



October 17, 2017
31558.03B

Charlie Sandberg
Parks and Recreation Director
City of Deer Park
710 E San Augustine St.
Deer Park, TX 77536

RE: Contractor Qualifications for Deer Park Soccer

Dear Mr. Sandberg:

We have had an opportunity to tabulate the unit prices, review qualifications and references for the bidders for the Deer Park Soccer Field Development– Phase 1, located at 901 East Blvd., Deer Park.

At the time of the bid opening the low apparent low bidders were Triple B Services \$3,024,600.75, IKLO Construction \$3,126,658.00 and Tandem Services \$3,325,655.65 and this ranking was based on the bidders written Bid Form. Since that time, we have taken the bidders unit prices and tabulated their bids to check for errors and discrepancies. (See the attached Bid Tab.) The new three low bidders based on the tabulated bid tab are:

- IKLO Construction \$3,127,049.45
- Tandem Services \$3,325,655.65
- Cox Commercial \$3,530,753.84.

We have also reviewed the three low bidder's listed references. Attached is a copy of the notes from the phone interviews with the three low bidder's project references. The following is a summary of those notes.

We were able to contact three of the four references for IKLO Construction. The feedback to date from references for IKLO has been one positive, one negative, and the third reference stated they had no comment. The final reference listed by IKLO is the Deer Park Shooting Range project. IKLO has had experience working with contracts of the \$2,000,000 range and above. However, similar project experience appears to be less than the other low bidders.

We were able to contact two of the three project references for Tandem Services. Tandem Services has had recent comparable project type experience with the City of Friendswood and the feedback was positive. Friendswood Sports Park construction value was \$740,137 and the Friendswood Lake Park was \$701,000. Note that Tandem Services is also the apparent low bidder for the Deer Park Girls Softball project.

We were able to contact three of the four project references for Cox Commercial. The feedback for Cox was positive from all of their references. They appear to have comparable recent project experience with Baytown's Pirate Bay and Chambers County's Whites Park Arena. Contract values for the listed projects are of similar size ranging from \$2,000,000 to \$6,600,000.



HALFF ASSOCIATES, INC.

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HOUSTON, TX 77079-2943

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WWW.HALFF.COM



Replace this with recipient's name
Replace this with recipient's company name
Replace with today's date
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Please call with questions.

Sincerely,
HALFF ASSOCIATES, INC.

A handwritten signature in blue ink that reads "Kolby Davidson".

Kolby Davidson, PLA
Senior Project Manager

CC: File, Tim May, Jacob Zuniga, Tiffany McGallian
Attached: Bid Tab, Reference Interview Notes (3 low bidders)

BIDDER: IKLOREFERENCE: Haniff MotonPHONE: 713-542-9346

1. We recently received bids for a new sports complex for the City of _____.
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?
2. What was your overall experience working with _____ (bidder)?
Great & satisfied.
3. When did you work with them?
Habib Tai Talha Khan
4. *Abdulkarim Tai* and *Hayder Abdulla* are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?
5. What was the scope of your project? *prayer hall, class rooms, gymnasium, utilities*
Site grading] *6 phases & assisted in progress* ⇨ *3 phases completed.*
6. What was the value of their contract? *\$5,000,000*
7. Were they responsive to your requests?
Yes
8. Were they responsive to your inspector?
Yes
9. Had you worked with them before this contract/project?
No
10. How well did they handle their subcontractors?
?
11. Were their progress billings accurate and on time?
12. Were change order negotiations professional and easily processed with them?
13. Did you have to deal with their bonding company(ies) during the course of your contract with them?
14. Did they finish the work completely?
timely
15. Did they finish on time?
no set schedule. but worked well.

16. Did they execute a punch list in a timely manner?

17. Have you had any warranty work required of them? If so, were they responsive?

No ?

18. Would you be willing to work with them again?

Yes, several times again.

19. Our project is approximately \$ _____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

✓ Fullshear Run Landscape Amn.

BIDDER: JKLO

REFERENCE: Doug Konopka (DHK)

PHONE: 713-961-0033

1. We recently received bids for a new sports complex for the City of DF.
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

primarily SF res.

msg. 10/12 ✓

2. What was your overall experience working with _____ (bidder)?

not good experience.

3. When did you work with them?

4. Habib Tai and Talha Hacter are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

5. What was the scope of your project? sidewalks, park str., tree preservation, landscaping

6. What was the value of their contract? \$ 2,019,446 up \$ 2.3

7. Were they responsive to you requests?

Verbally but no able get done 40%.

8. Were they responsive to your inspector?

9. Had you worked with them before this contract/project?

10. How well did they handle their subcontractors?

did not handle their subs well.

11. Were their progress billings accurate and on time?

12. Were change order negotiations professional and easily processed with them?

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

14. Did they finish the work completely?

15. Did they finish on time?

9 months should have been done; but poor scheduling of subs.

