

# TOWN OF SILT

ELECTRONIC

**STATEMENT OF QUALIFICATIONS FOR:**  
**SILT WATER TREATMENT  
PLANT IMPROVEMENTS  
PROJECT CMAR**  
TOWN OF SILT

YOUR VISION. YOUR WATER. OUR TEAM.

**SUBMITTED BY:**  
**GARNEY COMPANIES, INC.**  
7911 SHAFFER PARKWAY  
LITTLETON, CO 80127



# T A B L E O F C O N T E N T S

“I have been involved in selecting contractors for 27 years and have found Garney Construction to be a top-tier firm. They are highly responsive, team oriented, provide solutions to problems, deliver projects on time, and their principals and upper management are always available.”

- Jerry Dye, former Support Services Director,  
City of Thornton, CO

## TRANSMITTAL LETTER

# 01

### **PART 1** EXECUTIVE SUMMARY

# 02

### **PART 2** PROPOSER PROFILE AND KEY FIRMS

# 04

### **PART 3** PROJECT TEAM STRUCTURE AND KEY PERSONNEL

# 06

### **PART 4** RELEVANT PROJECT EXPERIENCE

# 10

### **PART 5** PROJECT APPROACH

## APPENDICES

#### **APPENDIX A**

Supporting Financial and  
Company Documentation  
*(Submitted in separate PDF file)*

#### **APPENDIX B**

Resumes

#### **APPENDIX C**

Draft CMAR Contract Comments

#### **APPENDIX D**

Pricing Information  
*(Submitted in separate PDF file)*

YOUR VISION. YOUR WATER. OUR TEAM.

## SILT WATER TREATMENT PLANT IMPROVEMENTS PROJECT CMAR

March 9, 2023

Dear Mr. Fonner and Selection Committee Members,

Garney Companies, Inc. (Garney) understands the Town of Silt (the Town) seeks to increase water capacity as the town continues to grow. We look forward to partnering with the Town and Dewberry to expand and upgrade the water treatment facility, increase resiliency, and improve water quality concerns. We recognize the WTP improvements need to be easy to operate and maintain, provide redundancy, and serve the community's needs for decades to come.

Unprecedented times have created unique market conditions that require adaptability, creativity, and collaboration to be successful—cornerstones of the CMAR delivery method. **Our proposed team of local water treatment plant professionals have 200 years of combined project experience working in the Colorado market, many projects of which were constructed on the Western Slope.**

### GARNEY OFFERS THE TOWN THE FOLLOWING BENEFITS:



#### WE EXCEL IN CMAR DELIVERY AND WTP IMPROVEMENT PROJECTS

**We have built 27 large-scale water CMAR projects in Colorado alone, backed by a resume of 210 WTP projects across the nation.** We will work closely with the Town and Dewberry, while keeping the Town in the driver's seat to ensure you get the project you need and desire. We have a proven track record of being a trusted partner, always holding true to our word, and delivering projects on-schedule and within budget, every time.



#### COLORADO MOUNTAIN EXPERIENCE

Garney has completed 70 mountain projects for communities such as Glenwood Springs, Fruita, Breckenridge, Crested Butte, and Montrose. These projects share similar characteristics with seasonal weather patterns, limited workforce, and challenging material deliveries. **Our proposed Construction Manager, Toby Reid, lives 20 minutes from your project site and has vast experience throughout the Western Slope, including the Glenwood Springs Water Treatment System Improvements project nearby.**



#### EXTENSIVE EXPERIENCE NAVIGATING SRF FUNDING

We understand the importance of state loan programs for municipal projects of this size. Early communication with the funding source, upfront paperwork, and detailed compliance are critical components for success. We have internal resources dedicated to overseeing compliance with federal and state funding. **Our team has delivered several state and federally funded CMAR projects throughout Colorado and the country, and will have a proactive approach to ensure project funding is administered successfully by June 2023.**



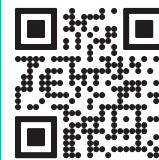
#### COST & SCHEDULE CERTAINTY

Our local team has developed a phased, cost-conscious approach to the overall project execution to ensure we meet your delivery date of November 2025 while maintaining operations. We have identified potential value engineering (VE) ideas on page 12 and will continue to add to this list throughout the duration of the project.



#### STREAMLINED START-UP & COMMISSIONING

A focused plan will be developed for all testing, start-up, and commissioning procedures with our Class A Operator, Jefferson Lewis. Jefferson worked as a Water Treatment Technician and a hands-on Water System Operator in Crested Butte, CO before joining Garney. He will work with your operators to ensure their preferences are heard. With the help of Jefferson, Garney has successfully maintained operations and started up 10 similar facility improvement projects throughout the Front Range and Western Slope.



**SCAN HERE**

**FOR LOCAL WTP OPERATOR  
TESTIMONIAL EXPERIENCES  
WORKING WITH GARNEY**

**PROPOSED  
SUPERINTENDENT,  
DOUG LANGFELDT,  
AND START-UP &  
COMMISSIONING  
MANAGER,  
JEFFERSON LEWIS,  
RECENTLY  
COMPLETED  
THE LOCAL \$34M  
LARRY D. MOORE  
WTP PROJECT WITH  
**ACTIFLO  
EQUIPMENT****

We look forward to building a trusting, long-term relationship with the Town and hope to become your go-to contractor for your water needs just like we've done for **19 FIRST-TIME, LOCAL COLLABORATIVE DELIVERY CLIENTS SHOWN ON THE MAP BELOW.**

**SIGNATORY** ✓

**Joel Heimbuck** will act as the signatory to any contract documents executed with the Town. Garney affirms compliance with requirements of this RFQ and acknowledges receipt of Addendum 1, issued 2/20/2023 and Addendum 2, issued 2/28/2023.

**PROPOSER CONTACT** ✓

**Justin Schlueter, Project Manager**  
**Phone Number:** 719.491.1655  
**Email:** jschlueter@garney.com  
**Address:** 7911 Shaffer Parkway, Littleton, CO 80127

Respectfully submitted,  
 Garney Companies, Inc.



Joel Heimbuck, DBIA  
 Director - Western Plant Operations



# HOW WE ALIGN

The exhibit to the right showcases how Garney's **Goals & Philosophies align with the Town's core values.** Sharing these same values sets the foundation of a partnership based on trust, transparency, and respect.

Like you, Garney strives to provide value to our customers by starting with a team of highly qualified and experienced staff that listen to our customers and provide a quality project.

## TOWN OF SILT Core Values

INTEGRITY

LEADERSHIP

PROFESSIONALISM

SERVICE

CONTINUOUS IMPROVEMENT

TEAMWORK/  
 COMMUNICATION

## GARNEY Goals & Philosophies

- INTEGRITY IS THE SHORTEST PATH TO SUCCESS
- EXCELLENCE IS THE STANDARD
- QUALITY
- SERVICE TO OUR CUSTOMERS AND THE COMMUNITY
- ALLOW ALL EMPLOYEE-OWNERS TO ACHIEVE THEIR FULL POTENTIAL
- WIN/WIN

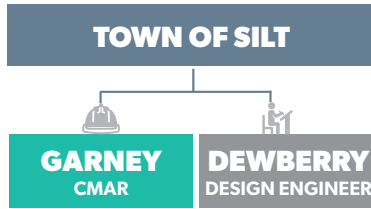
## GENERAL

Garney is a national and local leader in water and wastewater construction. Since our founding in 1961, we have focused solely on building water and wastewater plants and pipelines of varying sizes for municipal, federal, industrial, and private clients. We have extensive preconstruction experience which will be pivotal in working with the Town and Dewberry to address challenges early and throughout the preconstruction phase, providing VE solutions, developing detailed and transparent cost estimates, and creating an accurate GMP.

