Information

RO ENGINEERING, PLLC ● Active Registration

Unique Entity ID
LD3UBK3KC9L5

Your registration was activated on 2024-05-09. It expires on 2025-05-07, which is one year after you submitted it for processing. To update or renew your registration, begin from your Entities Workspace.

DBE CERTIFICATION



Texas Department of Transportation

Texas Unified Certification Program

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE** in accordance with 49 Code of Federal Regulations Part 26

RO Engineering, PLLC (VN: 27530)

This Certificate is subject to suspension or revocation, and DBE information verification annually, upon the anniversary month. Current certification information will be listed in the Texas Unified Certification Program (TUCP) Directory located at https://txdot.txdotcms.com

July 26, 2018
Date Issued

Michael D. Bryant
Director
Civil Rights Division

HUB CERTIFICATION



Texas Historically Underutilized Business (HUB) Certificate

HUB
Statewide Historically Underutilized Business Program

Certificate/VID Number: **1271584569400**
File/Vendor Number: **487945**
Approval Date: **07-DEC-2018**
Scheduled Expiration Date: **07-DEC-2022**

The Texas Comptroller of Public Accounts (CPA), hereby certifies that

RO ENGINEERING, PLLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed 07-DEC-2018, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, business location) provided in the submission of the business' application for registration/certification as a HUB, you must immediately (within 30 days of such changes) notify the HUB Program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility.

Laura Cagle-Hinojosa, Statewide HUB Program Manager
Statewide Support Services Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp) or by contacting the HUB Program at 512-463-5872 or toll-free in Texas at 1-888-863-5881.

Rev. 06/16

TXDOT CERTIFICATION



Six Sigma
The Way We Work

Green Belt

Rene R Olivarez

Has demonstrated proficiency in the GE Green Belt – DMAIC Six Sigma methodology and has successfully applied the appropriate tools and techniques to a business project.

In recognition of this important contribution to making Six Sigma "The Way We Work," Rene is awarded GE Company Certification as a GE Green Belt in Six Sigma.

June 29, 2001
Fairfield, Connecticut

Piet van Aboelen
Vice President Six Sigma

Jeffrey R. Immelt
Chairman and CEO

Six Sigma

S2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796



REQUEST FOR QUALIFICATIONS

POOL OF PROFESSIONAL ENGINEERING

FOR

City of Edinburg

RFQ No.: #2024-9

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16 REFERENCES

17 CERTIFICATIONS



July 16, 2024

Mardoqueo Hinojosa
City Engineer
415 W. University Drive
Edinburg, Tx 78539
mhinojosa@cityofedinburg.com

Re: **Request for Qualifications – "Professional Services Pools - ENGINEERING" RFQ No.: #2024-9**

To Whom it May Concern:

We are delighted with the opportunity to present our firm's statement of qualifications and proposal to provide our services to City of Edinburg.

S2 Engineering, PLLC is a civil engineering consulting firm established in 2021 based out of the Lower Rio Grande Valley in Mission, Texas. S2 Engineering's President/Senior Project Manager, Jose Noe Saldivar, P.E., C.F.M., has more than 24 years of progressive experience in transportation and drainage planning design. Mr. Saldivar is familiar with the regional characteristics of the Rio Grande Valley and the existing drainage infrastructure.

Our firm provides services for the design and construction of the following areas: hydraulic modeling and design, roadway infrastructure, site planning and land development, stormwater drainage design, land surveying and construction management. S2 Engineering has assembled a team of qualified personnel with the necessary knowledge and experience in the areas listed above. Our firm is positioned to meet the needs of any project from inception to completion. Our current workload permits us to confidently provide projects that meet specific requirements while being cost effective and maintaining quality.
Enclosed is information about our team's qualifications and past completed projects that shows our commitment to our clients, projects, and communities served.

Should there be any questions, contact Mr. Saldivar, President, by phone at (956) 403-9787 or email at s2engineering.ns@gmail.com. Thank you for the opportunity to participate in the Request for Qualifications.

Sincerely,
Jose Noe Saldivar, PE, CFM, President
S2 Engineering, PLLC
2020 E Griffin Pkwy
Mission, TX 78574
P: (956) 403-9787

PROFILE OF

ENGINEERING & LAND SURVEYING SERVICES

S 2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796



Providing civil engineering & land surveying services as it relates to a wide variety of project developments.

S2 Engineering, PLLC, has an office located at 2424 Mimosa, Mission, Texas 78574. We are licensed by the Texas Board of Professional Engineers and Land Surveyors Firm No. 22858 TBLS 101194796. S2 Engineering provides civil engineering services as it relates to a wide variety of project developments. Our firm can provide complete services from the initial data acquisition to preparation of plans, specifications, and estimates (PS&E). We have maintained excellent professional relationships with the Hidalgo County Drainage District No. 1, Hidalgo County Precinct 1, Precinct 2, Precinct 3 and Precinct 4.

Specific civil engineering services provided by S2 Engineering consist of:

- Hydrologic & Hydraulic Modeling & Design
- HEC-HMS
- HEC-RAS
- Site Planning & Land Development
- Stormwater Drainage Design
- Roadway Hydraulic Design
- Utility Engineering
- Route Studies & Schematic Design
- Street, Roadway & Highway Design
- Traffic Control Planning
- Construction Management
- Preparation of Plans, Specifications, and Estimates (PS&E)
- Mechanical Engineering

BELOW IS A LIST OF REPRESENTATIVE PROJECTS OUR TEAM HAS BEEN INVOLVED IN:

Drainage Projects

Weslaco Drain Improvements, Weslaco, TX (2021)
Proposed USIBWC permanent pump and gate structure, with a reinforced concrete box outfalling to the Main Floodway. The improvements benefit an area of approximately 4,014 acres. This project required close coordination with the USIBWC and six other local and federal government entities, to obtain clearance for a new structure license.

Anaquitas USIBWC Drain Structure, Mercedes, TX (2021)
Proposed USIBWC gate structure, with two reinforced concrete boxes outfalling to the Main Floodway. The improvements benefit an area of approximately 3,840 acres. This project required close coordination with the USIBWC and six other local and federal government entities, to obtain clearance for a new structure license.

K-07-02 Drain Improvements, Pharr/San Juan, TX (2021)
Ditch design, consisting of ditch widening and regrading. The existing ditch width was increased to 125 LF, providing additional capacity for stormwater.

Tierra Dorada Drain Improvements, Hidalgo, County, TX (2021)
Design and sizing of three new culvert road crossings. Two of the culvert crossings are under Shuerbach Rd and Moorefield Rd. The last crossing connects the Tierra Dorada Drain to the Perezville Drain.

J-08 Drain – McColl Rd. Culvert Crossing, Edinburg, TX (2021)
Design and sizing of a culvert crossing under McColl Road (FM 2061), calculating the appropriate tailwater elevation. This project required coordination with TxDOT for the design and traffic control plan.

Ditch 47 & Ditch 350 Improvements, Hidalgo County, TX (2020)
Design and sizing of three culvert road crossings and one culvert irrigation canal crossing. The three culvert crossings are under Mile 6 1/2, Mile 10 N., and Mile 9 N.

Chaparral Drain Extension, Donna, TX (2019)
Ditch design, consisting of ditch widening and regrading Design and sizing of a new culvert.

North San Juan Drainage Lateral, San Juan, TX (2003)
Survey work and hydraulic study for ditch design. Proposed drainage structures and upsizing the irrigation owned drainage ditch from FM 495, north to its outfall near Canton Road.

TxDOT Projects

US 277 / Maverick County, TxDOT-Laredo District (2006)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into Canyon Grande Creek. Preparation of all Hydraulic Sheets.

US 83/359, Webb County, TX (2005)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into Chacon Creek. Preparation of all Hydraulic Sheets.

SH 345, Cameron County, TX (2004)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into a Resaca. Irrigation crossing design. Preparation of all Hydraulic Sheets.

US 83 Arroyo Roma Creek, TX (2004)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. System outfalls into San Casimiro Creek. Preparation of all Hydraulic Sheets.

North I Road, Pharr, TX (2002)
Storm drain design, analyzing appropriate tail water elevations for culvert drainage areas. Illumination, signing and pavement marking design. Preparation of all Hydraulic Sheets.





PROJECTS COMPLETED WITH

CONFIDENCE

HYDRAULIC AND HYDROLOGIC EVALUATION FOR THE DEVELOPMENT OF DRAINAGE REPORTS (2001 – 2002). SUBDIVISIONS INCLUDE:

- Taurus Estate No. 12, 13, 15 and 16 Subdivision, private developer, Alton Texas.
- Alma Delia Subdivision, Huisache Acres No.3 Subdivision, Private Developer, Alamo Texas
- Taurus Estates No. 3,5,6,7,8,9 Subdivision, Church Estates Subdivision, Colinas del Rio Subdivision, Empire Subdivision, Private Developer, Mission Texas.
- Rancho Blanco Estate Subdivision, Private developer, Harlingen Texas.
- Seventh Day Subdivision, Arboledas Subdivision, Private developer, McAllen Texas.
- Taurus Estate No. 11,14,18 Subdivision, Western Village Subdivision, Western Estate Subdivision, Texas Village Subdivision, Private Developer, Hidalgo County Texas.

PROGRESSIVE ENGINEERING

WITH EXPERIENCE



S2 Engineering, PLLC,

has a team of qualified personnel providing a combination of backgrounds in design engineering, land surveying and construction. Our President and Senior Project Manager, Mr. Saldivar, is a licensed professional engineer who has more than 24 years of progressive engineering experience in the Lower Rio Grande Valley. He has provided engineering design services for Cities, Counties, Federal entities, and private clients. Our firm's current workload enables Mr. Saldivar to be involved in all project development, from inception through final construction.



MEET

THE S2 TEAM



JOSE NOE SALDIVAR, P.E., C.F.M.

Title
President/Senior Project Manager

Years of Experience
24

Education
BS, Civil Engineering
Instituto Tecnologico de Cd. Victoria, 1997

Training/Certifications
Professional Engineer: Texas/94076

Certified Floodplain Manager
(CFM)/3340-17N

TxDOT Pre-Certifications:
3.4.1 Minor Bridge Layouts
4.2.1 Major Roadway Design
8.1.1 Signing, Pavement Marking & Channelization
10.1.1 Hydrologic Studies
10.2.1 Basic Hydraulic Design

Areas of Expertise
• PS&E • Hydraulic Design • Hydrologic Studies • FEMA Requirements, Coordination & Funding • Minor Bridge Design • Major Roadway Design

Mr. Saldivar will be responsible for the overall project administration and management including thorough coordination with the client's essential decision makers to ensure the client's needs are met. As Senior Project Manager, he is also responsible for the in-house project coordination. The success of any project depends on proper design and engineering. S2 Engineering's in-house design and capabilities are focused on cost-efficient engineering techniques related to the constructability of projects. These designs are supported by in-house surveying capabilities. Additionally, in-house drafting services utilize the latest versions of AutoCAD to provide detailed exhibits and drawings as necessary to support bidding and construction. Drafting revisions over the course of a project are maintained through a document control process.

TEAM MEMBERS QUALIFICATIONS AND EXPERIENCE

S2 Engineering's goal is to establish long-term relationships with our clients by performing a highly competent service with quality and concern for the client, as well as our local communities. This is successfully done by the technical abilities, project management skills and commitment of the project team members. The resumes of key professional and technical staff are presented individually on the following pages.



Summary

Mr. Saldivar has more than 24 years of progressive experience in transportation and drainage planning and design. He has served as a Project Manager and Surveying Manager for various engineering firms and 14 years with the Hidalgo County Drainage District No. 1. He is experienced in route studies and planning, preparations of plans, specifications and estimates (PS&E), utility relocation, geometrics, signage and pavement markings and hydraulics. He has participated on numerous engineering assignments associated with the development of roadways, storm drainage systems, traffic control planning, bridge layout, and various other civil engineering applications. His experience includes design and development and hydraulic report/data sheet development. He is proficient in software such as WinStorm, HEC-RAS, TR 55, HY8, Geopak and AutoCAD. Mr. Saldivar has prepared numerous drainage studies and reports including determining proposed improvement impacts, drainage areas, discharges, FEMA floodway requirements, culvert/ bridge locations and sizes, design frequency flow, tailwater and headwater elevations for design and anticipated overtopping of the bridges. He has performed scour analysis and prepared numerous SW3Ps to minimize sediment transport into drainage facilities.

Project Experience

2018 Drainage Bond Program, Hidalgo County, TX
Role: Project Manager

Mr. Saldivar was responsible for managing seventeen (17) consultants with countywide projects that would positively affect more than 69,000 structures in Hidalgo County, helping to protect more than $5.5 billion in assessed property value. The 2018 Drainage Bond Program consists of 37 projects of which ten (10) projects required coordination with USIBWC to secure environmental clearance for amended or new licenses for structures outfalling into the USIBWC Floodway. Mr. Saldivar was responsible for reviewing and approving all H&H deliverables.

Drainage Projects

Role: Project Engineer

- Anaquitas Drain
- Chaparral Drain Extension
- Chaparral Drain Extension
- Delta Regional Water Mgmt.
- Ditch 47 & Ditch 350
- J-08 Drain
- K-07-02 Drain Improvements
- North San Juan Drainage Lateral
- Tierra Dorada Drain Improvements
- Weslaco Drain Improvements

TxDOT Projects
Role: Project Engineer

- **US 277 / Maverick County**
- **US 83 / 359**
- **SH 345**
- **US 83 Arroyo Roma Creek**



OSCAR HERNANDEZ , R.P.L.S.

Title
Registered Professional Land Surveyor (RPLS)

Years of Experience
43

Education
Harlingen High School

Areas of Expertise
Surveying
Topographic Surveys Global Positioning System (GPS)
Boundary
Road / Highways
ALTA Surveys Subdivisions / Land Development
Civil Engineering Design Survey
AutoCADD
Carlson Software
Leica GEO Office Terrestrial LiDAR

Summary

Mr. Hernandez has 43 years of surveying in South Texas from San Antonio south to Brownville and from Corpus Christi west to Laredo to good use. Mr. Hernandez's areas of experience and certifications are listed below:

Experience:

SAMES, INC

JUNE 2021 – OCTOBER 2022

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

COBBFENDLEY

August 2019 – June 2021

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
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- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high- performing team
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- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

BAIN MEDINA BAIN

November 2018 – August 2019

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
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- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

SURVEY MANAGER/GUZMAN AND MUÑOZ

September 2018 – November 2018

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with Design Engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direc and assist survey staff with research, field work and completion of survey documents (Maps,Plats, Legal Descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the Survey Department to maintain Client relations and Staff productivity.
- Oversee quality assurance and control of Survey documents.
- Prepare and submit budgets for Survey Department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the Resumes and conduct interviews.

SURVEY MANAGER/GONZALEZ DE LA GARZA

July 2013 – March 2018

- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals

- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews.

PARTNER/REO ENGINEERING AND SURVEYING
April 2000 – August 2002
- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Meet with Design Engineers to determine pertinent survey information required for proposed projects.
- Direct and assist survey staff with research, field work, and completion of survey documents (Maps, Plats, Legal Descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Handle communication in and out of the Survey Department to maintain Client relations and Staff productivity.
- Oversee quality assurance and control of Survey documents.
- Prepare and submit budgets for Survey Department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques.
-Evaluate new hires by Resumes and conducts interviews.

SURVEY MANAGER/CARTER AND BURGESS
BROWNSVILLE
SEPTEMBER 1997 – APRIL 2000
- Responsible for mid to long range planning, prioritization, and coordination of survey business within the survey department.
- Multi-task and work on multiple projects simultaneously
- Good managerial and communication skills
- Creating relationships with clients and managing projects to meet schedule and budget goals
- Meet with design engineers to determine pertinent survey information required for proposed projects.
- Prepare survey scopes and cost estimates
- Direct and assist survey staff with research, field work, and completion of survey documents (maps, plats, legal descriptions, etc.)
- Provide survey expertise to special surveying problems.
- Working with field crews and technicians to develop a high-performing team
- Handle communication in and out of the survey department to maintain client relations and staff productivity.
- Oversee quality assurance and control of survey documents.
- Prepare and submit budgets for survey department
- Monitor new technology, evaluate, and authorize purchase of new equipment and supplies.
- Evaluate and verify employee's performance through the review of completed work assignments and work techniques.
- Train office and field staff on surveying techniques to ensure growth opportunities.
- Evaluate new hires by the resumes and conduct interviews

TxDOT Pre-Certifications:
Sequence No. 6344 Pre-certified in
- 15.1.1 Survey
-1 5.1.2 Parcel Plats
- 15.1.3 Legal Descriptions
- 15.1.4 Right of Way Maps
- 15.2.1 Design and Construction Survey

TxDOT Districts:
- Pharr District – US 281 from FM 506 to FM 509 (Design Survey)
- Laredo District – US 83 – from San Ygnacio, Texas to the Zapata/Webb County line (Design Survey)
- Beaumont District – FM 3180 from IH-10 to m 565 (Design

Survey), IH-10 3⁄4 mile on each side of FM 3180 (Design Survey)
- Yoakum District – FM 80and FM 121 Rural (Design Survey) for culvert extensions
- Waco District – SH 190 6.7 miles (Design Survey) for widening inter lanes and ramp reversals
- San Antonio District – Intersection of SH 16 and Loop 1604 (Design Survey)

SAN ANTONIO WATER SYSTEM

Central Basin – Locating Sanitary Sewer Manholes with GPS and measuring depths, Design Survey for 30 % Design

Vista Ridge – Creating Metes and Bounds for Easements for construction of distribution water line

East Sewer Shed – Creating Metes and Bounds for Construction Easement along existing Sanitary Sewer line

CITY OF SAN ANTONIO

Alley Rehabilitation Design Survey throughout the City Boundary and Improvement Survey on;
Huantes Property on Guadalupe Street,
Las Palmas Property on Commerce Street,
St Marys Property on Culebra Street
Sidewalk Construction Project (Design Survey) on;
Martin Luther King Drive Indiana Street
Aransas Avenue
Porter Street
Delmar Street
New Braunsfels Avenue

Drainage Projects

Role: Design Technician
- -HWY 107 Drainage Improvements
- -Mercedes Lateral Widening
- -Mile 3 Outfall to Bell RDF
- -Trenton Drain Phase III

Precinct 4 Projects

Role: Design Technician
- -Hidalgo Surplus County – San Carlos
- -Maintenance Shop Civil Plans
- -Owassa Rd and Roosevelt Rd Connection

Surveys
- -Agua Dental, Brownsville, TX
- -Calli Village Townhomes, Brownsville, TX
- -Sunshine Village Apartments, Harlingen, TX
- -Whataburger, Port Isabel, TX

RMA

Evans Road from TCP Parkway to Hanging Oak Design Survey

Blanco Road from Wilderness Oak to 3.7 miles North (Design Survey)

Bexar County

Pearsall Road (Design Survey) elevating road and Bridge

Drainage Projects

Role: Design Technician
- -HWY 107 Drainage Improvements
- -Mercedes Lateral Widening
- -Mile 3 Outfall to Bell RDF
- -Trenton Drain Phase III

Precinct 4 Projects

Role: Design Technician
- -Hidalgo Surplus County – San Carlos
- -Maintenance Shop Civil Plans
- -Owassa Rd and Roosevelt Rd Connection

Surveys
- -Agua Dental, Brownsville, TX
- -Calli Village Townhomes, Brownsville, TX
- -Sunshine Village Apartments, Harlingen, TX
- -Whataburger, Port Isabel, TX



RESTITUTO A. ASCANO III, R.P.L.S.

Title
R.P.L.S.

Years of Experience
15 years

Areas of Expertise
- Design of survey plats.
- Survey analization.

Education

Mapua Institute of Technology

Bachelor of Science: Civil Engineering

Manila, Philippines

TEAM MEMBERS QUALIFICATIONS AND EXPERIENCE

Summary

Dedicated and focused Project Management Specialist with over 15 years of experience excelling at prioritizing, completing multiple tasks simultaneously and following through to achieve project goals. Flexible, detail-oriented and adaptive team player with expertise in equipment operation, staff training and development, customer service and process improvements.

Skills

- •Technical Presentations
- •Project Development
- •Work Planning and Prioritization
- •Work Flow Planning
- •Team Leadership
- •Project Management

Experience

August 2023 - Present
S2 ENGINEERING PLLC / RPLS **Mission TX**

-Analyze survey points
-Reseatch chain of title
-Check existing easements
-Prepare and revise survey plats
-Write and revise metes and bounds

Jan 2012 - Dec 2014
J A Garza Associates / Project Manager **McAllen, TX**

-Project Manager
-Analyze Survey Points
-Research Chain of Title
-Check existing Easements if any
-Prepare Survey Plat
-Write Metes and Bounds

Mar 2010 - Dec 2011

LMS Resources / ERC GIS Tech **McAllen, TX**

-Convert previous AutoCAD files to ARC GIS
-Built Gas Pipeline Database of Various Clients using all existing maps, data and
surveys.
-Conversion of different drawing files to ARC GIS building database for Client's use.



LUIS ROBERTO MARTÍNEZ IBARRA

Title
Graduate Engineer

Years of Experience
2 years

Education
The University of Texas Rio Grande Valley, Edinburg, TX Bachelor of Science in Civil Engineering – GPA: 3.42 Colegio Mexicano Reynosa, Reynosa, TAMPS, MX High School Diploma - GPA 4.0

Areas of Expertise
• Design of subdivision plats.
• Drainage and utility layout design for subdivisions.
• Design and draft drainage improvement projects for the Hidalgo County Drainage District No. 1
• Traffic control plans design.
• Drainage reports for subdivisions.

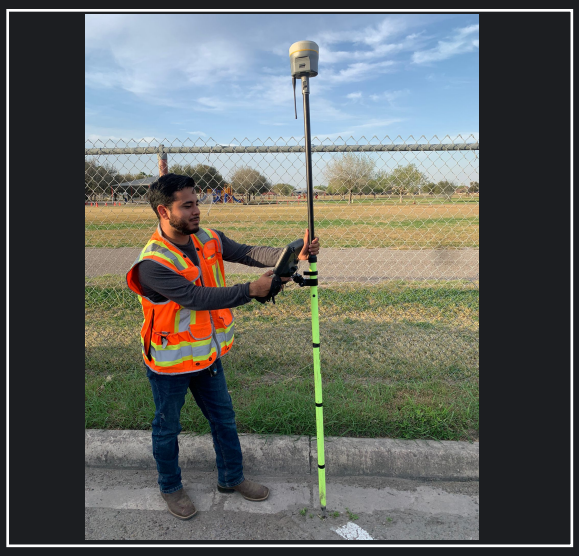
Summary
Mr. Martinez has 2 years of experience. Mr. Martinez's areas of experience are listed below:

Project Experience
• Conducting professional project presentations for different cities in the Hidalgo County.
• Coordinating and meeting with cities and/or utility companies for subdivision processes.

Academic/Personal Projects
Senior Design – Edinburg Arts and Cultural Center; Edinburg, TX August 2021 – May 2022
• As the Project Manager of a team of 5, we created and designed a proposed city capital improvement project for the school board.
• Conducted and organized over 10 meetings with Engineers and Professors to properly address technical calculations and designs.
• Completed a formal set of plans, request for qualifications, site assessment, environmental/geotechnical studies, drainage assessment/report, 3D Rendering, cost estimates, standard details and project schedules.

Organizations
ASCE – American Society of Civil Engineers
Member January 2019 – Present
• Member of the international Concrete Canoe Competition contributing with the canoe design and concrete mix.

Skills
Public speaking, teamwork, adaptability, problem solving, leadership, listening. Language proficiency: Spanish, English, French (Basic). Software proficiency: AutoCAD, Civil 3D, MicroStation, Microsoft Office. 55+ WPM.



MICHAEL ALEXANDER PALOMO

Title
Survey Party Chief

Years of Experience
4 years

Areas of Expertise

- Survey field work
- Topographic collector
- Heavy Equipment Operator
- Data Collector Software

Summary

Mr. Palomo has 4 years of experience. Mr. Palomo's areas of experience are listed below:

Experience

• Hidalgo County Drainage District, Engineering Department - Survey crew member. Conducting topographic information for engineering projects:

• S2 Engineering PLLC - Survey Party Chief. In charge of the survey management of the engineering company. Getting field data essential for engineering design.

Projects

• Hidalgo County Drainage District

-Mission Lateral Drain Bond Project, Hidalgo County
-North Main Drain Widening Project, Hidalgo County
-South Lateral Drain Bond Project, Hidalgo County

• S2 Engineering PLLC

-Sunshine Estates No. 2 Subdivision, Hidalgo County
-TARS No. 1 Subdivision Hidalgo County
-T&O Ranch No. 4 and No. 5 Subdivisions Hidalgo County
-Los Amigos Phase 3 Subdivision
-Collecting field information and managing surveying data for property survey projects.

Skills

Trimble R12i, Trimble R8, Trimble R10, Conventional Level, Trimble Total Station Management, Digital Level, Project Management, Team Management.

COMMISSIONER PRECINCT 1

DAVID L. FUENTES

1902 JOE STEPHENS AVE.

STE. 101

WESLACO, TX 78596

PHONE: (956) 968-8733

COMMISSIONER PRECINCT 2

EDUARDO “EDDIE” CANTU

300 WEST HALL ACRES

PHARR, TX 78577

PHONE: (956) 787-1891

COMMISSIONER PRECINCT 3

EVERARDO “EVER” VILLAREAL

724 BREYFOGLE RD.

MISSION, TX 78574

PHONE: (956) 585-4509

COMMISSIONER PRECINCT 4

ELLIE TORRES

1051 N. DOOLITTLE RD.

EDINBURG, TX 78542

PHONE: (956) 383-3112

TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS

Certificate of Registration

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the State of Texas to offer and perform engineering services in the State of Texas. In witness whereof we have hereunto set our hands and affixed the seal of the Board, this 27th day of August, 2021.

Registration Number
F - 22858

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

Dr. Sina K. Nejad, P.E., P.Eng., Board Chair

Rolando Rubiano, P.E., Board Secretary

TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS

Certificate of Firm Registration

Let it be known that:

S2 Engineering PLLC

located at
S2 Engineering PLLC

Is qualified to offer land surveying services in the State of Texas under the laws governing land surveying.

Registration Date: *12th Day of December, 2022*

Registration Number: *10194796*

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

Dr. Sina K. Nejad, P.E., P.Eng., Board Chair

Coleen Johnson, R.P.L.S., Secretary



BE IT KNOWN THAT

JOSE NOE SALDIVAR

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW



SERIAL NUMBER **94076**

TEXAS BOARD OF
PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

WE HAVE HEREUNTO SET OUR HANDS AND AFFIXED THE SEAL OF THE BOARD AT THE CITY OF AUSTIN, THIS 1st DAY OF JULY, 2004

BOARD CHAIR

Vicki L. Radeburg

BOARD SECRETARY

THE ASSOCIATION OF STATE FLOODPLAIN MANAGERS, INC. AND THE TEXAS FLOODPLAIN MANAGEMENT ASSOCIATION

HEREBY RECOGNIZES

JOSE SALDIVAR

AS A NATIONALLY ACCREDITED

CERTIFIED FLOODPLAIN MANAGER

For meeting criteria in the area of experience, references, education and training in floodplain management and hazard mitigation. This CFM has passed the Texas National CFM exam which exhibits competency with the basic principles of sound floodplain management as mandated by the National Flood Insurance Program.

CERTIFICATION # 3340-17N

ISSUED: August 25, 2017

Jose D. Fernandez

Joe Fernandez, CFM
President, TFMA

Roy D. Sedwick

Roy D. Sedwick, CFM
Executive Director, TFMA

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-22858

Expiration Date
8/31/2023

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF FIRM REGISTRATION

This acknowledges that

S2 Engineering PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform surveying services in the state of Texas.

Registration Number	Expiration Date
10194796	December 31, 2023

S2 ENGINEERING, PLLC
CIVIL ENGINEERING & LAND SURVEYING
TBPE F-22858 TBLS 10194796

2424 MIMOSA • MISSION, TEXAS 78574
IPS@52ENGINEERINGINC.NET
S2ENGINEERING.NS@GMAIL.COM



CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date: 7/16/24

Company/Vendor Name: S2 Engineering PLLC

Printed Name and Title: Jose N. Saldivar P.E.

Authorized Signatory: [signature]

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: S2 Engineering PLLC
(Full, correct legal name)

- Address: 2020 E Griffin Pkwy, Mission, Texas, 78574
- Telephone/Fax: 956-403-9787
- Email address: s2engineering.ns@gmail.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_x__ No____

4. Where is the Company's corporate headquarters located? Mission, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_x__

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_x__

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Jose N. Saldivar, P.E.
Address: 2020 E Griffin Pkwy, Mission, Texas 78574
Telephone: 956-403-9787
Fax: _____
Email: s2engineering.ns@gmail.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (x).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture._____
_____
_____

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (x)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. _____
_____
_____
_____

10. Provide any other names under which your business has operated within the last 10 years.
N/A
_____
_____

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar P.E.

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Jose N. Saldivar, the undersigned representative of S2 Engineering PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Jose N. Saldivar P.E.

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Jose N. Saldivar, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of S2 Engineering PLLC, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President.

Subscribed and sworn to me this 16th day of July 2024.

By: Alejandra E. Rivera

Notary Public _____

01-09-2025

ALEJANDRA ELIZABETH RIVERA
Notary Public, State of Texas
Comm. Expires 01-09-2025
Notary ID 130954813

01-09-2025

My commission expires

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

Certificate Number:
2024-1188034

Date Filed:
07/16/2024

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
S2 Engineering
MISSION, TX United States

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

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.
#2024-7
Request For Qualifications Land Surveying Services Rotation

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. [X]

6 UNSWORN DECLARATION

My name is Jose N. Saldivar, and my date of birth is 4/2/75.

My address is 2020 E Griffin Pkwy (street), Mission (city), TX (state), 78574 (zip code), U.S. (country).

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

Executed in Hidalgo County, State of Texas, on the 16 day of July (month), 2024 (year).

Signature of authorized agent of contracting business entity
(Declarant)

VG-1257-2023-3424547

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3424547 **Billable Pages: 2**

Recorded On: February 24, 2023 08:47 AM **Number of Pages: 3**

CONFLICT OF INTEREST

*****Examined and Charged as Follows*****

Total Recording: $ 40.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

Any provision herein which restricts the Sale, Rental, or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document No:	3424547
Receipt No:	20230224000025
Recorded On:	February 24, 2023 08:47 AM
Deputy Clerk:	Aerial Salazar
Station:	CH-1-CC-K01

Record and Return To:

S2 Engineering PLLC
2424 Mimosa St.
Original Returned to Customer
MISSION TX 78574

COUNTY COURT
COUNTY OF HIDALGO, TEXAS

STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas.

Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY
Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

S2 Engineering PLLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 Jose W. Saldivar 02/25/23

Signature of vendor doing business with the governmental entity — Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

Submitted in response to:

CITY OF EDINBURG'S
REQUEST FOR QUALIFICATIONS #2024-9
ENGINEERING SERVICES ROTATION

July 16, 2024



Prepared By:

200 S. 10th Street, Suite 1500
McAllen, TX 78501
www.samengineering-surveying.com

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THE CITY OF Edinburg

Engineering Firm Reg # 10602 Surveying Firm Reg # 101416-00
200 S. 10th Street, Suite 1500, McAllen, Texas 78501 Phone: (956) 702-8880 Fax: (956) 702-8883

July 16, 2024

Mardoqueo Hinojosa, City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

RE: Request for Qualifications #2024-9 Engineering Services Rotation

Greetings Mr. Hinojosa,

SAMES, Inc. ("SAMES") is extremely pleased and interested in presenting our Qualifications for professional Engineering Services to the City of Edinburg ("City"). We have reviewed the Request for Qualifications and strongly believe that our extensive experience in quality engineering along with our team mentality and commitment to the City of Edinburg will deliver the best solution for the City's projects.

SAMES' professionals have considerable experience working with municipalities to plan, analyze, evaluate, design, and provide strategic support for infrastructure improvements. We offer in-house support services such as surveying, drafting, environmental compliance, and construction management and inspections, which may be called upon to complete the project. SAMES is fully committed to providing full coverage for the City of Edinburg's projects and will ensure the projects are designed and constructed in accordance with the latest local, state and federal standards. Due to our definitive experience with municipal engineering and our history of successfully completing similar projects within the South Texas region, and specifically for the City of Edinburg, we are confident in our ability to perform this work in a professional, timely and cost-effective manner.

I, Saul D. Maldonado, will be the primary point of contact for all correspondence and communications pertaining to this RFQ. My contact information is as follows:

Saul D. Maldonado, PE – Principal / President
200 S. 10th Street, Suite 1500, McAllen, TX 78501
O: (956) 702-8880 F: (956) 702-8883 M: (956) 451-5826
saul@samengineering-surveying.com

As one of the two firm principals, I have the authority to submit this Statement of Qualifications and contractually bind the firm. To date we have not received any addendums to this RFQ. Thank you for your time and consideration of our qualifications.

Respectfully Submitted,

Saul D. Maldonado, PE
Principal / President

FIRM QUALIFICATIONS AND EXPERIENCE

SAMES is a minority owned company established in 2008 by Samuel and Saul D. Maldonado, two brothers with a vision to develop a legacy of leadership succession serving communities worldwide. Originally established as a professional engineering and surveying firm, SAMES expanded in 2010 and started providing general construction and construction management services. In 2013 SAMES expanded once more and added federal government contracting as another strategy for business growth. Today, SAMES proudly serves local, municipal, state, federal, and private/commercial clients from any one of our four (4) office locations: McAllen, TX; Harlingen, TX; Santa Fe, NM; Los Alamos, NM. SAMES is headquartered in McAllen, Texas.

Principal Owners:	**Office Locations:**	**General Information:**
Saul D. Maldonado Principal & President Mobile: (956) 451-5826 saul@samengineering-surveying.com Samuel D. Maldonado, PE, RPLS Principal & CEO Mobile: (956) 207-7130 sam@samengineering-surveying.com Firm Established: 2008	* The Chase Tower 200 S 10th St, Suite 1500 McAllen, TX 78501 222 E. Van Buren Ave, Suite 306 Harlingen, TX 78550 1596 Pacheco St, Suite 203 Santa Fe, NM 87505 1247 Central Ave, Suite 220 Los Alamos, NM 87544 * Location serving City of Edinburg	• Type of Organization: S-Corp. • Engineering Firm No.: F-10602 • Surveying Firm No.: 10141600 • Texas HUB No. 59680 • TxDOT DBE No. VN 23559 • Federal HUBZone No. 54823 • Small Disadvantaged Business • UEI No. DP31KANLHAT1 • Cage Code: 66n60 • TIN: 26-2941288

SAMES is registered and in good standing with the Texas Board of Professional Engineers and Land Surveyors. We are a certified Disadvantaged Business Enterprise **(DBE)**, a State of Texas Historically Underutilized Business **(HUB)**, and a Small Disadvantaged **HUBZone** firm certified through the U.S. Small Business Administration. SAMES is also administratively qualified and pre-certified with the Texas Department of Transportation (TxDOT) to provide civil engineering, surveying and related services for state and federally funded projects.

Uniqueness to Best Perform

SAMES specializes in a complete range of services in multiple professional disciplines, including Project/Program Management; Civil Engineering, Land Development, and Surveying; Construction Administration and Construction Engineering Inspection. We have a fully staffed and operational Survey and CADD department which allows us to research, collect, analyze and transfer technical data quickly and efficiently. SAMES' ability to provide project turnkey services on projects involving multiple scopes will provide the best value to the City of Edinburg. Rather than working with multiple firms to successfully complete a project encompassing various scopes, the City can rely on the knowledge and responsiveness of one (1) firm that will ensure compliance with all design standards and applicable rules and regulations. Regardless of scope or size, SAMES can successfully manage any project from inception to completion.

Professional Services

SAMES provides client-focused quality Engineering, Surveying and Construction services. We offer design services that encompass CORE civil engineering disciplines: **Water Distribution Systems, Wastewater Collection Systems, Storm Sewer Collection Systems,** and **Roadway Design.** To better serve our clients, we have gradually expanded our services to include **Development and Planning**, **GIS and Mapping Services, Land Surveying**, **General Construction Services**, and **Construction Engineering Inspections**.

SAMES provides the following services in-house:

- **Design Services**
  - Civil Engineering
  - Construction Engineering Inspections
  - GIS and Mapping
  - Project Management
- **Development and Planning**
  - Subdivision Platting
  - Feasibility Studies
- **Land Surveying**
  - Topographic & Boundary
  - ROW & Utility Mapping
  - Aerial Mapping & LiDAR
  - Construction Staking
- **Construction Services**
  - General Contractor
  - Heavy Civil & Highway
  - Commercial & Institutional

Fundamental Engineering Service Areas

- *Planning, Research & Development*
- *Feasibility Studies & Engineering Reports*
- *Roadway Design*
- *Storm Water Collection Systems / Drainage Design*
- *Hydrology Analysis and Hydraulics Design*
- *Erosion and Sediment Control Designs*
- *Water and Wastewater Infrastructure Design*
- *ROW Mapping & Easement Acquisitions*
- *Plans, Specifications & Cost Estimates*
- *Procuring Federal/State/Local Grants/Permits*
- *Bid Procurement & Construction Administration*

Experience with Local, State and Federal Agencies

Many of the projects SAMES has successfully completed have touched every level of government. Local, state and federally funded projects have presented our professionals with valuable insight and the requisite knowledge of multiple agency's rules, statutes, regulations, policies and procedures. Some of these contracts have included capital infrastructure improvements funded by multiple agencies such as the Texas Water Development Board (TWDB), North American Development Bank and the Environmental Protection Agency.

SAMES has also completed numerous engineering and construction projects funded or administered by agencies such as the Texas General Land Office (GLO), Texas Department of Transportation (TxDOT), United States Department of Agriculture (USDA), Economic Development Agency (EDA), and programs such as the Community Development Block Grant (CDBG) program and the US Urban County Program. Working with these agencies and within these programs has provided SAMES' professionals with experience in strict document control, permitting and funding requirements, and the preparation and submission of funding/grant applications, monthly status reports, weekly certified payroll reports and other documents and tables required by such programs to ensure funding and regulatory compliance.

Municipal Public Works Experience

As a direct result of our firm's qualifications, team experience, and the responsiveness of our professional staff, SAMES has completed numerous government-funded projects for Municipal and Local government entities. In the past two (2) years alone, SAMES has successfully completed over 25 engineering projects for municipalities in the Rio Grande Valley. The projects noted below are just a few of the major Municipal and Government funded projects we have completed since our inception in 2008.

- ***City of Edinburg*** *– Surveying, Drainage Design and Construction Administration for 2018 Bond Project Schunior Regional Detention Pond; Schunior Phase III Mon Mack Project;*
- ***City of McAllen BOND Drainage Utility Fee Projects*** *– Surveying, Assessment and Design of Drainage Improvements.*
- ***City of McAllen*** *TxDOT Expansion - Ware Road Utility Relocation Project; Trade Zone Stormwater Pump Station;*
- ***City of San Juan*** *– 2019/2020/2021/2022 CDBG Street Improvements – Surveying and Design of Roadway Improvements; Fire Station Sanitary Sewer Improvements; San Juan Park and Recreation Center; City Hall Gateway Utility Relocation;*
- ***City of Donna Planning & Zoning Division*** *Engineering Services for Hidalgo County Metropolitan Planning Organization – Transportation Alternatives Program Sidewalk and ADA Ramps;*
- ***City of Pharr*** *– TxGLO Downtown Drainage Improvements*
- ***City of Palmview*** *– Surveying and Engineering Services for Showers Road Municipal Park; Ramirez Drainage Project; Riverside Estate Drainage Improvements;*
- ***City of Rio Grande City*** *– Public Safety Subdivision Off-Site Improvements; Public Safety Water and Sewer Improvements; CDBG Street Improvements;*
- ***City of Roma*** *– Las Americas Roma Logistics and Industrial Park; CDBG Street Improvements;*
- ***City of Escobares*** *– CDBG Projects for Water, Lighting, Street/Roadway Improvements; Surveying and Engineering design for Municipal Park Project;*
- ***City of Brownsville*** *– Repairs and Renovations to Dean Porter Park and Brownsville Event Center;*
- ***City of Harlingen*** *– Drainage Improvements for Storm Sewer Systems 204 and 252;*
- ***Hidalgo County Urban County Program (UCP)*** *Professional Engineering Services for 2015 CDBG – Disaster Alamo and Edinburg Area Stormwater Relief Project*
- ***Hidalgo County Housing Authority -*** *Hacienda De San Miguel, Professional Engineering Services*
- ***Hidalgo County*** *Engineering design and Construction management services for Hidalgo County Border Colonia Access Program 3rd Call*
- ***Hidalgo County Drainage District No. 1 BOND Projects*** *– Design of Drainage Improvements*
- ***Hidalgo County Pct. 1 -*** *Construction Engineering Inspections for Mile 6 W Road Project*

Staffing

SAMES has a total of 86 employees which includes licensed professional staff, state registered/certified technicians and highly trained support and administrative/management personnel. SAMES professional staff includes:



- Six (6) State of Texas Licensed Engineers
- Two (2) State of Texas Registered Professional Land Surveyors
- One (1) Certified Project Management Professional
- Two (2) Certified Floodplain Managers

- Seven (7) State Registered Engineers in Training
- Eight (8) Graduate / Field Engineers

SAMES' staffing plan will designate assignments according to project scope of work taking into consideration specific discipline and expertise – as each project team member brings complementary strengths to the team and has unique experience that will be called upon as projects arise and scopes are identified. Additionally, all members of our professional team have cross-discipline capabilities which will allow personnel to perform dual roles if the need arises – such as during sickness, personal leave or during periods of increased workloads.

SAMES' management system will allow for adequate flexibility to compensate for unanticipated workloads within the firm - thereby providing a balanced staffing plan that will never jeopardize the responsiveness of our team. Moreover, our staffing plan will allow the firm to manage multiple concurrent projects without compromising the quality and the attention to detail that encompasses our commitment to our clients.

Commitment

SAMES is committed to providing professional services that are focused on efficiency and production, meeting contractual obligations and commitments, quality designs, and environmental awareness that promotes public welfare. The SAMES team adheres to a strong Code of Ethics and is committed to the highest standards in protecting the interests of the public and our clients while evaluating prospective projects, establishing key business relationships, and supporting our clients in the achievement of their infrastructure goals.

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

SAMES professionals have a "team" mentality and work together to accomplish a common goal – Excellence Thru Teamwork. The City of Edinburg will be facilitated by a solid team of professionals and experts in a variety of fields needed to fulfill the scope requirements for any civil engineering project. The combined human and technical resources of the SAMES project team will offer the City of Edinburg professional engineering services that are tailored to the unique needs and conditions of each project. Most of our professional team have collaborated on multiple projects involving various scopes thus demonstrating the proven capability to work together effectively and perform seamlessly on a wide array of projects. SAMES plans to self-perform all aspects of the proposed project's scope of work. However, should the project call for a service we do not provide in-house, SAMES has developed key business relationships with experienced and respected professionals that can be called upon to provide support if/when needed.

SAMES is led by our two (2) highly qualified firm principals, Samuel D. Maldonado, PE, RPLS and Saul D. Maldonado, PE. Samuel D. Maldonado has over 25 years of experience in Civil Engineering and Construction Management of infrastructure and capital improvement projects and over 16 years of experience in Professional Land Surveying. Saul D. Maldonado has over 20 years of experience in managing the design and construction of multi-disciplined projects and has extensive experience in Project Management of large-scale developments. Together, they offer over 40 years of professional civil engineering and project management experience and will lead the professional team facilitating the City of Edinburg's projects.

The following is a table of the key personnel who may be involved in this contract followed by resumes highlighting relevant professional experience. The resumes are followed by an organizational chart which includes multiple personnel under certain roles to substantiate SAMES' staffing plan.

Table of Key Personnel

Name	Role	Credentials	Education
Saul D. Maldonado, PE	Principal-in-Charge	• TX Licensed Engineer #100320	• B.S., Civil Engineering (2003)
Samuel D. Maldonado, PE, RPLS	Principal & RPLS	• TX Licensed Engineer #91889 • AZ Licensed Engineer #71257 • TX Professional Surveyor #6027	• M.B.A. (2017) • B.S., Civil Engineering (1997)
Jessica M. Maldonado, PE, PMP, CFM, SIT	Vice President of Professional Services	• TX Licensed Engineer #111579 • Project Management Professional, TX #2077158 • Certified Floodplain Manager, TX #3995-21N • Certified Surveyor-In-Training, TX 110912	• M.B.A. (2018) • B.S., Civil Engineering (2005)
Mario A. Garcia, PE	Director of Engineering	• TX Licensed Engineer #137503	• B.S., Civil Engineering (2015)
Christopher Hinojosa, PE	Project Manager	• TX Licensed Engineer #152426	• B.S., Civil Engineering (2019) • A.S. Mathematics (2016)
Phillip Harris, EIT	Project Manager	• TX Engineer-In-Training #71223 • Certified Floodplain Manager, TX #4183-22N	• B.S., Civil Engineering (2015)
Isael Posadas Jr., EIT	Project Engineer	• TX Engineer-In-Training #80390	• B.S., Civil Engineering (2020)
Luis Mendez	Project Engineer	• Multiple TSPS Trainings	• B.S., Civil Engineering (2023) • A.A.S. Engineering & Technology (2018)
Luis Hernandez, EIT	Project Engineer	• TX Engineer-In-Training #75429	• M.S., Civil Engineering (2021) • B.S., Civil Engineering (2019)
Justin M. Serna, EIT	Project Engineer	• TX Engineer-In-Training #72300	• B.S., Civil Engineering (2020)
Rusbel Pena, EIT	Project Engineer & Project Surveyor	• Remote Pilot Small Unmanned Aircraft System #4539028	• B.S., Civil Engineering (2017) • A.A.S. Engineering & Technology (2014)
Esequiel Garcia, SIT	Survey Manager	• TX Surveyor-In-Training #110318	• B.S. Psychology (2013) • A.A.S. Drafting & Design (1998)

Resumes

Saul D. Maldonado, PE, Principal-in-Charge is a Licensed Professional Engineer and experienced Construction Manager with over 20 years of experience. Mr. Maldonado has managed the design and construction of Sanitary Sewer Collection Systems, Road Improvements, Water Distribution Systems, Subdivision Development, as well as Storm Runoff Collection Systems. Mr. Maldonado offers a unique understanding and knowledge of general engineering inspection strategies and provisions related to assessment, information gathering, and alternative analysis and infrastructure development projects. He is highly proficient in the permitting requirements for TxDOT, TCEQ, Texas Department of Licensing and Regulations and U.S. Army Corps of Engineers. Saul Maldonado's management experience includes working for the City of McAllen as their Capital Improvements Project Engineer and Manager, and Subdivision Coordinator. He served as District Engineer to Agua Special Utility District for seven (7) years and City Engineer for the City of Palmview six (6) years. As City and District Engineer, he designed and oversaw water and wastewater projects, budget preparations, cost estimating, bid procurement, and construction management. His experience includes design and management of federal, state, county, city, and school district projects.

Representative Projects:

Agua SUD - U.S. Highway 83 Relief Route Waterline Adjustment – Hidalgo County, Texas

- Provided design management for the adjustment of 11,000 LF 8" – 16" PVC waterline.
- Coordinated with multiple entities, including TxDOT, Hidalgo County Drainage District #1, and private firms to ensure design accuracy and minimize conflicts.

2013 Street Improvements: La Homa Road Realignment and Bridge Project – Palmview, Texas

- Provided design and construction management for the construction of a new bridge structure spanning the width of an Irrigation Canal and then realigning the road to the existing intersection at Business Hwy. 83.
- Coordinated with TxDOT for approval of design and with local utility owners for conflict avoidance and/or resolution and obtained all required permits (TxDOT, Hidalgo County Irrigation District #1)
- Performed roadway design for the realignment of the road, structural design for the new bridge structure and hydraulic calculations and design for a new storm sewer system that required both a gravity collection system and pumping system to move the water over the irrigation canal and into the ultimate outfall at Business Hwy. 83.

Starr County BCAP Rnd III Street Improvements – Athens Road – Roma, Texas

- Provided design quality assurance/quality control and construction management oversight for 1.1 miles of new roadway construction with connection and protection of existing adjacent storm water drainage systems.
- Performed oversight and administrative design and review of the proposed SW3P and verified compliance with District Standard Operating Procedures and TCEQ requirements for Best Management Practices (BMPs).
- Performed initial review and completion / management of the EPIC sheets.

City of McAllen Trenton Road Expansion Project – McAllen, Texas

- Provided design and construction management for the 1.25-mile extension of the 5-lane roadway, including the extension and relocation of waterlines, sanitary sewer lines, and drainage systems.

Samuel D. Maldonado, PE, RPLS, Principal and Project Surveyor is a Licensed Professional Engineer, a Registered Professional Land Surveyor, and experienced Construction Manager with over 25 years of experience. Mr. Maldonado's experience includes project management and professional administrative service with respect to scheduling, cost analysis, budget management, and overall contract support on all projects. He manages the design and construction of Capital Improvements Infrastructure Projects, Municipal Sanitary Sewer Collection Systems, Water Distribution Systems, Road Improvements, Drainage Systems, and vertical construction projects such as office buildings and facilities. As a Registered Professional Land Surveyor, Mr. Maldonado spearheads all our surveying projects and has developed relationships with entities such as AT&T, American Electric Power (AEP) and Time Warner Cable Communications (TWC) for general coordination while continuously providing surveying and engineering services. Mr. Maldonado's experience includes design and management of federal, state, county, city, and school district projects.

Representative Projects:

2018 Bond Project Schunior Regional Detention Pond – Edinburg, Texas

- Provided project management services for the design of a new lateral detention system (appx. 900 acres).
- Oversaw the preparation of a detailed study and the hydrologic and hydraulics engineering design including modeling of system utilities which included conveyance design of 10 and 25-year options, detention volumes included 25 and 50-year options.

New Hidalgo County Courthouse – Edinburg, Texas

- Provided surveying specific to construction staking of utilities, drainage and site infrastructure.
- Provided project benchmarks and performed construction staking of building corners, building piers, water and sewer lines, storm drain lines and other utility improvements.
- Surveying services were provided in multiple phases to allow for minimal disturbance to ongoing construction work.

Schematic Right-of-Way Acquisition Strip Map of Davis Road (I69C to East City limits) and Schunior road (Jackson to West City limits) – Edinburg, Texas

- Provided surveying services to develop a schematic Right-of-Way acquisition strip map of Schunior Road, a 2.73-mile length of road, and Davis Road, a 1.75-mile length of road.
- Performed research and data collection using Hidalgo County City maps and Appraisal District property information.
- Performed aerial surveying to capture and include all structures while conventional field surveying established minor control for the project.

Hidalgo County Regional Mobility Authority Surveying Services – Hidalgo County, Texas

- Provided boundary surveying services for multiple parcel plats located throughout the County, including abstracting and plotting, setting of control monuments and establishment of benchmarks, prepared parcel plats with metes and bounds description.
- Topographic survey and right-of-way map for FM 493 in Donna, Texas which included appx. 105 parcel plats with metes and bounds description.

Taylor Road Widening – Mission, Texas

- Provided surveying services and developed topographic map of existing ground features to include all structures and current right-of-way information.

- Established construction benchmarks throughout the project according to TxDOT specifications.
- Performed research and delineation of current ROW and developed ROW strip map.
- Coordinated with utility providers and property owners to confirm all existing utilities and easements within the project limits.
- Performed document control and project scheduling as required by client.

Jessica M. Maldonado, PE, PMP, CFM, SIT, Vice President of Professional Services is a Licensed Professional Engineer, Certified Project Management Professional, Certified Floodplain Manager and Surveyor in Training with over 17 years of experience in municipal civil engineering, public works construction and project management of multi-disciplined projects. She provides engineering design and management throughout project phases and has provided engineering services encompassing civil design, site surveying, and construction phase improvements to various projects in Hidalgo County. Much of Mrs. Maldonado's career has been associated with the design, contract administration and construction management of disaster recovery roadways and storm sewer improvement projects. She is proficient in the preparation of documents required for government funded projects and has ensured funding compliance for over 16 projects funded by the State's General Land Office She prepared and/or oversaw the completion and submission of all required submittals and progress reports to the Texas General Land Office (GLO) and ensured compliance with the GLO's standards and requirements. Mrs. Maldonado has also provided project management and contract administration services for FEMA funded roadway improvements and housing inspections required by FEMA in the wake of Hurricane Harvey. Mrs. Maldonado serves as Vice President for the Department of Professional Services and manages a staff of approximately 50 professionals, technicians, and administrative support staff.

Representative Projects:

Ware Road Utility Relocation Project, TxDOT Roadway Expansion – McAllen, Texas

- Oversaw the design and provided project management of the PS&E utility relocation package which included the waterline and sanitary sewer line improvements.
- Assisted McAllen Public Utility (MPU) with compensable utility support documentation required for the Advance Funding Agreement and Standard Utility Agreement.
- Provided project estimates and review submittals for TxDOT and MPU to review and approve.
- Oversaw the preparation of construction approved plans and specifications in accordance with TxDOT standards and MPU requirements.
- Performed TxDOT utility coordination to avoid conflicts during construction and provided responses to all contractor requests for information.
- Prepared final as-built drawings and submitted them to MPU and TxDOT.

Hidalgo County BCAP Fresno Street Roadway & Drainage Improvements – San Juan, Texas

- Provided engineering design, contract administration and construction management for this road and drainage improvement project funded by TxDOT's Border Colonia Access Program.
- Prepared all required forms and reports and ensured compliance with TxDOT program regulations.
- Oversaw the survey and CAD departments, providing direction and management when needed.
- Primary point of contact for Hidalgo County.

Sam Houston Boulevard Widening – Pharr, Texas

- Provided design management for the roadway and drainage improvements, as well as the adjustment of waterline and sanitary sewer lines.
- Completed the environmental study for TxDOT funding regulations.
- Provided utility coordination and construction oversight for the relocation of existing utilities located along the proposed route for expansion.

TxGLO 2015 Floods Grant Stormwater Relief Project Ph. II – Alamo & Edinburg, Texas

- Provided contract administration and construction management services for the design and installation of a new storm sewer system that included drainage swales, roadside ditches, inlets, and pipe networks ultimately flowing into an existing drainage ditch owned by Hidalgo County Drainage District #1.
- Prepared and submitted grant application and obtained all required permits.
- Coordinated with the GLO and County to ensure funding and schedule compliance during design and construction.

Mario A. Garcia, PE, Director of Engineering is a Licensed Professional Engineer with 8 years of experience working in the civil engineering field. He has extensive experience in conducting feasibility studies and managing projects for multi-family and commercial developments for private and public clients. Mr. Garcia has also managed the preparation of construction documents and construction administration for land and site development projects specifically focusing on platting, paving, drainage, and sanitary and water improvements. Additionally, he has demonstrated experience in the design and project management of street improvements and restoration projects. Mr. Garcia manages civil engineering projects from proposal submittal to construction-closeout. He leads proposed design and works with the client to ensure their project is designed and constructed as requested. Mr. Garcia prioritizes his team's workload and schedules work activities as needed to ensure budget and project milestones are met. He directs team production and provides quality assurance/quality control measures through interim and final review of project plans, specifications, and estimates.

Representative Projects:

2021/2022 La Joya CDBG Street Improvements – San Juan, TX

- Managed the production of 2,000 linear feet of required street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.
- Verified Submittals, Requests for Information, Pay Applications from Contractor for final recommendation.
- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG funds.

2021/2022 San Juan CDBG Street Improvements – San Juan, TX

- Managed the production of seven (7) streets requiring street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.

- Verified Submittals, Requests for Information, Pay Applications from Contractor for final recommendation.
- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG funds.

City of Escobares CDBG Street Improvements Project – Escobares, TX

- Manage the production of three (3) streets requiring street improvements from Schematic Design through Construction Documents.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.

Hidalgo County Drainage District No. 1 - FM 493 & County Rd (Project 12 Phase II)

- Manage and coordinated the approval of final design for the upgrade of an existing storm drain system and installation of a new story drain system for the neighborhoods located between South River Road and surrounding the Chaparral Drain in Donna, TX.
- Managed the development of Bidding and Contract documents for contract award to selected Contractor.
- Oversaw construction administration services including construction site visits and administration of contract documents for payment applications, requests for information and material submittals.

Christopher Hinojosa, PE, Project Manager is a Licensed Professional Engineer with extensive experience in construction inspection, construction management, and civil engineering design. Mr. Hinojosa has taken the lead in the advancement of various street improvement projects funded through CDBG funding. Additionally, Mr. Hinojosa has designed, reviewed, and managed land development projects including platting, construction plans, and permits for single family, multifamily, and commercial developments. His most recent experience includes drainage improvement projects funded through GLO and CDBG. This mix of experience has allowed Mr. Hinojosa to become well versed in design standards, regulations, and procedures at the city, county, and state level for both public and private work.

Representative Projects:

Sullivan City Street Improvements Project (CDBG) – Sullivan City, Texas

- Managed design, review, and scheduling of deliverables of construction plans, engineer's estimate, and specifications needed by Hidalgo County Urban County for 1,800 LF of asphalt overlay including milling, concrete aprons, and pothole base repairs.
- Coordinated public bidding matters including the pre-bid meeting, bid opening, pre-construction meeting, and addendums.
- Reviewed and assessed contractor bids to ensure construction plans and specifications were followed and priced accurately for submitted bids.
- Performed final walkthrough of substantial completion and reviewed final punch list.

San Juan Street Improvements Project (CDBG) – San Juan, Texas

- Managed design, review, and scheduling of deliverables of construction plans, engineer's estimate, and specifications needed by Hidalgo County Urban County for three streets totaling in approximately 1,700 LF of asphalt mil and overlay including concrete aprons, pothole base repairs, and level ups.
- Developed schedule for project team to meet required deliverable deadlines from Hidalgo County Urban County and City of San Juan.

- Performed site visits of project area and coordinated with survey team to assure all necessary survey information is being shown accurately and as needed.
- Coordinated public bidding matters including pre-bid meeting, contractor deliverables of plans and specifications, and bid opening.

ACME Square Subdivision – Pharr, Texas

- Managed design and review of drainage, grading, water, sanitary sewer, pavement, striping, traffic signs, stormwater pollution prevention plan, and street lighting design items needed for the development of the 47-lot multifamily subdivision.
- Provided drainage report analysis of subdivision to Drainage District and city.
- Prepared and shared engineer's construction cost estimate for development of the subdivision.
- Coordinated with owner, city, county, and utility providing entities including North Alamo Water Supply for approval of design and subdivision requirements.
- Coordinated with AEP & MVEC for power pole relocation work orders needed as a result of proposed street widening.
- Prepared various permits such as Irrigation District Crossing Permits, Drainage District Discharge Permit, and TxDOT Utility Instillation Request.
- Assisted owner with preparation of bid tabs and contractor bid reviews to assure contractor bids followed plans and priced bid items accurately.

Phillip R. Harris, EIT, CFM, Project Manager is a certified Engineer-in-Training and Floodplain Manager with experience in Civil Engineering Design related to land and site development projects both private and public. He has a broad background of design experience with projects located throughout the State of Texas, extending nationally. This makes him proficient in the various stages of design regarding site access, grading, drainage, water, sanitary sewer, and dry utility improvements.

Representative Projects:

San Benito Street Rehabilitation Project – San Benito, Texas

- Designed a street rehabilitation project in accordance with the needs of San Benito, Texas.
- Consulted with city officials, analyzed geotechnical engineering reports, and developed a cost-effective solution to enhance the drainage and driving conditions for residential roads across the City of San Benito.

Edinburg Residential Drainage Improvements – Edinburg, Texas

- In cooperation with Edinburg, Texas, oversaw the construction of residential drainage improvements to ensure strict compliance with the Texas Department of Transportation Code, as well as implemented and designed change-orders to ensure the project's completion by its scheduled date.

Riddell Homestead North and South – 37.4 Acre 750-unit Garden Style Multifamily – Austin, Texas

- Lead coordination with the City of Austin regarding all aspects of the site development process.
- Responsible for the day-to-day client coordination.
- Managed the production of two separate sets of construction documents.

- Successfully participated in the City of Austin Regional Stormwater Management Participation Program. Reducing the required on-site detention storage to only the 2-Year storm event.
- Designed the water, sanitary, and drainage systems for the development, including the dedicated public right-of-way.

SAWS Blanco Road 24" Water Main – 15,200 LF of Public Waterline Design – San Antonio, Texas

- Assisted in the design and production of the construction documents for the proposed water main.

Luis A. Mendez, Project Engineer is a Project Engineer and senior CADD technician with over 6 years of experience in computer aided drafting design and civil engineering design. As Project Engineer, Mr. Mendez provides leadership and direction for the completion of project deliverables. Perform the responsibility, and professional engineering work in the design, and construction for a wide range of engineering projects. Coordinate projects within the engineering division, with City departments, public and private utility owners, and state regulatory agencies keeping parties informed and developing solutions to issues that arise. He oversees the training of new employees and provides quality assurance for all surveying and engineering projects he works on by ensuring they are completed on time and in accordance with applicable engineering standards and city or state specifications.

Representative Projects:

Roma Industrial Park Subdivision, Roma, Texas

- Coordinated the process of the plan development for a new industrial park (297-acre tract) development, located within the City of Roma.
- Managed the design of all utilities (water, sanitary sewer), storm sewer improvements, and roadway improvements.
- Coordinated with various agencies, TxDOT, USACE, and public works ensuring compliance with all applicable rules, regulations and requirements.

Space X SH Camber Adjustment Design, City of Brownsville, Cameron County, Texas

- Provided redesign for the adjustment of a roadway with superelevation curves including redesign of the subgrade base and pavement thickness to withstand heavy traffic flows.

Sunset Breeze at Laguna Vista Subdivision, Laguna Vista, Cameron County, Texas

- Coordinated the process of the plan development for a new 56-acre tract commercial development.
- Managed the design of all utilities (water, sanitary sewer), storm sewer improvements, and roadway improvements.

Glazers Beer and Beverage Site Civil – Weslaco, Hidalgo County, Texas

- Provided drafting design and production of engineering construction plans sheet set as per the Architectural plans provided from the client for a 20-acre tract of land to be used for a new warehouse distribution area.
- Provided design and modeling of the grading plan for the parking lot to design the utilities layout plan and profiles along with the proposed surface.

Isael Posadas Jr., EIT, Project Engineer is a certified Engineer-in-Training with experience in Civil Engineering Design and Construction Management as well as Field Inspections. With a combined 5 years of experience of engineering and drafting, he has dealt with multiple local government and

state entities to design and manage construction of subdivisions, site plans, and utility and roadway improvement projects. His recent experiences include design and management of a $2.3 Million detention pond and various street improvement projects where he was lead designer. He has also worked on a variety of drainage improvement projects such as expanding existing ditches and managing their construction. He has designed and managed various subdivisions ranging from new Plats to Replats and worked on designing local parks. Mr. Posadas has a vast project list that makes him familiar with a wide range of design standards and regulations in a variety of project scenarios.

Representative Projects:

The Highland Heights Subdivision – Edinburg, TX

- Managed design and review of drainage, grading, water, sanitary sewer, pavement, striping, traffic signs, stormwater pollution prevention plan, and street lighting design items needed for the development of the 124-lot single family subdivision.
- Provided drainage report analysis of subdivision to Drainage District and City of Edinburg.
- Prepared and shared engineer's construction cost estimate for development of the subdivision.
- Coordinated with owner, city, county, and utility providing entities for approval of design and subdivision requirements.

2022 San Juan Street Improvements – San Juan, TX

- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG grant money.
- Created preliminary cost analysis of project based on site visits.
- Designed the improvements and repairs of 7 asphalt roads.
- Created construction cost estimates and construction plan set.

2022 La Joya Street Improvements – San Juan, TX

- Conducted site visits, inspections of existing conditions, and documentation of any defects that may be improved with CDBG grant money.
- Created preliminary cost analysis of project based on site visits.
- Designed the improvement of about half of a mile.
- Created construction cost estimates and completed construction plan set.

Hidalgo County Irrigation District No. 1 Project 12 PH II – Hidalgo County, TX

- Designed utility improvements, asphalt improvements/repairs, drainage improvements, and miscellaneous items to improve admin office.
- Coordinated with contractor and vendors on behalf of owner, reviewed submittals and construction documents.
- Assisted in creation of bid documents and bid forms.
- Weekly site visits and reports of progress of construction and conflict resolution as they appeared.
- Conducted Bi-weekly meetings with owner and contractor

Justin M. Serna, EIT**, Project Engineer** is a certified Engineer-in-Training with experience in Civil and Structural Engineering Design as well as Structural and Windstorm Inspections. His engineering experience includes engineering design and platting services for several subdivision projects in Hidalgo County which served to increase his knowledge of the development process and the design of roadways, embankment, utilities, and drainage infrastructure. Mr. Serna's experience ranges from windstorm engineering and inspections for structures and forensic inspections to land

surveying and design of public utilities and drainage systems for subdivision developments. His most recent projects in land development include residential and industrial improvements which have allowed him to become well versed in design standards and regulations at state and municipal levels.

Representative Projects:

West Palm Subdivision – 15.5 Acre Subdivision– Edinburg, Texas

- Designed sanitary sewer collection and water distribution networks in accordance with TCEQ and City of Edinburg requirements to service 58 residential lots.
- Proposed street and lot grading and designed storm sewer network including detention pond and outfall to existing structures.
- Assisted in preparation of subdivision plat and drainage report for submittal to City of Edinburg and Hidalgo County Drainage District No. 1.
- Coordinated underground utility marking and topographic surveying for site.
- Led production of construction plans for approval by the City of Edinburg.

The Heights on Wisconsin Phase III Subdivision – 18 Acre Subdivision – Edinburg, Texas

- Assisted in design of public improvements and production of construction plans for approval by the City of Edinburg.
- Assisted in preparation of subdivision plat and drainage report for submittal to the North Alamo Water Supply Corporation and Hidalgo County Drainage District No. 1.
- Designed concrete foundation for proposed lift station improvements.

Mid-Valley International Industrial Park – 146 Acre Subdivision– Weslaco, Texas

- Assisted in preparation of subdivision plat and drainage report for submittal to the City of Weslaco and Hidalgo County Drainage District No. 1.
- Assisted in design of public improvements and production of construction plans for submittal to the City of Weslaco.

T.M.J.C. Phase 1 – Environmental Site Assessment – McAllen, Texas

- Performed on-site inspection of one-acre commercial site for potential environmental concerns.
- Produced Environmental Site Assessment based on site findings and research of the site

Luis B. Hernandez, EIT, **Project Engineer** is a certified Engineer-in-Training with experience in Civil Engineering Design and Land Development. His experience includes road assessment, drainage design, Utility design, utility coordination, Hydrology and Hydraulics modeling. His most recent projects in land development include residential and commercial improvements which have allowed him to become well versed in design standards and regulations at municipal and county levels.

Representative Projects:

County Wide Street Inventory Project – Hidalgo County, Texas

- Collected data effectively performing road assessments by capturing and geo-referencing data.
- Inspected road existing condition for approximately 250 miles of county roads.

Sunset Breeze at Laguna Subdivision – Laguna Vista, Texas

- Provided a watershed analysis for 28 surrounding subbasins using HEC-HMS.

- Modeled the hydraulics of approximately 5,000 LF of existing drainage ditch with proposed and existing conditions using HEC-RAS.
- Provided design of public improvements for water and sanitary sewer.
- Coordinated with Laguna Madre Water District to comply with their design standards and regulations for water and wastewater services.

Casa Paraiso Subdivision - McAllen, Texas

- Provided design of 144,000 CF drainage swale and 80 LF of storm RCP pipe.
- Coordinated with Hidalgo County Drainage District #1 to comply with their design standards and regulations.
- Provided design of 50 LF of waterline extension.
- Coordinated with Sharyland Water Supply Corporation to comply with their design standards and regulations.
- Provided quantity takeoff of the project.

Las Americas Roma Logistics and Industrial Park - Roma, Texas

- Provided a watershed analysis for 7 subbasins contributing to Ramirez Creek using HEC-HMS and QGIS.
- Modeled the hydraulics of approximately 12,600 LF of the Ramirez Creek and analyzed proposed impacts into the existing conditions using HEC-RAS.

Rusbel Peña, EIT, Project Engineer is a certified Engineer-in-Training with experience in civil engineering design, project management and professional land surveying. Mr. Peña works closely with the Project Manager to research, develop and design roadway, drainage, water, and sewer line projects for municipalities throughout the Rio Grande Valley. He assists in the completion of utility layouts, drainage layouts, and drainage reports. Additionally, he coordinates with the project owner, aids in the development of construction plans and specifications, and assists with the bid procurement and construction administration of a project. Mr. Peña also has experience in land surveying including aerial and topographic surveys completed for government clients as well as American Land and Title Association (ALTA) surveys completed for commercial clients.

Representative Projects:

City of Rio Grande City Street Improvements Project – Rio Grande City, TX

- Oversaw the preparation of a boundary base map with existing adjoiners, easements, and the current right of way.
- Provided guidance on importing and deciphering raw data from the surveying crew, and the creation of an existing surface.
- Proposed a new reconstruction of two existing roads with curb and gutter and valley gutters for drainage mitigation.
- Assisted in the preparation of Bid Documents.
- Provided a full set of AS-BUILTS Construction Plans with all proposed improvements.

2020 Donna Street Improvements – Donna, TX

- Provided boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew, created the existing surface.
- Provided a full set of Construction Plans showing existing conditions and the proposed improvements for Miller Avenue, South 26th Street, South Avenue, and Lissner Avenue.
- Assisted in the preparation of Bid Documents (Purchase of Materials only).

ECISD Brewster Elementary School - Edinburg, TX

- Provided a boundary base map with existing adjoiners, easements, and the current right of way.
- Imported and deciphered the raw data from the surveying crew.
- Coordinated with surveyors to provide existing conditions of the area.
- Provided a survey plat detailing all existing features of the school.

SPACE X – SH4 Chamber Adjustment Design - Cameron County, TX

- Provided a topographic map of approximately 3,800 LF of the existing roadway.
- Created the existing surface of the road.
- Coordinated with utilities that could have affected the road.

Esequiel Garcia, SIT, Survey Manager is a certified Surveyor-in-Training with experience in land development, surveying, civil engineering design, and project management. Mr. Garcia is proficient in organizational leadership and client relations and uses these skills to manage the Survey Department's operations and production. His responsibilities include management and coordination of survey work and crews, preparation of surveying cost estimates and proposals, review of project plans and drawings to provide quality assurance, networking and business development activities involving survey clients. Mr. Garcia works closely with SAMES' Registered Professional Land Surveyor's and the department coordinator to ensure a quality survey deliverable prepared on time and within the client's budget.

Representative Projects:

City of McAllen Medical Center Topographic Survey

- Oversaw project to create a digital cad file of all existing improvements for a Utility Emergency Power Upgrade Project.
- Provided utility coordination with Hospital staff and Electrical Company as well as utilized GPRS to provide CADD file and final topographic survey.

Adolph Thomae Jr. County Park Shoreline Protection Project Phase III & IV

- Prepared Survey Control Plan for establishing and maintaining horizontal and vertical control
- Prepared Pre-Construction Survey
- Prepared Post-Construction Survey
- Coordinated with client and field crews to stake out a proposed alignment for a gravity wall.
- Collected proposed materials for the wall as it was installed to create as-builts cross sections.
- Provided quality assurance and quality control procedures for project.

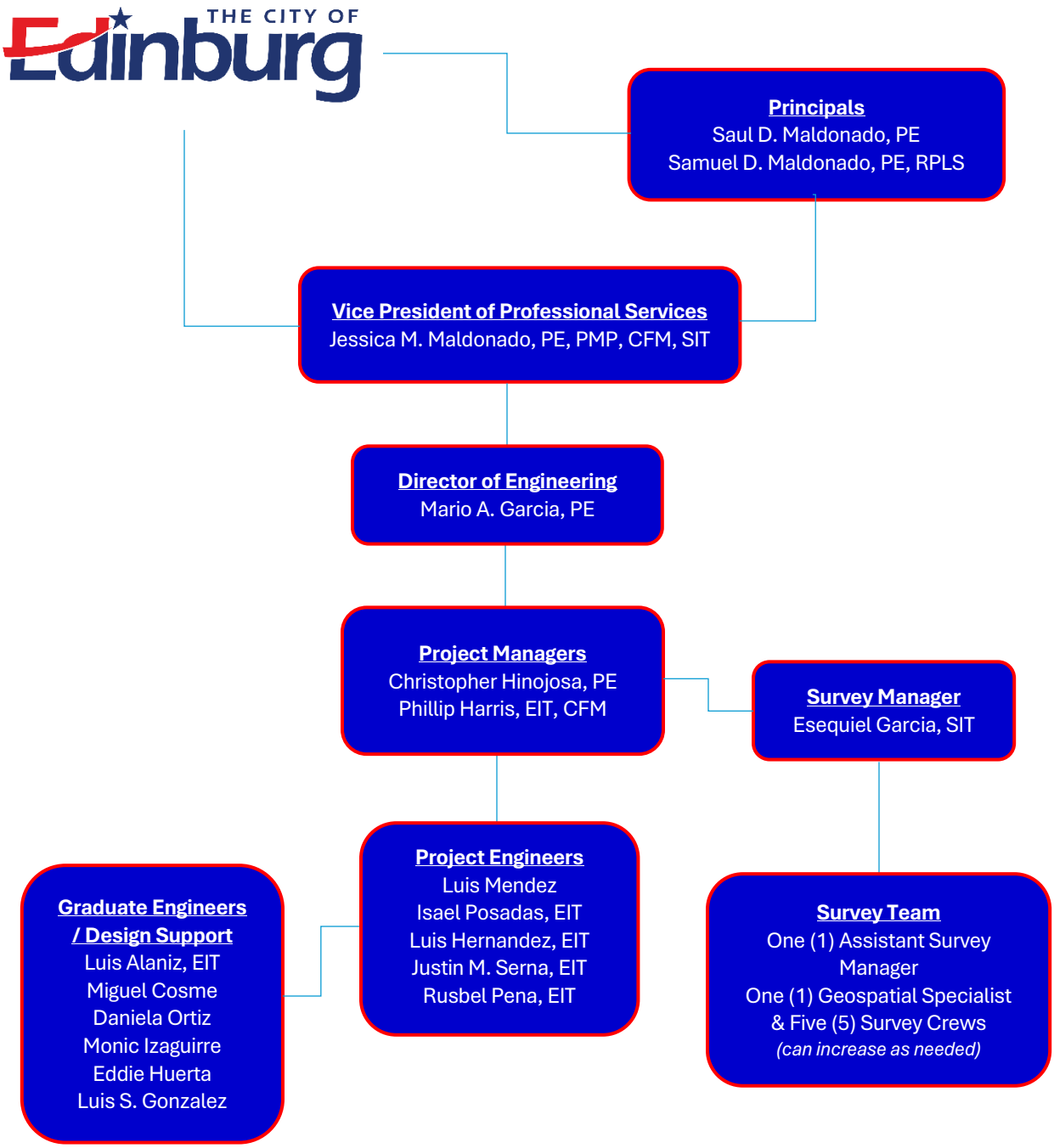
Schematic of Right-of-Way Acquisition Strip Map of Davis Road, Edinburg

- Oversaw the schematic for Right-of-way acquisition project of approximately 1.75 miles
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map.

Schematic of Right-of-Way Acquisition Strip Map of Schunior Road, Edinburg

- Oversaw the schematic for Right-of-way acquisition project of approximately 2.73 miles
- Services included referencing Hidalgo County City Maps and Appraisal District property information to create Right-of-Way Exhibit Map.

Organizational Chart



REFERENCES AND PROJECT EXPERIENCE

SAMES will offer the City of Edinburg access to a wealth of resources, qualified staff, and technical experts in the local geographical area to complete respective assignments and other logistical tasks. SAMES plans to self-perform any land surveying scopes of work required in our engineering projects. We have two (2) Registered Professional Land Surveyors on staff with over 50 years of cumulative surveying experience. Both are experienced and qualified to provide professional surveying services throughout the entire State of Texas.

The following projects denote *SAMES* experience with respect to scope of service areas in: ***(1) Roadway, Utilities and Civil Engineering Design; (2) General Design and Construction Management; and (3) Federal, State, and County-Funded Construction Projects.***

2018 Bond Project Schunior Regional Detention Pond, Edinburg, Texas

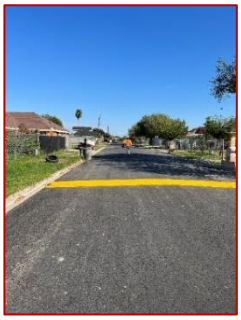
Client: City of Edinburg
415 W. University Drive, Edinburg, TX 78541
Mardoqueo Hinojosa, PE, CFM, CPM, City Engineer
(956) 388-8204

Contract Value: $291K (A/E), $2.3M (Construction)
Completed: 11/08/2023

Project Description: This project consists of planning, surveying, hydraulics analysis and hydrology design, preparation of plans, specifications and cost estimates for the purpose of bid procurement, bidding and award phase services as well as construction administration services. During the preliminary phase of the contract SAMES prepared a detailed study (of appx. 900 acres) to design a lateral detention system or upgrade the existing facilities. SAMES performed related topographic surveying, and preliminary hydraulics and hydrologic analysis of the proposed detention design. The final hydrologic and hydraulic engineering design included modeling of system utilities, (USACE HEC-RAS V 4.0), design criteria. The model included conveyance design of 10 and 25-year options while detention volume included 25 and 50-year options. Halfway through engineering design the City issued a contract amendment to include field surveying and development of parcel plats required for the additional ditch detention capacity. Services included property title reports and 7 final parcel plats with metes and bounds description for Phase I, property south of SH 107. As the design process progressed the limits of the project analysis expanded to include a City ditch south of Sprague Road to an ultimate HCDD #1 outfall located east of McColl Road. SAMES worked with the City to determine an alternative drainage conveyance route south of Sprague. Preliminary topographic surveying and multiple iterations on the project HEC-RAS model were performed to determine the viability of the south option. Model iterations were presented based on land acquisition constraints/availability coordinated by the City. SAMES also provided Construction Phase services. Before commencement of construction SAMES was responsible for the preparation of bidding documentation including preparation and submittal of advertisement, obtaining relative permits for construction, attending pre-bid and bid opening conferences as well as providing final bid tabulations in order to provide a recommendation of award for a Project Contractor. SAMES, along City of Edinburg, held a pre-construction meeting where relevant requests for information (RFI), permits, scheduling and sequence of construction were discussed prior to issuance of a formal Notice to Proceed. During the course of construction SAMES made periodic site visits,

addressed incoming RFI's and Material Submittals, processed change orders for material quantities, time, and additional work required to cover on-site conflicts discovered during construction. Additionally, SAMES reviewed and approved Contractor Pay Applications ensuring the quantities billed matched the quantities installed. A final walk through was held at construction completion and a punch list was developed and addressed prior to close-out.

2021/2022 CDBG Street Improvements Project #5021-75-0311-5000-7500-UCP-EP, San Juan, Texas



Client: City of San Juan
709 S. Nebraska Avenue, San Juan, TX 78589
Ben Arjona, City Manager
(956) 223-2206

Contract Value: $54K (A/E) and $646K (Construction)
Start/Stop: 05/03/2022 – 12/23/2022

Project Description: This project was funded by the Texas Community Development Block Grant program and involved professional surveying and engineering services for street improvements to Alfredo Street, Jaime Street, N. Standard Avenue, W. 12th Street, Loma Vista Street, Loma Verde Street, and Loma Linda Street in San Juan, Texas. SAMES provided topographic surveying and survey related services for design requirements and easement/right of way identification and coordinated with existing utility provided prior to submitting the schematic design to UCP for approval. During the design phase, the team coordinated with the geotechnical engineering firm for completion of bore and subsurface soil investigations. All information gathered was incorporated into the design of the street improvements and submitted at 60% and 100% completion to UCP for review, comments, and approval. SAMES prepared projects specifications, construction plans and related bid documents to assist with the bid procurement phase. Once the project was awarded, SAMES provided construction management services and conducted periodic site visits, reviewed and approved material submittals, addressed contractor RFI's and change order requests, reviewed contractor payment applications, and performed a final walk-thru / inspection of the project prior to preparation and submittal of final close-out documents.

Professional Engineering Services for Design of Storm Drainage Improvements (2019 Drainage Utility Fee Projects), McAllen Foreign Trade Zone Pump Station Upgrades, McAllen, Texas

Client: City of McAllen
1300 Houston Avenue, McAllen, TX 78501
Jorge Gutierrez
(956) 681-1151

Contract Value: $20,535 (A/E)
Start/Stop: 04/26/2022 – 10/31/2023

Project Description: McAllen's Foreign Trade Zone (FTZ) currently has a large detention area on the south side of the property that is drained using a manually operated pump to discharge to a control structure located across the levy just south of the subject property. SAMES Inc. was contracted to assess the existing conditions of the inlet control structure, pumps, and electronic controls currently in place. The intent being to provide similar pumping capacity while providing the ability for the pumps to operate automatically with the capability to upgrade to remote monitoring and operation

(SCADA). Using historical data, the drawdown time for the detention pond was used to calculate the flow rate of the existing pump. Through coordination with an accepted pump vendor, an axial flow pump was selected to replace the existing pump. The requested control features also required coordination with an MEP engineering firm (DBR) as well as AEP to determine if any upgrades to the power distribution system were required. The existing electrical infrastructure was suited to the proposed upgrades and pump motor requirements. The existing inlet control structure was assessed for structural integrity and safety. While structurally sound, it was observed through topographic data and site visits that the earthen side slope of the detention area near the inlet control structure exceeded the maximum allowable slope of 2H:1V. City of McAllen did not wish to perform any improvements to the detention pond therefore it was proposed to extend the concrete rip rap at either side to a point where the required slope was achieved, providing additional bank stability in this area of the pond. Using as-built drawings provided by McAllen the proposed duty point of the pump was established since there were to be no upgrades to the existing discharge forcemain. Final deliverables included construction plans, technical specifications, and cost estimate to support McAllen's bidding processes.

Rio Grande City Public Utilities Water and Sewer Extension Project, Rio Grande City, Texas

Client: City of Rio Grande City
5332 E. U.S. Highway 83, Rio Grande City, TX 78582
Elisa Y. Beas, Utilities Director
(956) 487-0672

Contract Value: $556K
Start/Stop: 02/08/2023 - 08/21/2023

Project Description: SAMES was contracted to provide professional surveying, development and civil engineering services for the Rio Grande City (RGC) Public Safety Commercial Subdivision (2 lots). The intent behind this project was to provide public utilities to Lot 1 and Lot 2 of the RGC Public Safety Subdivision. Furthermore, these utilities will serve the creation of a new Public Safety Building on Lot 1 (in construction right now) for the City of Rio Grande City and the proposed Performing Arts Building that will be on Lot 2 in the near future. Waterline scope of work included 240 linear feet of trenchless installation (Jack and Boar) of an 8-inch PVC C-900 waterline with a 16-inch steel casing, crossing Farm to Market Road 755. The 8-inch waterline was connected to an existing 12-inch waterline by a 12 by 8 tee. An additional 687 linear feet of 12-inch C-900 PVC waterline was installed by continuing an existing 12-inch waterline to the northwest corner of lot 1. A 12 by 8 tee was installed to provide 980 linear feet of 8-inch C-900 PVC waterline within an existing 20-foot utility easement on lot 1 and lot 2. Fire hydrants, gate valves and flush valves were installed with the waterline to ensure line safety and ease of maintenance. Sewer scope of work included 689 linear feet of 10-inch Gravity Sanitary Sewer PVC SDR-26 Pipe, extending an existing 10-inch Gravity Sewer PVC Sanitary Sewer north into the northwest corner of lot 1. The Gravity Line included installation of Sanitary Sewer Fiber Glass Manholes, meeting TCEQ minimum spacing requirements. An additional 992 linear feet of 10-inch Gravity Sanitary Sewer PVC SDR-26 Pipe was installed, extending from a fiber glass manhole in a 20-foot utility easement on Lot 1 and Lot 2 to a 10-foot utility easement at the end of Lot 2. A total of four (4) fiberglass manholes were installed along this Gravity Line, meeting TCEQ minimum spacing requirements. During construction a change field directive was issued regarding the placement of a fire hydrant on the east right of way of FM 755. The issue was resolved by agreeing to convert the parking stall into an island.

Hidalgo County Metropolitan Planning Organization Transportation Alternatives – Donna Sidewalk Project, Donna, Texas CSJ# 0921-02-393

Client: City of Donna
307 S. 12th Street, Donna, TX 78537
Ernesto Silva, City Manager
(956) 464-3314

Contract Value: $49,212 (A/E)
Start/Stop: 05/07/2019 - 08/04/2021

Project Description: SAMES was contracted to provide planning, surveying, civil design, construction administration, environmental services (including NEPA cleared Environmental Assessment) as well as all other support service required to satisfy TxDOT funding requirements and construction of the Hidalgo County Metropolitan Planning Organization Transportation Alternatives for the City of Donna Sidewalk Project. This included full Plans, Schedules, and Estimates as well as all Environmental consideration, Specifications, Bidding and Contract Documents. The Project consisted of the construction of approximately 3.56 miles of Sidewalk along various TxDOT highways in City of Donna, Texas. The 5-ft sidewalks were designed to be ADA compliant, incorporating the installation of curb ramps, signage, two railroad crossings, pavement markings, stormwater pollution prevention plan, and traffic control plan. During project progression City of Donna's original funding scope was exceeded by the incorporation of the two railroad crossings required by TxDOT. After months of coordinating between the City of Donna, TxDOT, and Rio Valley Switching Company, a compromise was met that ensured the project ultimately moved forward. This project was regulated by TxDOT and, to ensure the project was cleared by the National Environmental Policy Act (NEPA) in a timely manner, SAMES maintained an open line of communication with TxDOT's project manager. We also increased the frequency of project update meetings from bi-weekly to weekly to ensure a timely ready-to-let status. Our regulatory involvement also consisted of compliance with the environmental standards set in place by TxDOT, concerning the management of water resources and other sustainable compliance guidelines. SAMES submitted compliance forms including Water Analysis and Species analysis to TxDOT as part of the environmental assessment.

Extension of Shary Road, 2 Miles North of SH 107 Phase I, Mission, Texas

Client: Hidalgo County Precinct 3
724 Breyfogle Road, Mission, TX 78574
Jorge Arcaute, Chief of Staff
(956) 585-4509

Contract Value: $990K
Start/Stop: 08/18/2022 - 08/17/2024

Project Description: This project consists of expansion of the existing two-lane Shary Rd from SH 107 to Mile 9 in McAllen, Texas. The preliminary/proposed expansion consists of a five-lane road with a 120-foot right-of-way. SAMES was contracted to provide Phase I services: planning, schematic design, right-of-way acquisition services, environmental compliance, and assistance with project funding. The work was developed in accordance with all applicable Hidalgo County, TxDOT, and Federal regulations and specified design requirements for funding applicability. SAMES performed topographic surveying, right-of-way acquisition services, parcel plats with metes and bounds, traffic control, and line of sight analysis for off-system roadways, environmental documentation and

clearance through TxDOT and FHWA, schematic development and TxDOT approval, H&H report and hydrologic map, and assistance with project funding including public involvement, entity coordination and development of the Advance Funding Agreement (AFA).

San Juan City Hall / Terminal Building (Project #20034), San Juan, Texas

Client: City of San Juan
512 S. Nebraska Avenue, San Juan, TX 78589
Daniel Tijerina, Planning Director
(956) 223-2200

Contract Value: $55K (A/E), $534K (Const.)

Project Description: SAMES was contracted by the City of San Juan to provide professional surveying, civil engineering and basic construction administration services for the New City Hall building. The scope of work included design and construction of an underground storm sewer system with curb inlets (within the parking lot design) to avoid ponding, and curb inlets along Lincoln Avenue and 6th street. Storm inlets were connected to a roof drain system to avoid flooding on the roof. A drainage report was prepared to determine the amount of cubic feet of water that would be discharging into a bleeder pipe on an existing grate inlet located at Nebraska Avenue and 6th street. Waterline scope of work included design and construction administration services for a new waterline which tapped onto an existing 12" water line on 6th street looping an 8" water line inside the property of the New City Hall. Waterline design included a fire hydrant assembly, a fire department connection and 2 independent water meters. During construction it was discovered that an 8" gas line was running north and south across the property and relocation was needed to avoid conflicts with the gas line. SAMES coordinated the successful gas line relocation with Rene Casares, the General Manager for Texas Gas Service. Construction administration services included addressing contractor requests for information, reviewing contractor pay applications and monthly site visits during construction to ensure compliance with contract documents, specifications and project schedule. Detailed progress reports showing construction status were prepared and submitted to the city. SAMES also provided design for the sewer line extension but through a different contract.

Las Americas Roma Logistics and Industrial Park Phase I, Roma, Texas

Client: City of Roma
201 W Convent Blvd, Roma, TX 78584
Alejandro Barrera, City Manager
(956) 286-7892

Contract Value: $320K

Project Description: SAMES was contracted to provide surveying, land development and civil engineering design for a new industrial park in Roma, TX. Scope of work included subdividing 330 acres into three phases of the project. Phase I was the primary development focus with future connections left for phase II and phase III. SAMES designed 8,550 linear feet of 10" PVC waterline for the development of phase I, along with related appurtenances that were required for this design. We also designed 8,658 linear feet of gravity based sanitary sewer line for the development of phase I that will ultimately lead to a lift station designed for this service area, along with the related sanitary sewer appurtenances required for installation of a fully operational design. Additionally, design of four (4) detention ponds was necessary for the detention of the anticipated storm water. SAMES also

designed three (3) concrete pavement streets that were necessary for the anticipated heavy incoming traffic for the industrial park. We provided Construction Administration for this development, which included periodic site visits, reviewing material contractor submittals, reviewing and approving contractor pay applications to the owner, answering requests for information, and providing close out documents for this project. Scope also included design of a new sanitary sewer lift station designed to service approximately 330 acres of industrial and existing residential developments. Existing sanitary sewer flows were determined using as-built utility drawings provided by City of Roma and other private utility entities. Future anticipated flows were determined using TCEQ, SAWS, and City of Roma Construction Standards. In addition to servicing the proposed industrial park, the lift station was designed to intercept the existing sanitary sewer system forcemain flows from several small residential developments. The system will then discharge and tie into the existing downstream forcemain. The receiving forcemain was assessed for conformance to TCEQ standards and was determined to remain in place and did not require upgrades or improvements. Pumps were selected by generating a system curve of the proposed improvements and coordinating with vendors to provide a practical option that meets all applicable standards and regulations.

Drainage Improvements for Storm Sewer Systems 204 and 252, Harlingen, Texas

Client: City of Harlingen
24200 FM 509, Harlingen, TX 78550
Luis Vargas, PE, CFM, City Engineer
(956) 216-5223

Contract Value: $61K (A/E), $508K (Const.)
Start/Stop: 10/10/2023 - 03/10/2024

Project Description: SAMES was contracted to update two of the City of Harlingen's storm sewer systems to meet current standards. This project was part of a larger effort by the City to analyze various storm drain systems for improvements using funds acquired from the American Rescue Plan Act of 2021. The two drainage systems analyzed serviced the Lazy Palms subdivision in the northern part of the city and the Sun County Estates subdivision near Vela Middle School and totaled approximately 2,664 linear feet of storm drains with 22 inlet/outlet structures. During the design phase, SAMES faced numerous challenges stemming from the location of existing water and sewer utility pipelines and lot services. We resolved crossing conflicts by coordinating with both the City and Harlingen Waterworks System to pothole an existing 20" water transmission line to verify that our proposed outfall pipes would not be in conflict. SAMES also dealt with the existing grades of the subdivisions, where the relatively flat street grades made fitting larger storm drains difficult. We managed to create an effective design by utilizing concrete arch pipes and proposing retrofit improvements to several curb inlets to increase their inflow capacity. Overall, the scope of work included topographic and boundary mapping, including sealed and signed surveys for drainage systems and current utility locations, as well as potholing waterline depths and designing two drainage systems' worth of stormwater upgrades, including suggested pipelines, curb intake adjustments, and outfall structures. SAMES prepared "approved for construction" documents such as technical specifications, plans, and an estimate of the expected cost of construction. We also provided support for procurement, bidding paperwork services related to procurement, participation in pre-bid conferences, and letter of recommendation for award to the City. During construction SAMES provided construction administration services and addended the pre-

construction meeting, reviewed and addressed contractor RFIs and submittals, coordinated the final walkthroughs, reviewed close-out paperwork, and ensured the contractor submitted as-built plans for record keeping to the City of Harlingen.

