



PLUMMER

00934-006-01

April 1, 2021

Mr. Michael 'Lee' Perry, PE
Senior Engineer
New Braunfels Utilities (NBU)
355 FM 306
New Braunfels, Texas 78130

RE: 24-Inch McQueeney Road Water Line
NBU Job No.: 1071
Bid Recommendation

Dear Mr. Perry:

On March 19, 2021 at 10:00 AM, sealed bids were received and opened by New Braunfels Utilities (NBU) for the 24-Inch McQueeney Road Water Line Pipeline Project. Plummer Associates have tabulated the bid results and completed a review of the bid documents submitted, and a total of fourteen (14) bids were received with total (corrected) bid amounts ranging from \$3,901,270 to \$6,996,770. These bid amounts reflect the installation of ductile iron pipe. Harper Brothers Construction, LLC (Harper Brothers) has been determined to be the lowest responsible bidder. The contractor acknowledged and reflected the items identified in the three addendums associated with the request for bids.

Plummer has contacted three (3) references listed for similar projects submitted by Harper Brothers in their company information packet to inquire about their experience working with this contractor with regard to items such as maintenance of schedule, quality of work, and change order negotiation. The references' responses are included as Attachment A. After having worked with Harper Brothers on the Avery Park Water Main Improvements Project as the construction manager, I also included a referenced summary as well. All references were acceptable as they all noted positive feedback. It is apparent that Harper Brothers has performed exceptionally well on all the referenced projects.

Additionally, Adam Willard, P.E. with NBU provided brief input regarding his experience with Harper Brothers. Adam spoke highly of Harper Brothers and his experience working with them regarding the Avery Park Water Main Improvements Project.

A summary of the reference contact information is contained in the table below.

Reference No.	Owner	Contact	Telephone No.	Project	Scope
A-1	City of Houston	John Mudd, PE	832-975-1560	54" Waterline Vicery Drive	54" Waterline Installation
A-2	City of Houston	John Mudd, PE	832-975-1560	108" Waterline Lee Rd. to Vickery Dr.	108" Waterline Installation
A-3	Texas Department of Transportation	John Elan, PE	281-319-6400	Eastside Street Improvements	Storm Drain Installation and Road Expansion
A-4	Plummer Associates, Inc.	Jesse Guerra, PE	210-510-0888	Avery Park Waterline	30" Waterline Installation

Harper Brothers also submitted current Total Recordable Incident Rate and Effective Experience Modification Factor data. Both ratings were below established averages of 3 and 1, respectively.

Lastly, an independent 2019 audit performed by Melton & Melton, LLC. (2020's audit is probably still being performed) indicated that Harper Brothers' operations and cash flows ended with generally accepted accounting principles.

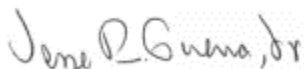
A review of their bid tabulation did not seem to reflect any areas of concern. The widely fluctuant steel costs accounts for most of the project cost differences with respect to the OPCC Plummer provided.

Therefore, based on our review of the bid proposal, favorable references for similar projects, submitted bid proposal, and their overall company's financial audit, Plummer's recommendation is to award the 24-Inch McQueeney Road Water Line Project contract to Harper Brothers Construction, LLC in the amount of \$3,901,270.00.

If you have any questions regarding this recommendation, please feel free to contact me at (210) 510-1278 or by email at jguerra@plummer.com.

Respectfully,

PLUMMER



Jesse R. Guerra, Jr., PE
Senior Project Manager

Attachments [1]:

Attachment A – Reference Checks (A1-A4)

Attachment A

Reference Checks (A1-A4)

PLUMMER REFERENCE CHECK QUESTIONNAIRE
NBU – 24-INCH MCQUEENEY ROAD WATER LINE
NBU PROJECT NO.: 1071

Reference No. 1: 54" Waterline Vicery Drive
Owner: City of Houston **Name:** John Mudd, PE
Title: Practice Leader **Phone Number:** (832) 975-1560
Project Summary: Installation of a 54" waterline from Vicery Dr. (Aeropark) to World Houston in Houston, Texas. **Email:** N/A
Project Cost: \$16.2 Million
Project Completion: March 2020

1. Did the Contractor meet the project schedule? If not, why?
Yes, 54" completed as scheduled
2. How would you rate the Contractor's willingness to work with the City of Houston, TxDOT, and others in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)
Excellent.
3. Did you think the contractor understood the intent of the specifications and the expectations of the owner? **Yes**
4. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?
Yes, positive feedback. Contractor held owner's best interest at for front.
5. How would you rate the contractor in dealing with private owners? Were there any complaints on the project?
Excellent
6. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No) Were they owner requested?
Yes, handled in a fair manner. All but one change order was initiated by the owner.
7. Were there any claims or lawsuits between the Contractor and City of Houston, TxDOT, or others? (Yes, No) If so, how were they resolved?
No
8. What overall rating would you give the Contractor? (Excellent, Average, Very Poor) Would you work with this contractor again?
Excellent and yes, they would work with the contractor again.
9. Do you know any of the staff on the listed project? If so, what was your experience with them?
N/A
10. Is there any additional information regarding this project or contractor that you would like to share?
This is a very competent contractor that is easy to get along with.