GARNEY AT A GLANCE

- #2 in Water Supply (ENR 2022)
- 70 successful CO mountain projects completed
- 20 CMAR treatment plant projects in CO
- 72 successful projects in partnership with Dewberry
- 1,950 employee-owners // 18 offices

Garney will serve as the CMAR, executing all of the construction and start-up. During preconstruction, we will lead cost estimating, VE/constructability review, scheduling, SRF compliance, permitting assistance, and early procurement.



Through a collaborative environment, we look forward to delivering creative and innovative solutions to meet the Town's project-specific objectives:

- ✓ Cost Surety
- ✓ Maintenance of Facilities
- ✓ Schedule
- ✓ Quality
- ✓ Cost
- ✓ Safety

## KEY PERSONNEL

**Our WTP specialists provide unparalleled knowledge of Actiflo and UV.** We will leverage our relationships with all of the vendors in today's market to bring you competitive bids and the most value for your investment. Our proposed key personnel include:

- JOEL HEIMBUCK DBIA** | Project Director
- JUSTIN SCHLUETER** | Project Manager
- TOBY REID** | Construction Manager/VE
- JARED BAKER PE** | Preconstruction Manager
- DOUG LANGFELDT** | Site Superintendent/VE
- JEFFERSON LEWIS ENV SP** | Start-up & Commissioning Manager/Quality Manager

**CHAD HULAN** | Lead Estimator

**JANET MARRIAGE ASP, CHST** | Safety Manager

The majority of our key personnel outlined above have worked on six local projects together with the largest valued at \$40M. With these shared experiences, our relationships go much further than the workplace. Garney and Dewberry staff have built trust, effective workflow processes, and collaborative relationships that ensure best-value design intent is carried through construction and start-up.

## YOUR PROJECT. YOUR BUDGET.

Having your design and construction teams working together to identify risk, cost, and schedule saving opportunities, will afford the Town more scope to fit within your budget. **Our team has given extensive thought to several VE/cost saving opportunities that are discussed on page 12 including a metal building in lieu of masonry for the new treatment building.**

## PROJECT EXPERIENCE

As a CMAR leader in Colorado, we know that having local experience and staff that can be on site quickly makes a big difference in a project's success. **All of our key personnel are Colorado residents.** You are getting a reliable partner who is dedicated to the work we do and the communities we impact. A summary of our local reference projects are shown in the table below and further detailed on pages 6-8.

## REFERENCE PROJECTS

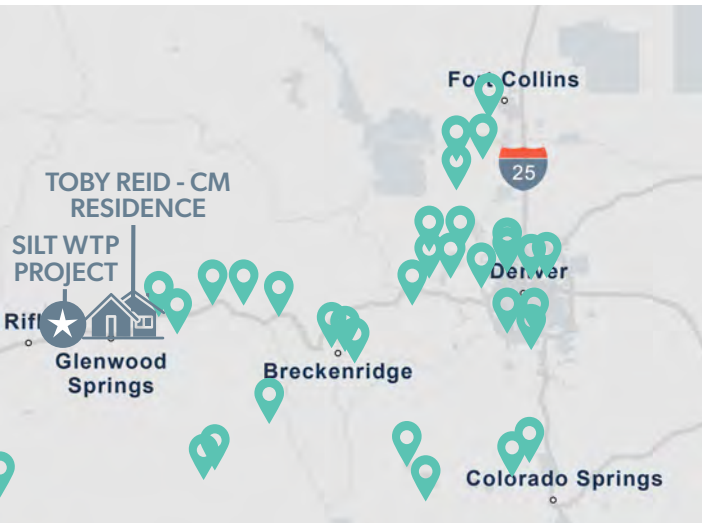
	Project Value	Collaborative Delivery	Local Project	Treatment Facility
● LARRY D. MOORE WTP	\$35M	✓	✓	✓
● CANYONS AND RIDGEGATE WELL HOUSES	\$27M	✓	✓	✓
● DODD WTP UPGRADES	\$29M	✓	✓	✓
● SOLDIER CANYON FILTER PLANT 15 MGD EXPANSION	\$34M	✓	✓	✓
● EVANS CONSOLIDATED WWTP	\$39M	✓	✓	✓
● NORTH WRF PHASE 1A IMPROVEMENTS	\$57M	✓	✓	✓

● CMAR ● SRF FUNDING ● GARNEY + DEWBERRY ● UV ● ACTIFLO

### PROPOSER PROFILE GENERAL INFORMATION

Garney is a national and local leader in water and wastewater construction. Since our founding in 1961, we have focused solely on building water and wastewater systems of varying sizes for municipal, federal, industrial, and private clients. Garney has 1,900 employee-owners (600 professional and 1,300 non-professional) across 18 offices nationwide. Having been in Colorado for over 40 years, we are focused on serving our surrounding mountain communities. We have built trust and long-term relationships with numerous municipalities throughout Colorado. **We acknowledge the need for a Town of Silt Contractor License and will apply for and receive this license prior to construction.**

The Town will benefit from having a project team that is 100% based in Colorado and that has worked together throughout the last several years on various water/wastewater collaborative delivery and traditional design-bid-build projects. **The map shown below showcases our project experience on the Western Slope, Front Range, and the proximity of our Construction Manager, Toby Reid, to your project site.**



### GARNEY + DEWBERRY SUCCESS STORY

With water quality challenges due to the local Marshall Fire, Jared Baker, Precon Manager, worked with Dewberry and the Town of Superior to **procure all equipment and install six reactor GAC systems in less than three months after signing the contract, winning several awards** on the 2022 Granular Activated Carbon System.



### SERVICES OFFERED

- WTP/WWTP construction
- Water and sewer pipeline installation
- Pump stations and heavy concrete structures
- Heavy civil/industrial
- Site work
- Start-up & operation
- Constructability reviews and VE

Our 62 years in business and 155 completed CMAR projects have allowed us to become experts in the industry, and we are always striving to continually learn and improve upon our project approach and management processes. We have extensive preconstruction experience which will be pivotal in addressing challenges early in the design phase, providing VE solutions, developing detailed and transparent cost estimates, and creating an accurate GMP.

### PROPOSER LEGAL STRUCTURE

Garney is organized as a corporation. As a 100% employee-owned company with broadbased ownership, no employee-owner owns 10 percent or more of the company. **This means our employees have stake in providing the highest quality of service to you.**

### PROJECT OFFICE LOCATION

We understand the critical nature of this project and know time and commitment are vital. We will maintain key personnel and support staff for the project in jobsite trailers. Our Construction Manager, Toby Reid, lives in Glenwood Springs and will be onsite during construction. Additional management staff for this project will be located out of our Rocky Mountain regional office in Littleton, Colorado, but will travel to site as needed, especially during critical aspects of construction. We have nationwide resources while being able to provide small-firm responsiveness through our Colorado office.

### SAFETY

Construction is one of the most dangerous industries in the U.S., making it more important than ever for clients to choose a firm that instills a strong safety culture within their organization and with a record to prove it. The unique factors that make Garney's corporate safety program a success include:

#### SITE-SPECIFIC SAFETY PLANS

- » Janet Marriage, Safety Manager, will develop and maintain a Site-Specific Safety and Health Plan for your project.