BL Garza Middle School New Visitors Parking Lot and Pavement Reconstruction, Edinburg, Texas



Client: Edinburg C.I.S.D.
411 N. 8th Avenue, Edinburg, TX 78541
Roberto Estrada, former District Architect
(956) 289-2300

Contract Value: $52K (A/E), $417K (Const.)
Start/Stop: 11/2018 - 09/2019

Project Description: SAMES was contracted by Edinburg CISD to provide planning, surveying, civil engineering and construction administration services for a new visitor's parking lot and the reconstruction of existing pavement for BL Garza Middle School. Survey services included both conventional topographic, as well as drone topographic services. Civil engineering services included drainage analysis, site regrading, parking lot design and design of water, sewer and drainage utilities. SAMES subcontracted Solorio, Inc. to provide design services for the canopy improvements over the existing walkway. This project consisted of approximately 30 acres, which included a middle school campus. SAMES worked with our drone technician to set up ground control and calibrate the coordinates with our GPS system. Our drone technician then set the flight controls including the flight path and we flew the project. Drone data was processed in Trimble business center to the desired point data for our project. The topographic data was used to internally design proposed parking lot expansion, building entrance canopy extension, site re-grading for storm run-off conveyance, and detention pond volume calculations. Surveying of the project was done in Referenced State Plane Coordinate Zone for its precision based on the Texas State Planes (NAD 83) and (NAVD 88). SAMES attended all coordination, site, and construction meetings, established horizontal and vertical control for the project, provided schematic plans for review and once approved, provided plans and specifications "approved for construction". At the onset of the bidding phase SAMES coordinated the advertising and bid procurement process, assisted Edinburg CISD with the pre-bid meeting and bid opening, prepared final bid tabulations, and issued recommendation for award. Once a contractor was selected SAMES conducted the pre-construction meeting, reviewed, and approved all material submittals, provided monthly status reports and oral presentations (as needed) to the district, coordinated the construction work, processed contractor requests for information and monthly payment requests. At substantial completion SAMES conducted a final walk-thru and prepared the punch-list of pending issues, then processed the close out documents and submitted final as-builts to Edinburg CISD. This project was completed on time and within budget.

Storm Water Pollution Prevention Plan for the TFC TBI Project, Laredo Sector, Webb County - Faith Ranch, Fisher Project No. 23944

Client: Fisher Industries
1302 W. Drivers Way, Tempe, AZ 85284
Ben Schoonover, SW Area Manager
(409) 730-1033

Contract Value: $89.5K
Start/Stop: 11/05/2020 - 06/18/2021

Project Description: SAMES was subcontracted by Fisher Industries to provide all labor, material, tools and equipment necessary to perform pre-construction and post-construction services for the Design-Build Texas Border Infrastructure Project in Webb County. The project site consisted of a 5.0 mile stretch along the new border wall being constructed northwest of Laredo in Webb County. SAMES was subcontracted to provide aerial and conventional topographic surveying, subsurface utility exploration, geotechnical services, construction material testing, quality control and inspection services, erosion control and SWPPP. Due to the location of the project site, SAMES was also tasked to provide environmental services in the form of a Migratory Bird Plan to minimize disturbance in the area and comply with the Migratory Bird Treaty Act. SAMES performed research and developed a comprehensive and detailed storm water pollution prevention plan (SWPPP) and ensured compliance with the Texas Commission on Environmental Quality's (TCEQ) stormwater permit requirements to obtain TXR150000, Stormwater General Permit for Construction Activities. At completion the SWPPP report included certification statements, site contact information, site descriptions, best management practices (BMP) which detailed various erosion, sediment and pollutant control measures, required location, detail site, FEMA and soils maps, along with the erosion & sediment control plan, BMP details and a copy of the TXR150000 Stormwater General Permit. All communication and coordination with local authorities was overseen by SAMES to facilitate review of the application and provide continuous updates throughout the submission and approval process.

Additional References

Jorge Pena – Deputy Chief for Hidalgo County Pct. 1
(956) 968-8733 jorge.pena1@co.hidalgo.tx.us

- Project(s)- Professional Engineering Services for Mile 6W Road Project
- Scope: Construction Management and Inspection, Owner Representative, Construction Material Testing

Raul E. Sesin, PE, CFM – GM/Floodplain Administrator for the Hidalgo County Drainage District No.1
(956) 292-7080 raul.sesin@hcdd1.org

- Project(s)- 2018 Bond Referendum Project #12 FM 493 & County Road, Mission McAllen Drain Ph 3: 2023 Bond Referendum Project No. 12, 20' Drainage Easement for El Pinto Drainage Improvements, West Main Drain III Extension Phase 2 (Project #14)
- Scope: Surveying, Civil Engineering Design, Hydrology/Hydraulic Engineering, Construction Management

Lazaro Guerra – Interim Executive Director for the Pharr Housing Authority
(956) 787-1822 lazaro.guerra@pharrha.org

- Project(s)- ADA Parkview Terrace ADA Ramp Improvements, Camelia Court Apartments, Grant Preparation and Technical Writing for GLO 2018/2019 South Texas Affordable Housing Program, Housing & Buildings Inspections, Lakeview Villa Feasibility Studies,
- Scope: Planning, Grant Administration, Surveying, Civil Engineering Design, Program Management, Inspections, Construction Management

Experience with the City of Edinburg

City of Edinburg Projects	Project Description	Team Member	Completed	City POC
Mon Mack Drainage Ditch Improvements	Topographic & as-built surveying, civil engineering drainage design, construction plans & specifications, construction administration	Jessica Maldonado	2024 (estimated)	Mardoqueo Hinojosa, City Engineer
Schunior Road Detention Pond Project	Topographic surveying, hydraulics and hydrology analysis of detention design, and preparation of plans, specifications and estimates.	Jessica Maldonado	2023	Mardoqueo Hinojosa, City Engineer
8th Street & McIntyre Intersection Improvements	Design of Street & Drainage Improvements	Sam Maldonado	2009	Daniel Tijerina, Former Public Works Director
Chapin Road Sanitary Sewer Line Improvements	Design of 24" Sanitary Sewer line	Jessica Maldonado	2016	Tomas Reyna, Assistant Director of Public Works
University Drive Bus Stop & Shelter Improvements	Surveying, design and construction management of Civil Improvements, including site infrastructure	Jessica Maldonado	2016	Tomas Reyna, Assistant Director of Public Works
WWTP Clarifier Rehabilitation Project	Design & Bid Procurement of WWTP Improvements	Saul Maldonado	2018	Arturo Martinez, Director of Utilities
Municipal Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Apollo Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Memorial Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Fountain Park	Topographic Surveying Services	Sam Maldonado	2019	Luis Rodriguez, Parks Operation Manager
Municipal Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer
Dr. Diaz Park Splash Pad	Topographic Surveying Services	Sam Maldonado	2019	Mardoqueo Hinojosa, City Engineer

Edinburg School District (ECISD) Projects	Project Description	Team Member	Year Completed	ECISD POC
Cano/Gonzalez Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF existing gym renovation and 1,500 SF of gym addition	Luz Maria Ibarra	2022	Heralio Perez, Jr., Project Manager
Travis Elementary School Gymnasium Addition and Renovation Project	Architectural design services: 4,600 SF of existing gym renovation, 1,500 SF of gym addition, and 1,000 SF of gym stage	Luz Maria Ibarra	2022	Heralio Perez, Jr., Project Manager
Norma Linda Trevino Elementary Site Imp.	Surveying & Design of site improvements	Nadia Lopez	2021	Robert Estrada, AIA
BL Garza Middle School New Visitors Parking and Pavement Reconstruction	Surveying, Design & Construction for a new visitors parking lot and reconstruction of existing pavement.	Jessica Maldonado	2019	Robert Estrada, AIA
New Edinburg High School Off-Site Improvements	Design & Construction of waterline, lift station, paving & drainage improvements	Sam Maldonado	2004	Robert Estrada, AIA
New Edinburg High School On-Site Improvements	Design & Construction of parking lot, driveways and onsite detention & grading improvements	Sam Maldonado	2004	Robert Estrada, AIA
Off-Site Improvements for Anne McGee Elementary	Design & Construction of waterline, paving & drainage improvements	Sam Maldonado	2005	Robert Estrada, AIA
On-Site Improvements for Anne McGee Elementary	Design & Construction of parking lot, driveways and onsite detention improvements	Sam Maldonado	2005	Robert Estrada, AIA
Elementary Parking Lot Improvements - Various Campuses	Design & Construction of parking lot improvements w/ improved drainage systems	Sam Maldonado	2007	Robert Estrada, AIA
Bus Barn - Maintenance Campus	Design & Construction of parking lot improvements including drainage & detention w/ installation of a permanent outfall	Sam Maldonado	2007	Robert Estrada, AIA
Economedes High School Parking Lot Improvements	Redesign of parking lot facilities w/ improved site grading for positive storm runoff to existing drainage system	Jessica Maldonado	2012	Robert Estrada, AIA

ADDITIONAL REQUIREMENTS

Insurance

SAMES carries Professional Liability in the amount of $3,000,000, Commercial General Liability, Workers Compensation, and meet all County and State insurance requirements. An exhibit of our current certificates of insurance is included at the end of this section to demonstrate current and active required coverage.

Professional Services Agreement

SAMES has read the sample Professional Services Agreement included with the City of Edinburg's RFQ packet and will meet all prerequisite requirements. Furthermore, if selected, we agree to enter into such an agreement.

Contact Information

Firm principal, Saul D. Maldonado, PE, will serve as the Primary Point of Contact for any correspondence regarding this Statement of Qualifications. Jessica M. Maldonado, PE, PMP, CFM, SIT, will serve as the Secondary Point of Contact for correspondence regarding this Statement of Qualifications and, if awarded a contract resulting from this submittal, will thereafter serve as the primary point of contact for all contract related information. Please find their contact information just below:

Primary POC:	Secondary POC:
Saul D. Maldonado, PE	Jessica M. Maldonado, PE, PMP, CFM, SIT
Principal & President	Vice President of Professional Services
200 S. 10th Street, Suite 1500	200 S. 10th Street, Suite 1500
McAllen, TX 78501	McAllen, TX 78501
O: (956) 702-8880	O: (956) 702-8880
M: (956) 451-5826	M: (956) 393-9190
saul@samengineering-surveying.com	jessica@samengineering-surveying.com

Supplier Diversity

SAMES is a State of Texas Historically Underutilized Business (HUB) and is certified as a Disadvantaged Business Enterprise (DBE) by the Texas Department of Transportation (TxDOT) and the Texas Unified Certification Program (TUCP). The Texas Unified Certification Program certifies businesses for the Federal Disadvantaged Business Enterprise Program. SAMES is also an active HUBZone certified firm through the U.S. Small Business Administration.

Exhibit: ACORD Form (Insurance Certificates)

See next page.

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Judith Webb
AssuredPartners of Texas, LLC 500 N. Central Expressway #550 Plano TX 75074	PHONE (A/C, No, Ext): 972-331-3722 FAX (A/C, No):
	E-MAIL ADDRESS: judith.webb@assuredpartners.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Bridgeway Insurance Company	12489
INSURER B : StarStone National Insurance Company	25496
INSURER C : LEXINGTON INS CO	19437
INSURER D : Nautilus Insurance Company	17370
INSURER E :	
INSURER F :	

INSURED: SAMES, Inc.
200 S. 10th Street
Suite 1500
McAllen TX 78501
SAMEINC-02

COVERAGES **CERTIFICATE NUMBER:** 211505442 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			674BG0529803	10/1/2023	10/1/2024	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
	X Blkt AI&WOS per						MED EXP (Any one person)	$ 10,000
	X Blkt PNC						PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:						Policy Aggregate	$ 5,000,000
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
B	UMBRELLA LIAB X OCCUR			87449X233ALI	10/1/2023	10/1/2024	EACH OCCURRENCE	$ 5,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 5,000,000
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYER'S' LIABILITY Y / N	N / A					PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
C	Professional Liability			031565508	10/1/2023	10/1/2024	Each Claim/Aggregate	3,000,000
D	Pollution Liability			CPL203883211	10/1/2023	10/1/2024	Deductible per Claim	50,000
							Occurrance/Aggregate	$5,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

The general liability policy include an automatic additional insured endorsement that provides additional insured status to the certificate holder only when there is a written contract between the named insured and the certificate holder that requires such status. The general liability policy contains a special endorsement with "primary and non-contributory" wording. The general liability and professional liability policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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405580

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/16/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Abraham C. Padron
SafeGuard Insurance Agency 902 W. Hackberry Ave. McAllen, TX 78501	PHONE (A/C, No, Ext): (956) 631-1911 FAX (A/C, No): (956) 631-3911 E-MAIL ADDRESS: cl@safeguardnow.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : National Specialty Insurance Company	
INSURER B : Texas Mutual Fund	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Sames, INC
DBA Sam Engineering & Surveying
200 S 10th ST Suite 1500
McAllen, TX 78501

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	GENERAL LIABILITY						EACH OCCURRENCE	$
	COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
	CLAIMS-MADE / OCCUR						MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
							GENERAL AGGREGATE	$
	GEN'L AGGREGATE LIMIT APPLIES PER: POLICY / PRO-JECT / LOC						PRODUCTS - COMP/OP AGG	$
								$
A	AUTOMOBILE LIABILITY	X	X	GMI04970000	1/19/2024	1/19/2025	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	ALL OWNED AUTOS / SCHEDULED AUTOS (X)						BODILY INJURY (Per accident)	$
	HIRED AUTOS (X) / NON-OWNED AUTOS (X)						PROPERTY DAMAGE (Per accident)	$
							PIP-Basic	$ 5,000
	UMBRELLA LIAB / OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB / CLAIMS-MADE						AGGREGATE	$
	DED / RETENTION $							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) Y/N: Y If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	X	0001273721	8/5/2023	8/5/2024	X WC STATU-TORY LIMITS / OTH-ER	
							E.L. EACH ACCIDENT	$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

worker's compensation policies include an automatic waiver of subrogation endorsement that provides this feature only when there is a written contract between the named insured and the certificate holder that requires it.

CERTIFICATE HOLDER

City of Edinburg
415 W. University Drive
Edinburg TX 78541

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Abraham C. Padron

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RFQ #2024-9
Request for Statement of Qualifications
Engineering Services – Mechanical, Electrical & Plumbing

SIGMA HN ENGINEERS, PLLC

TBPE Firm No. F-14767
701 South 15th Street
McAllen, Texas 78501
(956) 332-3206

SIGMA HN
ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

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Transmittal Letter

SIGMA HN
ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

July 16, 2024

Jesus Gabriel Hinojosa, PE, LEED AP
gabrielhinojosa@sigmahne.com
Cell: 956-279-0624

City of McAllen
City's Secretary Office
415 W. University Drive
Edinburg, TX 78539

To whom it may concern,

Sigma HN Engineers, PLLC (SIGMA) is submitting this Statement of Qualifications package for Professional Engineering Services – Mechanical, Electrical, and Plumbing RFQ No. 2024-9. We are very interested in providing the City of Edinburg with professional engineering and construction administration services.

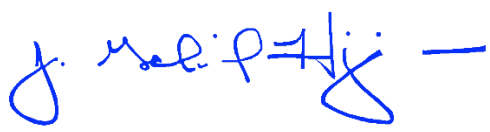
SIGMA is a firm whose goal is to produce quality designs for facilities that are functional, economical, energy efficient, and sustainable. SIGMA is led by two LEED Accredited Professional Engineers, Jesus Gabriel Hinojosa, and Jose Antonio Nicanor (Tony). Gabriel will handle the mechanical and plumbing engineering, and Tony will handle the electrical and special systems engineering. Both of us will be performing the construction administration duties of our respective disciplines. As the primary point of contact for the City of Edinburg, Gabriel will ensure the necessary resources are available to meet any challenge presented and ensure adherence to the quality standards expected by the City of Edinburg.

Gabriel and Tony have been providing MEP engineering services for more than 20 years combined and have worked together on numerous projects. We focus on providing quality construction documents that meet our client's needs. Because we have successfully completed projects working directly with institutional owners, we can guide you through the difficulties that may arise in a project. From design, through procurement and construction, Gabriel and Tony will be leading the project to ensure designs are properly implemented in the construction process.

The City of Edinburg will always be working directly with the principals of the firm. Our size allows us to be more nimble, more flexible, and more able to meet your needs in a cost-effective manner. We engage regularly in continuing education courses and seminars to maintain knowledge of the latest and most innovative materials and technology. With our understanding of facility infrastructure, we will evaluate existing conditions and propose solutions using appropriate mechanical, electrical, and plumbing systems.

Given our education and experience, we feel that we can be a valuable contribution to the City of Edinburg and would be excited to hear more details about the projects coming up in a near future. We appreciate the opportunity to provide MEP engineering services, and we encourage you to call our references as we you for your time and consideration.

Best Regards,



Jesus Gabriel Hinojosa, PE, LEED AP



Firm Qualifications

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

PRIME FIRM HISTORY

FIRM PROFILE

Sigma HN Engineers, PLLC was established in October 2012 by Jesus Gabriel Hinojosa and José Antonio Nicanor to provide excellence in MEP engineering services. All of our clients receive personal, responsive attention from the firm's principals. Both Gabriel and Tony are licensed professional engineers registered in the state of Texas and LEED accredited professionals. With over 20 years of combined experience, SIGMA is committed to the successful completion of projects on time and within budget. We have successfully completed over 300 projects, 57 of which were for higher education institutions and 103 for K-12 education institutions. To date, we have completed 33 projects for UTRGV, 21 for STC, and 1 each for TAMUK and TSTC-Harlingen. Please refer to the prime firm resumes for a more detailed description of representative projects.

Prior to forming Sigma HN Engineers, PLLC, Gabriel and Tony gained experience working on over 100 projects combined, 45 of which were for higher education. In various roles ranging from project manager to mechanical or electrical engineer of record to lead design engineer, 26 projects were completed for South Texas College, 14 for the University of Texas Pan American, 2 for the University of Texas Brownsville - South Most College, 2 for Texas State Technical College Harlingen, and 1 for the University of Texas Permian Basin.

Mission Statement

To enhance the health, safety, welfare, and comfort of the public by providing economical, responsive, and innovative professional engineering services.

Project Portfolio include new construction, renovations, and additions for higher education, K-12 education, data centers, restaurants, religious institutions, office buildings, kitchen facilities, science laboratories, gymnasiums, sports complexes, multi-purpose facilities, retail spaces, commercial plazas, medical facilities, FEMA-rated community safe rooms, private residences, public resource centers, fire stations and emergency services facilities, sanitary sewer lift stations, water-waste water treatment plants, libraries, parking lots, parks and recreation facilities, warehouses, etc.

Mechanical Engineering Services include HVAC load analysis, air balance analysis, ventilation for indoor air quality, demand control ventilation, air distribution systems, duct & piping insulation systems, air cooled and water cooled chilled water systems, packaged DX systems, split DX Systems, variable refrigerant flow systems, energy recovery systems, testing adjusting and balancing, vibration isolation, acoustic analysis, HVAC control & instrumentation systems, and energy compliance reports.

Electrical Engineering Services include emergency/standby & normal power distribution, lighting systems, network lighting control systems, alternative energy- wind and solar systems, grounding-bonding & surge suppression systems, lightning protection systems, fire alarm systems, and energy compliance reports.

Plumbing Engineering Services include domestic water systems, sanitary sewer and vent systems, grease waste systems, acid waste systems, interceptor systems, storm drainage systems, natural gas distribution systems, medical gas systems, and energy compliance reports.

Special Systems Engineering Services include structured cabling infrastructure for voice and data, design of classroom audio/visual systems, electronic safety, and security-access control & intrusion detection, and camera surveillance systems.

Facilities Services include a specialized offering of services such as power system studies, building condition assessments of Mechanical, Electrical, and Plumbing Systems, preliminary review, and on-site observations, drawings and specifications review, code compliance reviews, LEED consulting, and BIM Revit MEP modeling.

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

UNIQUE QUALIFICATIONS & SPECIALIZED DESIGN EXPERIENCE

We have designed the mechanical, electrical plumbing and special systems for government municipalities new construction and renovations buildings. Refer below for representative projects.

One of the qualities that makes SIGMA unique is our proximity to the City of Edinburg. Located in downtown McAllen, our office is only 18 miles away from the City of Edinburg. Our proximity to the City allows us to be there when you need us.

Our experience working directly as the prime consultant with government municipalities, higher education institutions and school district on new construction, renovations, and additions is another quality that makes SIGMA unique. We have provided engineering and construction administration services on numerous projects throughout the Rio Grande Valley. City of Weslaco, La Joya ISD, The University of Texas Rio Grande Valley, Harlingen CISD, Brownsville ISD, and Edinburg CISD.

Another quality that makes us unique is that we have gained familiarity working with government municipalities over the course of our careers.

Our size, proximity, extensive design experience, including prime firm experience, coupled with our familiarity with government municipalities, are all factors that make SIGMA uniquely qualified to perform the engineering and construction administration services for the City. Given our education and experience, we feel that we can be a valuable resource to The City of Rio Grande City and would welcome the opportunity to work with you on the projects that may arise in the future.

Small sample of projects involving with government municipalities:

- U.S. Customs Border Patrol McAllen Station Back Up Generator
- Rio Grande City FMCSA Office Renovation
- City of McAllen Harvey Ave. Stormawater Pump Station Improvements
- City of Roma North Plaza Lighting
- City of Edinburg Downtown Water Plant Section 3 Filter Control Valve Replacement
- City of Edinburg Fire Station Improvements
- City of Edinburg Water Treatment Plant Office
- City of Edinburg Transit Terminal
- Brownsville Senior Center
- Brownsville Metro Transfer Station
- Edinburg CISD Austin Gym
- Weslaco North Side Sports Complex
- Texas Department of Public Safety McAllen
- Texas Department of Public Safety Rio Grande City
- LRGV-DC 911 Center
- Texas Human Health Services
- Penitas City Hall & Police Station
- McAllen ERO Sub-Office US Immigration and Customs Enforcement
- LRGV-DC Building D Expansion

SIGMA HN ENGINEERS, PLLC

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McAllen, TX 78501
(956) 332-3206

PROJECT EXECUTION

Meeting schedules and accelerated timelines is a critical part of our culture at SIGMA, and we take a great deal of pride in our commitment to meet our client's schedules and timelines. We are willing and able to expedite Mechanical, Electrical, Plumbing Engineering design and construction administration services for projects no matter how big or small. To complete projects within budget we communicate with our clients and visit the job site to clearly define a scope of work. We prepare an engineering cost estimate and establish a budget. We develop a detailed schedule and formulate a staffing plan. We also document work scope modifications and seek the client's approval prior to proceeding with the work, and we assign qualified personnel to each task. These basic elements of effective budget control allow us to provide quality designs, which minimize unanticipated cost in the construction phase such as change orders.

Early in the planning phase, we identify and communicate the technical expertise required, schedule time frames, and level of effort expected for each work order. For staffing purposes, it is simple; Gabriel and Tony will be involved in all phases of each work order. Gabriel will perform the mechanical and plumbing engineering, and Tony will perform the electrical and special systems engineering. Both Gabriel and Tony will handle the construction administrative duties of their respective disciplines. Needless to say, Gabriel and Tony will be hands-on and be fully involved in the day-to day activities of managing the project. Internal team meetings will be held throughout the duration of the contract to review progress on all delivery work orders.

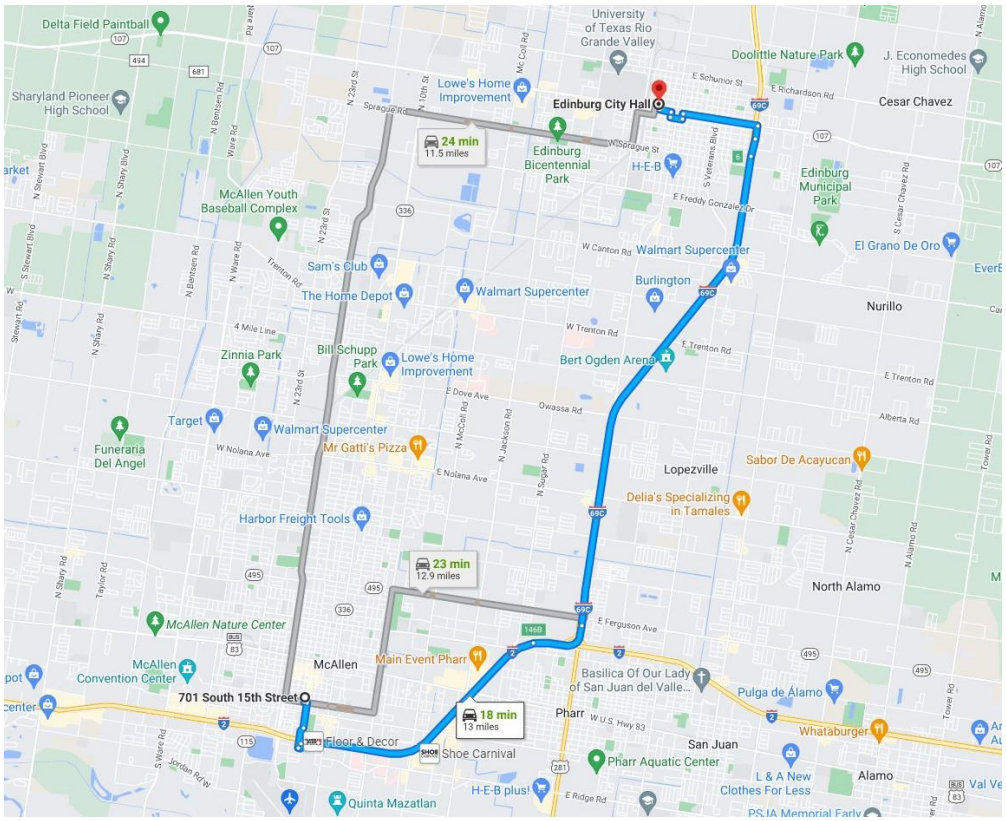
Whether working on fast-track projects for demanding owners in the private sector, working for school districts on short fuse projects to meet grant deadlines, or working with higher education institutions to design improvements that can be constructed within restricted schedule downtimes, Gabriel and Tony have a track record of proven performance.

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

PRIME FIRM PROXIMITY

A quality that makes SIGMA unique is our proximity to Edinburg City Hall. Located in downtown McAllen, our office is only 18 miles away from Edinburg City Hall building. Our proximity to the campus facilitates design and construction administration duties. It allows us to be there when you need us.



SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

AVAILABILITY AND COMMITMENT

Sigma HN Engineers, PLLC has the resources and is prepared to commence MEP engineering services for the City of Edinburg immediately upon receipt of a Notice to Proceed. With Gabriel and Tony as principals of the firm, we have the mechanical and electrical engineering capacity to accomplish any work order presented by the City of Edinburg. Gabriel will perform the mechanical and plumbing engineering, and Tony will perform the electrical and special systems engineering. Both Gabriel and Tony will be handling the construction administration duties of their respective disciplines. Gabriel and/or Tony will attend all required meetings with the City of Edinburg to make certain projects are completed successfully on time and within budget. As the primary point of contact for the City of Edinburg, Gabriel will ensure the necessary resources are available to meet any challenge presented and ensure adherence to the quality standards expected by the City of Edinburg. SIGMA's team will consist of the following associates whose duties and responsibilities are as follows:

- Jesus Gabriel Hinojosa, PE, LEED AP, will design the Mechanical and Plumbing systems, perform construction administration duties, and attend meetings in the design and construction phases of the project. Gabriel will also manage and supervise all phase of the project and serve as the primary point of contact for STC.

- Jose Antonio Nicanor, PE, LEED AP, will design the Electrical and Special Systems, perform construction administration duties, and attend meetings in the design and construction phases of the project.

- Anthony Nicanor, EIT, will design the Electrical and Special Systems, prepare construction documents, and assist with construction phase duties.

- Kevin Alvarez, CAD Technician, will prepare construction documents and assist with construction phase duties.

- Kevin Mejia, CAD Technician, will prepare construction documents and assist with construction phase duties.

  Lorenzo Lopez, CAD Technician, will prepare construction documents and assist with construction phase duties.

- Leonel Sanchez, Designer, will prepare construction documents and assist with construction phase duties.

- Patricia Hinojosa and Aimee Nicanor will handle any clerical and office administration duties.

We live and work in the Rio Grande Valley, and are committed not only on a professional level, but on a personal level to ensure projects are completed successfully on time and within budget. Our office is in McAllen so we will be ready to begin service immediately upon request.

Team Member Qualifications and Experience

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

JESUS GABRIEL HINOJOSA, PE, LEED AP

PRINCIPAL

EDUCATION

Bachelor of Science Mechanical Engineering — Texas A&M University (1998)

PROFESSIONAL CERTIFICATIONS

State of Texas Registered Professional Engineer No. 96585 (2005)
Leadership in Energy and Environmental Design Accredited Professional, LEED AP (2009)
Autodesk Revit MEP Training (2010)
Project Management Training (2009)

PROFESSIONAL ASSOCIATIONS

American Society of Heating, Refrigerating, and Air-Conditioning Engineers
American Society of Mechanical Engineers
Society of Hispanic Professional Engineers
Boys & Girls Club McAllen

QULAIFICATIONS & EXPERIENCE

Prior to pursuing his entrepreneurial endeavor with SIGMA in 2012, Gabriel had been with Halff Associates for more than 8 years. Gabriel has been involved in all aspects of MEP engineering design and project management for commercial, institutional, industrial, and educational facilities. He has extensive experience with new construction projects, additions, renovations, remodels, and improvements. He provides sustainable designs with a focus on energy efficient HVAC systems. Representative experience includes:

- South Texas College Starr County Campus Health Professions + Science Building
- South Texas College Starr County Campus Thermal Plant
- Brownsville ISD Rivera Early College High School HVAC & Lighting Improvements
- Region One Education Service Center Laredo Renovations
- Region One Education Service Center Edinburg Additions
- University Of Texas Rio Grande Valley One Stop
- La Joya ISD Irene M. Garcia Middle School HVAC Improvements
- Edinburg CISD BL Garza Middle School Athletic Addition And Remodel
- Edinburg CISD Escandon, Cavazos, & Eisenhower Elem School Lighting Upgrades
- Harlingen CISD HVAC Improvements at Long & Wilson Elementary Schools
- Brownsville ISD Cummings Middle School Remodel
- Santa Maria Agricultural Support Facilities
- STISD Edinburg Bus Maintenance
- Edinburg CISD Esparza Elementary School HVAC Improvements
- City of Edinburg Fire Station HVAC Upgrades
- ECISD Richard R. Flores Fieldhouse Improvements
- La Joya ISD Performing Arts Center
- HCISD Transition Academy
- City of Granjeno 2019 Public Facility and Improvements Project

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

JOSE ANTONIO NICANOR, PE, LEED AP

PRINCIPAL

EDUCATION

Master of Science/Electrical Engineering	University of Texas Pan-American (2008)
Bachelor of Science/Electrical Engineering	University of Texas Pan-American (2003)

PROFESSIONAL CERTIFICATIONS

State of Texas Registered Professional Engineer – No. 108783 (2011)
Leadership in Energy and Environmental Design Accredited Professional (2009)
Texas Educator Certificate – Generalist Grades 4-8 (2003)
Autodesk Revit MEP Training (2010)

PROFESSIONAL ASSOCIATIONS

2015 Institute of Electrical & Electronics Engineers -RGV Power & Energy Society, Chapter Chair- 2013-2016
2015 S. Border Bridge, K-12 Destination Imagination Score Room Challenge Master Term served 2005-2016

QULAIFICATIONS & EXPERIENCE

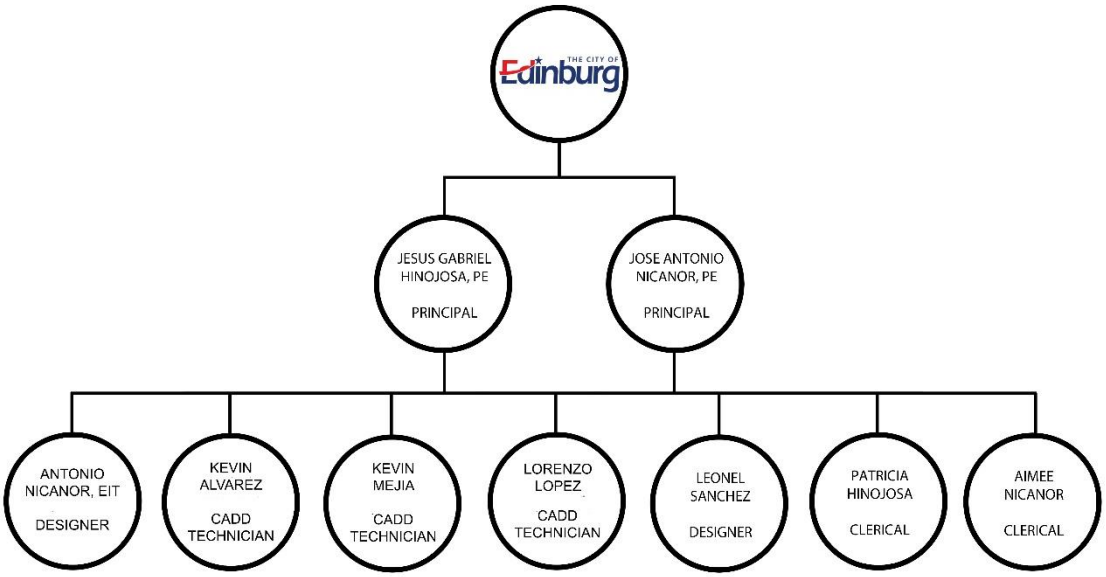
Prior to pursuing his entrepreneurial endeavor with SIGMA in 2012, Tony had been with Halff Associates for more than 6 years. Tony has been the lead electrical and telecommunications engineer for new and renovation projects for commercial, institutional, industrial, and educational facilities. He has worked in numerous school district projects ranging from building renovations to new construction, thermal energy plant expansions, parking lot additions, network operating centers, electronic safety and security, data and voice networked-telecommunication infrastructure, audio/video for conference rooms, and TV production video/sound equipment and media infrastructure for school board rooms and football high school stadiums. Representative experience includes:

- South Texas College Starr County Campus Health Professions + Science Building
- South Texas College Starr County Campus Thermal Plant
- Brownsville ISD Rivera Early College High School HVAC & Lighting Improvements
- Region One Education Service Center Laredo Renovations
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- City of Edinburg Fire Station HVAC Upgrades
- ECISD Richard R. Flores Fieldhouse Improvements
- La Joya ISD Performing Arts Center
- HCISD Transition Academy
- City of Granjeno 2019 Public Facility and Improvements Project

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

LINES OF AUTHORITY



Jesus Gabriel Hinojosa, PE, LEED AP

- Education: Bachelors of Science Mechanical Engineering
  Texas A & M University
  College Station, Texas, May 1998

- Assignment: Jesus Gabriel Hinojosa, PE, LEED AP, will design the Mechanical and Plumbing systems, perform construction administration duties, and attend meetings in the design and construction phases of the project. Gabriel Hinojosa will also manage and supervise all phase of the project and serve as the primary point of contact for STC.

- Percentage of time involved: 100%

Jose Antonio Nicanor, PE, LEED AP

- Education: Master of Science/Electrical Engineering
  University of Texas Pan American
  Edinburg, Texas, May 2008

  Bachelors of Science/Electrical Engineering
  University of Texas Pan American
  Edinburg, Texas, May 2003

- Assignment: Jose Antonio Nicanor, PE, LEED AP will design the Electrical and Special Systems for automatic door openers phase IV, perform construction administration duties, and attend meetings in the design and construction phases.

- Percentage of time involved: 100%

Antonio Nicanor, EIT

- Bachelor of Science/Electrical Engineering
  The University of Texas at San Antonio
  San Antonio, Texas, May 2020

- Assignment: Antonio Nicanor, EIT, will design the Electrical and Special Systems, perform construction administration duties, and attend meetings in the design and construction phases.

- Percentage of time involved: 100%

Kevin Alvarez

- Associate of Applied Science, Architectural Drafting
  South Texas College
  McAllen, Texas, June 2016
- Assignment: Kevin Alvarez has eight years of drafting and design experience with knowledge in AutoCAD and Revit. Kevin Alvarez will draft and prepare construction documents
- Percentage of time involved: 100%.

Kevin Mejia

- Associate of Applied Science, Architectural and Visual Technology
  South Texas College
  McAllen, Texas, December 2021
- Assignment: Kevin Mejia has knowledge in AutoCAD and Revit. Kevin Mejia will draft and prepare construction documents
- Percentage of time involved: 100%.

Lorenzo Lopez

- Associate of Applied Science, Architectural and Civil Engineering Technology
- South Texas College
  McAllen, Texas, December 2022
- Assignment: Lorenzo Lopez has knowledge in AutoCAD and Revit. Lorenzo Lopez will draft and prepare construction documents
- Percentage of time involved: 100%.

Leonel Sanchez

- Insituto Tecnologico y de Estudios Superiores de Monterrey
  Architectural degree
  Monterrey, N.L., Mexico, May 1988
- Assignment: Leonel Sanchez has over twenty years of architectural, MEP, civil, and structural construction administration experience. Leonel Sanchez will help prepare construction documents, review shop drawings, submittals, and RFIs.
- Percentage of time involved: 40-100% as needed.

Patricia Hinojosa

- Bachelor's Interdisciplinary Studies
  University of Texas Pan American
  Edinburg, Texas, May 2000
- Assignment: Patricia Hinojosa will assist with clerical and office administration duties.
- Percentage of time involved: 50%

Aimee Nicanor

- Bachelor's Interdisciplinary Studies
  University of Texas Pan American
  Edinburg, Texas, May 2013
- Assignment: Aimee Nicanor will assist with clerical and office administration duties.
- Percentage of time involved: 50%



References

REPRESENTATIVE PROJECTS

City of Edinburg Central Fire Station HVAC Improvements, Edinburg, TX

- Owner/Client
  - Owner: City of Edinburg
  - Contact: Mardoqueo Hinojosa, City Engineer
  - Address: 415 W University Dr, Edinburg, Texas 78541
  - Phone: (956)-388-8211
  - Email: mhinojosa@cityofedinburg.com

- Project Construction Cost: $170K
- Completion Year: 2020
- Project Description: This was an HVAC improvements project. The Owner had consistent thermal comfort problems due to old chilled water fan coil units and air cooled chiller that had been neglected over the years and were beyond repair. We replaced the chilled water fan coil units which were suspended above the ceiling with packaged DX rooftop units. We had to be careful with the demolition plans and specifications as the existing chilled water piping was wrapped with insulation that contained asbestos. The city did not have enough funds to perform asbestos remediation, so the existing piping and chiller were abandoned in placed. We studied the existing duct and the new airflow requirements and made the air distribution duct modifications necessary to provide appropriate conditioned airflow into each space. The existing roof was analyzed to ensure it could support the weight of the new roof mounted units. We specified a new electrical panel to serve the new HVAC equipment.
- Project Manager: Jesus Gabriel Hinojosa, PE, LEED AP
- Project Engineer: Jesus Gabriel Hinojosa, PE, LEED AP/ Jose Antonio Nicanor, PE, LEED AP

City of Edinburg – Downtown Water Plant Section 3 Filter Control Valve Replacement, Edinburg, TX

- Owner/Client
  - Owner: City of Edinburg
  - Contact: Gerardo Carmona, Director of Utilities
  - Address: 415 W University Dr, Edinburg, Texas 78541
  - Phone: (956)-388-8212
  - Email: Gcarmona@cityofedinburg.com

- Project Description: Project consisted on the the replacement of control valves for the City of Edinburg Downtown Water Plant. We conducted a site visit to determine the existing conditions of the plant to coordinate the locations of the existing valves, air compressor, air dryer and other equipment that needed to be replaced. The site visits also consisted of identifying the electrical infrasctrucre of the plant to connect the new equipment.

- Project Manager: Jesus Gabriel Hinojosa, PE, LEED AP
- Project Engineer: Jesus Gabriel Hinojosa, PE, LEED AP/ Jose Antonio Nicanor, PE, LEED AP

Edinburg Police Department Training Facility, Edinburg, TX

- Owner/Client
  - ERO Architects
  - Eli R. Ochoa, Principal
  - 300 S. 8th Street, McAllen, Texas
  - 956.661.0400
  - eochoa@eroarchitects.com

- Project Construction Cost: $1.2M
- Completion Year: 2016
- Project Description: A new police training facility which houses a grand conference room, classrooms, and offices totaling 10,000 sf. Designed HVAC system using multi-zone VAV packaged DX rooftop units totaling 22 tons, single duct terminal units with electric re-heat, and stand-alone controls. Specified centrifugal exhaust fans for restrooms and custodial rooms and a unit heater to serve the fire riser room. Plumbing included specification of fixtures, performance specification of fire sprinkler system, and design of domestic water, sanitary sewer, vent, and condensate drain systems. The electrical scope of work consisted on the design and specification of light fixtures and controls, power building distribution for general purpose use and mechanical equipment, fire alarm, rough-in conduit and j-boxes for the intrusion detection system, surveillance cameras and telecommunication equipment.
- Project Manager: Jesus Gabriel Hinojosa, PE, LEED AP
- Project Engineer: Jesus Gabriel Hinojosa, PE, LEED AP/ Jose Antonio Nicanor, PE, LEED AP

REFERENCES

Omar Rodriguez
Director of Parks & Recreation
City of Weslaco
255 S. Kansas Ave., Weslaco, TX 78596
orodriguez@weslacotx.gov
956.447.3407

Daniel Garza
VP of Facilities & Construction
IDEA Public Schools
2115 W. Pike Blvd., Weslaco, TX 78596
daniel.garza2@ideapublicschool.org
956.332.0746

Kimberly Salinas
Construction Project Manager
Harlingen CISD
1901 N. 77 Sunshine Strip, Harlingen, TX 78550
Kimberly.salinas@hcisd.org
956.427.3403

Robert Gomez
Project Manager/Construction Field Supervisor
Edinburg CISD
1305 E. Schunior St. Edinburg, TX 78541
roberto.gomez2@ecisd.us
956.289.8064

Juan Mujica
Project Manager
Gignac Architects
3700 N. 10th St., #205, McAllen, TX 78501
jmujica@gignac-associates.com
956.686.0100

David Iglesias
Principal
PBK Sports
6316 N. 10th St. Bldg. A, Suite 1, McAllen, TX 78504
David.Iglesias@pbk.com
956.687.1330 ext. 6202

Humberto Rodriguez
Principal
ROFA Architects
1007 Walnut Ave., McAllen, TX 78501
humbertor@rofainc.com
956.686.7771

John Pearcy
Principal
Megamorphosis Design
324 W. Van Buren, Harlingen, TX 78550
john@megamorphosisdesign.net
956.428.1779

Gerardo Rodríguez
AVP Strategic Space Planning
University of Texas Rio Grande Valley
1201 W. University Drive, Edinburg, TX 78539
gerardo.rodriguez@utrgv.edu
956.665.2789



Professional Service Agreement Letter

SIGMA HN ENGINEERS, PLLC

701 S 15th St
McAllen, TX 78501
(956) 332-3206

PROFESSIONAL SERVICE AGREEMENT

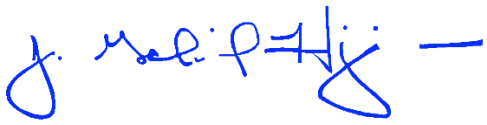
July 16, 2024

City of McAllen
City's Secretary Office
415 W. University Drive
Edinburg, TX 78539

To whom it may concern,

This letter is to serve as written notice that Sigma HN Engineers, PLLC has read the Professional Service Agreement and will meet the city's requisites if selected.

Best Regards,



Jesus Gabriel Hinojosa, PE, LEED, AP



Contact Information

CONTACT INFORMATION

Jesus Gabriel Hinojosa, PE, LEED, AP
Principal; Mechanical Engineer
701 S. 15th St., McAllen, TX 78501
gabrielhinojosa@sigmahne.com
956.279.0624

Jose Antonio Nicanor, PE, LEED, AP
Principal; Electrical Engineer
701 S. 15th St., McAllen, TX 78501
gabrielhinojosa@sigmahne.com
956.533.8103

SOLORIO

108 Cleo Dawson St
Mission, TX 78572
Tel 956 631-1500
www.solorio.com

Cover Letter

July 15, 2024

Mr. Mardoqueo Hinojosa, P.E., C.F.M., C.P.M.
City Engineer
City of Edinburg
415 W. University Drive
Edinburg, Texas 78541

Structural Engineering

Ref: Request for Qualifications for Engineering Services Rotation
RFQ No. 2024-9

Dear Mr. Hinojosa,

Solorio, Inc. appreciates the opportunity to submit a response to the above referenced Request for Statement of Qualifications, and to showcase our Structural Engineering capabilities to the City of McAllen. In the past we have had a great partnership with the city and look forward to continuing that relationship. As noted by our project referenced within our response, Solorio, Inc. is highly qualified, skilled and prepared to place our knowledge, experience, and energy at your disposal for a successful completion of important municipal projects.

Solorio, Inc. is well versed in the successful implementation structural engineering requirements. We take pride in having Principal involvement in each project to ensure that design integrity is maintained and that it meets all applicable codes, restrictions, and regulations.

Solorio, Inc. is committed to assisting the City of Edinburg, as needed with Structural Design Services, on various projects throughout the City through the annual term contract that will be awarded. Currently our workload will allow up us to be prepared at any time with any of the City's requests.

Once, again, your time and consideration to this statement of qualifications are greatly appreciated.

Respectfully submitted,

Simon G. Solorio, Jr., P.E.
President / Principal
Solorio, Inc.

ENGINEERING COMMUNITY PRIDE

Company Information

Firm Name:	Solorio, Inc.
Business Address:	108 Cleo Dawson St Mission, Texas 78572
Telephone No.:	(956) 631-1500
Email Address:	simon@solorio.com
Web Page:	www.solorio.com
Year Firm Established:	1997
Contract Signers: **Principal Owner:** **Administrator:**	 Simon G. Solorio, Jr., P.E. Jean Procopio, AAMS, CISR
Texas Registration no.:	83066
Type of Organization:	Corporation
Professional Experience:	27 years
Amount of Professional Liability Insurance:	$1,000,000 Certificate of Insurance upon request
Firm's Bank & Contact:	IBC Bank Itzel Estrada 956-686-0263
Current Litigation:	None



SOLORIO

Unique Qualifications

Solorio, Inc., is a small firm and ideally suited to provide structural engineering services in a prompt and courteous manner for small, large and challenging projects. The key principal will be directly involved with each project, and will be responsible for production management in all phases of design, contract documents, and construction administration.

Solorio, Inc.'s, strength lies in attentive and prompt response from project inception through completion. The firm places special importance on cost constraints and seeks to ensure clients that capital improvement costs, and long-term maintenance costs are reasonable and realistic.

Solorio, Inc.'s, is thoroughly versed in the successful implementation of designed elements. This experience fosters realistic design and cost analysis, resulting in the completion of projects within established budgets. Principal involvement in our projects insures that design integrity, applicable codes, Restrictions and regulations are kept intact.

Solorio, Inc., has established a long-standing reputation of integrity and competence, by delivering projects on time, on budget, and of the highest quality. We provide our services with a "can do" and "will do" attitude and work hard to establish long-term relationships with our clients. Solorio, Inc., is committed to delivering exceptional service, doing things right the first time and every time, and providing effective solutions to every challenge we come across. Mr. Solorio's involvement in each and every client project ensures that design integrity, applicable codes, restrictions, and regulations are kept intact. We keep current with the latest structural engineering advances by attending seminars and staying active in engineering associations, in order that we can provide the best creative solutions that support the client's ideas or challenging structural work.
active in engineering associations, in order that we can provide the best creative solutions that support the client's ideas or challenging structural work.

SOLORIO

Timelines & Budget

At the beginning of each engagement, Solorio conducts a very thorough discovery and scope process whereupon data, hours, materials, costs and schedules are examined and correctly detailed. The Firm works closely with all parties of the client design team, creating work items and milestones that are carefully examined and organized to ensure that solutions during the design phase eliminate cost escalations or overruns. The Firm's strength lies in its attentive and prompt response to challenges from project inception through completion. The Firm will place special importance on construction constraints and will always seek to ensure that costs and long-term maintenance costs are investments that are reasonable and realistic. Timely submittal or projects is important, and Solorio has the capacity and systems in place to complete work on time without major cost escalations or overruns.

Because of our experience, design team effort and approach, Solorio, Inc., is extremely confident that the Client's needs and requirements will be satisfactorily met, on time, and on budget, over and over again. Our repeat client base and performance record over the last fourteen years is an indication of how well we have delivered on our dedication to meeting schedules and deadlines.

Based on current workload, Solorio, Inc., is ready to meet the demands and requirements of this project. We have established a reputation for providing a team approach that delivers quality services and creative solutions in a timely manner. Our strength lies in attentive and prompt responses to all challenges, from project inception through completion. Solorio, Inc., standard of excellence, through state-of-the-art equipment and utilization of automated drafting and engineering programs, permit the firm to deliver projects on schedule.

Local Team

Simon G. Solorio, Jr. PE

As Principal and project manager Mr. Solorio is a key member who is responsible for production management in all phases of design, contract documents, and construction administration. He encompasses a wide array of responsibilities, including project management, structural design analysis, engineering plan reviews, forensic engineering, support calculations and scheduling.

His extensive years of experience includes the design of large- and small-scale projects in institutional facilities, correctional facilities, multi-story housing projects and large- and small-scale corporate/industrial parks. Other types of buildings he has completed include banks, hotels, medical facilities and office buildings.

His substantial experience includes designs for the following construction materials, Concrete, Masonry, Timber and Steel.

His other structural experience has included Tilt-Up Panel Construction, Foundation Design and Inspection, Seismic Analysis, Remodels and Additions and Code Compliance Assistance.

His extensive experience in construction documents and precision detailing has provided the client the ability to meet cost and time constraints.

SOLORIO

President

Principal

Simon G. Solorio, Jr. PE

EDUCATION	**B.S. in Civil Engineering,** San Diego State University, May 1990 **Construction Technician,** CECTY, Tijuana, Mexico, June 1981
PROFESSIONAL REGISTRATION	**Professional Engineer:** Texas Board of Professional Engineers and Land Surveyors (TBPELS) #83066 California Board of Professional Engineers, Land Surveyors, and Geologists (CBPELSG)
AFFILIATIONS	American Society of Civil Engineers American Institute of Steel Construction American Welding Society International Code Council Structural Engineers Association of Texas Structural Engineers Association of Southern California Structural Engineering Institute
ACTIVITIES	**Appointed Member**, Building Board of Adjustments and Appeals, City of McAllen **Past Vice President**, ASCE Rio Grande Valley Branch **Past Editor**, ASCE Rio Grande Valley Branch Newsletter **Past Treasurer**, ASCE, Student Chapter **Past Vice-President**, AGC, Student Chapter **Past Treasurer**, AGC, Student Chapter
RECOGNITIONS	**2023 Project of the Year** – City of Pharr Natatorium RGV Branch - American Society of Civil Engineers **2012 John A. Focht, Jr. Citizen Engineer Award** RGV Branch - American Society of Civil Engineers **2007 Award of Merit** - Encino Police/Community Center, McAllen, TX AIA Rio Grande Valley, **1995 Outstanding Civil Engineering Project, Award of Merit** American Society of Civil Engineers **1995 Orchid and Onions Award** - Balboa Park Club Building Renovation, Orchid

Prior City of Edinburg Experience & References

Project Name	Structural Engineer
Bet Ogden Arena	Simon G. Solorio, Jr., P.E.
HEB Park Soccer Stadium (Previous Name)	Simon G. Solorio, Jr., P.E.
Jose Niento and Consuelo Alfaro Robledo Center	Simon G. Solorio, Jr., P.E.
Zavala Park Improvements	Simon G. Solorio, Jr., P.E.

Jose Niento and Consuelo Alfaro Robledo Center

Location City of Edinburg, Texas

Contact Rodolfo R. Molina, Jr., AIA
Milnet Architectural Services, PLLC

Phone 956.688.5656

Services Provided Structural Engineering

Project Description - The 27,000-square-foot building features three basketball courts and a 2,000-foot walking trail surrounding the facility. Project Total: $5.3 Million. Completed 2023
(Previously known as: El Tule Recreational Center)

Zavala Park Improvements

Location City of Edinburg, Texas

Contact Rodolfo R. Molina, Jr., AIA
Milnet Architectural Services, PLLC

Phone 956.688.5656

Services Provided Structural Engineering

Project Description - The project consisted of a new restroom building, parking lot, and walking trails for the park. It is currently under construct

Bert Ogden Arena

Location	Edinburg, Texas
City	City of Edinburg
Contact	Marty Hinojosa, AIA Cantu Construction
Phone	956.631.1273
Services Provided	Structural Engineering



Project Description – The Bert Ogden Arena with 8,500 seats, is the largest in the Rio Grande Valley. The arena was home to the NBA Development League (D-League) team, The Vipers. The arena hosts a variety of musical and entertainment acts year-round. The clear span of the structure is 310 feet. The roof structure is supported by a set of double 28 feet deep steel trusses. The architectural requirement was to have the minimum amount of exposed bracing to support the lateral buckling of the truss. It was decided to place two trusses approximately eight feet apart and install a horizontal truss in-between at the top and bottom chords. This arrangement eliminated the need of any lateral bracing.

HEB Park Soccer Stadium

Location	Edinburg, Texas
City	City of Edinburg
Contact	Marty Hinojosa, AIA Cantu Construction
Phone	956.631.1273
Services Provided	Structural Engineering



Project Description - The Stadium is designed to seat approximately 9,700 fans with the ability to expand seating to more about 16,000. With its two long rows of seating running parallel to the field, it ensures that every seat can be witness to some part of the action.

The exposed steel that the stadium is comprised of provides a modern aesthetic for the stadium; as well as allowing for gusts of wind to cool the fans down on those particularly hot days. The roof steel structure cantilevers partly over the seating to also help shade the crowd.

Educational Building, Sea Turtle, Inc.

Location	South Padre Island, Texas
Contact	Roberto Ruiz, AIA
Services Provided	Structural Engineering

Project Description – The new educational center that houses classrooms and offices. These classrooms allow staff to teach incoming visitors why sea turtles are necessary to our environment, how they are endangered, and what steps they take in order to rehabilitate those turtles who are badly hurt. This building will be outfitted with amazing displays to outline the grand scheme of what makes Sea Turtle Inc. so important. The aquarium tanks will have a glass bottom so visitors can see the marine life from a new perspective. The tanks are housed under a roof structure consisting of glulam beams and wood trusses; supported by CIP concrete columns.

Barrientes Middle School Addition

Location	Edinburg, Texas
District Name	Edinburg CISD
Contact	Robert Estrada, AIA
Phone	956.380.8920
Services Provided	Structural Engineering

Project Description – The project consisted of an addition of a classroom wing. The building consisted of steel roof joist supported by conventional reinforced concrete masonry units. The building was supported by a stiffened concrete slab foundation system.

Falfurrias Elementary School

Location	Falfurrias, Texas
District Name	Brooks County ISD
Contact	Rudy Molina, AIA
Phone	956.688.5656
Services Provided	Structural Engineering

Project Description – The project consisted of a new one-story structure. The building structure is a metal building structure with exterior reinforced concrete masonry units. The building was supported by a stiffened concrete slab foundation system.

Projects

McAllen Public Art Monuments

Location City of McAllen
Contact Roy Navarro
Phone 956.681.3111
Services Provided Structural Engineering
Status Completed 2014
Project Description – Provide various foundations designs for various outdoor public art monuments placed throughout the city

McAllen Radio Building

Location City of McAllen
Contact Zef Mendoza
Phone 956.681.3111
Status Completed 2014
Project Description – Complete design for new radio building, Roof framing, foundation design, detailing and specifications.

McAllen Firing Range

Location City of McAllen
Contact Zef Mendoza
Phone 956.681.3111
Status Completed 2014
Project Description – Expansion of the existing McAllen Police Station. Design included roof framing, floor framing, foundation design, structural details, and specifications.

McAllen Police Station Expansion

Location City of McAllen
Contact Rudy Molina, AIA
Phone Number 956.688.5656
Status Under Construction
Project Description – Expansion of the existing McAllen Police Station. Design included roof framing, floor framing, foundation design, structural details, and specifications.

McAllen Police Community Network

Location City of McAllen
Contact Rudy Molina, AIA
Phone Number 956.688.5656
Status Under Construction
Project Description – Expansion of the McAllen Police Community Network Building. Design included roof framing, floor framing, foundation design, structural details, and specifications.

Professional Services Agreement / Insurance

Solorio, Inc. has read the RGQ's enclosed Services Agreement and will agree to execute the proposed agreement upon being awarded the opportunity to provide the City of Edinburg with Structural Engineering Services.

Certificates of Insurance have been submitted with our response to this RFQ. However, any changes required or additions, such as adding the City as an Additional Insurance will be addressed at the time of the contract being awarded. We agree to all insurance requirements.

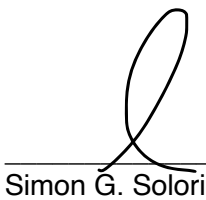
Solorio, Inc. has been financially sound since inception, and we foresee the 2024 and 2025 to remain the same. We are capable of the work load we have, and the addition of any possible City of Edinburg work that we may receive from this submission, and due to our work history together.

Contact Information

Both listed representatives below are authorized agents of the firm, and empowered to respond to RFQs, represent the firm, negotiate and bind contracts.

Simon G. Solorio, Jr., P.E. – Principal / President
simon@solorio.com
O. 956.631.1500
C. 956.607.1210

Jean Procopio – Office Administrator
manager@solorio.com
O. 956.631.1500
C. 956.929.5951



_____ Date: 7.15.24
Simon G. Solorio, Jr., P.E.
Principal / President
Solorio, Inc.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 04/30/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Phyllis Constantino	
MEDALLION INSURANCE SERVICES PO Box 79089 Charlotte NC 28271	PHONE (A/C, No, Ext): (704) 256-6000	FAX (A/C, No): (704) 256-6001
	E-MAIL ADDRESS: phyllis@medallioninsurance.com	

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
Solorio Inc 108 W 18th St Mission TX 78572	INSURER A : Twin City Fire Insurance Co	29459
	INSURER B : Liberty Insurance Underwriters	19917
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** CL2443010562 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [X] OTHER: AUTOMOBILE LIABILITY	Y	Y	22SBAAC3278	01/14/2024	01/14/2025	EACH OCCURRENCE	$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 1,000,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 1,000,000
							GENERAL AGGREGATE	$ 2,000,000
							PRODUCTS - COMP/OP AGG	$ 2,000,000
							HIRED/NON-OWNED	$ 1,000,000
	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [ ] HIRED AUTOS ONLY [ ] NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident)	$
							BODILY INJURY (Per person)	$
							BODILY INJURY (Per accident)	$
							PROPERTY DAMAGE (Per accident)	$
								$
A	[X] UMBRELLA LIAB [X] OCCUR [ ] EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $			22SBAAC3278	01/14/2024	01/14/2025	EACH OCCURRENCE	$ 1,000,000
							AGGREGATE	$ 1,000,000
								$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	Y	22WBCAC6RUG	01/14/2024	01/14/2025	[X] PER STATUTE [ ] OTH-ER	
							E.L. EACH ACCIDENT	$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
B	PROFESSIONAL LIABILITY CLAIMS-MADE			AEXNYAB0L5T005	05/25/2024	05/25/2025	EACH CLAIM	$1,000,000
							AGGREGATE	$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Texas AirSystems, LLC -Reference Blanket CGL Additional Insured and Blanket Waiver of Subrogation Endorsement applies when required by written contract. All policy forms and endorsements are applicable and are available upon request.

CERTIFICATE HOLDER

Meriton LLC C/O: Texas AirSystems, LLC
8081 Royal Ridge Parkway
Irving, TX 75063

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☒ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7.15.24

Company/Vendor Name: Solorio, Inc.

Printed Name and Title: Simon G. Solorio, Jr., P.E.

Authorized Signatory: _____

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Solorio, Inc.
(Full, correct legal name)

- Address: 108 Cleo Dawson St.
  Mission, TX 78572

- Telephone/Fax: 956.631.1500
- Email address: simon@solorio.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No_x__

3. Is your Company authorized and/or licensed to do business in Texas?
Yes_x_ No____

4. Where is the Company's corporate headquarters located? Mission, TX

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No_x_

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No_x_

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____
n/a

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Simon Solorio, Jr., P.E.
Address: 108 Cleo Dawson St., Mission, TX 78572
Telephone: 956.631.1500
Fax: _____
Email: simon@solorio.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (X).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

n/a

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (X)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

n/a

10. Provide any other names under which your business has operated within the last 10 years.

Solorio, Inc.

Date: 7.15.24

Simon G. Solorio, Jr., P.E.
Principal / President
Solorio, Inc.

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

_____ Date: 7.15.24
Simon G. Solorio, Jr., P.E.
Principal / President
Solorio, Inc.

HOUSE BILL 89 VERIFICATION

I, Simon G. Solorio, Jr., P.E., the undersigned representative of Solorio, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Simon G. Solorio, Jr., P.E. - Principal / President

TYPE/PRINT NAME AND TITLE:

7.15.24

DATE:

SENATE BILL 13 VERIFICATION

I, Simon G. Solorio, Jr., P.E., the undersigned representative of

Solorio, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

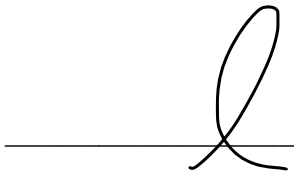
1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Simon G. Solorio, Jr., P.E. - Principal / President

TYPE/PRINT NAME AND TITLE:

7.15.24

DATE:

SENATE BILL 19 VERIFICATION

I, Simon G. Solorio, Jr., P.E., the undersigned representative of

Solorio, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Simon G. Solorio, Jr., P.E. - Principal / President

TYPE/PRINT NAME AND TITLE:

7.15.24

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Simon G. Solorio, Jr., P.E., being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Solorio, Inc., the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____ Simon G Solorio, Jr.

Title Principal / President

Subscribed and sworn to me this 15 day of July 2024.

By: Jean Procopio

Notary Public

JEAN MARIE PROCOPIO
My Notary ID # 131906206
Expires February 25, 2027

My commission expires 2.25.27

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Solorio, Inc.

2 [X] **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

n/a

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

n/a

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

[ ] Yes [ ] No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

[ ] Yes [ ] No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

n/a

6 [ ] Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

7.15.24

Date

Statement of Qualifications for RFQ No. 2024-9
Engineering Services Rotation



Prepared for:

City of Edinburg

415 W. University Drive, Edinburg, Texas 78539

Prepared by:

South Texas Infrastructure Group

Submittal Date:

July 16, 2024

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July 16, 2024

City of Edinburg
Attn: Mardoqueo Hinojosa,
City Engineer
415 W. University Drive
Edinburg, Texas 78539

RE: RFQ No. 2024-9 Engineering Services Rotation

Dear Mr. Hinojosa:

South Texas Infrastructure Group, L.L.C. (STIG) is pleased to present our qualifications and offer our Professional Engineering services in response to City of Edinburg's **RFQ No. 2024-9**. **South Texas Infrastructure Group, L.L.C.** is a Hidalgo County, Mission, Texas engineering firm, located on 900 South Stewart Road, Suite #13, who has the experience and knowledge in design and managing for projects in Hidalgo County and the Rio Grande Valley. As president of **South Texas Infrastructure Group, L.L.C.,** I have 26+ years of experience in the public sector where I have been able to work with yearly budgeted funding where we have to be fiscally responsible for it. My commitment to client service and excellent communication has allowed me to maintain a constant client base throughout the Rio Grande Valley.

Our goal is to provide the City of Edinburg and its residents with a thoughtfully designed and constructible public project that can be completed in a timely manner with the available funding resources. The goal can be achieved with our comprehensive team experience and our innovative approach to project design and delivery. The **South Texas Infrastructure Group, L.L.C.** program is structured to match the staffing needs to the project size. We are readily available to augment the core design services and ancillary engineering services. We believe that we offer a strong pro-active Design Team to successfully complete the selected projects and we appreciate the opportunity to submit this Statement for Qualifications.

We are eager to provide professional services to the City of Edinburg for any Professional Engineering services related work, and we thank you for the opportunity to provide you with our professional services. I am the primary contact person and may be reached at (956) 451-2670 or by email at julio@southtexasig.com.

Also, we did not receive any addendums or viewed any posted on the City of Edinburg's procurement portal. We acknowledge that this Statement of Qualifications has been prepared as per the requirements of the posted Request for Statement of Qualifications for Engineering Services Rotation, RFQ No. 2024-9.

Sincerely,

Julio Cerda, P.E., President

FIRM QUALIFICATIONS AND EXPERIENCE:

South Texas Infrastructure Group, L.L.C. provides high quality, cost-effective professional engineering services for:

- ***Roadway /Transportation***
- ***Bridge and general design***
- ***Federal, state and county-funded design and construction projects***
- ***Site Work / Infrastructure***
- ***Land Development (Governmental and Private)***
- ***Utility Design and Coordination***
- ***Drainage Studies (Hydrology and Hydraulics)***
- ***Specifications and Construction Cost Estimates***
- ***Construction Management Engineering***

South Texas Infrastructure Group, L.L.C. (STIG) is a locally owned engineering firm providing a variety of civil engineering services for both the public and private industry. Our firm focuses on delivering quality, cost-effective, and innovative engineering solutions in a timely manner. STIG offers a broad range of experience in consulting services which include transportation engineering, public works, land development, utility design/coordination, planning, project management and construction phase services. We have experience in a capacity of multi-disciplined engineering services, which makes us able to exceed project/client demands and expectations. STIG offers experience, vision, dependability, and creative design approaches.

Key personnel of the STIG staff have previously worked with the City of McAllen, City of Mission, City of Edinburg, Drainage District No. 1, Hidalgo County and the Texas Department of Transportation (TxDOT). This experience further bolsters their expertise of public improvement projects. STIG has over 26 years of experience working on roadway, drainage, water, sewer, and traffic operations projects.

Professional Personnel and Experience

STIG personnel are highly qualified, experienced and motivated. This combination produces constant high-rated, cost-effective, and timely solutions and services for their Clients. In the course of our business we can:

- Plan, design, and manage a design team in development of a widely variety of projects ranging from public improvement projects to private residential and commercial projects.
- Coordinate with state and local agencies in addition to utility surveyors to determine project requirements, while minimizing construction costs and achieving client objectives. Participate in administrative and management duties related to proposal preparation, budget monitoring, and requests for additional service contracts, invoicing, maintaining client relations, and meeting client needs.
- Manage and plan land development projects from site feasibility through design and construction. Meet and coordinate with clients to establish project objectives and monetary constraints while meeting local, state, and federal agency codes. Work with client and design team to value engineer designs in order to minimize construction costs and schedules while optimizing development potential.

- Coordinate with sub-consultants, to include but not limited to the geotechnical engineer, structural engineer, and architects to resolve project and development issues.
- Design and manage preparation of construction documents and specifications for variety of projects including, but not limited to, demolition plans, grading and drainage plans, storm water pollution prevention plans, roadway plans, water and sewer plans, and dimensional control plans.
- Oversee and lead design team in preparation of plats. Track plat through platting process and coordinate with review agencies to achieve plat approval. Prepare, submit, and monitor building permits, state driveway and utility permits.
- Adhere to QC/QA policies to assure that plans are accurate and have been developed with a high level of confidence.
- Review and approve submittals by contractors during construction to determine compliance with project construction documents specifications.

Design/Process Experience

Site	▪ Site Planning, Platting, Zoning, Quitclaim ▪ Feasibility Studies
Grading and Drainage	▪ Site Grading, Underground Storm Drain Design ▪ Open-Channel Design, Culvert Design, Street Drainage, and Detention Pond Design
Hydrology and Hydraulics	▪ HEC-1, Rational Method, Boss RMS, HEC-2, ▪ Microstation Drainage, PondPack, StormCad, and Culvert Master
Roadway/Utility	▪ Roadway Design, Water Plan Design, Sewer ▪ Plan & Profile, Overall Utility Plans, Utility Relocation, and Lift Stations
Construction	▪ Site Demolition Plan, Construction Phasing, and ▪ Traffic Control Plans
Permitting	▪ Building Permit, State Driveway and Utility Permit, ▪ TPDES NOI & NOT, FEMA LOMR & CLOMR

Work Performance:

Understanding of Project & Services

South Texas Infrastructure Group, L.L.C. (STIG) understands that the City of Edinburg is seeking to contract with competent engineering firms, registered and licensed to practice in the State of Texas that have experience with Professional Engineering Services. Detailed services may encompass a broad range of services such as but not limited to the following: field investigation and data collection; feasibility evaluation and alternative analysis; design development and cost estimating; preparation of plans, specifications and estimates; review and check plans, subdivision and parcel maps, and computations submitted by private developers; review of engineering and encroachment permits; prepare environmental reports; review of environmental and engineering reports and proposals; coordination with utility agencies, consultants, and other public agencies; organization, participation and presentations at meetings held by City staff, the City Council, Neighborhood groups, and other stakeholders; preparation of preliminary documents, plans and/or reports including findings and recommendations; preparation final documents, plans and/or reports responding to City and other stakeholder comments; preparation of handouts and graphical displays for public meetings; management and monitoring of capital improvement project; management and monitoring of planning project; administration and monitoring of regional, state, and federal grants; and general civil engineering support services as assigned.

Project Approach

The successful completion of a project can best be attributed to the approach that is taken during project development. The STIG Team has experience working with the current phase-based approach system that the City uses for planning, designing and providing construction phase services for a project. Utilizing elements of the current system, the STIG Team will expand on it and develop projects in three phases. Phase 1 is the Planning and Schematic Phase; Phase 2 is the Design Phase; and Phase 3 is Construction Phase Services.

Project-Kick off Meeting

Prior to beginning any design work, the STIG Team will request a project kick-off meeting. At this meeting, the goal will be to meet the project manager and to get a thorough understanding of the scope and schedule of the project. It will be important to determine any potential issues which might slow down the project so that the scope can account for whatever services may be needed. Determining as many of these issues during this meeting will allow the STIG Team to begin to address them immediately.

Phase 1 - Planning and Schematics: This is the first phase of project development. During this phase, the project will be looked at to determine all issues that will need to be addressed. Design alternatives and options will also be developed during this phase and evaluated from a value engineering standpoint. During this phase, our team will also be able to assists the City with the facilitation of any funding agreements, or joint use agreements that may be needed. Preliminary investigations and research will begin during this phase; information such as as-built plans, right-of-way maps and topography maps will be gathered. Other key components of Phase 1 include:

Utilities/Utility Coordination: Communication with all utility companies will begin immediately (AT&T, AEP, etc.). Utility maps will be requested and all facilities will be verified for horizontal location. A preliminary conflict list will be created and distributed to all parties involved with the project. Overall, the utility coordination process will be initiated and by the end of Phase 1 all utility companies within the project limits should be accounted for. Coordination with the irrigation districts that will be affected will also be conducted during this phase.

Environmental: A key element to the project development process is obtaining all environmental clearances. During this phase, our team will work with the city to determine what type of environmental documentation is needed, such as categorical exclusions, blue line reports, and nationwide permits.

Public Involvement: During the early stages of most projects, it is important to get the public's input on the proposed improvements. The Team will develop exhibits, presentations, handouts, provide notice of meetings and any other information that may be needed for public meetings or hearings.

Phase 2 - Design: Phase 2 will consist of developing the detailed plans, specifications, bid tabulations/documents and estimates for each project. Proposed plans will include the preparation of a title sheet/index, plan and profile sheets, irrigation crossings and hydraulic calculations, water and sewer plans, and sequence of work notes. During this phase, any other ongoing coordination will continue with the surveyors, utility companies, and the geotechnical engineer.

Phase 3 - Construction Phase Services: The STIG Team will provide construction phase services support for all projects. Team personnel will be readily available during the bidding process to answer and address any questions that potential bidders may have. Upon awarding the construction contract, the STIG team personnel will request visits to the project to assure plan compliance. STIG team personnel will schedule periodic construction meetings to assure that the project is on schedule. The STIG Team will continue to coordinate with the contractor and the utility companies to assure that the contractor and utility companies are aware of each other's schedules. Any Requests for Information that the contractor may have, will be promptly addressed. Throughout the project construction, the STIG Team will review all shop drawings, review and recommend approval of request for payment, and will work hand-in-hand with the City of Edinburg staff to ensure that the work is progressing as per plans. Upon completion of the project, a final inspection will be performed with the contractor, City Inspectors, and Project Manager. A final punch list for the contractor will be developed in order to assure that the project is to the satisfaction of the City of Edinburg. Lastly, STIG will compile and distribute all construction redlines to design consultants for preparation of the "Plan of Record" or "As-Built" Plans. STIG will compile all "Plan of Record" or "As-Built" Plans from the design consultants and deliver them to the City of Edinburg's staff.

QA/QC Practices:

A big part of the success of STIG is our commitment to QA/QC Practices. We have an established set of criteria that are the foundation of our QA/QC Procedures. These criteria are the following:

- ***Knowledge/Experience:*** The STIG Team will assign a knowledgeable and experienced team member to lead the various tasks to minimize errors and omissions.
- ***Coordination/Communication:*** STIG will establish open lines of communication between City Engineer and all team members to assure that all project needs are addressed.
- ***Constructability Review:*** The plans will be reviewed at all project milestones to determine if the proposed designs are safe and provide adequate consideration to constructability and value engineering.
- ***Accuracy/Completeness:*** The plans will be reviewed to identify any drafting and design discrepancies and to verify that the plans are complying with the respective design manuals. Construction quantities will be tabulated by several individuals to verify accuracy. The plans will also be reviewed to assure that all bid items are accounted for.
- ***Design Schedules:*** Schedules will be developed for the design phase of the project in order to complete the project design in a timely manner.

The success of the STIG Team's QA/QC Program is that it incorporates the five founding criteria in a three-level review process. Prior to each submittal, the plans will first be reviewed on the production level. Technicians and draftsmen will review one another's work. The second level of review will be done by the Project Engineers and Assistant Engineers. A full set of plans will be reviewed by each of the Engineers and Assistant Engineers working on the project. They will cross reference each other's comments and redlines prior to revisions. The final level of review is by the Project Manager, Deputy Project Manager, and QA/QC Manager. They also will cross reference each other's comments and redlines prior to revisions. Throughout the QA/QC Process, the design and consideration of utility design will be closely looked at to minimize conflicts. The STIG Team will coordinate internally to assure the most feasible solution is used for all conflicts, whether it be a design change or having to design a utility relocate. The design and construction schedule of the utility companies will be considered in the overall project schedule and traffic control plans will include providing safe work zones for utility adjustments. The STIG Team has demonstrated its ability to provide excellent, innovative, cost-saving engineering and design services in a timely manner. The overall commitment that the STIG Team provides to the project is unsurpassed. Attention to detail and rapid response to issues is a staple of the STIG Team Philosophy. The STIG Team has an excellent track record for successful projects and extremely satisfied clients.

Experience:

PROJECT 1: ALBERTA RD RECONSTRUCTION: The purpose of the project was to reconstruct Alberta Rd. from West City Limits to ¼ mile East of Jackson Rd. STIG Developed the PS&E for widening to 57' B-B Roadway to include 4' bike lanes. The project consisted of widening with no Right of Way to be taken. Value Engineering was also implemented to the project. Working with staff and contractor to redesign roadway to a four-lane roadway with 8' hike and bike lane

PROJECT SCOPE: STIG (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Design tasks included Design horizontal, vertical Alignment traffic, hydrology and hydraulics.

Project Manager:	Julio Cerda, P.E.
Project Completion:	Design Complete/ Const. On going
Construction Cost:	$3,017,905.20
Engineering Fee:	$325,000.00
Owner's Name:	City of Edinburg
Owner's Representative:	Mardoqueo Hinojosa P.E.
Representative's Phone #:	(956)388-1895
Representative's Email:	mhinojosa@cityofedinburg.com

Project Manager:	Julio Cerda, P.E.
Facility Size:	6.5 Miles
Project Completion:	Design Complete/ Const. On going
Construction Cost Estimate:	$11,380,950
Owner's Name:	Hidalgo County Drainage District No. 1
Owner's Representative:	Raul Sesin, P.E.
Representative's Address:	902 N. Doolittle Road Edinburg, Texas 78542
Representative's Phone #:	(956) 292-7080

PROJECT 2: MILE 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station.

PROJECT SCOPE: STIG (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Duties included contract management, QA/QC, construction phase services and local letting. Design tasks included hydraulic design, hydrologic modeling system (HEC-HMS), horizontal and vertical alignment, drain typical section, design cross-sections and storm water pollution prevention.

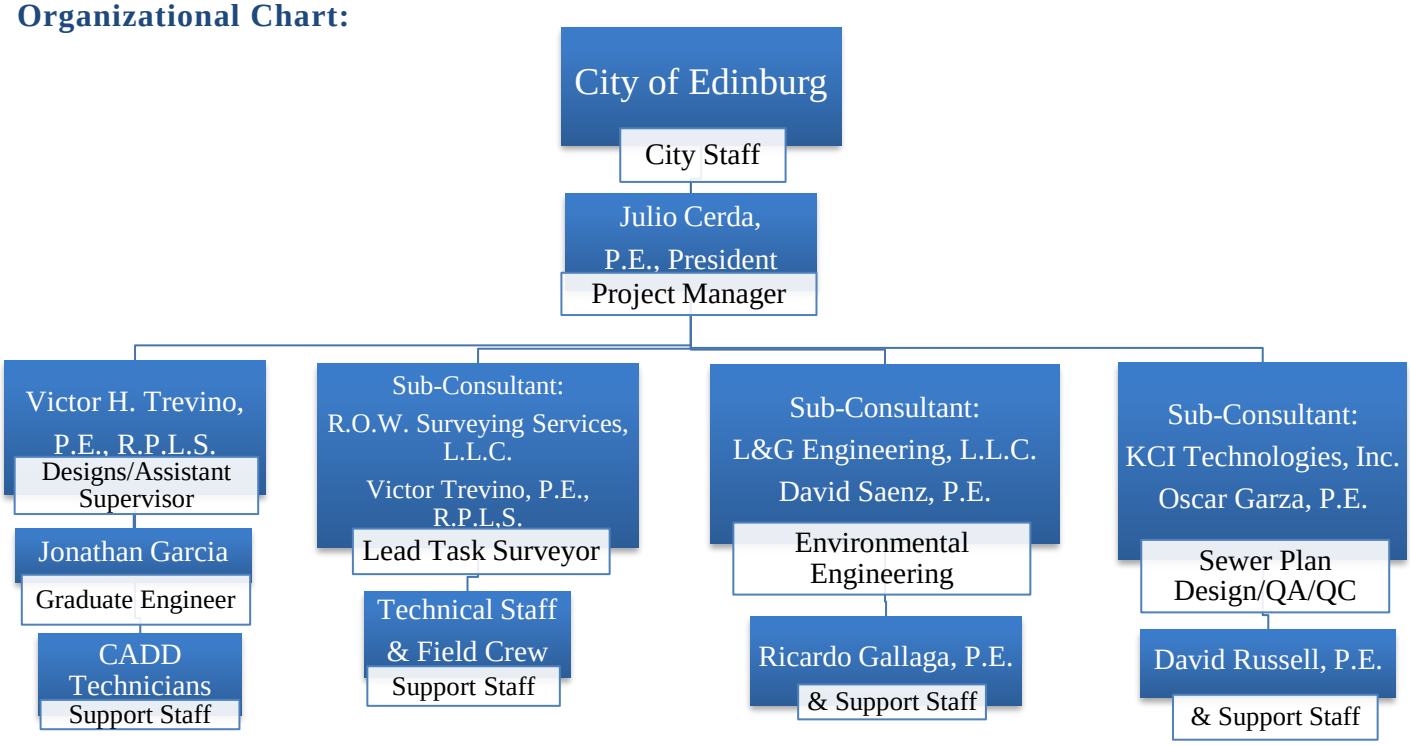
PROJECT 3: ELM DRAINAGE PROJECT CITY OF MISSION: This Project consisted of upgrading the existing storm sewer system by upsizing the existing storm drain pipes, adding new storm drain pipes and channel improvements.

PROJECT SCOPE: STIG (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Duties included contract management, QA/QC, construction phase services and local letting. Design tasks included storm drainage design. Provided drainage area map, hydrologic data, hydraulic data sheet, and horizontal and vertical alignments for the storm drain improvements.

Project Manager:	Julio Cerda, P.E.
Project Completion:	Design Complete/ Const. On going
Construction Cost:	$ TBD
Engineering Fee:	$ TBD
Owner's Name:	City of Mission
Owner's Representative:	JP Terrarzas, P.E.
Representative's Address:	1201 E. 8th St. Mission, Texas 78572
Representative's Phone #:	(956) 585-3275
Email Address: jpterrazas@missiontx.us	

TEAM MEMBER QUALIFICATION AND EXPERIENCE:

Organizational Chart:



Summary Paragraph

The project work to be performed with South Texas Infrastructure Group will be as follows:

Mr. Cerda will be in charge as a Project Manager, and will execute QC/QA. Mr. Trevino will be performing all surveys requested by STIG and will execute the QC/QA for any survey done by or for the City of Edinburg. Mr. Garza will execute the QC/QA for any engineering done by or for the project. Mr. Saenz will be performing all Environmental Engineering services requested by STIG. Mr. Trevino will be the design engineer for all street and utilities and land development projects.

Familiarity with Geographical Area

The STIG Team has the expertise, diversity, knowledge, and experience needed to handle public improvement projects. The Team has successfully completed numerous public improvement projects; therefore, our team is aware and up to date on the latest ordinances, standards, codes, regulations and requirements that are critical to a projects' success. The following is a listing of some of those standards and criteria:

NEPA Process, Army Corp of Engineer Permit Regulations, Federal Highway Administration Policies, FEMA – Flood Insurance Maps & Regulations, TxDOT Design Standards and Policies (Roadway, Hydraulics, Bridge, Traffic Operations), AASHTO Design Standards, Texas Commission on Environmental Quality (TCEQ), National Pollutant Discharge Elimination System (NPDES), and Institute of Transportation Engineers Traffic Design Manuals.

Ability to Commence Services Immediately

The STIG Team professionals, technical resources, and staff available for this endeavor are summarized below:

STAFF AVAILABILITY

Firm Name	Team Member	Task Leader Role/Responsibility	% Current Commitments	% Project Availability
South Texas Infrastructure Group, L.L.C. (STIG) **900 S. Stewart Rd. Ste. 13** **Mission, TX 78572**	Julio Cerda, P.E.	Senior Project Manager	30%	70%
	Victor Treviño, P.E., R.P.L.S.	Design	20%	80%
R.O.W. Surveying Services, L.L.C. (ROW) **900 S, Stewart Rd. Ste. 13** **Mission, TX 78572**	Victor Treviño, P.E., R.P.L.S.	Surveying Task Leader	35%	65%
L&G Engineering, L.L.C. (LGE) **900 S. Stewart Road, Suite 5** **Mission, TX 78572**	David Saenz, P.E.	Environmental Engineering	40%	60%
KCI Technologies, Inc. (KCI) **2610 N. Shary Road** **Mission, Texas 78574**	Oscar Garza, P.E.	Engineering	40%	60%

Team Task Leaders

Julio Cerda, P.E. (STIG) will serve as the project manager and will liaise directly with the City of Edinburg and the remainder of the STIG/ROWSS/LGE/KCI leadership team. Mr. Cerda's commitment to client service and excellent communication has allowed STIG to maintain a constant client base throughout the Rio Grande Valley.

Victor Trevino, P.E., R.P.L.S. (STIG) has over 11 years of experience in engineering design in the transportation and development industry. Victor assisted Mr. Cerda on the delineation of drainage areas and in the H&H Modeling on Project 22 (Mile 11 N. & FM 1015-2018 Bond Referendum Project #22). He also has experience in management, design, street and utilities and land development projects. His experience includes developing construction plans for approval by the engineer, platting and permitting and managing construction projects.

Victor Trevino, P.E., R.P.L.S. (ROWSS) will be responsible for the direction of survey technicians and field crew and execute QA/QC for any survey done for the project. Mr. Trevino has more than 11 years of experience in professional surveying experience with vertical and horizontal control, topography, cross sections, photogrammetric ground control, boundary surveys and construction layout. This position includes performance of route surveys, boundary surveys, platting, topographic mapping, construction staking, providing quality control, direction field crews and office technicians, budgeting, scheduling, project management and client development.

David Saenz, P.E. (LGE) will serve as the Environmental Engineer for the City of Edinburg Project. Mr. Saenz is available to work immediately and see the project to a successful completion by working with the City of Edinburg staff. He will meet with the STIG and City's staff as needed to discuss environmental reports for the project

Oscar Garza, P.E. (KCI) and his staff will assist with the QA/QC and sewer plan design for this project. Mr. Garza has 12 years of engineering experience with various engineering firms in Texas. His firm has experience and is familiar with local municipal and state regulations required for engineering projects.

RESUMES

Julio C. Cerda, P.E.
Project Manager

EDUCATION

Bachelor of Science – Civil Engineering, Texas A&M University – Kingsville (1998)

REGISTRATION

Professional Engineer – State of Texas; No. 90524

AFFILIATIONS

American Society of Civil Engineers (ASCE)

YEARS OF EXPERIENCE

Civil Engineering Design Public Works (26+ years)

Mr. Cerda has over 26 years of experience in the design and management of various public improvement projects. For eight years Julio served as City Manager for the City of Mission overseeing the operations of the City Engineer and Public Works Director. He has previously worked as a City Engineer for the City of Mission and previous to that for the City of Harlingen. In between working for these cities, he worked as the Asst. Cameron County Engineer overseeing several drainage and roadway projects. Previous to all, he worked for the Texas Department of Transportation as a design engineer. With positions of head of departments in all of these entities provided him with excellent hands on experience with government projects. Julio has been able to take his work experience and utilize it to provide effective engineering services. Furthermore, Julio has worked extensively on the detailed design and development of numerous roadway and drainage projects. He has designed and developed roadway geometrics, traffic control plans, Storm Water Pollution Prevention Plans (SW3P), signing and pavement marking layouts, culvert and storm sewers, general notes, estimates and specifications and coordinated adjustments of conflicting utilities. Julio is also very familiar with Texas Department of Transportation, Federal Highway Administration, Hidalgo County and AASHTO regulations and design criteria. Julio also has extensive experience coordinating with utilities and local irrigation and drainage districts in Hidalgo County.

PROJECT EXPERIENCE

Alberta Rd. Reconstruction (City of Edinburg): This project consisted of reconstructing Alberta Rd from West City Limits to ¼ Mile East of Jackson RD. (Julio Cerda, P.E.) served as the Project & Design Manager for this project. STIG developed the PS& E for widening the 49'B-B Roadway to include sidewalks with no Right of Way to be taken. Duties included contract management, QA/QC, construction phase services and local letting. Duties included design task included hydraulic design, horizontal and vertical alignment and traffic.

ELM Drainage Project (City of Mission): This Project consisted of upgrading the existing storm sewer system by upsizing the existing storm drain pipes, adding new storm drain pipes and channel improvements. (Julio Cerda, P.E.) served as Project & Design Manager for this project. Duties included contract management, QA/QC, construction phase services and local letting. Design tasks included storm drainage design. Provided drainage area map, hydrologic data, hydraulic data sheet, and horizontal and vertical alignments for the storm drain improvements.

Mile 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station. Project Scope: STIG (Julio Cerda, P.E.) served as the Project & Design Manager for this project. Duties included contract management, QA/QC, construction phase services and local letting. Design tasks included hydraulic design, hydrologic modeling system (HEC-HMS), horizontal and vertical alignment, drain typical section, design cross-sections and storm water pollution prevention.

SH 4, SH 48 @ FM 511 Intersection (TxDOT Pharr District CSJ:1504-01-031): This project consisted of the reconstruction of the major intersections from Veterans International Bridge to Port of Brownsville. Being an overweight corridor for the Mexican trucks to the Port of Brownsville, Mr. Cerda designed the intersections to the 100k to 125k trucks and trailers into the Port of Brownsville. The design and development consisted of grading, storm sewer structures, lime treated subgrade, asphaltic concrete pavement, concrete pavement, curb and gutter, roadway signage, and pavement markings. Mr. Cerda was responsible for the design and development of the roadway plans, specifications, and estimate. During the construction phase, Mr. Cerda provided the guidance to the chief inspector and contractor as the project engineer.

VICTOR TREVINO, P.E., R.P.L.S.

EDUCATION

Bachelor of Science-Civil Engineering, 2012
Instituto Tecnológico de Estudios Superiores, Monterrey, N.L., México

REGISTRATION

Professional Engineer – State of Texas;
No. 128195
Civil Engineering
Design Public Works
SIT/TXT11043/2020
Registered Professional Land Surveyor
No. 6968
State of Texas

YEARS OF EXPERIENCE

---

11 years

Mr. Treviño has over eleven (11) years of experience in management, design, street and utilities and land development projects. His experience includes developing construction plans for approval by the engineer, platting and permitting and managing construction projects. Mr. Treviño has worked as a project designer in new subdivisions for developers, calculating storm water detention and pipe sizes, designing water distribution, wastewater collection systems, street and roadway development, cost estimates, and cost-efficient recommendations.

PROJECT EXPERIENCE

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Mile 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station. Project Scope: STIG (Victor Trevino, P.E.) served as the Project Engineer for this project. Duties included design tasks included hydraulic design, hydrologic modeling system (HEC-HMS), horizontal and vertical alignment, drain typical section, design cross-sections and storm water pollution prevention.

ELM Drainage Project (City of Mission): This Project consisted of upgrading the existing storm sewer system by upsizing the existing storm drain pipes, adding new storm drain pipes and channel improvements. (Victor Trevino, P.E.) served as Project Engineer for this project. Design tasks included storm drainage design. Provided drainage area map, hydrologic data, hydraulic data sheet, and horizontal and vertical alignments for the storm drain improvements.

Inspiration Rd Water and Sewer Adjustments (City of Mission): This project consisted on the relocation of water lines and sewer lines being in conflict with the expansion of Inspiration Rd. The project consisted on the relocation of 10,500 LF of 12" water line, 1,700 LF of 8" waterline, 2,300 LF of 16" sewer force main, 590 LF of 12" sewer force main and 600 LF of 10" sewer force main. The purpose of this project is to have water and sewer cleared for the reconstruction of Inspiration Rd. All of the design was developed so that it worked with the proposed street and drainage plans developed by L&G Engineering. Mr. Treviño prepared sanitary sewer plans, force main plans, water lines plans, profiles and details for the engineer.

RCW Subdivision Drainage Improvements: This project consisted grading ditches, installing storm sewer; driveway pipes and safety end treatments. Project Scope: (Victor Trevino, P.E.) served as the Project Engineer for this project. Design tasks included storm drainage design for RCW Subdivision. Provided drainage area map, hydrologic data, hydraulic data sheet, and horizontal and vertical alignments for the storm drain improvements.

Jonathan Garcia, Graduate Engineer

EDUCATION

University of Texas Rio Grande Valley – Edinburg, TX

Bachelors Degree -Civil Engineering Year 2016

YEARS OF EXPERIENCE

7+ Years

Mr. Garcia has 7+ years of experience as a Graduate Engineer in the civil infrastructure area in project that vary from residential & commercial developments to roadways & utilities locate. Mr. Garcia is knowledgeable in all aspects of surveying including CADD software design, preparing legal descriptions, problem-solving, and research.

Project Experience:

Mayfair Residential Subdivision, Mission Texas. Assist Professional Engineer in the development of an 83 Lots Residential Subdivision located in the City of Mission, Texas. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Mission design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

Carrizales Residential Subdivision, Mission Texas. Assist Professional Engineer in the development of an 48 Lots Residential Subdivision located in the City of Mission, Texas, ETJ. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Mission design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

Palo Alto Residence Phase 1 & 2 Residential Subdivision, Brownsville Texas. Assist Professional Engineer in the development of an 124 Lots Residential Subdivision located in the City of Brownsville, Texas. The duties involved vary from collecting topographic information, deed research, preliminary design for map layout, design utilities according to the City of Brownsville design parameters, calculate construction estimates, coordinate construction with the contractor, recording of the documents such as easements, boundaries and final plat.

FM 1925 Road (10th Street to McColl Road) San Benito, Texas. Survey Technician responsible for deed research, abstract maps, sketch 38 parcels plats, parent tract, metes and bounds descriptions & closure report.

US 77 83 South Parallel Corridor (FM 2520-FM 1577), San Benito, Texas. Survey Technician responsible for deed research, abstract maps, sketch 45 parcels plats, parent tract, metes and bounds descriptions & closure report.

Taylor Rd Water and Sewer Adjustments, McAllen, Texas. Assist in the relocation of Water & Sewer Utilities. Duties involved vary from locate Utility companies for information of the existing utilities, collect & process topographic information, mapping of the existing conditions, design the proposed improvements, sketch the construction sheets and calculate the estimate the construction cost.

VICTOR TREVINO, P.E., R.P.L.S.

EDUCATION

Bachelor of Science-Civil Engineering, 2012
Instituto Tecnológico de Estudios Superiores, Monterrey, N.L., México

REGISTRATION

Professional Engineer – State of Texas;
No. 128195
Civil Engineering
Design Public Works
SIT/TXT11043/2020
Registered Professional
Land Surveyor
No. 6968
State of Texas

YEARS OF EXPERIENCE

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11 years

ROW SURVEYING SERVICES, LLC.
900 S. STEWART RD. SUITE 13
MISSION, TEXAS 78572
TEL.: (956) 424-3335
FAX.: (956) 424-3132
TBPLS REG. FIRM# 10193886

Mr. Treviño provides field and office surveying expertise, performs surveys, supervises crews, and coordinates operations with land developers and governmental agencies. He has experience in vertical and horizontal control, topography, cross sections, photogrammetric ground control, boundary surveys and construction layout. Mr. Treviño has over ten (11) years of professional surveying experience.

PROJECTS:

Inspiration Rd/Military Pkway: This Project consist of field surveys for engineering from US 83 to Military Pkway. Responsible for right-of-way retracement of approximately 4.46 miles of highway. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project.