16. Did they execute a punch list in a timely manner?

not

17. Have you had any warranty work required of them? If so, were they responsive?

18. Would you be willing to work with them again?

No

19. Our project is approximately \$ _____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

BIDDER: IKLO

REFERENCE: Feroze Bashir

PHONE: 832-603-3400

1. We recently received bids for a new sports complex for the City of _____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

★ No Comment

msg. 10/12

2. What was your overall experience working with _____ (bidder)?

3. When did you work with them? 2011

4. _____ and _____ are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

5. What was the scope of your project? fine grading, field, parking lot & concession stand

6. What was the value of their contract? \$87,000

7. Were they responsive to you requests?

8. Were they responsive to your inspector?

9. Had you worked with them before this contract/project?

10. How well did they handle their subcontractors?

11. Were their progress billings accurate and on time?

12. Were change order negotiations professional and easily processed with them?

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

14. Did they finish the work completely?

15. Did they finish on time?

16. Did they execute a punch list in a timely manner?
17. Have you had any warranty work required of them? If so, were they responsive?
18. Would you be willing to work with them again?
19. Our project is approximately \$_____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?
20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

Houston ISD Spark Park @
Moreno ES & Tijerina

BIDDER: IKLO

REFERENCE: Christy Williams
PHONE: 713-556-9309 x 69255

1. We recently received bids for a new sports complex for the City of _____.
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

2. What was your overall experience working with _____ (bidder)?

msg. 10/12

10/13

3. When did you work with them? 2013

10/14

4. Habib Tai and Talha K.
AbdulKarim Tai and Hayder A. are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

5. What was the scope of your project? Nature playground specifying,

6. What was the value of their contract? \$ 416,000

7. Were they responsive to you requests?

8. Were they responsive to your inspector?

9. Had you worked with them before this contract/project?

10. How well did they handle their subcontractors?

11. Were their progress billings accurate and on time?

12. Were change order negotiations professional and easily processed with them?

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

14. Did they finish the work completely?

15. Did they finish on time?

16. Did they execute a punch list in a timely manner?
17. Have you had any warranty work required of them? If so, were they responsive?
18. Would you be willing to work with them again?
19. Our project is approximately \$ _____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?
20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

BIDDER: Tandem

REFERENCE: Patrick Donart

PHONE: 281-996-3312

1. We recently received bids for a new sports complex for the City of _____.
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?
2. What was your overall experience working with Tandem (bidder)?
Good / Great center
3. When did you work with them?
12/2015 to 2014 new project new
4. Matt Lewis and Leo Garcia ^{Brandon Gearlock} are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?
5. What was the scope of your project? ^{#1} Sports Park: plot, grading, foundations for bldg.
^{#2} Lake Park hardscape
6. What was the value of their contract? \$ 740,137 ~~€~~ \$ 701,000
7. Were they responsive to you requests?
Yes
8. Were they responsive to your inspector?
Yes interactive in positive manner
9. Had you worked with them before this contract/project?
first proj.
10. How well did they handle their subcontractors?
no subs ... maybe small crews
11. Were their progress billings accurate and on time?
accurate
12. Were change order negotiations professional and easily processed with them?
worked well; fair & easy process
13. Did you have to deal with their bonding company(ies) during the course of your contract with them?
No
14. Did they finish the work completely?
Yes
15. Did they finish on time?
Yes on contract time

16. Did they execute a punch list in a timely manner?

Yes

17. Have you had any warranty work required of them? If so, were they responsive?

Not that he knows... ✓

18. Would you be willing to work with them again?

Yes

19. Our project is approximately \$ 2.7 mill that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

No issue handling 2.7 million

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Been good to work with

Thank you for your time and cooperation!!!

Clein Road — Arcidayton

BIDDER: Tandem

REFERENCE: Jimmy Thompson (Kernah)
PHONE: 281-334-1611

1. We recently received bids for a new sports complex for the City of _____
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

msg. 10/5

2. What was your overall experience working with Tandem (bidder)?

10/6

10/9

3. When did you work with them? 1/2017

4. Matt Laws and Brandon Garlock are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

5. What was the scope of your project? \$607 K : asphalt, roadways, etc.

6. What was the value of their contract? \$680 K

7. Were they responsive to you requests?

8. Were they responsive to your inspector?

9. Had you worked with them before this contract/project?

10. How well did they handle their subcontractors?

11. Were their progress billings accurate and on time?

12. Were change order negotiations professional and easily processed with them?

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

14. Did they finish the work completely?

15. Did they finish on time?

16. Did they execute a punch list in a timely manner?
17. Have you had any warranty work required of them? If so, were they responsive?
18. Would you be willing to work with them again?
19. Our project is approximately \$_____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?
20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

BIDDER: Lex Commercial

Pirater Bay Exp.
REFERENCE: Dustin Schubert (Baytown)
PHONE: 281-420-6591

1. We recently received bids for a new sports complex for the City of _____
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few
questions about them?

mess 10/6

2. What was your overall experience working with _____ (bidder)?

GC was good

3. When did you work with them? 2015

4. Bo Cox and Dwayne Horton are listed as superintendent for this project. Did you
work with this person on your project? If so, were they competent and capable?