#### SITE-SPECIFIC SAFETY COMMITTEE

- » At the beginning of your project, a Site Safety Committee will be created, comprised of members of the project staff, safety advisors, and key trade subcontractors that have been properly trained to recognize and correct any unsafe conditions.

#### PRE-JOB SAFETY CONFERENCE

- » Garney will require all subcontractors and requests the presence of the Town, to attend a meeting to identify potential safety risks that may be encountered during a project. At this meeting, risks are discussed and proper procedures for handling are agreed upon.

### SAFETY TASK ANALYSIS CARD (STAC)

- » Each morning and afternoon, meetings are held requiring field craft to prepare potential hazard analysis on the tasks to be performed that day. These meetings are intended to break down tasks, identify and analyze hazards, and mitigate hazards.

### WEEKLY TOOLBOX TALKS

- » Each Monday, Garney holds weekly safety meetings on-site. A specific topic will be addressed to the crew by onsite field management. Any near misses are discussed at this meeting and new hires are trained for the week’s events. Records of these meetings are kept by Janet Marriage, Safety Manager.

### GOSHA INSPECTIONS

- » Garney safety professionals will perform periodic mock OSHA (GOSHA) inspections on the project. These inspections are conducted unannounced.

### CERTIFIED SAFETY PROFESSIONAL

- » Our team employs Certified Safety Professionals. This

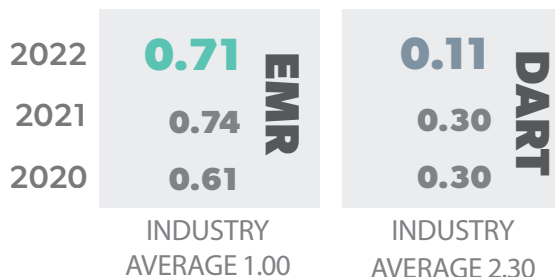
project will be under the direction of Dan Smolik, Garney’s National Safety Officer and Janet Marriage in addition to Toby Reid, Construction Manager.

### CRAFT, SUBCONTRACTOR, & SUPERVISION TRAINING

- » During the early stages of your project, our team will identify safety training that will be required and will schedule these trainings based on operational requirements. Training is presented to Garney field craft and subcontractors.

### SAFETY STATISTICS

Garney’s EMR and DART safety statistics for the past three years are shown below.



## KEY FIRMS

Garney has elected to wait to bring in key firms until we are ready to bid out packages of the work. This allows more flexibility during the bidding phase and will ensure the Town’s goal of competitively bidding work to a large number of contractors is met.

## DBE PARTICIPATION

Garney is no stranger to DBE/MBE/WBE participation. Our company has a dedicated Federal group where all projects have DBE participation requirements. **We welcome and embrace these requirements as they are designed to engage the local workforce on large, complex projects that provide knowledge and experience for disadvantaged firms.**

We take pride in working alongside these enterprises through challenging projects and act as resources as they grow and improve their businesses. Garney will hold DBE outreach events that encourage project participation early in preconstruction. We have a long list of firms we have used on previous projects that we will contact for these events.

As the construction industry is moving more towards collaborative delivery, what better way to help grow the industry than to get small, DBE firms involved early in these projects? **Our team will work with the Town to identify scopes of work that we can bid to DBE firms as we develop the GMP to ensure the goals of 6.1% MBE participation and 6.6% WBE participation are met or exceeded.** This process will begin upon award.

SAMPLING OF SIMILAR SRF FUNDING EXPERIENCE

Dodd WTP Upgrades PD-B - Niwot, CO	\$29M
Evans Consolidated WWTP CMAR - Evans, CO	\$39M
Fruita WRF - Fruita, CO	\$22M
Lynn R. Morgan WTF Expansion CMAR - Erie, CO	\$13M
Cave Creek Water Ranch PD-B - Cave Creek, AZ	\$27M
Plant City WRF Expansion CMAR - Plant City, FL	\$44M
Apopka WRF Expansion CMAR - Apopka, FL	\$63M
Airport WRF Phase 2 Improv. - Brooksville, FL	\$24M
Wet Weather Monitoring & Pumping - Largo, FL	\$39M
Duck Key WTP - Duck Key, FL	\$7.1M
Glen WRF Expansion - Brooksville, FL	\$13M
English Oaks FM Phase III - Lakeland, FL	\$6.1M
Lake Wales WTF Rehab/Exp. - Lake Wales, FL	\$3.6M

## SRF FUNDING SUCCESS STORY

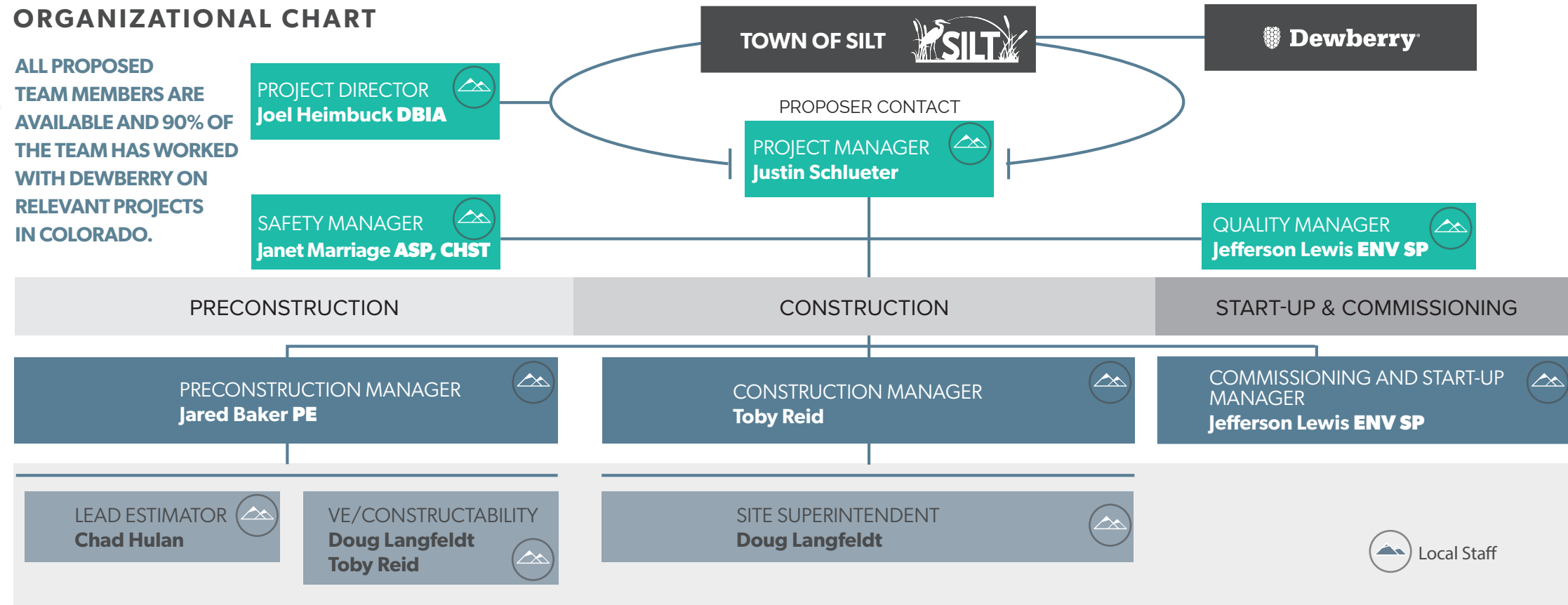
### DODD WTP UPGRADES (PD-B), NIWOT, CO

Meeting American Iron and Steel (AIS) provisions were challenging due to long lead times for certain products. Large diameter valves, ductile iron fittings, and carbon steel bolts had significantly higher delivery times. Early conversations with manufacturers helped identify products that were difficult to procure. Garney also worked with the design team to limit the number of custom products used on the job. Parts not considered “off-the-shelf” typically had extensive long lead times and our discussions with both design and suppliers helped reduce atypical parts and limit schedule impacts. **The project was completed ahead of schedule and compliance with AIS and all other SRF requirements were reviewed, audited, and approved.**