Mile 11 North & FM 1015-2018 Bond Referendum Project #22 (6.5 Miles): Hidalgo County Precinct, July 1, 2019-Ongoing. This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station. **Project Scope:** STIG (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project. Duties included establishing benchmark identifications and tie into approved USGSSSS, FEMA or County Benchmark data; obtain data of existing drainage facilities and/or structures, including size, type, and flowline (upstream & downstream) elevations of structures; obtain profiles of intersecting roadways that cross existing and proposed channels; obtain data for all existing or proposed utilities that may affect the project, including but not limited to water lines, sewer lines, gal lines, telephone lines, cable lines, etc.; obtain flood plain and cross-section (along with appropriate overbank data), and establish reach lengths, as required; primary project control points (horizontal and vertical control points) and secondary control points; and coordinate with various agencies; data collection.

Bus 281 - SH 107 Roadway & Drainage Improvements: (ROW) This Project consist of field surveys for engineering from Courthouse Square to HWY 281/ Existing Outfall to Raul Longoria. Responsible for right-of-way retracement of approximately +/- 1.5 miles roadway / 1.1 Miles Existing Outfall. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for this project.

Mile 10 Road (Mile 6 to SH 1015): (ROW) This Project consist of field surveys for engineering from Mile 6 to SH 1015. Responsible for right-of-way retracement. Provided recovery of and re-establishment of existing centerline and right-of-way monuments, conducted deed research, analysis of right-of-way, monumentation of right-of-way with new monuments set, and provided right-of-way maps. Parcel Plats, Metes and Bounds descriptions, and final ROWSS deliverables. (Victor Trevino, P.E., R.P.L.S.) served as the Project Engineer for

RESUMES

OSCAR GARZA, PE

Project Manager

Education:
BS / Civil Engineering / 2011 / The University of Texas, Rio Grande Valley

Registrations/Certifications:
PE / TX / 122125 / 2015

Years of Experience: 10 years
Years with KCI: 4 years

Oscar Garza is a project engineer with KCI and has more than ten years of experience in the civil engineering industry. Oscar's experience includes roadway design, hydrology, hydraulics, traffic design, and construction engineering and inspection.

He is proficient in legacy GeoPAK (2D Design), SS3, and newer 3D Modeling and Design. He has a high understanding of governing design manuals and codes including: TxDOT 2014 Roadway Design Manual, TxDOT Hydraulic Design Manual, TxDOT Geotech Manual, HEC-18, AASHTO Green Book, AASHTO Roadside Design, AASHTO Pedestrian Facilities, FEMA Flood, Fed Aviation Admin., Railroad Commission, and Texas Administrative Code. Oscar is also experienced in using Watershed Modeling System and GIS driven software to increase efficiency of performing hydrologic analysis.

US 281, Texas Department of Transportation, Pharr, TX. **Project Engineer.** This project included PS&E for the proposed improvements to US 281 under Contract No. 21-85DP5003. The project limits are from 0.60 miles south of SH 186 to 0.34 miles north of FM 490 in Hidalgo County, Texas.

Mile 1 East. City of Mercedes, TX. **Project Manager.** This project included S&E review and PS&E services for the reconstruction of Mile 1 East for the City of Mercedes. This 1.40-mile corridor runs from BUS 83 (south end) to the Mile 8 North (north end) and consists of urban and rural roadways. This project is a local let project in Hidalgo County funded by federal, state, and city monies. KCI is involved in developing the Advanced Funding Agreement between the RGV MPO, TxDOT, City of Mercedes, and Hidalgo County.

US 83 La Joya Relief Route, Texas Department of Transportation, Pharr, TX. **Project Engineer.** This project included Schematic and Environmental and PS&E for 9.16 miles of new location rural highway and storm drainage system consisting of frontage roads and direct connectors from existing US 83 to the proposed relief route.

SH 75 Hydraulic Impact Analysis, Texas Department of Transportation, Houston, TX. **Project Engineer.** This project involved preliminary engineering services to conduct a hydraulic study to determine the needs for detention ponds and verify the preparing schematic design to meet drainage requirements for the widening of SH 75 from FM 3083 to FM 2432 in Montgomery County, Texas.

FM 1847, Texas Department of Transportation, Cameron County, Pharr, TX. **Project Manager.** Mr. Garza served as Project Manager for rehabilitation and widening of the existing roadway. He completed the grading, flexbase, asphaltic concrete pavement, signing and pavement markings, drainage improvements, replacement of irrigation structures and bridge widening. He designed the signing and pavement marking scheme and channelization plans per TMUTCD. He also performed the hydrologic analysis including defining the drainage area, selected design storm and duration, determined gross precipitation depth, established time of concentration, and calculated existing condition runoff. Mr. Garza analyzed and designed the open system using HY-8 including roadside ditches for storage and conveyance, cross culverts, and three drainage ditches sized and graded utilizing a special excel program that he wrote. He also conducted a full scour analysis of the subject bridge including creating HEC-RAS models and writing a Level II Bridge Scour Analysis report consisting of all hydraulic calculations, design, and methodology.

RESUMES

DAVID RUSSELL, PE

Water Designer

Education:
BS / Civil Engineering / 2011 / University of Texas, San Antonio

Registrations/Certifications:
PE / TX / 123318 / 2016

Years of Experience: 9 years
Years with KCI: 5 years

Mr. Russel is a Project Manager with ten years of experience. His passion for the work, ability to collaboratively partner with his clients and desire to lead to a team has propelled his career in just a few short years. He offers diverse expertise in all phases of the project lifecycle from inception to completion; to include design, planning, accessing utility conflicts, and construction oversight. Mr. Russell has provided consulting services on various general civil and utility infrastructure projects for state, county, and city agencies.

2018 Dead End Mains, San Antonio Water System, San Antonio, TX. **Project Engineer.** KCI provided planning/design services. Part of this effort was to also identify the initial grouping of projects to meet cost restraints for the 2018 budget. This Group 1 was in the middle of an extremely fast-track schedule to make SAWS board in January. The design included 1,500 LF of 8 through 16-inch water mains at 10 different locations within SAWS service area. The project bid within 2.5% of the engineer's estimate and is currently under close- out phase after recent completion of construction.

US 181 Harbor Bridge Project, Flatiron/Dragados LLC, Corpus Christi, TX. **Water and Sewer Task Manager.** The majority of the distribution system was placed in service using asbestos cement pipe (ACP) and or a combination of materials such as cast iron, ductile iron and polyvinyl chloride pipe. Water main systems range from 4"-16" in diameter. Using TxDOT's Utility Accommodation Requirements, 88,000 LF of water main system improvements were identified. KCI prepared 13 packages to accomplish the relocation designs. Methods included remove/replace, reroute/abandon, and parallel/abandon. All designs were prepared in accordance with governing TxDOT and Corpus Christi requirements. Portions of existing, intersecting water main systems identified to remain in service were connected. The remaining portions of the existing water main systems were either removed or grout-filled and abandoned in place.

Carmona Hills Subdivision, KB Home Lone Star Inc., San Antonio, TX. **Project Manager.** Mr. Russell provided engineering design and project management services. KCI's services included land planning, platting, street and drainage design, tree mitigation and permitting, to include SAWS water and wastewater design, and utility coordination. City of San Antonio and SAWS plan approval submittals, and construction oversight to include testing was part of the scope of work. 2,099 LF of 8-inch diameter gravity wastewater was installed, associated wastewater manholes, and service connections were designed and installed in accordance with SAWS Utility Service Regulations. The design was also checked for compliance with SAWS and TCEQ regulations. Construction reports were provided to SAWS inspectors at time of Field Acceptance Records.

Premont Lift Station, Texas Department of Transportation, Premont, TX. **QA/QC.** Design for a new 2.0 MGD capacity, triplex lift station to serve the City of Premont, Texas. The team provided civil site, electrical, mechanical, structural, and architectural documents for the improvements. The work included the abandonment of approximately 5,200 LF of 15-inch sanitary sewer; the phased abandonment and demolition of the existing 70-year old, 1.0 MGD duplex lift station; relocation of the existing electrical service and emergency generator; design of approximately 3,900 LF of new 15- to 30-inch diameter gravity sanitary sewer, 650 LF of new 8-inch diameter force main, a 16-foot diameter wet well, pump controls, control building, access road and other site improvements. Given the age of the facility, no record information was available. Mr. Russell provided quality assurance/quality control on the pipelines for the project.

RESUMES

KATHY BEREK, PE, ENV SP

Practice Leader

Education:
BS / Civil Engineering / 1980 / University of Delaware
ME / Civil Engineering / 1996 / The University of Texas

Registrations/Certifications:
PE / TX / 87628 / 2001
ENV SP / 18346 / 2016
IAM Certificate in Asset Management – The Principles in Asset Management

Years of Experience: 33 years
Years with KCI: 5 years

Ms. Berek is a seasoned engineering manager with 34 years of experience on all phases of public works projects with the goal of safe on-time on budget completion of the intended project. She is consistently supporting the coordinate collaboration between contract and public agency teams, optimizing the allocation of resources for initiatives totaling up to billions of dollars. This included all phases of planning, implementation and management of engineering design / construction operations with the introduction of new processes, procedures, systems, and controls. She provides team members with the training, resources, guidance, to prepare for challenging project needs.

Program Management for Construction Management and Inspection – NETL Program, City of Houston, Houston, TX. **Construction Management Program Manager.** KCI provided Program Management for the Construction Management and Inspection (CM&I) tasks for each of the 13 large diameter (54-inch to 120-inch)
water line projects that fall within the City's Surface Water Transmission Program. Task include the management of CM&I firms, constructability reviews, risk analysis and management, senior inspection, construction inspection training, project scheduling and controls, Stakeholder coordination and Public outreach, development and monitoring of standardized CM&I procedures.

6-MGD Surface Water Treatment Plant, City of San Marcos, San Marcos, TX. **Design Engineer.** Assigned to liquid chemical feed system, including pumping system, bulk storage tanks, monitoring instruments, and disinfection facilities (chlorinators, vacuum regulators / ejectors, solids contact clarifier - tube settlers, sludge blow-down valve, and re-circulation pump). Planned the design for 36 MGD for future plant capacity.

Disinfection Schemes for Various Water Treatment Plants, , Various Locations, TX. **Design Engineer.** Delivered disinfection studies for alternative disinfection schemes focused on Bistone MWD, Mansfield, San Marcos, Brazos River Authority, and Waxahachie water treatment plants.

High Service Pump Station and Clearwell Design, City of Mansfield, Mansfield, TX. **Project Manager.** Spearheaded design of Upper Pressure Plane High Service Pump Station (cast-in-place) encompassing 3 3,600-GPM, 350-HP pumps, new electrical building, and 1.5-MG baffled cast-in-place clearwell. Project required retaining wall, fence, and architectural / sound control due to proximity to residential area.

Integrated Pipeline Program Conceptual Study, Tarrant Regional Water District, Dallas, TX. **Client Services Manager.** Participated in TRWD and Dallas partnering sessions for planning the $2.3B program. Collaboration included preparation of the finance and delivery agreements between the two agencies, plans for program procurement and communication, risk assessment, and 150-mile corridor analysis

Richland Chambers Pipeline System High Capacity Expansion, Tarrant Regional Water District, Fort Worth, TX. **Principal-in-Charge.** Supported construction of 240 MGD new booster pump station at Ennis as well as 240 MGD expansion of existing booster pump station in Waxahachie. Project encompassed electrical substations, storage tanks, yard piping, 5000 horsepower pumps, motors, and variable frequency drives. Pipeline system draws water from Richland-Chambers reservoir. Achieved the Texas CEC Silver Award in 2006.

Rockwell-Heath Transfer Sewer, North Texas Municipal Water District, Rockwell, Heath, and Forney, TX. **Project Manager.** Managed construction of a 15-mile transfer sewer system serving multiple cities (Rockwall, Heath, and Forney) and connecting to NTMWD's South Mesquite Wastewater Treatment Plant. Led design / construction of 36- to- 48 inch diameter trunk sewer, lift station, and splitter box structure.

Rowlett Creek Wastewater Treatment Plant (WWTP) Emergency Scrubber Project, City of Garland, Garland, TX. **Owner's Engineer.** Delivered expertise and support of construction administration focused on city's role of general contractor for the Emergency Scrubber Project. Analyzed equipment shop drawings, equipment / staff scheduling, pay estimates, contract modifications, and change orders.

Rowlett Creek Wastewater Treatment Plant (WWTP) Emergency Scrubber Project, City of Garland, Garland, TX. **Owner's Engineer.** Coordinated design operations for enclosing an existing chlorine ton-cylinder storage area with concrete tilt walls, moving sulfur dioxide feed system to building for protection by a 1-ton dry media chlorine / sulfur dioxide scrubber. Drove demolition of a bridge crane and replaced it with 2 monorails. Installed new chlorine residual sampling point at plant outfall (radio system for signal return to SCADA plant).

Surface Water & Treatment System (SWATS) Expansion – 15-MGD, Brazos River Authority, Granbury, TX. **Design Engineer.** Engineered design and construction for solids contact clarifier ultra-filtration membrane system, reverse osmosis membrane system and storage / feed systems for lime, soda ash, ammonia, and carbon dioxide. Conducted review and processing of shop drawings, requests for information, contract modifications, and preparation of information logs.

Wastewater Improvements Project, Confidential Client, Vicksburg, MS. **Regional Water Operations Manager.** The improvements include above ground surge and equalization tanks and pumps for handling storm water across the refinery and redundant dissolved nitrogen flotation (DNF) process units. These improvements will provide improved stormwater management and oil-water separation to achieve their NPDES discharge requirements.

Water Conservation, Dallas Water Utilities, Dallas, TX. **Client Services Manager.** Provided program management for four local public relations firms. Delivered expertise in the areas of budgeting, program operations, scheduling, media planning, and coordination of joint efforts with TRWD.

Water Treatment Plant Expansion Preliminary Design, Trinity River Authority (TRA), Huntsville, TX. **Project Manager.** Coordinated development of technical memoranda on Water Demand / Supply Projections, Membrane Evaluation, High-Service Pumping Improvements, and Solids Handling as well as Alum Recovery and Nitrate Removal Process Evaluation.

Water Treatment Plant Improvements, City of Waxahachie, Waxahachie, TX. **Task Manager.** Functioned as Task Manager in design of chemical feed facility, encompassing chlorine ton cylinder storage area / monorail and delivery as well as vacuum chlorine feed system. Performed expert analysis of CT evaluation, chemical bulk storage containment and delivery area for alum, caustic, liquid ammonia sulfate, fluoride, and sodium chlorite.

Water Treatment Plant Up-Rating Study, City of San Marcos, San Marcos, TX. **Task Manager.** Served as Task Manager charged with overall review of flow, turbidity, TOC, THM, HAA and additional water quality parameters as well as hydraulic analysis of treatment units. Reviewed chemical feed / storage, backwash, and solids-handling facilities. Findings resulted in up-rating report for TCEQ capacity increase from 6- to 9-MGD.

L&G Consulting Engineers, Inc.

David A. Saenz, P.E., C.F.M.

EDUCATION

Texas A&M University – Kingsville, Bachelor of Science in Civil Engineering with Honors, 2003
Member of Tau Beta Pi, National Engineering Honor Society

PROFESSIONAL REGISTRATION

Professional Engineer, State of Texas, 2008, #102365
Certified Floodplain Manager, FEMA, 2011, Certification # 2205 11N
TxDOT Pre-Certified Categories – 3.1.1, 3.2.1, 3.3.1, 3.4.1, 3.5.1, 4.1.1, 4.2.1, 4.3.1, 5.1.1, 8.1.1, 10.2.1, 10.5.1, 11.1.1, 12.1.2, 14.1.1, 14.2.1, 14.3.1, 14.4.1

PROFESSIONAL EXPERIENCE

- **Project Manager/Engineer**, L&G Consulting Engineers, Inc. (L&G) — Dec. 2008 – Present
- Engineering Assistant, L&G Consulting Engineers, Inc. (L&G) — Nov. 2007 – Dec. 2008
- Engineering Assistant, Texas Dept. of Transportation – Pharr District — Jan. 2004 – Nov. 2007

Mr. Saenz's post graduate engineering career begin at the Texas Department of Transportation (TxDOT) in the Pharr District Bridge Section working primarily in bridge review, bridge management, structural design and PS&E design. Under Bridge Review, he provided QC/QA of bridge geometry, bridge details and bridge design for many large scale expressway projects including US 83, US 281, and US 77/83 projects. Under Bridge and Structural Design, he provided design & details for various bridge types including slab & box beam bridges, I-beam bridges and girder bridges.

At L&G Engineering, Mr. Saenz works in a dual role providing a general **Project Engineer** role for L&G Engineering with responsibilities in planning, designing and project development of roadway and bridge geometrics, cross sections, hydrologic & hydraulic analyses, schematics, bridge designing and detailing, structural analyses, geotechnical analyses, project construction cost estimates and scheduling, general notes and bidding documents. His primary duties in this position are bridge geometrics/design, retaining wall geometrics/design, structural geotechnical projects, pavement design projects and hydraulic analyses for bridge design. Mr. Saenz also serves as the **Laboratory Engineer of Record/Geotechnical/Construction Material Testing (CMT) Engineer**. In this position Mr. Saenz is responsible for all engineering, geotechnical and construction material testing (CMT) laboratory projects in addition to the managing of various aspects of the engineering laboratory. His duties also include overseeing personnel during the development and subsequent completion of L&G projects and providing QC/QA (L&G Quality Control Director) for all laboratory testing procedures (verifying laboratory compliance with ASTM, AASHTO, ACI, TAPA and TxDOT testing requirements as specified by project). He is responsible for the review of all commercial/governmental CMT reports produced by L&G. Additionally; Mr. Saenz typically serves in the lead design role with the development and analyses of Geotechnical Studies and Recommendations for various clients. Mr. Saenz has a wealth of hands-on experience in soil classification, soil testing, and concrete field and lab testing. He has completed over 125 Geotechnical Studies in South & Central Texas including over 50 Transportation Facilities.

PROJECT EXPERIENCE (Major Projects in the Area of Geotechnical Engineering & CMT)

- Hidalgo County and DHS Levee Re-Construction and Floodwall Project
- USIBWC Lower RGV Interior Flood Control System Projects
- HCRMA SH 365 Segment I/II/III & IBTC Project
- FM 396 Anzalduas Extension and US 83/FM 396 Project (Anzalduas International Corridor)
- US 77 Project and SH 550 Project (Controlled Access Facilities – Expressway Type) (2 Projects)
- US 83 Expressway at Inspiration Rd. Project (Geotechnical Engineering for Bridge/Ret. Walls/Pavement)
- CCRMA – SPI 2nd Access Bridge Project (Geotechnical Engineering and Pavement Designs)
- CCRMA – SH 550 Toll Project (Geotechnical Engineering and CMT)
- Hidalgo County Drainage District No. 1 – Raymondville Drain Project (Hidalgo and Willacy Co.)
- Petroleum Company Site Projects – Central Processing Facilities, Oil Handling Facilities and Tank Fields
- L&G Geo/CMT Projects – Commercial Geotechnical Work (Building Foundations & Site Work)

L&G Consulting Engineers, Inc.

Ricardo S. Gallaga, Jr., P.E.

EDUCATION

Texas A&I University at Kingsville, Bachelor of Science in Civil Engineering, 1984

PROFESSIONAL REGISTRATION

Professional Engineer in the State of Texas since 1990, Serial No. 67612
Local Government Project Procedures Qualification for TxDOT (LGPP)

PROFESSIONAL EXPERIENCE

L&G Eng. / L&G Eng. Lab., **Sr. Project Manager and Sr. Construction Eng.**	2012 – Present
TxDOT, Assistant Area Engineer (San Benito - Pharr District)	1993 – 2012
TxDOT, Design Engineer (Pharr District, Pharr Area Office)	1990 – 1993
TxDOT, Construction EIT/Inspector (Tarrant Cnty Const, Ft Worth District)	1984 – 1990

Mr. Gallaga has over 28 years of experience in the public sector (beginning his career and working with TxDOT until retirement in 2012 and subsequently joining L&G Consulting Engineers, Inc. (L&G) (including L&G Lab). Mr. Gallaga brings a wealth of knowledge and experience in general transportation infrastructure projects with an emphasis in the fields of Construction Engineering including construction development, oversight, inspection, management, contract administration and scheduling. As the San Benito Area Office Assistant Area Engineer, he oversaw and was directly responsible for all of the Area Office construction projects which included the expansion of the major corridors (US 77 and US 83) during a time noted as the District's and San Benito Area Office's heaviest workload period since inception. Mr. Gallaga's experience in the field of Construction Engineering stems from his time as a Construction EIT/Inspector, and Assistant Area Engineer (over 25 years). As the Assistant Area Engineer with TxDOT San Benito Area Office, he was directly in charge of many large scale projects including the US 77 / US 83 Interchange project and all of US 77/US 83 construction projects from Harlingen to Brownsville Los Tomates Bridge. He was also directly in charge of the US 83 construction expansion from US 77 / US 83 Interchange in Harlingen to Cameron/Hidalgo County Line. Mr. Gallaga is also highly cognizant of the necessary oversight requirements of Geotechnical Testing (GEO) & Construction Material Testing (CMT) programs for construction and has personally overseen testing to ensure compliance with project specifications. At L&G Engineering, Mr. Gallaga serves as the **Senior Project Manager & Senior Construction Engineer**. Mr. Gallaga also provides QA/QC for testing and laboratory oversight.

IN THE AREA OF CONTRACT ADMINISTRATION: Mr. Gallaga was responsible for oversight of the San Benito Area Office construction program during the expansion of two primary Expressway corridors (US 83, US 77). Other projects included added capacity projects, off-system bridge projects, seal coat and overlays projects as well as various and miscellaneous project types. During this period, he participated in the resolution of disputes and claims associated with various construction issues. He has an extreme understating of necessary requirements to formally process field change orders as necessary and provide overall documentation requirements.

IN THE AREA OF CONSTRUCTION MANAGEMENT / ENGINEERING / INSPECTION: Mr. Gallaga was responsible for the day to day project activities and requirements as well as the management of various types of projects as the Assistant Area Engineer in the TxDOT San Benito Area Office. He is well versed in the requirements of transportation infrastructure construction projects and can provide insight in to potential pitfalls that can be attributed to construction scheduling issues and conflicts. He has coordinated work with various local and state to ensured Contractor compliance with contract documents. He has verified and approved shop drawings for construction.

PROJECT EXPERIENCE (Major Projects in the Area of Geotechnical Engineering, CMT & CEI)

- US 83 Expressway from Hid/Cam Cnty Line to Brownsville, TX
- US 77 Expressway from Cameron/Willacy Cnty Line to North of Raymondville TX
- US 77 Expressway and US 83 Expressway Interchange in Harlingen, TX
- SH 100 from US 77/83 Expressway to Laguna Vista
- SH 550 from US 77 to SH 48

REFERENCES:

1) **Mardoqueo Hinojosa, P.E., City Engineer**
City of Edinburg **Phone No.: (956) 388-8955**
Project: Alberta Rd Reconstruction: Project & Design management and coordination with City Engineer; project consisted of reconstruction of Alberta Rd. from West City Limits to ¼ mile East of Jackson Rd

Project: Chapin Road Bridge Water & Sewer Adjustment (Limits from Chapin Road Bridge East to McColl Road): Project management and coordination with City Engineer; Water and sewer line design including utility adjustments and relocations; provide general plan sheets and task; and contraction phase services.

Project: Schunior & McColl Road (Limits from Schunior ¼ Mile East of McColl to McColl ¼ Mile North of Sh 107): Project management and coordination with City Engineer; Water and sewer line design including utility adjustments and relocations; provide general plan sheets and task; and contraction phase services.

Project: Edinburg Hike & Bike Trail: Provide description of surrounding area and specific area of environmental concern. Determine required federal, state, and local action required for Environmental clearance. Request Geosearch project databases. Provide BCE report containing exhibits, including a location map and a typical section, USGS quad sheet location, photos with legend description locator, and Section 4(f) evaluation, if any, and summarized findings.

2) **Raul E. Sesin, P.E., CFM General Manager**
Hidalgo County Drainage District No. 1 **Phone No.: (956) 292-7080**

Project: Mile 11 North & FM 1015-2018 Bond Referendum Project 22 (6.5 miles): This project consisted of making improvements of 6.5 miles of channels, including local detention systems and pump station

3) **JP Tarrarzas, P.E., City Engineer**
City of Mission **Phone No.: (956) 585-3275**

Project: ELM Drainage Project: This Project consisted of upgrading the existing storm sewer system by upsizing the existing storm drain pipes, adding new storm drain pipes and channel improvements. Duties included contract management, QA/QC, construction phase services and local letting.

INSURANCE:

STIG insurances are handled by Mr. Andrew Gonzalez of 5G Insurance Agency, located at 3102 E Bus Hwy 83, Ste A, Weslaco, Texas 78596, and the office number is (956) 969-1552. We have the following policies and coverage limits:

Type of Insurance	Limits	Insurer
Commercial General Liability	$1,000,000.00	The Hartford
Damage to Rented Premises	$1,000,000.00	
Medical Expense	$10,000.00	
Personal & ADV Injury	$1,000,000.00	
General Aggregate	$2,000,000.00	
Products-Comp/OP AGG	$2,000,000.00	
Automobile Liability	$1,000,000.00	The Hartford
Umbrella Liability	$1,000,000.00	The Hartford
Workers Compensation		
& Employers' Liability	$1,000,000.00	The Hartford
E.L. Each Accident	$1,000,000.00	
E.L. Disease-Each Employee	$1,000,000.00	
E.L. Disease-Policy Limit	$1,000,000.00	
Professional Liability	$1,000,000.00	Hiscox, Inc.
Per Claim	$1,000,000.00	
General Aggregate	$1,000,000.00	

Certification of Litigation

"South Texas Infrastructure Group, L.L.C. has not had any significant prior or ongoing contract failures, any civil or criminal litigation or investigations pending which involves South Texas Infrastructure Group, LLC. and has not been judged guilty or liable within the past five (5) years."

Signature: _____ Date: July 16,2024

Julio C. Cerda, P.E., President

PROFESSIONAL SERVICES AGREEMENT STATEMENT:

I, Julio Cerda, have read the Professional Services Agreement, will provide the prerequisite insurance requirements and if selected, I agree to the Professional Services Agreement terms.

Signature: _____ Date: July 16, 2024

Julio C. Cerda, P.E., President

CONTACT INFORMATION

South Texas Infrastructure Group, L.L.C.

Contact: Julio Cerda, P.E., President, 900 S. Stewart Road, Suite 13, Mission, TX 78572
Office: (956) 424-3335, Mobile: (956) 451-2670, Email: julio@southtexasig.com

Contact: Victor Trevino, P.E., R.P.L.S., 900 S. Stewart Road, Suite 13, Mission, TX 78572
Office: (956) 424-3335, Mobile: (956) 560-3415, Email: victor@southtexasig.com

R.O.W. Surveying Services, L.L.C.

Contact: Julio Cerda, P.E., President, 900 S. Stewart Road, Suite 13, Mission, TX 78572
Office: (956) 424-3335, Mobile: (956) 451-2670, Email: julio@southtexasig.com

Contact: Victor Trevino, P.E., R.P.L.S., 900 S. Stewart Road, Suite 13, Mission, TX 78572
Office: (956) 424-3335, Mobile: (956) 560-3415, Email: victor@southtexasig.com

KCI Technologies, Inc.,

Contact: Oscar Garza, P.E., 2610 N. Shary Road, Mission, TX 78574
Office: (956) 271-6694, Mobile: (956) 369-4529, Email: Oscar.Garza@kci.com

Contact: David Russell, P.E., 13750 San Pedro Avenue, Suite 640, San Antonio, TX 78232
Office: (210) 319-4850, Mobile: (210) 391-5040, Email: David.Russell@kci.com

L&G Engineering, L.L.C.

Contact: David Saenz, P.E., 900 S. Stewart Road, Suite 3, Mission, TX 78572
Office: (956) 583-7117, Mobile: (956) 463-2504, Email: dsaenz@lgengineers.com

Contact: Ricardo Gallaga, P.E., 900 S. Stewart Road, Suite 6, Mission, TX 78572
Office: (956) 585-1909, Mobile: (956) 463-4534, Email: Ricardo@lgengineers.com

Engineering Services Rotation

RFQ No. 2024-009

July 16, 2024

THE CITY OF Edinburg







SUPREME ENGINEERING

135 Paseo del Prado Suite 7 | Edinburg, Texas 78539 | (956) 403-1314

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Section 1
Transmittal Letter

135 Paseo del Prado Ste. 7
Edinburg, Texas 78539
Firm No. F-21135
(956) 403-1314

July 16th, 2024

Clarice Yvette Balderas
City Secretary
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Re: RFQ No. 2024-009 –Engineering Services Rotation

Dear Ms. Balderas:

Supreme Engineering, PLLC (Supreme) is pleased to submit our Statement of Qualifications to City of Edinburg for the 2024 Professional Engineering Services.

Supreme has been providing Professional Services since 2019; therefore, we are confident that our company diverse team is qualified to serve the needs of City of Hidalgo and our communities. We are eager to demonstrate that our experience and motivation will produce a quality product that will meet your expectations. Our Team gained firsthand experience with municipal and county projects by means of employment; therefore, our Team is very familiar with City of Edinburg needs. The Team gained over twenty-five (25) years of combined experience and worked closely to plan, design, draft, and perform quality assurance on various projects.

We are looking forward to developing a continuous professional relationship with City of Edinburg.

Should you have any questions or need additional information, please feel free to call me as the main point of contact at 956-272-2246 or email me at omar.cano@supremeengineering.com.

Sincerely,

Omar Cano, PE, CFM
President

Section 2
Firm Qualifications and Experience

FIRM QUALIFICATION AND EXPERIENCE

Project Needs

Supreme Engineering, PLLC (Supreme) understands that in order for City of Edinburg to proactively manage the City's needs, especially in efficient and timely manner to alleviate the City's infrastructure and to protect life and property for City of Edinburg's residents, businesses and surrounding jurisdictions, may contract with qualified engineering firms to assist with this endeavor. Road/Utility infrastructure and Drainage have had a major impact in City of Edinburg in the past years. This has impacted the city economically, and it has reached the residents Citywide. Many state and federal agencies have open new grant and loan opportunities to mitigate the latest natural disaster declarations allowing City of Edinburg the opportunity to seek assistance from these federal and state agencies to assist with major infrastructure which will results in benefits for the residents.

Engineering and Project Management

Supreme has experience in the past years with preparation of plans, specifications, and estimates (PS&E), utility relocation, water and sewer distribution, signage, pavement markings, traffic, project management, drainage design and hydraulics. Our approach to ensuring that the Engineering work required is performed in a timely manner is as follows:

I. Preliminary Phase

The preliminary phase will consist of meeting with City of Edinburg to ensure that a clear and concise understanding of the project and that City's expectations are met. Scope of work, budget and project schedule will be clearly defined.

1. Design Concept Conference: The DCC will take place with the City and stakeholders to discuss the fundamental aspects of the project along with the roles and responsibilities of each team member.
2. Surveying and any relevant geotechnical will be performed to commence design.
3. Utilities and permitting will be identified and addressed accordingly.
4. Preliminary Engineering Report with cost estimate(s) will be prepared and reviewed by the City. Upon approval, the Design Phase, which has commenced, will move forward.

II. Design Phase

The design will be based on the approved option by the City. The design will incorporate the survey and will consider any utility conflicts that will need to be adjusted, relocated, or addressed. A 30%, 60%, 90% and 100% PS&E package will be submitted to the City for review. Comments will be addressed accordingly.

III. Bidding Phase

1. Pre-Bid Conference – will meet with prospective bidder to answer questions regarding the design of the project. A list of questions and answers will be prepared.
2. Bid Opening – open bids from prospective bidders. A bid tabulation will be prepared and submitted to the City with a recommendation to award the project to the qualified bidder.

IV. Construction Phase

During the construction phase, assist the City with the Bid Package and Construction Contract execution. Throughout the construction phase, constant communication will take place with City and the Contractor.

1. Pre-Construction Conference: will meet with City, Contractor, Utility Companies, Geotechnical / CMT, Cities, Precincts, and USIBWC, as applicable.
2. Perform site visits / construction management.
3. Prepare responses to Requests for Information (RFIs).
4. Prepare Change Orders.
5. Review Pay Applications for City's approval.
6. Prepare and Submit As-Builts.
7. Prepare Project Close Out Documents.

Past Projects

While Supreme is a newcomer and is working to build its company portfolio, we are confident that the experience our Team offers is able to meet the engineering needs of City of Edinburg. Those services include but are not limited to the following: A.) Route and Design Studies, right of way maps and data, utility adjustments, surveying, pre-design; B) Roadway Design, Drainage Design, Solid Waste, signing, markings and signalization, traffic control plans, plans and specifications, bid preparation; C) plans, drawings and specifications; D) Construction Management & Inspection, design for new construction, design for alterations / renovations, needs assessment, ADA compliance, cost estimating.

Hidalgo County Drainage District No. 1

Trenton Drain Phase III – Project limits are from Southwest Trenton to North of Wisconsin to connect to the South Main Drain I in Edinburg. New ditch that serves 12 colonias to have a drainage outfall. 1.7 Miles of drainage ditch and 2 major crossings.





Hidalgo County Drainage District No. 1

South Main Drain II Phase I Ditch Improvements – The project consisted of improving the existing South Main Drain II from McColl Road to I69C in Edinburg. The improvements consist of maximizing the cross sections of the ditch to take advantage of the existing ROW. This not only helps many existing subdivisions using it as an outfall but also will help other communities from western cities by reducing water surface elevation of the ditch.



City of Edinburg

Jackson Rd Hike & Bike Phase I – Project limits are from Canton to Chapin, 2.8 miles, first of its class in Edinburg. The project consisted of rest areas and parking areas, designed for future connectivity to other cities.

Private Development

Canton Heights Subdivision Development – Project limits are from I69C to Raul Longoria Road in Edinburg. The project consisted of improving the existing South Main Drain I to connect and accommodate the proposed new development's storm system.



Firm Uniqueness to Perform

Supreme has an advantage to perform due to the fact that his team has several years of experience in local government. The team understands and easily identify the City's needs which results in a proactively solution to solve and/or alleviate the issues.

For instance, hurricanes and rain events have recently produced multiple 500-yr storms in our area, causing a significant amount of flooding, damaging homes, personal property, and businesses. Our team understand the need for large projects that will significantly increase the capacity of the Drainage System to bring flooding relief to the City of Edinburg by identifying potential funding for these projects.

City of Edinburg along with its counterparts strive to implement drainage requirements for new development to ensure that these developments take the necessary measures to mitigate stormwater out of the area as quickly as possible.

Supreme understands the need to design projects that will meet the goals of the City of Edinburg. These projects; however, must be designed within City's budget. Supreme is also familiar with the policies and procedures implemented for new infrastructure.

Office Location

Supreme Engineering has its office in Edinburg Texas at 135 paseo del Prado Ste 7.

Firm's Capacity to Undertake the Project and Accomplish in the Required Time

✓ **Ability to Commence Services**
Supreme Engineering, PLLC is able to commence services immediately upon issuance of a Notice to Proceed.

✓ **Concurrent Projects**
Supreme Engineering, PLLC has a variety of government and private projects: however, we have the personnel and resources to avoid any interference with any projected awarded to Supreme Engineering.

✓ **Company Ownership**
Supreme Engineering, PLLC is a one owner company with healthy finances. Supreme is not for sale nor intend to be offer in the long future.

✓ **Litigations**
Supreme Engineering, PLLC has no past nor pending litigations.

✓ **Financials**
Supreme Engineering, PLLC is not in default in any loan or any other financial agreements with a bank or other financial institution.

✓ **Conflict of Interest**
Supreme Engineering, PLLC, owner/s, owners' family has no financial or other relationship with City employees, officers, City Council or committee members.

✓ **Insurance Claims**
Supreme Engineering, PLLC has no insurance claims in the past five years.

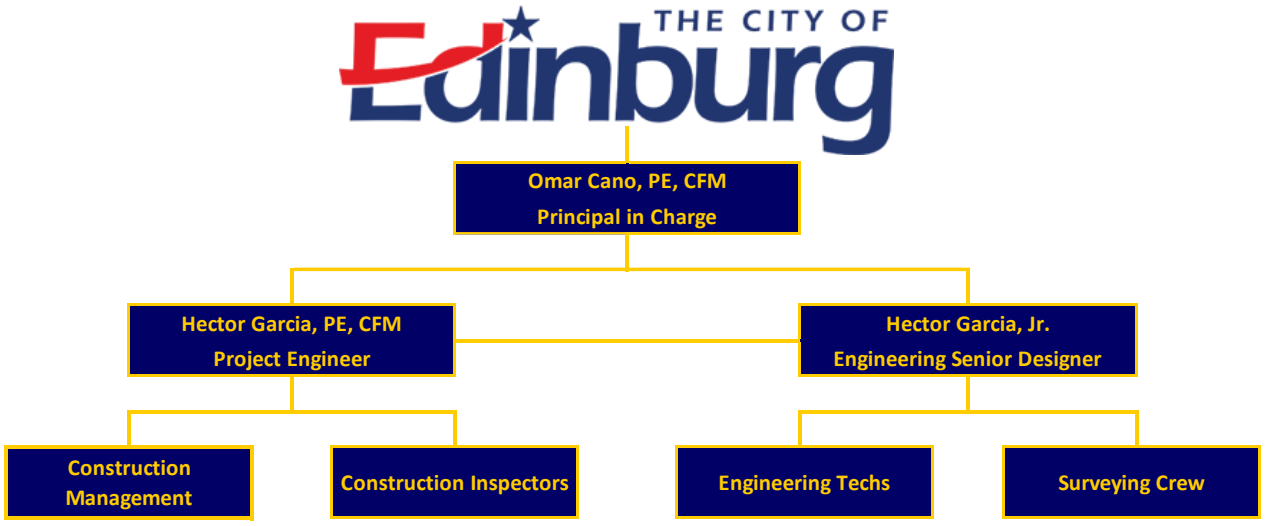
✓ **Affirmative Action Program**
Supreme Engineering, PLLC is committed to affording equal opportunity in employment to all individuals without regard to race, color, religion, sex or national origin.

Section 3
Team Member Qualifications and Experience

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

Supreme Engineering, PLLC (Supreme) has been providing professional engineering services since 2019. Supreme is registered with the Texas Board of Professional Engineers and Land Surveyors, Registration No. F-21135. Supreme has over 30 years of combined experience. Supreme is located locally in Edinburg, Texas, giving Supreme an edge when selected to provide services for projects within Hidalgo County. Supreme is familiar with City of Edinburg's design standards and guidelines as well as County, State, and Federal regulations to assist with completing projects while complying with any applicable regulations. Supreme utilizes the latest CADD and GPS technology and equipment. Our firm is equipped with technology that will allow us to respond to our client's needs immediately.

Supreme currently employees registered professional engineer, engineer in training, engineer designer, construction inspector, surveying technicians and sub-consult any professional surveying as required. Employees have a diverse background and are committed to delivering a quality product. Therefore, their diversity allows them to perform multiple duties to ensure that a project meets City of Edinburg's expectations and is delivered on time.



Mr. Omar Cano, PE, CFM has been licensed Engineer in the State of Texas since 2015. Mr. Cano is also a Certified Floodplain Manager. Mr. Cano has over 12 years of experience in the private

and public sectors. Mr. Cano gained experience in roadway design while employed at the Texas Department of Transportation (TxDOT). While employed at Ambiotec Civil Engineering Group, Mr. Cano gained experience in municipal water, sewer, storm drainage and land development. As Interim Director of Engineering at the City of Edinburg, Mr. Cano not only enriched his engineering experience but was able to develop his ability to interact and discuss projects with government

officials. The opportunity to deal with the concerns of the constituents gave him insight to the needs of the community. Mr. Cano spent approximately three (3) years the Hidalgo County Drainage District No. 1 as an Engineer III where he was able to assist with several drainage projects.

Mr. Hector H. Garcia de Peña is a certified engineer in training in the State of Texas. Mr. Peña graduated from the University of Texas RGV in 2018. Mr. Peña is familiar with project management and construction inspections. Mr. Peña has extensive knowledge of County's requirements for land development and is familiar with the county rules and regulations for subdivisions.

Mr. Jose Luis Garcia, Jr graduated from South Texas College with a certificate in Civil Drafting. He has performed boundary surveys and drafted for roadway, storm drainage, wastewater collection and water distribution design. Mr. Garcia has also drafted for commercial, public, and residential development. He has produced As-Builts, prepared presentation exhibits and has assisted with USIBWC levee gate structure plans.

Omar Cano, PE, CFM

BS in Civil Engineering, Texas A&M University – Kingsville, Texas
Registration: Texas Professional Engineer 120081
Certified Floodplain Manager 2389-13N

Mr. Cano has performed work with public and private entities. His public service includes serving as Interim Director of Engineering for the City of Edinburg and he served as an Engineer for Hidalgo County Drainage District No. 1. Public service allowed Mr. Cano to coordinate with consultants, entities, and the public to resolve the infrastructure needs to the area. He is also familiar with the local municipal and state regulations required for design and construction and survey of engineering projects. Mr. Cano's experience includes designing and analyzing engineering work related to hydraulics and hydrology, preparing cost estimates and Preliminary Engineering Reports for a design that will serve the needs and budget, conducting and coordinating site visits to monitor the projects progress and contractors' performance. Mr. Cano has managed projects funded through TWDB / GLO. He will be responsible for final review of plans and will be sealing all designs. As Project Manager, Mr. Cano will be responsible for leading all tasks in the contract and overseeing all aspects of the day-to-day operations.

Mr. Cano is proficient in HEC-HMS and HEC-RAS, SEWER CAD, Windstorm, and AutoCAD/Civil 3D.

Trenton Drain Phase III – Project limits are from Southwest Trenton to North of Wisconsin to connect to the South Main Drain I in Edinburg. New ditch that serves 12 colonias to have a drainage outfall. 1.7 Miles of drainage ditch and 2 major crossings.

South Main Drain II Phase I Ditch Improvements – The project consisted of improving the existing South Main Drain II from McColl Road to I69C in Edinburg. The improvements consist of maximizing the cross sections of the ditch to take advantage of the existing ROW. This not only helps many existing subdivisions using it as an outfall but also will help other communities from western cities by reducing water surface elevation of the ditch.

City of Edinburg Jackson Rd Hike & Bike – Project limits are from Canton to Chapin, 2.8 miles, first of its class in Edinburg. The project consisted of rest areas and parking areas, designed for future connectivity to other cities.

Canton Heights Subdivision Development – Project limits are from I69C to Raul Longoria Road in Edinburg. The project consisted of improving the existing South Main Drain I to connect and accommodate the proposed new development's storm system.

Hector H. Garcia De Peña

BS in Mechanical Engineering, University of Texas RGV – Edinburg, Texas
Registration: Texas Professional Engineer 150389
Certified Floodplain Manager 4241-22N

Mr. Garcia de Peña has three (4) years of experience and is ready to contribute to everything from minor site improvements to major, multi-site undertakings. He is skilled at Site Development with training in AutoCAD/Civil3D and Drainage Design. Mr. Garcia de Peña's attention to a project has provided successful, accurate and detailed project specifications. He verifies code compliance and regulatory integration while leading projects safely and smoothly to completion.

Mr. Garcia de Peña had the opportunity to gain firsthand knowledge of the requirements set forth by Hidalgo County Drainage District No. 1 for land development by reviewing over 300 drainage reports, conducting 15 inspections, and reviewing over 20 construction plans. In reviewing drainage reports, Mr. Garcia de Peña analyzed reports, maps, drawings, and photographs on soil composition, terrain, hydrological characteristics, run off calculations, Floodplain & Topographical Maps, and other data to determine feasibility of proposed projects and ensure all state and local government drainage requirements were met. He also prepared meetings with general contractors and engineering firms.

Mr. Garcia de Peña has been responsible for managing all Land Development submittals for Cameron County by creating workflows, templates, and application forms, attending meetings and site locations to gather data for projects, and work closely with the County Floodplain Administrator. He has participated in project design reviews and created engineering designs under supervision of licensed engineering professionals. Mr. Garcia de Peña has participated in the updating of the Cameron County Rules and Regulations for Subdivisions. He also assisted with project coordination, most notable SpaceX Facilities on Boca Chica

Jose Luis Garcia, Jr.

Certificate in Civil Drafting – South Texas College

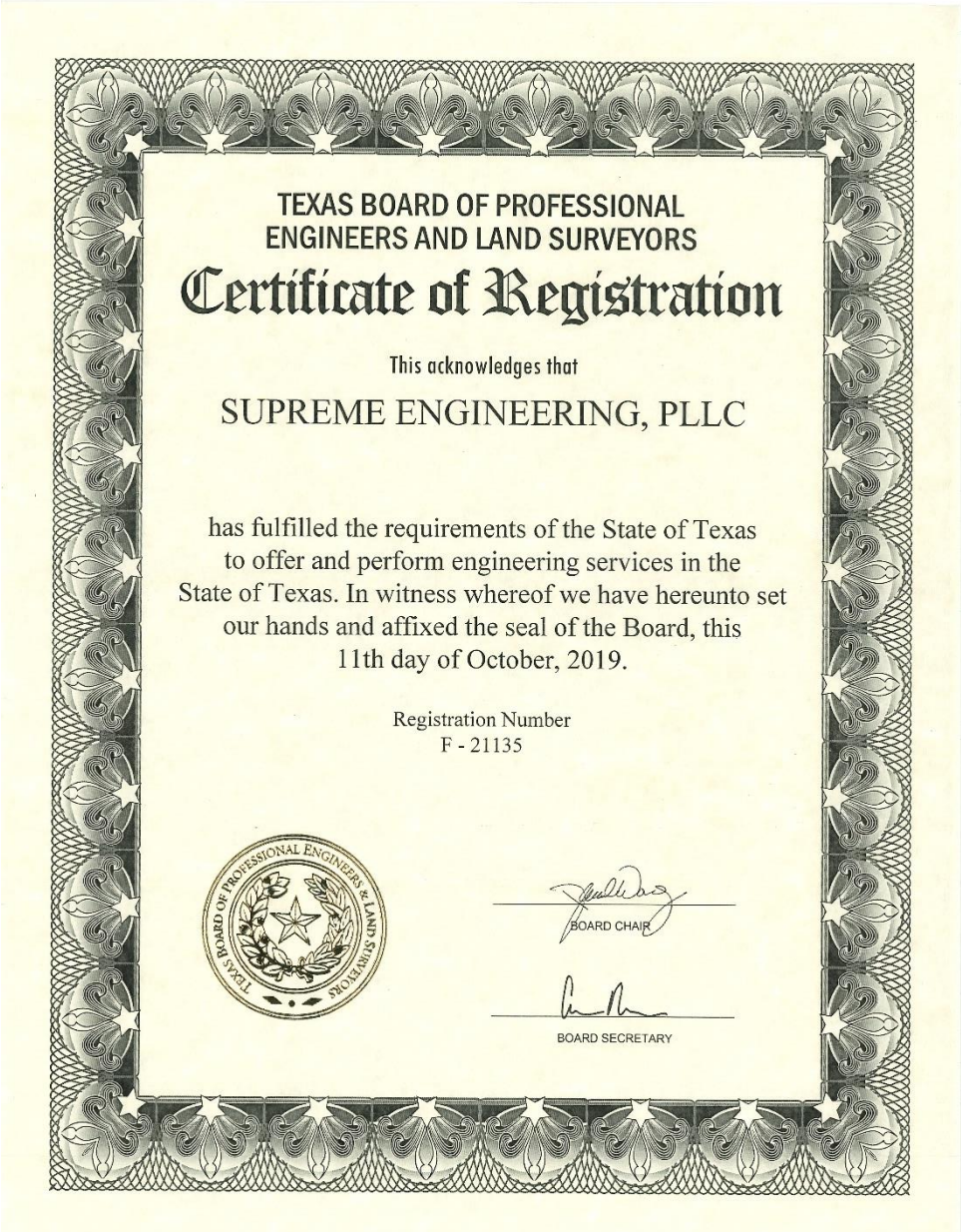
Mr. Garcia offers over fifteen (15) years of civil drafting experience. He is proficient in the following:

- Autodesk Land Desktop
- MicroStation V8i (Select Serie 4)
- Microsoft Office
- Geo Viewer
- AutoTurn
- Civil 3D
- Trimble GPS Equipment

He has performed boundary surveys and drafted for roadway, storm drainage, wastewater collection and water distribution design. Mr. Garcia has also drafted for commercial, public, and residential development. He has produced As-Builts, prepared presentation exhibits and has assisted with USIBWC levee gate structure plans. Mr. Garcia has also served as a survey technician and field crew member to perform boundary surveys. Currently Mr. Garcia is enrolled at Lone Star College Montgomery to assist him on becoming eligible to be a Professional Land Surveyor.

Certifications and Licenses

Supreme is registered with the Texas Board of Professional Engineers and Land Surveyors, Registration No. F-21135.



TEXAS BOARD OF PROFESSIONAL
ENGINEERS AND LAND SURVEYORS

Certificate of Registration

This acknowledges that

SUPREME ENGINEERING, PLLC

has fulfilled the requirements of the State of Texas
to offer and perform engineering services in the
State of Texas. In witness whereof we have hereunto set
our hands and affixed the seal of the Board, this
11th day of October, 2019.

Registration Number
F - 21135

TEXAS BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS

BOARD CHAIR

BOARD SECRETARY



Texas Board of Professional Engineers
CERTIFICATE OF REGISTRATION
This acknowledges that

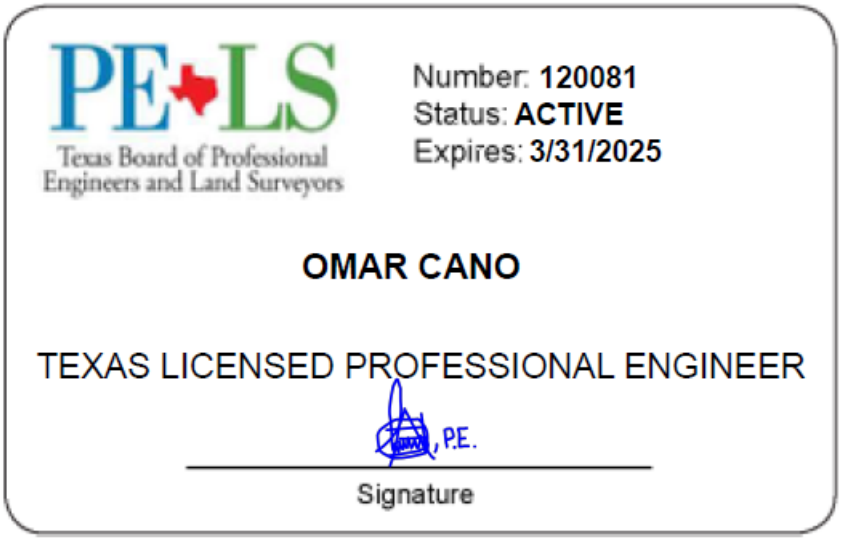
SUPREME ENGINEERING, PLLC

has fulfilled the requirements of the Texas Board of Professional Engineers to offer and perform engineering services in the state of Texas

Registration Number
F-21135

Expiration Date
10/31/2024

Mr. Omar Cano, PE, CFM is a registered Professional Engineer in the State of Texas, License No. 120081.



PE LS
Texas Board of Professional Engineers and Land Surveyors

Number: 120081
Status: ACTIVE
Expires: 3/31/2025

OMAR CANO

TEXAS LICENSED PROFESSIONAL ENGINEER

, P.E.

Signature

Mr. Hector Garcia De Pena is a registered Professional Engineer in the State of Texas, License No. 150389.


PE LS
Texas Board of Professional Engineers and Land Surveyors
Number: 150389
Status: ACTIVE
Expires: 9/30/2024
HECTOR HERNAN GARCIA DE PENA
Texas Licensed Professional Engineer
Hector Garcia
Signature

Mr. Jose Luis Garcia, Jr. received a Certificate of Completion for Civil Drafting from South Texas College.


South Texas College
Hereby Certifies That
Jose Luis Garcia Jr.
Having completed the prescribed Course of Study is awarded this
Certificate of Completion
Civil Drafting
Conferred in McAllen, Texas with all the honors and privileges thereto appertaining
In Witness Whereof, we have hereunto affixed our signature and
Seal of the Institution on the tenth day of May, two thousand and eight.
SOUTH TEXAS COLLEGE
Irene M. Garcia
Chair, Board of Trustees
Dr. Shirley A. Reed
President

Section 4

References

CLIENT REFERENCES

In State References

Robert (Bobby) Salinas
City Manager | City of Alamo | 420 North Tower Road | Alamo, Texas 78516
956.787.0006 | bsalinas@alamotexas.org

Juan Pablo Terrazas, PE
Assistant City Manager | City of Mission | 1201 East 8th Street | Mission, Texas 78572
956.580.8650 | jpterrazas@missiontexas.us

Roberto Salinas, PE
General Manager | AGUA SUD | 3120 North Abram Road | Palmview, Texas 78572
956.585.2459 Ext. 101 | robertos@aguasud.com

David Suarez
Chief of Staff | Precinct 1 | 1902 Joe Stephens Ave #101 | Weslaco, Texas 78596
956.968.3181 | david.suarez@weslacotx.gov

Section 5

Insurance

INSURANCE CLAIMS

✓ **Insurance Claims**
Supreme Engineering, PLLC has no insurance claims in the past five years.

✓ **Affirmative Action Program**
Supreme Engineering, PLLC is committed to affording equal opportunity in employment to all individuals without regard to race, color, religion, sex or national origin.

Section 6

Professional Service Agreement

July 16th, 2024

Clarice Yvette Balderas
City Secretary
City of Edinburg
415 W. University Drive
Edinburg, Texas 78539

Re: RFQ No. 2024-009 –Engineering Services Rotation

Dear Ms. Balderas:

Supreme Engineering, PLLC (Supreme) has read the Professional Services Agreement. The firm will meet the prerequisite insurance requirement, and the firm, if selected, agrees to enter in to such agreement.

We are looking forward to developing a continuous professional relationship with City of Edinburg.

Should you have any questions or need additional information, please feel free to call me as the main point of contact at (956) 272-2246 or email me at omar.cano@supremeengineering.com.

Sincerely,

Omar Cano, PE, CFM
President

Section 7

Contact Information

CONTACT INFORMATION

Primary Contact

Omar Cano, P.E., C.F.M.
President
135 Paseo del Prado Suite 7
Edinburg, TX 78539
(956) 272-2246
omar.cano@supremeengineering.com

Secondary Contact

Hector Garcia, PE, CFM
Project Engineer
135 Paseo del Prado Suite 7
Edinburg, TX 78539
(956) 403-1314
hector.garcia@supremeengineering.com

Section 8

Appendix A

CONFLICT OF INTEREST DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____
_____
_____

Date: 7/16/2024

Company/Vendor Name: Supreme Engineering, PLLC

Printed Name and Title: Omar Cano, President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: Supreme Engineering, PLLC
(Full, correct legal name)

- Address: 135 Paseo del Prado Ste 7 Edinburg, TX 78539
- Telephone/Fax: (956) 272-2246
- Email address: omar.cano@supremeengineering.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3. Yes____ No✓

3. Is your Company authorized and/or licensed to do business in Texas?
Yes✓ No____

4. Where is the Company's corporate headquarters located? Edinburg, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4. Yes✓ No____

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. 9

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No✓

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Omar Cano
Address: 135 Paseo del Prado Ste 7 Edinburg, TX 78539
Telephone: (956) 272-2246
Fax: _____
Email: omar.cano@supremeengineering.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (✓).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture.

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (✓)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets.

10. Provide any other names under which your business has operated within the last 10 years.
N/A

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES (NO)

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES (NO)

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES (NO)

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Omar Cano, the undersigned representative of Supreme Engineering, PLLC, (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - *a) means, with respect to the entity or association, to:*
     - *i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - *ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - *iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - *b) does not include:*
     - *(i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - *(ii) a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   b) *has two or more firearm entities as members; and*
   c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*



SIGNATURE OF COMPANY REPRESENTATIVE:

Omar Cano, President

TYPE/PRINT NAME AND TITLE:

7/16/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Omar Cano, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of Supreme Engineering, PLLC, the Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title President

Subscribed and sworn to me this 16th day of July 2024.

By:

Notary Public _____

My commision expires 2/5/28

HILDA MARGARITA MONTANO NOTARY PUBLIC STATE OF TEXAS ID 126239248 EXP. 02-05-2028

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

Certificate Number:
2024-1187657

Date Filed:
07/15/2024

Date Acknowledged:

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

Supreme Engineering
Edinburg, TX United States

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

City of Edinburg

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.

RFQ No. 2024-9
Engineering Services Rotation

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. [X]

6 UNSWORN DECLARATION

My name is Omar Cano, and my date of birth is 10/09/1981.

My address is 2427 Seton St (street), Edinburg (city), TX (state), 78542 (zip code), USA (country).

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

Executed in Hidalgo County, State of TX, on the 16 day of July (month), 20 24 (year).

Signature of authorized agent of contracting business entity
(Declarant)

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Supreme Engineering, PLLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

7/16/2024

Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

► **Go to *www.irs.gov/FormW9* for instructions and the latest information.**

Give Form to the requester. Do not send to the IRS.

Print or type. See **Specific Instructions** on page 3.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

Supreme Engineering, PLLC

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor or single-member LLC ☐ C Corporation ☐ S Corporation ☐ Partnership ☐ Trust/estate

☑ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ► S

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is **not** disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

☐ Other (see instructions) ►

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from FATCA reporting code (if any)

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.

410 S. Jackson Rd #2780

Requester's name and address (optional)

6 City, state, and ZIP code

Edinburg, TX 78539

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN,* later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

8	4	–	2	9	8	1	4	3	3

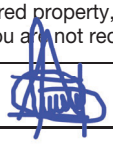
Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here **Signature of U.S. person** ►



Date ► 1/4/2024

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9.*

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, *later.*

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 11/01/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER

KKMT Insurance Group LLC
200 S Sugar Rd, Ste 3
Edinburg, TX 78539

CONTACT NAME: Tim Hruska
PHONE (A/C, No, Ext): 956-609-9460 FAX (A/C, No): 956-609-9462
E-MAIL ADDRESS:

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Great American	
INSURER B : Hiscox, Inc.	
INSURER C : Progressive Ins	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

Supreme Engineering, PLLC
2427 Seton St
Edinburg, TX 78542

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE [ ] OCCUR [X] GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY [ ] PRO-JECT [ ] LOC OTHER:	y	y	PL F119674-00	11/11/23	11/11/24	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$1,000,000 $100,000 $5,000 $1,000,000 $2,000,000 $Included
C	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [ ] NON-OWNED AUTOS ONLY [ ]	y	y	961267871	9/02/23	9/02/24	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$500 CSL $ $ $
	UMBRELLA LIAB [ ] OCCUR EXCESS LIAB [ ] CLAIMS-MADE DED [ ] RETENTION $						EACH OCCURRENCE AGGREGATE	$ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A					PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $
B	Professional Liability			ANE4911233.23	11/11/23	11/11/24	Claim/Aggregate Limit	1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Edinburg
415 W University Dr
Edinburg, Tx 78539
Attn: City Manager

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

TIM

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Printed by TIM on November 01, 2023 at 10:55AM


SUPREME
ENGINEERING



PROJECT NAME:	ENGINEERING SERVICES ROTATION
RFQ NUMBER:	2024-9
CLOSING DATE:	TUESDAY, JULY 16, 2024
CLOSING TIME:	3:00 P.M.

SWG ENGINEERING, LLC

WWW.SWGENG.COM
611 BILL SUMMERS INTERNATIONAL BLVD
WESLACO, TEXAS 78596
TEL. 956-968-2194 * FAX 956-968-8300

SCHEIBE CONSULTING, LLC

WWW.SCHEIBECONSULTING.COM
1205 W. JACKSON ST.
HARLINGEN, TEXAS 78550
TEL. 956-428-4014

SUBMITTED TO:

CITY OF EDINBURG

C/O CITY SECRETARY DEPARTMENT (1ST FLOOR)
415 W. UNIVERSITY DRIVE
EDINBURG, TEXAS 78539

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SECTION #1

TRANSMITTAL LETTER

SIGLER, WINSTON, GREENWOOD & ASSOCIATES
SWG ENGINEERING, LLC
611 Bill Summers International Blvd.
Weslaco, TX 78596
O 956.968.2194 F 956.968.8300

Consulting Engineers
Since 1945

Randall C. Winston, P.E., President

Joe B. Winston, Jr., P.E., Exec. VP

Jose G. Reyes, P.E., Associate VP

Christian Winston, Secretary

Ron Peynado, Treasurer, CFO

William F. Ueckert, P.E., Special Consultant

Jacob D. Castaneda, EIT, CFM

Dalinda Ramos, EIT

Firm Registration No.: F-592

Website: www.swgeng.com

July 11, 2024

City of Edinburg
Mardoqueo Hinojosa, City Engineer
415 W. University Drive
Edinburg, Texas 78539

Dear Mr. Hinojosa:

We appreciate the opportunity to present our Statement of Qualifications in response to the City of Edinburg-Engineering Services Rotation, RFQ No. 2024-9. We have put together a team that strives to exceed expectations and possesses true dedication, exemplified by our commitment to project success.

SWG Engineering, LLC (SWG) has provided engineering services in the South Texas Region, with extensive projects since its establishment as a corporation in 1945. Throughout the 77 years in engineering, all SWG Professional Engineers are licensed and active with state licensing requirements, education, and professional experience to provide a wide range of engineering services that uphold our sound principles and practices. SWG will serve as the prime firm for this project and is supported by a sub-consultant partner, Scheibe Consulting, LLC, who, in 2023, acquired Brown, Leal, and Associates and now has a local office with over 40 years of experience in the Lower Rio Grande Valley. Together, we bring extensive specific historical knowledge in civil engineering and a full-service Civil, Land Development, Environmental, Water Resources, Water, and Wastewater Infrastructure. Our clients include the public and private sectors, and our projects span numerous communities.

We have thoroughly reviewed the scope of work and are confident in our ability to deliver timely, cost-effective, and professional results. SWG has worked with numerous municipalities in the County and other government entities on previous and current projects. We also have experienced project managers with extensive expertise in mapping, planning, engineering, surveying, platting, material testing, construction, design, analysis, feasibility studies, bidding, procurement, and project management.

We have extensively assisted local communities in preparing applications for funding with government agencies such as **USDA**, **TWDB, GLO,** and **NADBANK/BECC.** We have extensively worked on specialized engineering studies, preparing plans and specifications for construction projects, construction administration, project management, and surveying activity projects. We can provide various engineering and consulting services as we are well equipped with personnel, expertise, equipment, and time availability to commit needed.

The proposal set forth in it remains effective for 90 calendar days as instructed in said RFQ and in acceptance of the Professional Services Agreement enclosed in the RFQ. We look forward to working with the City of Edinburg, and please don't hesitate to call us; we would be glad to discuss any questions you might have.

Sincerely,

Randall C. Winston, P.E., President
611 S. Bill Summers Int'l. Blvd.
Weslaco, Texas 78596
Tel. (956) 968-2194
randy@siglerwinstongreenwood.com

SECTION #2

FIRM QUALIFICATION AND EXPERIENCE

ORGANIZATION PROFILE

SWG ENGINEERING, LLC (SWG) has taken a leadership role in providing quality engineering answers in the Valley through our greatest resource – a dedicated and talented staff. Leadership begins with the principals, who are all Texas-registered professional engineers. Our work speaks for itself as 80 percent of our business is from repeat clients.

***Our firm's philosophy is simple*, we always strive to provide our clients with unparalleled consulting services by putting our clients' interest first.** We work closely with our clients to identify the objectives of the project and assemble a team of highly qualified professionals to meet those needs. SWG strives to be more than an engineer to our client. We are trusted partners and consultants. Our firm's principles are based on efficiency, quality and **unmatched customer service**. We envision cost-effective engineering design concepts without compromising on quality. SWG Engineering is committed to our clients' success. Our experience, combined with our advanced technical support, provides us with the unique ability to expedite the planning and design phase before the actual construction.

SWG also brings the expertise of Scheibe Consulting (SC) a full-service Civil Engineering firm with locations in South and Central Texas (TBPE Firm #13880). SC provides water resources engineering services throughout the State and specifically in the Lower Rio Grande Valley (LRGV). SC staff have over 40 years of history in the LRGV with a unique focus on drainage, flood control, and grant management. SC is participating in the execution of the nearby Guadalupe Basin Regional Flood Plan for the TWDB providing our Team with a unique inside understanding of this ever-evolving state-wide regional planning process, which is critical to applying for any FIF grant.

As a collective Team we have collaborated directly and indirectly on numerous projects in the past and specifically related to drainage design projects in the LRGV. Noteworthy local (and Grant funded) experience includes the Cameron County Drainage District #3 FPP (2010), Cameron County Drainage District #5 FPP (2008 & 2019), City of La Feria/Santa Rosa FPP (2011), Cameron County Drainage District #3 FIF Study (2021), Cameron County Drainage District #5 FIF Design Projects (2021), the FMA Grant for the City of San Benito (2022), and the TWDB Stormwater Drainage Planning for the Colonias of the Lower Rio Grande Valley (2014).

We are very excited about working with the City of Edinburg and are committed to making resources available to complete project(s) within the timeframe allotted. Our collaborated efforts and knowledge of this area and historic modeling expertise in this region will help to improve efficiency of effort. SWG will also be supported by several sub consultant firms providing support with data collection, survey, public meetings, environmental services, design, landscape services, structural engineering, and geotechnical engineer. The SWG Team will be comprised of SWG acting as the Prime Firm, with the support from Scheibe as a major sub consultant. Other minor sub consultants will be added to the team as needed to meet the goals of the project(s).



OUR PRINCIPLES THAT HELP GUIDE OUR ENGINEERING VISION AT SWG

- Continuous re-invention as engineering practices constantly evolve; ensure our team is always working with the latest technologies and tools to empower them and their work.
- SWG prides itself on our transparency and our engineering team. We prioritize providing a space to encourage learning, development, and team collaboration.
- We earn customer loyalty through performance and efficiency.
- We conduct business with social responsibility, reliance on the character, and truth in actions.
- We replicate success through proven solutions, client satisfaction, and industry leadership.

PROJECT MANAGEMENT

Being a full-service firm, and always being mindful of the project owners' bottom line, SWG Engineering provides Funding Procurement services for any project we are involved in. Our management team has prepared numerous grant application over 30 years in municipal government. Many of these applications funded and accounted for millions of dollars of infrastructure improvements including water and sewer systems, drainage systems, streets, parks, downtown revitalization, housing, economic development, emergency management, first responder facilities, and other capital improvements.

One of our samples projects is The Delta Lake Irrigation District canal to pipeline conversion project is an ongoing project, which has been in development for almost two years, and has an estimated construction timeline of two additional years. A grant from the Bureau of Reclamation (BOR) of $1 Million dollars was procured by SWG to aid in the cost of construction of this important project.

We've worked with large cities and small towns, and we've found that many times there is funding available that will save the owner from expending funds from their own budget, or that perhaps the owner is in dire need of a project they cannot afford at this time. In both of these cases, the owner would benefit from procuring project funding.

Our team of Administrators and Engineers work side by side to assemble a competitive, accurate application that exceeds the target Agency's requirements. We have worked with various types of funding, ranging from sub-market rate low interest loans, 100% grants, or a combination of both grant and loan, procured through various agencies and methods.

ADMINISTRATION EXPERIENCE

SWG has provided Funding Procurement Services to secure project funding from many local, state, and federal agencies, such as: TWDB, USDA, NADBANK/BECC, FEMA, CDBG, GLO, HUD, TDEM, EDA, TPWD, BOR, among others. SWG Engineering has over 30 years of municipal funding experience including financial management, identifying grant resources, grant writing, and grant management.

ENVIRONMENTAL CLEARANCE PROCEDURES

In addition to the funding procurement itself, SWG also has experience executing environmental clearance procedures from inception through completion, to include initiating the environmental process by coordinating contact with applicable state agencies, such as Texas Historical Commission, EPA, Tribal Organizations, and U.S. Fish and Wildlife Service, to completion of the Environmental Review Record. Our firm is knowledgeable with the provisions of a full Environmental Assessment (EA), Categorical Exclusions (CE), Preliminary Engineering Reports (PER), Environmental Reports (ER), various Water Reports, Benefit Cost Analyses, and is capable of executing all to completion. For more than 30 years we have contracted with the Texas General Land Office as an Environmental Service Provider to complete the environmental assessments for communities that were affected by Hurricanes Dolly and Ike, increasing our knowledge of the regulations required for environmental approval.

A few of our most recent successfully secured funds are for the following project:

Bureau of Reclamations (BOR)

- Delta Lake Irrigation District Canal Lining $1,000,000.00

  https://www.usbr.gov/watersmart/weeg/docs/2018/FY2018-WEEG-Project-Descriptions.pdf

Federal Emergency Management Agency (FEMA)

- City of Lyford HMGP Drainage Improvements $750,000.00 (TDEM)
- City of La Feria HMGP Drainage Improvements $500,000.00
- City of La Feria HMGP Drainage Improvements $ 2,600,000.00

General Land Office (GLO)

- City of La Feria Water and Wastewater Improvements $ 16,000,000.00

Housing and Urban Development (HUD)

- City of La Feria(CDBG) $13,000,000.00 https://www.nadb.org/our-projects/infrastructure-projects/water-and-wastewater-improvements-project-in-la-feriatexas

North American Development Bank (NADBANK/BECC)

- Hidalgo & Cameron Counties Irrigation District Water Conservation Project $1,250,000.00

https://www.nadb.org/our-projects/infrastructure-projects/water-conservation-improvement-project-for-hidalgo-and-cameron-counties-irrigation-district-no-9-mercedestexas

- City of La Feria Water and Wastewater Improvements $13,820,000.00

https://www.nadb.org/our-projects/infrastructure-projects/water-and-wastewater-improvements-project-in-la-feriatexas

Texas Parks & Wildlife Department (TPWD)

- City of Port Isabel Washington Park $150,000.00
- City of La Feria Nature Center
- City of Los Indios Park $150,000.00

Texas Water Development Board (TWDB)

- City of La Feria Water & Wastewater Improvements $15,000,000.00
- City of Ingram Sanitary Sewer Line Improvements $1,000,000.00
- Delta Lake Irrigation District Canal Lining $60,000.00
- City of Mercedes Capisallo Subdivision Sanitary Sewer and Lift Station $2,500,000.00

United Stated Department of Agriculture (USDA)

- Sharyland Water Supply Corporation Water Treatment Plant No. 3 $25,000,000.00
- City of Ingram Wastewater Improvements $ 10,600,000.00

TECHNICAL APPROACH

SWG employs a systematic approach to executing projects to ensure maximum efficiency and accuracy. From engineers to project managers and construction quality control teams, we all adhere to the execution plan to deliver the assignment on time and within budget.

PHASE 1: PROJECT DEVELOPMENT

This initial phase is crucial for the success of a project. Our team gathers the necessary information to commence conceptual engineering and preliminary engineering, and ultimately establish a project budget estimate and schedule before moving into detailed design.

CONCEPTUAL ENGINEERING

- Review project scope
- Formalize strategy
- Review owner design standards
- Review existing utilities and site constraints
- Perform preliminary code search
- Research permitting requirements
- Develop process design basis

PRELIMINARY ENGINEERING

- Establish design criteria and approach
- Conduct code and permitting reviews
- Coordinate with OEMs and vendors
- Create process equipment flow diagrams and layouts
- Estimate with accuracy and contingency variance
- Provide value engineering and alternates
- Develop a preliminary schedule
- Determine project staffing

PHASE 2: DETAILED DESIGN

In the detailed design phase, we use the client's input from the project development phase to transform the schematic drawings, outline specifications and project definition into working drawings and specifications.

- Delivery of final outline specification and drawings
- Multiple drawing reviews: 30%, 60%, and 90%
- Drawing acceptance by the owner
- Collaboration with vendors and OEMs on longer-lead items

PHASE 3: PROJECT IMPLEMENTATION

Cost control: We perform thorough planning and bid management during procurement, develop a process for change management and prepare detailed accounting for accurate forecasting and reporting.

Quality assurance: Our proactive approach to quality control begins during pre-construction and continues through closeout. It includes rigorous review of design and submittal documents, on-site inspections and project observation reports for every critical juncture, monthly and weekly progress reports, independent agency testing, as well as mock-ups & samples and mechanical systems start-up and training. **We keep tight control throughout construction, to safeguard owner from any deficiencies.**

Schedule controls: We keep projects moving through constant collaboration and planning, which includes regular schedule updates, two-week look-aheads and weekly subcontractor coordination meetings.

Communication: All client communications are handled through our project manager. Our project manager oversees all communication, acting as a single point of contact for design, submittals and shop drawing control, requests for information (RFIs), drawing management procedures and design changes.

Safety: The safety of our employees, clients and contractors is top priority, so we create project-specific safety plans, perform safety audits, create emergency protocols, and adhere to all OSHA requirement.

PHASE 4: COMMISSIONING AND CLOSING

- Mechanical systems start-up and training
- Final field inspections
- Punch list
- Record drawings
- Owner's manuals

1. PROJECT SCOPE VERIFICATION (5%):

Meet with client to verify project parameters, complete preliminary investigations, budget, schedule, size, location service district…etc.

2. INTERNAL KICK-OFF MEETING (5%):

The design team meets to discuss the project considerations, approach, schedule, and deliverables. This meeting is directed by the project manager and attended by the survey department, designer, engineer, drafter, and the client representative.

3. OBTAIN EXISTING INFORMATION (10%):

Available local record information is researched and existing utility companies are requested to provide their specific utility information.

4. TOPOGRAPHIC SURVEY (15%):

Initiate field work order to cover the project construction area. Office work includes verification of Right-Of-Way, property lines, existing easements and public/private utility location.

5. UTILITY REVIEW (20%):

Preliminary drawings are supplied to all utility agencies for review and comment. All possible conflicts are addressed at this stage. Alternatives are discussed as applicable.

6. PRELIMINARY DESIGN (30%):

Provide preliminary alignment, drawings, schedule, and cost estimates.

7. PERMIT DOCUMENTS (60%):

Final location is determined and all applicable permit applications are prepared. Necessary easements documents finalized and project specifications are assembled.

8. FINAL DESIGN (90%):

All applicable permits and easements are secured. Permitting agency comments and special conditions are addressed. Internal constructability review is conducted. Plans are forwarded to the client for final review and approval.

9. BIDDING DOCUMENTS (100%):

Final plans and specifications are assembled creating the “Bid Package”. Client specific sections (General Conditions, Bonds, Agreements, Technical Specifications…etc.) are included.

10. BID ADVERTISEMENT:

Trade publications and local newspapers are used to place the advertisements as authorized by the client. Bidding documents are often scanned and made available for viewing. Hard copies will typically be located at SWG Engineering offices for examination and pickup. General contractors and supplier questions / requests for clarifications are addressed and addenda issued as appropriate.

11. PRE-BID MEETING:

Frequently, this meeting is facilitated by SWG Engineering to ensure bidders have a complete understanding of the project scope.

12. BID-OPENING:

SWG Engineering will facilitate the bid opening meeting that is attended by the client, bidders, and stake holders. All bids are checked for completeness including the required bonds.

13. BID TABULATION & RECOMMENDATION:

Bids are checked for responsiveness, balance, and fatal errors. Bidder’s qualifications, insurance, and references are checked. Subsequently, Recommendation of Award will formally be issued to the client.

PROJECT MANAGEMENT

PROJECT INSTRUCTIONS AND WORK PLANS

The Project Manager will initiate work, prepare project instructions and work plans, and manage and control progress of the work. He will be the primary contact between City of Edinburg and SWG team members. Project instructions will communicate team members' responsibilities and define tasks, schedules, budgets, and coordination methods.

PROJECT MONITORING AND CONTROL

SWG will prepare monthly narrative progress reports describing work accomplished during the reporting period, work anticipated in the next reporting period, issues and concerns, problem resolutions, and schedule and budget updates. A cost summary will document expenditures during the reporting period, cumulative expenditures to date, estimated cost to complete the work, and total estimated cost at completion. The costs will be compared to the budget amounts for each task and show any variance. SWG recognizes that meeting the proposed schedule is an essential part of delivering the project successfully and meeting the budget.

ON TIME AND WITHIN BUDGET

SWG's project management competence rests on our mastery of the tools necessary for managing water and wastewater projects. Our project managers have a fully integrated project control system that combines scope, schedule, budget, and forecast data into one database. This real-time reporting project control system assists project teams in the day-to-day management of their projects.

SCHEDULING

The keys to an effective schedule include direct integration with Work Breakdown Structure (WBS), resource-loading to assist with funding needs and budget analysis, identification of milestones or deliverables, logical depiction of work processes, and regular updates to assess project performance. Our scheduling success can be attributed to the Critical Path Method (CPM) developed from software programs, depending on project needs and system compatibility.

BUDGET CONTROL

SWG will use a number of tools for project budget control. These include our management information system for tracking internal project costs; resource utilization, and costs; and cost estimating software for both professional services budget estimates and construction cost estimates. Elements of cost to be estimated include, but are not limited to, are labor, materials, equipment, travel, and expenses.

PROJECT MEETINGS

Well-planned and properly timed meetings ensure excellent service. The kick-off meeting will help ensure that the City of Edinburg needs, vision, and team member roles and responsibilities are clearly understood. Meetings with City of Edinburg staff and other agencies, as appropriate, will provide valuable coordination. To reduce costs, conference calls will be used when appropriate.

PROBLEM SOLVING

While many issues can be anticipated and planned around, unexpected obstacles often arise in performance of an endeavor such as this. When obstacles arise, we immediately manage them by investigating the problem, developing alternative solutions, and communicating our ideas for maintaining schedule and budget as soon as possible. Engineers are often described as practical problem solvers, a quality personified by SWG. Characterized by creative thinking, we will offer innovative yet practical concepts for your consideration throughout the project in an effort to better serve City of Edinburg. We will maintain close contact with your staff, carefully address their ideas, and include them in developing project solutions wherever appropriate.

QUALITY ASSURANCE/ QUALITY CONTROL PLAN

The following summarizes the general planning methodology that our team has developed. At SWG Engineering, we believe that it is our responsibility to ensure the accuracy and quality of our proposed projects. Our team prides themselves in client support by ensuring each designated project team member is invested to see their part of the design become a reality. We ensure the all documents are meeting standards and are coordinated between consultants. Quality control is an everyday practice. SWG has developed a Quality Assurance and Quality Control (QA/QC) plan, with the ability to modify it so that it specifically meets each individual projects' requirements. Each project presents unique opportunities and challenges, making customization key. Our plan consists of:

- **DESIGN CONSULTATION (i.e. PRELIMINARY DRAWINGS AND EXHIBITS)**
  - We ensure all expectations, design criteria, and construction standards are met.
- **PARTICIPATION**
  - We encourage ample participation from stakeholders, public entities, and community groups to ensure all expectations are constantly being exceeded.
- **STANDARD OPERATING PROCEDURES**
  - Set standard of how our firm prepares, produces and reviews plans, specifications, estimates, calculations and other necessary submittal items.
  - Specific procedures based upon type of project, size, scale, and scope of work.
  - Role coordination procedures are followed to properly assign tasks without creating conflicts.
  - Proper procedures followed for obtaining necessary permits.
  - Final review methodology to ensure adequacy of total project design.
    - Each document is independently reviewed and verified for clarity, feasibility, completeness and a precision.
- **SUBSTANTIATION**
  - Proper documentation and submission of required submittals to ensure all QA/QC procedures have been met.
- **FIELD CONSTRUCTION QA/QC**
  - Field Inspection Daily Observation Reports.
  - HD 4K aerial video recordings and drone flights that will showcase project scope, progress, and completion.
    - Also a valuable tool for project owner to showcase improvements to public and stakeholders.
  - Web-based service for client's authorized personnel to access, view, and comment on project documents.
- **OTHER**
  - Showcase/Announcement of successful project completion on ASCE-RGV monthly newsletter for public outreach, if desired.

We are aware that each project presents unique opportunities and challenges; customization is the key to success. Our goal is to provide design consultation, drawings, exhibits, and participation in meetings with stakeholders, community groups, and public entities to develop a successful design.

Our firm has built a reputation for high quality work achieved in a spirit of collaboration, both within the firm and with our clients. Quality management is best achieved when all members of a team are thoroughly invested in the project and see their part of the design as a piece of the whole picture. Our team assures the construction documents are meeting standards and are coordinated between consultants. Quality Control is an everyday practice.

Our goal is to make sure that the drawings can be built as planned. We host project coordination meetings and implement internal deadlines to review everyone's goals. This helps us ensure that our clients' needs and requirements are being met. At key milestone of 30%, 60% and 90% progress, our team produces a set of red-lines for an internal review of documents. Constant review of the work is crucial to eliminate human error.

The team's focus on Quality Control assures that our services are continually meeting the goal of continual improvement throughout the process, leading to design excellence.

CONSTRUCTION ENGINEERING INSPECTION

At SWG Engineering, we have a proven history of delivering successful engineering, environmental, and construction management solutions for projects since 1945. Our team prides ourselves in demonstrating value to our clients through our work by conveying innovative, cost effective, and timely design solutions to their unique request. Our designated Construction Engineering Inspector provides professional supervision in the field, ensuring that our plans are coming to life as per all specifications and design criteria. SWG is glad to provide the following services under our ***Construction Engineering Inspection***:



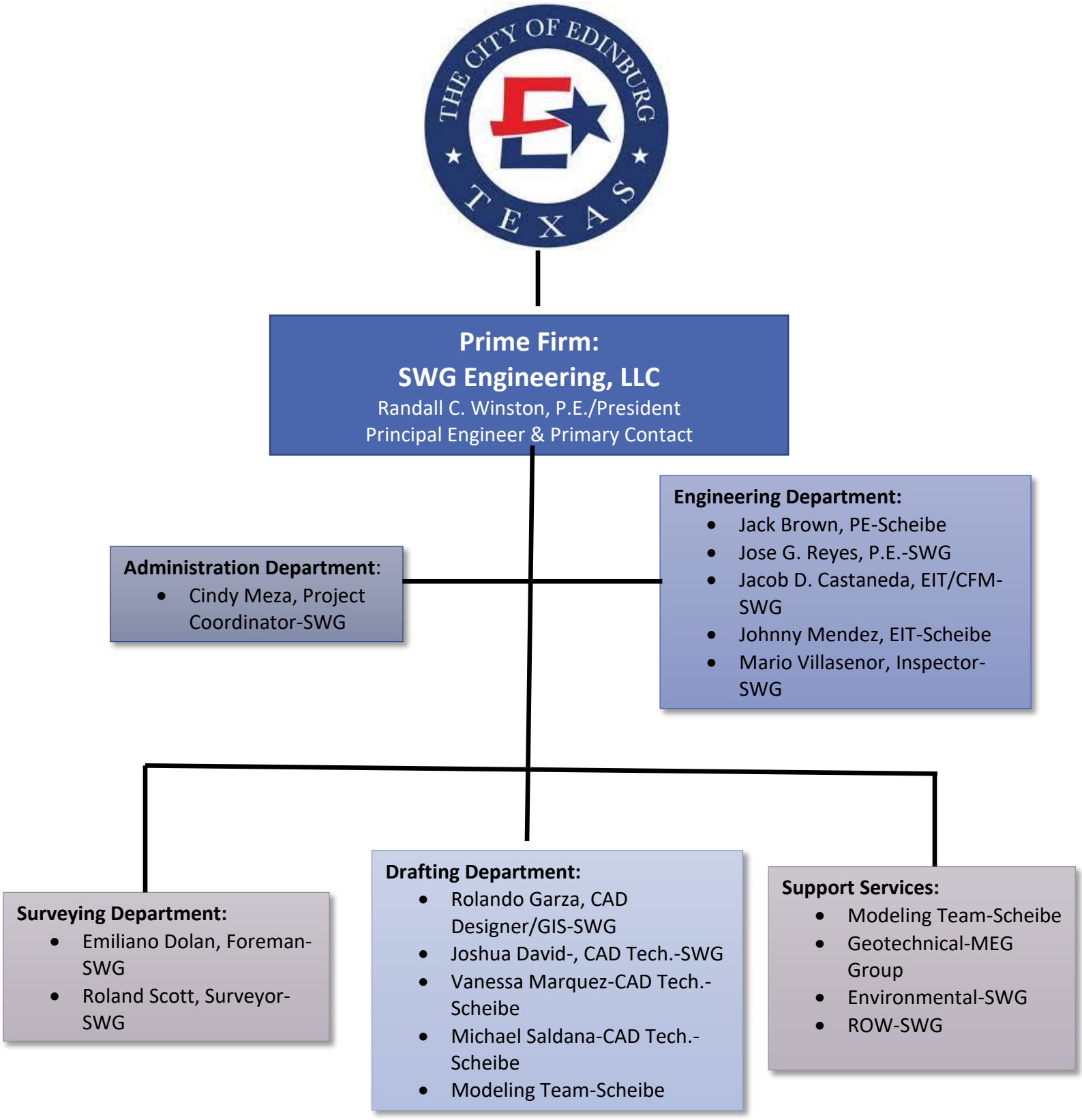
- Full construction oversight to ensure construction as per plans and specifications
- Coordination with all Contractors, Consultants, and Clients
- Overview of tests through independent laboratories on an as needed basis per project specifications
- Ensuring that all ongoing construction meets established timelines
- Preform Field Inspection Report for each site visit
- Preforming monthly drone flights inspections for stakeholders meetings
- Monitoring through time-lapse equipment and recordings to ensure proper QA/QC
- Overseeing that all Safety and Quality Procedures are taking place at all times.
- Ensure that workmanship meets or exceeds expectations
- Ensure high quality materials are used

SWG understands that the best set of plans are only as good as their equivalent construction on the field. This is why SWG ensures coordination and enforces strict oversight over the construction teams, to guarantee the successful construction and realization of the project plans.

SECTION #3

TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

PROJECT CHART



KEY STAFF

Randall C. Winston, P.E., MSCE, President

Texas Registered Professional Engineer No. 70417
Master of Engineering in Civil Engineering, Texas A&M University
Bachelor of Science in Civil Engineering, Texas A&M University



Mr. Winston has 37 years of experience in the Civil Engineering industry. His experience includes being principal engineer for several largescale water and wastewater projects in design, regulations, budget and schedule control, and construction management. He has been lead engineer for many treatment projects, detention facilities, large water and wastewater plants, rapid dewatering drying beds, lift stations, and collection and distribution systems. As Project Manager, Mr. Winston will be responsible for providing superior client service to ensure complete client satisfaction. He'll ensure technical delivery of the design, and adherence to QA/QC, safety and health requirements, managing project staffing, and financial performance tracking. Mr. Winston has expertise in working with regulatory agencies such as TCEQ, TxDOT, Army Corp of Engineers, IBWC, and other regulatory agencies. In additional to regulatory agencies, Randall has extensive knowledge with funding agencies such as TWDB, USDA, NADBANK/BECC, FEMA, CDBG, GLO, HUD, TDEM, EDA, among others.

Jack L. Brown, PE, Senior Engineer

Texas Registered Professional Engineer No. 53675
Bachelor of Science in Civil Engineering, Texas A & I University



Mr. Brown brings decades of experience specific to the greater Harlingen area. His experience includes both public and private sector services, providing a unique perspective to the Team, especially given his role in the development of several communities' subdivision ordinances and establishment of several drainage districts within the study area. Mr. Brown has managed roadway, drainage, water/wastewater, and survey related projects ranging from hundred thousand dollars to multi-million dollar engineering services contracts. Mr. Brown also brings extensive background knowledge with the development of the latest City of Harlingen Drainage Masterplan, drainage improvements for the Harlingen International Airport, and an intimate knowledge of the drainage history of this entire region. Mr. Brown's reputation both with the public sector and private development community will be invaluable to establishing a regional drainage policy that will achieve the goals of the City/public, and will be palatable to the development community.

Jose G. Reyes, P.E., Senior Project Engineer

Texas Registered Professional Engineer No. 93827
Bachelor of Science in Mechanical Engineering, University of Texas at San Antonio



Mr. Reyes has 21 years of engineering experience. His experience is composed of engineering design, project estimation and scheduling, planning and controlling, engineer in charge, and coordination. Jose has a strong understanding of both the public and private sectors with project design and oversight experience in Waterline Improvements Design, Wastewater and Water Utility Connection Design, and Drainage Improvements. Mr. Reyes also a strong working knowledge of coordinating with agencies such as TCEQ, TxDOT, IBWC, TWDB, TPWD, NADBANK, USDA, and FEMA. As Project Engineer, Mr. Reyes will be responsible for project oversight, project design support, and coordination with project drafting and surveying, participate in the review of existing data, and gathering of field data.

Mario A. Villasenor, BA, Inspector

Bachelor of Science in Accounting, Instituto Technologio y de Estudios Superiores de Monterrey



Mr. Villasenor has 15 plus years of experience in the Construction Industry & Compliance. Mario's experience consists of inspection and oversight of several largescale water and wastewater treatment projects, elevated storage tanks, ground storage tanks, detention facilities, lift stations, and collection and distribution utility systems. Mr. Villasenor is responsible for full construction oversight of each project to ensure all projects and plans are being built to its specifications, performing Quality Assurance and Quality Control assessments throughout. Additionally, he coordinates with Engineers, contractors, subcontractors, and conducts regular field inspections and reporting, ensuring all safety and quality procedures are met, and assists with proper communication to ensure project is within budget and on time. He has worked as Resident Project Representative for several large scale projects, on which funding by federal agencies required strict construction compliance.

RANDALL C. WINSTON, P.E.

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randy@siglerwinstongreenwood.com

EDUCATION

Master of Engineering, Civil Engineering, Environmental Eng. Dept.**-** 1988

Texas A&M University
Bachelor of Science in Civil Engineering- 1985

REGISTRATION

Professional Engineer State of Texas No.: 70417

WORK EXPERIENCE

Environmental Projects, Water Treatment, Wastewater Treatment,
Solid Waste Management, Industrial Wastewater and General Civil Engineering
SWG Engineering, Weslaco,Texas - 1989 - Present

Environmental Engineering Lab Instructor and Lecture Substitute
Texas A&M University, College Station, Texas – 1987-1988

General Civil Engineering and Consulting
Sigler, Winston, Greenwood & Assoc., Inc., Weslaco, Texas 1985 - 1987

SUMMARY OF WORK EXPERIENCE

- Delta Lake Irrigation District Canal A: 28,500 LF of Canal Conversion to 36" and 24" Pipeline Design and Project Management
- Delta Lake Irrigation District Canal A: Procurement of $1M US Bureau of Reclamations grant Progreso Bridge Co. Port of Entry: Paving and Detention Pond Design
- Sharyland Water Supply Corporation Design and Construction of Water Treatment Plant NO. 3
- Sharyland Water Supply 1.0 MG Elevated Water Tower
- Sharyland Water Supply WTP #1: USDA $6 Million Funding Coordination
- City of Donna 1.0 MG Elevated Water Tower
- City of Ingram Wastewater Improvements - Phase I
- City of Ingram Wastewater Improvements - Phase II
- City of Ingram Lift Station No. 1 and No. 2
- Solid waste disposal sites and transfer stations.
- City of Weslaco EDAP Facility Plan
- Weslaco T- Mobile: Civil Site Grading, Paving, and Detention Pond Design
- Landfill Closure for the City of McAllen.
- Landfill Surveying and Engineering for BFI Landfill, Donna, Texas.
- Water distribution study for the Sharyland Water Supply Corporation.
- Odor control study for the City of Weslaco Wastewater Treatment Plant and Collection System.
- Wastewater pretreatment plant for Southern Frozen Foods packing plant in Alamo (a 0.5 million gallon per day flow, 1,210 mg/l BOD_5 average).
- Study and pilot program for the City of La Feria using manmade wetlands as secondary treatment for lagoon effluent.
- City of Weslaco Economically Distressed Areas Program (EDAP) Facility Plan.
- City of McAllen Wastewater Treatment Plant No. 3, Four (4) Million Gallon Per Day Addition.
- Environmental Assessment for Hidalgo County Irrigation District No. 6 for a loan application to the United States Bureau of Reclamation. Complete archeological and environmental coordination with Local, State and Federal Agencies with approval for this project was done in this report.
- Multiple site work for HEB Stores located across the Valley: Ware Road HEB, McAllen; Weslaco HEB; Mercedes HEB; and subdivision work on Alamo HEB.
- Subdivision and site work for Weslaco Luby's Cafeteria.
- Weslaco Independent School District/ South Palm Gardens -- Septic tank design and drain field.
- City of Weslaco - City Engineer from 1990 to 2006, 2018
- City of McAllen Water Treatment Plant 2 MGD addition to the North Treatment Plant to bring total permitted capacity to 8 MGD.
- City of Weslaco Odor Control for North Wastewater Treatment Plant
- City of Weslaco 1 MGD Addition Extended Aeration Wastewater Treatment Plant
- City of Weslaco Study and Master Plan for Water and Wastewater Facilities
- City of Weslaco La Colonia Las Palmas Sewer Improvements
- City of McAllen Rehabilitation of Sludge Beds at WWTP No. 2
- City of McAllen PUB Sludge Handling Facility Pilot Study and Recommendations
- City of McAllen Highland Lift Station
- City of Weslaco Re-Design of Pumps and Motors and Controls for LS No. 27

JACK L. BROWN, PE

Scheibe Consulting, LLC
1205 W. Jackson Street
Harlingen, TX 78551
(956) 428-4014

EDUCATION
Texas A & I University
Bachelor of Science in Civil Engineering

REGISTRATION
Professional Engineer State of Texas No.: 53675

WORK EXPERIENCE

QA/QC Team Lead-Scheibe Consulting, LLC 2023-Present
Principal-Engineering Firm of Brown, Leal & Associates- 1983–2023

SUMMARY OF WORK EXPERIENCE

- Los Indios International Bridge, Cameron County – Project Manager
- Design of complete P.S. & E. for the Cameron County Facilities at the Los Indios International Bridge
- F.M. 509 Right-of-Way Map (Section 6), strip map and legal descriptions.
- Valley International Airport Drainage Improvements Phases I-IV, which included all surveying, complete Right-of-Way mapping, complete P.S. & E. package, along with bidding of contracts and construction management/supervision.
- Engineers' Report for the creation of the Cameron County Drainage District No. 5
- Complete Design of the following CCDD No. 5 projects: Hoening Road Bridge, Palm Drive Bridge, Garrett Road Structure Improvements, Paloma Lane Bridge, Palm Boulevard Bridge, and Stuart Place Main Drain. The work involved on these projects included obtaining surveying information, designing complete P.S. & E. packages, bidding and award process of contracts, as well as construction management and supervision.
- Design of complete P.S. & E. on the Arroyo Colorado Pilot Channel Relocation project for the Cameron County Harlingen Irrigation District No. 1
- Design of complete P.S. & E. for Harlingen Industrial Parks III and IV
- Design of Valley International Airport, Long Term Parking Expansion
- Design of Valley International Airport, Terminal Drainage Improvements Port Isabel – San Benito Navigation District EDA Multi-Purpose Cargo Dock
- Design of Valley International Airport Bodenhamer Road Extension Project
- Complete Design of the following CCDD No. 3 projects (GLO Contract No.: 12-361-000-6127):

  1.) 1577 Subdivision Drainage Improvements

  2.) Montalvo Subdivision Drainage Improvements

  3.) Los Ranchitos & Rancho Grande Drainage Improvements

  4.) Drain "A" Widening Drainage Improvements, Phase I & II
- Rancho Grande Drainage Improvements (current)

JOSE G. REYES, P.E.

