

September 20, 2022

FNI Project No. NBU20679

Adam Willard  
Chief Engineer of Water Systems  
New Braunfels Utilities  
355 FM 306  
New Braunfels, Texas, 78130

Re: Conrads Elevated Storage Tank

Dear Mr. Willard:

On Monday, September 18, 2023, at 3:00 PM, two (2) general contractors' bids were received, opened, and publicly read aloud in an Avaya Cloud Office Video meeting for the above-referenced project. The bids received are as follows, in order from lowest to highest:

Contractor	Base Bid Amount
Landmark Structures I, LP	\$7,336,000
Caldwell Tank, Inc.	\$11,137,000

Freese and Nichols, Inc. (FNI) opinion of probable construction cost was \$8,536,000.

The lowest bid received was from Landmark Structures I, LP. FNI checked for feedback internally and externally regarding references and experiences with this Contractor. Based on feedback from those discussions, FNI believes Landmark Structures I, LP is qualified to perform the work on this project. FNI recommends Landmark Structures I, LP. be awarded the construction contract of \$7,336,000.

If you have any questions regarding this matter, please feel free to contact us.

Sincerely,



Freese and Nichols, Inc.  
Ryan Opgenorth, PE

**Attachments:**  
Bid Tabulation

Attachment A - Detailed Tabulation of Bids Received

Project		Conrads Elevated Storage Tank		Project Number			Landmark Structures I, LP			Caldwell Tanks, Inc.			AVERAGE			ENGINEER'S ESTIMATE			DIFFERENCE	
Owner		New Braunfels Utilities		NBU20679			1665 Harmon Road Fort Worth, TX 76177			4000 Tower Road Louisville, KY 40219										
Construction Manager																				
Design Professional		Freese and Nichols, Inc.																		
Item No.	Description	Quantity	Units	Unit Cost	Extended Amount	Note	Unit Cost	Extended Amount	Note	Unit Cost	Extended Amount	Note	Unit Cost	Extended Amount	Note	Percentage	Note			
<b>Items in Base Offer (excluding Allowances) per Section 01 29 01 Measurement and Basis for Payment</b>																				
GENERAL																				
A-01	Mobilization	1	LS	20,000.00	20,000.00		525,000.00	525,000.00		272,500.00	272,500.00		248,599.00	248,599.00		9.61%				
A-02	Conrads Elevated Storage Tank	1	LS	7,236,000.00	7,236,000.00		10,113,600.00	10,113,600.00		8,674,800.00	8,674,800.00		8,186,921.00	8,186,921.00		5.96%				
NBU Item 509	Trench Safety	80	LF	25.00	2,000.00		130.00	10,400.00		77.50	6,200.00		6.00	480.00		1191.67%				
NBU Item 510	24-inch Water Line Tie-in	1	EA	5,000.00	5,000.00		106,000.00	106,000.00		55,500.00	55,500.00		10,000.00	10,000.00		455.00%				
NBU Item 600	SWPPP and Erosion and Sediment Controls	1	LS	15,000.00	15,000.00		16,000.00	16,000.00		15,500.00	15,500.00		30,000.00	30,000.00		-48.33%				
NBU Item 703	Traffic Controls	1	LS	2,000.00	2,000.00		15,000.00	15,000.00		8,500.00	8,500.00		5,000.00	5,000.00		70.00%				
NBU Item 13321	Offsite Fiber Extension	1	LS	56,000.00	56,000.00		351,000.00	351,000.00		203,500.00	203,500.00		55,000.00	55,000.00		270.00%				
<b>A</b>	<b>Total Base Bid Items Amount (Sum of Extended Amounts for each Base Bid Line Item)</b>				\$ 7,336,000.00			\$ 11,137,000.00			\$ 9,236,500.00			\$ 8,536,000.00		8.21%				