PLUMMER REFERENCE CHECK QUESTIONNAIRE
NBU – 24-INCH MCQUEENEY ROAD WATER LINE
NBU PROJECT NO.: 1071

Reference No. 2: 108” Waterline from Lee Rd to Vickery Drive

Owner: City of Houston

Name: John Mudd, PE

Title: Practice Leader

Phone Number: (832) 975-1560

Project Summary: Installation of a 108” waterline from
Leed Road to Vickery Drive in the City
of Houston

Email: N/A

Project Cost: \$16.2 Million

Project Completion: March 2020

1. Did the Contractor meet the project schedule? If not, why?
Yes, 108” was completed ahead of schedule
2. How would you rate the Contractor's willingness to work with the City of Houston, TxDOT, and others in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)
Excellent.
3. Did you think the contractor understood the intent of the specifications and the expectations of the owner? **Yes**
4. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?
Yes, positive feedback. Contractor held owner’s best interest at for front.
5. How would you rate the contractor in dealing with private owners? Were there any complaints on the project?
Excellent
6. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No) Were they owner requested?
Yes, handled in a fair manner. All but one change order was initiated by the owner.
7. Were there any claims or lawsuits between the Contractor and City of Houston, TxDOT, or others? (Yes, No) If so, how were they resolved?
No
8. What overall rating would you give the Contractor? (Excellent, Average, Very Poor) Would you work with this contractor again?
Excellent and yes, they would work with the contractor again.
9. Do you know any of the staff on the listed project? If so, what was your experience with them?
N/A
10. Is there any additional information regarding this project or contractor that you would like to share?
This is a very competent contractor that is easy to get along with.

PLUMMER REFERENCE CHECK QUESTIONNAIRE
NBU – 24-INCH MCQUEENEY ROAD WATER LINE
NBU PROJECT NO.: 1071

Reference No. 3: Eastside Street
Owner: Texas Department of Transportation **Name:** John Elan, PE
Title: Project Engineer **Phone Number:** (281) 319-6400
Project Summary: Road improvements and storm drain installation. **Email:** N/A
Project Cost: \$5.8 Million
Project Completion: January 2020

1. Did the Contractor meet the project schedule? If not, why?
Yes
2. How would you rate the Contractor's willingness to work with the City of Sugar Land, TxDOT, and others in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)
Good contractor.
3. Did you think the contractor understood the intent of the specifications and the expectations of the owner? **Yes**
4. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?
Yes
5. How would you rate the contractor in dealing with private owners? Were there any complaints on the project?
Contractor is very professional and held the owner's interest at the forefront. We had no complaints.
6. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No) Were they owner requested?
Yes
7. Were there any claims or lawsuits between the Contractor and City of Houston, TxDOT, or others? (Yes, No) If so, how were they resolved?
No
8. What overall rating would you give the Contractor? (Excellent, Average, Very Poor) Would you work with this contractor again?
Good rating, we would work with the contractor again.
9. Do you know any of the staff on the listed project? If so, what was your experience with them?
N/A
10. Is there any additional information regarding this project or contractor that you would like to share?
This is a very competent contractor that is easy to get along with.

PLUMMER REFERENCE CHECK QUESTIONNAIRE
NBU – 24-INCH MCQUEENEY ROAD WATER LINE
NBU PROJECT NO.: 1071

Reference No. 4 Avery Park Water Line Project

Owner: New Braunfels Utilities

Name: Jesse Guerra, PE

Title: Construction Manager

Phone Number: (210) 510-1278

Project Summary: Installation of a 30" waterline from
Interstate 35 to Weltner Road in New
Braunfels, Texas.

Email: jguerra@plummer.com

Project Cost: \$12.6 Million

Project Completion: March 2021

1. Did the Contractor meet the project schedule? If not, why?
Yes, 30" completed as scheduled.
2. How would you rate the Contractor's willingness to work with the City of New Braunfels, TxDOT, and others in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)
Excellent.
3. Did you think the contractor understood the intent of the specifications and the expectations of the owner? **Yes**
4. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?
For the most part, yes. There was a claim early in the project regarding the work associated with the HDD portion of the work, but HBC ultimately did the work with no executed change order.
5. How would you rate the contractor in dealing with private owners? Were there any complaints on the project?
The project scope involved disturbing many different parcels, in order to complete the project. I believe all the complaints were satisfactorily addressed.
6. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No) Were they owner requested?
Yes, handled in a fair manner. Most change orders were initiated by NBU.
7. Were there any claims or lawsuits between the Contractor and City of Houston, TxDOT, or others? (Yes, No) If so, how were they resolved?
No
8. What overall rating would you give the Contractor? (Excellent, Average, Very Poor) Would you work with this contractor again?
Excellent and yes, they would work with the contractor again.
9. Do you know any of the staff on the listed project? If so, what was your experience with them?
Yes. The superintendent worked for another contractor, when previously doing work for SAWS.
10. Is there any additional information regarding this project or contractor that you would like to share?
This is a competent contactor that is easy to get along with.