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EDUCATION

University of Texas at San Antonio
Bachelor of Science in Mechanical Engineering-1995

REGISTRATION

Professional Engineer State of Texas No.: 93827

WORK EXPERIENCE

General Engineering Consultant:
SWG Engineering, LLC Weslaco, Texas
Senior Project Engineer 2017 – Present

General Engineering Consultant, Project Management, & Quality Control:
Eberle Materials, Inc.
Project Manager- 2016-2017
Clore Construction Co.
Quality Control Systems Manager 2014-2015
M. Garcia Engineering, LLC
Senior Project Engineer- 2013-2014
Guzman & Munoz Engineering & Surveying, Inc.
Senior Project Manager 2010-2013
TEDSI Infrastructure Group
Project Manager- 2008-2010
S & B Infrastructure, LTD
Project Manager 2002-2008

SUMMARY OF WORK EXPERIENCE

- City of Donna: Proposed Offsite Waterline Improvements, Wastewater and Water Improvements Phase 2 for The Shops at 493 Subdivision: Engineer in charge of Design and Construction.
- Proposed Paving Improvements and Drainage Improvements for The Shops at 493 Subdivision Phase 2: Engineer in charge of Design and Construction.
- Proposed 12" Offsite, Interconnecting Waterlines and Existing Elevated Tank Improvements: Engineer in charge of Design and Construction.
- SWSC's WTP #2: Paving and Drainage Improvements: Engineer in charge of Design and Construction.
- SWSC's 10,100 LF of 12" WL: Transmission: Engineer in charge of Design and Construction.
- City of Port Isabel Medians: Civil Improvements: Engineer in charge of Design and Construction.
- City of Port Isabel Washington Park: Civil Improvements: Engineer in charge of Design and Construction.
- City of Harlingen I.S.D: Paving and Drainage: Engineer in charge of Design and Construction.
- City of Port Isabel Garcia Street: Engineer in charge of Design and Construction.
- NAWSC's 5100 LF of 6" WL: Engineer in charge of Design and Construction.
- City of Los Indios Community Park: Civil Improvements: Engineer in charge of Design.
- City of Mercedes Community Center: Civil and Paving Design: Engineer in charge of Design and Construction.
- City of Donna Waterline Interconnect Improvements: Civil Design: Engineer in charge of Design.
- City of Weslaco Pleasantview and 11th Street: Civil and Drainage Design: Engineer in charge of Design of Crossings and Ditch Improvements.
- City of Weslaco: Designed of Subdivision, Engineer in charge of Plat and Construction Plans.
- City of Weslaco IBWC Levee: Civil Design: Engineer in charge of Design and Construction.
- Long Island Village: Civil Design: Engineer in charge of Design of Water, Wastewater and Paving Improvements.
- Hidalgo County: Designed of Subdivision, Engineer in charge of Plat and Construction Plans.
- City of Weslaco: Designed of Subdivision, Engineer in charge of Plat and Construction Plans.
- City of McAllen: Designed of Subdivision, Engineer on charge of Plat and Construction Plans.
- UTRGV –IEAS Building and UTRGV – Science Building
- USIBWC, LRGFCP, Progeso Levee: (Project length 6 miles)
- USIBWC, LRGFCP, North Floodway and Arroyo Colorado Levees: (Project length 26.8 miles)
- Mission Levee, Common Levee/Anzalduas Dike Improvements, USIBWC/DHS
- Morrison Rd., Responsible for management and administration. For the design of the schematic layout and then continued with the PS&E. Designed the horizontal alignment using existing survey data and TxDOT Roadway Design Manual criteria
- Mile 6 West, Responsible for roadway pay quantities, and design of pavement markings as per TxDOT standards and the Texas Manual on Uniform Traffic Control Devices (TMUTCD).
- Mile 2 WEST, Responsible for the pavement quantity calculations and roadway design for Schematic Layout. Developed transition lengths sections as per TxDOT Standards. Prepared Plans and Profiles, Sign Summaries, SW3P's, Pavements Markings and TCP's. Sized culverts and developed culverts layout as per TxDOT Standards
- IH 35 RAMP SCHEMATIC, Responsible for evaluating different ramp alternatives alignments for IH 35. Developed typical sections for the proposed on and off ramps as per TxDOT standards.
- JBS PARKWAY, Odessa, TX, Developed all the required documentation for TxDOT Public Meetings. Developed Pre-Construction Estimates and Project Layouts for the proposed interchanges configurations alternatives.
- US 83/SH 359 – Laredo, TX, Developed plans and profiles, design roadway typical sections, and calculate pavement quantities. Developed project cost summaries using HIGH ESTIMATOR PROGRAM.

AREAS OF SPECIALIZATION

Master Planning
Conceptual Studies
Feasibility Studies
Rate Studies
Environmental Studies
Preliminary Reports
Plans and Specifications in Civil Engineering Design

FIRMS COMPETENCIES

Computer-Aided Design (CAD) Software
Consulting
Water Treatment & Distribution
Wastewater Treatment & Collection
Irrigation Systems & Treatment
Storm Drainage Evaluation and Design
Flood Mitigation
Feasibility Studies
Grant Funding Assistance
Environmental Engineering
Capital Improvements Plan
Asset Management
Construction Management
Site Planning, Analysis and Design
Street and Roadway Design
Flood Control & Flood Plains
Site Grading & Earthwork
Land Surveying
Topographic & Detailed Mapping
Structural Engineering
GPS Technology
GIS Technology

CONSULTING ENGINEERING SERVICES

Preparation of Construction Plans
Preparation of Procurement Documents
Construction Management
Project Funding Procurement
Infrastructure Assessments
GIS Mapping

LIST OF TEAM MEMBERS
SWG ENGINEERING, LLC: 77 YEARS IN BUSINESS SINCE 1945
19 EMPLOYEES ON STAFF

Disciplines: Civil Engineering, Environmental Engineering, Water & Wastewater Resources Engineering, Re-construction and Project Improvements, Construction Engineering & Inspection, Surveying, Construction Administration, Grant Writing, Grant Management, Financial Analysis, and Funding Procurement.

ENGINEERING DEPARTMENT: (PROJECT ENGINEERS AND PROJECT MANAGERS): *Responsible for the design, drawing, codes, and specifications of the projects, that include material required, quantity, and quality of components procured from vendors. Project Management, Reporting, Project Oversight, Create and Manage Project Budgets that includes cost estimates, proposals, and Inspection.*

- RANDALL C. WINSTON, PE/PRESIDENT
- JOE B. WINSTON, PE/RPLS
- JOSE G. REYES, PE/VICE-PRESIDENT
- WILLIAM F. UECKERT, PE/PROJECT MANAGER
- JACOB D. CASTANEDA, EIT, CFM
- DALINDA RAMOS, EIT
- MARIO VILLASENOR, INSPECTOR (COMPLIANCE)
- GREGORY WHITE, INSPECTOR (COMPLIANCE)

DRAFTING DEPARTMENT: (DRAWINGS AND DRAFTING): *Follow specifications and calculations to create various technical drawings in collaboration with Engineering Department.*

- MANUEL VALDEZ, JR., CADD DESIGNER SUPERVISOR & SCHEDULER
- ROLANDO GARZA, ASST. ENGINEER/CADD DESIGNER/GIS SPECIALIST
- MANUEL VILLALPANDO, CADD TECHNICIAN
- JOSHUA B. DAVID, CADD TECHNICIAN

SURVEYING DEPARTMENT (SURVEYING): *Responsible for precise measurements to determine property boundaries, provide data relevant to the shape and contour of the Earth's surface for engineering, mapmaking, and construction projects. Update boundary lines and prepare sites for construction.*

- EMILIANO DOLAN, SURVEYOR FOREMAN
- ROLAND SCOTT, SURVEYOR
- ISRAEL FOX, SURVEYOR

ADMINISTRATION DEPARTMENT (BUSINESS OPERATIONS): *Responsible for Data Management, Contract Management, Procurement, Grant Writing, Client Relations, Accounting, Finance Analysis, and Coordinating Business Operations to secure efficiency and compliance to company and contractor policies.*

- CINDY MEZA, MEd/PROJECT COORDINATOR (CONTRACT MANAGEMENT)
- MONICA R. DUENES, MBA/CONTRACT SPECIALIST (PROCUREMENT& FINANCIAL ANALYSIS)
- CHRISTIAN WINSTON, B.A. Com/GRANT ADMINISTRATION & CLIENT RELATIONS
- RON PEYNADO, BBA/CFO (ACCOUNTING & DATA MANAGEMENT)

SECTION #4

REFERENCES

REFERENCES

MR. JUAN CEDILLO

City Secretary
City of Lyford
13550 Main Ave
Lyford, TX 78569
(956) 347-3512
E-mail: cityoflyford@lyfordtx.us

MR. DOROTEO GARCIA JR, P.E., CFM, RAS

City Engineer
City of Brownsville
404 E Washington
Brownsville, TX 78520
(956) 541-1012
E-mail: Doroteo.Garcia@brownsvilletx.gov

MR. PAUL GREENHILL

District Manager
Willacy County Drainage District No. 2
8304 Business Hwy. 77
Lyford, TX 78569
(956) 347-5164
E-mail: paulg426@willacycdd1.org

MR. FRANK RIOS

City Manager
City of La Feria
115 E. Commercial Ave.
La Feria, TX 78559
(956) 797-2261
E-mail: frios@cityoflaferia.com

MR. MARCO A. VEGA, PE

General Manager
McAllen Public Utility
1300 Houston Ave.
McAllen, TX 78501
(956) 681-1771
E-mail: mvega@mcallen.net

Client: Laguna Madre Water District

Contact: Mr. Charles F. Ortiz, P.E., District Engineer
Address: 105 Port Road, Port Isabel, TX 78578
Phone: (956) 943-2626, Ext. 130
Date: 2022- Present
Contract Value: $19,500,000.00



Project Summary:

SWG was selected for the following:

Design of the water distribution system lines and wastewater collection system lines to be placed within the multiple street right-of-ways (ROW) or Easements, replacing the existing lines possibly under dwellings.



The four (4) existing Lift Stations (LS) will be designed for upgrades and or replacements, move LS #4 to the main road being Sea Shell Blvd. SWG also consider combining and eliminating LS within the Long Island Village community.

The streets that will be cut for the installation of the water and wastewater lines will be designed to be repaved to the current width with no additional drainage outfalls.

Every street intersection will be provided a tap and water meter for the LIV community maintained private sprinkler systems.

The project has a contract value of $19.5 Million that includes the construction.

Client: City of Ingram

Contact: Ms. Heather Davis, City Secretary
Address: 230 Hwy 39, Ingram, TX 78025
Phone: (830)367-5115
Date: 2009 – 2024
Contract Value: $6,500,000.00
Project Summary:



Phase I SWG was hired by the City of Ingram to procure the funding, design, and provide easement documents for individual lot sewer system connections for 172 residential properties and decommission 172 septic tanks within the city. This provided immediate connections for the residents at no cost to them.



Phase II - SWG prepared a Preliminary Engineering Report in accordance with United States Department of Agricultural Rural Development (USDA RD) and as a result, obtained funding for the design and installation of gravity lines for collection of residential wastewater within the Phase II area, which included 302 connections and two new lift stations, which were installed to re-pump all the wastewater flow. These improvements have made a tremendous improvements on the water quality of the pristine Guadalupe River.

Phase III- SWG is currently assisting the City of Ingram with the third phase of improvements and has an estimated 152 addition connections to be added.

Client: City of Mercedes

Contact: Mr. Alberto Perez, City Manager

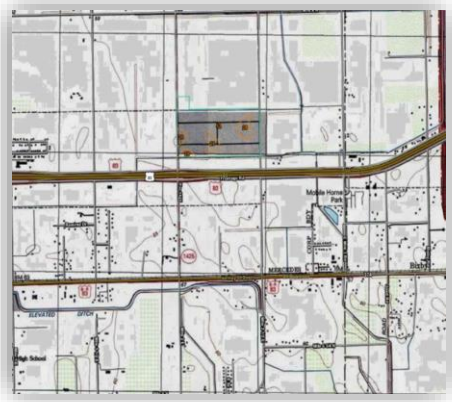
Address: 400 S. Ohio Ave., Mercedes, TX 78570

Phone: (956) 565-3114

Date: 2019-2024

Contract Value: $2,160,275.00

Project Summary: Proposed Sanitary Sewer Improvements, Existing Septic Systems Decommissioning, and Proposed Lift Station for Capisallo Terrace Subdivision.



The project site is located approximately 1,000 feet north of the intersection between US 83 Frontage Road and Mile 2 East Road at the proposed site will accommodate for proposed lift station and sanitary sewer line improvements. The site construction for the proposed structure is anticipated to be on a slab-on-grade or on-fill foundation provided expansive, soil-related movements will not impair the performance of the structure. Project will be divided in 4 phases:

Phase 1: Preliminary

Conduct preliminary deliberations for determination of project scope of work, prepare preliminary cost estimates and establish scope of work.

Phase 2: Funding

Assist City in procurement of funding or Funding Administrator.

Phase 3: Design

Conduct necessary analysis of project area, complete design, and develop construction plans.

Phase 4: Construction

Solicit bids, procure contractor, conduct construction management and conduct frequent site inspections. Conduct project closeout and assist in fulfillment of funding requirements, if any.

Client: Union Water Supply Corporation (UWSC)



Contact: Mr. Jorge Bazan, General Manager

Address: 5992 FM 1430, Rio Grande City, TX 78582

Phone: (956) 487-3744

Date: 2021- Present

Contract Value: $30,000,000.00

Project Summary: Design for the construction of the System-Wide Improvements and Rehabilitation, including WTP Expansion and Rehabilitation, River Pump Station Rehabilitation, and Distribution System Upgrades



Union Water Supply Corporation (UWSC) of La Casita-Garciasville, Texas, Starr County acquired funding from USDA in the amount of $30 million dollars for a much-needed water system expansion. This improvement allows for treatment system to expand from the existing 1.5 million gallons per day to 4 million gallons per day. It will also provide for constructing a 250,000 gallon ground storage tank and rehabilitation of the existing river pump structure located on the Rio Grande River. Additionally, the funds will replace the existing 25 miles of outdated 1" to 4" small diameter pipes with more efficient 8" waterlines, which will alleviate the problem of water line breaks in the system. With new waterlines, fire hydrants will be installed to provide fire protection for the community's resident.

SWG assisted UWSC with each step of the grant process, from the earliest scope and budget preparations for application through grant administration. SWG targeted assistance with specific aspects of the funding process, such as conceptual designs, engineering reports to support a proposed project, and summaries of the project's economic development quantitative and

qualitative indicators that will positively impact hundreds of residents. Project Deliverables as follow:

- **Waterline Improvements**

Upgrade existing 1-inch thru 4-inch water line to a minimum 6-inch waterline
Placement of fire hydrants for fire protection with the service area
Upgrade existing 6-inch thru 8-inch water transmission lines to 10-inch lines

- **Existing Water Plant Improvements (1.5 MGD)**

Replace the existing claricone (clarifier) with a new claricone (clarifier)
Upgrade filters - Replace filter media and replace possible underdrains
Upgrade the chemical buildings
Upgrade the electrical distribution system
Upgrade the SCADA system

- **Water Storage**

Abandon existing ground steel storage tank
Placement of a new 250,000 gallon concrete ground storage tank



- **Additional Capacity (2.5 MGD)**

Placement of Ultra-Filtration surface source water purification system
Piping from Ultra-Filtration system to storage tank

- **Plant Distribution System**

Upgrade high service pumps to the distribution system
Upgrade transfer pumps from the storage reservoir to the existing plant and the Ultra-Filtration system plant

- **Raw Water Supply**

Upgrade pumps at the River Pump Station
Stabilize River Pump Station Structure on the Rio Grande Banks

Client: Delta Lake Irrigation District

Contact: Mr. Troy Allen, General Manager

Address: 10370 Charles Green Rd., Edcouch, TX 78538

Phone: (956) 262-2101

Date: 2018 – 2023

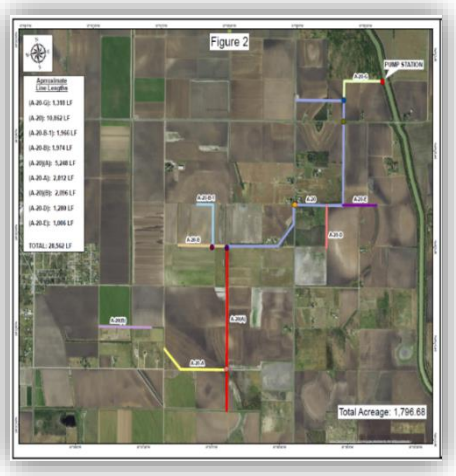
Contract Value: $3,200,000.00

Project Summary: Canal to Pipeline Conversion of Canal A-20 and Pump Station

For this important project, a grant from the Bureau of Reclamation (BOR) of $1,000,000 was procured by the SWG to aid in the cost of construction.

The project will convert approximately **28,000 linear feet** (~5.3 miles) of deteriorated canal into a modern pipeline system. **This 36”-18” pipeline** will contain flowmeters at strategic points to monitor water flow, and has sluice gates and line gate valves at specific locations to isolate pipeline sections as necessary. Additionally, the main diesel pump station will be deleted and has been designed to be replaces as a **state-of-the art pump station, with VFD controlled twin electric pumps**, which will enable the deletion of 5

total diesel pump stations in the system. The flow meters will also connect to this master pump station, and the entire system will be capable of being monitored and controlled remotely.



The deletion of these diesel pump stations will Significantly lower operation and maintenance costs to the District, while eliminating any contamination from them. Additionally, and the primary reason why the BOR funded the project, the canal conversion to pipeline project is anticipated to save approx. 2,050 acre-feet of water, being **668 million gallons, per year.**

Client: Laguna Madre Water District



Contact: Mr. Charles F. Ortiz, P.E., District Engineer

Address: 105 Port Road, Port Isabel, TX 78578

Phone: (956) 943-2626, Ext. 130

Date: February 2021- 2023

Contract Value: $2,630,604.00

Project Summary: Improvements to the Water Distribution System for Laguna Blvd, Causeway Bypass, and Valve Upgrades.

SWG was selected by LMWD to design and conduct construction management for waterline upgrade in Laguna Blvd. from Marisol St. to Gardenia St. Also, design services for the Installation of VFDs for the High Service Pumps.

Client: Laguna Madre Water District



Contact: Mr. Charles F. Ortiz, P.E., District Engineer

Address: 105 Port Road, Port Isabel, TX 78578

Phone: (956) 943-2626, Ext. 130

Date: May 2020- April 2022

Contract Value: $1,601,776.75

Project Summary:

Rehabilitation and Improvements of Clarification and Flocculation Basins at Water Treatment Plant No. 1.

SWG was selected by LMWD to design Water Treatment Plant No. 1 in Port Isabel, TX. Design of clarifier a rehabilitation including removal and replacement of 60 FT. upflow clarifier butterfly valve, Mag meter for 10" and 14" raw water lines along with electrical as required.

Current Projects:

- City of Brownsville- Bus Stop Improvements
- City of Donna-Water Plant Improvements
- City of Harlingen- Drainage Improvements
- City of La Feria- Downtown Revitalization
- City of Weslaco-Sub-Division Reviews & Drainage Report
- Laguna Madre Water District- Long Island Village Improvements
- Union Water Supply Corporation- La Casita Improvements
- Weslaco ISD- Playground Improvements

SECTION #5

INSURANCE

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 02/29/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Mindy Rivera	
McAfee Insurance Agency	PHONE (A/C, No, Ext): (956) 565-2481	FAX (A/C, No): (956) 565-2733
P. O. Box 625	E-MAIL ADDRESS: mindy@mcafeeagency.com	
321 Second Street	INSURER(S) AFFORDING COVERAGE	NAIC #
Mercedes TX 78570	INSURER A : Technology Insurance Company, Inc.	
INSURED	INSURER B : Lloyds of London	
SWG Engineering, LLC	INSURER C :	
611 Bill Summers Intl Blvd	INSURER D :	
	INSURER E :	
Weslaco TX 78596	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** 24-25 RENEWAL **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:	Y	Y	TPP1723741 02	02/09/2024	02/09/2025	EACH OCCURRENCE	$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
							GENERAL AGGREGATE	$ 2,000,000
							PRODUCTS - COMP/OP AGG	$ 2,000,000
							Employment Related-	$
	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [ ] HIRED AUTOS ONLY [ ] NON-OWNED AUTOS ONLY						~~COMBINED SINGLE~~ LIMIT (Ea accident)	$
							BODILY INJURY (Per person)	$
							BODILY INJURY (Per accident)	$
							PROPERTY DAMAGE (Per accident)	$
								$
	[ ] UMBRELLA LIAB [ ] OCCUR [ ] EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $						EACH OCCURRENCE	$
							AGGREGATE	$
								$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] N / A (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						[ ] PER STATUTE [ ] OTH-ER	
							E.L. EACH ACCIDENT	$
							E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
B	Professional Liability			B0621PSWGE000323	11/18/2023	11/18/2024	Aggregate	1,000,000
							Each Claim	1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 04/09/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER StateFarm RICK ARMENDARIZ STATE FARM INSURANCE 131 N TEXAS AVE MERCEDES, TX 78570	CONTACT NAME: BRISA OROZCO PHONE (A/C, No, Ext): 956-565-3126 FAX (A/C, No): 956-542-7435 E-MAIL ADDRESS: brisa.orozco.vad9lr@statefarm.com
INSURED SWG ENGINEERING, LLC DBA SIGLER, WINSTON, GREENWOOD & ASSOCIATES 611 S INTERNATIONAL BLVD WESALCO, TX 78596	INSURER(S) AFFORDING COVERAGE / NAIC # INSURER A : State Farm Mutual Automobile Insurance Company 25178 INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADD INSD	SUB WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PRO-JECT ☐ LOC ☐ OTHER:						EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ $ $ $ $ $
A	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ HIRED AUTOS ONLY ☒ SCHEDULED AUTOS ☒ NON-OWNED AUTOS ONLY			4311762-C26-53-9ZZ	03/26/2024	03/26/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
	UMBRELLA LIAB ☐ OCCUR EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION $						EACH OCCURRENCE AGGREGATE	$ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ N/A (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						☐ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ $ $ $

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 03/18/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

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PRODUCER	CONTACT NAME:	
DAVID ISON INSURANCE INC 65813865 1383 EAST BITTERS ROAD STE 1 SAN ANTONIO TX 78216	PHONE (A/C, No, Ext): (210) 490-1494	FAX (A/C, No):
	E-MAIL ADDRESS:	
	INSURER(S) AFFORDING COVERAGE	NAIC#
	INSURER A : Hartford Insurance Company of the Midwest	37478
INSURED	INSURER B :	
SWG ENGINEERING, LLC 611 BILL SUMMERS INTERNATIONAL BLVD WESLACO TX 78596-9168	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED.NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/Y YYY)	LIMITS	
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	
	CLAIMS-MADE OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	
							MED EXP (Any one person)	
							PERSONAL & ADV INJURY	
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	
	OTHER:							
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	
	ANY AUTO						BODILY INJURY (Per person)	
	ALL OWNED AUTOS / SCHEDULED AUTOS						BODILY INJURY (Per accident)	
	HIRED AUTOS / NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	
	DED RETENTION $							
A	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY**						X PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	N/ A		65 WBC AC7143	09/02/2023	09/02/2024	E.L. EACH ACCIDENT	$1,000,000
							E.L. DISEASE -EA EMPLOYEE	$1,000,000
							E.L. DISEASE - POLICY LIMIT	$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES **(ACORD 101, Additional Remarks Schedule, may be attached if more space is required)**

Those usual to the Insured's Operations.

CERTIFICATE HOLDER

For Informational Purposes
611 BILL SUMMERS INTERNATIONAL BLVD
WESLACO TX 78596-9168

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Susan L. Castaneda

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SECTION #6

PROFESSIONAL SERVICES AGREEMENT

PROFESSIONAL SERVICES AGREEMENT: STATEMENT

SWG Engineering, LLC (SWG) has read the Professional Services Agreement included in the RFQ#2024-9, and if selected will meet the prerequisite insurance requirements as per the said RFQ, and agrees to enter in to such agreement.

Acknowledged By:

Randall C. Winston, P.E.

Randall C. Winston, PE/President
SWG Engineering, LLC
July 16, 2024

SECTION #7

CONTACT INFORMATION

1.) Firm name, including the address of firm office, structure of firm, and future plans for change of ownership:

Primary Office:	**SWG Engineering, LLC** 611 Bill Summers Intl. Blvd. Weslaco, TX 78596
Structure of Firm:	Limited Liability Company (LLC) Corporation
Ownership:	N/A

2.) Names, position, phone and fax of contact person:

Randall C. Winston, P.E./President
Tel.: (956) 968-2194
Fax: (956) 968-8300
E-mail: randy@siglerwinstongreenwood.com

3.) Names of principals in the firm, years firm has been in business and size of firm:
Principals: Randall C. Winston, P.E./President, Joseph B. Winston, P.E./RPLS, Jose G. Reyes, P.E., and William F. Ueckert, P.E.

Years in business: 77 Years

Size: 19 (3 PEs, 1 RPLS, 2 EIT's, 4 AutoCAD 2022 Draftsmen/GIS Specialist, 4 Administrative Staff, 3 Survey Field Personnel, and 2 Project Inspectors)

4.) Listing of all pending litigation or malpractice insurance against or involving the firm or its agents or employers with respect to any work performed; any relationship with City/County employee, officer, City/County Council, or committee member:
None

5.) Amount of professional liability insurance coverage carried by your firm:
SWG Engineering, LLC maintains a professional liability insurance in the amount of $1,000,000.00

6.) Name and phone number of person to contact at the banking institution where firm does business, and list default on loan or finance agreements:
Frost Bank
Paola Escalante Castillo
(956) 702-6683

Default on loan or finance agreements: N/A

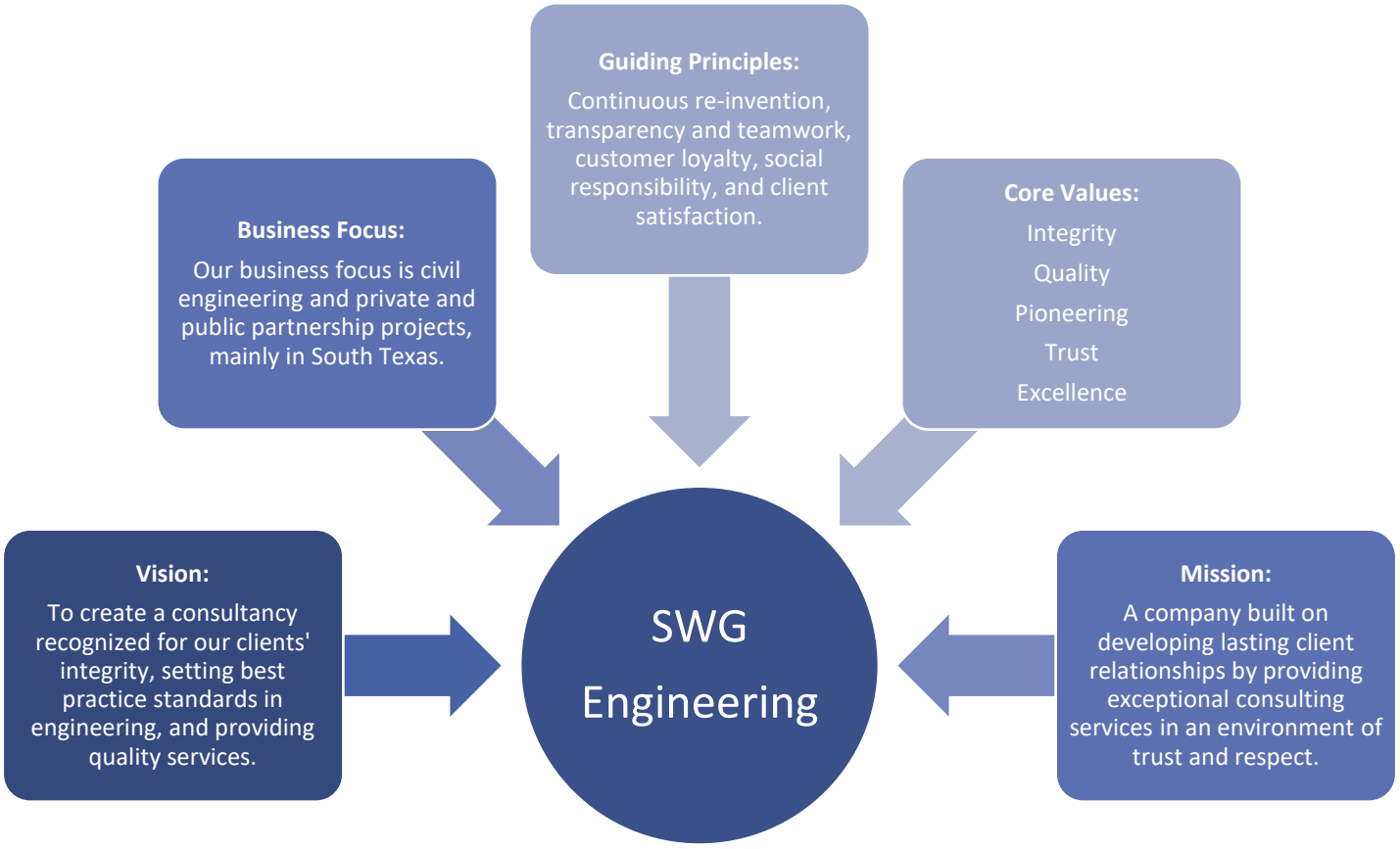
7.) Disciplines of consultants for the proposed project:
SWG Engineering – Civil Engineering, Environmental Engineering, Water Resources Engineering, Construction Engineering & Inspection, Surveying, Construction Administration, Grant Writing, and Funding Procurement

8.) Commitment of the firm, assigned project staff, and current work load of staff that would be responsible for the project:

SWG Project Staff included in the Project Chart in the RFQ would be allocated 75% of their time and effort to this project and is committed to the delivery of timely results. Also, SWG has sufficient personnel in the firm to provide back-up for the assigned project staff to be on hand if required.

Project team lead would be Mr. Randy C. Winston, P.E. with project staff such as: Project Engineers, EIT's, and Engineer Inspectors on hand to provide project oversight and consulting as needed.

9.) Firm's purpose:



CONTACT INFORMATION

1. **RANDALL C. WINSTON, P.E./PRESIDENT**
   SWG Engineering, LLC
   611 S. International Blvd. Suite 1
   Weslaco, Texas 78596
   Tel. 956-968-2194
   Fax 956-968-8300
   (M) 956-373-1492
   randy@siglerwinstongreenwood.com

2. **JOSE G. REYES, P.E./VICE-PRESIDENT**
   SWG Engineering, LLC
   611 S. International Blvd. Suite 1
   Weslaco, Texas 78596
   Tel. 956-968-2194
   Fax 956-968-8300
   (M) 956-789-4143
   jreyes@siglerwinstongreenwood.com

STATEMENT OF QUALIFICATIONS

THE CITY OF Edinburg

PROFESSIONAL ENGINEERING SERVICES

RFQ #2024-9

JULY 16, 2024

PREPARED BY:

TEDSI

Commitment to quality and dedication to technical excellence

TEDSI Infrastructure Group, Inc

1201 E. Interstate Highway 2, Mission, TX 78571

Phone: (956) 424-7898

Fax: (956) 424-7022

TEDSI INFRASTRUCTURE GROUP

Consulting Engineers
1201 E. Interstate Hwy 2, ♦ Mission, Texas 78572

July 16, 2024

City of Edinburg
415 W University Dr
c/o City Secretary Department (1st Floor)
RFQ No. 2024-9
Engineering Services

RE: RFQ #2024-9 Professional Engineering Rotation Services

To whom it may concern:

TEDSI Infrastructure Group Inc (TEDSI) is pleased to submit our Request for Qualifications (RFQ) for a variety of capital improvement projects and city programs and projects. **TEDSI** specializes in Street Infrastructure Evaluation and Improvements, Pavement Management and Improvements, Utility Infrastructure Evaluation and Improvements, Erosion and Sediment Control Design, Water and Wastewater Evaluation and Improvements, Hydrology & Hydraulics, Transportation Evaluation, Traffic Engineering Services, Traffic Signal Design, and Civil Engineering as described in the scope of services.

Founded over 35+ years ago, **TEDSI** is a well-established Engineering Consultant Firm with a local office in Mission, Texas. We are registered with the Texas Board of Professional Engineers (# F-1640) to perform engineering services in the State of Texas. Our professional staff has extensive experience with municipalities across the State of Texas and has experience in working with programs funded by federal, state, and local governments. The experience of our team's professional staff covers a broad spectrum of Professional Services. This experience will allow the **TEDSI Team** to provide solutions needed to complete these projects on time and with the utmost professionalism.

Our client relationships are a crucial part of our day-to-day business. Our staff is committed to the philosophy of establishing and maintaining long-term relationships with our clients in order to provide them the product they need. We have assembled a very capable team of engineers, surveyors and scientists who can meet the challenges and provide a quality product for the city.

For this RFQ, the point of contact will be Mr. Ponciano N. Longoria, P.E., CFM (ponciano.longoria@tedsi.com) 1201 E. Interstate Hwy 2, Mission TX 78572, (956) 424-7898. We pledge our total commitment and are ready to respond promptly and efficiently to serving your needs. **TEDSI** is privileged and grateful to present the following qualifications for your review and consideration.

By signing this letter of transmittal, I certify that I am the CEO & President to bind TEDSI into contract with the City of Edinburg.

Sincerely,
TEDSI INFRASTRUCTURE GROUP, INC.

CEO/President

II. FIRM QUALIFICATION AND EXPERIENCE

TEDSI, founded in 1984, is registered with the Texas Board of Professional Engineers (F-1640) to perform engineering services in the State of Texas. **TEDSI** has been providing engineering services in the State of Texas for over 35+ years.

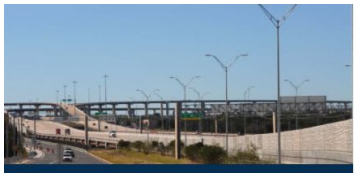
Scope of Services TEDSI can perform:

- **Street Infrastructure Evaluation and Improvements**
- **Pavement Management and Improvements**
- **Utility Infrastructure Evaluation and Improvements**
- **Erosion and Sediment Control Design**
- **Water and Wastewater Evaluation and Improvements**
- **Hydrology & Hydraulics**
- **Transportation Evaluation**
- **Traffic Engineering Services**
- **Traffic Signal Design**
- **Civil Engineering**

Engineering Services provided by firm include, but may not limited to:

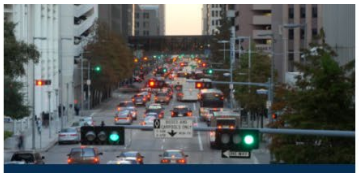
- **Field investigation and data collection**
- **Feasibility evaluation and alternatives analysis**
- **Design development and cost estimating**
- **Preparation of plans, specifications and estimates**
- **Review and check plans, subdivision and parcel maps, and computations submitted by private developers**
- **Review of engineering and encroachment permits**
- **Coordination with utility agencies, consultants, and other public agencies**
- **Organization, participation and presentations at meetings held by City staff, the City Council, neighborhood groups, and other stakeholders**
- **Preparation of preliminary documents, plans and/or reports including findings and recommendations**
- **Preparation final documents, plans and/or reports responding to City and other stakeholder comments**
- **Preparation of handouts and graphical displays for public meetings**
- **Management and monitoring of capital improvement project**
- **Management and monitoring of planning projects**
- **Administration and monitoring of regional, state and federal grants**
- **General civil engineering support services as assigned**

Additional Services TEDSI can perform:



Transportation Services

TEDSI has developed a structured format to provide efficient and quality assured management of traffic signal and other transportation related construction.



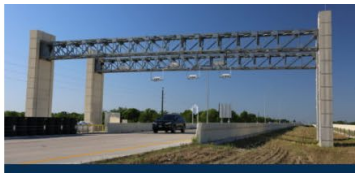
Traffic Engineering and Design

Our expertise covers every aspect of new roadways, highways, expressways, urban freeways, complex interchanges and toll roads.



Hydrology and Water Resources

A major component of any project is drainage. Design, maintenance and Functionality are the standard measures of effectiveness in the area of storm-water design.



Tolling and ITS

With decades of Intelligent Transportation Systems (ITS), TEDSI has specialized in giving customers the ability to measure, evaluate and communicate traffic conditions to motorist.

ADVANCED PROJECT DEVELOPMENT	ROADWAY & PS&E	TRAFFIC ENGINEERING		WATER RESOURCES
		TRAFFIC STUDIES	TRAFFIC PS&E	
Route Studies	Roadway Design	Traffic Impact Analysis	Intelligent Transportation Systems	Storm Water Pollution
Schematics	Bridge Design	Traffic Projections	ITS Integration	Wastewater Lines
Preliminary Bridge Layouts	Storm Sewer System	Level of Service Analysis	Toll Infrastructure Design	Sanitary Sewer Design
Preliminary Utility Coordination	Culvert Crossings/Outfall Design	Lighting Contour Studies	Traffic Control Plan	Waterline Improvements
Preliminary Engineering Report	Subsurface Utility Engineering	Traffic Signal/Warrants	Illumination	Effluent Line Improvements
Mobility Planning	Utility Coordination Management	Intersection Control Evaluation	Signal Design	Water Reclamation
	Detentions Facility Design	Speed Zone Studies	Signing	
	Drainage Ditch Design	Traffic Analysis for Highway Design	Pavement Markings	
	Bicycle and Pedestrian Facility Design	Ramps Capacity Analysis	Traffic Control	
	Construction Management/Inspection	Freeway Weaving Analysis		
		Traffic Signal Phasing & Timings Development		

TEDSI has completed projects within budget and on a timely manner for the City of Edinburg, City of McAllen, City of Mission, City of Pharr, City of Weslaco, City of Harlingen, City of Brownsville, Hidalgo County, Cameron County, Hidalgo County Regional Mobility Authority, Cameron County Regional Mobility Authority as well as the Texas Water Development Board, TCEA, FEMA, Texas Department of Transportation (TXDOT) in the Pharr, Laredo, San Antonio, Beaumont, Dallas, Tyler , Fort Worth, Waco, Austin, Houston and El Paso Districts.

TEDSI is fully cognizant of all applicable Federal, State, County and municipal codes, ordinances, regulations and standards relating to transportation and traffic engineering. We pride ourselves in the ability to provide personalized quality-assured service and timely responses to our clients' needs. Our track record has demonstrated our performance and earned us a distinguished reputation in the field of transportation and traffic engineering.

EXPERIENCE - ENGINEERING AND PROJECT MANAGEMENT SERVICES

The **TEDSI** Team has completed projects with similar tasks required for this RFQ. **TEDSI** has extensive experience working for various entities. See below for list of representative projects (**Last 2 Years) (***Last 5 Years):

- 2022 Raise Grant – City of Edinburg, Completed 2023 **
- Jackson Rd at Chapin Rd Traffic Signal Design – City of Edinburg, On-going Construction **
- FM 1925 at M Rd – City of Edinburg, On-going Construction **
- Freddy Gonzalez Dr at Monmack Rd – City of Edinburg, On-going Construction **
- Torres Acres – City of McAllen, PS&E Complete & Pending Construction 2022 **
- Trenton at Auburn – City of McAllen, On-Going Construction **
- Dove Ave – City of McAllen, Construction Complete Mar. 2022 **
- City of Mission Master Drainage Plan – City of Mission, Completed 2020 ***
- Esperanza Drainage Improvements – City of Mission, On-Going Construction ***
- Faysville Drain – Hidalgo County Drainage District, On-Going Construction **
- J-08 Drain – Hidalgo County Drainage District, On-Going Construction **
- Pharr BSIF – City of Pharr, On-Going Construction **
- 9th & 13th Street Storm Sewer Improvements – City of Harlingen, Construction Complete 2021 **
- Jefferson Avenue Storm Sewer Improvements – City of Harlingen, On-going PS&E ***
- Hickory Hill Road Drainage Improvements – City of Harlingen, On-going PS&E **
- Victor Park Parking Lot – City of Harlingen, Ongoing PS&E **
- Brownsville-Los Fresnos Hike & Bike Trail – City of Brownsville, PS&E Complete & Pending Construction **
- UTRGV Pedestrian Study – City of Brownsville & UTRGV, Finalizing Study ***
- Whipple Road – Hidalgo County RMA, Complete Schematic ***
- Russell Rd – CCRMA, On-going PS&E ***
- HUC 10 Flood Protection Study – City of Harlingen, On-going Study **
- Delta Regional Watershed – Delta Regional Water Management, Hidalgo County Drainage District No. 1
- Sanitary Sewer Improvements, City of Edinburg***
- City of Edinburg GIS Mapping and Preliminary H&H for Master Drainage Plan Application***
- City of Edinburg Master Drainage Plan/TWDB Flood Protection Plan
- SH 107 (University Dr) at Joe Ochoa Ave Traffic Signal, City of Edinburg ***
- Safe Routes to School Project Phase I, City of Edinburg ***
- Safe Routes to School Project Phase II, City of Edinburg ***
- Edinburg Wastewater Treatment Plant Effluent Line, Edinburg, City of Edinburg ***
- J09 Drainage Outfall, Hidalgo County, Hidalgo County Pct 4 ***
- Mile 2W Rd, Mercedes, Hidalgo County Pct 1***
- Mile 6W Rd, Weslaco, TXDOT Pharr District ***
- Saenz St, Mercedes, Hidalgo County, Pct 1 ***
- Solar Lighting Project, Hidalgo County, Hidalgo County Pct 1 ***
- Dixieland Extension, Harlingen, City of Harlingen ***
- Dicker Rd-McColl Rd, Hidalgo County, Hidalgo County Pct 2 ***
- Pharr Signal Inventory, Pharr, City of Pharr ***
- Bentsen Palm Dr at Mile 4N Rd, Hidalgo County, Hidalgo County Pct 3 ***
- Hidalgo County Border Colonia Access Program Round III, Hidalgo County Pct 1 ***
- SH 48 at Keppel-AMFELS, Cameron County ***
- A Street Study, Harlingen, City of Harlingen ***
- Tennessee Rd/Treasure Hills Lateral, Harlingen, City of Harlingen ***
- Sweezy Ln, Harlingen, City of Harlingen ***

- Westgate Dr North, Weslaco, City of Weslaco
- Westgate Dr South, Weslaco, City of Weslaco
- Sugar Rd, Edinburg, City of Edinburg
- SH 107, Edinburg, TXDOT Pharr District
- Commerce Ave, Harlingen, City of Harlingen
- Sugar Rd at Schunior Rd, Edinburg, City of Edinburg
- FM 1925, Edinburg, TXDOT Pharr District.
- Trenton Rd, Edinburg-McAllen, TXDOT Pharr District
- US 83, McAllen, TXDOT Pharr District
- US 83, Palmview, TXDOT Pharr District
- US 83, Weslaco-Mercedes, TXDOT Pharr District
- US 83, San Juan-Alamo, TXDOT Pharr District
- US 83, Roma, TXDOT Pharr District
- US 77/83, Brownsville, TXDOT Pharr District
- US 77/83, Harlingen-San Benito, TXDOT Pharr District
- US 77/83 Interchange, Harlingen, TXDOT Pharr District
- US 77, Sebastian-Raymondville, TXDOT Pharr District
- US 77, Raymondville, TXDOT Pharr District
- FM 1926, McAllen, TXDOT Pharr District
- Dicker at McColl, Hidalgo, Hidalgo County Pct 1
- FM 802, Brownsville, TXDOT Pharr District
- FM 511, Brownsville TX, TXDOT Pharr District
- FM 1847, Brownsville-Los Fresnos, TXDOT Pharr District
- FM 3248, Brownsville, TXDOT Pharr District
- FM 88, Weslaco, TXDOT Pharr District
- FM 3443, Eagle Pass, TXDOT Laredo District
- FM 1924, McAllen-Sharyland, TXDOT Pharr District
- FM 494 at FM 1016, Sharyland, TXDOT Pharr District
- Traffic Signal Safety Improvements, TXDOT Pharr District
- Traffic Signal Improvements, City of Brownsville 2003. 2005
- US 77/83 at Morrison Rd, Brownsville, City of Brownsville
- FM 802 at Habana St, Brownsville, City of Brownsville
- Ringgold St at 12th St, City of Brownsville
- Traffic Signal Improvements, Hidalgo County
- Traffic Signal Warrants, Hidalgo-Starr County, TXDOT Pharr District
- Solar Lighting Project, Hidalgo Count, Hidalgo County Pct 4
- La Homa Rd at Lobo St, Hidalgo County, La Joya ISD

TEDSI's UNIQUENESS

TEDSI can provide services and has staffing covering the following categories: Street Infrastructure Evaluation and Improvements, Pavement Management and Improvements, Utility Infrastructure Evaluation and Improvements, Erosion and Sediment Control Design, Water and Wastewater Evaluation and Improvements, Hydrology & Hydraulics, Transportation Evaluation, Traffic Engineering Services, Traffic Signal Design and Civil Engineering Projects. We understand both Traffic and Transportation aspects of a project, which makes **TEDSI** a unique company to perform these services for the city.

Our purpose is to provide professional consulting services with passion and integrity, to help build a better world for our employees, their families, our clients, and the communities we serve. We pride ourselves in the ability to provide personalized quality-assured service and timely responses to our clients' needs. Our track record has demonstrated our performance and earned us a distinguished reputation in the field of transportation and traffic engineering.

With a local office and local staff, **TEDSI** is committed to City of Edinburg and able to provide fast project deliverables. Our employees work and live in the area and are familiar with the local issues and concerns.

OFFICE LOCATION PROVIDING SERVICES

We have offices located in:

MISSION
1201 E. Interstate Highway 2
Mission TX 78572
Tel: (956) 424-7898
Fax: (956) 424-7022

HOUSTON
738 Highway 6 South Ste 430
Houston TX 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

Office selected for this project: Mission (Headquarter)

The Mission Office will provide and manage all services requested by the city for this said RFQ with support from our Houston Office if needed.

Contact Person: Jesse Salinas
Chief Executive Officer/President
Tel.: (956) 424-7898 Fax: (956) 424-7022

PART TIME STAFFING

TEDSI's staff include professionals with the following licenses: 11 Professional Engineers (PE), 1 Professional Traffic Operations Engineers (PTOE), 3 Certified Floodplain Manager (CFM) and 1 Registered Public Land Surveyor (RPLS).

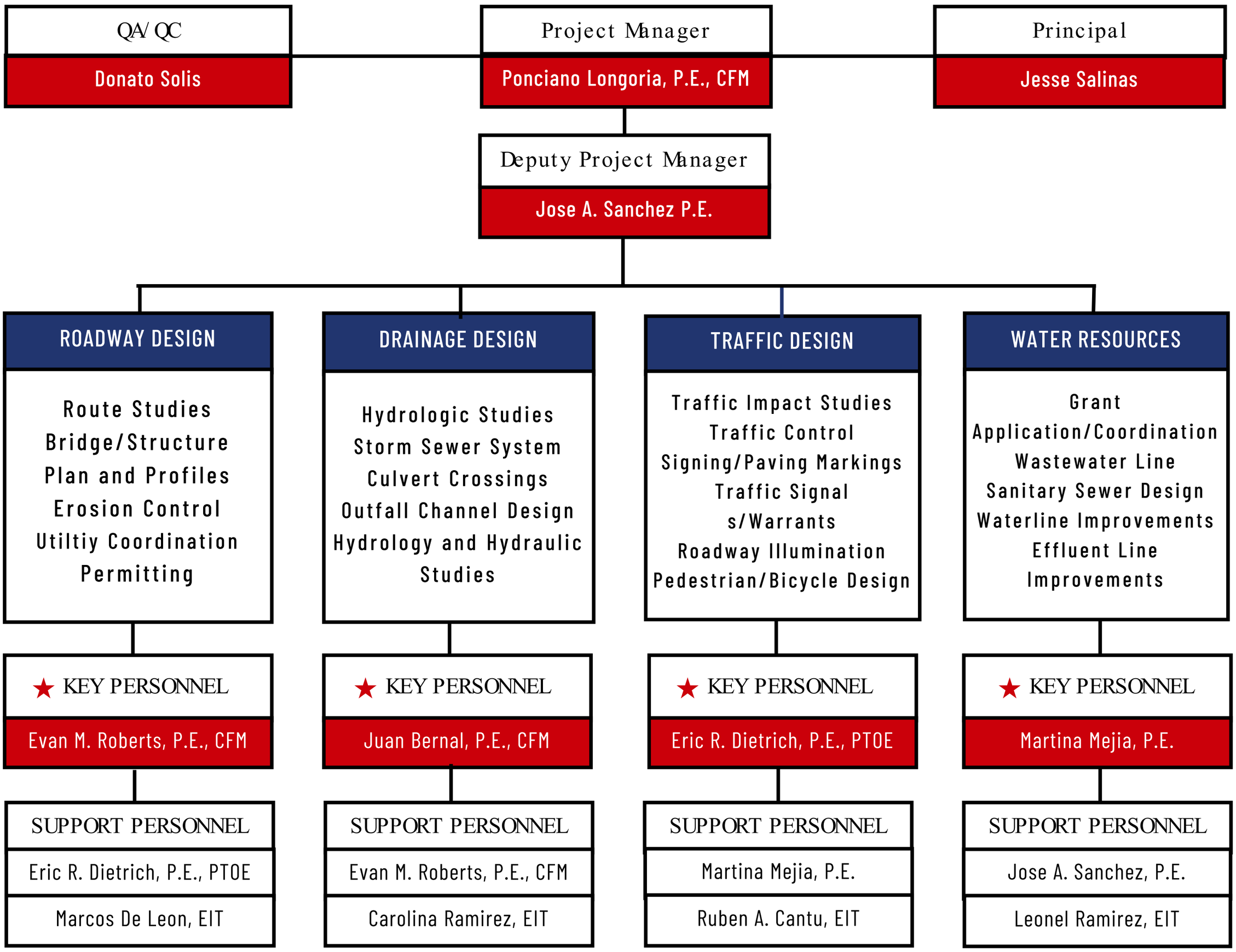
Our firm has the necessary staff required to provide all services requested by the city at this time.

THE CITY OF Edinburg

ORGANIZATIONAL CHART

PROFESSIONAL ENGINEERING SERVICES

RFQ # 2024-9



*Additional Staff Available from our Houston Staff if needed.
*Refer to Appendix for resumes
*Task Leader

TEDSI

Commitment to quality and dedication
to techinal excellence

TEDSI Infrastructure Group, Inc
1201 E. Interstate Highway 2, Mission, TX 78571
Phone: (956) 424-7898

IV. REFERENCES

Eduardo Mendoza, P.E.
City of McAllen
City Engineer
1300 Houston Ave
McAllen, Texas 78501
(956) 681-3111

Juan Pablo "JP" Terrazas, P.E.
City of Mission
Assistant City Manager
1201 E. 8th Street
Mission, Texas 78572
(956) 580-8650

Raul Sesin, P.E., CFM
Hidalgo County Drainage District #1
General Manager
902 N Doolittle Rd
Edinburg TX 78542
(956) 292-7080

PAST PROJECTS WITHIN THE CITY OF EDINBURG WITH REFERENCES

Jackson & Chapin Traffic Signal, Edinburg, TX

Developed signal timings using Synchro software and turning movement counts (TMCs), ensuring optimal coordination for all four approaches. This process involved creating timings that effectively manage traffic volumes during peak hours, both in the morning (AM) and evening (PM). By manually counting vehicles, gained firsthand insights into intersection dynamics and identified necessary adjustments to enhance traffic flow and efficiency.
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

2022 Raise Grant Program Submittal for Sprague Road, City of Edinburg, TX

The purpose of this project was to develop the Benefit-Cost Analysis (BCA), BCA Summary, Quantities, and Cost Estimate of Sprague Street between SH 336 (10th Street) and Business 281 (Closner Boulevard). The existing Street of Sprague Street is proposed to widen and add pedestrian and drainage structures for a length of 3.13 miles. BCA summary included a description of the project, existing and proposed conditions of street, demand/project generators, and estimate of benefits.
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Austin Street and Joe Ochoa Drive Street Improvements

Project involved the development of the plans, specifications and estimates, drainage area map and design of storm sewer system (hydrology and hydraulics), traffic control plans, utility coordination, signage, pavement markings and construction management for Joe Ochoa Drive from University Drive from University Drive to Fay Street.
Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Trenton Road at Professional Drive, Edinburg TX

Traffic PS&E associated with signal improvements in Edinburg, TX. Traffic engineering tasks included traffic signal design, pavement markings design and small signing design. Signals were designed as part of single plan set. Project required survey, field inventory, signal design, signing and pavement markings design, civil improvements, estimates, bid documents, pre-bid conference, award recommendation, pre-construction and shop drawing reviews.
Team Member in charge: Mr. Jose A. Sanchez, P.E.
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Edinburg Safe Routes to School Phase I and II, Edinburg TX, TXDOT Pharr District.

Project involved sidewalk improvements for 28 schools/24 sites. Project required coordination with multiple entities. Project involved design of sidewalks, ramps, driveways, solar powered illuminated crosswalks, traffic signal warrants, traffic signals, overhead flashing beacons, signing, pavement markings, solar roadside school flashers, bike racks, utility coordination, balancing of various CSJ to bring project under budget, coordination with Edinburg CISD, Hidalgo County Pct 4, City of Edinburg, City of McAllen and TXDOT, specifications, estimates and standards.
Team Member in charge: Mr. Jose A. Sanchez, P.E.
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM & Jesus Leal TxDOT

SH 107 (University Dr) at Joe Ochoa Ave Traffic Signal, Edinburg TX, City of Edinburg

The purpose of this project was to allow UTPA and Joe Ochoa Ave traffic to access to both approaches to SH 107. Project involved traffic signal warrant study, traffic signal design, minor roadway improvements and construction support services. Warrant study required use of existing volume counts and projected volume counts. Project required coordination with various entities including UTPA, TXDOT and City of Edinburg. Traffic Signal included spam wire installation, loops, pedestrian signal heads, bike boxes, radio spectrum, accessible pedestrian signals and opticom system for emergency vehicles. Roadway improvements included reconstruction of UTPA driveway, sidewalk, ramps, and removal of SH 107 medians. Tasks also included specifications, estimates and standards.

Team Member in charge: Mr. Eric R. Dietrich, P.E., PTOE

References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM & Jesus Leal TxDOT

SH 107 - Jackson Rd to 10th Ave, Edinburg TX, TXDOT Pharr District

Project involved widening and reconstruction of SH 107. Tasks included roadway design, drainage design, sw3p, traffic control, survey, utility coordination, traffic signal design, pavement markings design, small signing design, specifications, estimates and standards.

Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM

References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM & Jesus Leal TxDOT

Sugar Rd – Owassa Rd to Trenton Rd, Edinburg TX, City of Edinburg

Project involved the widening of Sugar Rd. Tasks included roadway design, drainage design, irrigation crossing design, sw3p, traffic control, survey, utility coordination, traffic signal design, pavement markings design, small signing design, specifications, estimates and standards.

Team Member in charge: Mr. Eric R. Dietrich, P.E, PTOE

References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Sugar Rd at Schunior Rd Traffic Signal, Edinburg TX, City of Edinburg

Project involved traffic signal design, survey, geotechnical study, signing, pavement markings, utility coordination, construction support services, specifications, estimates and standards.

Team Member in charge: Mr. Eric R. Dietrich, P.E, PTOE

Reference: City of Edinburg Director of Public Works Mr. Vicente Romero

SH 107 from McColl Rd to 4th Ave, City of Edinburg, Edinburg, TX

Performed a traffic engineering study analyzing the existing timing along SH 107 arterial, evaluated the benefits of signal timing coordination between McColl Rd and 4th Ave. Signal timing coordination was performed using Synchro 8 and SimTraffic simulation. Deliverables included submittal of clearance interval worksheet, existing and optimized AM, Off, Noon, & PM signal timing analysis.

Team Member in charge: Mr. Jose A. Sanchez, P.E.

References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Jackson Road Hike and Bike Trail – Edinburg TX, City of Edinburg

The purpose of this project was to develop the plans, specifications, estimates, traffic control plans, utility coordination, railroad coordination, signage, pavement markings and construction management for the Jackson Road Hike and Bike Trail from University Drive to Canton Road. This project was funded through Hidalgo County Metropolitan Organization Transportation Alternative Program.

Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM

References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Cano Walking Trail – Edinburg TX, City of Edinburg
Project involved the development of the plans, specifications and estimates, traffic control plans, utility coordination, railroad coordination, signage, pavement markings and construction management for the Cano Hike and Bike Trail from Cano Street to Freddy Gonzalez Drive. This project was funded through a healthy living grant from the Edinburg Independent School District.
Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

McIntyre Railroad Crossing Pedestrian Project – Edinburg TX, City of Edinburg
Project involved the development of the plans, specifications and estimates, traffic control plans, utility coordination, railroad coordination, signage, pavement markings and construction management for the railroad crossing at McIntyre Street between 5th and 6th Avenue. This project was funded through the Hidalgo County Metropolitan Organization Transportation Alternative Program.
Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Bicycle and Pedestrian Plan – Edinburg TX, City of Edinburg
Project involved the development of a Bicycle and Pedestrian Master Plan for the City of Edinburg which consisted of public meetings, data collection, pedestrian and bicycle studies and a capital improvement plan. This project was funded through the Hidalgo County Metropolitan Organization Transportation Alternative Program.

Team Member in charge: Mr. Ponciano N. Longoria, P.E., CFM
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

Sanitary Sewer Improvements – Edinburg TX, City of Edinburg
The purpose of this project was to outline the issues and aspects involved in the development of any reports or studies, identity existing conditions and design requirements. An analysis of existing lifts station was performed with a survey to collect data from the nearest upstream/downstream manhole or structure that will allow the slope and size of the associated facilities to be established. Condition assessment of the Lift Station and associated list station components.
Team Member in charge: Mr. Jose A. Sanchez, P.E.
References: City of Edinburg Director of Utilities Mr. Arturo Martinez

Phase I Preliminary H&H and Grant Application for Edinburg Master Drainage Plan, Edinburg TX, City of Edinburg.
The purpose of this project was to provide preliminary GIS Mapping and Preliminary Hydrologic and Hydraulic Modeling to formulate the back-up documentation to prepare a grant application for funding and the completion of the City of Edinburg Master Drainage Plan.
Team Member in charge: Mr. Mark W. Lupher, P.E., RPLS
References: Ivan Ortiz, CFM Texas Water Development Board/ City of Edinburg Director of Community Dev./Grants Mgmt. Ms. Marissa Garza

City of Edinburg Master Drainage Plan/TWDB Flood Protection Plan, Edinburg TX, City of Edinburg.
Development of a Stormwater Master Drainage Plan for the City of Edinburg. Tasks included Hydrologic and Hydraulic Baseline Report, Environmental Baseline Report and Master Drainage Report.
Team Member in charge: Mr. Mark W. Lupher, P.E., RPLS
References: City of Edinburg Director of Community Dev./Grants Mgmt. Ms. Marissa Garza

Edinburg Wastewater Treatment Plant Effluent Line, Edinburg TX, HCDD#1/City of Edinburg
Project currently under construction. Project involved new construction of an effluent line/open ditch from Edinburg Wastewater Treatment Plant to North Main Drain Outfall. Effluent line/open ditch extended from WWTP thru Chapin Rd-Doolittle Rd-Russell Rd-Kenyon Rd-Monte Cristo Rd-North Main Drain. Project tasks included drainage studies, drainage

structures design, roadway crossings, utility coordination, construction support services, coordination duties with Hidalgo County and City of Edinburg, specifications, estimates and standards.
Team Member in charge: Mark W. Lupher, P.E., RPLS
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM & Noe Saldivar, P.E., HCDD#1,

Edinburg Chapin Road Detention Pond Project – Edinburg, TX, City of Edinburg
Project consisted of, field surveys, data collection, hydrologic and hydraulic analyses, preparation of plans, specifications and estimates and construction management. This project was funded with a grant from the Texas Department of Emergency Management and FEMA.

Team Member in charge: Mr. Ponciano N. Longoria, P.E, CFM
References: City of Edinburg City Engineer Mr. Mardoqueo Hinojosa, P.E., CFM, CPM

V. INSURANCE

TEDSI is able to obtain, maintain and pay for all licenses, permits and certificates including all professional licenses required by any statute, ordinance, rule or regulation. See below for TEDSI sample certificate of insurance listing amounts for General Liability, Automobile Liability, Worker's Compensation and Professional Liability.

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/2/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Higginbotham Insurance Agency, Inc. 11700 Katy Freeway Suite 1100 Houston TX 77079	CONTACT NAME: Bee Bigtacion PHONE (A/C, No, Ext): 713-888-3951 FAX (A/C, No): 713-952-9939 E-MAIL ADDRESS: bbigtacion@higginbotham.net
INSURED TEDSINF-01 TEDSI Infrastructure Group, Inc. 1201 E. Interstate Highway 2 Mission TX 78572	INSURER(S) AFFORDING COVERAGE — NAIC # INSURER A : Continental Casualty Company — 20443 INSURER B : American Casualty Company Of Reading, — 20427 INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES **CERTIFICATE NUMBER:** 1304246426 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			1075066054	9/11/2023	9/11/2024	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 1,000,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY PRO-JECT X LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
A	AUTOMOBILE LIABILITY			2097261054	9/11/2023	9/11/2024	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
A	X UMBRELLA LIAB X OCCUR			2090503299	9/11/2023	9/11/2024	EACH OCCURRENCE	$ 2,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 2,000,000
	DED X RETENTION $ 10,000							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N	N / A		2068980107	9/11/2023	9/11/2024	X PER STATUTE / OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N (Mandatory in NH)						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
A	PROFESSIONAL LIABILITY			AEH113771047	9/11/2023	9/11/2024	EACH CLAIM AGGREGATE	$2,000,000 $2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

See Attached...

CERTIFICATE HOLDER	CANCELLATION
City of Edinburg 415 West University Drive Edinburg TX 78541	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE

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VI. PROFESSIONAL SERVICES AGREEMENT

TEDSI has read RFQ Professional Services Agreement and will meet the prerequisite insurance requirements and if selected agree to enter into such agreement. TEDSI accepts the conditions contained in this RFQ with the City of Edinburg.

VII. CONTACT INFORMATION

Jesse Salinas
CEO/President
1201 E. Interstate Hwy 2,
Mission, Texas 78572
Office: (956) 424-7898
Mobile: (956) 222-5181
E-Mail: jsalinas@tedsi.com



Ponciano N. Longoria, P.E, CFM
Project Manager
1201 E. Interstate Hwy 2,
Mission, Texas 78572
Office: (956) 424-7898
Mobile: (956) 221-4794
E-Mail: ponciano.longoria@tedsi.com



VIII. ABILITY TO MEET SCHEDULES AND DEADLINES

This type of contract, above all else, requires response and close coordination with the City Project Manager/Engineer. As on all previous contracts which we have performed, we will posture our team to:

- Expedite the scoping of a work order, fee proposal and resource allocation work plan
- Negotiate the budget
- Execute Prime and Sub Agreements
- Commence work upon issuance of a Notice to Proceed

We have demonstrated our staff's qualifications and necessary expertise for these types of projects through our previously completed work. We have the utmost confidence that the TEDSI Team will fulfill your needs to your complete satisfaction, on time and within budget. The designated Project Manager, Mr. Ponciano N. Longoria, P.E., CFM, has availability to commit the necessary time to complete the projects according to the City of Edinburg schedule. Mr. Longoria as well as the entire Key/Support Personnel are ready to meet the opportunities granted by the city under this contract. The TEDSI Team members have proven track records and have demonstrated their on-time performances on similar projects with Cities, Counties, TxDOT, Regional Mobility Authorities, Toll Road Authorities and other governmental agencies. We commit to you our pledge of total quality and superior performance within time and budget constraints.

APPENDIX

Ponciano N. Longoria, P.E., CFM

Project Manager

Professional Registrations

P.E, State of Texas, No. No. 92969
TxDOT Certification #13335
CFM, #1554-09N



Mr. Longoria has 25 years of experience in the design and construction management of civil engineering projects. Project experience include Hydrologic and Hydraulic studies, Traffic Engineering Studies as well as Plans, Specifications and Estimates (PS&E) for various projects such as traffic signalization, traffic control, signing, pavement markings, roadway design and drainage design/analysis, utility coordination, transportation and construction management services for municipal facilities, Federal Emergency Management Agency (FEMA),Texas Water Development Board (TWDB) and Texas Commission on Environmental Quality (TCEQ), Federal Transit Administration (FTA), and the Texas Department of Transportation (TXDOT) Projects.

Professional Experience

ROADWAY

US Expressway 83

Responsible for the development of the plans, specifications and estimates, drainage area map, design of storm sewer system (hydrology and hydraulics), and utility coordination for US 83 from Inspiration Road to Showers Road. Analyzed and designed the Abram Road Outfall from US Expressway 83 to BUS 83 which consisted of ditch widening and upgrading and/or adding new culverts.

Trenton & Auburn – City of McAllen

The project involved reconstructing an existing roadway and constructing a new roadway to establish an intersection aimed at improving traffic flow in the vicinity. Scope of work included installing curb and gutter, storm sewer systems, signage, and pavement markings. Collaboration with the Project Engineer spanned throughout the entire development of the PS&E (Plans, Specifications, and Estimates) package, encompassing tasks such as creating horizontal alignments, plan and profile sheets, and summary sheets. Additionally, coordination with the City of McAllen ensured incorporation of specific project design standards mandated by the city.

25 Years of Experience

Education

B.S. Civil Engineering, Texas A&M University- Kingsville, 1996

TxDOT Pre-Certifications/ Registrations

- 4.2.1 – Roadway Design
- 7.1.1 - Traffic Engineering Studies
- 8.1.1 - Signing, Pavement Marking, and Channelization
- 8.3.1 - Signalization
- 10.1.1 - Hydrologic Studies
- 10.2.1 - Roadway Hydraulic Design
- 10.3.1 - Bridge Hydraulic Design
- 10.5.1 - Bridge Scour Evaluations and Analysis

Professional Memberships/ Affiliations

National Society of Professional Engineers

American Society of Civil Engineers

American Public Works Association

Texas Floodplain Management Association (TFMA)

Professional Expertise

H&H Studies, Plans, PS&E, Traffic Signalization/Control, Signing, Pavement Markings, Roadway Design, Drainage Design/Analysis, Utility Coordination, Transportation/Construction Management Support

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Dove Avenue – City of McAllen

This project, executed in collaboration with the City of McAllen, involved widening an existing 4-lane roadway to accommodate 5 lanes. Scope of work encompassed installing curb and gutter, as well as signage and pavement markings. Throughout the project, coordination with the Project Engineer was maintained to complete the PS&E (Plans, Specifications, and Estimates). Responsibilities included developing horizontal alignments and vertical profiles for the proposed roadway. Additionally, tasks involved creating plan and profile sheets as well as the existing and proposed typical sections. Collaboration with the City of McAllen ensured integration of specific project design standards mandated by the city.

TRAFFIC

City of Edinburg Traffic Signals Projects

Responsible for the development of plans, specifications and estimate and construction management as the City Engineer for various intersections throughout the city for traffic signals, flashing beacons, or multistep intersections. Design included traffic signal warrant studies, traffic signal design, signing and pavement markings, illumination, wheelchair ramp upgrades, and utility coordination.

SH 48

Responsible for the development of the plans, specifications and estimates, drainage area map, hydrology, hydraulics, traffic control plans, utility coordination, signage, pavement markings, traffic signals and construction management for SH 48 from Bahia Grande Bridge to 3 miles north of bridge.

HYDRALOGY, HYDRAULICS

Joe Ochoa Drive

Responsible for the development of the plans, specifications and estimates, drainage area map and design of storm sewer system (hydrology and hydraulics), traffic control plans, utility coordination, signage, pavement markings and construction management for Joe Ochoa Drive from University Drive from University Drive to Fay Street.

US Expressway 83

Responsible for the development of the plans, specifications and estimates, drainage area map, design of storm sewer system (hydrology and hydraulics), and utility coordination for US 83 from Inspiration Road to Showers Road. Analyzed and designed the Abram Road Outfall from US Expressway 83 to BUS 83 which consisted of ditch widening and upgrading and/or adding new culverts.

FM 494 (Shary Road)

Responsible for the development of the plans, specifications and estimates, drainage area map, design of storm sewer system (hydrology and hydraulics), and utility coordination for Shary Road from US Expressway 83 to FM 1016. Analyzed, designed, and preformed Scour Analyses for two major crossings (outfalls).

Bar 5 Subdivision

Responsible for the development of the plans, specifications and estimates, drainage area map and design of storm sewer system (hydrology and hydraulics), traffic control plans, utility coordination, signage, pavement

markings and construction management for Bar 5 Subdivision (Elizabeth Street, Efrain Street, and Yvonne Street.

DRAINAGE

J-08 Hidalgo County Drainage Project in Hidalgo County, Texas

Responsible for assembling the Specifications and Forms of Contract, Bond and Proposal and the Bid Documents.

5th & 7th Drainage Improvements in the City of Harlingen, Texas

Responsible for the preliminary design of drainage improvements in the Harlingen Area known as 5th & 7th (System 21). Project also included the preliminary design of Traffic Control Plans, SW3P layouts, and estimate of quantities.

City of Harlingen Downtown Drainage Project

Responsible for the development of the plans, specifications and estimates, drainage area map and design of storm sewer system (hydrology and hydraulics), traffic control plans, utility coordination, signage, pavement markings and construction management for the Harlingen Downtown Drainage Improvements from Bus 77 and Jefferson Avenue to 3rd and Monroe Avenue.

Torres Acres Roadway and Drainage Improvements

Responsible for the development of the plans, specifications, and estimates, utility coordination, and construction support services for the improvements of the intersection of Trenton at Auburn/33rd Street.

North Main Drain – Hidalgo County

In collaboration with Hidalgo County Precinct 4 and the Hidalgo County Drainage District No. 1, this project entailed widening an existing drainage ditch to enhance storage capacity and accommodate maintenance access. Throughout the planning phase, tasks included creating a horizontal alignment and natural ground profile for the ditch, used to generate plan & profile sheets. Collaboration with the Project Engineer was crucial in devising proposed typical sections, addressing right-of-way issues and potential conflicts. Cross sections were then computed to determine earthwork quantities, included in the final plans. Adherence to specific project design standards mandated by Hidalgo County Drainage District No. 1 was ensured.

Esperanza Drainage Improvements Project

Responsible for the development of the plans, specifications, and estimates, utility coordination, and construction support services for the drainage improvements for the Esperanza Drainage Improvement Project.

Hickory Hill Drainage Improvements

Responsible for the development of the hydrology and hydraulic report, plans, specifications, and estimates, utility coordination, and construction support services for the improvements of the Hick Hill Culvert Crossing.

CONSTRUCTION

Dove Avenue Widening Project

Responsible for the development of the plans, specifications, and estimates, utility coordination, and construction support services for the widening of Dove Avenue from Bicentennial Blvd to 23rd Street.

Trenton At Auburn Street Improvements

Responsible for the development of the plans, specifications, and estimates, utility coordination, and construction support services for the improvements of the intersection of Trenton at Auburn/33rd Street.

PEDESTRIAN ELEMENTS

City of Edinburg Jackson Road Hike and Bike Trail

Responsible for the development of the plans, specifications and estimates, traffic control plans, utility coordination, railroad coordination, signage, pavement markings and construction management for the Jackson Road Hike and Bike Trail from University Drive to Canton Road. This project was funded through the Hidalgo County Metropolitan Organization Transportation Alternative Program.

City of Edinburg Cano Walking Trail

Responsible for the development of the plans, specifications and estimates, traffic control plans, utility coordination, railroad coordination, signage, pavement markings and construction management for the Cano Hike and Bike Trail from Cano Street to Freddy Gonzalez Drive. This project was funded through a healthy living grant from the Edinburg Independent School District.

Jose A. Sanchez, P.E.

Project Manager

Professional Registrations

Professional Engineer, State of Texas, No. 87890

TXDOT Pre-Certification No. 11832



Mr. Sanchez has over 30 years of comprehensive experience in the design of transportation engineering projects. Project experience includes Preliminary Engineering Reports (PER), H&H Studies, FEMA Benefit Cost Analysis, Traffic Studies, Schematics and Plans, Specifications and Estimates (PS&E) for roadway design, drainage design, culvert layouts, small/large drainage areas, typical sections, earthworks, cross-sections, vertical/horizontal alignments, removal layouts, driveway layouts, SW3P, Utility Coordination, Metes and Bounds, ROW Acquisition, Railroad Permitting, Construction Management/Support Services, traffic control design, sequence of construction, detour layouts, illumination design, traffic control, intelligent transportation systems, tolling design, signing design, pavement marking design, traffic signal design, general notes, specifications and construction cost estimates.

Professional Experience

ROADWAY

Hardy Toll Rd – IH 610 to IH 45

The Project Manager responsible for a large sign schematic for 21 miles of Hardy Toll Rd in Houston, TX, with incidental limits extending to IH 610, IH 45, Beltway 8, FM 1960, and Hardy Toll Airport Connector, totaling 34 miles. This included analyzing existing signage and proposing 228 large guide sign panels, with recommendations for 23 overheads, 42 cantilever, 69 bridge-mounted, and 16 ground-mounted structures.

LP 375 – US 62/180 (Montana) to Tank Crossing No. 5

The Project Manager responsible for the development of PS&E for ITS and Illumination Design. ITS components included fiber optic backbone, CCTV, DMS, HAR, Bluetooth, lane control signals, and radar vehicle sensing devices. Illumination design encompassed conventional luminaires, high mast assemblies, underpass lighting, utility coordination, and coordination with El Paso International Airport and FHWA.

Border Safety Facility Inspection (BSIF)

The Project Manager responsible for the PS&E for the BSIF at the Pharr – Reynosa International Bridge, which included tasks like ITS,

30+ Years of Experience

Education

B.S., Civil Engineering, Texas A&I University, 1992

M.S., Civil Engineering, Stanford University, 1994

TxDOT Pre-Certifications/ Registrations

- 7.1.1 - Traffic Engineering Studies
- 7.3.1 - Traffic Signal Timing
- 8.1.1 - Signing, Pavement Marking, and Channelization
- 8.2.1 - Illumination
- 8.3.1 – Signalization
- 4.2.1 - Roadway Design
- 7.5.1 - Intelligent Transportation System

Professional Expertise

Roadway, Traffic Control, Traffic Signalization, Illumination, Drainage, Intelligent Transportation Systems, H&H Studies, Signing, Pavement Marking, Tolling, Schematics and Plans, FEMA Benefit Cost Analysis, Specifications and Estimates (PS&E), SW3P, Medes and Bounds, ROW Acquisition, Utility Coordination, Railroad Permitting, Construction Management/Support Services, cross-sections, earthworks, vertical/horizontal alignments, detour layouts, culvert layouts, removal layouts, driveway layouts.

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illumination, signing, and pavement markings. The project entailed installing a Vehicle Screening System with various components like Weigh in Motion System, Dimensioning System, Static Scales, Snapshot cameras, Transponder System, Flow Manager System, CCTV cameras, DMS, and VIVDS. Additionally, the project involved estimating construction costs, preparing diagrams and layouts, detailing TMS, and selecting standards and specifications.

US 83 - Sugar Rd to Bentsen Rd

The project involved widening and reconstructing 6.4 miles of US 83 in McAllen, TX, including main lanes, bridge approaches, and frontage roads. Tasks encompassed field inventory, site review, and developing traffic signal plans for five diamond intersections. Signing tasks included creating guide sign panels, sign structures, and summarizing existing and proposed signs. Pavement marking design included layouts and summaries.

TRAFFIC

LP 375 El Paso, TXDOT El Paso District - Project Manager responsible for Traffic PS&E associated with proposed widening and reconstruction of LP 375 from Fonseca Dr to Padres Dr in El Paso TX. Tasks included photometric analysis, illumination design using conventional luminaires, high mast assemblies and underpass lighting.

US 77/83, Brownsville, TXDOT Pharr District - Project Engineer responsible for Traffic PS&E associated with widening and reconstruction of US 7783 – 14th St to FM 3248 in Brownsville TX. Traffic engineering tasks included traffic signal warrants, permanent-temporary traffic signal design for diamond interchanges, pavement markings design, illumination design, large guide sign panel design, overhead structures design, large ground mounted sign design and small signing design.

US 83, Weslaco-Mercedes, TXDOT Pharr District - Project Engineer responsible for Traffic PS&E associated with widening and reconstruction of US 83 – FM 1423 to FM 1015 in Weslaco TX. Traffic engineering tasks included illumination design, traffic signal design for diamond interchanges, pavement markings design, design, large guide sign panel design, overhead structures design, large ground mounted sign design and small signing design.

US 83/SH 359 Interchange, Laredo, TXDOT Laredo District - Project Engineer responsible for Traffic PS&E associated with proposed interchange in Laredo TX. Traffic engineering tasks included traffic signal design, pavement markings design, large guide sign panel design, overhead structures design, large ground mounted sign design and small signing design.

INTELLIGENT TRANSPORTATION SYSTEMS

365 Toll Rd – Anzalduas Connector Rd to US 281 (Military Hwy), Hidalgo County RMA

Project Manager responsible for 13 miles of PS&E for ITS and Toll System including toll zone pavement design, 36 CCTV, 27 single lane Bluetooth detection, 4 multi-lane Bluetooth detection, 43 Radar Vehicle detectors, 4 LED DMS, 4 Wireless Antennas, 9 Toll Gantries Structures integrated using over 38 miles of single mode fiber optic with redundancy, 82 cabinets, 93 patch panels, 46 ITS poles, 238 TY 1 ground boxes, 165 TY 2 ground boxes w/splice enclosures, over 2800 fiber splices and Traffic Management Center Electronics/Software.

US 62/180 (Montana Ave) – Global Reach to Tierra Este. TXDOT El Paso District

Project Manager responsible for 5 miles of PS&E for ITS System including 7 CCTV, 6 multi-lane Bluetooth detection, 6 Radar Vehicle detectors, 8 LED DMS, 2 HAR integrated using over 16 miles of single mode fiber optic, 16 cabinets, 70 patch panels, 6 ITS poles, 128 TY 1 ground boxes and one TY 2 ground box w/splice enclosure.

Toll System Integration Request of Proposals, Hidalgo County RMA

Project Manager responsible for development of Request for Proposal (RFP) to procure selection of Toll System Integrator (TSI) for HCRMA. Tasks included TSI RFP preparation, TSI RFP submittals evaluation/recommendation and negotiating agreement between HCRMA and selected TSI. TSI RFP development included 16 volumes: introduction, project description, general provisions, infrastructure, system requirements, system implementation/testing, operations/maintenance, deliverables, performance requirements, scoring methodology, pricing sheets, technical response guide, payment bond, performance bond, agreement and glossary.

DRAINAGE

23rd St – Dicker Rd Water Main/Force Main Extension, McAllen TX, City of McAllen

The Project Manager developed a Preliminary Engineering Report, Schematic, and PS&E for a water main project involving:

- 16" water main on the east side of 23rd St - FM 1016 to Dicker Rd
- 12" water line on the north side of Dicker Rd - 23rd St to McColl Rd.

The report covered existing and future conditions, utilities, design alternatives, and cost estimates. The schematic included plans for water lines and future road widening on Dicker Rd. PS&E included general notes, quantities, plan and profiles, standards, specifications, and bid documents. Coordination and permitting were conducted with multiple agencies including City of Hidalgo, IBWC, Texas Commission on Environmental Quality, Texas Parks and Wildlife Department, US Army Corps of Engineers, TXDOT and others.

Evangeline Gardens Subdivision Sanitary Sewer Improvements, City of Edinburg

Project Manager responsible for design production of PS&E for sanitary sewer system improvements within the Evangeline Gardens Subdivision, consisting of approximately 3,300 linear feet of 8" sanitary sewer lines, manholes, service connections, and existing pump analysis. Coordination with the City of Edinburg and various utility companies.

9th at 13th St Storm Sewer Improvements, Harlingen TX, City of Harlingen

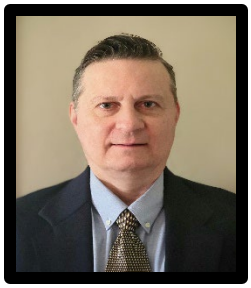
The project focused on Drainage PS&E, involving hydraulic and hydrologic (H&H) studies and analysis for proposed improvements. It entailed replacing the existing storm sewer system along 9th and 13th St, with tasks including FEMA BCA preparation, H&H Study, and developing Plan and Profile sheets, drainage areas, and stormwater pollution prevention plan. Coordination with TXDOT for Tyler Ave crossing approval was crucial. Additionally, the project involved pre-bid conferences, bid analysis, preconstruction meetings, and addressing Requests for Information (RFI).

Evan M. Roberts, P.E., CFM

Senior Engineer

Professional Registrations

P.E, State of Texas, No. No. 86360
TxDOT Certification, No. 31898
CFM, # 0963-06N



Mr. Roberts has over 28 years of comprehensive experience in the design of transportation engineering projects. He also has over 25 years of experience working for the Texas Department of Transportation (TxDOT). He also has 13 years of supervisor experience with TxDOT in charge of the Pharr District Design and Design Support Sections. He also has 3 years of transportation engineering experience with his current employer TEDSI Infrastructure Group. He is also TxDOT LGPP certified. His project experience includes H&H Studies and roadway schematics, Plans, Specifications and Estimates (PS&E) for hydrologic drainage area map design, roadway drainage design, culvert layout design, storm drain design, roadway design, typical sections, earthwork design, roadway cross-sections, vertical/horizontal alignments, removal layouts, driveway layouts, SW3P details, Utility Coordination, Metes and Bounds review, ROW Acquisition, consultant management, construction management/support services, traffic control plan design, sequence of construction, detour layouts, supporting documentation such as project general notes, utility, ROW Acquisition, ROW encroachment, & ROW relocation certifications, project specifications and construction cost estimates. Relevant project experience includes:

Professional Experience

ROADWAY

US 83 – Responsible for helping develop the plans, specifications, and estimates, that included roadway schematic design, roadway typical section, roadway and geometric alignment design, hydrologic/hydraulic design for cross-culverts, utility engineering & constructability review, signing, pavement markings and other roadway items. I was responsible for the roadway design for this section of US 83 from 0.28 Miles North of FM 2687 to 0.22 Miles South of Lasso Lane

SP 241 (Military Highway) – Responsible for the development of the plans, specifications, and estimates, that included roadway schematic horizontal and vertical alignments, plan and profile detail sheets, typical section details, traffic control plan details, drainage area maps, utility and drainage details sheets, design of drainage area

28+ Years of Experience

Education

B.S., Civil Engineering, Texas A&M University, 1994

TxDOT Pre-Certifications/ Registrations

- 3.2.1 - Route Studies and Schematic Design
- 4.2.1 - Roadway Design
- 4.5.1 - Constructability Review
- 8.1.1 - Signing, Pavement Marking, and Channelization
- 10.1.1 - Hydrologic Studies
- 10.2.1 - Roadway Hydraulic Design
- 18.4.1 - Utility Engineering

Professional Expertise

H&H Studies, Roadway Design, Drainage, culvert layout, typical sections, earthwork design, Plans, Specifications and Estimates (PS&E), cross-sections, Schematics, vertical/horizontal alignments, removal layouts, driveway layouts, SW3P, Utility Coordination, Metes and Bounds, ROW, Consultant Management, Construction Management/Support, detour layouts,

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maps and storm drain system details (hydrology and hydraulics) along with the outfalls for SP 241 from FM 2061 to SP 600.

US 83 (I2 expressway) – Responsible for helping with the development of the roadway schematic design. This included the development of the roadway schematic horizontal and vertical alignments. It also included the roadway typical section development for this corridor from Vanderpool Road to West of Showers Road.

US 83, US 77, US 281, SH 107 and SH 336 – As the TxDOT Pharr District Design Support Supervisor, I was responsible for the review, analysis and processing of all TxDOT Pharr District plans along these major roadway corridors and all other state roads in Pharr District from July 2007 through July 2020. This included the review, analysis and processing of plans, specifications and estimates, consisting of roadway schematic horizontal and vertical alignments, plan and profile detail sheets, typical section details, traffic control plan details, utility and drainage details sheets, design of drainage area maps, roadside drainage ditches and storm drain system details (hydrology and hydraulics) along with the outfalls and all project supporting documentation.

DRAINAGE

US 281 (@ FM 162 Overpass) – Responsible for the development of the plans, specifications and estimates, that included design of drainage area maps, utility and drainage details sheets, roadside drainage ditches, storm drain system details (hydrology and hydraulics) along with the outfalls, bridge details, retaining wall details, roadway schematic horizontal and vertical alignments, plan and profile detail sheets, typical section details, and traffic control plan details for US 281 from 0.5 Mi south of FM 162 to 0.5 Mi north of FM 162. Construction has been completed.

US 281 (@ SH 186 overpass) – Responsible for the development of the plans, specifications and estimates, that included drainage area maps, utility and drainage details sheets, design of drainage area maps, roadside drainage ditches, storm drain system details (hydrology and hydraulics) along with the outfalls, bridge details, retaining wall details, roadway schematic horizontal and vertical alignments, plan and profile detail sheets, typical section details, and traffic control plan details for US 281 from 0.5 Mi south of SH 186 to 0.5 Mi north of SH 186. Construction has been completed.

FM 495 (West Griffin Parkway) – Responsible for the development of the plans, specifications and estimates, that included design of drainage area maps, utility and drainage details sheets, roadside drainage ditches, storm drain system details (hydrology and hydraulics) along with the outfalls, roadway schematic horizontal and vertical alignments, plan and profile detail sheets, typical section details, and traffic control plan details for FM 495 from La Homa Road to SH 107. Construction has been completed.

FM 281 – Responsible for the development of the drainage design that included design of drainage area maps, roadside ditch design, drainage cross-culvert design, along with the outfalls. The project limits were from Hartley County line to US 287.

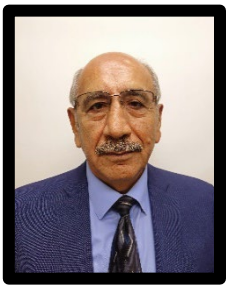
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Juan A. Bernal, P.E., CFM

Professional Engineer

Professional Registrations

P.E, State of Texas, No. 80565
TxDOT Certification #35586
CFM, # 20019715



Mr. Bernal is a Transportation Engineer with over 18 years of dedicated service within the Texas Department of Transportation (TxDOT), notably in the Laredo and Pharr Districts. His expertise spans 13 years as a Hydraulics Design Engineer and Plan Review Lead Engineer, offering invaluable insights into infrastructure development and regulatory compliance. Moreover, he was also the Cameron County Engineer for 8 years. During this time, he managed the County Public Works offices across Harlingen, San Benito, and Brownsville, ensuring the seamless operation of critical infrastructure projects.

Professional Experience

ROADWAY, DRAINAGE

FM 506 (La Feria)TxDOT Pharr District. Limits from FM 3097 to Bus. US 83.

Combination of typical sections, half urban, within the city of La Feria and half rural, outside city limits. Rehabilitation and widening of existing highway consisting of grading, pavement replacement of existing cross culvert structures and irrigation crossings. Review of plans, specifications and estimates. Hydrology and hydraulics review of five culvert crossings and one irrigation canal along the roadway as well as the analysis of the storm sewer system in the urban section of the project

Interstate 69-E. (Harlingen) TxDOT. Limits from Industrial Blvd. to FM 499

Review and final approval of the schematics prepared for the freeway exit and entrance ramps relocation. Ramps reversal to facilitate freeway operational improvements. Highway plans consisted of pavement design, typical sections, drainage, signing and pavement markings. Horizontal and vertical alignments. Traffic control plan, plan and profile sheets, specifications, and estimates

US 281. TxDOT (Hidalgo County) Limits from SH 186 to FM 490

Review and final approval for roadway plans for the reconstruction and upgrade of existing US 281 to Interstate standards. 2-12 ft lanes plus shoulders in each direction to be reconstructed as 2-12 ft lanes plus shoulders in each direction and two-12 ft. lanes frontage roads on both

18+ Years of Experience

Education

B.S., Civil Engineering,
University of Texas At El Paso
1984

TxDOT Pre-Certifications/ Registrations

- 10.1.1 - Hydrologic Studies
- 10.2.1 - Roadway Hydraulic Design
- 10.3.1 - Bridge Hydraulic Design

Professional Expertise

Hydraulics, Hydrology, Drainage, Specifications and Estimates, Water Resource Management, Storm Water Management, Traffic Control Plan, horizontal/vertical alignments, Cross-culvert replacements, bridge replacement, scour analysis, typical sections, irrigation systems, signing and pavement marking, layouts.

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directions. A large drainage area analysis was required for this rural section of highway. Since the median was removed from the existing configuration, an unusual case was brought up where detention ponds were used at the edge of the ROW, and as far as possible from the travel lanes. The analysis of 18 cross-culverts was required for this project. In addition, the review encompassed all typical sections, quantities, plan and profile sheets, horizontal and vertical alignments, and culvert layouts.

HYDROLOGY

FM 509 Cameron County. (Rio Grande Valley MPO).

Hydrology and hydraulic analysis of FM 509 from IH-2 to US 281, 8.5 miles long project. Analysis and proposed design of 23 cross-culverts and one bridge along this route. Complex H&H analysis due to the very flat terrain, several elevated irrigation canal crossings, and limited outfall capacity of some existing culverts. Large shallow FEMA floodplains labeled Zones AE/AH, particular attention given at these locations to minimize or avoid any rise in water surface elevations. Hydrology modeling using Rational formula and Win-TR55. Hydraulics modeling using HY-8 to size proposed cross-culverts.

FM 846 TxDOT (Odessa District).

The Hydraulics Design Engineer responsible for this 11-mile project that included bridge replacement at Sulphur Springs Creek and eleven cross-culvert replacements. He performed the hydrology and hydraulics study for this bridge which comprised a drainage area of 142 square miles. Using HEC-HMS, the NRCS hydrograph model, and TxDOT hydraulics manual, the appropriate design frequency and the 100-year flood check were determined. HEC-RAS was used to determine the effects of water surface profiles, water velocities, and scour potential. Scour analysis was performed following FHWA HEC-18 and TxDOT Scour Analysis guide. TxDOT does not recommend the use of scour analysis from HEC-RAS. This project also included the replacement of all cross-culvert crossings. Multiple RCPs were used at several locations instead of large RCB due to the shallow depth of the roadway.

Spur 54 (City of Harlingen). Limits from Chester Park Road to IH-69E.

Review, analysis, and approval of the schematics prepared by the City of Harlingen and submitted to TxDOT. Schematics included adding an additional lane, storm sewer system and raised medians along the project. Responsible for the analysis and design of the storm sewer system. Review of the final plans, specifications and estimates, horizontal and vertical alignments, plan and profile data sheets, typical section details, and prepare final estimates.

Trenton Road (Hidalgo County). Limits from IH-69C to FM 907.