# PROJECT TEAM STRUCTURE AND KEY PERSONNEL

## ORGANIZATIONAL CHART

ALL PROPOSED TEAM MEMBERS ARE AVAILABLE AND 90% OF THE TEAM HAS WORKED WITH DEWBERRY ON RELEVANT PROJECTS IN COLORADO.



## INDIVIDUAL QUALIFICATIONS

Our proposed team of Garney individuals includes best in class employees who have the most local WTP CMAR delivery experience. These individuals were also chosen based on industry reputation and expertise that will achieve the project goals, and provide the Town with overall best value. **Project Manager, Justin Schlueter, has led and managed similar teams on six water collaborative delivery projects in the last 10 years.** More individual qualifications are shown on their resumes in Appendix B.

**PROJECT DIRECTOR**  
Joel Heimback **DBIA**  
Years in Industry: 28



Joel will be responsible for the overall success of the project. He will ensure the team has the resources needed to effectively execute the project safely, on schedule, and on budget.

**PROJECT MANAGER**  
Justin Schlueter  
Years in Industry: 23



Justin will lead the team and is the primary point-of-contact for the Town. He is responsible for client satisfaction, quality, safety, and schedule, with initial focus on providing input during preconstruction and GMP development.

**CONSTRUCTION MANAGER/VE/CONSTRUCTABILITY**  
Toby Reid  
Years in Industry: 37



Toby will work collaboratively with the Town and Dewberry and will manage construction while keeping safety, quality, schedule, risk, and cost top priority. He will direct day-to-day activities in achieving project goals, ensure the schedule and budget are met, and monitor the quality and safety programs.

**PRECONSTRUCTION MANAGER**  
Jared Baker **PE**  
Years in Industry: 7



Jared will lead our team during the preconstruction phase. He will integrate our team members with the Town and Dewberry staff and begin identifying challenges and risks for the team to mitigate prior to construction. He will facilitate various CMAR workshops to manage input on the design ensuring constructability and value.

**LEAD ESTIMATOR**  
Chad Hulan  
Years in Industry: 29



Chad is responsible for leading the cost model and GMP development. This includes the analysis, evaluation, and cost comparison of VE and constructability that are developed through preconstruction and construction.

**COMMISSIONING & START-UP / QUALITY MANAGER**  
Jefferson Lewis **ENV SP**  
Years in Industry: 15



Jefferson is a Colorado Certified Class A Operator and will manage all start-up, testing, and commissioning of the plant. He has been in the water treatment industry since 2008, working as a Water Treatment Technician and a hands-on Water System Operator in Crested Butte, CO before joining Garney.

**SITE SUPERINTENDENT/VE/CONSTRUCTABILITY**  
Doug Langfeldt  
Years in Industry: 38



Doug will be responsible for leading, planning, and executing day-to-day field operations during construction in regards to safety, quality, and schedule. During preconstruction, he will actively participate in design, constructability, VE reviews, and risk identification and mitigation.

**SAFETY MANAGER**  
Janet Marriage **ASP, CHST**  
Years in Industry: 26



Janet will be responsible for the implementation of site-specific safety procedures, training, and documentation. She will lead routine safety inspections and audits to ensure compliance of all on-site personnel.

## SERVICES & RESPONSIBILITIES

**PRECONSTRUCTION.** Jared Baker, Preconstruction Manager, will lead all activities with input from Toby Reid, Construction Manager and assistance from Justin Schlueter, Project Manager, to determine the baseline design, engage with permitting agencies, begin early procurement, and conduct workshops with the Town and Dewberry. The construction team will provide VE input, constructability reviews, and schedule development. At the beginning of this phase, Justin and Jared will engage Chad Hulan, Lead Estimator and Garney's estimating team and vendors in developing the project's initial baseline cost estimate. Chad and the estimating team will participate in monthly reviews led by Justin and Jared to update and accurately reflect the latest design and decisions in the cost estimate. This process will repeat as the design continues to progress.

**CONSTRUCTION.** Once a GMP is established, construction will begin and will be led by Toby Reid. Toby will handle communication with the Town and Dewberry regarding the ongoing construction, manage the subcontractors/vendors, and coordinate design items with Jared. There will be a transition period when the project goes from having design/preconstruction meetings, to having those meetings include construction activities—which will be jointly led by Jared and Toby until design/preconstruction is complete. Once this happens, the meetings and efforts will be construction focused and led by Toby with Justin's support.

**START-UP & COMMISSIONING.** Under the direction of Jefferson Lewis, Start-up and Commissioning Manager, a start-up and commissioning plan will be developed during design and implemented as the plant enters the construction phase. As process equipment and electrical submittals are approved, they will be entered into a matrix that will follow the CPM schedule, O&M manual requirements, and delivery dates. Focused start-up meetings along with this matrix will be the basis of the plan to start-up the new plant process efficiently and successfully integrate the existing chemical feed systems so that there is no interruption in service or water quality. All the steps for training, start-up, and commissioning will be outlined so plant staff, engineers, and vendors can review and comment on storage, installation, training, and commissioning procedures well in advance.



## RESUMES

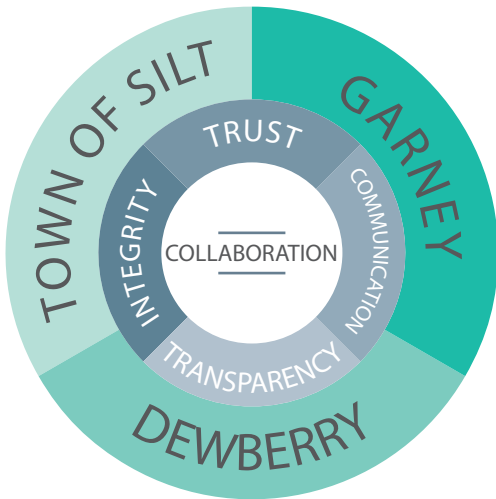
Resumes for all Garney key personnel can be referenced in Appendix B - Resumes.

## PROJECT TEAM INTEGRATION

Collaborative delivery methods are structured so that the lines between companies are almost non-existent. The relationship between the contractor, engineer, and owner is held together by a single attribute: project success. Our team, led by Justin Schlueter, Project Manager, will act as an extension of the Town's staff working in your best interest from project award through start-up, commissioning, and operation.

### PRINCIPLES OF COLLABORATION

True team integration can only be achieved through these four principles.



Cost, schedule, quality, and safety will be top of mind through all phases of the project, starting with preconstruction. During preconstruction, the Garney team will take part in all design and stakeholder meetings to ensure that constructability and VE input are provided every step of the way. **Jefferson Lewis, Start-up & Commissioning Manager, will engage the Town's operations staff to ensure their needs and preferences are met during design.** After design is complete and a GMP is established, we will transition into the construction phase.