Bo, yes

5. What was the scope of your project? Water park, slides, wave pool, 2 bldgs, site work
& parking

6. What was the value of their contract? \$6,664,748 ✓

7. Were they responsive to you requests? yes

8. Were they responsive to your inspector? yes

9. Had you worked with them before this contract/project?

No

10. How well did they handle their subcontractors?

good, overall few bad subs

11. Were their progress billings accurate and on time?

yes

12. Were change order negotiations professional and easily processed with them?

Yes & yes

13. Did you have to deal with their bonding company(ies) during the course of your contract with
them?

No

14. Did they finish the work completely?

yes

15. Did they finish on time?

weather delays

16. Did they execute a punch list in a timely manner?

No

17. Have you had any warranty work required of them? If so, were they responsive?

yes, ok w/ responsive

18. Would you be willing to work with them again?

Yes

19. Our project is approximately \$_____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

Yes.

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

Whites Park Arena

BIDDER: Lox Commercial

REFERENCE: Al Busch (Chambers County)

PHONE: 201-424-4853

1. We recently received bids for a new sports complex for the City of _____
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

mss. 10/5
10/6
10/9

2. What was your overall experience working with _____ (bidder)?
Mixed but overall finished on budget & time. Had shake up but but under control

3. When did you work with them?
2014

4. Bo Gore and Dwayne Tharbo are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?
Yes

5. What was the scope of your project? Covered arena, restrooms, concession bldgs..
Site work, site electrical 65,000 sf

6. What was the value of their contract? \$ 2,604,420

7. Were they responsive to you requests?
Yes

8. Were they responsive to your inspector?
Yes

9. Had you worked with them before this contract/project?
Yes

10. How well did they handle their subcontractors?
all subcontractors, yes

11. Were their progress billings accurate and on time?
no issues

12. Were change order negotiations professional and easily processed with them?
NO C.O.

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?
NO

14. Did they finish the work completely?
Yes

15. Did they finish on time?
Yes

16. Did they execute a punch list in a timely manner?

YES

17. Have you had any warranty work required of them? If so, were they responsive?

18. Would you be willing to work with them again?

YES & have

19. Our project is approximately \$_____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

think so ... done a lot of parks

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

No

Thank you for your time and cooperation!!!

MB Animal Shelter

BIDDER: Cox Commercial

REFERENCE: David Dumen (Mont Belvieu)
PHONE: 817/738-0985 Architect

1. We recently received bids for a new sports complex for the City of _____.
_____ (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

mss 10/6

2. What was your overall experience working with _____ (bidder)?

good contractor. project was unique & understand document the project

3. When did you work with them?

4. Bo Cox and Dwayne Thuta are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

Worked well & good relationship

5. What was the scope of your project? CMU Bldg., site work, detention, parking lot

6. What was the value of their contract? \$2,174,328

7. Were they responsive to your requests?

fantastic & good communication

8. Were they responsive to your inspector?

yes

9. Had you worked with them before this contract/project?

1st

10. How well did they handle their subcontractors?

yes

11. Were their progress billings accurate and on time?

yes

12. Were change order negotiations professional and easily processed with them?

no change orders

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

No

14. Did they finish the work completely?

yes - schedule to be done this week

15. Did they finish on time?

yes.



16. Did they execute a punch list in a timely manner?

Not a problem

17. Have you had any warranty work required of them? If so, were they responsive?

Not applicable

18. Would you be willing to work with them again?

Yes. tried to get them on other projects.

19. Our project is approximately \$_____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?

20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

No, wouldn't hesitate to work with them again

Thank you for your time and cooperation!!!

Town Pool
Lady Bird Johnson Park Pool

BIDDER: Cox Commercial

REFERENCE: Mark Hatchel (City Fradriksburg)
PHONE: 972-770-1300

1. We recently received bids for a new sports complex for the City of Dear Park. Cox Commercial (bidder) bid the project and they listed you as a reference. Can I ask you a few questions about them?

mss 10/4

2. What was your overall experience working with Cox Commercial (bidder)?

10/6

10/9

3. When did you work with them?

4. Bo Cox and DuWayne Thantun are listed as superintendent for this project. Did you work with this person on your project? If so, were they competent and capable?

5. What was the scope of your project? Lady Bird New Pool, pool house & site work

6. What was the value of their contract?

LB \$2,178,601.00 TP \$1,191,286

7. Were they responsive to you requests?

8. Were they responsive to your inspector?

9. Had you worked with them before this contract/project?

10. How well did they handle their subcontractors?

11. Were their progress billings accurate and on time?

12. Were change order negotiations professional and easily processed with them?

13. Did you have to deal with their bonding company(ies) during the course of your contract with them?

14. Did they finish the work completely?

15. Did they finish on time?

16. Did they execute a punch list in a timely manner?
17. Have you had any warranty work required of them? If so, were they responsive?
18. Would you be willing to work with them again?
19. Our project is approximately \$ _____ that _____ is the apparent low bidder. In your opinion, are they capable of performing that amount of construction work?
20. Do you have any other comments of _____ that might be of benefit to our Client regarding their project?

Thank you for your time and cooperation!!!