Prepare schematics for submittal to TxDOT for existing 2-lane roadway to an ultimate configuration of 4-lanes and continuous left turning lane. Including storm sewer design system and bike and pedestrian shared-use path. Schematics included horizontal and vertical alignment. Bridge Hydrology and Hydraulics analysis for the replacement of a bridge on Trenton Road over the Hidalgo County Drainage District No. 1 ditch PSJA Lateral.

Eric R. Dietrich, P.E., PTOE

Project Engineer

Professional Registrations

P.E., State of Texas, No. 94970

PTOE, No. 1590



Mr. Dietrich has over 25 years of experience in traffic and transportation engineering. His past experience includes conducting existing traffic volume collection efforts, performing traffic projections, conducting highway and intersection capacity analysis, freeway weaving and ramp analysis, traffic signal design, development of signal timing plans, traffic signal coordination for optimum vehicular progression on arterials, preparation of traffic study reports, development of speed zone strip maps, Access Management and Traffic Impact studies, ITS planning and design, signing and pavement markings design and roadway design. He is precertified by TxDOT in 8 different categories, the majority being in the groups of Traffic Engineering and Operations Studies and Traffic Operations Design.

Professional Experience

ROADWAY

Hunt Lane Widening – San Antonio, TX.

Mr. Dietrich evaluated traffic demands and road conditions for a City of San Antonio project, widening and reconstructing 1.18 miles of Hunt Lane to address growing traffic needs. Hunt Lane serves as a vital north-to-south route on the city's west side and a key Metro Route for VIA Metropolitan Transit System. Surrounding areas include residential neighborhoods, churches, and schools. Thorough data collection and analyses were conducted using Synchro software for LOS and traffic signal warrant analyses. Recommendations included access management strategies and auxiliary lane analyses to optimize traffic flow, aligning with various guidelines and manuals provided by by the CoSA Final Design Guidance Manual, the CoSA Unified Development Code, the 2006 Texas Manual on Uniform Traffic Control Devices for Streets and Highways (TMUTCD), the 2000 Highway Capacity Manual (2000 HCM), and by A Policy on Geometric Design of Highways and Streets (Green Book), 2001, American Association of Highway and Transportation Officials (AASHTO).

Speed Zone Studies.

Performed sign inventory, speed measurements and development of speed zone strip maps for TxDOT, Laredo, El Paso, Fort Worth and Pharr Districts for over 1,000 miles of urban and rural roadways located in various counties in the state of Texas.

25+ Years of Experience

Education

B.S., Civil Engineering, Universidad Nacional de Tucuman Argentina, 1990

TxDOT Pre-Certifications/ Registrations

- 7.1.1 - Traffic Engineering Studies
- 7.3.1 - Traffic Signal Timing
- 7.5.1 - Intelligent Transportation System
- 8.1.1 - Signing, Pavement Marking, and Channelization
- 8.3.1 – Signalization
- 3.2.1 - Route Studies and Schematic Design
- 4.2.1 - Roadway Design
- 8.6.1 - Rail-Highway Design

Professional Expertise

Roadway Design, Traffic Control, Traffic Signalization, Rai-Highway Design, Illumination, Highway/Intersection Capacity Analysis, Access Management, Traffic Impact Studies, ITS Planning/Design, Plans, Specifications and Estimates (PS&E), Speed Zone Studies, Signing, Pavement Marking, Channelization, Traffic Signal Warrant Analysis, Freeway Reaving and Ramp Analysis.

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Mr. Dietrich managed speed zone studies for the Fort Worth District. The project included the generation of speed zone strip maps for over 100 miles of roadways in Wise County. Mr. Dietrich coordinated the data collection efforts needed to establish the speed zones and is currently supervising the quality of the strip maps generated. He was in constant communication with the District to make sure the strip maps were completed according to District standards and preferences. As part of the deliverables, Mr. Dietrich created a spreadsheet identifying all speed zones to be approved by either TxDOT Transportation Commission Minute Order and/or by City Ordinance. A cd containing video information was also submitted for each of the segments to help the district visualize the roadway and development characteristics of the segments depicted on the strip maps.

TRAFFIC

City of Port Neches Traffic Study.

Mr. Dietrich conducted a traffic study for the Port Neches Riverfront Development and the reconstruction of the Woodcrest Intermediate School Campus within the City of Port Neches, Texas. The study had multiple purposes. They were:

1) Evaluate vehicle stacking along Heisler St, Jackson Ave and Block St. for the time when Woodcrest students are being picked up by parents.
2) Conduct a signal warrant analysis for intersections of Port Neches Ave at Nall St and at Block St.
3) Perform traffic impact analysis for the proposed development.
4) Evaluate intersection sight distance at the intersection of Port Neches Ave at Montgomery St. and provide recommendations to mitigate any sight distance issue.
5) Evaluate existing speed limits on Port Neches Ave, Llano St and Lee Ave.
6) Propose additional measures to discourage the use of Montgomery St., Marion St., Dallas St. and Llano St, as access routes to the Riverfront Development.

After performing the various analyses, Mr. Dietrich recommended multiple improvements to solve the queueing concerns at the Woodcrest elementary school campus and the various measurements to be taken to mitigate impacts as a result of the additional vehicular traffic accessing the Riverfront Development.

Robstown Trade Processing and Inland Center (RTPIC).

Mr. Dietrich performed a Traffic Impact Analysis and Site Access Study for the proposed RTPIC which will serve as an "Inland Port" facility, coordinating regional ground transportation for shipping, receiving and distributing materials and goods throughout the South Texas Gulf Coast corridor. The study analyzed historical traffic data from the Texas Department of Transportation and conducted 24-hour mechanical counts and turning movement counts. Traffic forecasts were developed over various years using growth rates estimated for the City of Robstown. Future traffic forecasts also considered noise impacts for environmental assessment, with trip generation estimates from the ITE Trip Generation Manual. Maps were created to illustrate truck trip distribution. Additionally, a level of service analysis was conducted for intersections impacted by the facility's traffic, with recommendations proposed for safe access and egress.

Traffic Signal Timing

Mr. Dietrich past experience includes numerous TxDOT projects with the districts of Pharr, Laredo and El Paso which required the preparation of timing charts for diamond type intersections. Examples of these projects include, among others, US 83 in Palmview (4 diamond interchanges), US 83 in Weslaco (6), US 83 in Mercedes (4), US 77/83 in Brownsville (6) and IH-10 in El Paso (3). Mr. Dietrich also prepared timing charts for conventional intersections at numerous locations for Hidalgo County and City of Brownsville and performed coordinatability

analysis and preparation of timing charts for closed loop systems such as the one involving coordination of 7 traffic signals along SH 107 (Conway Ave) in the city of Edinburg, Texas.

Signalization

Traffic signal design involves the preparation of plans, specifications, and estimates for the installation of traffic signals. Mr. Dietrich experience includes numerous TxDOT projects with the districts of San Antonio, Pharr and Laredo as well as projects for the Cities of Laredo, Edinburg, Brownsville and San Antonio. These projects involved the design of both, span wire and mast arm mounted traffic signals for intersections with various geometric configurations including conventional intersections, diamond interchanges, closely spaced intersections, pedestrian signals and "T" intersections.

Examples of TxDOT San Antonio District projects include, among others:

- Loop 1604 at Huebner Rd - Diamond interchange.
- Loop 1604 at FM 2252 (Nacogdoches Rd) - Diamond interchange.
- Loop 1604 at Rogers Ranch Pkwy/Bitters Rd - Diamond interchange.

In upgrading Loop 1604, Mr. Dietrich developed Plans, Specifications & Estimates (PS&E) for signage, illumination, pavement markings, and signals, ensuring compliance with TMUTCD, NEC, and TxDOT standards. He adhered to TAS and ADA guidelines for pedestrian signals and wheelchair ramps. Utilizing advanced technology like LED bulbs and radar detection, he ensured compliance with the latest standards. Mr. Dietrich used the latest technology, including LED bulbs, LED pedestrian signal heads and Audible Pedestrian Signal (APS) units as well as radar presence (RPDD) and advance (RADD) detection to ensure compliance with the latest standards.

US 83 Ramp Analysis between the flood levee and FM 1425 in Mercedes Texas

The project involved analyzing capacity and Level of Service for US 83 freeway between the flood levee and FM 1425 interchange, covering a 3.5-mile main lanes segment with 14 ramps and four diamond interchanges. Data collection included 24-hour mechanical counters and video recordings. The study assessed the potential benefits of reversing ramps to an "X" configuration for new developments along frontage roads. Future traffic volumes, especially from a proposed Factory Outlet Mall, were projected using the ITE Traffic Generator Manual. Highway Capacity Software was used to analyze main lanes and ramp junctions for both configurations, ensuring compliance with TxDOT guidelines. Various scenarios were considered for signalized intersections to achieve acceptable Levels of Service for the interchanges.

IH 35 Ramp Analysis from south of Shiloh Rd Interchange to Loop 20 Interchange, Laredo-Texas

The project analyzed the impact of a proposed 1,800-acre development on the northbound segment of IH 35 freeway between Shiloh Rd and Loop 20 interchanges, covering approximately 3 miles. Four ramps were studied, assessing existing conditions and a proposed option of reversing one on-ramp and adding an off-ramp for better access to the development. Reports were generated for 5-year and 20-year projections, verifying ramp junction locations and conducting diamond interchange analyses to evaluate the traffic generated by the projected growth plus the additional traffic generated by the proposed development.

Loop 375 - Santa Fe St to Pan American Dr, El Paso, TX

Project engineer responsible for the preparation of complete sets of plans, specifications and estimates (PS&E's) for Loop 375 (Border Highway) between Santa Fe St. and Pan American Dr. in the city of El Paso. This project consisted in the installation of 7 Hub Cabinets, 13 CCTV cameras, 4 Dynamic Message Signs, Video Detection Surveillance Systems at 3 Ports of Entry, interconnection of 3 intersection controllers for traffic signal integration

and over 20 radar detection zones connected thru more than 13 miles of fiber optic cable. The development of the system involved coordination with TxDOT's El Paso district as well as with other agencies such as the City of El Paso and U.S. Customs and Border Patrol as a result of the location of the project in the vicinities of an international border.

Pharr – Reynosa Bridge Border Safety Facility Inspection (BSIF), Pharr, TX

Participated as project engineer in the preparation of a complete Signing and Pavement Markings, Illumination and TMS PS&E for the above captioned project. This project involved the installation of a Vehicle Screening System (VCS) including Weigh in Motion System, Dimensioning System, Static Scales and Snapshot cameras as well as a Transponder System, a Flow Manager System, CCTV cameras, DMS and VIVDS at the Pharr – Reynosa Bridge (BSIF) in Pharr, Texas. The project included an Estimated Construction Cost Estimate for the SPM, Illumination and TMS Elements, diagrams and layouts, TMS details plus the selection of applicable standards and specifications.

PEDESTRIAN ELEMENTS

University of Texas Rio Grande Valley (UTRGV) Pedestrian Crossing Analysis Studies.

Mr. Dietrich performed a pedestrian crossing study for UTRGV campus in Bronwsville, Texas. The purpose of this traffic engineering study was to analyze current vehicular and pedestrian activity and propose pedestrian safety enhancements along W University Blvd. Mr. Dietrich assessed existing traffic conditions, compiled pedestrian, and vehicular data collection, performed an operational and a crash analysis, a marked crosswalk analysis and developed short-term and long-term safety recommendations for the campus.

Martina Mejia, P.E.

Design Engineer

Professional Registrations

P.E, State of Texas, No. 143950

TxDOT Certification #33736



Ms. Mejia has extensive experience in the design and construction management of civil engineering projects. Project experience includes Traffic Engineering studies, Review of Development on behalf of Traffic Operations Department, Traffic Design and Roadway Design. As well as Plans, Specifications and Estimates (PS&E) for various projects, traffic control plans, signing, pavement markings, illumination, and roadway design.

Professional Experience

ROADWAY

US 90 Roadway in the City of Castroville, Texas, Texas DOT – Responsible for the development of signage and sidewalk design. Project consisted of field review of signage, utilities and existing structures, design of signage, sidewalk, and estimate of quantities.

FM 1333 Roadway in Atascosa County, Texas, Texas DOT – Responsible for the development of driveway planning and profiling. Project consisted of design of existing and proposed driveway planning and profiling and estimate of quantities.

FM 78 Rehabilitation, in Seguin, Texas, Texas DOT – Responsible for field review of signage and existing structures.

Old Alice Road in the City of Brownsville, Texas – Responsible for the design of Existing and Proposed Typical Sections to Old Alice Road schematic. Old Alice Road is being proposed to be widened and include sidewalks and a shared use 10ft Hike and Bike Trail. Project is currently in the proposal state, being reviewed to proceed for design.

FM 281 Roadway, Amarillo District, Texas DOT – Responsible for completing the Removal Layouts and Storm Water Pollution Prevention Plan (SW3P) Layouts for FM 281 roadway project. Project funded through the Texas Department of Transportation.

TRAFFIC

Development Reviewer for the City of McAllen, McAllen, Texas
Responsible for reviewing applications of the development process which include subdivision plats, site plans, rezoning applications, conditional use permits and building permits. I reviewed these cases on behalf of the Traffic Operations department. Since I began, I have reviewed more than 170 development cases.

8 Years of Experience

Education
B.S., Civil Engineering, University of Texas Pan-American, 2015

TxDOT Pre-Certifications/ Registrations

- TxDOT 1.4.1 – Land Planning/Engineering
- TxDOT 1.5.1 – Feasibility Studies
- TxDOT 7.1.1 – Traffic Engineering Studies
- TxDOT 7.3.1 – Traffic Signal Timing
- TxDOT 8.1.1 – Signing, Pavement Marking, and Channelization
- TxDOT 8.3.1 – Signalization

Professional Memberships/ Affiliations
Institute of Transportation Engineers (ITE)

Professional Expertise
Roadway, Schematic, Drainage/ SW3P, Traffic Signals, SPM, Traffic Signal Warrants, Hike & Bike Trail, Construction Support, Traffic Signals

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Every case requires a trip generation and a review for access location(s), and sometimes a Traffic Impact Analysis is warranted depending on the size of the development. There are more items to review depending on the development, but these items were the most common and impactful topics to review. As part of this process, I would also meet with the engineer or representative of the development to discuss comments and find alternative solutions to any development concerns.

Traffic Studies in the City of McAllen, Texas - Responsible for traffic analysis for various roadways and intersections in the City of McAllen which included the review of traffic data and characteristics, types of traffic control devices, signage, and pavement markings. Projects include review of All-Way Stop intersections, Signalized/Unsignalized Intersections, Change of Lane Distributions, Addition of Right/Left Turn Lanes, Adjusting Signalized Time, Feasibility Studies for Critical Crash locations, Reviewing Trip Generations and/or Traffic Impact Analysis for Developments and Speed Hump Evaluations in Residential Streets.

Signal Design at SH 336 (10th Street) and Wisconsin Road, City of McAllen, Texas – Responsible for the traffic data collection, design, and construction plan of the traffic signal at the intersection of SH 336 (10th Street) and Wisconsin Road. Project consisted of traffic data collection, signal warrant study, field surveys, base mapping, signage, pavement markings, electrical schedule and estimate of quantities.

Signal Design at FM 1926 (23rd Street) and Sprague Road, City of McAllen, Texas, Texas DOT – Responsible for the traffic data collection, design, and construction plan of the traffic signal at the intersection of FM 1926 (23rd Street) and Sprague Road. Project consisted of traffic data collection, signal warrant study, field surveys, base mapping, signage, pavement markings, electrical schedule and estimate of quantities.

Signal Rebuilds of the City of McAllen, Texas – Responsible for the rebuild of three (3) existing signalized intersections. Project consisted of maintaining and updating broken bores, ramps, signal pole foundations, rewiring with new pull boxes, new signal design, and being consistent with budget available.

Bicentennial Boulevard Corridor between Trenton Road and SH 107 (University Drive) for the City of McAllen, Texas, Texas DOT – Responsible for review of Signal Design, Illumination, Sign and Pavement Marking layouts of Bicentennial Boulevard Project. Project consisted of seven (7) new signalized intersections and 2.8 miles of new corridor which consisted of field review of utilities and existing structures, review of design, signage, pavement markings, electrical schedule, estimate of quantities, and final walk-throughs for four phases.

Signal Design at Camp and W Court Street of the City of Seguin, Texas, Texas DOT - Responsible for the rebuilding of an existing signalized intersection. Project consisted of new signal design, new foundations for all poles, signal cabinet and pull boxes, development of electrical schedule, signal, and estimate of quantities.

Signal Designs along US 377 Corridor between Pirate Drive and Overstreet Boulevard in the City of Granbury, Texas, Texas DOT – Responsible for the Signal Design of 4 intersections of US 377 Project. Project consisted of one (1) new signalized diamond intersection, two (2) existing signals needing updated/rebuild, and one (1) Diamond Intersection changing to a Diverging Diamond Intersection (DDI). The plans consisted of review of utilities and existing structures, design of all signals, overhead signage, electrical schedule, and estimate of quantities.

FM 509 Traffic Studies in the City of Harlingen, Texas, Texas DOT
Responsible for traffic analysis for FM 509 and seven (7) intersections along FM 5059 in the City of Harlingen which included the review of traffic data and characteristics, types of traffic control devices, and the Level of Service for FM 509 segment and intersections. Projects include review of All-Way Stop intersections,

Signalized/Unsignalized Intersections, Change of Lane Distributions, Addition of Right/Left Turn Lanes, and Adjusting Signalized Time (if applicable).

Signal Designs along Spur 54 in the City of Harlingen, Texas, Texas DOT – Responsible for the Signal Design of two (2) intersections on Spur 54. Project consisted of changing to two (2) flashing-beacon intersections into two (2) new signalized intersection. The plans consisted of review of utilities and existing structures, design of all signals, overhead signage, electrical schedule, and estimate of quantities.

PEDESTRIAN ELEMENTS

Helena Avenue Sidewalk Project in the City of McAllen, Texas - Responsible for the development of the plans, specifications and estimates, traffic control plans and field review of utilities and utility coordination on Helena Avenue from Ware Road to 24th Street.

Jackson Road Hike & Bike Trail – Phase II for the City of Edinburg and City of McAllen, Texas – Responsible for the Sign and Pavement marking design, Rest Area design, and the estimate of quantities for the Jackson Road Hike & Bike Trail. The Hike and Bike consists of a 10ft shared use path in McAllen and Edinburg TX boundaries.

Southmost Nature Trail for the City of Brownsville, Texas – Responsible for installation of Pedestrian Infrastructure (solar security lights, concrete pads, benches and trash receptacles), Sign and Pavement Markings, and the Estimate of Quantities for the Southmost Nature Trail. The Hike and Bike consists of an existing 10ft hike and bike trail in Brownsville, Texas.

West Rail Trail for the City of Brownsville, Texas – Responsible for installation of Pedestrian Infrastructure (solar security lights, concrete pads, benches, water fountains, canopies, etc.), three (3) Parking Lots designs, Sign and Pavement Markings, and the Estimate of Quantities for the West Rail Trail. The Hike and Bike consists of an existing 12ft hike and bike trail in Brownsville, Texas.

DRAINAGE

J-08 Hidalgo County Drainage Project in Hidalgo County, Texas – Responsible for assembling the Specifications and Forms of Contract, Bond and Proposal and the Bid Documents.

Hick Hill Drainage Improvements in the City of Harlingen, Texas – Responsible for the design of the Force Main Adjustments of Hick Hill Project. Project also included the Traffic Control Plan, SW3P layouts, and estimate of quantities for project items.

5th & 7th Drainage Improvements in the City of Harlingen, Texas – Responsible for the preliminary design of drainage improvements in the Harlingen Area known as 5th & 7th (System 21). Project also included the preliminary design of Traffic Control Plans, SW3P layouts, and estimate of quantities.

OTHER ELEMENTS OF ENGINEERING

Feasibility Study for Dana Road, City of Brownsville, Texas – Responsible for the Feasibility Report to Dana Road. Dana Road is being proposed to widen and include sidewalks and a shared use 10ft Hike and Bike Trail. The feasibility report included a description of the project, existing and proposed conditions, alternative alignments, and a Matrix for Comparison of Alternatives.

Preemption Form Submittal of Fort Bend Project, Houston District, Texas, Texas DOT – Responsible for completing the Traffic Signal Preemption at Highway-Rail Grade Crossings Form. Form consisted of geometric data, and time calculations.

Raise Grant Program Submittal for Sprague Road in the City of Edinburg, Texas, US DOT – Responsible for the Benefit-Cost Analysis (BCA), BCA Summary, Quantities, and Cost Estimate of Sprague Street between SH 336 (10th Street) and Business 281 (Closner Boulevard). The existing Street of Sprague Street is proposed to

widen and add pedestrian and drainage structures for a length of 3.13 miles. BCA summary included a description of the project, existing and proposed conditions of street, demand/project generators, and estimate of benefits.

Parking Lot Design of Victor Park in the City of Harlingen, Texas – Responsible for the design of the Parking Lot Improvements and Proposed Parking Lot of Victor Park. Project also included the Traffic Control Plan, SW3P layouts, and estimate of quantities for project items.

Feasibility Study for Stenger Road, City of San Benito, Texas – Responsible for the Feasibility Report to Stenger Road. Stenger Road is being proposed to include a 10ft shared use path and a reconstructed 5ft sidewalk near the end of the project. The feasibility report included a description of the project, existing and proposed conditions, and a best recommendation due to circumstances.

Small and Large Sign Design, Various Locations, Texas
Responsible for the Small and Large Sign Design of signs in Various Locations in Texas. Using Sign CAD software and the direction of the *Texas Manual of Uniform Traffic Control Devices* and the *Standard Highway Sign Designs for Texas* manuals. A list of locations is listed below.

- FM 48 (Small Signs)
- FM 377 (Small and Large Signs)
- FM 846 (Small and Large Signs)
- FM 1333 (Large Sign)
- FM 2258 (Small Signs)
- HCTRA (Large Signs)
- Jackson H&B Trail – Phase II (Small Signs)

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

TEDSI Infrastructure Group Inc

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-1640

Expiration Date
9/30/2024

Texas Historically Underutilized Business (HUB) Certificate

Certificate/VID Number: 1760128014600
Approval Date: May 22, 2024
Scheduled Expiration Date: May 22, 2028

In accordance with the Memorandum of Agreement between the
EL PASO HISPANIC CHAMBER OF COMMERCE (EPHCC)
and the Texas Comptroller of Public Accounts (CPA), the CPA hereby certifies that

TEDSI Infrastructure Group, Inc.

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **May 22, 2024**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, addresses, phone and fax numbers or authorized signatures) provided in the submission of the business; application for registration/certification into EPHCC's program, you must immediately (within 30 days of such changes) notify EPHCC's program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibility. If your firm ceases to remain certified in the EPHCC's program, you must apply and become certified through the State of Texas HUB program to maintain your HUB certification.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

Disadvantaged Business Enterprise Program

This certifies that the following listed firm is certified as a **DBE**
in accordance with 49 Code of Federal Regulations Part 26

TEDSI Infrastructure Group, Inc. (VN: 26838)

This Certificate is subject to suspension or revocation, and DBE information verification annually, upon the anniversary month. Current certification information will be listed in the Texas Unified Certification Program (TUCP) Directory located at
https://txdot.txdotcms.com

July 27, 2016
Date Issued

Michael D. Bryant
Director
Civil Rights Division

CONFLICT OF INTEREST
DISCLOSURE

Prospective contractors should carefully consider whether any of their activities may give rise to an improper conflict of interest situation. Conflict of interest situations that are not properly addressed can result in a loss of funding to a specific program and/or to the City of Edinburg, and in some cases can result in civil or criminal liability.

Organizations that may enter into a contract with the City of Edinburg should examine the following:

- Are any employees or board members of the organization,
  - a City of Edinburg employee or consultant who exercises program or project specific functions as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Are any immediate family members or business associates of my employees or board member's,
  - a City of Edinburg employee or consultant who participates in the City's selection or award process as part of their City position?
  - a member of a Board, Council or Committee that may participate in the City's selection or award process?
  - a City Official?

- Will any of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- Will any immediate family members or business associates of my employees or board members receive a financial interest or benefit from any project funded and administered through the City (other than employee salaries or personnel benefits)?

- To my knowledge, will my program or project have a financial effect on a City official or employee who exercises City-related functions, or an immediate family member or business associate of such person? For example, will any of these persons be receiving rental payments, other business income, or program services from my company or services offered?

If you can answer "yes" to any of these questions, it is possible that there may be a conflict of interest. You should review the rules below to determine whether an actual conflict situation is raised, and, if so, what action needs to be taken to avoid a violation of the law. You should contact City staff immediately if you suspect that there might be an issue.

Any contractor entering into an agreement with the City will be required to warrant and represent, to the best of his/her knowledge at the time the contract is executed, he/she is not aware of any improper conflict of

interest as described. Also, the contract will obligate contractors to exercise due diligence to ensure that no improper conflict situations occur during the contract.

The following Federal, State and local regulations and policies, govern projects funded through the City of Edinburg:

* 2 CFR Part 200 [Subpart B 200.112 and Subpart D 200.318]
* Texas Local Government Code Chapter 171.004
* City of Edinburg Policies & Procurement Manual

Certification:

I, the undersigned, certify and report that to the best of my knowledge,

☑ I have no conflict of interest to disclose

☐ I have the following conflict of interest to disclose:

_____

_____

_____

Date:
07/15/2024

Company/Vendor Name:
TEDSI Infrastructure Group, Inc.

Printed Name and Title:
Jesus Salinas, CEO/President

Authorized Signatory:

COMPANY PROVIDING PROPOSAL GENERAL QUESTIONNAIRE

1 Name/Name of Agency/Company: TEDSI Infrastructure Group, Inc.
(Full, correct legal name)

- Address: 1201 E. Interstate Highway 2 Mission, Texas 78572
- Telephone/Fax: P: (956) 424-7898 F: (956) 424-7022
- Email address: jsalinas@tedsi.com

2. Does your Company anticipate any mergers, transfer of organization ownership, management reorganization, or departure of key personnel within the next twelve (12) months that may affect the organization's ability to carry out its submittal?

3.

Yes____ No√

3. Is your Company authorized and/or licensed to do business in Texas?
Yes√ No____

4. Where is the Company's corporate headquarters located? Mission, Texas

5. a. Does the Company have an office located in Edinburg, Texas?

4.

Yes____ No√

b. If the answer to the previous question is "yes", how long has the Company conducted business from its Edinburg office?

_____ (years) _____ (months)

c. State the number of full-time employees at the Edinburg office. _____

6. Has the Company or any of its principals been debarred or suspended from contracting with any public entity?
Yes____ No√

If yes, identify the public entity and the name and current phone number of a representative of the public entity familiar with the debarment or suspension, and state the reason for or circumstances surrounding the debarment or suspension, including but not limited to the period of time for such debarment or suspension. _____

7. Indicate person whom The CITY may contact concerning your submittal.

Name: Jesus Salinas
Address: 1201 E. Interstate Highway 2 Mission, Texas 78572
Telephone: (956) 424-7898
Fax: (956) 424-7022
Email: jsalinas@tedsi.com

8. Surety Information

Have you or the Company ever had a bond or surety instrument "called," canceled, or forfeited?
Yes ( ) No (√).
If yes, state the name of the bonding company, date, amount of bond and reason for such bond being "called," or its cancellation or forfeiture._____
_____
_____

9. Bankruptcy Information

Have you or the Company ever been declared bankrupt or filed for protection from creditors under state or federal proceedings? Yes ( ) No (√)
If yes, state the date, court, jurisdiction, cause number, amount of liabilities and amount of assets. _____
_____
_____
_____

10. Provide any other names under which your business has operated within the last 10 years.
TEDSI
_____
_____

LITIGATION DISCLOSURE FORM

Failure to fully and truthfully disclose the information required by this Litigation Disclosure form may result in the disqualification of your submittal from consideration or termination of the contract, once awarded.

1. Have you or any member of your Firm or Team to be assigned to this engagement ever been indicted or convicted of a felony or misdemeanor greater than a Class C in the last five (5) years?

   Circle One YES NO

   1 Have you or any member of your Firm or Team to be assigned to this engagement ever been terminated (for cause or otherwise) from any work being performed for the CITY or any other Federal, State or Local Government, or Private Entity?

   Circle One YES NO

3. Have you or any member of your Firm or Team to be assigned to this engagement ever been involved in any claim or litigation with the CITY or any other Federal, State or Local Government, or Private Entity during the last ten (10) years?

   Circle One YES NO

If you have answered "Yes" to any of the above questions, please indicate the name(s) of the person(s), the nature, and the status and/or outcome of the information, indictment, conviction, termination, claim or litigation, as applicable. Any such information should be provided on a separate page, attached to this form and submitted with your submittal.

HOUSE BILL 89 VERIFICATION

I, Jesus Salinas, the undersigned representative of

TEDSI Infrastructure Group, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2270:**

1. Does not boycott Israel currently; and

2. Will not boycott Israel during the term of the contract.

3) Is not currently listed on the State of Texas Comptroller's Companies that Boycott Israel List located at https://comptroller.texas.gov/purchasing/publications/divestment.php

Pursuant to Section 2270.001, Texas Government Code:

1. "Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes; and

2. "Company" means a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or any limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of those entities or business associations that exist to make a profit.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jesus Salinas, CEO/President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 13 VERIFICATION

I, Jesus Salinas, the undersigned representative of

TEDSI Infrastructure Group, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Chapter 809, Government Code 2274:**

1) **does not boycott energy companies and;**

2) **will not boycott energy companies during the term of the contract.**

Pursuant to Section 2274.001, Texas Government Code:

1. "Boycott energy company" has the meaning assigned by Section 809.001; and

2. "Company" has the meaning assigned by Section 809.001, except that the term does not include a sole proprietorship.

SIGNATURE OF COMPANY REPRESENTATIVE:

Jesus Salinas, CEO/President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

SENATE BILL 19 VERIFICATION

I, Jesus Salinas, the undersigned representative of

TEDSI Infrastructure Group, Inc., (Company or Business name) (hereafter referred to as company) **being an adult over the age of eighteen (18) years of age, verify that the company named-above, under the provisions of Subtitle F, Title 10, Government Code Chapter 2274:**

(1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association; and,

(2) will not discriminate during the term of the contract against a firearm entity or firearmtrade association.

Pursuant to Section 2274.001, Texas Government Code:

1) *"Ammunition" means a loaded cartridge case, primer, bullet, or propellant powder with or without a projectile.*

2) *"Company" means a for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or associations that exists to make a profit. The term does not include a sole proprietorship.*

3) *"Discriminate against a firearm entity or firearm trade association":*
   - a) *means, with respect to the entity or association, to:*
     - i) *refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association;*
     - ii) *refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or*
     - iii) *terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and*
   - b) *does not include:*
     - (i) *the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and*
     - (ii) *a company 's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship:*
       - *(aa) to comply with federal, state, or local law, policy, or regulationsor a directive by a regulatory agency; or*

(bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity 's or association 's status as a firearm entity or firearm trade association.

4) *"Firearm" means a weapon that expels a projectile by the action of explosive or expanding gases.*

5) *"Firearm accessory" means a device specifically designed or adapted to enable an individual to wear, carry, store, or mount a firearm on the individual or on a conveyance and an item used in conjunction with or mounted on a firearm that is not essential to the basic function of the firearm. The term includes a detachable firearm magazine.*

6) *"Firearm entity" means:*
   - a) *firearm, firearm accessory, or ammunition manufacturer, distributor,wholesaler, supplier, or retailer; and*
   - b) *a sport shooting range as defined by Section 250.001, Local Government Code.*

7) *"Firearm trade association" means any person, corporation, unincorporated association,federation, business league, or business organization that:*

   - a) *is not organized or operated for profit and for which none of its net earningsinures to the benefit of any private shareholder or individual;*
   - b) *has two or more firearm entities as members; and*
   - c) *is exempt from federal income taxation under Section 50l(a), Internal RevenueCode of 1986, as an organization described by Section 50l(c) of that code.*

SIGNATURE OF COMPANY REPRESENTATIVE:

Jesus Salinas, CEO/President

TYPE/PRINT NAME AND TITLE:

07/15/2024

DATE:

NONCOLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF TEXAS

COUNTY OF HIDALGO

Jesus Salinas, being first duly sworn, deposes and says that: *(Name)*

(1) He is President of TEDSI Infrastructure Group, Inc Bidder that has submitted the attached Bid; (Company)

(2) He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;

(3) Such Bid is genuine and is not a collusive or sham Bid.

(4) Neither said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest , including this affiant, has in any way colluded, conspired, connived or agreed directly or indirectly with another Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion or communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder, or to fix an overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the **CITY OF EDINBURG**, or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including affiant.

Sign _____

Title CEO/President

Subscribed and sworn to me this 15 day of July 2024.

By:

Notary Public

CLAUDIA M GARZA
Notary ID #125448096
My Commission Expires
March 11, 2026

My commission expires March 11, 2026

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

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

Certificate Number:
2024-1183295

Date Filed:
07/02/2024

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
TEDSI Infrastructure Group, Inc.
Mission, TX United States

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

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.
2024-9
RFQ #2024-9 Engineering Services Rotation

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Jesus , Salinas	Mission, TX United States	X	
Morris, Jr., Jules M.	Houston, TX United States	X	
Bright, Paul	Houston, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Jesus Salinas, and my date of birth is 12/24/1957.

My address is 2111 Scout Lane (street), Mission (city), TX (state), 78572 (zip code), USA (country).

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

Executed in Hidalgo County, State of Texas, on the 15th day of July (month), 2024 (year).

Signature of authorized agent of contracting business entity
(Declarant)

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

TEDSI Infrastructure Group, Inc. - Jesus Salinas

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

None

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

N/A

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☑ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☑ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

None

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 , Jesus Salinas

Signature of vendor doing business with the governmental entity

07/15/2024

Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

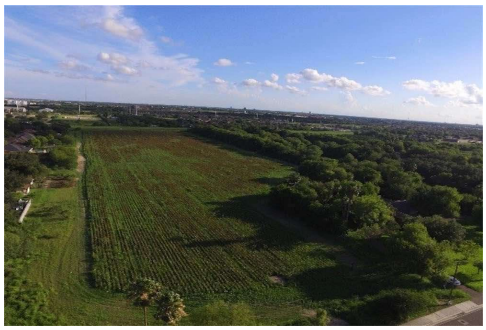
(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

REQUEST FOR QUALIFICATIONS
No. 2024-9

Engineering Services Rotation















Presented by:
Texas Infrastructure Development Group, LLC
1400 N. McColl Rd., Suite 202
McAllen, Texas 78501

July 16, 2024

TRANSMITTAL LETTER

July 16, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)

RE: **STATEMENT OF QUALIFICATIONS RFQ No. 2024-9 ENGINEERING SERVICES**

Transmitted herewith is **Texas Infrastructure Development Group, LLC (TxIDG)** Statement of Qualifications (SOQ) for the above referenced RFQ. **TxIDG is excited and pleased to express our interest and commitment to perform Professional Engineering Services as outlined in the above referenced RFQ for City of Edinburg (City).**

TxIDG's primary contact person responsible for matters regarding our SOQ is Mr. Carlos Peralez. He is located in our McAllen office at 1400 N. McColl Rd, Suite 202. He can be contacted by telephone at (956) 739-8110 Cell / (956) 540-7232 (Office) or by email at carlos.peralez@txidg.com.

TxIDG specializes in the design and construction of roadway infrastructure and drainage at both municipal and state levels. We are qualified to handle all aspects of project development, design, construction management, and construction inspection for the City of Edinburg. Our team is licensed in the State of Texas, meeting the standards set by the Texas Board of Professional Engineers. TxIDG has successfully completed numerous projects for municipalities, state and federal agencies, as well as private clients.

TxIDG's proposed Quality Assurance Officer, Mr. David Balli, P.E., brings over 50 years of experience in civil engineering projects, making him exceptionally qualified for the role. Mr. Carlos Peralez, P.E., serving as Project Manager and Principal of Texas Infrastructure Development Group LLC, will oversee assignments and ensure their successful completion and effectiveness. With over 34 years of experience, Mr. Peralez has been actively involved in a wide range of municipal engineering and design projects across the State and particularly in the South Texas Region.

I, as President of Texas Infrastructure Development Group, LLC, will oversee this assignment and will be duly authorized to bind the firm to a contract with the City of Edinburg.

Thank you for the opportunity to present our Professional Engineering qualifications. We look forward with great anticipation to working with the City of Edinburg staff on this important project should we be selected.

Sincerely,



Richard Zamora, PE
President
Texas Infrastructure Development Group, LLC
1400 N. McColl Rd., Suite 202
McAllen, Texas 78504
Office: (956) 540-7232
Cell: (210) 833-5173
Email: richard.zamora@txidg.com

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1. FIRM QUALIFICATION AND EXPERIENCE

Texas Infrastructure Development Group, LLC (TxIDG), was founded in 2009 and has been providing exceptional services to our clients. TxIDG is one of Texas's leading Civil Engineering consultant firms for the planning and design of all types of infrastructure, with expertise in transportation, public infrastructure, hydrology and hydraulics, drainage, wastewater systems, transportation facilities for rural and urban communities, and land development. Our McAllen office currently has a team of 7 employees. Additionally, we have access to a wide range of resources with diverse expertise and skill sets located in El Paso and San Antonio.

TxIDG has put together an expert team ready to start working with the City of Edinburg immediately. Leading the charge is our President, **Mr. Richard Zamora, PE,** who brings more than 30 years of experience to the table, specializing in the planning, environmental assessment, and development of schematic and PS&E packages. As TxIDG's president, Mr. Zamora holds the decision-making power to streamline processes, thus reducing administrative delays and accelerating project timelines. **Mr. Carlos Peralez, PE**, will take on the role of **Project Manager**. With his extensive experience exceeding 34 years in the engineering, oversight, and upkeep of highway, street, drainage, and bridge projects, Mr. Peralez will be the main point of contact for the City of Edinburg. Both Mr. Zamora and Mr. Peralez have extensive experience in project development throughout Hidalgo County and understand local entity and TxDOT guidelines and restrictions. This enables them to streamline the design process thereby providing a cost benefit to the city. Incorporated yet not limited to said team of professionals, are the following services:

- Advanced Planning/Preliminary Engineering
- Construction Phase/Management Services
- Special Studies/Design
- Final Design/PS&E
- Project Development Management
- Site Planning and Analysis

TxIDG's capabilities in these areas range from conceptual planning and preliminary design to regulatory compliance, permit negotiation, and construction phase management. TxIDG has a proven track record in the industry for being one of the top engineering firms for all types of engineering projects.

A. FIRMS UNIQUENESS

Proficient in Open Roads Designer and hydraulic design software, our skilled engineers use advanced tools such as LIDAR and GIS, and craft hydraulic models using HY8, HEC-HMS, HEC-RAS, and HEC-2 that are aligned with TxDOT's and City standards. With an adept team, including ex-TxDOT members, we intricately address design criteria for effective Rural, Urban, and Metro projects. At TxIDG, our constructability review process is designed to ensure that projects are designed and planned in a manner that optimizes efficiency, safety, and feasibility during construction. During the review process, TxIDG employs an independent engineer, Mr. David Balli, to evaluate the design's constructability. Leveraging Mr. Balli's extensive construction experience throughout the state, TxIDG gains valuable insights into the locally available materials, an understanding of key stakeholders, familiarity with contractors, and awareness of construction challenges associated with heavy traffic patterns. Our review process typically involves:

- Early Involvement of a Construction Expert
- Review of Design Document
- Identification of Alternatives
- Collaborative Workshops and Meetings (Value Engineering)
- Implementation of Recommendations

TxIDG constructability review process is a critical component of its project management, ensuring that projects are not only designed to meet their intended purposes but also are constructible in a practical, cost-effective, and safe manner.

At the Schematic level, design work is not as detailed as it is at the PS&E level, offering several opportunities for cost-saving measures that TxIDG actively investigates. Examples of this approach include, but are not limited to, conducting a cost-benefit analysis between rigid concrete and flexible pavement designs, optimizing bridge and retaining wall lengths, and evaluating the use of two-layer versus three-layer pavement designs at major intersections. For projects that necessitate a Value Engineering (VE) Study, we proactively present alternative cost-saving strategies and ideas, including those previously mentioned, before the initiation of the VE Study itself.

Effective communication among the prime, sub-consultants, and the City is pivotal for project success. At TxIDG, we prioritize this by early identification of project-specific needs and **stakeholders**. Our practice includes involving City Engineering and Maintenance staff in meetings, given their familiarity with local challenges. Recognizing project diversity in terms of size, complexity, and City preferences, our approach ensures purposeful communication, minimizing excessive emails and needless meetings. We set a regular communication schedule, clarifying expectations and allotting time for crucial discussions and reporting. In this solicitation, we envision monthly meetings led by our project manager, with key players handling specific communications for prompt updates as required.

B. OFFICE PROVIDING SERVICES TO EDINBURG

Texas Infrastructures Development Group, LLC currently has offices in San Antonio, El Paso and McAllen, Texas.

The office shown below will oversee providing services to the City of Edinburg for this solicitation.

Firm Name/ Address:	**Texas Infrastructure Development Group, LLC** 1400 N. McColl Rd - Suite 202 McAllen, Texas 78504
Phone/ Fax Numbers:	956-540-7232
Email:	Richard.zamora@txidg.com Mirna.castro@txidg.com

Texas Registration Number: *F-*23114

C. RESOURCING AND STAFFING

TxIDG's statewide offices streamline budget, personnel, and up-to-date industry software to attain project objectives. Our organized staffing and resource strategy involves office relocation and statewide resource incorporation, when needed, to maintain employee engagement. Concurrent projects are managed through a prioritization system, assessing importance, complexity, and deadlines for resource allocation and task focus on vital projects. Effective communication, monitoring, guidance, and project management tools ensure streamlined project milestones, timelines, and resource distribution. TxIDG's commitment to maintaining an ample staff pool guarantees seamless replacements in case of unexpected turnover. Our rigorous training and standardized procedures empower each employee to excel in diverse roles, from corridor and storm sewer design and plan production using OpenRoads Designer and AutoCAD to culvert hydraulic computations in HEC-RAS or HY-8.

D. RECENT PROJECTS

GEC - City of Escobares , TX

Client: City of Escobares

Completion Date: est. June 2025

Reference: Luis Garcia, Jr
(956) 847-1200; Email lg.cityofescobares@yahoo.com
Key Personnel: Richard Zamora, Jesse Ramos, Carlos Peralez

TxIDG has been designated to provide a wide array of engineering services to the City of Escobares, covering expertise in the Geotechnical, Architectural, Surveying, and Environmental sectors. Thus far, TxIDG has played a pivotal role in assisting the city through the application phase for the 2023 Texas Community Development Block Grant Program, which seeks to support public facilities in mitigating emergency hazardous conditions impacting public safety. In collaboration with the City of Escobares, TxIDG has identified several necessary street improvements to address drainage and structural issues. Within the budgetary constraints of the grant, TxIDG carefully assessed and chose seven projects to apply for the grant. The application was successful, resulting in the grant being awarded to the City of Escobares. Currently, TxIDG is moving forward to the next stage of the program, concentrating on creating the Plans, Specifications, and Estimates (PSE) for the locations of the approved projects.

CIENEGAS ROAD, DEL RIO, TEXAS

Client: Val Verde County
Completion Date: est. March 2025
Reference: Gustavo Flores (830) 774.7656 – Val Verde County Commissioner Pct. 4
Email: gflores@valverdecounty.texas.gov
Key Personnel: Richard Zamora, Jesse Ramos, Carlos Peralez

TxDIG was chosen to perform the Schematic and PS&E for a 1.8-mile curb and gutter roadway project, which faces significant drainage issues. To address these concerns, TxDIG conducted extensive research on drainage solutions and presented multiple options to Val Verde County. The optimal solution identified involves constructing a drainage ditch leading to an outfall through private property, necessitating the acquisition of easements for the ditch construction. Another major challenge in this project is the restricted Right-of-Way (ROW). The devised solution includes a 3-lane divided road featuring both rural and curb & gutter sections. To overcome the constraints of the narrow ROW, a drainage strategy was developed that incorporates a storm sewer system directing water into the newly constructed drainage ditch.

DOFFING ROAD PAVEMENT DESIGN, PHARR, TEXAS

Client: City of Pharr
Completion Date: est. March 2026
Reference: Ruben Alfaro (956) 402.4242 – Pharr City Engineer
Email: ruben.alfaro@pharr-tx.gov
Key Personnel: Jesse Ramos, Carlos Peralez, Vincent Pantone

TxIDG has been selected to perform Engineering Services including Schematic, Pavement Design, PS&E, Survey, Utilities, Subdivision, and Right-of-way. Doffing Rd. is an overweight corridor as identified by Hidalgo County Regional Mobility Authority (RMA). It lies in the City of Pharr's "Heavy Industrial Area and Trade Zone" due to its extremely close proximity to the Pharr International Bridge. West Doffing Rd. and the City of Pharr owned property will be a critical feeder to the existing State highway system and the future planned heavy industrial complexes. West Doffing Rd. is in need of repair and will need significant expansion in order to meet future needs. The current road does however possess useful capacity in terms of overweight vehicles. In light of these challenges, our initial engineering study has meticulously assessed the existing condition of West Doffing, identified areas of concern, and proposed viable solutions of preservation, maintenance, and future reconstruction to help the City of Pharr and Hidalgo County RMA reach its very

necessary goals. Through detailed analysis and consultation with industry experts, TxIDG has developed a comprehensive strategy that aims to optimize the current infrastructure within its structural limits while simultaneously planning to transform West Doffing Road into a robust and reliable route. This route will be capable of safely and effectively handling a substantial amount of overweight traffic in the near future. The City of Pharr and the Hidalgo County RMA aim to permit overweight trucks along this corridor as soon as possible. To achieve this, two phases are being proposed for the corridor. Phase I will enable overweight traffic to use the existing Doffing Road, with necessary improvements. This phase is expected to last 2 to 3 years. Phase II will involve the development of the "ultimate" section, designed to accommodate overweight traffic for a lifespan of 30 years and beyond.

PLANNING STUDY, CITY OF SOCORRO, TEXAS

Client: City of Socorro

Completion Date: est. Sept 2024

Reference: Adriana Rodarte (915) 209-9945 – City Manager

Email: citymanager@costx.us

Key Personnel: Jesse Ramos, Vincent Pantone, Carlos Peralez

TxIDG was selected as part of a team to perform Planning Services for the City of Socorro. The significance of the mobility aspect in a planning study for Socorro, Texas, cannot be overstated, given the city's unique demographic and geographic context. As Socorro continues to grow, enhancing mobility is crucial for ensuring sustainable urban development and improving the quality of life for its residents. This focused mobility plan addressed the need for efficient transportation networks, catering to the diverse needs of its community. This includes the development of more robust public transportation options, improved road infrastructure, and the integration of pedestrian and cycling paths to promote healthier, more eco-friendly travel alternatives. These enhancements go beyond simply making commutes easier; they are essential for stimulating economic growth, drawing in new businesses, and broadening access to educational and healthcare services. Moreover, considering Socorro's location in the El Paso metropolitan area, improved mobility will facilitate better regional connectivity, opening new opportunities for residents and businesses alike. In essence, a well-conceived mobility plan is a key pillar in Socorro's pursuit of a more connected, vibrant, and resilient urban future. With proficiency in ARCGIS, TxIDG developed several maps demonstrating how to efficiently connect people, goods, and services, facilitating seamless travel from origin to destination through preferred transportation modes.

E. ABILITY TO MEET COMPRESSED SCHEDULES

Our PM's extensive experience allows him to manage compressed schedules to successfully complete the project plans without sacrificing quality. A key element for a compressed schedule is understanding which tasks can be performed concurrently. Once we determine this, we will assign the necessary resources to meet the compressed schedule. Over the shoulder concurrent reviews will be an integral part of this compressed schedule. To accomplish this, Our PM will hold frequent coordination meetings to keep the entire team informed on all aspects of the project development. It is imperative we develop and follow a detailed Primavera P6 schedule.

Mr. Peralez manages project tasks by ensuring team members are functioning as one cohesive unit. All TxIDG Team members have county and city PS&E design experience in their respective work categories and have worked together on multiple projects. The Team is structured for availability of Task Leads. We have back-up at each position with personnel capable of taking on the role of Task Lead in situations where multiple assignments are needed. TxIDG and team has adequate resources to work on multiple projects simultaneously without delaying a project.

It may be required to perform all anticipated tasks, including review and coordination with others. The challenge is to manage multiple critical paths, perform them efficiently, and accurately track the status in real time. Resources must be managed via establishing work-load projections. This will allow the PM to identify when peak resources will be needed and how to shift staff as needed. The goal is to balance the workload. To accomplish this, TxIDG will assign a Document Controller, Scheduler, and PM, which will utilize our in-house tools and other resources to accurately manage cost, scope, and time. We will develop realistic, accurate, and comprehensive scopes, budgets, and baseline schedules.

F. TXIDG'S USE OF TECHNOLOGY

Many times, as engineers we are faced with different obstacles. Some of them being time constraints, availability of funds to complete tasks or projects and having the correct tools and information in order to keep projects moving towards completion. For example, this solicitation may require the use of survey data collection which will take much time. In order to advance immediately on these projects, TxIDG can readily acquire preliminary data such as Right Of Way and Parcel Ownership information as well as Digital Terrain Modeling (DTM) in order to know ground elevations at the project location. This data is readily available, remarkably accurate and is collected from the Texas Natural Recourses Information System (TNRIS) website and cross checked with parcel maps and As-Built plans from the project area. The process to obtain this data from TNRIS website and apply to engineering design starts with downloading the files needed into a geographic information system (GIS) program. GIS is a computer system for capturing, storing, checking, and displaying data related to positions on Earth's surface. GIS gives us the ability to edit the downloaded data and convert it into a usable format that is needed in MicroStation Open Roads. Once the information is in its final format, TxIDG can initiate the design process. TxIDG's ability to acquire this data provides a cost-effective alternative with the goal of saving money and time to the client.

Data that TxIDG can provide without Field Survey:

- Lidar
- Imagery
- Texas Rivers, Streams, and Waterbodies
- Land Parcels with Ownership info

G. FAMILIARITY WITH GEOGRAPHIC PROXIMITY

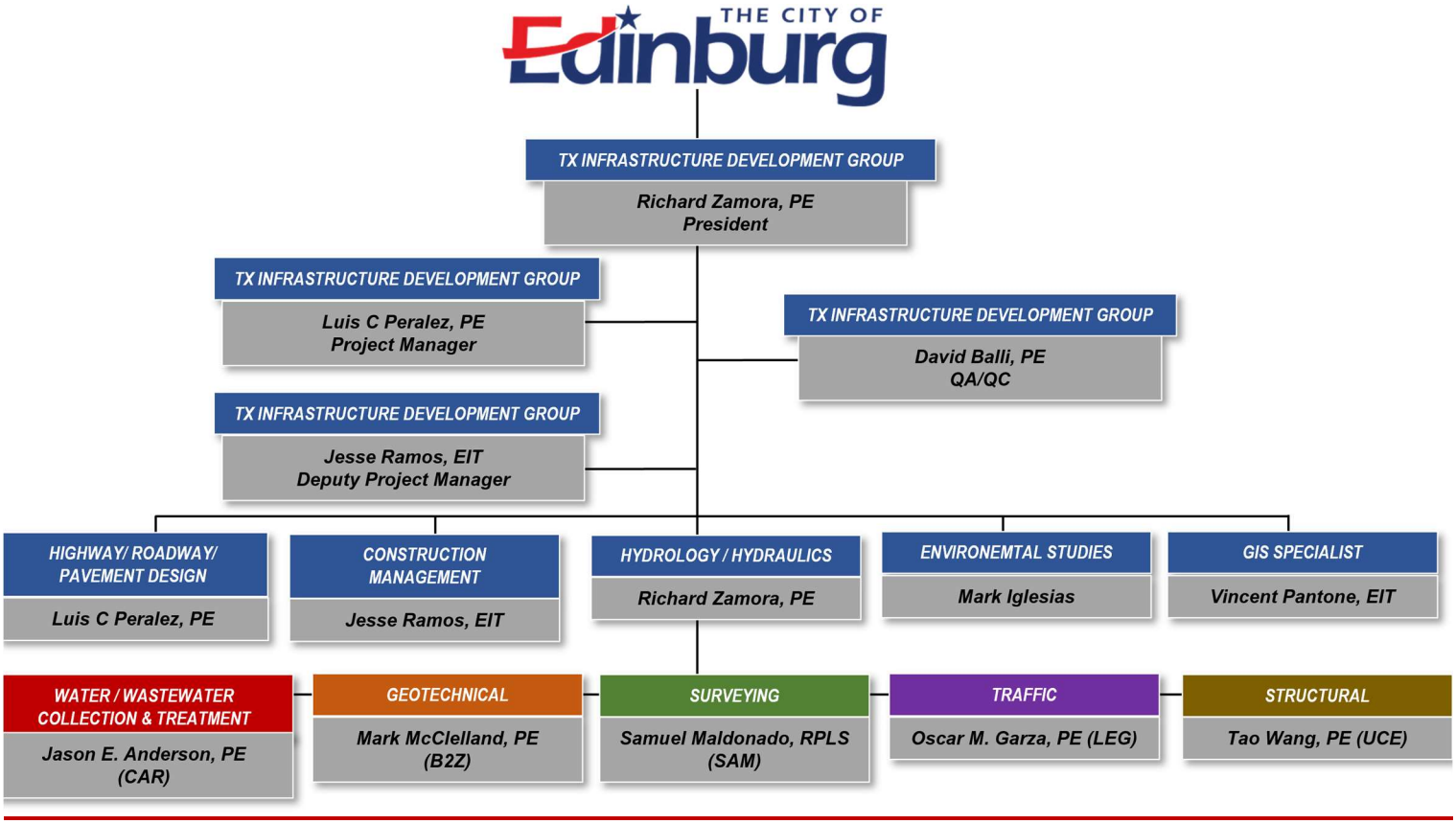
TxIDG has consistently been engaged in various projects related to roadways/highways, water resources, and wastewater management within Hidalgo County for numerous years, providing engineering services directly for Hidalgo County entities or within their jurisdiction. The city presents distinct challenges such as managing drainage in its predominantly flat landscape, addressing concerns with expansive clay soils, and navigating the complexities of being in proximity to diverse environmental and wildlife issues. A critical aspect of our design process is a thorough understanding of local materials and the strategic locations of hot mix asphalt and concrete plants. This extensive knowledge of materials and construction techniques now offers a significant advantage in the formulation of Plans, Specifications, and Estimates (PS&E), enhancing our capacity to deliver tailored solutions that meet the unique demands of the City of Edinburg.

H. AFFIRMATIVE ACTION PROGRAM

Texas Infrastructure Development Group, LLC is keenly aware of State and Federal Affirmative Action Programs and Policies. TxIDG maintains a stringent corporate policy with respect to affirmative action and will incorporate the Program into all phases of this project. TxIDG is an Equal Opportunity Employer and does not discriminate on the basis of race, color, sex, religion, age, national origin or disability. All employees are expected to comply with this policy and spirit of the letter of Title VII of the Civil Rights Act of 1964, as amended; the Age Discrimination in Employment Act, as amended; and the Texas Commission on Human Rights Act, as amended. TxIDG posts all Affirmative Action notices and/or bulletins in heavily trafficked, readily accessible areas in each office locations for all employees to easily access them.

2. TEAM MEMBER QUALIFICATIONS AND EXPERIENCE

A. ORGANIZATION CHART



B. KEY STAFF RESPONSIBILITIES

Carlos Peralez, PE, has been appointed as our Project Manager (PM) and will act as the main liaison for the City on a daily basis. Known for his forward-thinking, creative solutions, and unwavering dedication to his responsibilities, he has proven to be a reliable consultant with a track record of successfully completing projects. With a broad range of experience in overseeing transportation projects from initial feasibility studies and schematic designs to the finalization of construction documents, Mr. Peralez will be responsible for managing all aspects of project delivery.

He will direct the team's performance and facilitate communication between the City, Contractors, and the TxIDG Team. Under the guidance of the City's directions and input, he will play a pivotal role in determining project's scope for each authorization, ensuring the project's comprehensive integration, management, supervision, and regulation. His duties include establishing deadlines, allocating resources, engaging with subconsultants, and selecting team leaders to ensure the project remains on budget and schedule. By utilizing Microsoft Project, he will monitor and report on the project's progress, adjusting plans as necessary to accommodate changes in project dynamics. In the event additional resources are needed, Mr. Peralez has the authority to directly contact our company President for further support.

C. TXIDGs TEAM RESUMES



Richard Zamora, PE (President)

Mr. Zamora has over 30 years of experience in the design, review, and constructability of proposed PS&E, and in the management of projects involving freeway, urban and rural facilities, and drainage studies. During his tenure at TxDOT, Mr. Zamora was responsible for review and analysis of 46 PS&E projects totaling an estimated construction value of $178 million with the Pharr District's Plan Review Section. has over 30 years' experience in drainage design and analysis of complex watersheds, including rainfall/runoff determination, hydraulic design/analysis, storm water quality evaluations, flood plain analysis, and channel/reservoir routing.

As the TxDOT Pharr District Hydraulics coordinator and his experience in the private sector, he has worked extensively on TxDOT projects as well as multiple Local Government projects. Hydraulic conditions require a balance of maintaining flood plain volume/storage and detention/retention basins. On high profile projects, Mr. Zamora also coordinates with high-level government officials such a Commissioners, City Council Members, Public Work Director's, and City Engineers.

Education:

Bachelor of Science, Civil Engineering, Texas A&I University

Professional Registration:

PE, Texas No. 92079

TXDOT Precertifications:
3.2.1, 4.2.1, 8.1.1, 9.1.1, 10.1.1, 10.2.1, 10.3.1, 10.5.1

Areas of Expertise:

- Contract Administration
- Management
- Schematic Design
- Environmental Coordination
- PS&E Design
- Drainage Studies
- Hydrology
- Construction Services

Project Experience:

City of Socorro General Engineering Consultant (GEC): City of Socorro Texas
Principal-In-Charge as the GEC for the City of Socorro, Mr. Zamora has been able to acquire over $68M in federal funding for local projects through the MPO. He has successfully aided in developing the Major Thoroughfare Plan, Bicycle Accommodation Projects, Master Sidewalk Plan, Multiple PS&Es for Roadways and Bridges. Mr. Zamora has also handled Local Bidding Processes and Environmental and Public Involvement.

FM 1423 Schematic Design, Donna, Texas Mr. Zamora served as **Project Manager** on this on-going project which involves the reconstruction of FM 1423 (Valverde Rd.) from a two-lane rural roadway to a four (4) and six (6) lane urban roadway. The limits are from SH 107 to BU 83 and encompass over 8 miles in length. Mr. Zamora helped develop a design schematic, including environmental documents/studies. The team developed three alternatives and evaluated these alternatives in order to arrive at a preferred alignment. Team collected ROW and utility data to aid in further development of the schematic. Concerning drainage design, Mr. Zamora has coordinated closely with numerous entities including Donna Irrigation Dist, Hidalgo County Drainage District No. 1 and the City of Donna. In an effort to improve safety along the project, several deficient horizontal curves were re-designed. FM 1423 will also include the design of several signalized intersections with ADA access compliant ramps and pedestrian crossings. All pedestrian facilities such as sidewalks, curb ramps, and driveways were designed in compliance with ADA requirements

TXDOT, US 62/180 Montana Ave. Widening, El Paso Texas **Project Manager** Mr. Zamora led the design of a storm drain system to convey storm water into the proposed retention basins. Eight retention basins were designed for this project. The proposed project included the design of three controlled-access main lanes and 3-lane frontage roads in each direction. Overpass bridge structures were designed at 3 major cross-overs. Underpass structures were designed to pass under 2 other roadways. The proposed main lanes were designed with a design speed of 70 mph. Each direction was configured with three 12-foot main lanes, an 11-foot inside shoulder, and a 10-foot outside shoulder.



Carlos Peralez, PE (Project Manager/Roadway)

Mr. Peralez began his engineering career with the Texas Department of Transportation (TxDOT) and has over 34 years of experience in the design, review, management, maintenance, and construction of highway, street and bridge projects involving freeway, urban and rural systems. During his 28 years at TxDOT, he served in many positions within the Pharr District, including Assistant District Design Engineer, Materials and Pavements Engineer and District Construction Engineer.

Education:

Bachelor of Science in Civil Engineering, Texas A&M University

Professional Registration:

PE, Texas, No. 73564

TXDOT Precertifications:
4.2.1, 10.2.1

Areas of Expertise:

- Bridge Design
- Roadway Design
- Highway Design

Project Experience:

Mile 6 Project in Hidalgo County (From Mile 9 to Mile 11) – PS&E – Project Manager
This 2-mile project entailed PS&E project delivery of a 4-lane divided highway in the City of Weslaco. This design project was contracted through Hidalgo County with partnership from the City of Weslaco. This project was successfully let in December 2019 with a low bid of approximately $12.4 M. Schematic was submitted to TxDOT and received approval. As project manager, coordinated all utility activities for the project, including all SUE work. Right-of-Way activities included acquisition of 74 Parcels, 15 eminent domain proceedings and four (4) relocations. Due to a limited budget by Hidalgo County, the use of four "deductive" alternates were used for the project. Close coordination with TxDOT's construction division was needed in order to correctly introduce "deductive" alternates on the estimate for all bidders and to allow the County to add or remove alternates due to budget constraints.

FM 1015 Project in Hidalgo County (From Mile 12 to SH 107) – Schematic, Surveying, Traffic Analysis and Public Involvement – Project Manager
This 5.5-mile project in Hidalgo County is being performed as a Voluntary Transportation Agreement through TxDOT. Hidalgo County is the Local Government performing this voluntary service. Estimated construction cost is $28 M for the roadway and $5 M for outfall improvements. Part of the contract included Right-of-Way determination, Advance Planning, and GIS Drainage maps.

Sparks Arroyo, City of Socorro – El Paso County - TWDB/ Project Manager Mr. Carlos Peralez is managing a major $13.65 million drainage project in El Paso County and the City of Socorro, responsible for its Schematic, Environmental, and PS&E aspects. The project, under the Texas Water Development Board's oversight, spans over 3,800 acres and includes creating an 8-acre detention facility capable of holding 25.
1 acre-feet of water. To assess the drainage needs of the area, the team created a comprehensive 2D rainfall-on-grid model. The project's 3D modeling, executed using Open Roads Designer, incorporates all essential hydraulic computations, which are under review by the Texas Water Development Board. A distinctive challenge within the project is a 40-foot escarpment, for which Peralez has devised a Gabion design solution. Additionally, a Right of Way Map for eight parcels needed for the project has been prepared. Currently, 60% of the project's design phase is complete, and it is on schedule for a letting date in September 2024. This progress highlights Peralez's effective management and innovative approach in handling this complex, large-scale drainage project.



David Balli, PE (QA/QC Officer)

Mr. Balli has over 45 years of experience in the design, maintenance, and construction of highway, street, and bridge projects involving freeway, urban, and rural facilities. He began his career with TxDOT and remained 28 years, serving as a Bridge Designer, Area Office Roadway Design Engineer and Construction Engineer, Area Engineer in a rural county, Assistant Director of Maintenance, Acting Director of Maintenance, and Area Engineer in the San Antonio. In the last 15 years, he has worked as a Consultant for the El Paso, Laredo, Paris, and San Antonio TxDOT Districts. His years of experience in design, construction management of roadways and bridges, and maintenance responsibilities uniquely provide him with the experience to provide comprehensive quality reviews.

Education:

Bachelor of Science in Civil Engineering, Texas A&M University

Professional Registration:

PE, Texas, No. 52920

TXDOT Precertifications: 4.2.1, 8.1.1, 11.1.1

Areas of Expertise:

- Roadway Design
- Construction Mgt
- Signing, Pavement

Project Experience:

TxDOT El Paso District | Program Management Consultant (PMC) | El Paso, Texas | Deputy Project Manager Assist the Project Manager in the coordination, review, and oversight of the 2008 Comprehensive Mobility Plan (CMP) from 2010 -2018. Also served as QAQC Manager as an extension to TxDOT for review and oversight of other firms performing preliminary engineering, design, environmental studies, surveying, utility relocations, toll analysis, right-of-way acquisition, construction engineering, and procurement of Public Private Partnerships, including Pass Through Financing Agreements and Comprehensive Development Agree-ments. Provided QA/QC during the development of the following projects:

- Loop 375 (Woodrow Bean/Transmountain Road) BU 54 (Dyer) to US 54, Utility Coordination and Construction Management
- Loop 375 (BHW Extension Part 1 & 2) (Phase II & III Southern Corridor), Schematic and Environmental Review for IH 10 CD Lanes
- Border Highway Ext. East, Schematic and EIS
- Loop 375 at IH 10 Americas Interchange, PS&E Review

TxDOT Valverde District & Del Rio, Texas | Frontera Road | Val Verde County, Texas - Mr. Balli was the Project Manager for the Frontera Road project, from Spur 239 to Cienegas Street (approximately 2.5 miles), in Val Verde County within the vicinity of the City of Del Rio. The team was providing planning and final design services for the upgrade of the existing facility to a 2-lane roadway with shoulders. Work included environmental documentation, roadway design, field surveys, utility coordination and relocation, grading paving, drainage, environmental data sheets, signing, pavement markings, traffic control plans (TCPs), storm water pollution prevention plan (SWPPP), geotechnical engineering, shop drawings, and all other details.

TxDOT San Antonio District | 4 years Assistant/Acting Director of Maintenance - Responsibilities included overseeing 21 Maintenance Sections in 16 counties with over 400 employees. His responsibilities involved budgeting and administrating, maintaining incident response functions, roadway operation appurtenances, pavement repairs, pavement markings, guardrail, signage, drainage systems, structures, mowing, herbicides, debris removal, slope failures, and weather event response. He oversaw both TxDOT as well as contracted staff to carry out his responsibilities. In addition to the items mentioned above, he was responsible for QA/QC for all District set of PS&E plans for comments pertaining to maintenance issues prior to approving for letting.



Olbein (Jesse) Ramos, EIT
(Deputy PM / Construction Management)

Mr. Ramos has 12 years of diverse engineering, design, detailing, and construction compliance services experience in various aspects of land development, drainage, and transportation projects. His work with transportation projects includes but is not limited to preparation of schematics, preliminary and final design plans and specifications including design and detailing of grading layouts, roadway and street plan and profiles, stormwater drainage, intersection layouts, traffic signal layouts, signing and pavement markings, lighting, and detention facilities. His construction experience includes implementation and building within government codes and guidelines. Having performed various engineering and construction projects in the lower Rio Grande Valley makes him an essential valuable piece of the team.

Education:

Bachelor of Science, Civil Engineering, University of Texas, Rio Grande Valley

Bachelor of Science, Business Management, University of Texas, Rio Grande Valley

Areas of Expertise:

- Roadway
- Highway
- Construction

Project Experience:

Mission Lateral Drainage, Project Engineer for Construction. This project involves the reconstruction and widening of an existing drainage canal with excavation of over one hundred thousand cubic yards of earth movement. Mr. Ramos led the construction and coordination between (HCDD1) Owner and engineer to ensure the project was built to standards and specifications. The application and instalment of RIP Rap as well as drainage structures contributed to his tenure of reference on what Hidalgo County Drainage Projects encompass. The Project was completed and has helped mitigate flood prevention in its corresponding area successfully.

Veterans Drainage Project, Edinburg, Texas. Project Engineer For construction. Reconstruction of three existing streets in the City of Edinburg was necessary in order to mitigate flood prone areas. The installation of a curb and gutter section as well as drainage trunk lines and inlets were the main attribute to this project. During construction there were many existing utility issues that posed delays and procurement congestion. Mr. Ramos's ability to meet and discuss project issues with engineers and the City allowed this project to keep moving forward till completion. Persistence and making time to meet for project meetings and updates became the essential aspects in order to take this project passed the finish line.

Land Development Projects, Rio Grande Valley Project Engineer For construction. Mr. Ramos has led the effort in the development of numerous residential as well as commercial developments in the Rio Grande Valley. With his extensive knowledge and experience in the construction of roadways, extension of utilities, and improvement of drainage facilities, Mr. Ramos has development himself into in professional asset in the construction field. The ability to work with inspectors from a wide range of local governments as well as having an in-depth comprehension of the different local government standards helps attribute to a smoother and better construction process. With multiple projects operating within the same time frame Mr. Ramos has proven to use his abilities and assets to preform and assure timelines are met and projects are completed.



Vincent Pantone (GIS)

Mr. Pantone has been a GIS Specialist for 3 years. Mr. Pantone has successfully executed multiple ROW acquisition projects for the utility and oil and gas industries. He also has provided attribute and spatial analysis for Federal agencies and state and local governments. Mr. Pantone is fully proficient in Esri ArcGIS, ArcGIS Server, Esri Online, ArcPad, SDSFI, Trimble PathFinder Office, and Python. Mr. Pantone is committed to executing comprehensive analysis and design to resolve issues and complete projects. He is backed by successful internship experience and knowledge of engineering theories, principles, specifications, and standards. Mr. Pantone is able to function well as a member of an engineering team.

Education:

Bachelor of Science in Civil Engineering, University of Texas Rio Grande Valley

Areas of Expertise:

- GIS
- Roadway Design

Project Experience:

FM 1423 Schematic Design, Donna, TX – TxDOT Pharr District

GIS Data Analyst for a Schematic and Environmental roadway reconstruction project in Donna, Texas. Project duties included geospatial data gathering, management, analysis, and documentation. This project also included the sourcing of Digital Elevation Models (DEM) to be used in retrieving existing ground elevations, contours, and 3D visualizations. Furthermore, land parcel and ownership information were needed in the preliminary stages of schematic design where ground surveying services had not been completed.

Arterial 1 Schematic Design, Socorro, TX – TxDOT Pharr District

GIS Data Analyst for a Schematic, Environmental and PS&E new location roadway project in Soccoro, Texas. The scope of this project required proper sourcing and analysis of data and ranging from DEM's to land parcels to utility information. Being that the project's scope involved an alternative analysis of multiple options over a large section of Soccoro, data management was vital. Drainage analysis was also conducted to identify sinks, determine flow direction, and delineate watersheds in the surrounding area. Detailed mapping was also performed to assist in environmental assessment and public outreach.

Hueco Tanks Schematic Design, Socorro, TX – City of Socorro

GIS Data Analyst for this on-going 1-mile project that involved the construction of a 4-lane concrete pavement with bicycle lanes and a raised concrete median. Project included Schematic and Environmental new location roadway design and is an extension of the New Hueco Tanks Rd project. Analyst performed GIS services that included data gathering, analysis, planning, and field mapping. Decision support program management tools include secure web apps for property acquisition, utility relocation, and web-based access to web-driven GIS drawings.



Mark Iglesias (Environmental)

Mr. Mark Iglesias has over 25 years of environmental experience specializing in the National Environmental Policy Act of 1969 (NEPA). Prior to joining the private sector, he spent over 7 years with the TxDOT Pharr District, of which 4 years were served as the Environmental Coordinator. He managed, directed, and evaluated a small group of environmental specialists engaged in conducting environmental assessments for environmental clearances under NEPA for transportation projects within the 8 counties of Hidalgo, Cameron, Willacy, Brooks, Kennedy, Zapata, Starr and Jim Hogg. He oversaw and directed inspections and field surveys to ensure compliance with applicable state and federal environmental laws, rules, policies and procedures in the areas of biological resources, cultural resources, wetlands, air/water quality, traffic noise assessments, hazardous materials, socio-economic, and indirect and cumulative impacts

Education:

Bachelor of Science in Biology, University of Texas Pan American

Areas of Expertise:

- Environmental
- Wetland
- Public Involvement

Project Experience:

Lone Star Pipeline Wetland Delineation, Endangered Species Survey, Archeological Survey, IBWC Permit April 2022 – As Environmental Manger, Mark was responsible for the wetland delineation, endangered species survey, archeological survey, and coordination with the IBWC for the proposed pipeline relocation to address potential conflicts with the proposed Hidalgo County Regional Mobility Authorities proposed toll road project. The existing pipeline traverses through the IBWC Rio Grande Floodway and required coordination with IBWC to update the existing license.

Noise Analysis Technical Report and Wetland Delineation, Inspiration Road/Military Parkway Loop, CSJ 0921-02-395, City of Mission, Hidalgo County As Environmental Manager for CSR Environmental and Consulting, Mark is responsible for the preparation of several Technical Reports for the Environmental Assessment. Mark conducted existing noise levels along the roadway and conducted a wetland delineation. Technical Reports for the Noise Analysis and Wetland Delineation was prepared for the proposed roadway improvements.

Noise Analysis Technical Report, FM 2220, CSJ 2094-01-063 & 2094-01-062, City of McAllen, Hidalgo County. As Environmental Manager for CSR Environmental and Consulting, Mark is responsible for the preparation of a Noise Technical Report for the Environmental Assessment. Mark conducted existing noise levels along the roadway. A Technical Reports for the Noise Analysis was prepared for the proposed roadway improvements.

Wetland Delineation/Habitat/Wildlife Assessment, Edinburg International Airport, TxDOT Aviation Division, Hidalgo County As Project Manager Mark was responsible for the preparation of a wetland delineation report, jurisdictional determination, coordination with USFWS, wildlife assessment and habitat assessment for the proposed drainage improvements and additional land acquisition for future improvements to the airport's runway, taxiway, and hangers. Mark managed the environmental studies which included such issues as wildlife hazards, jurisdictional determination, habitat analysis, and threatened and endangered species.

D. SUBCONSULTANTS TEAM RESUMES



LEGACY ENGINEERING GROUP

Oscar M. Garza, PE, PE, PTOE (Traffic-LEG)

Mr. Garza is a certified Professional Traffic Operations Engineer (PTOE), Roadway Safety Professional (RSP1), and Licensed Professional Engineer (Texas, Mississippi, Louisiana) with over 20 years of cumulative experience in transportation. He is exceedingly proficient in the analysis, design, and implementation of various traffic engineering elements such as traffic simulation, operational analysis, safety/crash studies, travel demand modeling, traffic projection development, and the planning/design of traffic signals, illumination, TCP, signing, pavement markings, and temporary/permanent ITS elements on both rural and urban corridors throughout the State of Texas. He is TxDOT Precerfied in 17 Work Categories and LGPP Qualified.

Education:

Bachelor of Science in Civil Engineering, University of Texas at San Antonio

Professional Registration:

PE, Professional Engineer, Texas No. 108602

Roadway Safety Professional 1 TPCB No. 489

PTOE, Professional Traffic Operations Engineer, Texas No. 3241

TXDOT Precertifications:
3.2.1, 3.7.1, 4.2.1, 4.4.1, 4.7.1, 7.1.1, 7.3.1 7.4.1, 7.5.1, 8.1.1, 8.2.1, 8.3.1, 8.4.1, 9.1.1

Areas of Expertise:

- Traffic Engineering
- Illumination
- Intelligent Transportation Systems

Project Experience:

TxDOT San Antonio District Traffic Engineer – San Antonio, TX

In this role Mr. Garza was responsible for the planning, design, construction, maintenance, and operations of all District Traffic Engineering Section elements within a 12-county boundary. He worked diligently with staff to produce over $80M in new projects while managing $55M in construction projects simultaneously.

I-10 HOV Lanes Project – San Antonio, TX (0072-07-041) (Flatiron ~ Contractor)

Mr. Garza served as the Project Manager and Traffic Engineering Task Leader for this 5.3 mile $73M managed lane improvement project in northwest San Antonio being administered by TxDOT and the Alamo RMA. This project included adding one HOV Lane and one GP Lane in each direction from La Cantera Pkwy out to FM 3351. His responsibilities included the overall schematic development, coordination with VIA, traffic engineering analysis, public involvement activities, and all recommended ITS components required for the project. For the PS&E phase, Mr. Garza led the Traffic Enginering Design on the temporary and proposed ITS elements for the project. The project was ultimately constructed in 2020.

Talley Road Mobility Enhancement and Flood Mitigation Project – Bexar County, TX

Mr. Garza served as the Project Manager for this $12M project which included reconstructing 3 miles of a 2-lane rural roadway to a 4 to 5-lane urban roadway with bike lanes, curbs, and sidewalks. The project included the addition of storm drainage facilities and four new traffic signals. His responsibilities included developing the project geometric schematic, evaluating various project alternatives, coordinating all utilities, performing the traffic engineering analysis, developing a conceptual TCP, preparing the Preliminary Engineering Report, and developing the PS&E package; this project ultimately received the Tx-APWA Project of the Year Award in 2022



Tao "Frank" Wang, PE (Structural Design-UCE)

Mr. Mr. Wang has over 25 years of structural design experience within the public and private sectors. He is experienced in the designing urban and rural roadways and bridges such as resurfacing, retaining walls, and rehabilitation. Mr. Wang is knowledgeable in designing CMU wall, retaining walls, sound wall, steel framing, precast/prestressed concrete and reinforced concrete, wind bracing design, drafting, foundation design, checking, on-site inspection, structural analysis of existing building, structural renovations design, and commercial structure and residential inspections. Mr. Wang is also certified in providing bridge inspection task leader services

Education:

Bachelor of Science in Civil Engineering, Wuhan University of Texdhnology, China

Professional Registration:

PE, Texas No. 103820

Areas of Expertise:

- Structural
- Bridge
- Route Bridge Inspection

Project Experience:

Hidalgo RMA SH - 365 Segment 3 at US-281, Hidalgo RMA, Hidalgo County, TX / Project Manager - As sub-consultants for Tedsi, UNINTECH provided structural engineering services for a bridge overpass at US-281. This is a 292 ft. long, I-beam bridge with inverted T bent Cap. Mr. Wang performed the bridge layout design, bridge substructure design including inverted-T bent and special columns, and bridge superstructure design with PCP panels. Mr. Wang also coordinated with clients on all the requirements for this project.

Hidalgo RMA International Bridge Trade Corridor (IBTC)- Segment 0012 & 0013, Hidalgo RMA, Hidalgo County, TX / Project Manager - As subconsultants for Tedsi, UNINTECH provided structural engineering servivces for three bridges for IBTC project. Bridge No. 1 is a 292 ft. long overpass at CR 1821, and bridge No. 2 and 3 are 1,100 ft. long sister bridges overpass at US 83 and over the railroad. Mr. Wang performed the bridge layuout design, railroad exhibit "A" design, and bridge substructures including inverted-T bent and special rec. column with form liner details and big size drilled shaft. He also designed the bridge superstructure.

Hidalgo RMA Trade Corridor Connector (I Road Overpass & Dicker Road Overpass), Hidalgo RMA, Hidalgo County, TX / Project Engineer. As sub-consultants for S&B, UNINTECH provided route and design studies, retaining walls and bridge designs for Hidalgo County RMA from west of 10th Street to the International Bridge Trade Corridor (IBTC) approximately 31,365 ft. (5.94 miles). Mr. Wang prepared plans for Mechanically Stabilized Earth (MSE) retaining walls at the US 281 overpass locations. He also provided bridge designs and layouts for three overpasses including US 281 (approx 292 ft); I Road Overpass (approx 470 ft); and Dicker Road Overpass (approx 358 ft). Mr. Wang is assisting with the quality control and assurance (QA/QC) on all deliverables associated with project.



B2Z ENGINEERING

Mark McClelland, PE (Geotechnical-B2Z)

Mr. McClelland functions as the Senior Geotechnical Engineer with B2Z Engineering. He has extensive experience in all aspects of Geotechnical Engineering which was gained during his 29 years with TxDOT. Most of his career was spent working in, and ultimately managing, the Geotechnical Branch of TxDOT Bridge Division. He oversaw the complete update of the TxDOT Geotechnical Manual, wrote all foundation and retaining wall Standard Specifications for the 2004 Standard Specification Book, and has overseen development of all current foundation and retaining wall design processes currently in use by TxDOT. He was involved in the management of bridge structures through the development and oversight of the TxDOT Scour Management Program, and the program to manage structures on unknown foundations.

Education:

Bachelor of Science in Civil Engineering (BSCE), The University of Texas – Austin

Professional Registration:

PE, Texas No. 60710

Areas of Expertise:

- Stormwater
- Hydrology and Hydraulics
- Construction Management
- Program Management
- Quality Assurance/Quality Control
- Laboratory Field Operations
- Geotechnical Engineering
- Construction Materials Testing

Project Experience:

IH 35 at US 183 Project (TxDOT)

This project consisted of the design of 4 direct connectors between IH-35 and US 183, 1 underpass of IH-35 at St. Johns Avenue, 1 IH-35 overpass widening at US 290 and various other improvements to the IH-35 and US 183 existing interchange corridor. The Geotechnical portion of the project scope included the drilling of 36 structural/bridge borings at approximately 30 to 60 feet in depth, 44 retaining wall borings at approximately 30 to 50 feet in depth and 15 miscellaneous borings at approximately 50 feet in depth for a total of 3,730 LF of geotechnical drilling. It should be noted, the bulk of the drilling was located in an area of thin clayey/sandy overburden sections atop marl and limestone. Field investigations included TxDOT TCP testing, Shelby Tube sampling in overburden and rock drilling/coring - % recovery & RQD. Laboratory testing included moisture content, -200 gradation, atterberg limits, sulfate content and one-dimensional consolidation testing. Engineering analyses included generation of soil strength foundation curves (skin friction and point bearing) for deep foundation design, development of lateral soil parameters for deep foundation design, calculation and analysis of external stability for retaining walls, development of modeling and analysis for global stability for retaining walls, analysis of settlement of retaining walls, establishment of parameters and sketches of cut type retaining walls (soil nailed walls), construction recommendations for geotechnical items.

Raymondville Drain, Hidalgo and Willacy County Main Outfall Project

This project consisted of Geotechnical Exploration, Laboratory Testing and Value Engineering Recommendations for the placement of a new location Main County Outfall System in Hidalgo County and connection to & expansion of an existing Delta Region drain system. Geotechnical information has been primarily collected along all outfall stretches and various analyses were completed to verify adequacy of side slopes for proposed channel section (Slope Stability). Additionally, Foundation Design Analyses & Curves have been primarily generated for all crossings including investigation of Scour ability based on D50-D90 parameters at the structure locations. This job is being let out in phases and as such is still currently underway.



Samuel D. Maldonado, PE, RPLS (Surveying-SAM)

Mr. SAMUEL D. MALDONADO, PE, RPLS is a Licensed Professional Engineer (PE) and Registered Professional Land Surveyor (RPLS) with over 25 years of experience in Civil Engineering and Construction Management, and over 15 years of experience in Land Surveying. Mr. Maldonado has provided surveying services to local municipalities, counties, state and federal government agencies as well as private and commercial clients. He has performed surveying services for federal facilities, state and local parks, new subdivisions, commercial and institutional buildings, road and parking lot improvements, drainage systems and infrastructure improvements. Mr. Maldonado oversees major land surveying projects involving: topographic and boundary surveying; utility and right of way (ROW) mapping; aerial mapping and photogrammetry; horizontal and vertical control; precast and steel erection surveys; construction staking and as-built surveys. He also provides ALTA/NSPS Land Title surveys for commercial properties and adheres to the minimum standard detail requirements established by the National Society of Professional Surveyors and the American Land Title Association. Mr. Maldonado is a member of the Texas Society of Professional Surveyors and stays current with the latest developments, and the newest software and technologies used in land surveying.

Education:

M.B.A., University of Texas – Rio Grande Valley

B.S., Civil Engineering, Texas A&M University - Kingsville

Professional Registration:

•Professional Engineer, Texas: No. 91889
•Professional Engineer, Arizona: No. 71257
•Registered Professional Land Surveyor, Texas: No. 6027

Areas of Expertise:

- Survey
- ROW Acquisition
- Aerial Mapping

Project Experience:

New Hidalgo County Courthouse – Edinburg, Texas

- Provided surveying specific to construction staking of utilities, drainage and site infrastructure.
- Provided project benchmarks and performed construction staking of building corners, building piers, water and sewer lines, storm drain lines and other utility improvements.
- Surveying services were provided in multiple phases to allow for minimal disturbance to ongoingconstruction work.

Schematic Right-of-Way Acquisition Strip Map of Davis Road (I69C to East City limits) and Schunior road (Jackson to West City limits) – Edinburg, Texas

- Provided surveying services to develop a schematic Right-of-Way acquisition strip map of Schunior Road, a 2.73-mile length of road, and Davis Road, a 1.75-mile length of road.
- Performed research and data collection using Hidalgo County City maps and Appraisal District property information.
- Performed aerial surveying to capture and include all structures while conventional field surveyingestablished minor control for the project.

Hidalgo County Regional Mobility Authority Surveying Services – Hidalgo County, Texas

- Provided boundary surveying services for multiple parcel plats located throughout the County, including abstracting and plotting, setting of control monuments and establishment of benchmarks, prepared parcel plats with metes and bounds description.
- Topographic survey and right-of-way map for FM 493 in Donna, Texas which included appx. 105 parcelplats with metes and bounds description.

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Jason E. Anderson, PE (Water/Wastewater-CAR)

Mr. Jason Anderson, a Vice President and Project Manager with Carollo, joined the company in 1996. His experience includes master planning, design, and optimization of water and wastewater facilities. He provides exper-tise in the design of upflow solids contact clarifiers, granular media fil-ters, chemical storage and feed systems, UV disinfection systems, pump stations, blower buildings and aeration basins, odor control systems, an-aerobic digester mixing systems, reservoir retrofits, permitting, and O&M manual development.

Education:

MS Environmental Engineering, University of California, Davis

BS Civil Engineering, University of Nevada, Reno

Professional Registration:

Professional Engineer, Texas, California, Arizona

Areas of Expertise:

- Water / Wastewater
- Hydrology and Hydraulics

Project Experience:

Project manager for the Walnut Creek Wastewater Treatment Plant Headworks Improvements, City of Austin, Texas. The City of Austin chose Carollo to design improvements to Headworks (HW) 1, the original head-works for the 75-mgd wastewater treatment plant. Carollo's had evaluated the condition of HW 1 under the Facilities Plan and found the concrete structure was in remarkably good condition; however, all mechanical equipment was in need of replacement. Carollo had performed a hydraulic analysis to show the headworks could handle a flow of up to 190 mgd with relatively minor structural modifications. This project will replace all screenings removal and handling equipment, rehabilitate the aerated grit removal and transport system, expand grit handling, improve odor control, improve building access and safety, and improve flow measurement to all four downstream primary clarifiers.

Project manager for the Walnut Creek Wastewater Treatment Plant Op-timization and Facilities Plan, City of Austin, Texas. With future increases in flow and changes in influent wastewater conditions, the City wants to iden-tify and plan for improvement projects, both for the existing facility and for expansion of the facility. As a subconsultant, Carollo teamed with the prime firm to prepare the facility plan. Carollo's project team focused on modeling hydraulics through the entire process train and providing input on process changes. Project tasks also included performing a condition as-sessment and recommending improvements for the headworks, primary treatment complexes, odor control, chlorination and dechlorination facili-ties, solids handling facilities, and non-potable water and reclaimed water pumping facilities. Carollo is following up on this facility planning effort with the design of the improvements recommended for Headworks 1.

Project manager for the Southeast Water Reclamation Plant (SEWRP) Plant 3 Improvements, City of Lubbock, Texas. The SEWRP is a 23-mgd facili-ty with two treatment trains—the 15-mgd Plant 4 operated as a biological nutrient removal facility (specifically IFAS), and the older 8-mgd Plant 3 op-erated as a conventional activated sludge facility. Given Plant 3's age, there are rehabilitation needs throughout the plant. This project converts two 115-foot-diameter secondary clarifiers from organ pipe sludge withdrawal to hydraulic suction headers and includes energy-dissipating inlets. Im-provements include new RAS pumps, new secondary scum pumps, and a new WAS pump. The improvements end the practice of returning second-ary scum to the aeration basins and provide individual RAS withdrawal control for each clarifier. Other improvements include a new elevated air header from the blowers to the aeration basins to bypass leaking buried air piping, as well as new air distribution piping in each of the three aera-tion basins.

3. REFERENCES

Reference One

Client's Name: Val Verde County
Type of Organization: County Goverment
Address: 400 Pecan Street Del Rio, Texas 78840

Contact Person: Robert Nettleton Title: County Commissioner Pct.3
Telephone: 830.774.7656 E-mail: rnettleton@valverdecounty.texas.gov

Project Information
Name of Project: Target Range Project
Scope of Work: Environmental, Archaeological and Biological Services

Contract Period: From Oct 2022 to Oct 2024
Cost: Projected $: 1.2M Actual $: TBD
Timeframe (Include Unit Measure) Projected 2yr Actual TBD
Status as of 2/22/2024 (Circle One) Complete (In Progress) Canceled
Date

Reference Two

Client's Name: Val Verde County
Type of Organization: County Government
Address: 400 Pecan Street Del Rio, Texas 78840

Contact Person: Gustavo Flores Title: County Commissioner Pct.4
Telephone: 883.774.7661 E-mail: gflores@valverdecounty.texas.gov

Project Information
Name of Project: Cienegas Road
Scope of Work: Environment, Schematic and PS&E for reconstruction of an existing 2-lane rural roadway to 3-lane L&G roadway with outfall work.

Contract Period: From June 2023 to May 2025
Cost: Projected $: 990,419 Actual $: TBD
Timeframe (Include Unit Measure) Projected 2yr Actual TBD
Status as of 2/22/2024 (Circle One) Complete (In Progress) Canceled
Date

Reference Three

Client's Name: City of Socorro
Type of Organization: Local Government
Address: 124 S Horizon Blvd Socorro, Texas 79927

Contact Person: Adriana Rodarte Title: City Manager
Telephone: 915.858.2915 E-mail: citymanager@costx.us

Project Information
Name of Project: Sparks Arroyo
Scope of Work: Drainage project within the city of Socorro including proposed 8.5 AC retention basin and drainage structure upgrades at city streets.

Contract Period: From Sept 2022 to Sept 2025
Cost: Projected $: 8.3M Actual $: TBD
Timeframe (Include Unit Measure) Projected 3yr Actual TBD
Status as of 2/22/2024 (Circle One) Complete (In Progress) Canceled
Date

Reference Four

Client's Name: City of Escobares
Type of Organization: Local Government
Address: PO BOX 907 Roma, Texas 78584

Contact Person: Luis Garcia, Jr Title: City Council member
Telephone: 956.847.1200 E-mail: lg.cityofescobare@yahoo.com

Project Information
Name of Project: Professional Engineering Services
Scope of Work: Provided general engineering services to the City of Escobares pertaining to city streets and drainage improvements.

Contract Period: From Feb 2023 to Feb 2025
Cost: Projected $: 500,000 Actual $: TBD
Timeframe (Include Unit Measure) Projected 2yr Actual TBD
Status as of 2/22/2024 (Circle One) Complete (In Progress) Canceled
Date

4. INSURANCE

TxIDG has been doing business with Texas municipalities for nearly 70 years. We maintain general liability/worker's compensation and employers' liability and professional liability/errors and omissions insurance coverage as follows:

- Worker's compensation and employers' liability insurance.....$1,000,000
- Commercial general liability insurance $2,000,000
- Professional liability insurance $1,000,000
- Excess/umbrella liability insurance $1,000,000

Insurance Carrier/Agent:

USI Southwest
9811 Katy Freeway, Suite 500
Houston, Texas 77024
Agent Contact: **Stephanie Anguiano**
Ph: 713-490-4600 / Email: stephanie.anguiano@usi.com

Companies Affording Coverage:

- ✓ Hartford Underwriters Insurance Company
- ✓ Hartford Ins Co of Illinois
- ✓ XL Specialty Insurance Company

TxIDG meets the professional liability and other insurance limits required by the City and will provide an original certificate of insurance within two days of selection for the City's Rotation List.

Texas Infrastructure Development Group, LLC has had no insurance claims made against the firm within the past 5 years.

Client#: 1961770 TEXASINF

ACORD™ CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 03/12/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER USI Southwest 9811 Katy Freeway, Suite 500 Houston, TX 77024 713 490-4600	CONTACT NAME: Stephanie Anguiano PHONE (A/C, No, Ext): 713 490-4600 FAX (A/C, No): 713-490-4700 E-MAIL ADDRESS: stephanie.anguiano@usi.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Hartford Underwriters Insurance Company	30104
INSURED Texas Infrastructure Dev. Group, LLC 2238 Estate Gate Dr. San Antonio, TX 78260	INSURER B : Hartford Ins Co of Illinois	38288
	INSURER C : XL Specialty Insurance Company	37885
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PRO-JECT LOC OTHER:			61SBAAP8AN1	03/22/2024	03/22/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$1,000,000 $1,000,000 $10,000 $1,000,000 $2,000,000 $2,000,000
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY			61SBAAP8AN1	03/22/2024	03/22/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $1000000			61SBAAP8AN1	03/22/2024	03/22/2025	EACH OCCURRENCE AGGREGATE	$1,000,000 $1,000,000
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		61WECAP8ASR	03/22/2024	03/22/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $1,000,000 $1,000,000 $1,000,000
C	Professional Liab Claims Made Pol.			DPS999134803YR Retro: 03/23/22	03/22/2024	03/22/2025	$1,000,000 per claim $1,000,000 annl aggr.	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

For Information Purposes

The Gen Liab. and Auto Liab. policies includes an automatic Additional Insured endorsement that provides Additional Insured status to the Certificate Holder only when there is a written contract that requires such status, and only with regard to work performed by or on behalf of the named (See Attached Descriptions)

CERTIFICATE HOLDER	CANCELLATION
Texas Infrastructure Development Group 2238 Estate Gate Dr. San Antonio, TX 78260	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE James E. Zimmerman

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5. PROFESSIONAL SERVICE AGREEMENT

TxIDG has thoroughly read and understands the City of Edinburg's Professional Services Agreement. We currently meet or exceed all prerequisite insurance requirements of the City and agree to enter into a Professional Services Agreement with the City, should our Team be selected. We look forward to working with City staff on this assignment.