We will continue our design coordination meetings as construction ramps up to ensure the Town and Dewberry are comfortable with how the project is progressing.

Garney will hold weekly progress meetings to discuss current project status, challenges, needs, and other updates as necessary.

**THE MOST IMPORTANT ASPECT OF PROJECT INTEGRATION, AND ONE THAT GARNEY ENCOURAGES FROM PROJECT INITIATION, IS FOR ALL TEAM MEMBERS TO BE PROJECT DRIVEN—NOT COMPANY DRIVEN. IF THE PROJECT SUCCEEDS, WE ALL SUCCEED.**

### UNIQUE BENEFITS OF OUR PROJECT TEAM'S QUALIFICATIONS AND EXPERIENCE

Garney is the nation's most experienced water and wastewater contractor. We build more projects for the water industry year to year than any other contractor and this comes with the following unique benefits:

-  Our proposed team of water experts have dealt with nearly every type of technology, sequencing challenges, temporary facilities, harsh construction environments, limited workforce, and unprecedented supply chain challenges. This experience provides our team with knowledge that others don't have.
-  We have a network of industry experts that we rely on to drive success on our projects such as vendors, manufacturers, subcontractors, and technical experts. Toby's long history of projects on the Western Slope provides him with trusted contacts at all of these companies. This will ensure timely delivery of materials, preferred pricing, and subcontractor participation. Working with the local community, we will deliver a project that is safe, cost effective, and one that the Town is proud of.

**Integrity is at the forefront of their work and everything they bring to the jobsite. The crew is thoughtful and very intentional about the work plan for each day, resulting in a safe and deliberate work environment. They would seek to understand where questions arose about the plans or site conditions. This is a hard-working, competent, and well-organized group and their process resulted in a quality project.**

*- Heather McDowell, PE, Special Projects Manager, City of Fort Collins, CO*

### LARRY D. MOORE WTP

ACTIFLO • UV • WTP IMPROVEMENTS • FILTERS • LOCAL • CHEMICAL FEED • FLOCCULATORS • SEDIMENTATION BASINS • START-UP & COMMISSIONING

**DELIVERY MODEL:** Design-Bid-Build

**ROLE OF PROPOSER:** General Contractor

**INITIAL/FINAL CONTRACT VALUE:** \$28,479,000 / 35,495,849 - Owner additions to project

**SCHEDULED/ACTUAL COMPLETION DATES:** 01/10/2018 / 01/10/2018

**PROJECT DESCRIPTION:** Construction included an **8.0 MGD surface water plant upgrade that started with an initial treatment capacity of 5.0 MGD and is the first treatment plant in Colorado to use ultraviolet (UV) as its primary disinfection process.** The scope of work included raw water **chemical feed systems, Kruger Actiflo equipment,** recycled LPHO **UV disinfection system,** on-site sodium hypochlorite generation system using brine with three tanks, and a **chemical feed system.** Work also included **sedimentation basins with plate settlers,** two air scour aeration blowers, a 50-foot-deep excavation, **flocculators,** and a stormwater pond. The pump stations included one for distribution consisting of three 125 hp vertical turbine high service pumps rated at 1,389 GPM each for a capacity of 6 MGD and a backwash pump station with four 50 hp vertical turbine high service pumps rated at 4,160 GPM for a capacity of 23.96 MGD. Pipeline work included 7,169 LF of 5" to 24" stormwater pipe including HDPE, PVC, and RCP; tunnel and expansion piping of 1,200 LF of 6" to 24" steel; and yard piping including 7,902 LF of 0.5" to 24" including carbon steel, HDPE, and PVC.

**KEY PERSONNEL:** Joel Heimback - Sr. Project Manager, Janet Marriage - Regional Safety Manager, Doug Langfeldt - General Superintendent, Jefferson Lewis - Start-up & Commissioning Manager, Chad Hulan - Chief Estimator



Roxborough Water Sanitation District

LITTLETON, CO

#### OWNER REFERENCE

Roxborough Water & Sanitation District  
Barbara Biggs, General Manager

T: (303) 979-7286

E: barbara@roxwater.org

### CANYONS AND RIDGEGATE WELL HOUSES

CMAR • LOCAL • START-UP & COMMISSIONING • PERMITTING • VE • CHEMICAL FEED • ELECTRICAL • DEWATERING • EXCAVATION

**DELIVERY MODEL:** CMAR

**ROLE OF PROPOSER:** Construction Manager at Risk

**INITIAL/FINAL CONTRACT VALUE:** \$24,734,419 / \$26,975,659 - Owner additions of gravity filters to both well sites.

**SCHEDULED/ACTUAL COMPLETION DATES:** 10/15/2021 / 9/24/2021 - **Completed one month ahead of schedule.**

**PROJECT DESCRIPTION:** Each well house consisted of a **5 MGD raw water consolidated groundwater treatment facility** to meet current and future drinking water needs. The construction scope of each well house included a well house building at 7,094 SF, connection pipeline from three well heads to the well houses consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel raw waterlines between the two locations, **chemical storage and feed systems** for disinfection and conditioning, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well and pump station housing vertical turbine raw water pumps consisting of two 150 hp pumps at the Canyons Well House and two 125 hp pumps at the Ridgagate Well House all rated at 1,150 GPM, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

**KEY PERSONNEL:** Joel Heimback - Principal-in-Charge, Justin Schlueter - Project Manager, Chad Hulan - Estimator, Janet Marriage - Regional Safety Manager, Jefferson Lewis - Start-up & Commissioning Manager



Parker Water & Sanitation District

CASTLE PINES, CO

#### OWNER REFERENCE

Parker Water & Sanitation District  
Jenna Barker, Project Manager

T: (720) 842-4254

E: jbarker@pwsd.org

# SOLDIER CANYON FILTER PLANT EXPANSION

CMAR • WTP IMPROVEMENTS • LOCAL • ELECTRICAL • CHEMICAL FEED • VE • FLOCCULATORS • SEDIMENTATION BASINS • START-UP & COMMISSIONING • PERMITTING

Soldier Canyon  
Water Treatment  
Authority

**DELIVERY MODEL:** CMAR

**ROLE OF PROPOSER:** Construction Manager at Risk

**INITIAL/FINAL CONTRACT VALUE:** \$34,406,071 / \$34,406,071

**SCHEDULED/ACTUAL COMPLETION DATES:** 09/30/2021 / 09/30/2021

**PROJECT DESCRIPTION:** CMAR services including full design assistance and construction services for the completion of a 15 MGD expansion to the existing Soldier Canyon WTP for a finished capacity of 60 MGD. The construction scope included a new 30 MGD rapid mixing flocculation and sedimentation basin pretreatment facility consisting of horizontal shaft flocculators and plate settlers; 60 MGD chlorine contact basin train; demolition of the existing concrete solids handling decant pond and construction of a new 10,626 SF concrete decant pond, as well as sludge pump station upgrades consisting of new piping and pumps; chemical storage and feed facilities including alum, polymer, fluoride, PAC, and soda ash; associated yard piping, pipeline improvements including 3,930 LF of 6" to 72" DIP and carbon steel waterlines, and manholes; electrical including a back-up generator as well as upgraded I&C; and paving, grading, and landscaping. To keep the plant in service during construction, the existing diversion vault was used in lieu of developing a bypass system which created savings for the owner. As a team, we identified more than \$10M in savings, ultimately staying within the Owner's \$35M construction budget, without sacrificing the project's objectives.