6. CONTACT INFORMATION

Following is TxIDG's two Points of Contact for this assignment:

PRIMARY

Carlos Peralez, P.E. – Project Manager
1400 N. McColl Rd., Suite 202
McAllen, Texas 78504 (Hidalgo County),
Office: (956) 540-7232
Mobile: (956) 739-8110
Email: Carlos.peralez@txidg.com

SECONDARY

Richard Zamora, P.E. –President
2238 Estate Gate Drive
San Antonio, Texas 78260
Office: (956) 540-7232
Mobile: (210) 833-5173
Email: Richard.zamora@txidg.com

STATEMENT OF QUALIFICATIONS

CITY OF EDINBURG

RFQ NO. 2024-9
Request for Qualifications for Engineering Services Rotation



TRIMAD CONSULTANTS L.L.C.

Firm Number F-18526

1803 Mozelle St.
Pharr, TX 78577
(956) 688-8860

Prepared For:
City of Edinburg

Date:
July 16, 2024



Section 1

Letters

July 16, 2024

City of Edinburg
415 W. University Drive
c/o City Secretary Department (1st Floor)
Edinburg, TX 78541

SUBJECT: RFQ No. 2024-9. Engineering Services

To Whom It May Concern,

Trimad Consultants, L.L.C. (TRIMAD) is pleased to express our interest in providing engineering services for the City of Edinburg under RFQ No. 2024-9. We are committed to delivering efficient and innovative solutions tailored to your infrastructure needs.

Mr. Ricardo Salazar, P.E., President of TRIMAD, will be the primary point of contact for all correspondence related to this RFQ. His contact information is as follows:

Physical Address: 1803 Mozelle St., Pharr, TX 78577 Cellphone: (956) 497-5355

Telephone: (956) 688-8860 Email: rsalazar@trimadstx.com

Mr. Salazar has over 21 years of experience in water and wastewater infrastructure projects throughout the Rio Grande Valley (RGV) and South Texas. He has dedicated his entire career to Civil Engineering applications, including construction management, surveying, development, paving, and drainage projects.

He has served numerous municipalities, including San Juan, Pharr, Elsa, Weslaco, Donna, Edinburg, Sullivan City, Rio Grande City, Roma, McAllen Public Utility, and the Brownsville Public Utility Board. His projects include wastewater treatment facilities, lift stations, recycle pump stations, water treatment plants, water mains, elevated storage tanks, and water and wastewater master planning and modeling.

Mr. Salazar also has extensive experience working with the Texas Water Development Board (TWDB) and the United States Department of Agriculture (TDA). We have successfully secured low-interest loans and grant funding for various projects.

We confirm that we have received all addendums related to this RFQ and have duly considered their content in our submission. As an authorized officer of TRIMAD, I am empowered to bind the firm to any contract resulting from this RFQ.

We look forward to the opportunity to serve the City of Edinburg and contribute to its infrastructure goals. As a local firm located in Pharr, Texas, we are confident in our ability to provide fast and effective engineering solutions for any project challenges.

Thank you for considering Trimad Consultants for this opportunity.

Sincerely,

Ricardo Salazar, P.E.
President

Trimad Consultants, L.L.C.

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City of Edinburg

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- Representative Projects

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- COI

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Section 8: Appendix



Section 2

Firm Qualifications and Experience

Firm Qualifications and Experience

City of Edinburg

Firm Identification

Trimad Consultants, L.L.C. (TRIMAD) is a civil engineering firm that was incorporated in 2017 but didn't practice until 2019. Although TRIMAD is a new firm, our TEAM has extensive experience in delivering an array of complex projects with a strong emphasis in supporting municipal and private infrastructure including roadway, transportation, stormwater management, drainage improvements, wastewater treatment, sanitary sewer collection, water treatment plant, and water distribution projects. Ricardo Salazar, P.E. President of TRIMAD, is a Rio Grande Valley (RGV) native, high school graduate, resident, business owner and public servant. Mr. Salazar wants to help his community by providing quality affordable Civil Engineering Services.

Trimad Consultants, LLC
TBPE Firm No. F-18526
Mr. Ricardo Salazar, P.E.
President
1803 Mozelle Street
Pharr, Texas 78577
(956) 688-8860
rsalazar@trimadstx.com

Certifications

TRIMAD is certified by the South-Central Texas Regional Certification Agency as an Emerging Small Business Enterprise (ESBE), Hispanic American Business Enterprise (HABE), Minority Business Enterprise (MBE), Small Business Enterprise (SBE). Trimad is also certified by Tx Dot Disadvantaged Business Enterprise (DBE), and SBA 8(a).

Unique Qualifications and Specialized Design

Mr. Ricardo Salazar has over 20 years of experience in Civil Engineering and has worked for a variety of civil engineering firms and construction firms to further his knowledge to succeed in the field. Mr. Salazar is passionate and ensures the work needed will be done with. Mr. Salazar has extensive experience in civil engineering projects. His extensive work can be found in **Section 3 Team Member Qualifications and Experience under Resumes** TRIMAD is dedicated to working in South Texas. Furthermore, we strongly encourage our references to be contacted. We take tremendous pride in our work and customer service. A small sample of TRIMAD's clients and successfully executed TRIMAD projects, as well as projects delivered by our staff are summarized in **Section 3 Team Member Qualifications and Experience under Resumes.** TRIMAD will ensure all work is successfully delivered and at upmost satisfaction to our clients. TRIMAD can serve its clients with a wide range of services.

City of Edinburg

Capacity to Perform

Trimad Consultants is a firm of 11 employees. The TRIMAD Team consists of six graduate engineers and one Construction Manager that have each had experience under the guidance of Mr. Salazar. The TEAM understands that having experienced personnel that work well as a team and maintain communication with the client is key to the successful completion of any assignment. The TEAM offers well-qualified professionals in planning, design, and construction with a history of excellent customer service. Ricardo Salazar, P.E. (Principals) is both a Project Manager and Principal-in-Charge. The principal is knowledgeable and an experienced leader that will ensure the team is well organized and receives the highest priority of available resources. The Leader of the different services are outlined in our organizational chart with the leader of each service reporting directly to the principal for updates on project status and coordination issues.

The principal, who will be assigned Project Manager for the City of Edinburg, is available and the level of involvement in the technical design will depend on the specific project assignment. Generally, the Principal may be available to devote as much as 85% of time to the City of Edinburg.

Jose Perez and Fredy Carmona will be the main engineers under the general guidelines of the program. Mr. Jose Perez and Fredy Carmona will commit 85% of their time to the project. Mr. Perez and Mr. Carmona will also go to the construction site to ensure completion of the project is done accurately and in a timely manner. Mr. Rene Salazar, Construction Manager, will go to the construction site periodically to ensure the project is going smoothly.

Ms. Trisha Salazar is the Office Manager in which will be the member of the team to ensure invoicing, insurance documents, contract terms, and any administrative tasks are conducted. Ms. Salazar will commit 30% of her time to the project when needed for the administrative tasks and QA/QC.

The Trimad team is confident and ensures the project will finish in a timely manner. Mr. Perez, Mr. Carmona, and Ms. Salazar all report to Mr. Salazar.

Trimad has extensive experience working in task order arrangement. Trimad is currently successfully completing their assignments within the project schedule. Over the past two years, we have successfully executed projects for municipalities such as projects can be fund in **Section 4 References under Current Project List.** Showcasing our ability to meet deadlines and exceed expectations. Trimad establishes communication protocols at the design kickoff meeting and identify key project challenges and issues. Communication structure during the project includes routine updates with the PM and any sub-consultant representatives to check status, provide feedback, manage change, and maintain

schedule. All documents prepared by the TEAM will be subjected to the following procedures before being submitted to the City of Edinburg for review. Our corporate policy is to review our standard checking procedures, and if the peculiarities of the project require, modify them. All project related documents will be reviewed prior to submittal to the City of Edinburg.

Familiarity with Applicable Rules and Regulations

Trimad has delivered a multitude of projects similar to those anticipated to be undertaken by the City of Edinburg. This includes roadway reconstruction and drainage improvements. Clients we have served are listed in **Section 4 References** and include several high-profile entities from the Rio Grande Valley. Based on our experience we are confident that our team is well qualified to assist the City of Edinburg.

Project Understanding

Trimad has a long history of working in the Rio Grande Valley and South Texas Region. Trimad is experienced in delivering a wide range of engineering services from planning to final construction. Provided below are examples of projects Trimad is currently working on or recently delivered.

- Funding Procurement
- Program Management
- Project Engineering Design Report/permitting application assistance
- Civil Design, Specifications, and preparation of Construction Documents
- Construction Cost Estimating
- Construction Contract Administration and Inspection
- Construction of projects

Trimad has successfully delivered the following types of projects:

- Roadway and transportation design
- Stormwater Management and Drainage Improvements
- Utility assessments and coordination
- Water/Wastewater treatment facilities and collection/distribution systems
- Institutional, commercial and residential development

Specific examples of the services Trimad has provided for previous projects are listed in **Section 3 Work Performance under Representative Projects**. In addition to engineering expertise, these projects demonstrate our experience in leading and managing projects and addressing appropriate regulations and policies for funding and permitting approval.

Specific Project Approach

Upon selection, our team will meet with the City of Edinburg to refine the scope of engineering services and to solidify the client's long term goals and expectations for the assignment. The final project scope will be defined and our team will prepare a work plan that will establish schedules and budgets for the scope of work that is required. The work plan will be the basis for allocating resources throughout the course of the project.

We follow a basic conventional project approach that is simple yet effective.

1. **Develop the Team –** The Project Manager will be responsible for the selection of staff for the project task. In this initial step, the Project Manager shall confirm the client's vision and select the task leader.
2. **Team Chartering –** TRIMAD will define the mission, vision, goals, rules, and responsibilities required for client satisfaction.
3. **Plan the Work (In Writing) and Create the Project Work Plan –** TRIMAD staff will prepare the work plan which includes work breakdown, assignments, schedule, budget, and Quality Control Plan.
4. **Endorse the Plan –** Client and Team members shall have the opportunity to discuss and review the work plan and endorse it.
5. **Perform the Work and Manage Change –** TRIMAD will continuously monitor client relationship, teamwork, schedule, budget, quality, and plan for change.
6. **Close and Learn –** TRIMAD will demobilize, archive, conduct project review, and construction closeout meetings.

We are committed to assisting the City of Edinburg in any Professional Engineering project by providing an "As Needed Basis" or on a "Project Specific Basis" both with efficient and innovative cost-effective solutions.

Project Engineering Design Report, Phase A

During the Project Engineer Design Report, Phase A (or Project Definition Phase), sufficient information will be gathered to define the project goals and requirements. It is important that the work performed in this phase accurately define the issues that are to be solved in subsequent design phases.

Preliminary Engineering, Phase B

The schematic design work involves using the data and guidelines defined in Phase A to develop the preliminary project design. Phase B combines all design components into a package that is free of major conflicts. Phase B also provides sufficient information for an informed review of the proposed design. During this time, alternative design approaches are also considered, and a single design concept is established and agreed upon.

Final Design, Phase C

During the Final Design phase, the final construction drawings and specifications are prepared based on

the basic design elements identified in the Phase A and Phase B work.

Bidding Services

During the bidding phase, the TEAM is prepared to assist the City of Edinburg and perform the following tasks:

- Provide bid sets for project advertisement
- Provide an Opinion of Costs for use in the award of a construction contract
- Conduct a pre-bid meeting with all registered bidders, prepare the agenda, and take minutes of the meeting and prepare an attendance registry.
- Respond to questions from bidders and prepare addenda to clarify the intent of the project documents
- Attend the bid opening, review the bids received and the bid tabulation provided by the City of Edinburg. verify the low bidder's qualifications, and submit a letter of recommendation regarding award of contract to the PM.

Services During/After Construction

During the construction phase, the TEAM anticipates performing the following tasks:

- Conduct a pre-construction meeting with the contractor, prepare the agenda, and take minutes of the meeting and prepare an attendance registry.
- Perform construction staking.
- Provide on-site observation of the work and monitoring of the construction schedule.
- Provide review of contractor's monthly construction pay estimates and make recommendations for payment.
- Review and take action on all specified contractor submittals, plus laboratory, shop, mill, and field tests reports on materials and equipment.
- Provide assistance to the City of Edinburg during project acceptance (substantial and final completions), including assistance with performance tests and initial operations of the project.
- Perform a final inspection, and provide a report marking the completion of the project.
- Prepare and submit conformed construction record drawings based on marked-up documents provided by the contractor.
- Respond to RFIs from the contractor or the City of Edinburg in a timely manner.
- Assist the City of Edinburg in the preparation of change orders, including a final change order covering recapitulations (over and under) of projected bid quantities in support of the final request for payment from the contractor.

City of Edinburg

Possible Difficulties in Completing Projects and Proposed Solutions

Difficulties arise during the development of a project design and require diverse technical expertise, an innovative mindset, and excellent communication skills to achieve a successful resolution. Trimad manages unexpected changes to project scope by identifying difficulties early in the design process. If a large task order assignment or projects with compressed schedules are needed, Trimad will provide the additional man-hours to minimize schedule impacts. A key aspect of our service is our flexible staffing model, which allows us to allocate part-time resources from our skilled team for smaller assignments. By tapping into our experienced network, we can provide specialized expertise tailored to the City's requirements, guaranteeing that every project receives the attention it deserves, regardless of size. Trimad has met aggressive design schedules while not compromising quality. Supporting the City of Edinburg Order Contract matches the core values and skill set of Trimad.

Similar Projects and Clients

The following are similar projects and clients the TEAM has recently served:

Municipal Projects:

- City of Pharr Wastewater Treatment Plant Expansion (5-mgd Expansion). This project was the first BNR Plant built in the Rio Grande Valley.
- City of Pharr Water/Wastewater Master Plant
- City of Pharr Lift Station No. 25
- BPUB UV Disinfection Facility Improvements
- City of Donna TCEQ Discharge Plant

Federally-Funded Projects:

- United States Air Force (USAF) Utility Hookups

Clients:

- Brownsville Public Utilities Board (BPUB)
- City of Pharr
- City of Donna
- McAllen Public Utilities (MPU)
- City of San Juan
- City of Alamo

City of Edinburg

Quality Assurance

The TEAM will employ a Total Quality Management (TQM) Program on all the projects we undertake and for the City of Edinburg contract. The TEAM will assign a knowledgeable and experienced team member to lead the various tasks to minimize errors and omissions. His/her responsibility is to check the project and ensure the firm's Quality Control (QC) Program is executed properly. The plans will be reviewed during project milestones to determine if the proposed designs are safe and provide adequate consideration to constructability and value engineering. Throughout the QA/QC Process, the design and consideration of utility will be closely observed to minimize conflicts. The plans will be reviewed to identify drafting and design discrepancies and to verify that the plans are in compliance with the respective design manuals. The Trimad TEAM is fully committed to our QA/QC Program. The TEAM recognizes that QA/QC requires relentless and unending effort by top management with participation by all employees. We also believe in the definition of quality as conformance with requirements like those of TxDOT, plus any industry, professional or governmental standards that may be applicable. The TEAM QA/QC process reflects a philosophy that emphasizes the prevention of errors, rather than merely checking and counting.

Firms Proximity and Ability to Respond

The firm is located at 1803 Mozelle St. in Pharr, Tx. TRIMAD understands that there may be instances in which the City of Edinburg may need to have unplanned meetings at any time during the project and TRIMAD is dedicated to accommodate any meetings in any form, whether it may be in person, by phone or virtual at any time the team at the City of Edinburg may need to meet.

Resumes

Please see the following pages for the resumes of the key professional members of the TRIMAD team.



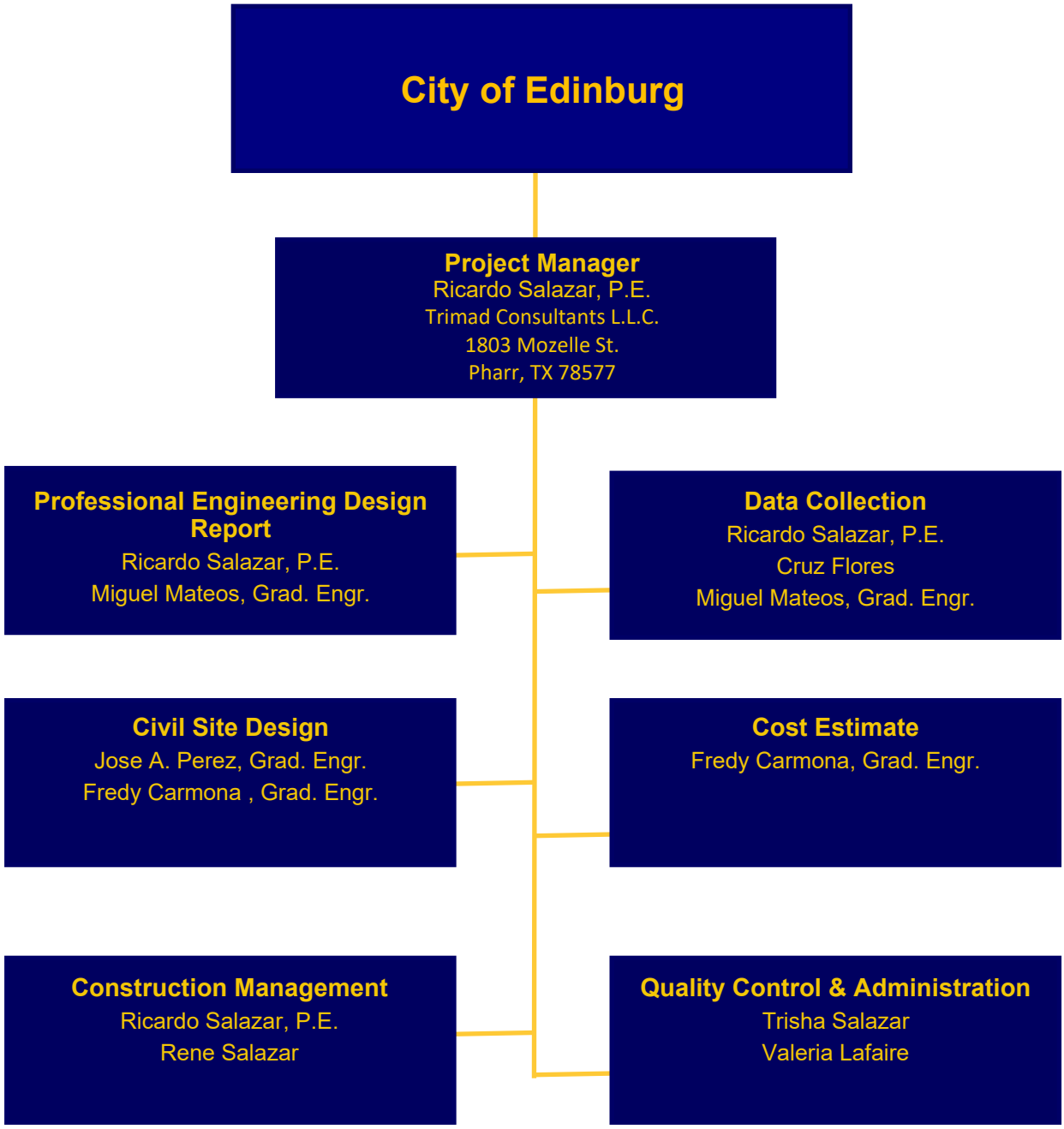
Section 3

Team Member Qualifications and Experience

Team Member Qualifications and Experience

City of Edinburg

Organizational Chart



Trimad Staff List

The Key Project Personnel is noted below: **Trimad: 1 P.E.**

Trimad Consultants, L.L.C.	
Personnel	Discipline
Ricardo Salazar, P.E.	Professional Engineer / President
Jose A. Perez	Graduate Engineer
Fredy Carmona	Graduate Engineer
Alfonso Guzman	Graduate Engineer
Miguel Mateos	Graduate Engineer
Ivan Rodriguez	Graduate Engineer
Cruz Flores	Senior Designer
Rene Salazar	Construction Manager
Trisha M. Salazar	Office Manager
Valeria Lafaire	Administrative Assistant

Key Team Members and Experience Summary

Provided below is a brief profile for key personnel:

Mr. Ricardo Salazar, P.E. (TRIMAD)

Role: Roadway Design, Water/Wastewater, Program Manager, Construction Manager, Client Liaison

Mr. Salazar has approximately 20-years of experience in the planning and design of civil engineering projects and survey. His project experience includes roadway improvements, drainage infrastructure, sanitary sewer collection, and water distribution. Mr. Salazar is located in Pharr, Texas and is able to quickly respond to any needs. Among communities he's has served include the Cities of Pharr, Elsa, Edcouch, Donna, and Weslaco, Edinburg ECISD, La Joya ISD, Hidalgo County, Urban County, and number of private developers in the Rio Grande Valley.

City of Edinburg

Mr. Jose A. Perez, Graduate Engineer (TRIMAD)

Role: Roadway/Water/Sanitary Sewer Design Support

Mr. Perez undertakes a variety of tasks including field survey, survey technician and design/drafting technician. He is working under the direction of Ricardo Salazar, P.E. in support design efforts for a wide range of civil type projects (paving and drainage improvements, water and wastewater utility work, educational facilities, residential and commercial development, etc.). Mr. Perez is a proficient AutoCAD Civil 3D Operator and Designer with significant plan/profile, utility plan and profile drafting and design support experience.

Mr. Fredy Carmona, Graduate Engineer (TRIMAD)

Role: Roadway/Water/Sanitary Sewer Design Support

Mr. Carmona undertakes a variety of tasks including field survey technician and design/drafting technician. He is working under the direction of Ricardo Salazar, P.E. in support design efforts for a wide range of civil type projects (paving and drainage improvements, water and wastewater utility work, educational facilities, residential, and commercial development, etc). Mr. Carmona is proficient AutoCAD Civil 3D Operator and Designer with significant plan/profile, utility plan and profile drafting and design support experience.

Ricardo Salazar,
President & Principal
P.E.



EMPLOYMENT

TRIMAD Consultants, L.L.C.
Pharr, TX
December 2017—Present

GIC, L.L.C.
Pharr, TX
September 2017—December 2017

S& GE, L.L.C
Pharr, TX
March 2013—September 2017

Tropical Construction
San Antonio, TX
July 2012—March 2013

SAMES, Inc
Pharr, TX
June 2003—March 2012

Bain, Medina, Bain Engineer
San Antonio, TX
September 2006—May 2007

JE Saenz & Associates
Edinburg, TX
May 2003-August 2006
May 2007-May 2009

EDUCATION

- Associates of Science in Civil Engineering

  South Texas College, 2001
- Bachelor of Science in Civil Engineering

  Texas A&M Kingsville, 2003

PROFESSIONAL LICENSE

Texas P.E. No. 125392

INDUSTRY TIME

20 Years

PROFESSIONAL AFFLIATIONS

⇒ Alamo EDC
- Executive Board Member (former Board President)

⇒ Member of Water Environment Association of Texas (WEAT)

⇒ Member of American Water Works Association (AWWA)

⇒ Member of the American Society of Civil Engineers (ASCE)

⇒ PSJA ISD Engineering Student Chapter Liaison

PROFESSIONAL EXPERIENCE

Ricardo Salazar, Professional Engineer, has over 20 years of experience in a broad range of Civil Engineering areas which include roadway, drainage, utilities, etc. His knowledge and experience have been gained mainly by working with the South Texas Region and its community. Areas that Mr. Salazar has served include the City of Pharr, City of Edcouch Elsa, City of Weslaco, City of Edinburg, City of McAllen, City of Brownsville, City of La Joya, San Antonio Water Supply Corporation, as well as the Counties of Hidalgo, Starr, Cameron, and Willacy.

RELATED PROJECTS

City of Pharr Improvements Project, Pharr, Texas

Mr. Salazar has applied his knowledge to various projects involving the City of Pharr. Many of these projects include utilities, existing right-of-way, assessments, and design of new street improvements for the installation of underground infrastructure within a street paved section. The recent projects completed are as follows:

* Sanitary Sewer Collection System Improvements
* Water Transmission Main Improvements
* Eldora Elevated Storage Tank / Collection System Improvements

City of Pharr NW Collection System Improvements and Lift Station Elimination Project, Pharr, Texas

Mr. Salazar is the assigned Project Manager involved in the planning and design phase of this project. Construction is due to commence in approximately 3 months. During the construction phase of the project, Mr. Salazar will be conducting the critical changes required due to unforeseen and poorly documented record drawings of existing underground infrastructure within project limits, if necessary. In addition, he will conduct construction meetings, submittal reviews, respond to Request for Information (RFI) and Request for Proposals (RFP), construction inspections, approvals of pay requests, review of charge orders, and project completion / close-out.

City of Pharr Water and Wastewater Master Plan, Pharr, Texas

This project involved the analysis of the wastewater treatment plant and collection system to assist the City in developing a capital improvement plan to meet future demands and regulatory requirements. The scope of work included analyzation of existing water and wastewater

treatment plants, the collection and distribution system. The tasks also included proposed system alignments, pipe sizing, crossing, and estimates. The completed master plan was designed for 20-year duration.

City of Pharr Wastewater Collection and Lift Station Design Project, Pharr, Texas

The project tasks included the preparation of a wastewater collection system hydraulic model and master plan, design of 23 Miles of wastewater pipelines ranging diameter from 12 inches to 36 inches, decommission 23 lift stations, and design of three (3) new lift stations ranging from 2.4 to 8 mgd. Mr. Salazar was involved during the planning, design, and construction stages of the project. Mr. Salazar conducted critical changes caused by unforeseen and poorly documented record drawings of existing underground infrastructure. Tasks also included meetings, review of submittals, responses to RFI's and RFP's, construction inspections, review and approval of pay requests, review of change orders, etc.

North McAllen WWTP Improvements and Recycle Pump Station, MPU, McAllen, Texas

The purpose of this project involved miscellaneous improvements to reliably produce Type 1 Reclaim Water with inclusion of a storage basin, effluent disk filters, chlorine disinfection, and a recycle pump station. The system was designed to filter all water from the plant and pump station designed to meet 5-mgd peak demand. Mr. Salazar conducted critical changes caused by unforeseen and poorly documented record drawings of existing underground infrastructure. Tasks also included meetings, review of submittals, responses to RFI's and RFP's, construction inspections, review and approval of pay requests, review of change orders, etc.

Hidalgo County Wide Paving and Drainage Improvements (Border Colonia Project), Hidalgo, Texas

Mr. Salazar assisted Precinct No. 1, 2, and 4 on paving and drainage projects throughout the county of Hidalgo. The scope of work involved cost estimates, review of plans, development of proposals, preparation of design and specifications. Routine visits were made to the work site in order to maintain the schedule. Weekly and monthly conferences were held in relation to each project.

Starr County Wide Paving and Drainage Improvements (Border Colonias Project), Starr, Texas

Mr. Salazar assisted the Starr County Precinct involving paving and drainage projects. Additional project tasks include design drawings for road and drainage improvements, periodic site visits for project completion tracking, weekly and monthly conferences for each related project, surveying, and quality control management. The project consisted of drainage and reconstruction of Athens Road for widening of a 24 feet cross section approximately 1 Mile long. Coordination and communication with TxDOT was necessary, as TxDOT was also reconstructing approximately 1 Mile of road tied to this project.

Hurricane Dolly Relief Program / Texas Department of Rural Affairs – Disaster Recovery (TDRA-DR) Round I & II Program – Starr, Hidalgo, Duval and Kleberg County

Mr. Salazar assisted in the designs for road and drainage improvement projects delivered under the Hurricane Dolly TDRA-DR Round I and II programs. The design provided plans and specifications, SW3P, traffic control, and surveying services needed. The project also included street replacement and drainage infrastructure improvements such as culverts, drainage channels, curb inlets, junction boxes, grated inlets, etc. Specific locations for related projects are the Balcones Height Subdivision (Penitas, TX), City of Pharr Downtown Drainage (Pharr, TX), Hutto Road Roadway Drainage (Donna, TX), Catalina Subdivision Drainage (Progreso, TX) and Vales Subdivision Drainage Channel Interceptor (Sullivan City, TX).

IH 37 Hurricane Evacuation Route Improvements, San Antonio, Texas

Mr. Salazar completed the design plans for the expansion of approximately 8 miles of IH 37. The designs included plan and profile sheets, control plans, and small / large bridge sign. TxDOT regulations and design requirements were followed and implemented.

City of San Antonio Paving and Design Improvements, San Antonio, Texas

Mr. Salazar assisted in the design plans for various COSA projects. The designs included plan and profile sheets, traffic control plans, SW3P, and existing and proposed requirements. COSA rules and regulations were implemented.

JOSE A. PEREZ,
Graduate Engineer



EDUCATION

Bachelor of Science in Civil Engineering

UTRGV, 2017

INDUSTRY TIME

4 Years

AVAILABILITY

90%

PROFESSIONAL AFFLIATIONS

- ⇒ Member of Water Environment Association of Texas (WEAT)
- ⇒ Member of American Water Works Association (AWWA)
- ⇒ Member of the American Society of Civil Engineers (ASCE)

COMMUNITY SERVICE

PSJA ISD (Pharr, TX)

- ⇒ PSJA ISD Engineering Student Chapter Liaison

PROFESSIONAL EXPERIENCE

Mr. Perez has approximately 4 years of broad range experience in all related field of Civil Engineering which includes sewer networks, reports and construction estimates, and roadway / drainage improvements. His experience has been proudly based in the Rio Grande Valley. The agencies to have received his assistance include the City of Pharr, City of Alamo, City of San Juan, City of Donna, and Brownsville Public Utilities (BPU).

RELATED PROJECTS

Rudy's Lift Station and Force Main - Pharr, Texas

Mr. Perez is assisting with the design of this project which consists of the relocation of the lift station located next to Rudy's Country Store & Bar-B-Q and the force main. It includes the installation of approximately 4,700-lf of 10-inch pipe. The scope of work included an analysis of existing water, wastewater, and irrigation lines from as-builts to check for easements. He was consistently in contact with phone and gas companies for inquiries related to existing underground lines and is currently under design phase. The alignment starts from Eldora Road and will go north to Nolana Road on the right side of the drain ditch, it then proceeds to the east to Rudy's and connects to the newly relocated lift station.

Gravity Line and Abandonment of Lift Station #29 and #33 - Pharr, Texas

Mr. Perez is assisting in the design of this project which consists of the abandonment of two lift stations (#29 & #33) and installation of a gravity line. It includes the installation of approximately 2,900-lf of 15-inch, 1,400-lf of 18-inch, and 2,900-lf of 24-inch pipe. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with phone and gas companies for inquiries related to existing underground lines and is currently under design phase. Mr. Perez has coordinated with TxDOT / AEP for permit acquisition and crossing permit from Hidalgo County Irrigation District No. 2. (HCID No. 2). The alignment starts from Sioux Road and will go north to Eldora Road on the left side of the drain ditch, and it will switch to the right side before crossing the drain ditch (H.C.D.D No. 1) which then goes west crossing Sugar Road in between Sugar and Jackson Road it will go north to connect with lift station #29. Mr. Perez is assisting with the paving design of Eldora Road which consists of the reconstruction of the road, where gravity is going to be installed, of 2,800 linear feet. The paving of this project will commence from Allen and William Arnold Elementary School and will finish halfway between Jackson Road and Sugar Road.

City of Alamo CDBG - MIT Project - Alamo, Texas

Mr. Perez is assisting the City of Alamo in designing proposed improvements and calculating estimates corresponding to the 2015, 2016, and 2018 Texas General Land Office (TxGLO) funding applications. The City Board Members provided their assistance in selecting the most impacted areas impacted by recent flooding due to natural disasters. Based on the information gathered, certain estimates were developed respecting the grant budget. The applications' estimates consisted of the proposed drainage system, water plant improvements, street improvements, sewer improvements, and replacing existing clay lines.

WWTP Headworks Improvements - Pharr, Texas

Mr. Perez is currently assisting in the project design which requires the demolition and replacement of the existing headworks and associated lift station. It includes the redirection of the existing gravity flow mains from the City's sanitary sewer collection as well as the plant drain line to the new lift station. The scope of work includes calculating for wastewater flow projections to match the projected year 2040 plant flows, analyzing and designing new yard piping to accommodate to the upgraded headworks facility, and develop an opinion of probable construction cost (OPCC).

City of Donna CDBG-MIT Project - Donna, Texas

Mr. Perez assisted the City of Donna in designing proposed improvements and calculating estimates corresponding to the 2019 Texas General Land Office (TxGLO) Lower Rio Grande Valley Floods funding application. The City board members provided assistance in selecting the most impacted areas from recent flooding due to natural disasters. Based on the information that was gathered, certain estimates were developed respecting the grant budget. The applications' estimates consisted of proposed drainage system and sewer improvements.

I/2 – I-69C Interchange Project - Pharr, Texas

Mr. Perez provided assistance to Dragados - Pulice Joint Venture with the relocation of an existing sanitary sewer line which consisted of the abandonment of an existing 10-inch sanitary sewer line and redirected the flow to a southerly east direction. It included the installation of approximately 380-lf of 10-inch PVC sanitary sewer pipe. The scope of work included an analysis of existing water, wastewater, and drainage from as-builts. The alignment begins from the west ROW of North Cage Blvd. (I/69C) going southwest approximately 100-lf which then goes east to connect to an existing sanitary sewer manhole approximately 280-lf on E. Warren Ave.

City of Alamo Morningside South-Sewer Project - Alamo, Texas

Mr. Perez is assisting in the design of this project which consists of a new 0.31 MGD lift station, installation of a gravity line, and force main. It includes the installation of approximately 2,210-lf of 8-inch and 720-lf of 4-inch force main. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with gas companies and City of Alamo Public Works personnel for inquiries related to existing underground lines and is currently under design phase. The alignment starts along Ridge Rd. and goes along Morningside South Subdivision alleys for the gravity line and East from starting point to an existing manhole in front of Mayfair Subdivision for the force main. The Lift Station will be installed in front of a proposed subdivision East of Morningside South Subdivision along Ridge Rd.

City of San Juan Lift Station No. 6 – San Juan, Texas

Mr. Perez is assisting in the design of this project which consists of the abandonment and relocation of Lift Station No. 6 and installation of a gravity line. It includes the installation of approximately 1,318-lf of 24-inch and 68-lf of 12-inch force main. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with gas companies, TXDoT, and City of San Juan Public Utilities personnel for inquiries related to existing underground lines and is currently under design phase. The alignment starts from the existing lift station along Cesar Chavez Rd and goes South approximately 1,100-lf to the proposed lift station location. The force main will tie in to the existing force main located on the east side of Cesar Chavez. The Lift Station will be installed in front of a proposed subdivision (Oak Ridge Estates) and will be designed to service the majority of the north side of the City of San Juan.

FREDY CARMONA,
Graduate Engineer



EDUCATION

Bachelor of Science in Civil Engineering

UTRGV, 2021

INDUSTRY TIME

2 Years

AVAILABILITY

70%

PROFESSIONAL AFFLIATIONS

- ⇒ Member of Water Environment Association of Texas (WEAT)
- ⇒ Member of American Water Works Association (AWWA)
- ⇒ Member of the American Society of Civil Engineers (ASCE)

PROFESSIONAL EXPERIENCE

Mr. Carmona has approximately 2-year experience in the Civil Engineering field and is proudly based in the Rio Grande Valley. His most recent experience includes roadway, drainage, and civil sites. Under the supervision of Mr. Salazar, P.E., Fredy has been able to deliver in Civil Engineering Design, Construction Management, Paving / Road and Drainage improvements.

Mr. Carmona's experience also includes coordination with TxDOT and County officials for successful project completion of state funded projects.

RELATED PROJECTS

City of San Juan Alta Vista Sub Water & Sanitary Sewer Improvements Project – San Juan, Texas

Mr. Carmona is currently assisting the City of San Juan in the assessment and design of the water line system and sanitary sewer collection system improvements within Alta Vista Subdivision in the City of San Juan. The scope of work consists of the installation of approximately 1,584 lf of 8" C-905 DR PVC Water Line and 2,000 lf of 8" PVC sanitary sewer line. This project also consists of site preparation, sedimentation, erosion control and pavement repairs.

City of Alamo Sanitary Sewer Improvements Project – Alamo, Texas

Mr. Carmona is currently assisting the City of Alamo in the assessment and design of a proposed sanitary sewer collection system within Bonita Estates in the City of Alamo. The proposed sanitary sewer collection system within Bonita Estates in the City of Alamo. The scope of work consists of approximately 540 lf of 12" PVC, 1,040 lf of 10" PVC, and 3,180 lf of 8" PVC of sanitary sewer line to connect to an existing sanitary sewer collection system. This project also consists of site preparation, sedimentation, erosion control and pavement repairs.

City of San Juan Sanitary Sewer Improvements Project - San Juan, Texas

Mr. Carmona successfully assisted the City of San Juan in the assessment and design for the improvements to the existing sanitary sewer line within Iowa road in the City of San Juan. The scope of work consisted of approximately 194 lf of sanitary sewer line to connect to the existing sanitary sewer collection system. This project also consisted of site preparation, sedimentation, erosion control, and pavement repairs.

CSJ# 0921-02-311 North Alamo Road - Hidalgo, County

Mr. Carmona served in the project management team that assisted Hidalgo County to oversee the realigning of FM 1925 to 0.54mi. north of FM 1925 (North Alamo Rd). The project consisted of grading, cement treated subgrade, lime treated flexible base, drainage structures, asphalt concrete pavement, signing, delineation, and pavement markings.

CSJ# 0039-19-061 IH-2 - Cameron County

Mr. Carmona assisted and coordinated with TxDOT in the project management and inspection of the milling and overlay of Interstate Highway 2. The length of the project was approximately 9 miles eastbound and westbound of IH-2 from Hidalgo and Cameron County Line to Dixie Rd. The project consisted of milling, SMA overlay, and pavement markings.

ALFONSO GUZMAN,
Graduate Engineer



EDUCATION

Bachelor of Science in Civil Engineering

UTRGV, 2021

INDUSTRY TIME

2 Years

AVAILABILITY

70%

PROFESSIONAL AFFLIATIONS

- ⇒ Member of Water Environment Association of Texas (WEAT)
- ⇒ Member of American Water Works Association (AWWA)
- ⇒ Member of the American Society of Civil Engineers (ASCE)

PROFESSIONAL EXPERIENCE

Mr. Alfonso Guzman has gained 2-year of experience in the Civil Engineering field which includes the areas of roadway and drainage improvements. His experience is proudly based in the Rio Grande Valley. Under the supervision of Mr. Salazar, Alfonso has the ability to successfully deliver in civil engineering design, construction management, paving / roadway and drainage improvement projects.

Mr. Guzman has successfully coordinated with agencies such as TxDOT and county officials for completion involving state funded projects.

RELATED PROJECTS

CSJ# 0916-02-024 Riviera Sidewalk Project - Kleberg County

Mr. Guzman served by designing, coordinating, and generating estimates for the TxDOT project in Kleberg County. The project consisted of designing 0.42 mile, ADA compliant sidewalk that begins at the intersection of Highway 77 & E Willow Ave, continues East through a school zone, and ends at the north intersection of S 10th St & E S Blvd. The scope of work included an analysis of the existing site to determine proper drainage and to ensure that the sidewalk would not impede any storm water. Mr. Guzman communicated and coordinated with TxDOT personnel to verify the project plans reflected their standards and generated an estimate based on TxDOT bid items.

Celedon Therapy Clinic - McAllen, Texas

Mr. Guzman served with the design and coordination of a developing therapy clinic in McAllen, Texas at the intersection of N Jackson Road and E Nolana Avenue. The scope of work consisted of grading the proposed parking lot according to city ordinances and connecting on-site utilities to existing city infrastructure. Mr. Guzman was in charge of designing a civil engineering construction set of plans to be delivered to the City of McAllen and the awarded contractor. He was also involved in coordinating with the architect city officials in order to acquire site plan approvals and start the permit process to commence construction.

Subdivision Development Feasibility Studies - Rio Grande Valley

Mr. Guzman has been in charge of completing multiple subdivision development feasibility studies in various cities along the Rio Grande Valley which include Raymondville, Edinburg, Mission, and Alamo. The process includes staying in contact with city officials to ensure the development is in accordance with city codes and infrastructure. The report is composed of detailed exhibits, engineering estimates, drainage reports, and geographic data.

MIGUEL MATEOS,
Graduate Engineer



EDUCATION

Bachelor of Science in Civil Engineering

UTRGV, 2020

INDUSTRY TIME

1 Year

AVAILABILITY

90%

PROFESSIONAL AFFLIATIONS

- ⇒ Member of Water Environment Association of Texas (WEAT)
- ⇒ Member of American Water Works Association (AWWA)
- ⇒ Member of the American Society of Civil Engineers (ASCE)

PROFESSIONAL EXPERIENCE

Mr. Mateos has 1 year experience in the Civil Engineering field. His most recent experience includes roadway, drainage, lift stations, and civil sites. Under the supervision of Mr. Salazar, P.E., Miguel has been able to deliver in Civil Engineering Design, Construction Management, Construction Staking, Topography, Paving / Road and Drainage improvements.

Mr. Mateos' experience also includes coordination with TxDOT and County officials for successful project completion of state funded projects.

RELATED PROJECTS

City of San Juan Alta Vista Subdivision Sanitary Sewer and Waterline Improvements Project – San Juan, Texas

Mr. Mateos assisted the City of San Juan in the assessment and design of the water line system and sanitary sewer collection system improvements within Alta Vista Subdivision in the City of San Juan. The scope of work consists of the installation of approximately 1,584 lf of 8" C-905 DR PVC Water Line and 2,000 lf of 8" PVC sanitary sewer line. This project also consists of site preparation, sedimentation, erosion control and 8536 sy mill and overlay.

Subdivision Development Feasibility Studies - Rio Grande Valley

Mr. Mateos has been in charge of completing multiple subdivision development feasibility studies in various cities which include Edinburg, Mission, and Alamo, Mercedes, and Bastrop. The process includes staying in contact and meeting with city officials to ensure the development is in accordance with city codes, ordinances, and infrastructure regulations. The report is composed of detailed exhibits, engineering estimates, drainage reports, and geographic data which provide all the information needed to see if a property if feasible for an investment opportunity.

City of Alamo Morningside South-Sewer Project - Alamo, Texas

Mr. Mateos is assisting in the topography and design of this project which consists of a new 0.31 MGD lift station, installation of a gravity line, and force main. The project includes the installation of approximately 2,210-lf of 8-inch and 720-lf of 4-inch force main. The scope of work includes an analysis of existing infrastructure including any water and sewer lines from as-builts. He maintains frequent contact with gas companies and City of Alamo Public Works personnel for inquiries related to existing underground lines and is currently under design phase. The alignment for this project's gravity line starts along Ridge Rd. on the Northeast corner of this subdivision and runs along the alleys. The force main runs from the new 0.31 MGD lift station to an existing manhole in front of Mayfair Subdivision.
The Lift Station will be installed in front of a proposed subdivision East of Morningside South Subdivision along Ridge Rd.

City of San Juan Lift Station No. 6 – San Juan, Texas

Mr. Mateos is assisting in the design of this project which consists of the abandonment and relocation of Lift Station No. 6 and installation of a gravity line. It includes the installation of approximately 1,318-lf of 24-inch and 68-lf of 12-inch force main. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with companies, TXDot, and City of San Juan Public Utilities personnel for inquiries related to existing underground lines and is currently under design phase. The alignment starts from the existing lift station along Cesar Chavez Rd and goes South approximately 1,100-lf to the companies companies, TXDot, and City of San Juan Public Utilities personnel for inquiries related to existing underground lines and is currently under design phase.

The alignment starts from the existing lift station along Cesar Chavez Rd and goes South approximately 1,100-lf to the proposed lift station location. The force main will tie in to the existing force main located on the east side of Cesar Chavez. The Lift Station will be installed in front of a proposed subdivision (Oak Ridge Estates) and will be designed to service most of the North side of the City of San Juan.

City of Elsa Weaver Rd. and Parking Lot improvements

Mr. Mateos assisted with the topography and the design of this project which consisted of approximately 4300 sy of mill and overlay along Weaver Rd. He maintained frequent contact with Texas 811 and City of Elsa Public Works personnel for inquiries related to existing underground lines. The parking lot was located at the intersection of E. 4th Ave and Bowie St consisted of 128 sy of 5-in sidewalk and approximately 1400 sy of 2-in hot mix asphalt.

CRUZ FLORES,
Senior Designer



INDUSTRY VENTURE
19 Year

AVAILABILITY
90%

PROFESSIONAL EXPERIENCE
Mr. Flores has experience in all aspects of project design, coordination, and construction administration. Mr. Flores has nineteen (19) years of experience working on public infrastructure projects. He has been a team member of design groups designing master planned communities that include the City of Pharr, Elsa, Edcouch, Donna, Weslaco, Edinburg, McAllen, Brownsville, La Joya, Mission, Palmview, Penitas as well as Hidalgo County, Cameron County, and Starr County.

RELATED PROJECTS

City of Alamo Morningside South-Sewer Project—Alamo, Texas
Mr. Flores is assisting in the design of this project which consists of a new 0.31 MGD lift station, installation of a gravity line, and force main. It includes the installation of approximately 2,210-lf of 8-inch and 720-lf of 4-inch force main. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with gas companies and City of Alamo Public Works personnel for inquiries related to existing underground lines and is currently under design phase. The alignment starts along Ridge Rd. and goes along Morningside South Subdivision alleys for the gravity line and East from starting point to an existing manhole in front of Mayfair Subdivision for the force main. The Lift Station will be installed in front of a proposed subdivision East of Morningside South Subdivision along Ridge Rd.

City of San Juan Lift Station No. 6 – San Juan, Texas
Mr. Flores is assisting in the design of this project which consists of the abandonment and relocation of Lift Station No. 6 and installation of a gravity line. It includes the installation of approximately 1,318-lf of 24-inch and 68-lf of 12-inch force main. The scope of work includes an analysis of existing water and wastewater from as-builts. He maintains frequent contact with gas companies, TXDoT, and City of San Juan Public Utilities personnel for inquiries related to existing underground lines and is currently under design phase. The alignment starts from the existing lift station along Cesar Chavez Rd and goes South approximately 1,100-lf to the proposed lift station location. The force main will tie in to the existing force main located on the east side of Cesar Chavez. The Lift Station will be installed in front of a proposed subdivision (Oak Ridge Estates) and will be designed to service the majority of the north side of the City of San Juan.

City of Pharr Wastewater Collection and Lift Station Design Project, Pharr, Texas
This project included preparation of a wastewater collection system hydraulic model and masterplan, design of 23 miles of wastewater pipelines, ranging in diameter from 12 inches to 36 inches, decommissioning of 23 lift stations, and design of three new lift stations, ranging in size from 2.4 to 8-mgd. Mr. Flores was involved throughout the planning, design, and construction of the project.

City of San Juan Sgt. Leonel Trevino Sanitary Sewer Improvements Project- San Juan, Texas
Mr. Flores successfully assisted the City of San Juan in the assessment and design for the improvements to the existing force main line within Sgt. Leonel Trevino Road in the City of San Juan. The scope of work consisted or rerouting approximately 1033 LF of 6in force main to connect to the existing sanitary sewer collection system. This project also consisted of site preparation, sedimentation, erosion control, and pavement repairs. connect to the existing sanitary sewer collection system. This project also consisted of site preparation, sedimentation, erosion control, and pavement repairs.

City of Alton 2012-2014 TWDB Clean Water State Revolving Fund Project, Alton, Texas
This project included connections, collection lines, transmission lines, and upgrades to an existing lift station for a total of sixteen (16) subdivisions providing 578 connections. Mr. Flores was involved throughout the planning, design, coordinated with TxDOT with repaving, insured the contractor was on schedule.

City of Mercedes TWDB Clean Water State Revolving Fund (CWSRF) Wastewater Collection and Wastewater Treatment Plant SCADA
Mr. Flores created provided project management for rehabilitation of old, dilapidated clay sewer lines with a new technology of Cured In Place Pipe (CIPP) and rehabilitation of twenty-four (24) existing lift stations funded with a $4.3M grant from the TWDB.

Zavala County Water Control & Improvement District No.1 Wastewater Improvements Project
This project consisted of a new 0.6 MGD wastewater treatment plant and collection system, including lift stations, for a community that has never had a centralized sewer system. Mr. Flores was involved from the initial preliminary phase all the way the construction phase of the project.

McAllen Public Utilities Board-Tres Lagos Wastewater Reuse Project & 29th Street Sports Complex Wastewater Reuse Project 2016
Mr. Flores provided McAllen PUB with civil design for the proposed wastewater collection improvements project. The project consisted of abandoning the existing undersized and inadequate water lines and replace with 16-inch PVC wastewater reuse line. Their was approximately 60-70 fire hydrants and 1500 linear feet of 12-ince bore construction with 12-inch steel casing installed. This project benefited the entire area of Tres Lagos by improved facilities and the deletion of asbestos water lines currently being used.

TWDB CWSRF Project No. 73642 City of Mercedes-Sanitary Sewer Collection System Rehabilitation Project
The project consists of rehabilitation to two (2) lift stations; demolition/reconstruction of one main (1) lift station; approximately 32,000 linear feet of Cured-In-Place Piping and Pipe Bursting of old, dilapidated clay sewer lines; and manhole replacement/rehabilitation. Mr. Flores was involved from the initial preliminary phase all the way the construction phase of the project, where he assisted in on field changes from unforeseen problems.

City of Combes-Crosswind Landing Public Park & Commercial Development-Utilities & Drainage
In this project we provided City of Combes with environmental services, park and subdivision planning, Water and Wastewater Infrastructure Design, Road and Drainage Design, Planning, Construction Phase Engineering, and Inspection for Crosswind Landing Development and Loves Truck Stop Water & Sewer Improvements located in Combes, Texas: The City of Combes utilized $11M in Public Bonds Issuance in the development of the proposed development to include ten (10) commercial lots for restaurants, hotels, and retail development along I-69 Corridor. Mr. Flores assisted in providing drainage and detention for a Love's Gas Stop located adjacent to the development, including over 2000 linear feet of water and sewer infrastructure for the Love's and the Development.

Progreso International Bridge FMCSA Inspection Station Design and Water & Wastewater Facilities
As the prime designer for the Progreso International Bridge, Mr. Flores provided preliminary design for a two-bay inspection station, including underground inspection pits, catwalks for overhead inspections, metal canopy for both bays, parking, 8800 cy of 14" concrete/steel reinforced driveways and roads, administration building coordination designed by architect, for the Owners of the Progreso Bridge, General Services Administration (GSA) and the Federal Motor & Carrier Services Administration (FMCSA) for the use by US Border Patrol & US Immigrant & Customs Administration (ICE) agents for vehicular inspections of commercial trucks. The overall cost estimate of the project is $9M for construction. Bridge Administration is waiting on approval and notice to proceed from the General Services Administration. Included in the design was a new lift station for industrial site development to be utilized by the FMCSA inspection station. New 10" waterline was designed and installed which included over 15 fire hydrants.



Section 4

References

Representative Projects

While TRIMAD has not previously worked with the City of Edinburg, we bring substantial experience from a variety of successful projects that demonstrate our capabilities in engineering and project management. Below are examples of relevant projects: A small sample of TRIMAD's clients and successfully executed projects, as well as projects delivered by our staff are summarized in this Statement of Qualifications. TRIMAD has provided sample projects of our past performance in accordance with the RFQ requirements, instruction and evaluation criteria for solicitation. For other related projects, please refer to the **Section 3 Team Member Qualifications and Experience under Resumes**.

Representative Projects

Alta Vista Waterline and Sanitary Sewer Improvements - City of San Juan, TX

Description and Scope of Work:

The Alta Vista Waterline and Sanitary Sewer improvements project consisted of improving the waterline system and sanitary sewer along W Texas Avenue and Standard Avenue in the City of San Juan as well as milling and overlay of W Texas Avenue and Standard Avenue. The waterline improvements required 1,584 linear feet of the new 8-inch C-905 waterline and a 41 Waterline Service connection. The sanitary sewer improvements required 2,000 linear feet of new 8-inch SDR-26 sanitary sewer line, 4 - 48-inch diameter fiberglass manholes, 2 – 48-inch diameter fiberglass manholes, and 60 sanitary sewer services. Paving improvements required 8,536 square yards of mill and 2” Hot Mix Asphalt Overlay.

Role:

Mr. Salazar provided all services related to the design of Alta Vista waterline and sanitary sewer improvements. This included civil engineering, surveying, design plans & specification bidding documents, permitting, environmental clearances, bidding documents, and construction phases services.





Project Budget:	**$1,424,406.00**
Project Owner and Contact:	**City of San Juan Juan Martinez (956)223-2000**
Project Manager/Engineer/Designer:	**Ricardo Salazar, P.E.**
Year Completed:	**In progress, expected 2024**

Representative Projects

Weaver Rd. and Parking Lot Improvements—City of Elsa, TX

Description and Scope of Work:
TRIMAD Consultants performed design, bid, and construction phase services for improvements to Weaver Ave roadway and parking lot. Mr. Salazar along with graduate engineers Jose A Perez and Freddy Carmona were assigned to this project. The project embarked on removing existing caliche and removal of biodegradable erosion control logs. It also included renovation of an existing tree. This roadway was predominately residential and approximately 32-ft wide. Valley gutters were incorporated at intersections as necessary. The project is currently in construction on Phase 2.

Role:
Mr. Salazar provided all services related to the design and construction of Weaver Rd. and Parking Lot Improvements. This included civil engineering, surveying, design plans & specifications bidding documents, permitting, environmental clearances, bidding documents, and construction phase services.

Roadway Design:

Work activities included utility conflict resolution, utility coordination, roadway design, hydrology, and hydraulics along with urban storm drain design, signing and stripping, traffic control devices, and cost estimating. Final street grades ranged from 0.5 to 1% and designed. All sidewalks and pedestrian crossing were designed in compliance with American Disabilities Act (ADA) and project traffic control devices to Texas Manual on Uniform Traffic Control Devices (TMUCD).

Mr. Salazar also provided utility design (water and sewer), developed the SW3P, and provided construction phase services. All Weaver Rd and Parking Lot Improvements is completed.



Design and Construction Mgmt.:	**$27,441.80**
Project Owner and Contact:	**City of Elsa** **Daniel Rivera** **(956)262-2127**
Project Manager/Engineer/Designer:	**Ricardo Salazar, P.E.**
Year Completed:	**2024**

Representative Projects

Sgt. Leonel Trevino Sanitary Sewer Improvements - City of San Juan, TX

Description and Scope of Work:

The Sgt. Leonel Trevino Sanitary Sewer improvements project consisted of professional engineering services and associated budget to prepare for improvements to the existing sanitary sewer collection system along Sgt. Leonel Trevino Street in the City of San Juan, Texas. This project includes the addition of approximately 1,600 L.F. of 4-inch force main, 500 L.F. of 6-inch PVC sanitary pipe, and the removal and abandonment of 2 existing sanitary sewer manholes. The scope of work included research and relevant data collection, design plans, topographic data collection, and construction phase services.

Role:

Mr. Salazar provided all services related to the design of Sgt. Leonel Trevino Sanitary Sewer Improvements. This included civil engineering, surveying, design plans & specification bidding documents, permitting, environmental clearances, bidding documents, and construction phases services.





Project Budget:	**$106,213.50**
Project Owner and Contact:	**City of San Juan Juan Martinez (956)223-2000**
Project Manager/Engineer/Designer:	**Ricardo Salazar, P.E.**
Year Completed:	**2023**

Current Project List

City of Edinburg

ENGINEERING	
City of Pharr	Sanitary Sewer Collection Improvements
City of Pharr	Water Transmission Main Improvements
City of Pharr	Headworks Improvements Project
City of Alamo	Bonita Estates Sewer Project
Dragados-Pulice JV	I/2 / 1-69C Interchange Project
Kleberg County	Sidewalk Ricardo & Riviera
City of Donna	TxGLO 2018 STX Floods Engineering Services
City of San Perlita	TxGLO 2018 Engineering Services
City of San Perlita	TxGLO 2019 Engineering Services
City of San Perlita	Hazard Mitigation Plan
City of San Perlita	Tx GLO Rental Housing Projects USDA & UDCDBGP
City of San Juan	Alta Vista Waterline (Texas Avenue) Improvements
City of San Juan	Alta Vista Sanitary Sewer (Texas Avenue) Improvements
City Of San Perlita	Fire Station Expansion
City of La Grulla	Downtown Revitalization
Brooks County	2023-2024 Grant Funding Services
City of La Villa	TX GLO Downtown Drainage Improvements
City of Alamo	Morningside South-Sewer Project
City of Elsa	Impact Fee Study
City of San Juan	First St. Subdivision Replat
City of San Juan	Lift Station #6 Relocation Project
City of San Juan	**Subdivision Standards Manual**
G&E Escobedo	**Lily's Plaza—Alton, TX**

CONSTRUCTION	
USAF	**Utility Hookups for Del Rio Trailer**
RGV Development	**Springwood Estates**

REFERENCES

City of Edinburg

Name	Company	Address/	Email
Marco Ramirez, P.E. **Utility Engineer**	McAllen Public Utility (MPU)	1300 W. Houston Ave. McAllen, TX 78501 (956) 681-1775	mramirez@mcallen.net
Ruben Rosales **Public Utilities Director**	City of Pharr	801 E Sam Houston Pharr, TX 78577 (956) 402-4300	Ruben.rosales@pharr-tx.gov
Ruben Alfaro **City Engineer**	City of Pharr	118 S Cage Blvd 1st Floor Pharr, TX 78577 (956) 402-4221	ruben.alfaro@pharr-tx.gov
Juan Martinez **Utilities Director**	City of San Juan	709 S Nebraska Ave San Juan, TX 78589 (956) 223-2000	jmartinez@sjtx.us
David Tijerina **Planning Director**	City of San Juan	709 S Nebraska Ave San Juan, TX 78589 (956) 223-2000	dtijerina@sjtx.us
Jonas Gonzalez **Public Utilities Director**	City of Donna	307 S 12th St Donna, TX 78537 (956) 464-7861	jgonzalez@cityofdonna.org
Robert Salinas **City Manager**	City of Alamo	420 N Tower Rd Alamo, TX 78516 (956) 787-0006	bsalinas@alamotexas.org
Jose G. Ibarra, Jr. **Planning Manager**	Sharyland Water Supply Company	321 S Shary Blvd Mission, TX 78573 (956) 585-6081	jibarra@sharylandwater.com



Section 5

Insurance

Financial and Legal Status

City of Edinburg

Work Performance / Litigation

Trimad Consultants, L.L.C. has not been involved in any regulatory actions against the firm or its constituents in respect to work performed since its inception in 2017. Trimad Consultants, L.L.C. is not involved or has been involved in any litigation against the firm or its constituents in respect to work performed since its inception in 2017.

Insurance Coverage

Trimad Consultants, L.L.C. is currently covered under Commercial General Liability and Professional Liability Insurance. A copy of Certificate of Liability Insurance is included in this Statement of Qualifications. We are pleased to confirm that there have been no claims against Trimad Consultants within the past five years. This reflects our dedication to delivering quality services and maintaining high standards of professionalism.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 10/26/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Amairani Chavarria	
Lone Star Insurance Services, Inc 520 E Nolana, Ste 110 (P. O. Box 3988) 78502 McAllen TX 78504	PHONE (A/C, No, Ext): (956) 682-1722	FAX (A/C, No): (956) 682-1742
	E-MAIL ADDRESS: chavarriaa@lonestar-ins.com	

INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
Trimad Consultants LLC 1803 Mozelle St Pharr TX 78577	INSURER A : Kinsale Insurance Company (AmWINS)	
	INSURER B : Texas Mutual Insurance Company	
	INSURER C : Lloyd's of London (AmWINS)	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** CL23102401736 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:	Y	Y	0100211130-0	10/18/2023	10/18/2024	EACH OCCURRENCE	$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 1,00,000
							MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
							GENERAL AGGREGATE	$ 2,000,000
							PRODUCTS - COMP/OP AGG	$ 2,000,000
								$
	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [ ] HIRED AUTOS ONLY [ ] NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident)	$
							BODILY INJURY (Per person)	$
							BODILY INJURY (Per accident)	$
							PROPERTY DAMAGE (Per accident)	$
								$
	[ ] UMBRELLA LIAB [ ] OCCUR [ ] EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $						EACH OCCURRENCE	$
							AGGREGATE	$
								$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A	Y	0002084863	10/19/2023	10/19/2024	[ ] PER STATUTE [ ] OTH-ER	
							E.L. EACH ACCIDENT	$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
C	Professional Liability	Y	Y	PSL0139637981	03/28/2023	03/28/2024	Aggregate Each Claim	2,000,000 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Amairani Chavarria

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Section 6

Professional Services Agreement

PROFESSIONAL SERVICES AGREEMENT

City of Edinburg

Trimad Consultants acknowledges that we have thoroughly read the Professional Services Agreement. We confirm that we will meet all prerequisite insurance requirements as outlined in the agreement. If selected, we agree to enter into this agreement and fulfill all terms and conditions therein.

Thank you for considering our proposal.



Section 7

Contact Information

Contact Information

City of Edinburg

Principal/Primary Contact

Ricardo Salazar, P.E.

Principal

Rsalazar@trimadstx.com

P: (956) 688-8860

M: (956) 497-5355

Administrative/Secondary Contact

Trisha Salazar

Office Manager

Tsalazar@trimadstx.com

P: (956) 688-8861

M: (956) 566-8138



Section 8

Appendix

APPENDIX

City of Edinburg

In compliance with Request for Qualification #2024-9 for Engineering Services Rotation, we affirm that our submission will include the full name and address of our firm, Trimad Consultants, LLC, along with a manually signed document by our authorized representative, Ricardo Salazar, P.E. The signatory will indicate their title and demonstrate the authority to bind the firm to a contract. Each page requiring a signature will feature both our firm name and the authorized signature, ensuring clarity and adherence to the guidelines. Furthermore, our legal status is that of a corporation, and we are incorporated in Texas.

Please see the following pages for the Certificate of Formation, which names Ricardo Salazar as the Managing Member.

Please see the following pages for firm's Certificate of Registration and Ricardo Salazar's Professional Engineer License.

Secretary of State
P.O. Box 13697
Austin, TX 78711-3697
FAX: 512/463-5709

Filing Fee: $300

Certificate of Formation
Limited Liability Company

Filed in the Office of the
Secretary of State of Texas
Filing #: 802603290 12/14/2016
Document #: 704329750003
Image Generated Electronically
for Web Filing

Article 1 - Entity Name and Type

The filing entity being formed is a limited liability company. The name of the entity is:

TRIMAD CONSULTANTS LLC

Article 2 – Registered Agent and Registered Office

☐ A. The initial registered agent is an organization (cannot be company named above) by the name of:

OR

☑ B. The initial registered agent is an individual resident of the state whose name is set forth below:

Name:
RICARDO SALAZAR

C. The business address of the registered agent and the registered office address is:

Street Address:
1107 ORTEGA CIRCLE ALAMO TX 78516

Consent of Registered Agent

☐ A. A copy of the consent of registered agent is attached.

OR

☑ B. The consent of the registered agent is maintained by the entity.

Article 3 - Governing Authority

☐ A. The limited liability company is to be managed by managers.

OR

☑ B. The limited liability company will not have managers. Management of the company is reserved to the members.

The names and addresses of the governing persons are set forth below:

Managing Member 1: **RICARDO SALAZAR** Title: **Managing Member**

Address: **1107 ORTEGA CIRCLE ALAMO TX, USA 78516**

Article 4 - Purpose

The purpose for which the company is organized is for the transaction of any and all lawful business for which limited liability companies may be organized under the Texas Business Organizations Code.

Supplemental Provisions / Information

[The attached addendum, if any, is incorporated herein by reference.]

Organizer

The name and address of the organizer are set forth below.

RICARDO SALAZAR **1107 ORTEGA CIRCLE, ALAMO, TX 78516**

Effectiveness of Filing

☐ A. This document becomes effective when the document is filed by the secretary of state.

OR

☑ B. This document becomes effective at a later date, which is not more than ninety (90) days from the date of its signing. The delayed effective date is: **January 1, 2017**

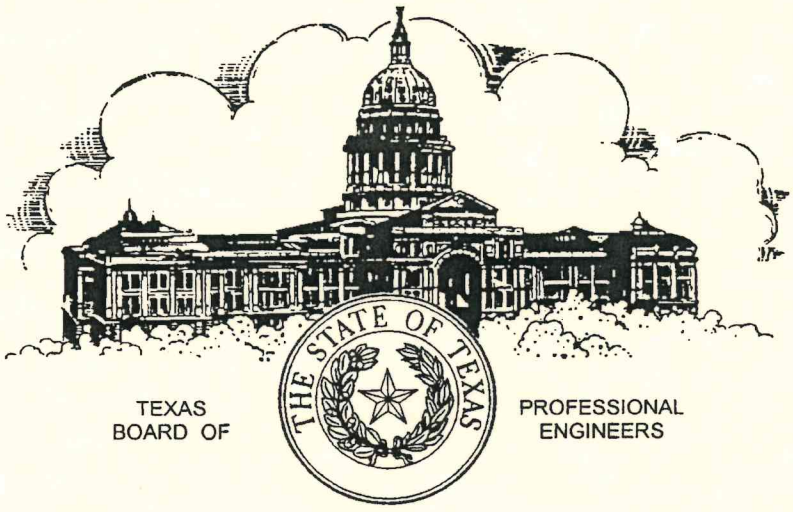
Execution

The undersigned affirms that the person designated as registered agent has consented to the appointment. The undersigned signs this document subject to the penalties imposed by law for the submission of a materially false or fraudulent instrument and certifies under penalty of perjury that the undersigned is authorized under the provisions of law governing the entity to execute the filing instrument.

RICARDO SALAZAR

Signature of Organizer

FILING OFFICE COPY



BE IT KNOWN THAT

Ricardo Salazar

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS
REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT,
TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS
PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW



TEXAS BOARD OF
PROFESSIONAL ENGINEERS

IN WITNESS WHEREOF,

We have hereunto set our hands and affixed the seal of the Board at the City of Austin, this 8th day of December, 2016.

BOARD CHAIR

BOARD SECRETARY

SERIAL NUMBER **125392**

Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

This acknowledges that

Trimad Consultants L.L.C.

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-18526

Expiration Date
1/31/2025

TRINITY

MEP ENGINEERING

Statement of Qualifications

RFQ: 2024-9

Engineering Services Rotation

Trinity MEP Engineering, LLC | 3533 Moreland Dr. Ste A. | Weslaco, Texas 78596
p: 956-973-0500 f: 956-351-5750 | www.trinitymep.com | Firm F-10362

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3. **TEAM MEMBER QUALIFICATIONS & EXPERIENCE**

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6. **PROFESSIONAL SERVICE AGREEMENTS**

7. **CONTACT INFORMATION**

TRINITY
MEP ENGINEERING

City of Edinburg
415 W. University Drive
Edinburg, TX 78539
RFQ No. 2024-9 Engineering Services

Point of Contact/ Primary Person Responsible for RFQ:
Leonardo Munoz, President / CEO, Point of Contact
Trinity MEP Engineering, LLC

Physical Address:
3533 Moreland Dr. Ste A,
Weslaco, TX 78596
956-532-4165 (c) / 956-973-0500 (office) /956-351-5750 (fax)
leo@trinitymep.com

Trinity MEP Engineering, LLC is adept in mechanical, electrical and plumbing design and would love the opportunity to provide these services to the City of Edinburg. We are knowledgeable, experienced, and aptly suited to provide the City of Edinburg a comprehensive evaluation and professional counsel that will be both constructive and advantageous to Edinburg. Trinity MEP Engineering has a proven track record of delivering similar work for various municipalities including but not limited to: Weslaco, Mercedes, Donna, Pharr, San Juan, Alamo, Edinburg, McAllen, Palmhurst, Hidalgo, Bastrop, Cotulla, Roma, Brownsville, La Feria, and Laredo.

Our firm's best attribute is that we are client centric, and we work relentlessly to fulfill our customers' specific needs. We never cut corners by delivering the same prescription for every project, instead we focus on how to best serve the needs of our client. Our focal point is giving the owner an affordable, operable, and maintainable product. By taking an approach that focuses on quality, energy and above all customer satisfaction, we are able to consistently render superior performance on every assignment.

Trinity MEP Engineering has the manpower and commitment to not only complete our scope of work but to assist the client where needed. We have a working facility that lends itself to collective team effort. Our designs consistently convey the passion we have for our work. We use the most up to date technology to place our design concepts into a set of plans that will convey effectively our design intent to the builder. At Trinity MEP Engineering, success means providing the best possible product to a satisfied client.

The City of Edinburg can trust that we will deliver on our promises. We encourage you all to contact our references to gain a thorough understanding of our capabilities. Our philosophy is to let our work speak for itself. We thank you for your time and hope you will consider Trinity MEP Engineering, LLC for your project needs.

Sincerely,

Leonardo Munoz
President / CEO
Trinity MEP Engineering, LLC

2. Statement of Qualifications:
Firm Qualification & Experience

Trinity MEP Engineering, LLC, is a HUB certified full-service engineering consulting firm located in Weslaco, Texas. We service the construction industry and provide the design for all HVAC on new construction and existing buildings in the government and private sectors.



Since its establishment in January 2008, our company has experienced strong and sustained growth. Trinity MEP Engineering began with a back room for an office, one employee, and a vision. We envisioned a strong company that would be composed of enthusiastic employees who love what they do, have access to the best technology and software, and produce first-rate work for our customers. Today our company has relocated to new full-scale office in Weslaco, Texas, and is composed of 18 valuable and eager employees. Our employees are able to handle large and smaller assignments. Our approach is to serve our customers' specific needs, regardless of the size of the project.

Trinity MEP has over 16 years of experience working with multiple school districts, city entities, and private entities. Our approach to work is one focused on quality, energy, and customer satisfaction. Through our track record, Trinity MEP Engineering has maintained an image of responsibility and success. Our designs consistently convey the passion we have for our work. At Trinity MEP Engineering, success means providing the best possible product, so our customers can be 100% confident that their needs and desires will be met.



Texas Board of Professional Engineers and Land Surveyors

CERTIFICATE OF REGISTRATION

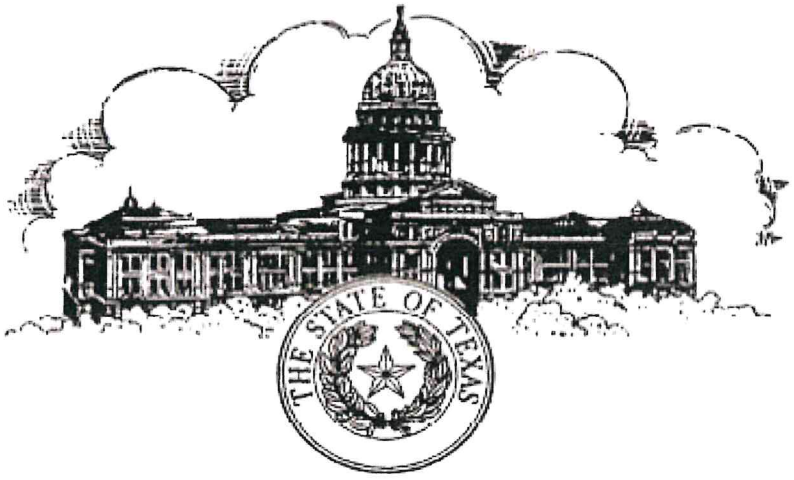
This acknowledges that

Trinity MEP Engineering, LLC

has fulfilled the requirements of the Texas Board of Professional Engineers and Land Surveyors to offer and perform engineering services in the state of Texas.

Registration Number
F-10362

Expiration Date
3/31/2025



BE IT KNOWN THAT

Leonardo Munoz

HAVING GIVEN SATISFACTORY EVIDENCE OF QUALIFICATIONS REQUIRED UNDER THE TEXAS ENGINEERING PRACTICE ACT, TEXAS CIVIL STATUTES, ARTICLE 3271a, IS GRANTED THIS

LICENSE TO PRACTICE AS A

PROFESSIONAL ENGINEER

IN THE STATE OF TEXAS

PROVIDED THIS LICENSE IS NOT REVOKED AND IS RENEWED ACCORDING TO LAW
ORIGINAL CERTIFICATE ISSUED ON: June 19, 2006.

TEXAS BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS

IN WITNESS WHEREOF,

We have hereunto set our hands and affixed the seal of the Board at the City of Austin, August 01, 2021.



Dr. Sina K. Nejad, P.E., P.Eng., Board Chair

Catherine Norwood, P.E., Board Secretary

SERIAL NUMBER **97437**

2. Statement of Qualifications:

Firm Qualification & Experience

Trinity MEP Engineering, LLC, is a consulting firm providing mechanical, electrical, plumbing, and fire protection system design for a diversity of industries, including educational, commercial, and industrial. Our objective is to understand the vision of the architect or owner and to then design our MEP systems to operate efficiently and effectively with the building. For either business operation or residence, we receive gratification from creating a comfortable environment. Whatever the project, we aim to improve the energy efficiency as well as the longevity of the product. In all, Trinity MEP Engineering gives the client a comfortable system that is easy to understand, meets all codes, clearances, and regulations, and sustains itself for the life of the building.







Mechanical

Power transmission and distribution systems
Medium voltage switchgear
Motor Control Centers
Lightening systems
Power factor correction
Emergency power and transfer systems
Life safety protection systems
Code compliance inspections/report
Components design and rehabilitation
Emission control
Energy analysis and systems

Electrical

Light level calculations
Back-up power generators
Electronic security systems
Emergency and standby generating systems
Fire Alarm systems
Lighting design
Lightning protection
Local Area Network
Nurse Call System
Primary and secondary electrical distribution systems
Public address/Intercom System
Uninterruptible power systems

Plumbing

Domestic water distribution system
Boiler systems
Hot water heating systems
Hot water recirculation systems
Reverse osmosis systems
Compressed air systems(pneumatic)
Chemical Sanitary and Vacuum waste systems
Condensate piping
Laboratory waste systems
Process waste systems
Grease and oil waste systems
Sediment and sand traps systems

2. Firm Qualification & Experience Cont.

MEP (Mechanical, Electrical, and Plumbing) and Energy Management Engineering Services:
1. Develop complete turnkey construction documents, including all necessary MEP and Energy Management systems engineering design plans and specifications and construction documents for all district-wide construction and general maintenance projects that may be required at any school campus, athletic facilities or administrative support service facilities.

2. Provide on-site project supervision, inspection, and full contract administration services by a Licensed Engineer (in the State of Texas), of all district-wide MEP engineering-related construction and general maintenance projects as required. Daily inspections and observations of project sites by a Licensed Engineer will be required.

3. Conduct MEP engineering designs, feasibility studies, commissioning, assessments, analysis, and evaluations of facilities' MEP systems and provide recommendations and construction documents as required.

4. Conduct building feasibility and/or commissioning studies of MEP and Energy Management facilities operating systems, energy engineering audits and investigation studies and reports, forensic engineering investigations and reports, systems evaluation and design, instrumentation and control analysis and reports, electrical power analysis and design, lighting design, electrical controls and design, and all electrical systems and components upgrades and retrofits as required.

5. Develop MEP and Energy facilities master planning, evaluation and design studies and reports for school campuses, athletic facilities, or administrative support service facilities as required for HVAC, electrical, plumbing and energy management systems.

6. DESIGN ELECTRIC CONTROLS AS REQUIRED FOR ANY CONSTRUCTION OR MAINTENANCE PROJECT.

Construction Administration

At Trinity Engineering, LLC, our professional engineers and project managers oversee construction administration for all Trinity projects, providing on-site quality control throughout the project. Our construction administration services ensure that your project meets or exceeds all local standards and regulations.

We perform key construction-phase activities including responding to requests for information, managing change order and submittal reviews, and scheduling site visits and review meeting.





2. Firm Qualification & Experience Cont.

Customer Satisfaction

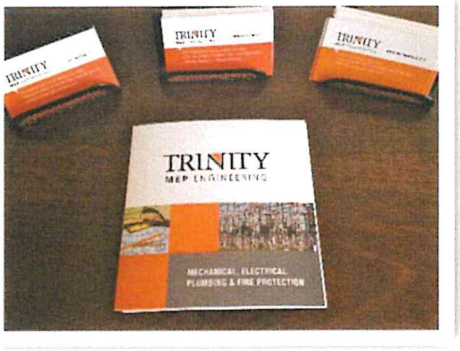
Our gratification comes from a satisfied customer...



At Trinity Engineering, LLC, our gratification derives from satisfying our customers, of which we have two types: design architects and owner direct customers. The owner wants an affordable, maintainable, and operable system: the architect wants a design that complements his or her building. Both want the project to be done well and in a timely manner.

At Trinity MEP Engineering, we satisfy the needs of all our customers. Our designs meet the clients' desires as well as ensure logical thought and efficiency in the product. We provide design plans and specifications that are clear, thus minimizing Requests for Information.

Whether architects or owners, customers can expect to receive a quality product, one that results from time, design experience, and expertise.



Pledge of Excellence

Those of us at Trinity MEP Engineering, LLC, strive to produce excellent quality work in a timely manner that corresponds to the expectations of our clients. With passion and enthusiasm, we look forward to every project, big or small. Our goal is to merit the business and esteem of our clients and build strong relationships for many years to come.

More specifically, within the last 2 years, Trinity MEP Engineering, LLC, has met the MEP needs of various governmental agencies including but not limited to: The City of Edinburg, City of Mercedes, City of Laredo, the City of Mission.

3. Team Member Qualifications and Experience
Key Professionals

Leonardo Muñoz, P.E, R.M.E / CEO and President

PROJECT EXPERIENCE

Brownsville Public Library Reroofing and HVAC Replacement

Mission Housing Authority Palm Plaza

City Of McAllen Public Works

Edinburg Arts & Cultural Events Center

City Of Laredo Sports Complex

City of Mercedes Police Department



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leo@trinitymep.com

BIOGRAPHY

Leo was raised in Sullivan City, Texas. Born into a migrant family, he spent months traveling to northern states to harvest crops with his family. From a young age, he served as an integral part in his family's economic survival. Leo attributes his past for
shaping him into the person he is today: driven, hardworking, and self-assured. It is with the aid of the lessons from his past that he earned a B.S. in Mechanical Engineering from the University of Texas at Austin and ultimately established Trinity MEP Engineering. Leo has accrued more than 21 years of professional practice in South Texas as a Mechanical Engineer.

Leonardo Munoz, PE, RME, is the CEO and owner of Trinity MEP Engineering, LLC. He distinguishes himself from most of the industry's engineers in the breadth of his expertise on all mechanical, electrical, plumbing, and fire protection trades. The dedicated CEO plays an extensive role in overseeing each area of the company – coordinating all aspects of projects, running day-to-day operations, and spending a sizable amount of time meeting with clients to provide the upmost satisfaction.

His role is meeting with clients to define the project school of work, assigning work to his project managers, reviewing work completed with staff and owner, and setting a schedule for project milestone and final delivery. He has been with the company for thirteen years.

REGISTRATION

Registered Professional Engineer – State of Texas, PE No. 97437

Registered Fire Sprinkler Contractor - RME License RME-G 1742178

EDUCATION

University of Texas at Austin, 2001
Bachelor of Science in Mechanical Engineering

MEMBERSHIPS

Texas Society of Professional Engineers National Society of Professional Engineers American Society of Heating, Refrigerating, and Air- Conditioning Engineers American Society of Mechanical Engineers National Fire Protection Association

FIDENCIO ALVARADO

LEAD PROJECT MANAGER/ SENIOR ELECTRICAL DESIGNER

PROJECT EXPERIENCE

Brownsville Public Library Reroofing and HVAC Replacement

Mission Housing Authority Palm Plaza

City Of McAllen Public Works

Edinburg Arts & Cultural Events Center

City Of Laredo Sports Complex

City of Mercedes Police Department



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O: (956) 973-0500
C: (956)532-4165
fidencio@trinitymep.com

BIOGRAPHY

Fidencio Alvarado is the Lead Project Manager and Senior Electrical Designer of Trinity MEP Engineering, LLC. Fidencio has over 17 years of experience in engineering for lighting, power, special systems, construction administration, project management and two years of electrical construction of design/build electrical systems for facilities. His areas of experience include institutional, commercial, residential, healthcare, municipal, and industrial design.

Fidencio Alvarado feels blessed to see the sustained growth of Trinity Engineering. It is his mission that his clients feel respected and receive nothing less than excellent service in a timely manner. It is with his enthusiasm and passion that he looks forward to every project, big or small. He looks forward to working with you and building a strong relationship for years to come. Fidencio's responsibilities include coordination of projects with owners, architects, in-house design team, and contractors we well as running day-to-day operations of the company.

EDUCATION

The University of Texas – Pan – Am
Electrical Engineering

South Texas Community College, 2005
Engineering

Texas State of Technical College, 2005
Design Technology

SKILLS

V.B.O.A.
IEEE

WILFORD L MCGEE III, P.E.

PRINCIPAL MECHANICAL ENGINEER BIOGRAPHY

PROJECT EXPERIENCE

Brownsville Public Library Reroofing and HVAC Replacement

Mission Housing Authority Palm Plaza

City Of McAllen Public Works

Edinburg Arts & Cultural Events Center

City Of Laredo Sports Complex

City of Mercedes Police Department



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will@trinitymep.com

Wilford L. McGee III, PE, is the Principal Mechanical Engineer for Trinity MEP Engineering. His professional duties are to design mechanical systems, manage projects within our office from inception to completion, assign duties to all his subordinates, review all work as it's being designed, and follow through with construction administration.

Throughout most of his professional workday, he manages to perform his duties while always striving to educate himself and office staff on new product lines and seeks continuing education on all aspects of engineering design system.

Wilford McGee has been with Trinity MEP Engineering since 2009 and has worked on a series of GSA projects. His most recent project was the renovation work to the existing Harlingen Border Patrol Station in Harlingen, Texas. The challenge posed by this project was to remodel the existing facility while always maintaining the building functional. Strategic planning was key for laying out the mechanical system required to meet the objective.

Wilford McGee is determined to educate owners on the best types of mechanical designs and systems based on the owner's needs, occupant classifications, as well as resources available to the end user. These factors are considered to evaluate what type of HVAC system best meets the intended application.

REGISTRATION

Registered Professional Engineer – State of Texas, PE No. 121939 License Date, December 2015

EDUCATION

University at Texas Pan American, 2009 Bachelor of Science in Electrical Engineering

MEMBERSHIP

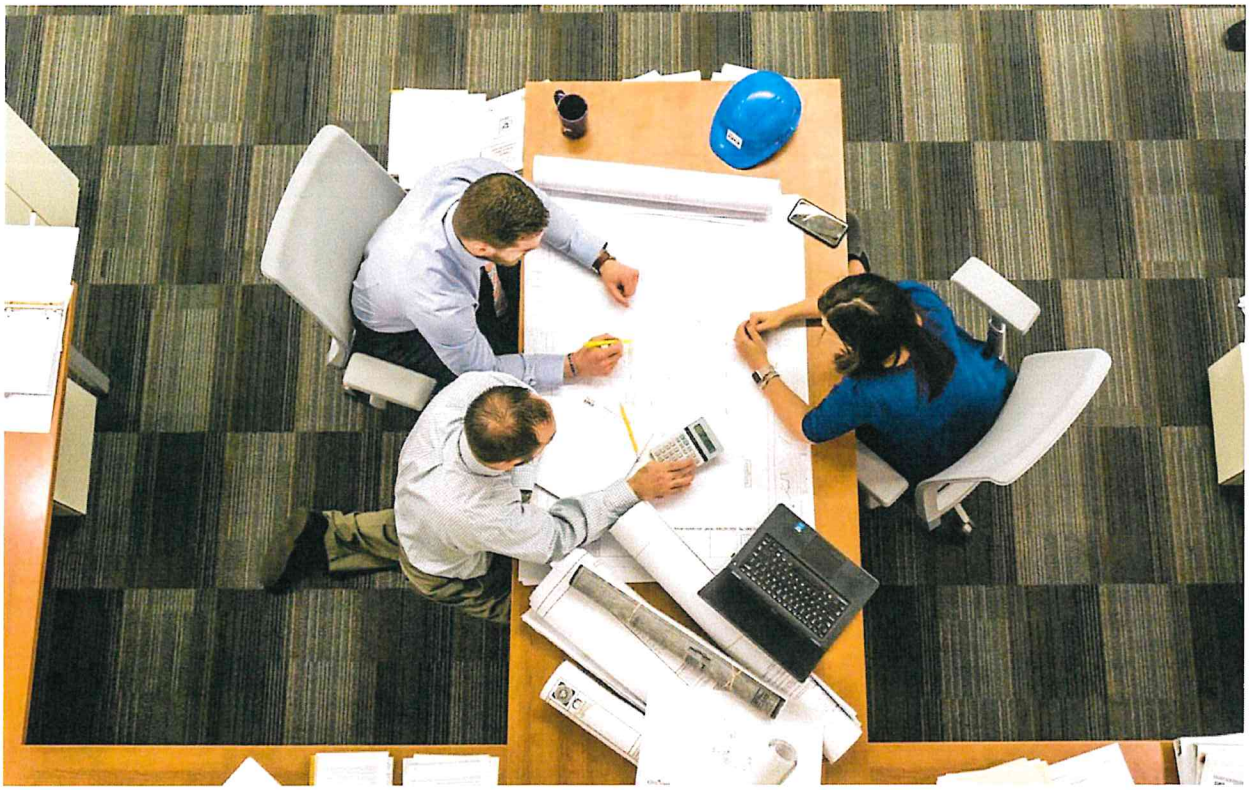
Texas Society of Professional Engineers

3. Team Member Qualifications and Experience Cont.

Developing our employees' expertise

Trinity MEP Engineering, LLC is a strong company composed of enthusiastic employees who love what they do, have access to the best technology and software and produce first-rate work for customers. Today our company is composed of 18 valuable and eager employees. Youth and high energy distinguish us from other MEP firms, as we can work quickly and efficiently to have a fast turnaround when need be.

Trinity MEP Engineering is dedicated to providing our personnel with all necessary tools and equipment, including the most current software, technology, and certifications to work at their best. Our long-term goal is to grow into a 20-engineer company, to provide our customers with the highest expertise. As a step towards achieving our goal, we aim to constantly develop our talent. Presently, our personnel are in the process of acquiring various certifications.



3. Team Member Qualifications and Experience Cont.
In House Professionals

Edgar Limon
Mechanical Designer

Edgar Limon is a South Texas College graduate with an associate degree in Architectural Drafting in 2011. Previously worked in Structural, Milwork, Civil Architectural and now Mechanical Designer. Some duties are compiling HVAC analysis reports, designing, and drafting HVAC layouts and coordinating with vendors for mechanical equipment selection.

Notable Project Experience
Del Rio Elementary, E-Bridge, Harlingen Border Patrol, Well Med Clinics, Tru Fit, LISD Pac/Administration Complex, Evergreen, Webb County Detox

Cesar Garcia
Mechanical Designer

Cesar Garcia is a University of Texas at Brownsville graduate. He has a bachelor's degree in engineering physics with a specialty in Mechanical Engineering. Some of his duties include Project Management, HVAC analysis reports, generating Com-checks, designing, and drafting HVAC systems and coordinates with vendors for mechanical equipment selections.

Notable Project Experience

Webb County Administration Building, LBJ Middle School, Plains Capital Bank, Well Med Clinics, Dental Clinics, Horizon Montessori Public Schools, Affordable Attics, Knapp Pharmacy, Tru Fit Athletics Clubs, STC campuses, beauty/nail salons, barber shops, meat markets, Jimmy, Johns, Kith Chiropractic, Edinburg ACE Building.

Jose Garcia
Mechanical Designer

Jose Garcia is new to Trinity Engineering as he started in February of 2023. His responsibilities include designing and drafting as well as designing HVAC systems.

Notable Project Experience
WISD Elementary Schools, Well Med Clinic, Trufit Athletic Club, F.I.T Lab Fitness, Affordable Attic, Rooms for More, GSA US DOT, Sames Super Center, Kumori Restaurant, Subway, and El Pato

Caleb Givilancz
MECHANICAL DESIGNER

Caleb Givilancz graduated with an associate degree in aviation science generals, Airframe, and Powerplant from Texas State Technical College. He started in May of 2022 and is currently working with the mechanical design team at Trinity MEP engineering. Responsibilities range from basic loads calculation and mechanical design drafting.

Notable Project Experience: The Webb County Fairgrounds arena building in Laredo, TX; Multiple Tru-Fit gym's and Well-Med clinics.

3. Team Member Qualifications and Experience Cont.
In House Professionals

Jessica Alacron
Electrical Designer

Jessica graduated from The University of Texas Rio Grande Valley with a bachelor's degree in civil engineering and is currently working on the electrical design team at Trinity MEP engineering. Responsibilities range from designing and drafting construction document set, generating com-checks, photometrics.

Notable Project experience: Boys & Girls Club in San Juan, TX, Weslaco FM 88 Plaza in Weslaco, TX, Anita's Tortilleria in Brownsville, TX, Laredo Logistics, and Multiple Tru-Fit Gyms and Apartments.

Sergio Castillo
Electrical Engineer

Sergio Castillo is a graduate of STC. He has 9 years of experience as an electrical designer. Some of his duties include developing accurate and precise product designs, complying with recognized drafting standards, company practices, policies, and procedures.

Notable Project Experience
New Brownsville Academic Center, Mercedes El Norte Subdivision, La Feria Elementary School, McAllen Laurel Electrical Service, Edinburg Arts, Culture & Event ACE Center, STISD Rising Scholars Academy, STC Starr County Campus - Welding Lab Expansion, United ISD- Ruiz Elementary School Renovations

Enoch Gonzalez
Electrical Designer

Enoch Gonzalez graduated with honors from the South Texas College, Architectural and Engineering Design Technology program and is currently working on the electrical design team at Trinity MEP engineering. Responsibilities range from basic design development to completed construction document set.

Notable project experience: The Casa Verde mixed-occupancy building in Laredo, TX, The Euclid St. residential in San Antonio TX., the Linn-San Manuel Veterans Park in Edinburg, TX., Multiple Tru-Fit gym, Well-Med clinic, and Affordable Attic projects.

Melissa Perez
Electrical Designer

Melissa joined the Trinity MEP team in late April of 2024. She is certified in HVAC/R from South Texas College, has her Universal EPA Certification and is currently working on her Associates. She has 5 years of PSM experience in the HVAC/R industry as an Ammonia Refrigeration Operator/Tech. She has been drafting in AutoCAD since 1999. Working on projects ranging from remodels, new floor plans, elevations, plot plans, and windstorm plans for commercial, industrial, and residential properties.

Notable project experience: Mechanical Integrity for Shintech Freeport, TX

3. Team Member Qualifications and Experience Cont.
In House Professionals

Jesus Venegas
Plumbing Designer

Jesus Venegas is a South Texas College Graduate. He has over 12 years of experience. Some of his duties include drafting plumbing and fire protection systems in AutoCAD and Revit, project setups & inspecting projects, meeting company BIM standards from initial startup to the final construction of documents delivered, preparing ComChecks, provision BIM solutions assistance to MEP project.

Notable Project Experience
South Texas ISD Rising Scholars Academy, South Texas Veterinary Ophthalmology STVO, JEEP Dealership, Mercedes Police Department, Valley Food Bank, Schlitterbahn, Santana Textiles, DPS McAllen.

Juan Gonzalez
Plumbing Designer

Juan Gonzalez is a South Texas College graduate. He has 18 years of experience as a drafter with the last 10 years of plumbing experience. Some of his duties include plumbing systems design for commercial and industrial facilities and equipment selection.

Notable Project Experience
Zapata Museum, Weslaco Airport, La Feria Elementary, Sam Houston Elementary, Sacred Heart Church, PSJA Stadium Renovations, Progresso Technology Building, King Ranch Hunting Lodge.

Jorge A. Garza
Plumbing Designer

Jorge Garza, Marine Corps veteran, earned an Architectural and Engineering Design Technology Certificate from South Texas College. He has been with Trinity Engineering since May 2022. His current responsibilities include Designing & Drafting plumbing and fire protection plans using CAD or Revit, communicating tasks with project managers, input information to ComCheck reports, and running calculations for water demands, gas demands, and sewer drainage.

Notable project experience: Volvo Mack Laredo Dealership, Palmhurst City Hall, St. Charles Restaurant, Mercury Warehouse, TruFit, Murfreesboro, TN

Noe Martinez
CAD/ Revit BIM Technician

Noe Martinez is a South Texas College Graduate with an associate degree in Precision Manufacturing Technology. He began with Trinity MEP in April of 2022. His responsibilities include new project clean and set up, project updates and creating MEP PDF documents as advances are made in projects timeline.

TRINITY

MEP ENGINEERING

3.Team Member Qualifications and Experience

Flow Chart

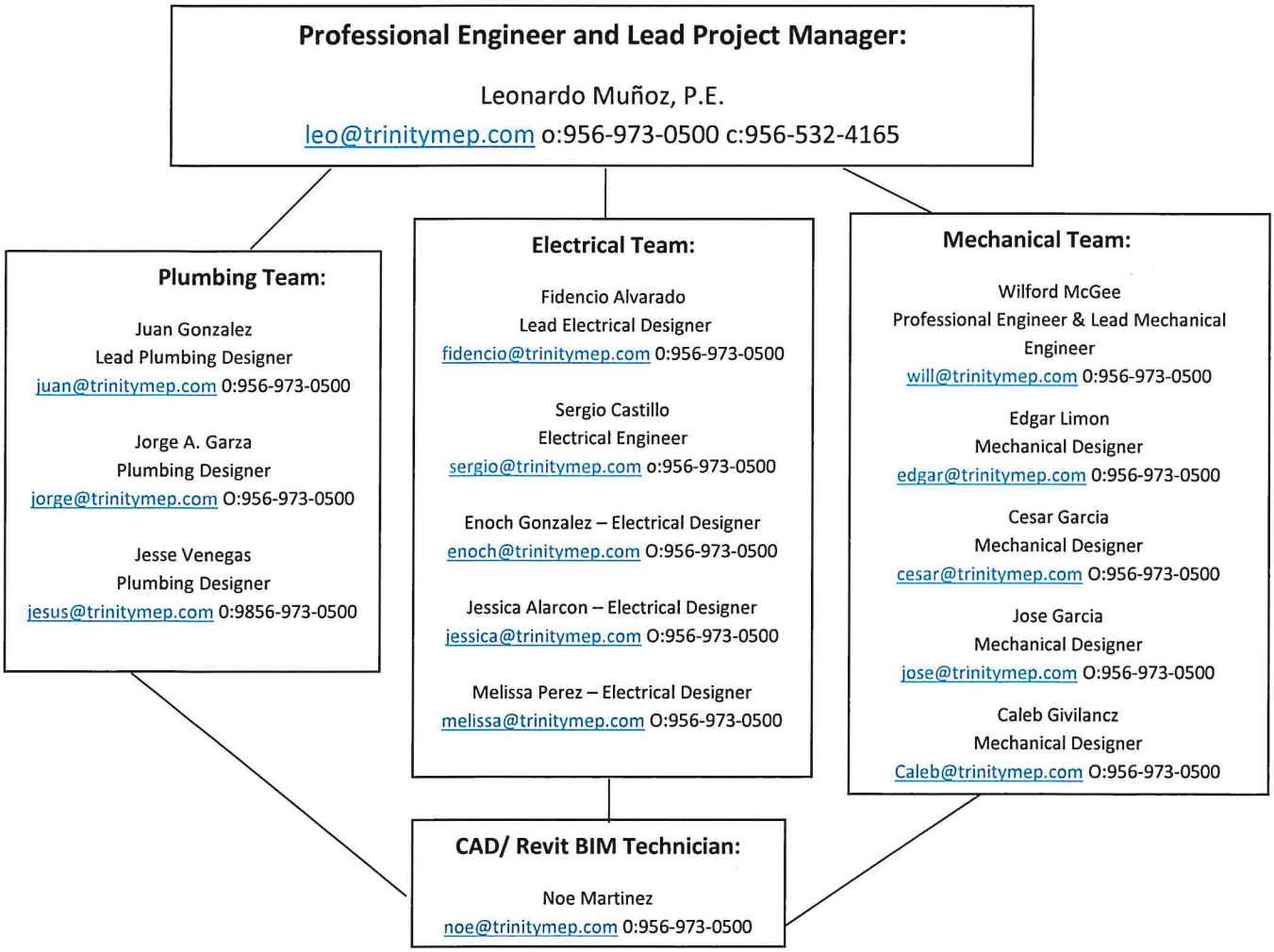
Trinity MEP Engineering, LLC | 3533 Moreland Dr. Ste A. | Weslaco, Texas 78596
p: 956-973-0500 f: 956-351-5750 | www.trinitymep.com | Firm F-10362

Project Team
Flow Chart – Roles

If awarded the Services Contract for this RFQ Trinity MEP Engineering will be working as a Prime Firm to provide the mechanical, electrical, and plumbing design for projects. Trinity Engineering Is committed to provide 100% of our time and attention to this project to meet the scheduled milestones.

Currently, Trinity employees are working relentlessly to fulfill our customers' specific needs. As engineers, we do not issue the same prescription for every project. We feel for our customer's needs and focus on giving the owner an affordable, operable, and maintainable product. Every project design is catered to the owner's maintenance level needs at Trinity MEP Engineering.

The individuals assigned to the project will be committed for the entire duration of the project.



4. REFERENCES

Recent Work:

1. Project: Edinburg Arts & Cultural Event Center
   Project Owner: City of Edinburg
   Point of Contact: Brian Godinez, ERO ARCHITECTS
   Phone #: 956-655-4655
   Brief Description:
   Provided mechanical, electrical, and plumbing engineering design and specifications for a new 45,000 SF facility. Facility will serve as a downtown venue to host local conferences, cultural art exhibits, live performances, classes and community events. The overall budget of this facility was $14 Millon. Our design consisted of the following:

   - **Mechanical Design**
     - **Heating and Cooling Loads for the facility / "Manual "J" Calculations"**
     - **HVAC design and engineered construction documents for the project inclusive of all mechanical equipment selection "Manual S", ductwork sizing, ductwork accessories, piping, and equipment controls. Design shall conform to the Mechanical Code adopted by the local municipality.**
   - **Electrical Design**
     - **Electrical design and engineered construction documents for the project inclusive of building interior and site lighting, data and special systems rough-ins, general power distribution, equipment power connections, & electrical service size and power demand load calculation. Design shall conform to the National Electrical Code as adopted by the local municipality.**
   - **Plumbing Design**
     - **Plumbing design and engineered construction documents, in 2D and isometrics, for the project inclusive of all work to 5 feet outside the foundation for the sanitary / vent / water / condensate, plumbing fixtures, piping accessories. Design shall conform to the Plumbing & Gas Codes as adopted by the local municipality.**
   - **Energy Conservation Report (ComCheck) for the Mechanical Equipment, Lighting System, and Water Heaters.**

4. REFERENCES

Recent Work:

2. Project: City of Laredo Sports Complex
   Project Owner: City of Laredo
   Point of Contact: Juan Homero Sanchez, AIA
   Phone #: 956-723-1360 / 956-794-0198
   Brief Description:
   Provided mechanical, electrical, and plumbing engineering design and specifications for a new (10) baseball fields and (4) tennis court park. Facility included restrooms, concession, IT rooms, press boxes.

   Mechanical Design

   - **Heating and Cooling Loads for the facility / "Manual "J" Calculations"**
   - **HVAC design and engineered construction documents for the project inclusive of all mechanical equipment selection "Manual S", ductwork sizing, ductwork accessories, piping, and equipment controls. Design shall conform to the Mechanical Code adopted by the local municipality.**

- **Electrical Design**
  - **Electrical design and engineered construction documents for the project inclusive of building interior and site lighting, data and special systems rough-ins, general power distribution, equipment power connections, & electrical service size and power demand load calculation. Design shall conform to the National Electrical Code as adopted by the local municipality.**
- **Plumbing Design**
  - **Plumbing design and engineered construction documents, in 2D and isometrics, for the project inclusive of all work to 5 feet outside the foundation for the sanitary / vent / water / condensate, plumbing fixtures, piping accessories. Design shall conform to the Plumbing & Gas Codes as adopted by the local municipality.**
- **Energy Conservation Report (ComCheck) for the Mechanical Equipment, Lighting System, and Water Heaters.**

4. REFERENCES

Recent Work:

3. Project: Brownsville Public Library Reroofing and HVAC Replacement
   Project Owner: City of Brownsville
   Point of Contact: Roberto Ruiz
   Phone #: 956-350-9195
   Brief Description:
   Provided mechanical engineering design drawings and specifications for the replacement of (13) New Roof Top Mounted Air Conditioning Units.

   - **Mechanical Design**
     - **Heating and Cooling Loads for the facility / "Manual "J" Calculations"**
     - **HVAC design and engineered construction documents for the project inclusive of all mechanical equipment selection "Manual S", ductwork sizing, ductwork accessories, piping, and equipment controls. Design shall conform to the Mechanical Code adopted by the local municipality.**
   - **Electrical Design**
     - **Electrical design and engineered construction documents for the project inclusive of equipment power connections, Design shall conform to the National Electrical Code as adopted by the local municipality.**
   - **Plumbing Design**
     - **Plumbing design and engineered construction documents, in 2D and isometrics, for the project inclusive of all work to 5 feet outside the foundation for the condensate piping. Design shall conform to the Plumbing & Gas Codes as adopted by the local municipality.**
   - **Energy Conservation Report (ComCheck) for the Mechanical Equipment.**

4. References

Past projects with The City of Edinburg

City of Edinburg Park Restrooms

Edinburg Ebony Hills Golf Club Assessment

Edinburg Bicentennial Park

Edinburg Recreation Center El Tule

Edinburg Park Restrooms at Various Locations

City of Edinburg Wastewater Treatment Plant Generator Replacement

Edinburg EDC Park

City of Edinburg Basketball Courts Lighting

Edinburg Volleyball Courts Lighting

Edinburg Animal Clinic

Edinburg Park Lighting at Various Locations

5. INSURANCE

Claim History for the Past 5 Years

Trinity MEP Engineering, LLC has not had any claims for the past five (5) consecutive years.

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 07/10/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	McAfee Insurance Agency P. O. Box 625 321 Second Street Mercedes TX 78570
CONTACT NAME:	Carmen Trujillo
PHONE (A/C, No, Ext):	(956) 565-2481
FAX (A/C, No):	(956) 565-2733
E-MAIL ADDRESS:	carment@mcafeeagency.com
INSURED	Trinity MEP Engineering LLC 3533 Moreland Dr Ste. A Weslaco TX 78596

INSURER(S) AFFORDING COVERAGE		NAIC #
INSURER A :	Hartford Underwriters Ins. Co.	30104
INSURER B :	Trumbull Insurance Company	
INSURER C :	Certain Underwriters at Lloyd's London	
INSURER D :		
INSURER E :		
INSURER F :		

COVERAGES **CERTIFICATE NUMBER:** 2024-2025 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC OTHER:	Y		65 SBA BD8J13	02/08/2024	02/08/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000
A	AUTOMOBILE LIABILITY ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY			65 SBA BD8J13	02/08/2024	02/08/2025	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
A	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $ 10,000			65 SBA BD8J13	02/08/2024	02/08/2025	EACH OCCURRENCE AGGREGATE	$ 1,000,000 $ 1,000,000 $
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A		65 WEC BD8J28	02/08/2024	02/08/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
C	Professional Liability			PSM0039877417	02/08/2024	02/08/2025	General Aggregate Errors & Omissions Breach of Contract	$1,000,000 $1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Certificate Holder is included as Additional Insured as required by written contract.

CERTIFICATE HOLDER	CANCELLATION
City of Edinburg 415 W University Dr Edinburg TX 78539	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE

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6. Professional Services Agreement

The Professional Services Agreement has been read. If awarded the services contract for this RFQ, Trinity MEP Engineering will meet the prerequisite insurance requirements, and the firm.

7. FIRM CONTACT INFORMATION

LEONARDO MUNOZ, P.E., R.M.E.

CEO AND PRESIDENT

Trinity MEP Engineering, LLC

3533 Moreland Dr. Ste. A

Weslaco, TX 58596

T: (956) 953–0500

F: (956) 35l–5550

Texas Registered Engineering

Firm – F10362

www.trinitymep.com



Contact 1: Leonardo Muñoz, P.E. leo@trinitymep.com

Contact 2: Fidencio Alvarado fidencio@trinitymep.com
Lead Project Manager/ Electrical Designer

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
ECONOMIC DEVELOPMENT
Agenda Item No: 11.A.
EEDC Mid-Year Budget Amendments

1. **Agenda Item:**
   Consider Approval of EEDC Mid-Year Budget Amendments for Fiscal Year 2023-2024. [Raudel Garza, Edinburg Economic Development Corporation Executive Director]

2. **Description:**
   Raudel Garza, EEDC Executive Director, will present proposed mid-year budget amendments for fiscal year 2024. The Edinburg EDC Board of Directors approved the mid-year budget amendment on June 25, 2024, by a vote of 6-0.

3. **Staff's Recommendation:**
   Approve Mid-Year Budget Amendment for Fiscal Year 2024.

Reviewed by:
Raudel Garza, Director of Economic Development
Nelda Ramirez, Assistant City Manager

Prepared by:
Samantha Martinez,
Business Operations
Coordinator EEDC

Attachments:
A. FY 24 EEDC Mid-Year Budget Amendment Notes
B. FY 24 EEDC Mid-Year Budget Amendments

FY 23-24 Budget Amendment Notes

The budget amendments in the following pages were presented to the Edinburg Economic Development Corporation Board of Directors on June 3, 2024 and also on June 25, 2024 and approved at those meetings by the Board. The request is for the City Council to approve the amendments as presented as well.

Revenues:

Sales tax revenues for this fiscal year were projected to be $9,725,676 at the time the budget was prepared last year. We understood that the number was aggressive, but given that we had 12% growth for the 2 years prior to last year and a solid 5% growth last year versus the previous years, we thought it would be a good number to use. Sales tax growth is still at a good pace, but not quite as expected, so we adjusted this year's projections by approximately $225,000 less to $9,500,000.

Sale of EEDC property was projected to be approximately $2.19M based on negotiations at the time of the budget process. We adjusted that projection down by approximately $400,000 because we had one prospect that is not quite ready to commit. We are still projecting land sales in excess of $1.7M for this fiscal year.

Miscellaneous revenue of $12,500 was added because we received that amount from The City of Edinburg as a reimbursement for a shared cost for appraisal services.

We also have **transfers from Reserves and from bond reserves** to allow for us to pay for some bond construction activity and for projects that were not in the budget at the time of adoption.

Total increase in revenues was mostly due to the funds transfers for bond activity and for special projects outlined in the expense line items below.

Expenditures:

Administrative services expenses were adjusted mostly down for various reasons. **Personnel** expenses are projected to be less because we have not filled two positions and had a recent new hire come online later than anticipated. When salaries are reduced in the budget, the associated expenditures such as taxes, retirement, insurance, and other line items listed are also reduced. Personnel expenses are being adjusted down by $202,971.

We have also adjusted **Contractual Services** down by $14,820. Of those, professional services are being reduced by $26,000 and office space is being increased by $11,180 to account for expanded space for

new personnel and also for a longer lease as the space at the terminal bus building is not finished out yet.

The **Supplies & Equipment** group of expenses is being reduced by $171,000 total. Much of that is due to holding back on some expenditures which were related to new office space which has yet to be delivered, and also again, deferring traveling to trainings and some conferences because we have limited staff and have prioritized local projects such as FLIP.

Total **Administrative Services** adjustment was a $388,791 reduction in expenditures.

The **Programs, Properties & Projects** group of expenditures was adjusted by an increase of $19,850,488. We projected in this budget amendment the reduction of $60,000 in the **Programs** group of expenses, specifically in the **Research, Studies, other Contracts** line item because we obtained better pricing on the cost of a strategic plan and the Airport Master Plan. We have increased the **Properties** group of expenses to account for the projected expenses with building an extension to Democracy Drive and related infrastructure in the replatting of 25 acres at North Industrial Park and also a decrease in the expected purchase of property. The **Projects** group has a net increase of $13,072,022 due to our participation in City projects listed in the attachment.

At the time of the original budget adoption, we did not project any expenditures for the ACE building or the Municipal Water Park. We did project an expenditure for the Workforce Resource Center. The budget amendment considers the EEDC's participation in both the ACE and water park projects by adding $8,000,000 from bond proceeds for those projects and taking out the $1.84M set aside for the Workforce Resource Center and leaving it back in our bond reserves. Thus, our net increase in **bond projects** expenses is $6.16M.

Economic Development Budget

	Budget Approved FY2024	EEDC Approved Budget Amendments FY 2024	Change
Revenues			
1/2 Cent Sales Tax Revenue	$ 9,725,676	$ 9,500,000	$ (225,676)
Interest on Investments	$ 100,000	$ 100,000	$ -
Rental Income	$ -	$ -	$ -
Sale of EEDC Property	$ 2,190,000	$ 1,787,850	$ (402,150)
Miscellaneous Revenue		$ 12,500	$ 12,500
Transfer from Reserves		$ 13,877,022	$ 13,877,022
Transfer in TexStar Bond Projects Activity, Net	$ 1,800,000	$ 8,000,000	$ 6,200,000
Total Revenues	**$ 13,815,676**	**$ 33,277,372**	**$ 19,461,696**
Administrative Services			
Personnel Expenses			
Salaries	$ 584,342	$ 442,676	$ (141,666)
Longevity	$ 3,635	$ 2,874	$ (761)
Overtime	$ 1,800	$ 1,185	$ (615)
Taxes	$ 42,073	$ 31,272	$ (10,801)
Retirement	$ 89,112	$ 68,101	$ (21,011)
Group Insurance	$ 60,000	$ 43,620	$ (16,380)
Disability Insurance	$ 12,000	$ 1,006	$ (10,994)
Workers Compensation	$ 1,169	$ 870	$ (299)
Vehicle Allowance	$ 11,100	$ 10,655	$ (445)
Total Personnel Expenses	**$ 805,230**	**$ 602,259**	**$ (202,971)**
Contractual Services			
Admin Services	$ 500,000	$ 500,000	$ -
Professional Services	$ 96,000	$ 70,000	$ (26,000)
Audit & CPA Services	$ 30,000	$ 30,000	$ -
Finance Services (Bond Fees)	$ 5,000	$ 5,000	$ -
Rents & Contractuals (Storage/Copier Lease)	$ 14,400	$ 14,400	$ -
Office Space Lease	$ 22,500	$ 33,680	$ 11,180
Total Contractual Services	**$ 667,900**	**$ 653,080**	**$ (14,820)**
Supplies & Equipment			
Office Supplies	$ 12,000	$ 7,000	$ (5,000)
Communication Services (Mobile Phone & Landline)	$ 21,600	$ 11,000	$ (10,600)
Office Maintenance & Contractual - IT	$ 12,000	$ 6,000	$ (6,000)
Other Expense/Materials	$ 10,200	$ 5,000	$ (5,200)
Wearing Apparel	$ 4,200	$ 3,000	$ (1,200)
Printing	$ 8,400	$ 8,400	$ -
Continuing Education	$ 36,000	$ 15,000	$ (21,000)
Office Equipment & Furniture	$ 50,000	$ 13,000	$ (37,000)
Membership Dues/Subscriptions	$ 60,000	$ 45,000	$ (15,000)
Travel, Training, Meetings	$ 90,000	$ 60,000	$ (30,000)
Conferences	$ 120,000	$ 80,000	$ (40,000)
Board Expenses	$ 6,000	$ 6,000	$ -
Total Supplies & Equipment	**$ 430,400**	**$ 259,400**	**$ (171,000)**
Total Administrative Services	**$ 1,903,530**	**$ 1,514,739**	**$ (388,791)**

Edinburg Economic Development Corporation
FY 23-24

EDC Programs, Properties & Projects	Approved FY2024	Proposed Amendments FY 2024	Change
Programs			
Small Business Program/Workforce Training/Job Training Programs	$ 515,000	$ 515,000	$ -
Marketing	$ 420,000	$ 420,000	$ -
Sponsorship /Donations	$ 144,000	$ 144,000	$ -
Research, Studies, other Contracts	$ 360,000	$ 300,000	$ (60,000)
Total Programs	**$ 1,439,000**	**$ 1,379,000**	**$ (60,000)**
Properties			
Property Taxes	$ 40,000	$ 40,000	$ -
Purchase of Property	$ 4,726,172	$ 4,639,837	$ (86,335)
Utilities	$ 9,000	$ 3,800	$ (5,200)
Property Maintenance- Improvements, Maintenance & Repairs	$ 30,000	$ 800,000	$ 770,000
General Property Insurance	$ 75,000	$ 75,000	$ -
Total Properties	**$ 4,880,172**	**$ 5,558,637**	**$ 678,465**
Projects			
Economic Development Incentives	$ 500,000	$ 500,000	$ -
First Hartford (The Shoppes at RGV) 2019	$ 100,000	$ 100,000	$ -
Domain Development Corp (Hyde & Brentwood Plaza)	$ 400,000	$ 400,000	$ -
MGEN Capital (Jersey Mike's & Dunkin Donuts)	$ 35,000	$ 40,000	$ 5,000
Contribution to City Project	$ -	$ 7,257,022	$ 7,257,022
Owassa Road Sewer Line Extensions	$ -	$ 1,750,000	$ 1,750,000
Turf Fields for Parks	$ -	$ 2,000,000	$ 2,000,000
Water Storage Tank	$ -	$ 2,100,000	$ 2,100,000
Kapal Supplier LLC	$ 40,000	$ -	$ (40,000)
Total Projects	**$ 1,075,000**	**$ 14,147,022**	**$ 13,072,022**
Bond Projects			
Workforce/Resource Center	$ 1,840,000	$ -	$ (1,840,000)
ACE Center	$ -	$ 7,000,000	$ 7,000,000
Municipal Water Park (Renovation & Cove)		$ 1,000,000	$ 1,000,000
Parking Garage	$ -	$ -	$ -
Total Bond Projects	**$ 1,840,000**	**$ 8,000,000**	**$ 6,160,000**
Total EDC Programs, Properties & Projects	**$ 9,234,172**	**$ 29,084,659**	**$ 19,850,488**
Debt Service			
Bond Principal Payment	$ 1,640,000	$ 1,640,000	$ -
Bond Interest	$ 1,037,974	$ 1,037,974	$ 0
Arena Bond Shortage	$ -	$ -	$ -
Total Debt Service	**$ 2,677,974**	$ 2,677,974	$ 0
Total Disbursements	**$ 13,815,676**	**$ 33,277,372**	**$ 19,461,696**
Total Receipts Over Disbursements	**$ -**	**$ (0)**	**$ (0)**

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
BUDGET
Agenda Item No: 12.A.
Transfers of Funds

1. **Agenda Item:**
Consider Approving the Fiscal Year 2023-2024 Budget Transfers for the Following: [Ascencion Alonzo, Director of Finance]
Information Technology

1. General Fund: FROM Other Capital Outlay TO Office Hardware and Software-IT, in the Amount of $2,200. {Daniel Vera, Director of Information Technology]

Communications & Media

1. General Fund: FROM Marketing & Advertising TO Travel, Training, Meetings, in the Amount of $5,000. [Roxanne Lerma, Director of Communications & Media]

Fire

1. General Fund: FROM Travel, Training, Meetings TO Office Supplies, in the Amount of $500. [Omar Garza, Fire Chief]

Cultural Arts

1. Hotel Occupancy Tax Fund: FROM Printing Services; Rents & Contractuals; Fine Arts Insurance; Main Entrance Rental; Production Rental; Portable Restrooms; Dry Cleaning of Linens; Linen Services; and Hometown of Heroes Banners TO Professional Services, in the Amount of $65,481.22. [Letty Leija, Director of Library & Cultural Arts]

2. **Description:**
The Finance Department is presenting the budget transfers requested by the City departments to transfer funds necessary to reflect current needs and the shift of priorities within the department's budget accounts due to an increase in prices and unforeseen repairs and expenses.

3. **Staff's Recommendation:**
Approve the Budget Transfers for the Fiscal Year 2023-2024 Budget, as requested by the departments.

Reviewed by:
Nelda Ramirez, Assistant City Manager

Prepared by:
Ascencion Alonzo, Finance Director

Attachments:

A. Budget Transfer Request Forms

CITY OF EDINBURG
BUDGET TRANSFER REQUEST FORM

FUND NAME 100-GENERA

DEPARTMENT IT

TRANSFER FROM:

	ACCOUNT NAME	ACCOUNT NUMBER														AMOUNT
		Fund			-	Dept				-	*Category					
1	OTHER CAPITAL OUTLAY	1	0	0		1	0	0	0		6	0	5	5	9	0	$ 2,200
										Total							$ 2,200

TRANSFER TO:

	ACCOUNT NAME	ACCOUNT NUMBER														AMOUNT
		Fund			-	Dept				-	*Category					
1	OFFICE HARDWARE AND SOFTWARE - IT	1	0	0		1	0	0	0		5	2	2	3	0	8	$ 2,200
										Total							$ 2,200

To pay for laptop, monitors, and docking station for Finance's Accountant II position

*CATEGORIES - 1) PERSONNEL SERVICES *(50xx)* 2) CONTRACTUAL/MAINTENANCE *(51xx)* 3) SUPPLIES *(52xx)*
4) NON-DEPARTMENTAL *(55xx)* 5) CAPITAL OUTLAY *(60xx)* 6) DEBT SERVICE *(70xx)* 7) TRANSFERS OUT *(90xx)*

ALL BUDGET TRANSFERS WILL REQUIRE CITY COUNCIL APPROVAL.

ROUTE AS NUMBERED

REQUESTED BY: DATE:

1. _____ 8/13/24

2. _____ 8/13/24

Department Head & Assistant City Manager

ROUTE TO FINANCE DEPARTMENT

REVIEWED BY: DATE:

3. _____ 08/15/2024

Director of Finance

ROUTE TO CITY MANAGER'S OFFICE

APPROVED BY: DATE:

4. _____ ___/___/___

City Manager

ROUTE BACK TO FINANCE DEPARTMENT

ATTENTION: SANDRA DEE AGUIRRE

For Finance Dept Use Only

CITY COUNCIL DATE TO PRESENT: ___/___/___ _____ *Initials*

DATE ENTERED TO INCODE: ___/___/___ _____ *Initials*

Form Updated 4/19/2023

CITY OF EDINBURG
BUDGET TRANSFER REQUEST FORM

FUND NAME GENERAL

DEPARTMENT COMMUNICATIONS & MEDIA

TRANSFER FROM:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	Marketing & Advertising	1	0	0	-	1	1	0	0	-		5	2	2	2	0	5	$ 5,000
2					-					-								
3					-					-								
4					-					-								
5					-					-								
6					-					-								
7					-					-								
											Total							$ 5,000

TRANSFER TO:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	Travel, Training, Meetings	1	0	0	-	1	1	0	0	-		5	1	3	2	0	0	$ 5,000
2					-					-								
3					-					-								
4					-					-								
5					-					-								
6					-					-								
7					-					-								
											Total							$ 5,000

Notes: Budget Transfer is necessary to allow department personnel to attend the Washington DC Summit on Sept. 22-25, 2024, with city leaders, ensuring event coverage as requested by city management.

*CATEGORIES - 1) PERSONNEL SERVICES *(50xx)* 2) CONTRACTUAL/MAINTENANCE *(51xx)* 3) SUPPLIES *(52xx)* 4) NON-DEPARTMENTAL *(55xx)* 5) CAPITAL OUTLAY *(60xx)* 6) DEBT SERVICE *(70xx)* 7) TRANSFERS OUT *(90xx)*

ALL BUDGET TRANSFERS WILL REQUIRE CITY COUNCIL APPROVAL.

ROUTE AS NUMBERED

REQUESTED BY: **DATE:**

1. Roxanne Serna 8/15/24

2. [signature] 8/15/24

Department Head & Assistant City Manager

ROUTE TO FINANCE DEPARTMENT

REVIEWED BY: **DATE:**

3. [signature] 08/15/2024

Director of Finance

ROUTE TO CITY MANAGER'S OFFICE

APPROVED BY: **DATE:**

4. [signature] ___/___/___

City Manager

ROUTE BACK TO FINANCE DEPARTMENT

ATTENTION: SANDRA DEE AGUIRRE

Form Updated 4/19/2023

For Finance Dept Use Only

CITY COUNCIL DATE TO PRESENT: ___/___/___ _____ *Initials*

DATE ENTERED TO INCODE: ___/___/___ _____ *Initials*

CITY OF EDINBURG
BUDGET TRANSFER REQUEST FORM

FUND NAME General

DEPARTMENT Fire

TRANSFER FROM:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	Travel, Training, Meetings	1	0	0	-	2	5	0	1	-	5	1	3	2	0	0		$ 500
2																		
3																		
4																		
5					-					-								
6					-					-								
7					-					-								
											Total							$ 500

TRANSFER TO:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	Office Supplies	1	0	0	-	2	5	0	1	-	5	2	1	3	0	0		$ 500
2																		
3					-					-								
4					-					-								
5					-					-								
6					-					-								
7					-					-								
											Total							$ 500

EXPLANATION:

Transfer required to cover expenses for end of fiscal year.

*CATEGORIES - 1) PERSONNEL SERVICES *(50xx)* 2) CONTRACTUAL/MAINTENANCE *(51xx)* 3) SUPPLIES *(52xx)*
4) NON-DEPARTMENTAL *(55xx)* 5) CAPITAL OUTLAY *(60xx)* 6) DEBT SERVICE *(70xx)* 7) TRANSFERS OUT *(90xx)*

ALL BUDGET TRANSFERS WILL REQUIRE CITY COUNCIL APPROVAL.

ROUTE AS NUMBERED

REQUESTED BY: DATE:

1. _____ 1/31/24
Department Head
ROUTE TO FINANCE DEPARTMENT

REVIEWED BY: DATE:

2. _____ 01/15/2024
Director of Finance
ROUTE TO CITY MANAGER'S OFFICE

APPROVED BY: DATE:

3. _____ ___/___/___
City Manager
ROUTE BACK TO FINANCE DEPARTMENT
ATTENTION: SANDRA AGUIRRE

For Finance Dept Use Only

CITY COUNCIL DATE TO PRESENT: ___/___/___ _____ *Initials*

DATE ENTERED TO INCODE: ___/___/___ _____ *Initials*

CITY OF EDINBURG
BUDGET TRANSFER REQUEST FORM

FUND NAME HOTEL OCCUPANCY TAX FUND

DEPARTMENT CULTURAL ARTS

TRANSFER FROM:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	PRINTING SERVICES	1	1	3	-	9	5	0	0	-	5	1	2	2	3	0	$	11,514.50
2	RENTS & CONTRACTUALS	1	1	3	-	9	5	0	0	-	5	1	2	2	4	0		40,000.00
3	FINE ARTS INSURANCE	1	1	3	-	9	5	0	0	-	5	5	1	3	1	0		200.00
4	MAIN ENTRANCE RENTAL	1	1	3	-	9	5	0	0	-	5	5	1	5	6	5		133.25
5	PRODUCTION RENTAL	1	1	3	-	9	5	0	0	-	5	5	1	5	6	6		815.00
6	PORTABLE RESTROOMS	1	1	3	-	9	5	0	0	-	5	5	1	5	6	9		975.50
7	DRY CLEANING OF LINENS	1	1	3	-	9	5	0	0	-	5	5	1	5	7	1		342.97
8	LINEN SERVICES	1	1	3	-	9	5	0	0	-	5	5	1	5	7	3		1,500.00
9	HOMETOWN OF HEROES BANNERS	1	1	3	-	9	5	0	0	-	8	0	0	4	0	6		10,000.00
10					-					-								
											Total						$	65,481.22

TRANSFER TO:

	ACCOUNT NAME	ACCOUNT NUMBER																AMOUNT
		Fund			-	Dept				-	*Category							
1	PROFESSIONAL SERVICES	1	1	3	-	9	5	0	0	-	5	1	1	2	0	0	$	65,481.22
2																		
3																		
4																		
5																		
6																		
7					-					-								
											Total						$	65,481.22

Transfer request to cover end of fiscal year expenditures with the daily operations of festival and events.

*CATEGORIES - 1) PERSONNEL SERVICES *(50xx)* 2) CONTRACTUAL/MAINTENANCE *(51xx)* 3) SUPPLIES *(52xx)*
4) NON-DEPARTMENTAL *(55xx)* 5) CAPITAL OUTLAY *(60xx)* 6) DEBT SERVICE *(70xx)* 7) TRANSFERS OUT *(90xx)*

ALL BUDGET TRANSFERS WILL REQUIRE CITY COUNCIL APPROVAL.

ROUTE AS NUMBERED

REQUESTED BY: DATE:

1. Letty Longoria 8/2/24

2. _____ ___/___/___

Department Head & Assistant City Manager
ROUTE TO FINANCE DEPARTMENT

REVIEWED BY: DATE:

3. _____ 08/15/2024

Director of Finance
ROUTE TO CITY MANAGER'S OFFICE

APPROVED BY: DATE:

4. _____ ___/___/___

City Manager
ROUTE BACK TO FINANCE DEPARTMENT
ATTENTION: GABRIEL MORENO

For Finance Dept Use Only

CITY COUNCIL DATE TO PRESENT: ___/___/___ _____
Initials

DATE ENTERED TO INCODE: ___/___/___ _____
Initials

Form Updated 4/19/2023

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
BUDGET
Agenda Item No: 12.B.
Certification of Debt Collection

1. Agenda Item:

Consider Certification of 2024 Anticipated Debt Collection Rate and 2023 Excess Debt Collection. [Ascencion Alonzo, Director of Finance]

2. Description:

The Texas Property Tax Laws require Tax Assessor/Collector to certify to the governing body, on the following:

1. 2024 Certified Anticipated Debt Collection Rate
2. 2023 Excess Debt Collection

3. Staff's Recommendation:

Approve Certification of 2024 Anticipated Debt Collection Rate and 2023 Excess Debt Collection.

Reviewed by:
Nelda Ramirez, Assistant City Manager

Prepared by:
Ascencion Alonzo, Finance Director

Attachments:

A. 2024 AUG 20- Certification of Anticipated Collection Rate

Office of Tax Assessor-Collector

COUNTY of HIDALGO

Pablo "Paul" Villarreal, Jr. PCC.



July 8, 2024

P.O. Box 178
Edinburg, Texas 78540-0178
Ph. (956) 318-2157
Fax (956) 318-2733
www.hidalgocountytax.org

CITY OF EDINBURG
ASCENCION ALONZO
PO BOX 1079
EDINBURG, TX 78540

Re: 2024 CITY OF EDINBURG Anticipated Collection Rate
And Excess 2023 Debt Tax Collections

Dear Mr/s. ALONZO:

As you are aware, a taxing unit that levies a Debt Tax must consider anticipated collections in calculating the debt component of its Rollback Tax Rate. The collector must certify the above mentioned in addition to excess Debt Tax Collections for the year 2023 to the governing body.

Certification

This is to certify that the Estimated Collection Rate for the year 2024 has been projected at the 100% rate.

Also, the 2023 Estimated Collection Rate was projected at 100% and consequently no excess Debt Tax Collections are to be reported in Schedule "B", 2023 Debt Service Report.

Sincerely,

Pablo (Paul) Villarreal Jr., PCC

Encl.

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
APPOINTMENTS
Agenda Item No: 13.A.
Appointments

1. **Agenda Item:**
Consider Appointments to the Following City Advisory Board, Council, Commission and Committee: Zoning Board of Adjustment, One Member. [Clarice Y. Balderas, City Secretary]

2. **Description:**
City staff is presenting the following Appointments to the City Advisory Board, Council, Commission and Committee for consideration:

Zoning Board of Adjustment (1 member)- Function: The Zoning Board of Adjustment hears and decides appeals where it is alleged there is error of law in any order, requirement, decision, or determination made by the Building Inspector. The Board of Commissioners may from time to time amend, supplement or change by ordinance the boundaries of the districts or the regulations herein established.

Present Member(s): Marc Moran, Resigned

Applicant(s): Omar Govea, Nancy Ramirez

CHAPTER 32: BOARDS, COUNCILS, COMMISSIONS AND COMMITTEES
Sec. 32.01 – Residence or tax paying status requirements for membership.

1. Unless otherwise provided for, all members of boards, councils, commissions, and committees appointed by the Mayor and/or City Council pursuant to provisions of the charter and ordinances and resolutions of the city shall be residents of the city or nonresident tax-paying property owners of the city but residing within the extraterritorial jurisdiction of the city.
2. Unless otherwise provided for, any member of a board, council, commission, or committee who, after such member's appointment, shall change such member's residence of property status so that such member does not comply with either of the qualifications set out above shall be deemed to have resigned from such board, council, commission, or committee.

Sec. 32.02 – Appointment of members; filling vacancy.

1. Unless otherwise provided by federal law, state law, the city charter, or city ordinance, all appointments to boards, councils, commissions, and committees shall be made by the City Council.
2. Unless otherwise provided by federal law, state law, the city charter, or city ordinance, and except for the Edinburg Economic Development Corporation and Civil Service Commission, all appointments to boards, councils, commissions, and committees shall serve two-year terms with no limits on the number of terms they may serve. Board members whose two-year term has ended may continue to serve until a replacement has been appointed.
3. Any vacancy, for whatever reason, of membership of any board, council, commission, or

committee shall be filled by the Mayor and/or City Council in the same manner as the original appointment. Unless otherwise provided for, rather than serve out only the unexpired term of the vacant position, all appointees to fill vacancies shall begin a new, full term upon appointment.

Board Members are required to attend not less than 3/4 of the meetings scheduled; a vacancy is created if a member is absent three consecutive meetings, unless specifically excused at the following meeting for purposes authorized by Resolution.

All appointments to the City Advisory Boards and Committees are at the discretion of the City Council. The City Council may choose from the list of applicants or appoint a resident meeting the requirements for membership.

3. Staff's Recommendation:

Approve Appointments to the Following City Advisory Board, Council, Commission and Committee: Zoning Board of Adjustment, One Member.

Reviewed by:
Clarice Balderas, City Secretary

Prepared by:
Sarah Bryan
Administrative Specialist

Attachments:
None

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.A.
Interlocal Agreement - Sharyland Water Supply Corporation

1. **Agenda Item:**
Consider Authorizing the City Manager to Enter Into an Interlocal Agreement with Sharyland Water Supply Corporation to Provide Water Services to the Woodlands at Jackson Subdivision and Execute all Documents Relating Thereto. [Gerardo Carmona Jr, P.E., Director of Utilities]

2. **Description:**
This agreement will allow the Woodlands at Jackson Subdivision to connect to the City's water main on a temporary basis until Sharyland Water Supply Corporation (SWSC) extends a water main sized to support the fire hydrants on the property. After the construction is complete, the water line shall become the property of SWSC and the fire hydrants shall become the property of the City. In addition, SWSC will pay the City on a monthly basis for the water used by the Woodlands at Jackson Subdivision at the current City water rates.

3. **Staff's Recommendation:**
Approve Authorizing the City Manager to Enter Into an Interlocal Agreement with Sharyland Water Supply Corporation to provide water services to the Woodlands at Jackson Subdivision and Execute all Documents Relating to Thereto.

Reviewed by:
Gerardo Carmona, Director of Utilities
Tomas Reyna, Assistant City Manager

Prepared by:
Vanessa Velasquez,
Administrative Assistant

Attachments:
A. Interlocal Agreement

INTERLOCAL AGREEMENT BETWEEN SHARYLAND WATER SUPPLY CORPORATION AND THE CITY OF EDINBURG, TEXAS

Sharyland Water Supply Corporation ("SWSC"), whose address is P. O. Box 1868, Mission, Hidalgo County, Texas 78573, and the City of Edinburg, Texas ("City"), whose address is 415 W. University Drive, Edinburg, Hidalgo County, Texas 78539, in consideration of the mutual promises contained herein and no other, hereby agree as follows:

WHEREAS, SWSC holds Certificate of Convenience and Necessity ("CCN") No. 10558;

WHEREAS, SWSC has a water distribution system designed for potable water distribution to rural communities;

WHEREAS, SWSC's system was not designed specifically with the intent to provide water for fire suppression purposes;

WHEREAS, land described as a 4.00 acre tract of land out of Lot 4, Section Texas-Mexican Railway Company's Survey, Hidalgo County, Texas, as per map recorded in Volume 1, Page 12, Map Records of Hidalgo County, Texas, also known as The Woodlands at Jackson Subdivision, ("Property") is located within SWSC's CCN area (Exhibit "A");

WHEREAS, Marco Santivanez is the owner of the Property ("Owner") and is developing multi-family housing on the Property;

WHEREAS, the City requires that fire hydrants be installed on the Property;

WHEREAS, SWSC's system is not currently capable of supporting the fire hydrants on the Property;

WHEREAS, City has a water main nearby;

WHEREAS, City is willing to allow the Owner to connect the subdivision to the water main on a temporary basis until such time as SWSC extends a water main sized to support the fire hydrants on the Property;

WHEREAS, Owner has agreed to install fire hydrants and construct a water line to the City's water main pursuant to SWSC's standards and as shown in Exhibit "A";

WHEREAS, the water line shall become the property of SWSC;

WHEREAS, SWSC will coordinate with City for the connection of the water line to City's water main;

WHEREAS, the City, Owner, and SWSC will execute a Waterline Access Agreement for the Property;

WHEREAS, SWSC agrees that it will not supply any potable water from the City water main outside of this agreement; and

WHEREAS, SWSC will provide sixty (60) days advance notice to City of its intent to disconnect its water line from the City's water main.

NOW THEREFORE, in consideration of the recitals and covenants contained herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, SWSC and City agree as follows:

I. City shall provide potable water service to the Property on a temporary basis, conditioned upon Owner's payment of all required fees to SWSC, and completion of the construction of all required infrastructure.

II. City agrees that it will not supply any potable water service to the Owner outside of this agreement. SWSC agrees that City will not supply SWSC any potable water service outside of this agreement.

III. City shall allow Owner to connect to its water main via a water line, on a temporary basis and only until such time as SWSC extends a water main sufficient in size to support the provision of potable water to customers within Owner's property as well as operation of the fire hydrants.

IV. Owner shall be responsible for the installation of the water line from the Property to the City's water main and shall install such water line pursuant to City's standards in addition to SWSC's standards.

V. Upon completion of its installation, the fire hydrant shall become the property of the City and the water line shall become the property of SWSC.

VI. SWSC will coordinate with the City for the connection of the water line to City's water main.

VII. SWSC agrees that the City must be present during all testing and that SWSC will share the test results of the water mains and fire hydrants with the City.

VIII. SWSC agrees to bill its customers within the Property ("Customers") at the City's then-current monthly water rates for properties located inside its City limits (i.e.

the rates in effect at the time of water usage) and to pay the City of Edinburg for the water usage for each Customer, as follows:

a. During the term of this Agreement, City shall notify SWSC in writing of any changes to the monthly water rates.
b. City understands and acknowledges that upon SWSC's receipt of payments due to the City from Customers for monthly water services, SWSC will deposit such sums in an account in SWSC's depository bank, commingled with payments made for SWSC's water utility services. All funds due to the City shall be forwarded to City no less frequently than once a month.
c. SWSC agrees to provide monthly meter readings for each of the Customers as proof of water usage for City's review and approval.
d. SWSC agrees to use its best efforts to collect amounts due to City from Customers within the Property and shall not provide water service to Customers owing delinquent charges until SWSC has received payment of all such delinquent charges from said Customers.

IX. This Agreement shall remain in effect until SWSC has constructed infrastructure sufficient to provide fire protection water service to the Property and has given the City sixty (60) days advance notice of SWSC's intent to disconnect its water line from the City's water main.

X. This Agreement contains the entire agreement between the parties with respect to the rights granted and obligations assumed by the parties hereto. Any oral representations or modifications concerning this instrument shall be of no force or effect unless contained in a subsequent writing signed by the party to be charged.

XI. This Agreement has been approved by the appropriate bodies of SWSC and City as evidenced by copies of the resolutions and/or minutes of the governing bodies of each, attached hereto as Exhibits "B" and "C" respectively, which have been executed by the appropriate officers thereof.

SHARYLAND WATER SUPPLY CORPORATION

Date: July 12, 2024

By: _____

M. Danny Sosebee, President
P. O. Box 1868
Mission, Texas 78573

Attest:

_____

Mark Moseley, Secretary-Treasurer

CITY OF EDINBURG

Date: _____

By: _____

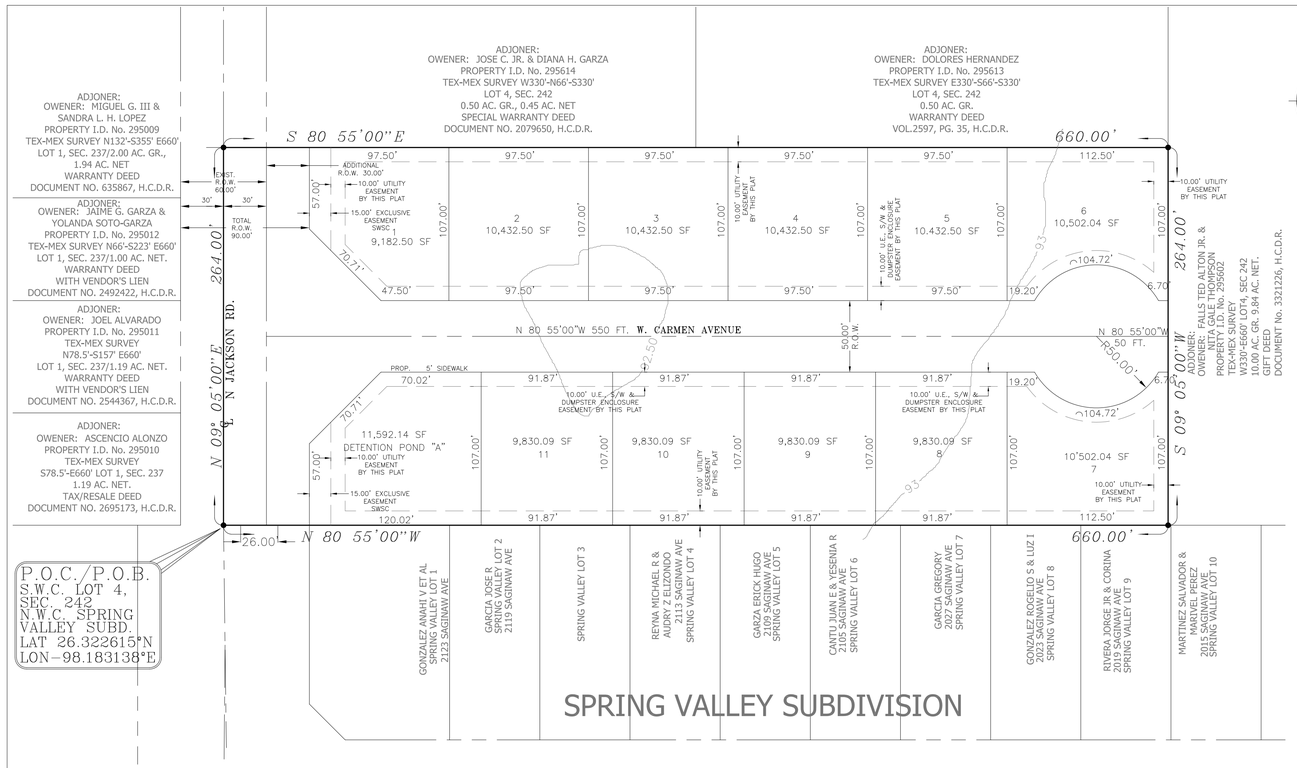
Myra L. Ayala, City Manager
415 W. University Drive
P. O. Box 1079
Edinburg, Texas 78540-1079

Attest:

_____

Clarice Y. Balderas, City Secretary

EXHIBIT “A” – MAP OF THE WOODLANDS AT JACKSON SUBDIVISION



GENERAL NOTES:

SUBDIVISION LOTS ARE DESIGNED FOR RESIDENTIAL

1. PROPOSED SETBACKS FOR AUTO-URBAN RESIDENTIAL ZONED LOTS AS PER THE FOLLOWING:

FRONT	20' OR GREATER FOR EASEMENTS
REAR	20' OR GREATER FOR EASEMENTS
SIDE	06' OR GREATER FOR EASEMENTS
FRONT CUL-DE-SAC	15' OR GREATER FOR EASEMENTS
REAR CUL-DE-SAC	15' OR GREATER FOR EASEMENTS
SIDE CORNER	10' OR GREATER FOR EASEMENTS
SIDE CORNER GARAGE	18' OR GREATER FOR EASEMENTS

2. MINIMUM PERMISSIBLE FINISHED FLOOR ELEVATION: 24" ABOVE TOP OF CURB MEASURED AT FRONT OF EACH LOT.

3. THE SUBDIVISION IS IN ZONE X-SHADED"; AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD, IN ACCORDANCE WITH F.E.M.A. COMMUNITY FIRM MAP NO. 480338 0030 E, MAP REVISED JUNE 06, 2000.

4. BENCHMARK: 96.00 NAIL ON POWER POLE FOUND SOUTH WEST CORNER OF PROPOSED SUBDIVISION. NAVD 88 DATUM. LAT 26.322537°N LON -98.182958° E

5. NO PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN UTILITY EASEMENTS, GAS EASEMENTS, IRRIGATION EASEMENTS, LOT LINES.

6. TOTAL VOLUME REQUIRED TO DETAIN 0.65 AC-FT (28,099 C.F.) OF STORM RUNOFF AS PER APPROVED DRAINAGE REPORT FOR THE WOODLAND AT JACKSON SUBDIVISION.

7. NO ACCESS TO LOT 1 FROM JACKSON ROAD IS ALLOWED.

8. A FIVE (5.0) FOOT SIDEWALK FIVE (5.0) FEET BEHIND THE BACK OF CURB IS REQUIRED ALONG MON MACK RD. AND BOTH SIDES OF INTERIOR STREET. SIDEWALKS TO BE CONSTRUCTED AT BUILDING PERMIT STAGE, INCLUDING HANDICAP RAMPS IN COMPLIANCE WITH ADA STANDARDS.

9. ALL CONSTRUCTION SHALL COMPLY WITH STORMWATER POLLUTION PREVENTION PLAN (SW3P REQUIREMENTS).

10. SET NO 4 IRON REBAR ON ALL PROPOSED LOT CORNERS

11. PROPERTY ZONING IS MULTIFAMILY

12. A SEPARATE PERMIT IS REQUIRED FOR SIDEWALKS DURING BUILDING PERMIT STAGE FOR RESIDENTIAL USE.

13. 50% OF PERCENT OF THE PARKLAND FEE WILL BE REQUIRED AT BUILDING PERMIT STAGE $300.00

14. NO CEDAR FENCE OR BLOCK SHALL BE ALLOWED ON FRONT OF LOTS – (OPAQUE)

15. ALL LOTS MUST HAVE 1 % GRADE FROM REAR OF LOT TO STREET TO PROVIDE POSITIVE DRAINAGE.

16. DRAINAGE DETENTION AREA "A" SHALL BE USED FOR THE PURPOSES OF DRAINAGE DETENTION FOR WOODLAND AT JACKSON SUBDIVISION ONLY AND CANNOT BE EXCHANGED FOR OWNERSHIP; MUST BE FURNISHED AND MAINTAINED BY THE SUBDIVISION DEVELOPER UNTIL HOA IS ESTABLISHED.

LEGEND

- FOUND COTTON PICKER SPINDLE
- FOUND 60-D NAIL
- FOUND 1/2" IRON ROD
- SET 1/2" IRON ROD
- R.O.W. RIGHT OF WAY
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- H.C.D.R. HIDALGO COUNTY DEED RECORDS
- H.C.M.R. HIDALGO COUNTY MAP RECORDS
- S.W.S.C. SHARYLAND WATER SUPPLY CORPORATION

FILED FOR RECORD IN
HIDALGO COUNTY
ARTURO GUAJARDO, JR.
HIDALGO COUNTY CLERK

ON: _____ AT _____ AM/PM

INSTRUMENT NUMBER_____
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY:_____ DEPUTY

N
1:1000

VICINITY MAP



HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEX. WATER CODE 49.211(c) THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

BY: _____ _____
DATE

N
1"=50'

MAP OF THE WOODLANDS AT JACKSON SUBDIVISION

A 4.00 ACRE TRACT OF LAND OUT OF LOT 4, SECTION TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 1, PAGE 12, MAP RECORDS OF HIDALGO, TEXAS.

METES AND BOUNDS DESCRIPTION

BEING A 4.0 GROSS ACRE TRACT OF LAND, MORE OR LESS, OUT OF AND FORMING A PART OF LOT 4, SECTION 242 , TEXAS-MEXICAN RAILWAY COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER THE MAP OR PLAT THEREOF RECORDED IN VOLUME 01, PAGE 12, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID 4.0 ACRE TRACT OF LAND IS MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A NAIL FOUND ON THE SOUTHWEST CORNER OF SAID LOT 4 LOCATED IN THE CENTER OF N. JACKSON ROAD FOR THE SOUTHWEST CORNER AND POINT OF BEGINNING OF THIS HEREIN DESCRIBED TRACT; SAID NAIL FURTHER BEING LOCATED ON THE NORTHWEST CORNER OF SPRING VALLEY SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER THE MAP OR PLAT THEREOF RECORDED IN VOLUME 51, PAGE 170, HIDALGO COUNTY MAP RECORDS;

(1) THENCE, NORTH 09 DEGREES 05 MINUTES EAST, COINCIDENT WITH THE WEST LINE OF SAID LOT 4, A DISTANCE OF 264.0 FEET TO A NAIL FOUND FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

(2) THENCE, SOUTH 80 DEGREES 55 MINUTES EAST, ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID LOT 4, A DISTANCE OF 30.0 FEET PASS A ½ INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SAID N. JACKSON ROAD, AT A DISTANCE OF 660.0 FEET IN ALL TO ½ INCH DIAMETER IRON ROD FOUND FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(3) THENCE, SOUTH 09 DEGREES 05 MINUTES WEST, ALONG A LINE PARALLEL TO THE WEST LINE OF SAID LOT 4, DISTANCE OF 264.0 FEET TO A ½ INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE SOUTH LINE OF SAID LOT 4 SAME BEING LOCATED ON INTERSECTION WITH THE NORTH LINE OF SAID SPRING VALLEY SUBDIVISION FOR THE SOUTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(4) THENCE, NORTH 80 DEGREES 55 MINUTES WEST, COINCIDENT WITH THE SOUTH LINE OF SAID LOT 4 AND THE NORTH LINE OF SAID SPRING VALLEY SUBDIVISION, A DISTANCE OF 630.0 FEET PASS A ½ INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SAID N. JACKSON ROAD, AT A DISTANCE OF 660.0 FEET IN ALL TO THE POINT OF BEGINNING, CONTAINING 4.0 GROSS ACRES OF LAND, MORE OR LESS, OF WHICH THE WEST 30.0 FEET (OR 0.18 ACRES, MORE OR LESS) ARE LOCATED WITHIN THE RIGHT-OF-WAY OF SAID N. JACKSON ROAD, LEAVING 3.82 NET ACRES OF LAND, MORE OR LESS.

THIS PLAT IS HEREBY APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT No. 1 ON THIS, THE _____ DAY OF _____ 2023.

NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATION, TRESS, FENCES, AND BUILDINGS SHALL BE PLACED UPON HIDALGO COUNTY IRRIGATION DISTRICT #1 RIGHTS OF WAYS OR EASEMENTS.

_____ ATTEST _____
PRESIDENT SECRETARY

I, CARLOS LIMAS, HEREBY CONDITIONALLY CERTIFY THAT POTABLE WATER SERVICE IS AVAILABLE FOR WOODLANDS AT JACKSON SUBDIVISION LOCATED AT THE CITY OF EDINBURG, IN HIDALGO COUNTY, TEXAS, SUBJECT TO THE SUBDIVISION'S POTABLE WATER SYSTEM MEETING THE APPROVAL OF THE DEVELOPER'S DESIGN ENGINEER, ALL APPLICABLE RULES AND REGULATIONS OF SHARYLAND WATER SUPPLY CORPORATION, AND LOCAL, STATE, AND FEDERAL AGENCIES.

DEVELOPER AND ITS DESIGN ENGINEER SHALL BEAR FULL RESPONSIBILITY TO ENSURE THAT THE ABOVE REFERENCED POTABLE WATER SYSTEM IS CONSTRUCTED WITHIN THE DESIGNATED SHARYLAND WATER SUPPLY CORPORATION EXCLUSIVE EASEMENT.

_____ _____
CARLOS LIMAS DATE
GENERAL MANAGER
SHARYLAND WATER SUPPLY CORPORATIOIN

STATE OF TEXAS
COUNTY OF HIDALGO

I/WE THE UNDERSIGNED, OWNER(S) OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS WOODLANDS AT JACKSON SUBDIVISION TO THE CITY OF EDINBURG, TEXAS, AND WHOSE NAME(S) IS/ARE SUBSCRIBED HERETO, DO HEREBY GRANT AN EASEMENT TO THE CITY OF EDINBURG AND THOSE WHO MAY NOW OR HEREAFTER HOLD FRANCHISE UNDER SAID CITY, THE SURFACE USE OF THE STREETS, COMMON AREAS AND UTILITY EASEMENTS THEREON SHOWN ARE RESTRICTED TO THE EMPLOYEES AND AGENTS OF THE CITY OF EDINBURG, EMPLOYEES OF THE UTILITY COMPANIES UNDER FRANCHISE OF SAID CITY, AND RESIDENTS OF THE SUBDIVISION AND THEIR GUESTS. OWNERSHIP AND MAINTENANCE OF ALL STREET IMPROVEMENTS AND COMMON AREA(S) SHALL REMAIN WITH AND BE THE RESPONSIBILITY OF WOODLANDS HOMEOWNER'S ASSOCIATION.

_____ _____
MARCO SANTIVANEZ DATE
2413 VICTORIA AVENUE
EDINBURG, TEXAS 78539

STATE OF TEXAS:
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE (SHE) EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN STATED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 2023

_____ _____
NOTARY PUBLIC DATE

I, THE UNDERSIGNED MAYOR OF THE CITY OF EDINBURG, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF SUBDIVISION REGULATIONS OF THIS CITY WHERE IN MY APPROVAL IS

_____ _____
MAYOR, CITY OF EDINBURG DATE

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, DAVID O. SALINAS , A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARE FROM AN ACTUAL SURVEY ON THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS WERE PROPERLY PLACED UNDER MY SUPERVISION AND THAT ALL ASPECTS OF IT ARE IN ACCORDANCE WITH THE CITY OF EDINBURG SUBDIVISION ORDINANCE AND ALL STATE STATUTES GOVERNING SURVEYS.

_____ _____
SALINAS ENGINEERING & ASSOCIATES DATE
CONSULTING ENGINNERS & SURVEYORS
2221 DAFFOIL AVE.
McALLEN, TEXAS 78501

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, MARIO A. SALINAS, A LICENSED PROFESSIONAL ENGINEER, IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

_____ _____
MARIO A. SALINAS DATE
LICENSED PROFESSIONAL ENGINNER # 96611
3911 N. 10TH STREET, SUITE H
MCALLEN, TEXAS 78501

PRINCIPAL CONTACTS:

	Name	Address	City & Zip	Phone
OWNER:	MARCO SANTIVANEZ	2413 Victoria Avenue	Edinburg Tx. 78539	(956) 250-6681
ENGINEER:	MARIO A. SALINAS	3911 N. 10 th. St. SUITE H	McAllen, Tx. 78501	(956) 537-1311
SURVEYOR:	DAVID O. SALINAS	2221 Daffodil Ave.	McAllen, Tx. 78501	(956) 682-9081

DATE OF PREPARATION: JULY 10, 2024

MAS ENGINEERING LLC.
CONSULTING ENGINEERING
FIRM NO. F-15499
3911 N. 10TH STREET, SUITE H
MCALLEN, TEXAS. 78501
PH. (956) 537-1311
E-MAIL: MSALINAS6973@ATT.NET

ADJONER:
OWENER: MIGUEL G. III & SANDRA L. H. LOPEZ
PROPERTY I.D. No. 295009
TEX-MEX SURVEY N132'-S355' E660'
LOT 1, SEC. 237/2.00 AC. GR., 1.94 AC. NET
WARRANTY DEED
DOCUMENT NO. 635867, H.C.D.R.

ADJONER:
OWENER: JAIME G. GARZA & YOLANDA SOTO-GARZA
PROPERTY I.D. No. 295012
TEX-MEX SURVEY N66'-S223' E660'
LOT 1, SEC. 237/1.00 AC. NET.
WARRANTY DEED
WITH VENDOR'S LIEN
DOCUMENT NO. 2492422, H.C.D.R.

ADJONER:
OWENER: JOEL ALVARADO
PROPERTY I.D. No. 295011
TEX-MEX SURVEY
N78.5'-S157' E660'
LOT 1, SEC. 237/1.19 AC. NET.
WARRANTY DEED
WITH VENDOR'S LIEN
DOCUMENT NO. 2544367, H.C.D.R.

ADJONER:
OWENER: ASCENCIO ALONZO
PROPERTY I.D. No. 295010
TEX-MEX SURVEY
S78.5'-E660' LOT 1, SEC. 237
1.19 AC. NET.
TAX/RESALE DEED
DOCUMENT NO. 2695173, H.C.D.R.

P.O.C./P.O.B.
S.W.C. LOT 4,
SEC. 242
N.W.C. SPRING
VALLEY SUBD.
LAT 26.322615°N
LON-98.183138°E

0.50 AC. GR., 0.45 AC. NET
SPECIAL WARRANTY DEED
DOCUMENT NO. 2079650, H.C.D.R.

0.50 AC. GR.
WARRANTY DEED
VOL.2597, PG. 35, H.C.D.R.

PROP.1-8"x2"CAP
1-2" FLUSH VALVE

S 80° 55'00"E 660.00'

ADDITIONAL R.O.W. 30.00'
10.00' UTILITY EASEMENT BY THIS PLAT
15.00' EXCLUSIVE EASEMENT SWSC
EXIST. R.O.W. 60.00'
TOTAL R.O.W. 90.00'
30' 30'
57.00'
PROP. 153'-8" C900 P.V.C. WATERLINE
70.71'
PROPOSED STRIPING

1 9,182.50 SF
2 10,432.50 SF
3 10,432.50 SF
4 10,432.50 SF
5 10.432.50 SF
6 10,502.04 SF
7 10'502.04 SF
8 9,830.09 SF
9 9,830.09 SF
10 9,830.09 SF
11 9,830.09 SF
11,592.14 SF DETENTION POND "A"

97.50' 97.50' 97.50' 97.50' 97.50' 112.50'
107.00'
10.00' U.E., S/W & DUMPSTER ENCLOSURE EASEMENT BY THIS PLAT
PROP. 1" WATER SERVICE (TYPICAL)

12" PVC 150 PSI CASING
N 80° 55'00"W 550 FT. W. CARMEN AVENUE
+0+600 +0+500 +0+400 +0+300 +0+200 +0+100
40.00' B-B
50.00' R.O.W.
PROP. 86'-8" C900 P.V.C. WATERLINE
PROP. FIRE HYDRANT
PROP. 304'-8" C900 P.V.C. WATERLINE
PROP. 217'-8" C900 P.V.C. WATERLINE WITH CASING
5' SIDEWALK
3.00'
70.02' 91.87' 91.87' 91.87' 91.87' 19.20'
PROP. 8"x8" CROSS W/ 2 VALVES 2-45 ELBOWS
16" STEEL CASING & BORE
PROP.8"CAP
PROP. 100'-8" C900 P.V.C. WL
120.02' 91.87' 91.87' 91.87' 91.87' 112.50'

R=50.00'
104.72'
6.70'
19.20'
93.50'

N 80° 55'00"W 660.00'

PROP.1-8"x2"CAP
1-2" FLUSH VALVE

S 09° 05'00"W 264.00'
N 09° 05'00"E 264.00'
N. JACKSON RD.

ADJONER:
OWENER: FALLS TED ALTON JR. & NITA GALE THOMPSON
PROPERTY I.D. No. 295602
TEX-MEX SURVEY
W330'-E660' LOT4, SEC 242
10.00 AC. GR. 9.84 AC. NET.
GIFT DEED

26.00' N 80° 55'00"W

PROP. 2-45° ELBOW
REMOVED 8"x2"CAP 1-2" FLUSH VALVE AND CONNECT NEW LINE
EXISTING STRIPING
12" PVC CASING

GONZALEZ ANAHI V ET AL
SPRING VALLEY LOT 1
2123 SAGINAW AVE

GARCIA JOSE R
SPRING VALLEY LOT 2
2119 SAGINAW AVE

SPRING VALLEY LOT 3

REYNA MICHAEL R & AUDRY Z ELIZONDO
2113 SAGINAW AVE
SPRING VALLEY LOT 4

GARZA ERICK HUGO
2109 SAGINAW AVE
SPRING VALLEY LOT 5

CANTU JUAN E & YESENIA R
2105 SAGINAW AVE
SPRING VALLEY LOT 6

GARCIA GREGORY
2027 SAGINAW AVE
SPRING VALLEY LOT 7

GONZALEZ ROGELIO S & LUZ I
2023 SAGINAW AVE
SPRING VALLEY LOT 8

RIVERA JORGE JR & CORINA
2019 SAGINAW AVE
SPRING VALLEY LOT 9

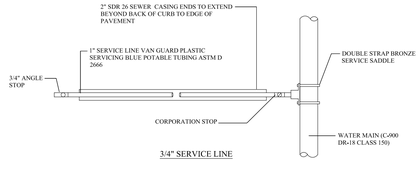
MARTINEZ SALVADOR & MARIVEL PEREZ
2015 SAGINAW AVE
SPRING VALLEY LOT 10

SPRING VALLEY SUBDIVISION

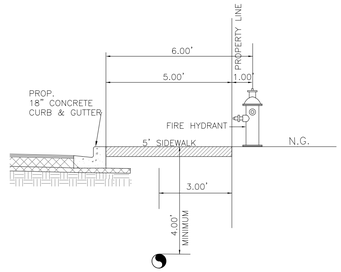
SAGINAW AVENUE

EXISTING 8" WATER LINE OWNER: SWSC
EXISTING SWSC STRIPING

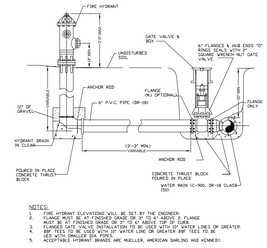
N
SCALE 1: 30



TYPICAL SERVICE CONNECTION
(STREET CROSSING)



FIRE HYDRANT DETAIL
NOT TO SCALE
PROP. 8" WATER LINE



FIRE HYDRANT STANDARD DETAIL
NOT TO SCALE

LEGEND

●	FOUND 1/2" IRON ROD
○	SET 1/2" IRON ROD WITH YELLOW CAP MARKED "SEA 5782"
R.O.W.	RIGHT OF WAY
P-B	PROPERTY LINE TO BACK OF CURB
B-B	BACK OF CURB TO BACK OF CURB
⊗	WATER VALVE
	SINGLE POLE SIGN (TYPE ON PLAN)
S MH	SANITARY SEWER MANHOLE
D MH	STORM DRAIN MANHOLE
	FIRE HYDRANT

PROJECT NAME: WOODLANDS AT JACKSON SUBDIVISION
ADDRESS: EDINBURG, TEXAS
CLIENT INFORMATION: MARCO SANTIVANEZ

MAS ENGINEERING LLC.
CONSULTING ENGINEERING
FIRM NO. F-15499
3911 N 10TH STREET, SUITE H
MCALLEN, TEXAS. 78501
PH. (956) 537-1311
E-MAIL: MSALINAS6973@ATT.NET

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SHEET NAME: WATER PLAN

REVISION:	BY:	APPROVED BY:
2	JB	MAS

DATE OF PREPARATION: 07-10-24

PROJECT No.

SHEET No. C-2

EXHIBIT “B” – SHARYLAND WATER SUPPLY CORPORATION MINUTES AND/OR RESOLUTION APPROVING INTERLOCAL AGREEMENT

MINUTES OF THE REGULAR BOARD MEETING OF SHARYLAND WATER SUPPLY CORPORATION JULY 18, 2024

The Board of Directors, staff and attendees were present at the Corporation Business Office located at 321 S. Shary Blvd., Alton, Tx, 78573.

AGENDA ITEM 1: Call to Order:

Vice President Smith called the meeting to order at 6:30 p.m.

AGENDA ITEM 2: Pledge of Allegiance

Vice President Smith led those present in the pledge of allegiance.

AGENDA ITEM 3: Confirm Posted Meeting Notice and Establish Quorum:

Manager Lima confirmed the meeting was properly posted and the Directors present acknowledged their attendance and quorum was established.

Directors Present:

Vice President Andrew H. Smith III, Secretary-Treasurer Mark A. Moseley, Mario Reyna, Isidro Quintero, and Ruben Alaniz.

Directors Absent:

President M. Danny Sosebee and Lisa B. Helle.

Also Present:

Carlos R. Lima, General Manager, Jose G. Ibarra, James Johnson, Gerardo Gracia, Gerardo Aguilera, Ana Castro and Sandra Gonzalez, Staff, Richard Fryer (Attorney), Fryer and Hansen, LLC, Rebecca Morrison, SDI Engineering.

AGENDA ITEM 4: Welcome Visitors:

Jane Cross, Member.

AGENDA ITEM 5: Public Comments:

Jane Cross, SWSC Member provided public comments with regards to fire meter monthly fees. She proceeded to state that the fire meter monthly fee was not justified for the non-existent or minimal water consumption through the meter. The General Manager agreed with the Board of Directors that SWSC will reevaluate existing fees and provide an update at a later time.

AGENDA ITEM 6: Approve June 2024 Regular Meeting Minutes

Director Reyna made a motion to approve the June 2024 Regular Meeting Minutes. Director

Quintero seconded the motion. All present voted "aye". The motion passed unanimously.

AGENDA ITEM 7: Status Reports and Possible Action on:

A. TxDOT Waterline Improvement Projects

Rebecca Morrison, SDI Engineering, provided a brief update on all the TxDOT Projects. No Action Taken.

AGENDA ITEM 8: Consider and Approve Change Order #1- Reconciliation for FM 676 (Mile 5): Taylor Rd to Ware Rd (ROW CSJ No: 1064-01-047) Infrastructure Relocation Project in the Decreased Amount of $132,351.91

Director Quintero made a motion to Approve Change Order #1- Reconciliation for FM 676 (Mile 5): Taylor Rd to Ware Rd (ROW CSJ No: 1064-01-047) Infrastructure Relocation Project in the Decreased Amount of $132,351.91. Director Alaniz seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 9: Consider and Possibly Approve FM 676 (Mile 5): Taylor Rd to Ware Rd (ROW CSJ No: 1064-01-047) Infrastructure Relocation Project Completion

Director Reyna made a motion to Approve FM 676 (Mile 5): Taylor Rd to Ware Rd (ROW CSJ No: 1064-01-047) Infrastructure Relocation Project Completion. Director Alaniz seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 10: Consider and Possibly Approve FM 494 (Shary Rd): Mile 5 to Mile 7 (ROW CSJ No: 0862-01-072) Infrastructure Relocation Project Completion

Director Quintero made a motion to Approve FM 494 (Shary Rd): Mile 5 to Mile 7 (ROW CSJ No: 0862-01-072) Infrastructure Relocation Project Completion. Director Reyna seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 11: Consider and Possibly Approve WTP #1 Reservoir Relocation Project Completion

Director Alaniz made a motion to Approve WTP #1 Reservoir Relocation Project Completion. Secretary-Treasurer Moseley seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 12: Consider and Possibly Approve Interlocal Agreement Between SWSC and City of Edinburg for the Woodlands at Jackson Subdivision

Secretary-Treasurer Moseley made a motion to Approve an Interlocal Agreement Between SWSC and City of Edinburg for the Woodlands at Jackson Subdivision. Director Alaniz seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 13: Consider and Possibly Approve SWSC Mid-year Operating Budget Amendment

Director Reyna made a motion to Approve SWSC Mid-year Operating Budget Amendment. Director Quintero seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 14: Consider and Possibly Approve SWSC Mid-year Capital Improvement Plan (CIP) Budget Amendment

Secretary-Treasurer Moseley made a motion to Approve SWSC Mid-year Capital Improvement Plan (CIP) Budget Amendment. Director Reyna seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 15: Consider and Possibly Approve General Manager to Renegotiate City Utility Billing Fees

Director Alaniz made a motion to Approve General Manager to Renegotiate City Utility Billing Fees. Director Quintero seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 16: Consider and Possibly Approve the Changes of the Water Drought Contingency and Water Conservation Plan to Implement General Guidelines by the Hidalgo County Judge's Office

Director Reyna made a motion to Approve the Changes of the Water Drought Contingency and Water Conservation Plan to Implement General Guidelines by the Hidalgo County Judge's Office. Director Quintero seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 17: Consider and Possibly Approve Uniform Non-Standard Water Service Agreements

A. Izaguirre Real Estate Holdings, LLC – Aniceto Izaguirre, Eduardos Subdivision No. 22, Los Ebanos N 6 ½ (E), 64 Lots
B. Javier V. Acosta and Kayla Acosta, JK Subdivision, Schuerbach N 2 (N/E), 1 Lot

After review, Secretary-Treasurer Moseley made a motion to approve the Uniform Non-Standard Water Service Agreements as presented. Director Alaniz seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 18: Committee Reports and Possible Action:

A. Corporation Policy Review Committee

No Action Taken.

B. Credentials Committee

No Action Taken.

C. Executive Directors Committee

No Action Taken.

D. Finance and Development Committee
   i. Meeting on Mid-Year Budget Amendment and City Utility Billing Services – July 10, 2024

No Action Taken.

E. Scholarship Program Committee

No Action Taken.

AGENDA ITEM 19: Review and Possibly Approve June 2024 Financial Reports:

After discussion Secretary-Treasurer Moseley made a motion to approve the June 2024 Financial Reports. Director Reyna seconded the motion and upon vote, the motion passed unanimously.

AGENDA ITEM 20: General Manager Report:

A. Update on Local Emergency Public Committee (LEPC) Hazmat Scenario
B. TWDB SRF Loan Closing on July 22, 2024
C. Reservoir Levels Update
D. Next Board Meeting, August 15, 2024

Gerardo Gracia, Operations Manager reported on Agenda Item 20A. No Action Taken. Manager Lima reported on Agenda Item 20B through 20D. No Action Taken.

AGENDA ITEM 21: Executive Session

A. Update on WTP 3 Structural Concerns
B. Discussion and Possible Action on Potential CCN Buyout Analysis

VICE PRESIDENT SMITH ADJOURNED THE OPEN MEETING TO ENTER EXECUTIVE SESSION AT 8:06 PM

VICE PRESIDENT SMITH ENTERED EXECUTIVE SESSION AT 8:07 PM TO DISCUSS:

AGENDA ITEM 21: Executive Session

A. Update on WTP 3 Structural Concerns
B. Discussion and Possible Action on Potential CCN Buyout Analysis

VICE PRESIDENT SMITH ADJOURNED EXECUTIVE SESSION TO ENTER OPEN MEETING AT 8:38 PM

VICE PRESIDENT SMITH RETURNED TO THE OPEN MEETING AT 8:38 PM

AGENDA ITEM 21: Executive Session

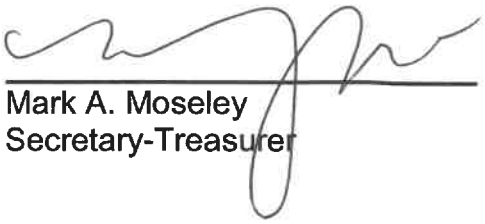
A. Update on WTP 3 Structural Concerns
B. Discussion and Possible Action on Potential CCN Buyout Analysis

No Action Taken.

Agenda Item 22: Adjournment:

There being no further business, Vice President Smith adjourned the meeting at 8:39 p.m. on July 18, 2024.

Attested:



Mark A. Moseley
Secretary-Treasurer

Approved:



M. Danny Sosebee
President

EXHIBIT “C” – CITY OF EDINBURG MINUTES AND/OR RESOLUTION APPROVING INTERLOCAL AGREEMENT

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.B.
Adobe Renewal

1. **Agenda Item:**
Consider Approving the Renewal of Adobe Product Licenses from CDW-G in the Amount of $45,585.39 Through OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401) and Authorize the City Manager to Execute Any Documents Related Thereto. [Daniel Vera, Director of Information Technology]

2. **Description:**
Adobe software is widely used across city departments for a variety of functions, including creating official documents, designing marketing materials, managing PDFs, and enhancing communication efforts. Renewing these licenses is crucial for maintaining the workflow and productivity of city employees, ensuring that they have uninterrupted access to essential tools for efficient document creation, editing, and management.

This renewal will support the ongoing operations of departments such as Communications, Planning, Human Resources, and others, ultimately contributing to the overall efficiency and quality of city services.

3. **Staff's Recommendation:**
Approve the renewal of Adobe Product licenses from CDW-G in the Amount of $45,585.39 through OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401) and Authorize the City Manager to Execute Any Documents Related Thereto.

Reviewed by:
Nelda Ramirez, Assistant City Manager

Prepared by:
Daniel Vera, Director of Information Technology

Attachments:
A. CDWG - Quote NZFH434 Revised

Thank you for choosing CDW. We have received your quote.

Hardware Software Services IT Solutions Brands Research Hub

QUOTE CONFIRMATION

ALMANIRIA MENDEZ,

Thank you for considering CDW•G for your technology needs. The details of your quote are below. **If you are an eProcurement or single sign on customer, please log into your system to access the CDW site.** You can search for your quote to retrieve and transfer back into your system for processing.

For all other customers, click below to convert your quote to an order.

Convert Quote to Order

QUOTE #	QUOTE DATE	QUOTE REFERENCE	CUSTOMER #	GRAND TOTAL
PBJV500	8/14/2024	ADOBE LGA	2599475	$45,585.39

QUOTE DETAILS

ITEM	QTY	CDW#	UNIT PRICE	EXT. PRICE
Adobe Acrobat Pro for enterprise - Subscription Renewal - 1 user Mfg. Part#: 65324170BC09A12 Electronic distribution - NO MEDIA Contract: OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401)	258	7245814	$99.89	$25,771.62
Adobe Creative Cloud All Apps - Pro for enterprise - Subscription Renewal - Mfg. Part#: 65310105BC09E12 Electronic distribution - NO MEDIA Contract: OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401)	21	8000255	$885.77	$18,601.17
Adobe Photoshop Pro for enterprise - Subscription Renewal - 1 user Mfg. Part#: 65308637BC09E12 Electronic distribution - NO MEDIA Contract: OMNIA ESCR4 R210401 Tech Sol. Products/Services (R210401)	3	8007623	$404.20	$1,212.60

SUBTOTAL	$45,585.39
SHIPPING	$0.00
SALES TAX	$0.00
GRAND TOTAL	**$45,585.39**

PURCHASER BILLING INFO	DELIVER TO

Billing Address:	Shipping Address:
CITY OF EDINBURG ACCTS PAYABLE PO BOX 1079 EDINBURG, TX 78540-1079 **Phone:** (956) 383-5661 **Payment Terms:** Net 30 Days-Govt State/Local	CITY OF EDINBURG ALMANIRIA MENDEZ 415 W UNIVERSITY DR EDINBURG, TX 78539-4353 **Shipping Method:** ELECTRONIC DISTRIBUTION
	Please remit payments to:
	CDW Government 75 Remittance Drive Suite 1515 Chicago, IL 60675-1515



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CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.C.
Memorandum of Understanding - Texas Joint Counterdrug Task Force

1. **Agenda Item:**
Consider Authorizing the City Manager to Amend a Memorandum of Understanding (MOU) Between the City of Edinburg Police Department and the Texas Joint Counterdrug Task Force, Operational Support. [Jaime Ayala, Chief of Police]

2. **Description:**
The Texas Joint Counterdrug Task Force (JCDTF) is an active duty component of the Texas Army National Guard operating under Title 32 Active Duty state orders. A JCDTF member will be assigned to the Edinburg Police Department and will assist investigators by providing timely intelligence data with local, state, and federal database access. A JCDTF member will assist in the intelligence gathering stages of investigation while on orders. Said orders will provide the funding for the analyst assigned to the Edinburg Police Department. In general, the JCDTF will provide Counterdrug support to the law enforcement agency when requested in writing, subject to funding, and when a drug nexus is apparent. Each member is fully vetted with extensive background checks and granted a federal secret security clearance.

The term of this agreement shall be effective August 20, 2024, and will continue to be in effect unless superseded by an updated, signed memorandum of understanding. The amendment to the existing Memorandum of Understanding (MOU) will provide a system of cooperation between the Edinburg Police Department, and the Joint Counterdrug Task Force with operational support.

3. **Staff's Recommendation:**
Approve Authorizing the City Manager to Amend a Memorandum of Understanding (MOU) Between the City of Edinburg Police Department and the Texas Joint Counterdrug Task Force, Operational Support.

Reviewed by:
Jaime Ayala, Chief of Police
Jesus Saenz, Assistant City Manager

Prepared by:
Iris Alvarado, Management Services Administrator

Attachments:
A. JCDTF MOU

TEXAS MILITARY DEPARTMENT
JOINT COUNTERDRUG TASK FORCE
POST OFFICE BOX 5218
AUSTIN, TX 78763-5218
(512) 782-5001

MEMORANDUM OF UNDERSTANDING
BETWEEN
THE TEXAS JOINT COUNTERDRUG TASK FORCE
AND
EDINBURG POLICE DEPARTMENT
[AGREEMENT 25-004]

SUBJECT: Memorandum of Understanding (MOU) for Operational Support from the Texas Joint Counterdrug Task Force (JCDTF)

1. REFERENCES:

a. Title 32, United States Code §502(f), National Guard Training or Other Duty in Addition to Drill and Annual Training, 2006

b. Title 32, United States Code §112, National Guard Drug Interdiction and Counter-Drug Activities, 03 January 2012

c. Chief National Guard Bureau Instruction (CNGBI) 3100.01B, National Guard Counterdrug Support, 06 March 2020

d. Department of Defense Instruction (DoDI) 4000.19, Support Agreements, 16 December 2020

e. Chief of the National Guard Bureau Manual (CNGBM) 3100.01, National Guard Counterdrug Support, 30 July 2021

f. Memorandum for Chief National Guard Bureau, Subject: National Guard Counterdrug Program (CDP) Guidance, 07 March 2022

g. Memorandum, National Guard Bureau, Subject: National Guard Counterdrug Division Fiscal Year 2023 Implementation Guidance, 14 July 2022

2. PURPOSE: This MOU is a new agreement between Edinburg Police Department (hereinafter referred to as “Law Enforcement Agency” or “LEA”) and the JCDTF. This MOU sets forth the agreed terms and conditions of support to the LEA by the JCDTF at the direction of the Counterdrug Coordinator (CDC). In general, the JCDTF will provide Counterdrug support to federal, state, local, and tribal law enforcement agencies when

requested in writing, subject to funding, and when a drug nexus is apparent. This MOU is not intended, and should not be construed, to create any right or benefit, substantive or procedural, enforceable by law or otherwise by any third party against the parties, the United States, or the officers, employees, agents, or other associated personnel thereof. It is understood among the parties to this agreement that requests for Counterdrug support may include federal, state, local, and tribal cooperative law enforcement efforts.

3. AUTHORITY: This MOU is entered into by the JCDTF pursuant to the authority contained in Title 32, Sections 112 and 502(f) of the United States Code and using guidance contained in the National Guard Bureau Counterdrug Fiscal Year Implementation Guidance.

4. EFFECTIVE DATE: This MOU takes effect beginning on the day after the last Party signs.

5. EXPIRATION DATE: This MOU expires on the 30th of September 2027.

6. DRUG NEXUS: By executing this MOU, the supported LEA certifies that JCDTF personnel will only engage in support to investigations that have a drug nexus.

7. PLANNED DEPLOYMENT OF PERSONNEL AND EQUIPMENT:

a. Personnel: The JCDTF is not a LEA and JCDTF personnel are not law enforcement officers.

(1) Request for Support: Any involvement of the JCDTF in support of a LEA must be in response to a request for support.

(2) Support Role: It is understood by both parties to this agreement that JCDTF personnel are not sworn police officers and JCDTF personnel assigned to the LEA serve in a support role.

(3) Transfers of JCDTF Personnel: While the JCDTF will attempt to provide continuity by leaving JCDTF personnel in place at their assigned LEA, movement of JCDTF personnel is at the sole discretion of the CDC. However, the CDC will provide the LEA with at least a 14-day notice of such movement, if feasible.

b. Equipment:

(1) The loaning of JCDTF equipment to the LEA will be in accordance with applicable laws and regulations and is at the discretion of the CDC. Likewise, LEA equipment loaned to the JCDTF is at the discretion of the LEA.

(2) All loans of equipment will be documented in writing with at least the following information: full description of the item(s); condition at the time of the loan; length of time of the loan; location to which the item is to be returned.

(3) Both parties to this agreement will contact the other party as soon as possible to report any damage caused or loss to loaned equipment.

(4) Unless contrary to law or regulation, each party agrees to be financially responsible for any damage to, or loss of equipment loaned from the other party, caused by the borrowing party's personnel through negligent conduct or willful misconduct.

8. REPORTING PROCEDURES:

a. JCDTF personnel will input statistical results of support to LEAs into the Full Time Support Management Control System (FTSMCS) Case Management (CM) for inclusion in required reports and records.

b. The JCDTF will maintain compliance with Intelligence Oversight (IO) and Operational Security on all reporting in accordance with all Department of Defense (DoD) regulations and guidance.

c. Information provided to the JCDTF by the LEA will not be released outside of the LEA unless in accordance with supported duties in the task force and approved by the LEA.

9. COMMAND AND CONTROL:

a. JCDTF is under the command and control of the CDC. The supported LEA will notify the CDC immediately if any JCDTF personnel are injured or suspected of misconduct. Personnel may be recalled at any time from their LEA due to emergencies or other operational necessities. The CDC has the sole discretion to approve or deny modifications to a LEA support request.

b. JCDTF personnel are under the direct supervision of the supported agency for all assigned duties. JCDTF personnel will also maintain a military chain of command. The military chain of command always takes precedence.

c. The JCDTF will handle all personnel management processes.

10. SCOPE OF OPERATIONS: JCDTF personnel will operate in accordance with a LEA support request as approved by the CDC, subject to the operational constraints found in law, in intelligence oversight regulations, in DoD policy, in the CNGBM 3100.01, and in periodic guidance from the Deputy Assistant Secretary of Defense for Counternarcotics and Stabilization Policy (DASD CNSP). JCDTF personnel will not participate in direct law enforcement action, nor will they participate in the collection of information on U.S. persons.

11. RULES FOR THE USE OF FORCE:

a. Prior to the beginning of an operation, the supported LEA will provide the JCDTF with all known information regarding potential or actual threats and hazards to personnel and equipment. JCDTF personnel will operate under and comply with the Rules for the Use of Force (RUF) orders established by The Adjutant General for the State of Texas. Only specifically authorized JCDTF personnel shall carry issued weapons. The JCDTF CDC authorizes these individuals in an armed status with the concurrence of the supported LEA. Each LEA will follow their own policy concerning firearms discharge and use of deadly force.

b. JCDTF personnel have the right to use force only, if necessary, to defend themselves or in the defense of others. The member can only use the amount of force necessary to achieve self-protection or preservation. Members are only to use deadly force if all lesser means of force have been exhausted or are unavailable and will only use the minimum force immediately necessary to defend against the unlawful use of deadly force and only if the risk of injury to innocent persons or bystanders are not increased by using deadly force.

12. PUBLIC AFFAIRS:

a. Information released to the media concerning JCDTF support to LEAs is coordinated between the LEA and JCDTF public affairs/information officers. Participating JCDTF personnel or specific units will not be identified by name, address or photograph unless cleared through the CDC, who is responsible for obtaining a release through applicable National Guard channels.

b. The lead party for the dissemination of information is the LEA, and therefore, members of the JCDTF will refer all questions from the media to the LEA for reply. The JCDTF public affairs office may provide guidance on issues specific to the National Guard as appropriate.

13. SAFETY: The safety of JCDTF personnel is the primary concern of the CDC and is emphasized in planning and execution of operations. The accomplishment of all LEA supported missions with minimum risk is paramount. JCDTF personnel will always adhere to the CDC's safety policy. JCDTF personnel should not knowingly be sent to, or directed to enter a hostile environment where there is a high probability of encountering life threatening situations or direct contact with suspects. The JCDTF develops risk assessments and implements control measures to mitigate risk based on the authorized activities they conduct at the request of the LEA, and the threats they may encounter in their operational environments.

14. WARRANTS/LEGAL REQUIREMENTS: The supported LEA is responsible for obtaining the legal authorizations and warrants required to permit information handling. The supported LEA recognizes that JCDTF personnel may not engage in any activity that law enforcement officers are prohibited from conducting. JCDTF personnel will not be utilized for or participate in unauthorized surveillance activities. Information or data obtained by the JCDTF, because of work done in support of the LEA, is passed on immediately, as obtained, to the LEA, and is not stored or maintained by JCDTF personnel or in National Guard facilities. Procedures utilized for reporting such information are established by the LEA in accordance with internal practices and procedures. The LEA is responsible for follow-up on any such information. Information gathered by members of the JCDTF will be given adequate classification consideration.

15. ARREST, SEARCHES, SEIZURES AND EVIDENCE:

a. JCDTF personnel will not directly participate in law enforcement activities such as arresting or conducting searches of individuals or private property. Additionally, JCDTF personnel do not enter the chain of custody of evidence but may provide LEA officials with technical support for digital evidence extraction, preservation, and analysis.

b. All activities performed by JCDTF personnel shall be strictly limited to support of LEA counter-drug operations. JCDTF personnel shall not collect, retain, or disseminate information on United States persons or store LEA sensitive products on JCDTF databases. JCDTF personnel may support digital forensic efforts after the information has been lawfully obtained by the LEA.

c. JCDTF personnel will not be deputized or cross designated with Title 21 investigative authority.

16. SUBPOENAS OR OTHER ORDERS TO APPEAR: The supported LEA will immediately notify JCDTF personnel in the event they are subpoenaed, or otherwise ordered to appear in any court. JCDTF personnel will report such order to appear in court to their respective military command and Judge Advocate. If JCDTF personnel are ordered to appear in court, the supported LEA will assist the JCDTF personnel to obtain pre-trial counsel and preparation from the prosecuting attorney responsible for the case.

17. DUTY HOURS, UNIFORM WEAR & WORK SCHEDULES: Duty hours and work schedules shall be in accordance with the LEA support request. All JCDTF personnel maintain additional military duties as part of their regular National Guard unit. As such, JCDTF personnel will be required to attend Inactive Duty Training (monthly drills as required) and Annual Training (not to exceed 30 days). In addition, all JCDTF personnel are authorized 30 days of leave per year, as approved by the CDC. Personnel will wear appropriate military uniforms on duty unless this requirement has been explicitly waived by the CDC or their designated representative.

18. WORKSPACE REQUIREMENTS: The supported LEA will provide parking, appropriate workspace, and use of communication equipment (including desk phone, personal computer, and internet/email capabilities) for JCDTF personnel.

19. LEA FUNDING: This MOU is not an obligation or commitment of funds, nor a basis for transfer of funds. Even where one party has agreed (or later does agree) to assume a particular financial responsibility, written agreement must be obtained before incurring an expense expected to be assumed by another party. All obligations of, and expenditures by the parties are subject to their respective budgetary and fiscal processes and availability of funds pursuant to all laws, regulations, and policies applicable thereto. The parties acknowledge that there is no intimation, promise, or guarantee that funds will be available in future years.

20. SALARIES & BENEFITS: All JCDTF personnel serve in military status on full time National Guard duty. As such, the JCDTF will pay all related salaries, allowances, and benefits for JCDTF personnel. The supported LEA shall not pay any monetary bonus or other monetary award to any JCDTF personnel without the advanced approval of the CDC.

21. EQUITABLE SHARING PROGRAM: The JCDTF may participate in equitable sharing (asset forfeiture) as permitted by law and policy. The JCDTF will apply for a respective share, based upon the level of participation, in an investigation resulting in the seizure and subsequent forfeiture of assets. All forfeiture sharing shall be in accordance with applicable laws governing the disposition of forfeited assets.

22. LIABILITIES:

a. The LEA acknowledges that the United States of America is liable for the negligent, wrongful acts or omissions of its agents and employees while acting within the scope of their employment to the extent permitted by the Federal Tort Claims Act, codified in Title 28, Section 1346 of the United States Code.

b. No hold harmless agreements are required in agreement between the JCDTF and other federal agencies. The Federal Government may not hold harmless a state or other jurisdiction.

23. RENEGOTIATION/MODIFICATION: This MOU may be altered or otherwise modified, if done in writing through mutual written consent from the JCDTF and the LEA. Changes to the scope of work or functions of JCDTF must be approved by the CDC. Agreements must be renegotiated when laws, regulations, and/or support requirements change in such a manner that the agreement cannot be executed.

24. TERMINATION: This MOU will remain in effect until otherwise rescinded or revoked by either party, or otherwise upon expiration date. Either the JCDTF or LEA may terminate this MOU at any time by written or verbal notification to the other party. If notification of termination is delivered verbally, written confirmation shall follow within five business days. The LEA recognizes that JCDTF personnel may be mobilized and called to active federal military duty as part of their normal military unit. In addition, the LEA understands that JCDTF operations are subject to and dependent upon annual appropriated funding.

25. CORRESPONDENCE: All correspondence to be sent and notices to be given pursuant to this MOU will be addressed, if to the LEA, to Chief Jaime Ayala 1702 S Closner, Blvd, Edinburg, TX 78539 and, if to the JCDTF, to ATTN: Joint Counterdrug Task Force J3, 2200 W. 35th St. Austin, TX 78703, or as may from time to time otherwise be directed by the parties.