**KEY PERSONNEL:** Joel Heimback - Director, Jefferson Lewis - Start-up & Commissioning Manager, Chad Hulan - Lead Estimator, Janet Marriage - Regional Safety Manager

FORT COLLINS, CO

## OWNER REFERENCE

Soldier Canyon Water Treatment Authority

Ken Garrett, Interim Authority Plant Manager

T: (970) 568-6012

E: kgarrett@soldiercanyon.com

# NORTH WRF PHASE 1A IMPROVEMENTS

CMAR • UV • WTP/WWTP IMPROVEMENTS • FILTERS • LOCAL • CHEMICAL FEED • FLOCCULATION • SEDIMENTATION • START-UP & COMMISSIONING • VE

Parker Water &  
Sanitation District

PARKER, CO

**DELIVERY MODEL:** CMAR

**ROLE OF PROPOSER:** Construction Manager at Risk

**INITIAL/FINAL CONTRACT VALUE:** \$56,467,654 / \$57,427,125 - Change orders were for additional time to complete additional scope.

**SCHEDULED/ACTUAL COMPLETION DATES:** 01/31/2022 / 08/15/2022 - Completed on schedule, see note above.

**PROJECT DESCRIPTION:** CMAR services including design assistance, plan review, cost estimating, scheduling, procurement and construction services for improvements and a 1.8 MGD expansion to the existing 2 MGD WWTP. The scope included a headworks with chemical storage and feed, screening, grit removal, influent pump station, and odor control; a primary clarifier complex with splitter box, polymer injection, and primary sludge pump station; an advanced water treatment facility including flocculation, sedimentation, and filtration; UV disinfection facility; replacement of existing effluent pump station pumps; replacement of existing dissolved air flotation thickeners with rotary drum thickeners; conversion of existing aerobic digesters to autothermal thermophilic aerobic digestion; primary power metering/distribution upgrades; standby power upgrades; instrumentation and programmable logic controller upgrades; yard piping, site grading, access roads, and landscaping. Below and above grade process piping included 15,980 LF of 1" to 48".

**KEY PERSONNEL:** Joel Heimback - Director, Chad Hulan - Chief Estimator, Janet Marriage - Regional Safety Manager

## OWNER REFERENCE

Parker Water & Sanitation District  
Rebecca Tejada, PE, Director of Engineering

T: (720) 842-4261

E: rtejada@pwsd.org

# EVANS CONSOLIDATED WWTP

CMAR • DEWBERRY • SRF FUNDING • TREATMENT PLANT • UV • DBE PROVISIONS  
LOCAL • START-UP & COMMISSIONING • VE • EXCAVATION

City of Evans

**DELIVERY MODEL:** CMAR

**ROLE OF PROPOSER:** Construction Manager at Risk

**INITIAL/FINAL CONTRACT VALUE:** \$37,472,169 / \$39,160,075 - Change orders for design improvements, misc. scope changes, start date extension, and delays due to weather.

**SCHEDULED/ACTUAL COMPLETION DATES:** 06/21/2018 / 07/27/2018 - The schedule was extended due to weather delays.

**PROJECT DESCRIPTION:** Under contract to Ditesco, Garney and **Dewberry** worked collaboratively on a new facility that treats combined flows from two separate collection basins. The new treatment facility is located at the City's current Hill-n-Park plant site and treats 3 MGD. The City abandoned its primary treatment plant and located a new regional lift station at this site to transfer wastewater via a new force main to the this facility. This included a headworks facility with one mechanical step screen, one manual bar screen, and one grit removal system; three aeration basins with membrane disk filter diffusers and three blowers; three-stage secondary process capable of nitrification, denitrification, and biological phosphorus removal with three treatment trains; three secondary clarifiers, a **UV disinfection system** with two channels and two banks in series, an administration building, an anaerobic lagoon for solids handling, a 3 MGD lift station including three submersible pumps, wet well, and supporting building, 18,280 LF of 10" PVC sewer force main, and 1,500 LF of 30" PVC gravity sanitary line that required an auger bore for 435 LF with a 30" casing.

**KEY PERSONNEL:** Joel Heimback - Director, Janet Marriage - Regional Safety Manager, Chad Hulan - Lead Estimator



## OWNER REFERENCE

Ditesco

Keith Meyer, P.E., Owner

**T:** (970) 988-8605

**E:** keith.meyer@ditescoservices.com



# DODD WTP UPGRADES

SRF FUNDING • UV • WTP IMPROVEMENTS • COLLABORATIVE DELIVERY • VE • DBE PROVISIONS •  
CHEMICAL FEED • FLOCCULATORS • SEDIMENTATION BASINS • START-UP & COMMISSIONING • LOCAL



**DELIVERY MODEL:** Progressive Design-Build

**ROLE OF PROPOSER:** Design-Builder

**INITIAL/FINAL CONTRACT VALUE:** \$29,383,347 / \$29,383,347

**SCHEDULED/ACTUAL COMPLETION DATES:** 10/19/2016 / 10/17/2016

**PROJECT DESCRIPTION:** Through LHWD's master plan, it was determined that the Dodd plant needed 4 MGD additional capacity to the 6 MGD it was originally configured at. The existing filtration and process equipment was removed and the existing building was modified to house a Pall microfiltration / membrane system. **A new pretreatment building was constructed next to the existing structure and houses chemical feed equipment, settling basin complete with plate settlers, horizontal flocculation basin,** raw water strainers, and membrane feed pumps. The existing building was modified to house the membrane racks, Pall CIP and backwash system, and new high service finish water pumps. Additional work included administrative spaces, a laboratory, and control center. LHWD was extremely concerned with keeping the project on schedule without compromising quality or rushing decisions. **Through the Design-Build process, we were able to move forward with pre-purchasing major systems and site excavation to maintain the schedule, while continuing to focus on the details of the new plant.**

**KEY PERSONNEL:** Joel Heimback - Director, Janet Marriage - Regional Safety Manager, Chad Hulan - Lead Estimator

## OWNER REFERENCE

Left Hand Water District

Christopher Smith, General Manager

**T:** (303) 530-4200 x 211

**E:** chrissmith@lefthandwater.org

# REFERENCE PROJECT SUMMARY TABLE

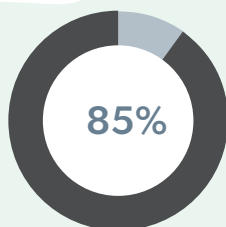
	CMAR / CM/GC	Justin Schlueter	Joel Heimbuck	Toby Reid	Jefferson Lewis	Chad Hulan	Doug Langfeldt	Janet Marriage	Jared Baker
Larry D. Moore WTP <i>Roxborough Water &amp; Sanitation District</i>			👉		👉	👉	👉	👉	
Canyons & Ridgeway Well Houses (CMAR) <i>Parker Water &amp; Sanitation District</i>	👉	👉	👉		👉	👉		👉	
Soldier Canyon Filter Plant Expansion (CMAR) <i>SCWTA</i>	👉		👉		👉	👉		👉	
North WRF Phase 1A Improv. (CMAR) <i>Parker Water &amp; Sanitation District</i>	👉		👉			👉		👉	
Evans Consolidated WWTP (CMAR) <i>City of Evans</i>	👉		👉			👉		👉	
Dodd WTP Upgrades (PD-B) <i>Left Hand Water District</i>			👉			👉		👉	

# OTHER RELEVANT COLORADO PLANT EXPERIENCE

	Contract Value	Collaborative Delivery	Last 10 Years	WTP / WWTP	Delivered within budget
Fruita Wastewater Reclamation Facility <i>City of Fruita, CO</i>	\$22M		■	■	■
Thornton Water Treatment Plant Replacement (PD-B) <i>City of Thornton, CO</i>	\$85M	■	■	■	■
ECCV Northern Water Treatment Plant Phase 2 (CM/GC) <i>ECCV</i>	\$34M	■	■	■	■
Plum Creek WPF Advanced Treatment (CM/GC) <i>Town of Castle Rock, CO</i>	\$28M	■	■	■	■
Northern Water Supply Project Membrane WTF (CM/GC) <i>ECCV</i>	\$28M	■		■	■
Lynn R. Morgan Water Treatment Facility Expansion (CMAR) <i>Town of Erie, CO</i>	\$14M	■	■	■	■
Wastewater Treatment Plant Improvements (CMAR) <i>City of Loveland, CO</i>	\$35M	■	■	■	■
Foothills WTP Chlorine Contact Basin & Chemical Improv. (CM/GC) <i>Denver</i>	\$24M	■	■	■	■
WPCF Nitrification Project Phase II (CMAR) <i>City of Greeley, CO (in progress)</i>	\$23M	■	■	■	
PAR 1088 Northern Treatment Plant (PD-B) <i>Metro Water Recovery, CO</i>	\$250M	■	■	■	■
Wemlinger Water Purification Facility Improvements <i>City of Aurora, CO</i>	\$22M		■	■	■

COLLABORATIVE DELIVERY EXPERTS

**25+** YEARS OF COLLABORATIVE DELIVERY EXPERIENCE



**DID YOU KNOW?** 85% of Garney's construction projects are being delivered via collaborative delivery.

## CLIENT TESTIMONIAL

"Garney has excelled in the four areas most important to us at the City of Thornton – safety, quality, schedule, and budget. The competence and attitude of the Garney team is a true example of professionalism. A sincere thank you to this Garney CMAR team."

- Jerry Dye, Support Services Director (retired), City of Thornton, CO



## COLLABORATION DURING PRECONSTRUCTION

No matter the size or scope of a project, success is built on relationships and communication—especially with the CMAR delivery method which is built on transparency. We want the Town to feel like we are an extension of your staff and that communication is simple and effective. As your CMAR, we prefer early project involvement to assist the Town and Dewberry in developing a thoughtful design, constructability, and schedule so that we can provide the most accurate project cost.

Our preconstruction approach to delivering the best project for your budget requires the following steps:

### Project Kickoff/Partnering

We will establish roles, communication protocols, and the big picture of how we'll work together as a team. With many decisions already made, it is important for you to share these key decisions with Garney, so that as the vision for the overall project is set, we know the critical decisions that have guided you this far. During this meeting, we develop a project mission and goals. We will review the project risks and start mitigation efforts. We will establish a roadmap/sequence for future workshops and critical decisions that must be made. This philosophy will guide us through preconstruction, construction, and project start-up.

### Casual Collaboration

We recommend casual collaboration during the duration of the project by enjoying what Silt and nearby town's have to offer, such as golf, fishing, hiking, bike rides, or team BBQ's. The goal is to step back, celebrate success, get to know each other, and have fun.

### Collaboration Workshops

Additionally, we recommend collaboration workshops for critical design decisions to verify assumptions and decisions made to date. We recommend these workshops take place periodically throughout preconstruction.

## COLLABORATION SUCCESS

**On the Cherokee TDS Reduction Facility PD-B Project, we had two off-site collaboration events on the Arkansas River, where plant staff, our engineering partner, and Garney have had dinner and fished together. This intentional time away has allowed us to celebrate project success and enjoy each other's company while continuing to build relationships outside of the meeting room.**



## PARTNERING SUCCESS

**The success of the Loveland WWTP (CMAR) project was attributed to the partnering process and the team's trust in one another and willingness to work together.**

**During construction, the team worked through challenges including sewage bypass pumping, construction sequencing, and start-up—all while the treatment plant remained in operation. Quality workmanship, in conjunction with clear and concise communication between the City and Garney through regular meetings, on-site walks, written work, and contingency plans, are significant reasons why the plant experienced zero discharge violations during the two and a half years of construction.**

**Through careful planning and thinking outside-the-box, significant changes in the approach and execution of bypass pumping were developed. This resulted in \$500K savings while completing 404 million gallons of leak-free bypass pumping over 116 days, in multiple areas throughout the plant.**



## PRECONSTRUCTION DESIGN DEVELOPMENT

Partnering with the Town's staff and Dewberry during the early stages of design will result in maximum cost and schedule benefits while reducing project risk. **During design meetings, Garney will develop Method of Procedures (MOP's) for major construction activities that have the potential to impact plant operations.** These MOP's outline our plans and procedures for completing construction and will be approved by the Town and Dewberry.

## SCHEDULING

Doug Langfeldt - Site Superintendent and Toby Reid - Construction Manager will lead the schedule development efforts during preconstruction. This team will work with the Town and Dewberry to understand the plant's current operations and identify key schedule constraints so that we can build a schedule that minimizes impacts during construction.

Identifying early procurement items such as electrical gear and process equipment, and permitting tasks will ensure that the team effectively manages the project schedule and budget.

The following scheduling tools facilitate a collaborative process that keeps our team, the Town, and Dewberry fully engaged throughout the project.

## ASTA Powerproject® Baseline Project Schedule

Developed during preconstruction, the baseline schedule is a detailed tool that outlines every work task and will provide a detailed plan of how we will complete this project through the following activities:

- Design elements
- Production & manhour rates
- Permitting & submittals
- Material procurement
- Construction
- Updated weekly by Superintendent
- Submitted monthly - part of the payment process

## Six-Week Look-Ahead Schedules

As a product of the baseline schedule, the six-week look-ahead schedule provides additional details on upcoming scopes of work. These schedules are used as a tool in weekly coordination meetings among all trades on-site.

The following activities are shown on six-week look-ahead schedules:

- Inspections
- Testing and/or start-up
- Manpower
- Major events
- Upcoming milestones
- Detailed critical activities
- Material deliveries

## COST ESTIMATING

Cost estimating happens on two fronts - developing a cost effective design and sourcing materials to get the best pricing. Working with the entire project team, we will gather input on cost saving measures as they relate to design, materials, and constructability means and methods.

While developing costs for your project, Chad Hulan - Lead Estimator, with support from his team of estimators, will consider various market variabilities to get the best pricing for the Town. These include the current and anticipated cost of materials, potential escalation, and market trends. We will leverage our long-term relationships with our suppliers and vendors to seek out additional savings.

## GMP DEVELOPMENT

Maximizing every dollar of your budget is Garney's main objective while developing the GMP. By starting early in the design process, we can establish an initial baseline budget that gets updated as the design progresses until a GMP is negotiated. These iterations allow for cost savings or overages to be easily identified at each milestone helping guide a cost effective design.

The graphic below demonstrates our team's ability to construct within a budget.