SUBJECT: Memorandum of Understanding (MOU) for Operational Support from the Texas Joint Counterdrug Task Force (JCDTF)

26. POINTS OF CONTACT:

JCDTF:

CPT Steven Crouch, J3	1SG David Middleton, J3
(512) 782-5001 x5633	(512) 782-5001 x5513
Steven.j.crouch.mil@army.mil	David.w.middleton.mil@army.mil

LEA:

Orlando Garcia, Lieutenant	Jaime Ayala, Police Chief
956-289-7727	956-289-7701
ogarcia@cityofedinburg.com	jaimeayala@cityofedinburg.com

27. ANNUAL REVIEW DUE DATES: The CDC will conduct an annual review of this MOU to ensure all support requirements are met.

Fiscal Year 2026 Review date: _____ Reviewed by: _____

Fiscal Year 2027 Review date: _____ Reviewed by: _____

By affixing their signature to this MOU, each party affirmatively represents that they are authorized to enter this MOU on behalf of their respective agency.

_____	_____
JAMES F. COBB	JAIME AYALA
Lt Col, TXANG	Chief of Police
Coordinator	City of Edinburg
_____	_____
(Date)	(Date)

_____
TANYA R. TROUT
Brigadier General, TXARNG
Director of Joint Staff

_____
(Date)

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.D.

1. **Agenda Item:**
Consider Exercising the Second Year Option to Award the City of Edinburg's Fiscal Year 2023-2024 Audit to Cascos & Associates, PC, in the Amount of $86,900.00 and Authorize the City Manager to Execute an Engagement Letter relating Thereto. [Ascencion Alonzo, Director of Finance]

2. **Description:**
Staff recommends awarding the audit for Fiscal Year ending September 30, 2024 to the accounting firm of Cascos & Associates, PC. Cascos & Associates, PC, will perform an audit of the City's governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information, including the disclosures, which collectively comprise the basic financial statements, of the City as of the year ended September 30, 2024. Accounting standards generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the City's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, they will apply certain limited procedures ot the City's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to their inquiries, the basic financial statements, and other knowledge they obtain during their audit of the basic financial statements.

Chapter 2254.001 Professional Services Procurement Act, defines Professional Services as services provided in connection with the professional employment or practice of a person who is licensed or registered as a certified public accountant. The procurement of an Auditing firm qualifies as a professional service. Under Local Government Code Chapter 252. Purchasing and Contracting Authority of Municipalities, Section 252.022 General Exemptions-a procurement for personal, professional, or planning services is exempt. Procurement of auditing services is exempt under the local government code.

Funding in the amount of $86,900 is available in the Fiscal Year 2024-2025 Operating Funds Budget, Non-Departmental, Audit.

3. **Staff's Recommendation:**
Approve Exercising the Second Year Option to Award the City of Edinburg's Fiscal Year 2023-2024 Audit to Cascos & Associates, PC, in the Amount of $86,900.00 and Authorize the City Manager to Execute Engagement Letter Relating Thereto.

Reviewed by:
Nelda Ramirez, Assistant City Manager

Prepared by:
Ascencion Alonzo, Finance

Director

Attachments:

A. City of Edinburg Engagement Letter

Cascos & Associates, PC

Certified Public Accountants

Audit/Accounting/Tax/Consulting

AUDIT ENGAGEMENT LETTER

July 25, 2024

City of Edinburg, Texas
Attn: Myra L. Ayala
City Manager
415 W. University Drive
Edinburg, Texas 78540

We are pleased to confirm our understanding of the services we are to provide for City of Edinburg, Texas (the "City") for the year ended September 30, 2024.

Audit Scope and Objectives

We will audit the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information, including the disclosures, which collectively comprise the basic financial statements, of the City as of and for the year ended September 30, 2024. Accounting standards generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the City's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the City's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient appropriate evidence to express an opinion or provide any assurance. The following RSI is required by GAAP and will be subjected to certain limited procedures, but will not be audited:

1) Management's Discussion and Analysis.
2) Budgetary Comparison Schedules
3) Schedule of Changes in Net Pension and OPEB Liability
4) Schedule of Contributions for Pensions and OPEB

We have also been engaged to report on supplementary information other than RSI that accompanies the City's financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with GAAS, and we will provide an opinion on it in relation to the financial statements as a whole in a report combined with our auditors' report on the financial statements.

1) Schedule of expenditures of federal awards.
2) Combining Statements and Schedules

Texas Society of Certified Public Accountants | AICPA Governmental Audit Quality Center

765 East 7th Street / Brownsville, Texas 78520
Phone (956) 544-7778 Fax (956) 544-8465
Email: ccascos@cascoscpa.com

AICPA Members | TXCPA Rio Grande Valley

In connection with our audit of the basic financial statements, we will read the following other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

1) Introductory Section

2) Statistical Section

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and issue an auditors' report that includes our opinions about whether your financial statements are fairly presented, in all material respects, in conformity with GAAP, and report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment of a reasonable user made based on the financial statements. The objectives also include reporting on:

- Internal control over financial reporting and compliance with provisions of laws, regulations, contracts, and award agreements, noncompliance with which could have a material effect on the financial statements in accordance with *Government Auditing Standards*.
- Internal control over compliance related to major programs and an opinion (or disclaimer of opinion) on compliance with federal statutes, regulations, and the terms and conditions of federal awards that could have a direct and material effect on each major program in accordance with the Single Audit Act Amendments of 1996 and Title 2 U.S. *Code of Federal Regulations* (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance).

Auditors' Responsibilities for the Audit of the Financial Statements and Single Audit

We will conduct our audit in accordance with GAAS; the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; the Single Audit Act Amendments of 1996; and the provisions of the Uniform Guidance, and will include tests of accounting records, a determination of major program(s) in accordance with Uniform Guidance, and other procedures we consider necessary to enable us to express such opinions. As part of an audit in accordance with GAAS and *Government Auditing Standards*, we exercise professional judgment and maintain professional skepticism throughout the audit.

We will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. We will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of waste and abuse is subjective, *Government Auditing Standards* do not expect auditors to perform specific procedures to detect waste or abuse in financial audits nor do they expect auditors to provide reasonable assurance of detecting waste or abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements or noncompliance may not be detected by us, even though the audit is properly planned and performed in accordance with GAAS and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements or on major programs. However, we will inform the appropriate level of management of any material errors, any fraudulent financial reporting, or misappropriation of assets that come to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. We will include such matters in the reports required for a Single Audit.

Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

In connection with this engagement, we may communicate with you or others via email transmission. As emails can be intercepted and read, disclosed, or otherwise used or communicated by an unintended third party, or may not be delivered to each of the parties to whom they are directed and only to such parties, we cannot guarantee or warrant that emails from us will be properly delivered and read only by the addressee. Therefore, we specifically disclaim and waive any liability or responsibility whatsoever for interception or unintentional disclosure of emails transmitted by us in connection with the performance of this engagement. In that regard, you agree that we shall have no liability for any loss or damage to any person or entity resulting from the use of email transmissions, including any consequential, incidental, direct, indirect, or special damages, such as loss of revenues or anticipated profits, or disclosure or communication of confidential or proprietary information.

We will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for a reasonable period of time.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and direct confirmation of receivables and certain assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will also request written representations from your attorneys as part of the engagement and they may bill you for responding to this inquiry.

We have identified the following significant risk(s) of material misstatement as part of our audit planning:

- Management override of controls
- Improper revenue recognition

Our planning has not been concluded, and modifications may still be made.

Our audit of financial statements does not relieve you of your responsibilities.

Audit Procedures—Internal Control

We will obtain an understanding of the government and its environment, including the system of internal control, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for our opinions. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentation, or the override of internal control. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

As required by the Uniform Guidance, we will perform tests of controls over compliance to evaluate the effectiveness of the design and operation of controls that we consider relevant to preventing or detecting material noncompliance with compliance requirements applicable to each major federal award program. However, our tests will be less in scope than would be necessary to render an opinion on those controls and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to the Uniform Guidance.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards, *Government Auditing Standards*, and the Uniform Guidance.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the City's compliance with provisions of applicable laws, regulations, contracts, and agreements, including grant agreements. However, the objective of those procedures will not be to provide an opinion on overall compliance, and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

The Uniform Guidance requires that we also plan and perform the audit to obtain reasonable assurance about whether the auditee has complied with federal statutes, regulations, and the terms and conditions of federal awards applicable to major programs. Our procedures will consist of tests of transactions and other applicable procedures described in the *OMB Compliance Supplement* for the types of compliance requirements that could have a direct and material effect on each of the City's major programs. For federal programs that are included in the Compliance Supplement, our compliance and internal control procedures will relate to the compliance requirements that the Compliance Supplement identifies as being subject to audit. The purpose of these procedures will be to express an opinion on the City's compliance with requirements applicable to each of its major programs in our report on compliance issued pursuant to the Uniform Guidance.

Responsibilities of Management for the Financial Statements and Single Audit

Our audit will be conducted on the basis that you acknowledge and understand your responsibility for (1) designing, implementing, establishing, and maintaining effective internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including internal controls over federal awards, and for evaluating and monitoring ongoing activities to help ensure that appropriate goals and objectives are met; (2) following laws and regulations; (3) ensuring that there is reasonable assurance that government programs are administered in compliance with compliance requirements; and (4) ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles; for the preparation and fair presentation of the financial statements, schedule of expenditures of federal awards, and all accompanying information in conformity with accounting principles generally accepted in the United States of America with oversight of those charged with governance; and for compliance with applicable laws and regulations (including federal statutes), rules, and the provisions of contracts and grant agreements (including award agreements). Your responsibilities also include identifying significant contractor relationships in which the contractor has responsibility for program compliance and for the accuracy and completeness of that information.

You are also responsible for making drafts of financial statements, schedule of expenditures of federal awards, all financial records, and related information available to us and for the accuracy and completeness of that information (including information from outside of the general and subsidiary ledgers). You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters; (2) access to personnel, accounts, books, records, supporting documentation, and other information as needed to perform an audit under the Uniform Guidance; (3) additional information that we may request for the purpose of the audit; and (4) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence. At the conclusion of our audit, we will require certain written representations from you about the financial statements; schedule of expenditures of federal awards; federal award programs; compliance with laws, regulations, contracts, and grant agreements; and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants. You are also responsible for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts, and grant agreements that we report. Additionally, as required by the Uniform Guidance, it is management's responsibility to evaluate and monitor noncompliance with federal statutes, regulations, and the terms and conditions of federal awards; take prompt action when instances of noncompliance are identified including noncompliance identified in audit findings; promptly follow up and take corrective action on reported audit findings; and prepare a summary schedule of prior audit findings and a separate corrective action plan.

You are responsible for identifying all federal awards received and understanding and complying with the compliance requirements and for the preparation of the schedule of expenditures of federal awards (including notes and noncash assistance received, and COVID-19-related concepts, such as lost revenues, if applicable) in conformity with the Uniform Guidance. You agree to include our report on the schedule of expenditures of federal awards in any document that contains, and indicates that we have reported on, the schedule of expenditures of federal awards. You also agree to include the audited financial statements with any presentation of the schedule of expenditures of federal awards that includes our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the schedule of expenditures of federal awards in accordance with the Uniform Guidance; (2) you believe the schedule of expenditures of federal awards, including its form and content, is stated fairly in accordance with the Uniform Guidance; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the schedule of expenditures of federal awards.

You are also responsible for the preparation of the other supplementary information, which we have been engaged to report on, in conformity with U.S. generally accepted accounting principles (GAAP). You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits, or other studies related to the objectives discussed in the Audit Scope and Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions for the report, and for the timing and format for providing that information.

With regard to publishing the financial statements on your website, you understand that websites are a means of distributing information and, therefore, we are not required to read the information contained in those sites or to consider the consistency of other information on the website with the original document.

Other Services

We will also assist in preparing the financial statements, schedule of expenditures of federal awards, and related notes of the City in conformity with accounting principles generally accepted in the United States of America and the Uniform Guidance based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. We will perform the services in accordance with applicable professional standards. The other services are limited to the financial statements, schedule of expenditures of federal awards, and related notes services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

You agree to assume all management responsibilities for the financial statements, schedule of expenditures of federal awards, and related notes, and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements, the schedule of expenditures of federal awards, and related notes and that you have reviewed and approved the financial statements, the schedule of expenditures of federal awards, and related notes prior to their issuance and have accepted responsibility for them. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash, accounts receivable, or other confirmations we request and will locate any documents selected by us for testing.

We will schedule the engagement based in part on deadlines, working conditions, and the availability of your key personnel. We will plan the engagement based on the assumption that your personnel will cooperate and provide assistance by performing tasks such as preparing requested schedules, retrieving supporting documents, and preparing confirmations. If, for whatever reason, your personnel are unavailable to provide the necessary assistance in a timely manner, it may substantially increase the work we have to do to complete the engagement within the established deadlines, resulting in an increase in fees over our original fee estimate.

At the conclusion of the engagement, we will complete the appropriate sections of the Data Collection Form that summarizes our audit findings. It is management's responsibility to electronically submit the reporting package (including financial statements, schedule of expenditures of federal awards, summary schedule of prior audit findings, auditors' reports, and corrective action plan) along with the Data Collection Form to the Federal Audit Clearinghouse. We will coordinate with you the electronic submission and certification. The Data Collection Form and the reporting package must be submitted within the earlier of 30 calendar days after receipt of the auditors' reports or nine months after the end of the audit period.

We will provide copies of our reports to the City; however, management is responsible for distribution of the reports and the financial statements. Unless restricted by law or regulation, or containing privileged and confidential information, copies of our reports are to be made available for public inspection.

The audit documentation for this engagement is the property of Cascos & Associates, PC and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Cascos & Associates, PC personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date or for any additional period requested by the regulator. If we are aware that a federal awarding agency, pass-through entity, or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

With the recent passing of Carlos H. Cascos, Alfredo Vera, Jr., CPA has been appointed and authorized by the independent executor and sole beneficiary of the estate as the managing and supervising CPA of the firm. He will be responsible for supervising the engagement and signing the reports or authorizing another individual to sign them.

Our fee for these services will be at our standard hourly rates plus out-of-pocket costs (such as report reproduction, word processing, postage, travel, copies, telephone, confirmation service provider fees, etc.) except that we agree that our gross fee, including expenses, will not exceed $86,900. Our standard hourly rates vary according to the degree of responsibility involved and the experience level of the personnel assigned to your audit. Our invoices for these fees will be rendered at the completion of our services. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the engagement. If significant additional time is necessary, we will keep you informed of any problems we encounter, and our fees will be adjusted accordingly.

You may request that we perform additional services not addressed in this engagement letter. If this occurs, we will communicate with you regarding the scope of the additional services and the estimated fees. We also may issue a separate engagement letter covering the additional services. In the absence of any other written communication from us documenting such additional services, our services will continue to be governed by the terms of this engagement letter.

Reporting

We will issue written reports upon completion of our Single Audit. Our reports will be addressed to the Mayor and the members of the City Council. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to our auditor's report, or if necessary, withdraw from this engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or issue reports, or we may withdraw from this engagement.

The *Government Auditing Standards* report on internal control over financial reporting and on compliance and other matters will state that (1) the purpose of the report is solely to describe the scope of testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance, and (2) the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. The Uniform Guidance report on internal control over compliance will state that the purpose of the report on internal control over compliance is solely to describe the scope of testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Both reports will state that the report is not suitable for any other purpose.

We appreciate the opportunity to be of service to the City and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the attached copy and return it to us.

Respectfully,

Cascos & Associates, PC

Cascos & Associates, PC
Brownsville, Texas

RESPONSE:
This letter correctly sets forth the understanding of the City of Edinburg, Texas.

Management signature: _____
Title: _____
Date: _____

Governance signature: _____
Title: _____
Date: _____

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.E.
City Council Minutes

1. **Agenda Item:**
Consider Approving the City Council Minutes for the following: 2024 Regular Meetings: May 29, 2024, June 04, 2024 and June 18, 2024. [Clarice Y. Balderas, City Secretary]

2. **Description:**
The City Secretary Department prepares and maintains the legislative history of all City Council meetings for historic and public purposes in accordance to the:
City of Edinburg Code of Ordinances, Charter, Article III. Procedures of the City Council, Legislation, Section 6: Introduction and Passage of Ordinances and Resolutions. The City Code of Ordinances states, "yeas and nays shall be taken upon the passage of all ordinances and resolutions and entered upon the journal of proceedings of the City Council."

Texas Government Code; Title 5. Open Government; Ethics; Subtitle A. Open Government; Chapter 551. Open Meetings; Subchapter A. General Provisions and Subchapter B. Record of Open Meeting:

Sec. 551.021. Minutes or Recording of Open Meeting Required "(a) A governmental body shall prepare and keep minutes or make a recording of each open meeting of the body. (b) The minutes must: (1) state the subject of each deliberation; and (2) indicate each vote, order, decision, or other action taken."

Sec. 551.022. Minutes and Recording of Open Meeting: Public Record; and the 2022 Texas Open Meeting Act, Chapter X. Records of Meetings, Section A. Minutes or Recordings of Open Meeting. "The minutes and recordings of an open meeting are public records and shall be available for public inspection and copying on request to the governmental body's chief administrative officer or the officer's designee."

City Council meeting minutes and recordings are available to the public upon request.

The City Council meeting videos are also available to the public through the city's website at: www.cityofedinburg.com. The Mayor signs the minutes and attested by the City Secretary. Minutes are maintained for historical and public purposes.

In accordance to the City's Code of Ordinances, the City Secretary Department prepares and maintains the minutes of all City Council meetings for historical and public purposes.

3. **Staff's Recommendation:**
Approve the City Council Minutes for the following: 2024 Regular Meetings: May 29, 2024, June 04, 2024, and June 18, 2024.

Reviewed by:
Clarice Balderas, City Secretary

Prepared by:
Maria Ortiz, Administrative

Assistant

Attachments:

A. 05292024CCRM Minutes
B. 06042024CCRM Minutes
C. 06182024CCRM Minutes

MINUTES OF THE EDINBURG CITY COUNCIL REGULAR MEETING
CITY OF EDINBURG, HIDALGO COUNTY, TEXAS
Location: Edinburg City Hall-Council Chambers
415 West University Dr.
Edinburg, Texas 78541
MAY 29, 2024
6:00 PM

Mayor Ramiro Garza, Jr. called the meeting to order at 6:00 p.m.

PRESENT:

Ramiro Garza, Jr.	Mayor
Daniel "Dan" Diaz	Mayor Pro Tem
Jason De Leon	Councilmember Place 2
David Salazar, Jr.	Councilmember Place 3
Myra L. Ayala	City Manager
Clarice Y. Balderas	City Secretary
Omar Ochoa	City Attorney

ABSENT:

David White	Councilmember Place 4

1. CALL TO ORDER, ESTABLISH QUORUM

A. Prayer by Dr. David Alexander, First Baptist Church.
B. Pledge of Allegiance by Mayor Ramiro Garza, Jr.

2. CERTIFICATION OF PUBLIC NOTICE

Mayor Ramiro Garza, Jr. verified the City Secretary's posting of the City Council meeting and its compliance as required by the Texas Open Meetings Act. The notice was posted on May 24, 2024 at 8:30 p.m.

3. DISCLOSURE OF CONFLICT OF INTEREST

City Attorney Omar Ochoa stated under State Law a conflict of interest exists if a Councilmember or a certain member of that Councilmember's family has a qualifying financial interest in any agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on that agenda item.

Omar Ochoa, City Attorney asked Mayor and Councilmembers if there were any known conflict of interest to disclose at that time.

There were no conflict of interests presented.

4. PROCLAMATIONS/RECOGNITIONS

A. Presentation of Certificates of Recognition to the 2024 Girl Scouts of Greater South Texas Graduating Senior Ambassadors Troop No. 059, Troop No. 62, Troop No. 65, Troop No. 1008, and Troop Juliette as Requested by Delia Quilanta. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the names of the recipients aloud.

Mayor Ramiro Garza, Jr. congratulated the graduating senior ambassadors and stated it is a lot of work and dedication to be a Girl Scout and he would like to advise them to go out and do everything they want to in terms of education but to come back to lead the city.

B. Presentation of Proclamation Recognizing May 2024 as National Stroke Awareness Month as Requested by Doctor's Hospital at Renaissance Health. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Dr. Fernandez, DHR stated on behalf of Doctor's Hospital at Renaissance Health they appreciated the recognition of the importance of creating awareness about strokes, she stated it is a leading cause of death and disability in Texas. Dr. Fernandez stated two million neurons die every minute a person is having a stroke, if the symptoms are recognized and are able to act fast more people can be helped because there are many efficient treatments. She encouraged everyone to join forces and spread awareness.

C. Presentation of Proclamation Recognizing May 19-25, 2024 as Public Works Week. [Vincent Romero, Director of Public Works]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Vincent A. Romero, Director of Public Works stated they honor and celebrate the contribution of the public works staff. He said the dedicated men and women work tirelessly behind the scene to ensure the community runs smoothly and safely. Mr. Romero stated the theme "Advancing Quality of Life for All" perfectly captures the essence of what the public works staff does. From maintaining the roads and bridges, drainage system, the network of traffic signs and signals to the never-ending maintenance of right of ways and green spaces. Their efforts are essential to daily life, they are often the first to respond to emergencies and weather events mitigating road closures or clearing streets, removing down trees and dewatering. They are always present during weather events to ensure the infrastructure remains resilient and reliable. Their dedication and hard work often goes unnoticed but they are the backbone of daily life, their commitment keeps the city running smoothly and safely. Mr. Romero stated he would like all Public Works staff to know their hard work and dedication does not go unnoticed, and to all Public Works staff he extended the utmost gratitude, for their commitment to excellence and service truly making the City of Edinburg a better place to live.

Mayor Ramiro Garza, Jr. thanked the Public Works staff for all they do day in and day out, he said they are the ones that get the first complaints from roadways or other things

that need to be done, but they never get thanked enough. Mayor Garza, thanked staff for all they do, he said many residents appreciate the work that is done every day. He stated it is a tough task with the city growing adding more areas to maintain and take care of and he said they do an excellent job.

Mayor Pro Tem Daniel "Dan" Diaz stated Public Works are not recognized but they are first responders, he said in all emergencies they are the first that go out there in the rain, high winds, and the flooding and without them being out there no one would be able to move around.

5. PUBLIC COMMENTS

Magdiel Castle, Assistant Director of Cultural Arts: Mr. Castle stated Conceptos Dance Ensemble, is a dance group absorbed into the City of Edinburg, where they have dance classes free to the students, with costumes provided. The Conceptos Dance Ensemble competed in San Antonio with over 800 different teams from all over the nation from California to Georgia. He said this was their first time competing and they not only brought back 14 trophies but were also crowned Grand Champions nationwide and earned several Best of the Best Awards. Mr. Castle stated the two groups in costumes were awarded 300 points out of 300 points for their duets. He stated the group is thankful to have the space here in Edinburg to practice and display their talent.

Nancy Soto: Ms. Soto stated she was very proud of Conceptos and proud that they can represent their culture, and the City of Edinburg. She thanked the Mayor and Council for the support.

Eduardo Gamino: Mr. Gamino stated he was proud of everyone, he said it was hard practicing long hours but they were able to accomplish their goal. Mr. Gamino stated they were all very thankful for all the support.

Javier Solis, Lower Rio Grande Valley Development Council: Mr. Solis was present to inform the public that they have selected the City of Edinburg to host the 2024 Annual South Texas Rio Grande Valley Police K-9 competition. He stated they have been hosting the event for several years and last year they had a very successful event at the Bert Ogden Arena and they would like a repeat. Mr. Solis thanked the Mayor and Council and the City of Edinburg for all the support. He stated this year's competition would be held at the Parks and Recreation Center he said they have been working with city staff and they have been supportive. Mr. Solis invited everyone to come out and witness the event that highlights and features the talents of the four-legged heroes that at times are forgotten in law enforcement. Mr. Solis stated the event is international and they already have teams from Arkansas, they have gotten confirmation from the Kansas City Railroad, in Mexico they have police K-9 coming from Monterey, and San Luis Potosi. He stated the event has also been a platform to inform citizens' information on the many social and public programs available out there. He asked everyone to help promote the event to the public and if there are, any programs within the city that you would like featured at the event reach out and get a table or a booth setup.

Fern McClaugherty: Ms. McClaugherty stated the people want a city that provides basic services like water, sewer, streets, and public safety at the lowest cost possible, recognizing that each community is financially different. She stated the Council does not see that the services provided must be within the ability of the people's ability to pay. Ms. McClaughrty stated the City has not conducted a survey to establish the people's ability to pay, but what is known is that Hidalgo County is one of the largest counties with one of the largest concentrations of poverty and the City of Edinburg is right in the middle. She said the elected officials are doing things that are increasing poverty and that the people do not want. Ms. McClaugherty stated increasing taxes will increase poverty and the people are unable to keep up with the city's spending. She said every member of this Council voted supporting the existing members of the appraisal district board and they have increase the property values at least twenty years. She said the average value increase for the people they help protest is 40%, and that is the result of the elected officials spending. Ms. McClaugherty stated the water rate will be increased by over 67% but the increase was spread over several years. She said that was one of the complaints leveled against the previous administration, they would tax for stuff they were going to do in the future. She stated the 67% increase is described as a modest rate adjustment. She stated the Council lowered the tax rate by one cent and increased the water rate by 67%. Ms. McClaugherty stated in 2025 there are two councilmembers and a mayor are up for reelection and she is waiting to hear their reelection speeches. Ms. McClaugherty asked that everyone continue praying for Israel.

Magdiel Castle,Assistant Director of Cultural Arts: Mr. Castle was present to invite the public to a concert in the Spring Concert Series as part of the Music Friendly community. He stated they had been having concerts of different genres, by young Rio Grande Valley artists. He invited everyone to the punk concert on Saturday, June 1, 2024 from 7:00 p.m. to 11:00 p.m. Mr. Castle also encouraged everyone to submit photos of Edinburg to be entered in the photo contest, and winners will be featured on a calendar.

Viviana Caballero, Library Children's Supervisor: Ms. Caballero was present to invite the community to register for the summer reading program themed Adventures at Your Library, starting June 10, 2024. She said the program would include literacy programs, art sessions, story times, and special presentations. Ms. Caballero stated the program is for everyone, children, teens, and adults, with sessions for every age. She said the summer reading program would be held for six weeks with a day session Monday through Friday and it will be free with all materials included. Ms. Caballero invited everyone to the summer reading program kickoff party on Friday, June 7, 2024 at 6:00 p.m. at the library.

There were no further Public Comments.

6. PUBLIC HEARING

Mayor Ramiro Garza, Jr. declared the hearing open for public comments at 6:37 p.m. There being no comments, Mayor Ramiro Garza, Jr. declared the hearing closed at 6:38 p.m.

A. Hold Public Hearing and Consider the Variance Request to the City's Unified Development Code Article 4, Section 4.303, Permanent Signs, Being Lot 1, Freedom Bank at La Sienna Subdivision, Located at 4120 North I-69C, as Requested by A1 Skylite Signs. [Jaime, Acevedo, Director of Planning & Zoning]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve the Variance Request to the City's Unified Development Code Article 4, Section 4.303, Permanent Signs, Being Lot 1, Freedom Bank at La Sienna Subdivision, Located at 4120 North I-69C, as Requested by A1 Skylite Signs.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

7. ORDINANCES

A. Consider Ordinance Providing for a Temporary Special Use Permit for "Sacred Heart Catholic Church Corpus Christi Solemn Procession" to be Held Sunday, June 2, 2024, Being Edinburg Original Townsite, Block 319, Lots 1-5, Located at 216 N. 16th Avenue at Sacred Heart Catholic Church, as Requested by Sacred Heart Catholic Church [Jaime Acevedo, Director of Planning and Zoning]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve Ordinance Providing for a Temporary Special Use Permit for "Sacred Heart Catholic Church Corpus Christi Solemn Procession" to be Held Sunday, June 2, 2024, Being Edinburg Original Townsite, Block 319, Lots 1-5, Located at 216 N. 16th Avenue at Sacred Heart Catholic Church, as Requested by Sacred Heart Catholic Church.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None

ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

B. Consider Ordinance Amending the Code of Ordinances of the City of Edinburg, Texas at Title XI. Business Regulations, by Adding Chapter 121 Funeral Escorts. [Omar Ochoa, City Attorney]

MOTION: Councilmember Jason De Leon to Approve Ordinance Amending the Code of Ordinances of the City of Edinburg, Texas at Title XI. Business Regulations, by Adding Chapter 121 Funeral Escorts.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

8. AWARDING OF BIDS

A. Consider Awarding RFP No. 2024-010, Animal Care Facility to Renoworks, LLC in an Amount Not to Exceed $600,000.00 and Authorize the City Manager to Execute Any Documents Related Thereto. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

MOTION: Councilmember David Salazar, Jr. to Approve Awarding RFP No. 2024-010, Animal Care Facility to Renoworks, LLC in an Amount Not to Exceed $600,000.00 and Authorize the City Manager to Execute Any Documents Related Thereto.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

Mayor Ramiro Garza, Jr. stated he would like to meet with Palm Valley Animal Society, because once the facility is built it will not solve the challenge the city has. The facility will be at capacity. He said Palm Valley Animal Society and the City of McAllen have a partnership and that maybe something the City of Edinburg should entertain.

Ms. McClaugherty asked if the City of Edinburg would be opening its own facility, and that it will be a no kill facility and get the animals adopted. She asked that the city reach out to veterinarians for help spaying and neutering the animals, because many people cannot afford it. The reproduction and spread of animals needs to be controlled.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

B. Consider Awarding RFP No. 2024-016, Park Restrooms (Frontier, Bicentennial and Memorial) to 8/A Builders, LLC in the Amount Not to Exceed $1,027,630.91 and Authorize the City Manager to Execute Any Documents Related Thereto. [Mardoqueo Hinojosa, P.E., CFM, City Engineer]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve Awarding RFP No. 2024-016, Park Restrooms (Frontier, Bicentennial and Memorial) to 8/A Builders, LLC in the Amount Not to Exceed $1,027,630.91 and Authorize the City Manager to Execute Any Documents Related Thereto.
SECOND: Councilmember David Salazar, Jr.

Mayor Ramiro Garza, Jr. asked staff to expedite the process.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

C. Consider Authorizing the Purchase of 60"X 47'-9" and 84.16" X 64'-11.25" Exhibit Glass Cases for the Edinburg ACE Building from G&S Glass, LLC Through Texas Interlocal Purchasing Contract (TIPS) Contract No. 21101, in the Amount of $125,000.00. [Leticia Leija, Director of Library & Cultural Arts]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve Authorizing the Purchase of 60"X 47'-9" and 84.16" X 64'-11.25" Exhibit Glass Cases for the Edinburg ACE Building from G&S Glass, LLC Through Texas Interlocal Purchasing Contract (TIPS) Contract No. 21101, in the Amount of $125,000.00.

SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

D. Consider Authorizing the Purchase of Network Equipment for the Edinburg ACE Building from Netsync through Department of Information Resources (DIR) Contracts, DIR-TSO-4167 for Hardware and DIR-CPO-4430 for the Installation and Configuration, in the Amount of $92,098.98. [Daniel Vera, Director of Information Technology]

MOTION: Councilmember David Salazar, Jr. to Approve Authorizing the Purchase of Network Equipment for the Edinburg ACE Building from Netsync through Department of Information Resources (DIR) Contracts, DIR-TSO-4167 for Hardware and DIR-CPO-4430 for the Installation and Configuration, in the Amount of $92,098.98.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

E. Consider Authorizing the Purchase of One (1) 2024 Chevy Tahoe Through the Texas Interlocal Purchasing Contract, TIPS-Contract No. 210907 and Accessories, Equipment and Installation Through Various Cooperative Agreements Through the FY 2023 Operation Stonegarden Grant No. 3172509 Funds, in the Amount of $89,281.90. [Jaime Ayala, Chief of Police]

MOTION: Councilmember David Salazar, Jr. to Approve Authorizing the Purchase of One (1) 2024 Chevy Tahoe Through the Texas Interlocal Purchasing Contract, TIPS-Contract No. 210907 and Accessories, Equipment and Installation Through Various

Cooperative Agreements Through the FY 2023 Operation Stonegarden Grant No. 3172509 Funds, in the Amount of $89,281.90.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

9. CONTRACTUAL

A. Consider Authorizing the City Manager to Enter Into a Memorandum of Understanding (MOU) Between the City of Edinburg Police Department and the South Texas Independent School District to Establish Responsibility Between Entities for On-Campus Events. [Jaime Ayala, Chief of Police]

MOTION: Councilmember David Salazar, Jr. to Approve
SECOND: Councilmember Jason De Leon

Mayor Ramiro Garza, Jr. asked with South Texas Independent School District establishing their own Police Department and hiring City of Edinburg off duty officers, would that affect the city's force and will there be any funding tied to the MOU?

There was discussion. Jaime Ayala, Chief of Police addressed the Council questions.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

10. RESOLUTIONS

A. Consider Resolution to Ratify the City Manager's Submission of a Grant Application to the Office of U.S. Senator John Cornyn for the Fiscal Year 2025 Appropriations Request

Program to Fund the Utilities Capital Improvement Project for Water Infrastructure Rehabilitation and Execute Documents Related Thereto. [Gerardo Carmona Jr., P.E, Director of Utilities]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve Resolution to Ratify the City Manager's Submission of a Grant Application to the Office of U.S. Senator John Cornyn for the Fiscal Year 2025 Appropriations Request Program to Fund the Utilities Capital Improvement Project for Water Infrastructure Rehabilitation and Execute Documents Related Thereto.
SECOND: Councilmember David Salazar, Jr.

Mayor Ramiro Garza, Jr. stated there is a 20% match and staff needs to ensure the department budgets for this 20% match.

There was discussion. Myra L. Ayala, City Manager addressed the Council's questions.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

B. Consider Resolution to Ratifying the City Manager's Submission of a Grant Application to the Office of U.S. Senator John Cornyn for the Fiscal Year 2025 Appropriations Request Program to Fund the Airport Master Plan Airport Airfield Taxiways Reconstruction Project and Execute Documents Related Thereto. [Eddie Velarde, Director of Aviation]

MOTION: Councilmember David Salazar, Jr. to Approve Resolution to Ratifying the City Manager's Submission of a Grant Application to the Office of U.S. Senator John Cornyn for the Fiscal Year 2025 Appropriations Request Program to Fund the Airport Master Plan Airport Airfield Taxiways Reconstruction Project and Execute Documents Related Thereto.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None

ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

C. Consider Amendment No. 1 to Resolution No. 2610 Authorizing the Edinburg City Council to Designate Authorized Signatories for Contractual and Financial Documents for Requesting Funds Pertaining to the Texas General Land Office (GLO) Community Development Block Grant Disaster Recovery Program Infrastructure Project Through the Community Development & Revitalization Division Awarded as Contract No. 23-152-007-E179, 2018 South Texas Floods Funding, and Execute Grant Documents Relating Thereto. [Claudia L. Farias, Director of Grants Administration]

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to Approve Amendment No. 1 to Resolution No. 2610 Authorizing the Edinburg City Council to Designate Authorized Signatories for Contractual and Financial Documents for Requesting Funds Pertaining to the Texas General Land Office (GLO) Community Development Block Grant Disaster Recovery Program Infrastructure Project Through the Community Development & Revitalization Division Awarded as Contract No. 23-152-007-E179, 2018 South Texas Floods Funding, and Execute Grant Documents Relating Thereto.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

D. Consider Resolution Finding that AEP Texas Inc.'s Requested Increase to its Electric Transmission and Distribution Rates and Charges Within the City Should Be Denied. [Omar Ochoa, City Attorney]

MOTION: Councilmember David Salazar, Jr. to Approve Resolution Finding that AEP Texas Inc.'s Requested Increase to its Electric Transmission and Distribution Rates and Charges Within the City Should Be Denied.
SECOND: Councilmember Jason De Leon
There was discussion. Omar Ochoa, City Attorney addressed the Council's questions.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:

AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

11. BUDGET

A. Consider Approving Fiscal Year 2023-2024 Budget Transfers for the Following: [Ascencion Alonzo, Director of Finance]

Planning & Zoning
1. General Fund: FROM Other Materials TO Travel, Training, Meetings; Rents & Contractuals; Wearing Apparel; and Recreation & Education, in the Amount of $13,000. [Jaime Acevedo, Director of Planning & Zoning]

Public Works Administration
1. General Fund: FROM Rents & Contractuals TO Office Supplies, in the Amount of $2,000. [Vincent Romero, Director of Public Works]

Right of Way
1. General Fund: FROM Botanical & Agricultural TO Motor Vehicles-Maintenance, in the Amount of $15,000. [Vincent Romero, Director of Public Works]

Solid Waste Management
1. Solid Waste Management Fund: FROM Professional Services TO Machines & Equipment; and Motor Vehicles-Maintenance, in the Amount of $250,000. [Ramiro Gomez, Director of Solid Waste Management]
2. Solid Waste Management Fund: FROM Building TO Building & Structures; and Air Conditioning Units, in the Amount of $6,790. [Ramiro Gomez, Director of Solid Waste Management]
3. Solid Waste Management Fund: FROM Salaries; Longevity; Overtime; Certification Pay; Taxes; Retirement; Group Insurance; and Disability TO Motor Vehicle Fuel, in the Amount of $300,000. [Ramiro Gomez, Director of Solid Waste Management]

South Texas Int'l Airport at Edinburg
1. South Texas Int'l Airport at Edinburg Fund: FROM Professional Services; and Other TO Motor Vehicles-Maintenance; Machines & Equipment; Office Supplies; Food; Motor Vehicle Fuel; Janitorial; and Motor Vehicles-Supplies, in the Amount of $41,500. [Eddie Velarde, Director of Aviation]

Streets
1. General Fund: FROM Drainage Facilities TO Streets & Alleys; and Machines & Equipment, in the Amount of $100,000. [Vincent Romero, Director of Public Works]

Utilities

1. Utility Fund: FROM Salaries; Longevity; Taxes; Retirement; Group Insurance; Overtime; Certification Pay; Disability Insurance; and Worker's Compensation TO Professional Services; Motor Vehicles-Maintenance; Motor Vehicle Fuel; Communication; Other; Wearing Apparel; Tools; Chemicals-Medical & Lab; and Sanitary Sewer Systems, in the Amount of $182,000. [Gerardo Carmona, Director of Utilities]
2. Utility Fund: FROM Travel, Training, Meetings; Chemicals-Medical & Lab; and Water Distribution System TO Office Supplies; Rents & Contractuals; and Sanitary Sewer System, in the Amount of $126,000. [Gerardo Carmona, Director of Utilities]

MOTION: Councilmember Jason De Leon to Approve Fiscal Year 2023-2024 Budget Transfers for the Following:

Planning & Zoning

1. General Fund: FROM Other Materials TO Travel, Training, Meetings; Rents & Contractuals; Wearing Apparel; and Recreation & Education, in the Amount of $13,000.

Public Works Administration

1. General Fund: FROM Rents & Contractuals TO Office Supplies, in the Amount of $2,000.

Right of Way

1. General Fund: FROM Botanical & Agricultural TO Motor Vehicles-Maintenance, in the Amount of $15,000.

Solid Waste Management

1. Solid Waste Management Fund: FROM Professional Services TO Machines & Equipment; and Motor Vehicles-Maintenance, in the Amount of $250,000.
2. Solid Waste Management Fund: FROM Building TO Building & Structures; and Air Conditioning Units, in the Amount of $6,790.
3. Solid Waste Management Fund: FROM Salaries; Longevity; Overtime; Certification Pay; Taxes; Retirement; Group Insurance; and Disability TO Motor Vehicle Fuel, in the Amount of $300,000.

South Texas Int'l Airport at Edinburg

1. South Texas Int'l Airport at Edinburg Fund: FROM Professional Services; and Other TO Motor Vehicles-Maintenance; Machines & Equipment; Office Supplies; Food; Motor Vehicle Fuel; Janitorial; and Motor Vehicles-Supplies, in the Amount of $41,500. **Streets**
1. General Fund: FROM Drainage Facilities TO Streets & Alleys; and Machines & Equipment, in the Amount of $100,000.

Utilities

1. Utility Fund: FROM Salaries; Longevity; Taxes; Retirement; Group Insurance; Overtime; Certification Pay; Disability Insurance; and Worker's Compensation TO Professional Services; Motor Vehicles-Maintenance; Motor Vehicle Fuel; Communication; Other; Wearing Apparel; Tools; Chemicals-Medical & Lab; and Sanitary Sewer Systems,

in the Amount of $182,000.
2. Utility Fund: FROM Travel, Training, Meetings; Chemicals-Medical & Lab; and Water Distribution System TO Office Supplies; Rents & Contractuals; and Sanitary Sewer System, in the Amount of $126,000.
SECOND: Councilmember David Salazar, Jr.

There was discussion. Ascencion Alonzo, Director of Finance addressed the Council's questions.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

12. CONSENT AGENDA

A. Consider Approving the City Council Minutes for the following: 2024 Regular Meetings: February 06, 2024, February 20, 2024, and the 2024 Special Meeting: February 27, 2024. [Clarice Y. Balderas, City Secretary]

MOTION: Councilmember David Salazar, Jr. to Approve the City Council Minutes for the following: 2024 Regular Meetings: February 06, 2024, February 20, 2024, and the 2024 Special Meeting: February 27, 2024.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

13. OTHER BUSINESS

A. Future Items Requested by City Council. [Myra L. Ayala, City Manager]
Mayor Ramiro Garza, Jr. would like an update on the Edinburg 2040 Committees.

Mayor Ramiro Garza, Jr. would like an update on the process for the drainage on Owassa Road, and he asked that the residents be notified of the item.

14. EXECUTIVE SESSION

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to convene into Executive Session.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

Mayor Ramiro Garza, Jr. convened into Executive Session 6:54 p.m.

OPEN SESSION

MOTION: Councilmember David to convene into Open Session.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.
Mayor Ramiro Garza, Jr. Reconvened into Open Session at 8:57 p.m. and stated no action was taken in Executive Session and no action is needed at this time.

A. Discussion and Possible Action Regarding Economic Development. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)
No Action

B. Discussion and Possible Action Regarding the Purchase, Exchange, Lease, or Value of

Real Property. (§551.071 Consultation with Attorney; §551.072 Deliberation Regarding Real Property; Closed Meeting.; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)
No Action

C. Consultation with City Attorney Regarding City Ordinances and City Charter. (§551.071. Consultation with Attorney; Closed Meeting; §551.087)
No Action

D. Discussion and Possible Action Regarding the Economic Development Agreement with Burns Brothers, Ltd. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)

MOTION: Councilmember David Salazar, Jr. to Approve Authorizing the City Manager to enter into an Amendment of the Economic Development Agreement with Burns Brothers, Ltd. on the terms discussed in Executive Session.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
Motion to Approve Carried.

E. Discussion of Duties, Responsibilities, Remuneration, and Possible Action Regarding Appointment of a City Attorney. (§552.074 Personnel Matters and §551.071 Consultation with Attorney; Closed Meeting)
No Action

F. Consultation with City Attorney Regarding Construction Agreements. (§551.071. Consultation with Attorney; Closed Meeting; §551.087).
No Action

15. ADJOURNMENT

MOTION: Councilmember Jason De Leon to Adjourn the meeting.
SECOND: Councilmember David Salazar, Jr.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr. Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr.
NAYS: None
ABSENT: Councilmember David White
ABSTAIN: None
The motion to Approve carried.

Mayor Ramiro Garza, Jr. Adjourned the meeting at 8:58 p.m.

CITY OF EDINBURG

_____
Ramiro Garza, Jr., Mayor

ATTEST:

_____
Clarice Y. Balderas, City Secretary

City Council Approval: _____

MINUTES OF THE EDINBURG CITY COUNCIL REGULAR MEETING
CITY OF EDINBURG, HIDALGO COUNTY, TEXAS
Location: Edinburg City Hall-Council Chambers
415 West University Dr.
Edinburg, Texas 78541
JUNE 4, 2024
6:00 PM

Mayor Ramiro Garza, Jr. called the meeting to order at 6:00 p.m.

PRESENT:

Daniel "Dan" Diaz	Mayor Pro Tem
Jason De Leon	Councilmember Place 2
David Salazar, Jr.	Councilmember Place 3
David White	Councilmember Place 4
Myra L. Ayala	City Manager
Clarice Y. Balderas	City Secretary
Omar Ochoa	City Attorney

ABSENT:

Ramiro Garza, Jr.	Mayor

1. CALL TO ORDER, ESTABLISH QUORUM

A. Prayer by Pastor David Alexander, First Baptist Church.
B. Pledge of Allegiance by Mayor Pro Tem Daniel "Dan" Diaz.

2. CERTIFICATION OF PUBLIC NOTICE

Mayor Pro Tem Daniel "Dan" Diaz verified the City Secretary's posting of the City Council meeting and its compliance as required by the Texas Open Meetings Act. The notice was posted on May 31, 2024 at 4:30 p.m.

3. DISCLOSURE OF CONFLICT OF INTEREST

City Attorney Omar Ochoa stated under State Law a conflict of interest exists if a Councilmember or a certain member of that Councilmember's family has a qualifying financial interest in any agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on that agenda item.

Omar Ochoa, City Attorney asked Mayor Pro Tem and Councilmembers if there were any known conflict of interest to disclose at that time.

There were no conflict of interests presented.

4. PROCLAMATIONS/RECOGNITIONS

A. Presentation of Proclamation Recognizing Stephanie Meza, Miss Teen Rio Grande Valley as Requested by Filemon Meza. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Miss Stephanie Meza thanked the Council for the recognition and her family for all of their support.

B. Presentation of Proclamation Recognizing June 2024 as Elder Abuse Awareness Month as Requested by the Department of Adult Protective Services. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Representative from the Department of Family and Protective Services thanked the Council for the proclamation. She stated older adults are vital contributing members of society and everyone deserves to live free of abuse. Research shows that one in ten older Americans are abused or neglected each year. Stated the Adult Protective program will remain focused on raising awareness of elder abuse.

C. Presentation of Proclamation Recognizing City of Edinburg Retiree, Jose J. Garza, Custodian, City Manager's Department/Building Maintenance Division for 20 Years of Service. [Belinda Torres, Director of Human Resources/Civil Service]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Mr. Jose J. Garza was present to receive the proclamation.

Mayor Pro Tem Daniel "Dan" Diaz and Councilmember David White thanked Mr. Garza for his hard work and dedication.

D. Present the Recipient for the Employee of the Month Award for the Month of May 2024. [Belinda Torres, Director of Human Resources/Civil Service]

Natalia Velasquez, Director of Building Safety stated Ms. Leticia Morales is a very valued, highly motivated asset to the Building Safety Department. She said Ms. Morales plays various roles as a Permit Clerk, Building Plans Examiner I, and her current position Building Plans Examiner II, she is widely recognized in the construction industry for her dedication and professionalism. Ms. Velasquez stated it was an honor to work with Ms. Leticia Morales.

Ms. Leticia Morales thanked everyone for the recognition and stated she has learned so much and she really enjoys her job.

5. PUBLIC COMMENTS

Fern McClaugherty: Ms. McClaugherty stated the priority of the Council is not to build

high-rise parking facilities, voting for an appraisal district board who increase the property values, investing in projects that construct sports arenas, soccer fields, or projects that are simply political payback. The Council's job is to provide basic service that the people cannot provide themselves and it should be provided at the lowest cost possible. Ms. McClaugherty stated sewer should not be coming from a short standpipe on the ground on McColl and Chapin, especially when this has been discussed before. She stated if this was happening on private property the City would stop construction and fine the owner for every occurrence. She said does not want an explanation as to why the sewer is coming from a short pipe she just wants the City to fix it. Ms. McClaugherty stated the City raised the water rates by a modest 67%, she said the City auditor on two occasions described the City's budget as being healthy so if the City has the money why increase the water rate and if the City does not have the money then why are they building high-rise parking lot and buying all the unnecessary things. Ms. McClaugherty stated in 2025 the people will be electing a mayor and two councilmembers, she said the people want lower taxes, lower water rates, and no high-rise parking. Ms. McClaugherty asked everyone to pray for Israel and that they are able to get the hostage back.

Heriberto Anaya: Mr. Anaya stated he has been living on Owassa Road since the mid 80's and the City annexed that area back in 2015 but they still have yet to get the amenities that came with the annexation. He said he knows that area is on the agenda for a lift station and sewer but he would like a time frame a date of completion. Mr. Anaya stated they would like to know if they will have input as to where these amenities will be installed. He said the City purchased land in that area and residents in that area would like to know if whatever is constructed there will impact them in a negative way. Mr. Anaya stated he had offered some of his land for the installation of the lift station and he is still open to discussion, if the City needs it. Mr. Anaya thanked the Council for their time.

Rigo Gonzalez: Mr. Gonzalez stated there is a proposal for the change of land use between their property and Business 281, from Commercial General to Commercial Multi-family. He said currently there is a mechanic body shop, and the plaza that faces Closner. They are proposing four units with 15 apartments. Mr. Gonzalez stated the road is very narrow, it has no lights, and there are quite a few things that can be an issue. He said placing apartments in between two commercial properties will have issues one of them being traffic. Mr. Gonzalez stated at a previous meeting staff and the board voted against the proposal, and he asked that this Council vote the same way.

Samuel Valdez: Mr. Valdez stated he is part of 3-G propane located on Mr. Gonzalez's property. He was concerned with the width of the road. Currently there is no center division and if there is an increase in traffic with no posted speed limit, it will be a problem.

There were no further Public Comments.

6. PRESENTATION AND REPORT

A. Presentation and Discussion on the Proposed West and East Owassa Road Sanitary Sewer Improvements. [Gerardo Carmona Jr., P.E., Director of Utilities]

Gerardo Carmona, Director of Utilities stated the most of west side was annexed in 2015 and the east side was annexed in 2013. He said there are approximately 102 properties on 325 acres. Mr. Carmona stated they will construct a lift station on the west side to provide sewer to the area. He said there is an item on the agenda to acquire the property for the proposed lift station and they are working with the Public Utility Commission to incorporate the area into the City's sewer. Mr. Carmona stated they are anticipating completing the property acquisition in August 2024; the design will start in September with a completion date for January 2025. The application to obtain Certification of Convenience and Necessity (CCN) application from the Public Utility Commission approval has been submitted and should be completed by January 2025; the procurement process will tentatively begin in February 2025 and be completed by March 2025; construction would start April 2025 with a completions date of December 2025. Mr. Carmona stated dates are subject to change. He said for East Owassa Road they are proposing to install sewer lines that they would connect to an already existing sew line on Albert Road just south of the Bert Ogden Arena. Mr. Carmona's tentative timeline for East Owassa Road is to complete easement acquisitions by December 2024, start the design process in January 2025 with a design completion by June 2025; procurement process to start in July 2025 and completed by August 2025; and construction to start September 2025 with a project completion date of June 2026.

Mayor Pro Tem Daniel "Dan" Diaz stated there are some businesses on the East side that are still on septic tanks and the Edinburg Economic Development Corporation was able to come up with a plan to fund and incorporate all those businesses in this project. He said the easement acquisitions could be a big issue.

Heriberto Anaya stated he was willing to donate the easement to the City, a little over a thousand feet. He said he did not think there would be any issues with his neighbors and the easement.

The presentation will be included in the minutes.

7. PUBLIC HEARING

Mayor Pro Tem Daniel "Dan" Diaz declared the hearing open for public comments at 6:38 p.m. There being no comments, Mayor Pro Tem Daniel "Dan" Diaz declared the hearing closed at 6:38 p.m.

A. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Industrial, General (IG) District, Being 199.997 Acres, Being All of Lots 38 and 39, Baker's Subdivision of the Cucharia Tract, According to the Plat Thereof Recorded in Volume 2, Page 46, Maps of Records in the Office of the County Clerk of Hidalgo County, Texas, Being Located at 8601 North Jasman Road, as Requested by the City of Edinburg. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo,

Director of Planning & Zoning]

MOTION: Councilmember David Salazar, Jr. to Approve Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Industrial, General (IG) District, Being 199.997 Acres, Being All of Lots 38 and 39, Baker's Subdivision of the Cucharia Tract, According to the Plat Thereof Recorded in Volume 2, Page 46, Maps of Records in the Office of the County Clerk of Hidalgo County, Texas, Being Located at 8601 North Jasman Road, as Requested by the City of Edinburg.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr, and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
The motion to Approve carried.

B. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Industrial, General (IG) District, All of Share 4 Containing 125.17 Acres, Tract of Land out of Mutual Partition of Tract 158 San Salvador Del Tule Grant, as Per Map or Plat Thereof Recorded in Volume 16, Page 11, Maps of Records in the Office of the County Clerk of Hidalgo County, Texas, Being Located at 8601 North Jasman Road, as Requested by the City of Edinburg. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember David Salazar, Jr. to Approve Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Industrial, General (IG) District, All of Share 4 Containing 125.17 Acres, Tract of Land out of Mutual Partition of Tract 158 San Salvador Del Tule Grant, as Per Map or Plat Thereof Recorded in Volume 16, Page 11, Maps of Records in the Office of the County Clerk of Hidalgo County, Texas, Being Located at 8601 North Jasman Road, as Requested by the City of Edinburg.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon,

Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza
ABSTAIN: None
The motion to Approve carried.

C. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Residential, Primary (RP) District, Being All of Lot 13, Kenyon Heights Subdivision, Unit No. 2, Located at 1210 Virginia Drive, as Requested by Olegario Cantu and Yolanda Cantu. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember Jason De Leon to Approve Ordinance Providing for the Rezoning Request from Agriculture and Open Space (AO) District to Residential, Primary (RP) District, Being All of Lot 13, Kenyon Heights Subdivision, Unit No. 2, Located at 1210 Virginia Drive, as Requested by Olegario Cantu and Yolanda Cantu.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
The motion to Approve carried.

D. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Commercial, General (CG) District to Downtown (DT) District, Being all of Lots 8 and 9, Block 144, Original Townsite of Edinburg, Located at 500 North Closner Boulevard, as Requested by Armando Gutierrez on Behalf of Homer Jasso Sr. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember Jason De Leon to Approve Ordinance Providing for the Rezoning Request from Commercial, General (CG) District to Downtown (DT) District, Being all of Lots 8 and 9, Block 144, Original Townsite of Edinburg, Located at 500 North Closner Boulevard, as Requested by Armando Gutierrez on Behalf of Homer Jasso Sr.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.,
ABSTAIN: None
The motion to Approve carried.

E. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Multifamily (RM) District, Being the West Three feet of Lot 7 and All of Lot 8, Block 95, Original Townsite of Edinburg, Located at 505 West Van Week Street, as Requested by Joseph Ruiz on Behalf of E & E Professional Solutions, LLC. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember David Salazar, Jr. to Approve Ordinance Providing for the Rezoning Request from Residential, Primary (RP) District to Residential, Multifamily (RM) District, Being the West Three feet of Lot 7 and All of Lot 8, Block 95, Original Townsite of Edinburg, Located at 505 West Van Week Street, as Requested by Joseph Ruiz on Behalf of E & E Professional Solutions, LLC.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

F. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Suburban (RS) District to Commercial, General (CG) District, Being a 2.38 Acre Tract of Land Out of Lot 5, Section 243, Texas-Mexican Railway Company Survey, Located at 3001 North I-69C, as Requested by Isael Posadas Jr. on Behalf of Ricardo Rodriguez Jr. and Deyanira Rodriguez. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember Jason De Leon to Approve Ordinance Providing for the Rezoning Request from Residential, Suburban (RS) District to Commercial, General (CG)

District, Being a 2.38 Acre Tract of Land Out of Lot 5, Section 243, Texas-Mexican Railway Company Survey, Located at 3001 North I-69C, as Requested by Isael Posadas Jr. on Behalf of Ricardo Rodriguez Jr. and Deyanira Rodriguez.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

G. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Residential, Suburban (RS) District to Commercial, Neighborhood (CN) District, Being a 1.00 Acre Tract of Land, More or Less, Being the North 208.70 Feet of the East 208.70 Feet of Lot 8, Block 3, A.J. McColl Subdivision, Located at 1702 West Alberta Road, as Requested by George Cruz and Erica Garcia. (A 4/5 vote is required by the City Council to overturn the Planning & Zoning Commission action.) [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember Davie White to Approve Ordinance Providing for the Rezoning Request from Residential, Suburban (RS) District to Commercial, Neighborhood (CN) District, Being a 1.00 Acre Tract of Land, More or Less, Being the North 208.70 Feet of the East 208.70 Feet of Lot 8, Block 3, A.J. McColl Subdivision, Located at 1702 West Alberta Road, as Requested by George Cruz and Erica Garcia.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

H. Hold Public Hearing and Consider the Ordinance Providing for the Rezoning Request from Commercial, General (CG) District to Residential, Multifamily (RM) District, Being a 0.72

Acre Tract of Land, Being Out of the West 400 Feet of the North 6 Acres of the South ½ of Lot 20, Kelly-Pharr Subdivision, (Proposed Meridien at 281 Subdivision, Lot 2), Located at 3316-3326 South Business Highway 281, as Requested by Roberto Rojas on Behalf of Durga Properties, LTD. [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember David White to Deny Ordinance Providing for the Rezoning Request from Commercial, General (CG) District to Residential, Multifamily (RM) District, Being a 0.72 Acre Tract of Land, Being Out of the West 400 Feet of the North 6 Acres of the South ½ of Lot 20, Kelly-Pharr Subdivision, (Proposed Meridien at 281 Subdivision, Lot 2), Located at 3316-3326 South Business Highway 281, as Requested by Roberto Rojas on Behalf of Durga Properties, LTD.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Deny Carried.

I. Hold Public Hearing on the Proposed Community Development Block Grant (CDBG) FY 2024-2025 Annual Action Plan (AAP) as Recommended by the Community Development Council. [Claudia L. Farias, Director of Grants Administration]
Claudia L. Farias, Director of Grants Administration stated this would be the second of three Public Hearing they are having regarding their Annual Action Plan process. She said they had the first Public Hearing in March and would be host the third and last Public Hearing on June 27, 2024. Ms. Farias stated the departments and the public services agencies requested CDBG 2024-2025 funding presented their proposals at during the March meeting, since then CDBG staff has reviewed the projects. She said they are recommending projects that align with the citizen participation plan; they align with their consolidated plan and strategy and have been verified to be eligible. Ms. Farias stated they ask the public to review the proposed projects, and after today, a thirty-day public comment period will start from June 8, through July 8, 2024.

8. ORDINANCE

A. Consider Ordinance Providing for a Temporary Special Use Permit for the "18th Annual Texas Cook'Em: High Steaks in Edinburg" to be held from Friday, July 5, 2024 through Saturday, July 6, 2024 at Ebony Hills Golf Course, Being a Tract of Land Containing 66.886 Acres Situated in the City of Edinburg Out of Lot 9, Section 274 and Lots 11 & 12, Section 271, Located at 300 West Mark Peña Drive, as Requested by Ronnie Larralde on

Behalf of the Edinburg Chamber of Commerce. [Jaime Acevedo, Director of Planning and Zoning]

MOTION: Councilmember David White to Approve Ordinance Providing for a Temporary Special Use Permit for the "18th Annual Texas Cook'Em: High Steaks in Edinburg" to be held from Friday, July 5, 2024 through Saturday, July 6, 2024 at Ebony Hills Golf Course, Being a Tract of Land Containing 66.886 Acres Situated in the City of Edinburg Out of Lot 9, Section 274 and Lots 11 & 12, Section 271, Located at 300 West Mark Peña Drive, as Requested by Ronnie Larralde on Behalf of the Edinburg Chamber of Commerce.
SECOND: Councilmember Jason De Leon

Ronnie Larralde, Executive Director of the Edinburg Chamber of Commerce stated everyone looks forward to this event on the 4th of July weekend, he said they are excited to host this event again. He said the event would not be possible without the support of the City of Edinburg staff, the Edinburg Economic Development Corporation, and the business community. Mr. Larralde stated they are proud to have this event at the Ebony Golf Course for the 3rd year now and it has turned out to be an amazing venue for this event. Mr. Larralde invited everyone to the event on July 6, 2024, with a whole array of events from a 5-K, to boxing matches, a Freedom Jump by Old Glory, music entertainment including some Tejano acts from the Rio Grande Valley and Bbq competition with $20,000 on the line. He stated this is a free admission event.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

9. VARIANCE

A. Consider Variance Request to the City's Unified Development Code Article 3, Table 3.102-4 Duplex and Multiplex Lot and Building Standards, Lot Width for the proposed Serenity Springs Phase II Subdivision, Being a 4.00 Acre Tract of Land Being the East 4.00 Acres of the South 5.00 Acres of the North 20.00 Acres of Lot 7, Section 275, Texas-Mexican Rail Way Company's Survey, Hidalgo County, Texas, Located at 1300 South McColl Road, as Requested by Quintanilla Headley & Associates. [Jaime Acevedo, Director of Planning & Zoning]

MOTION: Councilmember David White to Approve Variance Request to the City's Unified Development Code Article 3, Table 3.102-4 Duplex and Multiplex Lot and

Building Standards, Lot Width for the proposed Serenity Springs Phase II Subdivision, Being a 4.00 Acre Tract of Land Being the East 4.00 Acres of the South 5.00 Acres of the North 20.00 Acres of Lot 7, Section 275, Texas-Mexican Rail Way Company's Survey, Hidalgo County, Texas, Located at 1300 South McColl Road, as Requested by Quintanilla Headley & Associates.
SECOND: Councilmember Jason De Leon

Fern McClaugherty stated many of these construction projects request to make the streets a little more narrow, she said Chief Snider† would allow for them to go measure the firetrucks. She said when you have a street and make it narrower and then you have cars parked on both sides of the street making the access even smaller. Ms. McClaugherty stated the City has at least one firetruck that will not go down there. She said when you have twelve families and one of the house catches fire they are going to wish that road was twice as wide. Ms. McClaugherty asked the Council to deny this request for the safety of the people.

There was discussion. Jaime Acevedo, Director of Planning & Zoning addressed the Council's questions.

Omar Garza, Fire Chief stated there is no fire safety it just the smaller size lots makes it more difficult to fit in the utilities, sidewalks, fire hydrants, and the trashcans.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

10. RESOLUTION

A. Consider Resolution Authorizing the City Manager to Submit a Grant Application to the U.S. Department of Justice, Office of Community Oriented Policing Services (COPS Office) Under the Fiscal Year 2024 COPS Hiring Program (CHP), and Execute Grant Documents Relating Thereto. [Jaime Ayala, Chief of Police].

MOTION: Councilmember David Salazar, Jr. to Approve Resolution Authorizing the City Manager to Submit a Grant Application to the U.S. Department of Justice, Office of Community Oriented Policing Services (COPS Office) Under the Fiscal Year 2024 COPS Hiring Program (CHP), and Execute Grant Documents Relating Thereto.
SECOND: Councilmember Jason De Leon

There was discussion. Chad Dufner, Assistant Police Chief addressed the Council's

questions.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

11. AWARDING OF BID

A. Consider Awarding RFQ No. 2024-2, Phase 1 Upgrades to Existing Wastewater Treatment Plant - Professional Engineering Services: Construction Material Testing Services to Millennium Engineers Group, Inc. the Highest Ranked Proposal, and Authorize the City Manager or Designee to Negotiate an Agreement Related Thereto. [Gerardo Carmona Jr., P.E., Director of Utilities]

MOTION: Councilmember David White to Approve Awarding RFQ No. 2024-2, Phase 1 Upgrades to Existing Wastewater Treatment Plant - Professional Engineering Services: Construction Material Testing Services to Millennium Engineers Group, Inc. the Highest Ranked Proposal, and Authorize the City Manager or Designee to Negotiate an Agreement Related Thereto.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

12. APPOINTMENTS

A. Consider Appointments to the Following City Advisory Boards, Councils, Commissions and Committees: All America City David Chavana 10K Advisory Board, Four Members; Airport Advisory Board of South Texas International Airport of Edinburg, Two Members; Building Board of Adjustments and Appeals, One Member; Community Development Council, Two Members; Cultural Activities Board, One Member;

Downtown District Steering Committee, One Member; Edinburg Golf Board, Two Members; Edinburg Little League, Four Members; Environment Advisory Board, One Member; Public Library Board, One Member. [Clarice Y. Balderas, City Secretary]

MOTION: Councilmember Jason De Leon to Reappoint Yvonne Salinas, Angeline Gutierrez, Deanna Sanchez, Leo O. Reyes to the All-America City David Chavana 10K Advisory Board.
SECOND: Councilmember David White

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

MOTION: Councilmember David Salazar, Jr.to Reappoint Caleb Clay Reynolds and appoint Theodore Miller to the Airport Advisory Board.
SECOND: Councilmember David White

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

MOTION: Councilmember David White to Appoint Noelynn Gillamac to the Building Board of Adjustments and Appeals.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:

AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.
MOTION: Councilmember David White to Appoint Loida Leal and Salome Salazar to the Community Development Council.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

MOTION: Councilmember David White to Appoint Visrunkala Kasba to the Cultural Activities Advisory Board.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

Downtown District Steering Committee, One Member
No Action

MOTION: Councilmember Jason De Leon to Appoint Ezequiel Moralez and Mario Guerrero to the Edinburg Golf Board.
SECOND: Councilmember David Salazar, Jr.
There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

MOTION: Councilmember David White to Appoint Jose Soto, Benjamine Gonzalez, Daniel Elizondo, and Armando Celedon to the Edinburg Little League Board.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

Environment Advisory Board, One Member
No Action

MOTION: Councilmember David White to Reappoint Andres Chavez III to the Public Library Board.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr. and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

13. CONSENT AGENDA

A. Consider Increasing the Amount of Purchase Order P240653 to 7 Day Addiction LLC in the Amount Not to Exceed $3,280 for the Little League Baseball & Softball Shirts. [Javier Garza, Director of Parks and Recreation]

MOTION: Councilmember David Salazar, Jr. to Approve Increasing the Amount of Purchase Order P240653 to 7 Day Addiction LLC in the Amount Not to Exceed $3,280 for the Little League Baseball & Softball Shirts.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem "Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

14. OTHER BUSINESS

A. Future Items Requested by City Council. [Myra L. Ayala, City Manager]
No Action

15. EXECUTIVE SESSION

MOTION: Councilmember David Salazar, Jr.to convene into Executive Session.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
The motion to Approve carried.

Mayor Pro Tem Daniel "Dan" Diaz convened into Executive Session 7:10 p.m.

OPEN SESSION

MOTION: Councilmember David White to convene into Open Session.
SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

Mayor Pro Tem Daniel "Dan" Daiz Reconvened into Open Session and stated no action was taken in Executive Session.

A. Discussion and Possible Action Regarding Economic Development. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)

MOTION: Councilmember David Salazar, Jr. to Approve City Manager to enter into an Economic Development Agreement on the terms discussed in Executive Session.
SECOND: Councilmember David White

There was no discussion.

Mayor Pro Tem "Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

B. Discussion and Possible Action Regarding the Purchase, Exchange, Lease, or Value of Real Property. (§551.071 Consultation with Attorney; §551.072 Deliberation Regarding Real Property; Closed Meeting.; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)

MOTION: Councilmember David White to Approve Authorizing the City Manager to enter into an Agreement for the Purchase of Right of Way Property on the terms discussed in Executive Session.
SECOND: Councilmember David Salazar, Jr.

There was no discussion.

Mayor Pro Tem "Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
Motion to Approve Carried.

C. Discussion of Duties, Responsibilities, Remuneration, and Possible Action Regarding Appointment of a City Attorney. (§552.074 Personnel Matters and §551.071 Consultation with Attorney; Closed Meeting).
No Action

D. Consultation with City Attorney. (§551.071. Consultation with Attorney; Closed Meeting; §551.087)
No Action

16. ADJOURNMENT

MOTION: Councilmember David Salazar, Jr to Adjourn the meeting.
SECOND: Councilmember David White

Mayor Pro Tem Daniel "Dan" Diaz called for a vote.

RECORD OF VOTE:
AYES: Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David Salazar, Jr., and Councilmember David White
NAYS: None
ABSENT: Mayor Ramiro Garza, Jr.
ABSTAIN: None
The motion to Approve carried.

Mayor Pro Tem Daniel "Dan" Diaz Adjourned the meeting.

CITY OF EDINBURG

_____
Daniel "Dan" Diaz, Mayor Pro Tem

ATTEST:

_____
Clarice Y. Balderas, City Secretary

City Council Approval: _____

MINUTES OF THE EDINBURG CITY COUNCIL REGULAR MEETING
CITY OF EDINBURG, HIDALGO COUNTY, TEXAS
Location: Edinburg City Hall-Council Chambers
415 West University Dr.
Edinburg, Texas 78541
JUNE 18, 2024
6:00 PM

Mayor Ramiro Garza, Jr. called the meeting to order at 6:00 p.m.

PRESENT:

Ramiro Garza, Jr.	Mayor
Daniel "Dan" Diaz	Mayor Pro Tem
Jason De Leon	Councilmember Place 2
David White	Councilmember Place 4
Nelda Ramirez	Assistant City Manager
Clarice Y. Balderas	City Secretary
Omar Ochoa	City Attorney

ABSENT:

David Salazar, Jr.	Councilmember Place 3
Myra L. Ayala	City Manager

1. CALL TO ORDER, ESTABLISH QUORUM

A. Prayer by Joanna L. Walker, Abundant Grace Church.
B. Pledge of Allegiance by Mayor Ramiro Garza, Jr.

2. CERTIFICATION OF PUBLIC NOTICE

Mayor Ramiro Garza, Jr. verified the City Secretary's posting of the City Council meeting and its compliance as required by the Texas Open Meetings Act. The notice was posted on June 14, 2024 at 5:45 p.m.

3. DISCLOSURE OF CONFLICT OF INTEREST

City Attorney Omar Ochoa stated under State Law a conflict of interest exists if a Councilmember or a certain member of that Councilmember's family has a qualifying financial interest in any agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on that agenda item.

Omar Ochoa, City Attorney asked Mayor and Councilmembers if there were any known conflict of interest to disclose at that time.

There were no conflict of interests presented.

4. MAYOR'S REPORT

A. National Civic League 2024 All-America City Award.
Mayor Ramiro Garza, Jr. stated the National Civic League designated the City of Edinburg as an All-America City for the fourth time in the City's history.

Roxanne Lerma, Director of Meida and Communications stated they were still reeling from the excitement. She said maybe not everyone understands how big the recognition is. Ms. Lerma stated it is the most prestigious Civic recognitation a city can get. She said they were notified in April that the City of Edinburg was a finalist out of a couple hundred cities that applied, top 20 in the nation. Being finalist the City has to go to Denver to do a skit/presentaion showcasing what the City does, that sets it apart. How does it strengthen democrocy, how does it engage it's residents? Ms. Lerma stated for the last couple of months they had been working with some residents and she thanked them for showing up to practice. She thanked UTRGV for lending the City their mascot, she thanked Concepto the dance ensemble, members of the 2024 Committees, Capable Kids, she said they really showcased the inclusive Pirates Cove and the Miracle Mile. Mr. Lerma stated that thanks to everyones hard work and to God they were able win the All-America City Award.

Mayor Ramiro Garza, Jr. stated many residents had asked him what is the All-America City Award, he told them it is a recognition for the whole community. He said they take a look at everything, the growth, the population, but in particular the initativies the City takes. Mayor Garza, thanked everyone who participated.

5. PROCLAMATIONS/RECOGNITIONS

A. Presentation of Proclamation Recognizing Captain Roman Gabriel Rodriguez for his 30 Years of Service with the Texas Department of Public Safety. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Mr. Gabriel Rodriguez thanked the Mayor and Council for the proclamation, and he thanked his family for all of their support. Mr. Rodriguez stated he was honored to be a long-life resident of the City of Edinburg and it was an honor to work for the Department of Public Safety all those years. He stated during his career he always had the support of the Edinburg Fire Department, they never hesitated. Mr. Rodriguez said he has always had a great relationship with the Edinburg Police Department, he said it has been great working alongside them. Mr. Rodriguez stated he looks forward to continue serving the City of Edinburg.

Mayor Ramiro Garza, Jr. thanked Mr. Rodriguez on behalf of the City and stated in addition to serving the State of Texas in his career he continued to serve on the City Boards. Mayor Garza stated as a fellow father Mr. Rodriguez is at every one of his kids school events.

B. Presentation of Proclamation Recognizing June 2024 as National Gun Violence Awareness Month as Requested by South Texas Health Systems. [Clarice Y. Balderas, City Secretary]
Clarice Y. Balderas, City Secretary read the proclamation aloud.

Representative from South Texas Health Systems thanked the Mayor and Council for the commitment the City of Edinburg has for keeping the community safe. He said as a health system that is what they are there for also, and he would like to applaud the Edinburg Police Department. He stated they work with them very closely every day. He said, sadly they do see the statistical results from gun violence in the hospital settings. As a community he was glad to be able to recognize and work together to ensure everyone especially the youth understands gun safety.

6. PUBLIC COMMENTS

Tom Reyna, Assistant City Manager: Mr. Reyna informed the public the City will continue to hand out sandbags at their two locations. He said the first location is at the City's Service Center located at 1201 N. Doolittle Road, at this location while supplies last those with proof of residence could get up to six sandbags per household and businesses will be allotted eight sand bags. Mr. Reyna stated the second is a self-service location at the Edinburg Municipal Park located at 1714 S. Raul Longoria St. where anyone can go out there and make their own sandbags. The number of bags is the same six for residents and eight for businesses, if the individual brings their own bags; they are welcomed to as much sand as they like. He said depending on the weather they would continue to distribute sandbags from 7:00 a.m. to 7:00 p.m. During periods of bad weather they will stop the distribution.

Ronnie Larralde, Executive Director of the Edinburg Chamber of Commerce: Mr. Larralde was present to invite the entire community to the 18th Annual Texas Cook'Em High Steaks on Saturday, July 6, 2024 at The Ebony Hill Golf Club. He invited everyone to go out and enjoy a day of Championship BBQ, live entertainment, lots of family entertainment, food and arts & craft vendors, and a firework show at the end of the night. Mr. Larralde stated the best part is that the event was free, thanks to the continued partnerships with the City, EEDC, and a lot of the business community. He stated some of the major things taking place is the BBQ Competition, many music artist, a car & truck show, and Night of Champions Boxing. Mr. Larralde encouraged everyone to bring their lawn chairs, footballs, Frisbees, and their picnic blankets.

Obed Montoya: Mr. Montoya stated it does not matter who sits on the council when things are left up to the people's vote. Mr. Montoya stated as far as the terms leave it at two terms. That is what the people voted for. He thanked the Council for all they do. Mr. Montoya asked for prayers for Ms. McClaughtery who was dealing with a broken arm.

There were no further Public Comments.

7. ORDINANCE

A. Consider Ordinance Amending the Code of Ordinances of the City of Edinburg, Texas at Title III, Administration, Chapter 30, Administrative Code, Sections 30.071 and 30.072 to Provide for Various Changes to the City's Current Classification and Compensation Plan for Non-Civil Service Employees. [Belinda Torres, Director of Human Resources/Civil Service]

MOTION: Councilmember David White to Approve Ordinance Amending the Code of Ordinances of the City of Edinburg, Texas at Title III, Administration, Chapter 30, Administrative Code, Sections 30.071 and 30.072 to Provide for Various Changes to the City's Current Classification and Compensation Plan for Non-Civil Service Employees.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr
ABSTAIN: None
The motion to Approve carried.

8. AWARDING OF BID

A. Consider Awarding RFP 2024-015, Employee Voluntary Benefit Products and Agent of Record(s) and Authorize the City Manager to Negotiate and Enter Into an Agreement and Execute Any Documents Related Thereto with Such Carrier(s). [Belinda Torres, Director of Human Resources/Civil Service]

MOTION: Councilmember David White to Award RFP 2024-015, Employee Voluntary Benefit Products and Agent of Record: Accident-Wellfleet Group LLC, to RJG; Cancer-Colonial Life, to Keith and Keith; Critical Illness-Wellfleet Group LLC, to Keith and Keith; Emergency Transportation-MASA, to RJG; Hospital Indemnity-Colonial Life to RJG; Legal-Texas Legal, to RJG; Permanent/Universal Life-Texas /Republic Life Insurance Company, Keith and Keith; Pet Insurance-Pet Partner's., Inc., to RJG; and Short Term Disability-VOYA to Keith and Keith and Authorize the City Manager to Negotiate and Enter Into an Agreement and Execute Any Documents Related Thereto with Such Carrier(s).
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was discussion. Belinda Torres, Director of Human Resources/Civil Service addressed the Council's questions.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr
ABSTAIN: None
The motion to Approve carried.

9. RESOLUTION

A. Consider Resolution Authorizing the City Manager to Execute a Memorandum of Understanding Between the City of Edinburg and the Lower Rio Grande Valley TPDES Stormwater Task Force Partnership, Inc., for Participation in the Regional LRGV TPDES Stormwater Task Force and Appoint a Staff Representative to Serve on the Task Force Board. [Vince Romero, Director of Public Works]

MOTION: Councilmember David White to Approve Resolution Authorizing the City Manager to Execute a Memorandum of Understanding Between the City of Edinburg and the Lower Rio Grande Valley TPDES Stormwater Task Force Partnership, Inc., for Participation in the Regional LRGV TPDES Stormwater Task Force and Appoint a Staff Representative to Serve on the Task Force Board.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

10. ECONOMIC DEVELOPMENT

A. Consider Approval of the Edinburg Economic Development Corporation Board of Directors Sponsorship of the Texas Cook'em High Steaks Event in the Amount of $20,000. [Raudel Garza, Edinburg EDC Executive Director]

MOTION: Councilmember David White to Approve the Edinburg Economic Development Corporation Board of Directors Sponsorship of the Texas Cook'em High Steaks Event in the Amount of $20,000.

SECOND: Councilmember Jason De Leon

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

11. CONSENT AGENDA

A. Consider Awarding Bid No. 2024-12, Personal Protective Equipment-Structural Fire Fighting Gear (PPE), to North America Fire Equipment Company, Inc. (NAFECO, Inc.) Through the FY 2023-2024 Community Development Block Grant (CDBG) Program No. B-23-MC-48-0503, in the Amount of $223,421.00. [Omar Garza, Fire Chief]

MOTION: Councilmember Jason De Leon to Approve Awarding Bid No. 2024-12, Personal Protective Equipment-Structural Fire Fighting Gear (PPE), to North America Fire Equipment Company, Inc. (NAFECO, Inc.) Through the FY 2023-2024 Community Development Block Grant (CDBG) Program No. B-23-MC-48-0503, in the Amount of $223,421.00.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

B. Consider Authorizing the City Manager to Enter Into a Professional Services Contract for RFQ No. 2024-2, Phase 1 Upgrades to Existing Wastewater Treatment Plant - Professional Engineering Services: Construction Material Testing Service Between the City of Edinburg and Millennium Engineers Group, Inc. Through TWDB Loan CWSRF No. 73931 in the Amount Not to Exceed $116,611.59, Pursuant to the City's Ordinance and Procurement Policies. [Gerardo Carmona Jr., P.E., Director of Utilities]

MOTION: Councilmember Jason De Leon to Approve Authorizing the City Manager to Enter Into a Professional Services Contract for RFQ No. 2024-2, Phase 1 Upgrades to Existing Wastewater Treatment Plant - Professional Engineering Services: Construction Material Testing Service Between the City of Edinburg and Millennium Engineers Group, Inc. Through TWDB Loan CWSRF No. 73931 in the Amount Not to Exceed $116,611.59, Pursuant to the City's Ordinance and Procurement Policies.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

C. Consider Authorizing the City Manager to Enter Into a Waterline Access Agreement with North Alamo Water Supply Corporation to Provide Fire Protection Services to The Villas on Canton Subdivision. [Gerardo Carmona, Jr, P.E., Director of Utilities]

MOTION: Councilmember Jason De Leon to Approve Authorizing the City Manager to Enter Into a Waterline Access Agreement with North Alamo Water Supply Corporation to Provide Fire Protection Services to The Villas on Canton Subdivision.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

D. Consider Renewal of Interlocal Cooperation Agreement Between the City of Edinburg and Hidalgo County for Services Provided Through the Hidalgo County Library System. [Letty Leija, Director of Library & Cultural Arts]

MOTION: Councilmember Jason De Leon to Approve the Renewal of Interlocal

Cooperation Agreement Between the City of Edinburg and Hidalgo County for Services Provided Through the Hidalgo County Library System.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

E. Consider Authorizing the Disposition of Approximately 31 Cubic Feet (Boxes of Letter Size Records) of Non-Vital City Records in Accordance with City's Records Management Program and the Texas State Library and Archives Commission Local Records Retention Schedules. [Clarice Y. Balderas, City Secretary]

MOTION: Councilmember Jason De Leon to Approve Authorizing the Disposition of Approximately 31 Cubic Feet (Boxes of Letter Size Records) of Non-Vital City Records in Accordance with City's Records Management Program and the Texas State Library and Archives Commission Local Records Retention Schedules.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

F. Consider Approving the City Council Minutes for the following: 2024 Regular Meetings: March 05, 2024, March 19, 2024, April 02, 2024 and the 2024 Special Meeting: April 24, 2024. [Clarice Y. Balderas, City Secretary]

MOTION: Councilmember Jason De Leon to Approve the City Council Minutes for the following: 2024 Regular Meetings: March 05, 2024, March 19, 2024, April 02, 2024 and the 2024 Special Meeting: April 24, 2024.

SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

12. OTHER BUSINESS

A. Future Items Requested by City Council. [Myra L. Ayala, City Manager]
Mayor Ramiro Garza, Jr. the July 1, 2024 workshop and packet.

13. EXECUTIVE SESSION

MOTION: Mayor Pro Tem Daniel "Dan" Diaz to convene into Executive Session.
SECOND: Councilmember David White

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
The motion to Approve carried.

Mayor Ramiro Garza, Jr. convened into Executive Session 6:33 p.m.

OPEN SESSION

MOTION: Councilmember David White to convene into Open Session.
SECOND: Mayor Pro Tem Daniel "Dan" Diaz

There was no discussion.

Mayor Ramiro Garza, Jr. called for a vote.

AYES: Mayor Ramiro Garza, Jr., Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
Motion to Approve Carried.

Mayor Ramiro Garza, Jr. Reconvened into Open Session at 9:02 p.m. and stated no action was taken in Executive Session and no action is needed at this time.

A. Discussion and Possible Action Regarding Economic Development. (§551.071 Consultation with Attorney; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)
No Action

B. Discussion and Possible Action Regarding the Purchase, Exchange, Lease, or Value of Real Property. (§551.071 Consultation with Attorney; §551.072 Deliberation Regarding Real Property; Closed Meeting.; §551.087 Deliberation Regarding Economic Development Negotiations; Closed Meeting.)
No Action

C. Discussion of Duties, Responsibilities, Remuneration, and Possible Action Regarding Appointment of a City Attorney. (§552.074 Personnel Matters and §551.071 Consultation with Attorney; Closed Meeting).
No Action

D. Consultation with City Attorney. (§551.071. Consultation with Attorney; Closed Meeting; §551.087)
No Action

14. ADJOURNMENT

MOTION: Councilmember David White to Adjourn the meeting.
SECOND: Councilmember Jason De Leon

Mayor Ramiro Garza, Jr. called for a vote.

RECORD OF VOTE:
AYES: Mayor Ramiro Garza, Jr. Mayor Pro Tem Daniel "Dan" Diaz, Councilmember Jason De Leon, and Councilmember David White
NAYS: None
ABSENT: Councilmember David Salazar, Jr.
ABSTAIN: None
The motion to Approve carried.

Mayor Ramiro Garza, Jr. Adjourned the meeting at 9:03 p.m.

CITY OF EDINBURG

_____
Ramiro Garza, Jr., Mayor

ATTEST:

_____
Clarice Y. Balderas, City Secretary

City Council Approval: _____

CITY OF EDINBURG - CITY COUNCIL
Meeting Date: August 20, 2024
CONSENT AGENDA
Agenda Item No: 14.F.
Disposition of Records

1. **Agenda Item:**
Consider Authorizing the Disposition of Approximately 37 Cubic Feet (Boxes of Letter Size Records) of Non-Vital City Records in Accordance with City's Records Management Program and the Texas State Library and Archives Commission Local Records Retention Schedules. [Clarice Y. Balderas, City Secretary]

2. **Description:**
The City Secretary Department maintains an active Central File System as part of the City's Records Management Program. City departments that maintain record copies are responsible for inventorying the records and submitting requests for disposition to the City Secretary Department. All retention dates for the proposed disposition of records have expired and have been assessed to ensure they comply with the Texas Local Retention Schedules; therefore, staff is requesting disposition of the records that have met their retention period.

By copy of this agenda item and recommendation all City Departments are notified that any non-record copies and digital copies of the records listed for disposition are required to also be disposed of at the same time as the record copy.

The City's Records Committee consists of the City Manager, City Secretary, City Attorney, and Finance Director. If the disposition of records is approved by City Council the Committee will then execute the required forms ascertaining the records listed have been reviewed for applicable value before they are disposed.

3. **Staff's Recommendation:**
Approve Authorizing the Disposition of Approximately 37 Cubic Feet (Boxes of Letter Size Records) of Non-Vital City Records in Accordance with the City's Records Management Program and Texas State Library and Archives Commission Local Records Retention Schedules.

Reviewed by:
Clarice Balderas, City Secretary

Prepared by:
Joe Rios, Records Processing Supervisor

Attachments:
A. 2023-2024 Disposition of Records
B. Disp of Rcds Laws

DISPOSITION OF RECORDS FOR FY 2023-2024
PRESENTED TO CITY COUNCIL ON AUGUST 20, 2024

	Box No.	Document Description	Date	Retention Period	Records Retention Description	Rec. No.	Disposition Date
	MUNICIPAL COURT						
1	10644	Daily Cash Report	06/2021	3	Accounts Receivable Records	GR1025-27a	06/2024
2	9725	Finalized Cases Numeric C/Ct/E	06/2019	5	Criminal Case Papers	LC2350-04a	06/2024
3	9726	Finalized Cases E Tickets	06/2019	5	Criminal Case Papers	LC2350-04a	06/2024
4	9727	Finalized Cases E Tickets	06/2019	5	Criminal Case Papers	LC2350-04a	06/2024
5	9728	Finalized Cases E Tickets	06/2019	5	Criminal Case Papers	LC2350-04a	06/2024
6	9729	Finalized Cases E/E2/F/P	06/2019	5	Criminal Case Papers	LC2350-04a	06/2024
7	9910	Finalized Cases E Tickets	07/2019	5	Criminal Case Papers	LC2350-04a	07/2024
8	9909	Finalized Cases #/C/CT/E	07/2019	5	Criminal Case Papers	LC2350-04a	07/2024
9	9911	Finalized Cases E Tickets	07/2019	5	Criminal Case Papers	LC2350-04a	07/2024
10	9912	Finalized Cases E Tickets	07/2019	5	Criminal Case Papers	LC2350-04a	07/2024
11	9913	Finalized Cases E/E2 Tickets	07/2019	5	Criminal Case Papers	LC2350-04a	07/2024
	FINANCE						
12	10648	Customer Bill Records/Water Stubs	06/2021	3	Customer Billing Records	UT 5000-04b	06/2024
13	10759	Daily Cash Reports	06/2021	3	Accounts Receivable Records	GR1025-27a	06/2024

14	10760	Daily Cash Reports	06/2021	3	Accounts Receivable Records	GR1025-27a	06/2024
15	10768	Daily Cash Reports	06/2021	3	Accounts Receivable Records	GR1025-27a	06/2024
16	10761	Daily Cash Reports	07/2021	3	Accounts Receivable Records	GR1025-27a	07/2024
17	10762	Daily Cash Reports	07/2021	3	Accounts Receivable Records	GR1025-27a	07/2024
18	10653	Customer Bill Records/Water Stubs	07/2021	3	Customer Billing Records	UT 5000-04b	07/2024
19	11232	Service Application/Work Orders	06/2022	2	Service Application and Deposit Records	UT5000-19	06/2024
20	11233	Service Application/Work Orders	07/2022	2	Service Application and Deposit Records	UT5000-19	07/2024
21	10659	Customer Bill Records/Water Stubs	07/2021	3	Customer Billing Records	UT 5000-04b	07/2024
22	10681	Meter Reading Records	07/2021	3	Meter Reading Records	UT5000-11	07/2024
	CITY SECRETARY						
23	10119	Application for Certificate Copy of Birth and Death Certificate	06/2021	3	Records of issuance of Birth & Death Certificate	CC1325-08a	06/2024
24	10466	Records of Issuance of Birth & Death Certificate	04/2021 - 06/2021	3	Records of issuance of Birth & Death Certificate	CC1325-08a	06/2024
25	10777	Sign In Logs	2000 - 06/2022	2	Correspondence, Internal Memoranda & Subject Files	GR-1000-26	06/2024
26	10120	Application for Certificate Copy of Birth and Death Certificate	07/2021	3	Records of issuance of Birth & Death Certificate	CC1325-08a	07/2024
27	9992	Non Construction City Agreements	2018 -07/2020	4	Contracts, Leases & Agreement	CR1000-25	07/2024
	GRANT DEVELOPMENT						
28	9371	CDBG Program Year 39 Project Files (Box 1)	09/2019	4	Grant Development Administration	1025-08a	09/2023
29	9372	CDBG Program Year 39 Project and Vendor Files (Box 2)	09/2019	4	Grant Development Administration	1025-08a	09/2023

30	9373	CDBG Year 40 Project Files (Box 1)	09/2019	4	Grant Development Administration	1025-08a	09/2023
31	9374	CDBG Year 40 Project and Vendor Files (Box 2)	09/2019	4	Grant Development Administration	1025-08a	09/2023
32	9375	CDBG Year 40 PSA Reimbursement Requests (Box 3)	09/2019	4	Grant Development Administration	1025-08a	09/2023
33	9376	CDBG Year 41 Vendor Files	09/2019	4	Grant Development Administration	1025-08a	09/2023
34	9377	Copies of Travel Requests, payroll, General Fund Funding Requests (16)	09/2019	4	Grant Development Administration	1025-08a	09/2023
35	9378	Housing Assistance – Released Client Files: Emma Flores-421 West Stubbs; Raquel Sanchez-903 S. 19th; Marta S. Rodriguez- 210 N. 28th;	09/2019	4	Grant Development Administration	1025-08a	09/2023
	BUILDING SAFETY						
36	10519	Release of Lien that have been Paid	04/2021 - 07/2021	3	Accounts Receivable Records	GR1025-27a	07/2024
37	9978	Code Violations, No Lien issued	1993 - 08/2020	3	Accounts Receivable Records	GR1025-27a	08/2023

Source: Texas State Library and Archives Commission https://www.tsl.texas.gov/slrm/pubs/bulletind#Ch201

TEXAS LOCAL GOVERNMENT CODE
Title 6. Records
Subtitle C. Records Provisions Applying to More Than One Type of Local Government

CHAPTER 202. DESTRUCTION AND ALIENATION OF RECORDS

Section 202.001. DESTRUCTION OF RECORDS.

(a) A local government record may be destroyed if:
1. the record is listed on a valid records control schedule and either its retention period has expired or it has been microfilmed or stored electronically in accordance with the requirements of Chapters 204 and 205;
2. the record appears on a list of obsolete records as provided by Section **203.044**; or
3. the record is not listed on a records retention schedule issued by the commission and the local government provides notice to the commission at least 10 days before destroying the record as required by Section **441.169**, Government Code.

(b) The following records may be destroyed without meeting the conditions of Subsection (a):
1. records the destruction or obliteration of which is directed by an expunction order issued by a court pursuant to state law; and
2. records defined as exempt from scheduling or filing requirements by rules adopted by the commission or listed as exempt in a records retention schedule issued by the commission.

Added by Acts 1989, 71st Leg., ch. 1248, Sec. 1, eff. Sept. 1, 1989. Amended by Acts 2017, 85th Leg., R.S., Ch. 1149 (H.B. 557), Sec. 9, eff. September 1, 2017; Acts 2019, 86th Leg., ch. 533 (H.B. 1962), Sec. 13, eff. September 1, 2019.

RECORDS MANAGEMENT PROGRAM
Sec. 34.24 - Retention and disposition schedules.

Sec. 34.24 - Retention and disposition schedules.

(A) *Required.* All city offices and departments shall adopt records retention and disposition schedules and destroy, transfer or otherwise dispose of records only according to such schedules.

(B) *Development; authority granted; revision.*

(1) Retention periods to be included in records schedules shall be submitted by the Records Manager to the Finance Officer and City Attorney, who shall notify the Records Manager within ten working days of his approval or of any objection to a retention period. At the expiration of the ten-day period, if no objection has been submitted, the records schedule shall be adopted and shall have full force as sufficient authorization for records destruction or other action. If objection is made, the Records Manager shall determine a retention period satisfactory to the office or department concerned, to the Finance Officer and to the City Attorney.

(2) When a records retention and disposition schedule is adopted, it shall thenceforth constitute full authority to destroy, transfer, microphotograph or take other actions, and the City Council hereby directs that such action be taken by the Records Manager or under his or her supervision. The Records Manager shall notify the State Librarian of intended destruction, as required by law, but no further notice to the City Council or other city office shall be required.

(3) Revision of retention periods shall be submitted for review to the City Attorney and City Finance Officer in the same manner as the original retention periods.

(`82 Code, §§ 2-106, 2-107) (Ord. 1270, passed 2-2-88)

State Law reference— Records control schedules, V.T.C.A., Local Government Code § 203.041.