LOCAL PROJECT	UNDER BUDGET
DODD WTP UPGRADES (PD-B)	3%
PLUM CREEK WPF (CMAR)	1%
WES BROWN WTP	5.8%
LOVELAND WWTP (CMAR)	1.2%

## RISK MANAGEMENT

The key to successful risk management is identifying, prioritizing, discussing, and assigning each risk item to the team member that is best suited to manage that risk, reducing contingencies and managing the project transparently. Once a risk is identified, a solution to mitigate the impacts is developed and documented. We will address these challenges early during preconstruction through procurement and into construction to ensure we meet your budget and schedule, while providing you with a quality project. We will continue to refine the risk register as the design, schedule, and cost estimate progress.

## DESIGN & CONSTRUCTION INTERFACE

Nearly all of our key personnel listed on the organizational chart have roles during preconstruction and construction, reducing a knowledge gap once the construction team mobilizes for construction. The same team in design meetings identifying constructability ideas, is the same team that months later, will be in the field implementing those ideas.

As Preconstruction Manager, Jared Baker will focus on constructability, scheduling, and GMP development. He will monitor critical path activities to evaluate progress during design and identify non-conformance.

As Site Superintendent, Doug Langfeldt is responsible for schedule development with Jared's assistance during preconstruction, focusing on electrical design, schedule acceleration opportunities, and constructability.

As Start-up & Commissioning Manager, Jefferson Lewis will implement the plan created with the engineers during preconstruction as construction wraps up and testing begins.

## CONSTRUCTABILITY & VALUE ENGINEERING

As the design develops and the project transitions into the construction phase, our team will identify constructability opportunities. Project Manager, Justin

Schlueter and Construction Manager, Toby Reid, will ensure that constructability challenges are resolved and VE ideas are executed.

### CONSTRUCTABILITY WORKSHOP

Toby Reid and Doug Langfeldt will play a significant role in facilitating constructability workshops. They will review the standard details, material selections, and equipment access to provide input on what items work well and what could be challenging.

Challenges will be added to the Risk Register and the estimating team will provide costs on the design, approach, and alternatives. Working in Bluebeam sessions, we can provide comments and work with the team to prioritize comments for incorporation into the next design milestone. Bluebeam sessions will provide a real-time, collaborative review that is easily accessible by all team members. An early workshop to train the team on the program and best practices is key to this being successful.

We will work with Dewberry to create custom “tool chests” for the team to use which will standardize fonts, colors, and line styles to help visually classify the comments by team and importance.

### VALUE ENGINEERING

**WITH COST BEING A KEY DRIVER OF THIS PROJECT, WE WILL USE VE AS AN ONGOING PROCESS THROUGHOUT THE LIFE OF THE PROJECT, CONTINUING THROUGH CONSTRUCTION. ON AVERAGE, WE IDENTIFY AN ADDITIONAL 11% IN VE SAVINGS FROM OUR INITIAL COST ESTIMATE.**

At Garney, VE is not a cost cutting exercise, but a way to give our clients what they want at the best price. We will work with the Town and Dewberry to explore innovative alternatives and provide value engineering ideas throughout preconstruction. All VE ideas will be captured in the Cost Management Log and reviewed at the 30%, 60%, and 90% design workshops. Cost gaps will be evaluated and recommendations will be made to ensure the project stays on budget.

**To accelerate the project schedule and bring cost savings to the Town, our team has already identified the following VE and cost saving ideas:**

**Metal building in lieu of masonry for the new treatment building.**

**Early procurement of electrical gear and process equipment aligned with funding mechanism.**

**Familiarity with existing plant operations to identify and price potential conflicts.**

**Evaluate the viability of existing plant controls and chemical feed and include options for replacement.**

**Options for importing fill material that maximize the Town’s excess dirt to minimize truck trips into the site or on local roads.**

**Utilization of local workforce.**

### VE SUCCESS STORY

**On the Dodd WTP Upgrades (PD-B) project constructed for Left Hand Water District, the design-build team analyzed 17 different treatment trains to determine the best treatment process for the owner’s raw water source and finished water treatment goals. The team considered raw water and finished water quality, ease of operations, and equipment and long-term operating costs.**



### VE SUCCESS STORY

**On our recently completed Soldier Canyon Filter Plant Expansion CMAR project, Garney identified more than \$10M in savings, in order to stay within the Owner’s \$35M construction budget.**



### CONSTRUCTION DOCUMENT PACKAGING

During design, our team will identify construction packages that appropriately sequence construction to maximize your budget.

### RISK CHALLENGES

We have identified potential risks specific to your project on Page 14 as outlined in the Risk Register table.

### PROJECT SCHEDULE/PHASING

Successful construction of this project will require an emphasis on understanding the existing plant hydraulics and process, evaluating the existing electrical service and electrical needs for the new facility, existing piping configuration, and proposed shut down durations. We will provide temporary piping and valves in order to properly commission the new plant and de-commission the old process. Electrical work that requires a plant shutdown will be scheduled well in advance and have a plan approved by the Town. Constructability challenges will be tracked and resolved with a Risk Register and Decision Log. If a conflict arises, we will make adjustments quickly and find the best solution to maintain the budget and schedule.



## CRITICAL WORK ELEMENTS

- 1 Hold kickoff meeting with the Town and Dewberry to discuss the schedule for 60% documents, and direct the focus to provide the cost model for SRF funding.
- 2 Work with the Town to identify areas of the site that are off limits. Special care and planning is needed to stage material and equipment on a tight site.
- 3 With the existing treatment plant membrane filters being fragile, every effort will be taken to minimize stress and potential for reduced production on the existing membranes using best practices for temporary piping and tie-ins.
- 4 Maximize schedule control, quality, safety, and cost savings by developing project-specific bid packages favorable to bid by qualified local subcontractors and vendors.
- 5 Leverage the local labor force and share crews when possible with our other Western Slope projects.
- 6 Create a collaborative atmosphere, encourage innovation and fresh ideas, involve everyone, communicate early and often.
- 7 Maintain a safe work environment.
- 8 Minimize plant shutdown times with efficient and well-thought-out work plans. Engage the team in advance with MOP discussions and meetings.

## GMP DEVELOPMENT

Transparency, collaboration, and a clearly defined scope are the path to developing a GMP within budget. Eliminating scope gap and scope redundancies during preconstruction ensures that Garney will receive complete and accurate pricing from our estimators and subcontractors.

**Garney’s experience constructing work in the field and our detailed history of the cost of the work is why Garney’s initial estimate is typically within 2% - 5% of the final GMP.** True open-book estimating is transparent, familiar, and accessible. Garney uses Microsoft Excel for our estimating so that the Town can see cost breakdowns. At each design milestone, Justin will review a detailed Work Breakdown Structure (WBS) worksheet with the Town. The WBS is a completely searchable and sortable breakdown of the current cost estimate that shows the total bare cost and total cost with burden and markups applied. The WBS is sortable by bid item, structure, divisions/disciplines/ Construction Specification Institute (CSI), and description.

This WBS format maintains the detail of our estimate to include the following for each detailed line item:

Description	Labor
Quantity	Material
Manhours	Subcontract
Unit of Measurement	Equipment

Using Microsoft Excel allows Garney to easily develop and maintain a cost database with current and relevant labor production rates, wage rates, unit material costs, unit subcontractor costs, and construction equipment rental costs. **This database is built on 25 years of cost history and is updated routinely to reflect current market conditions.** The Town will benefit from Garney’s Microsoft Excel-based approach as it is familiar and user friendly, and streamlines our transition from estimating to planning and construction in the field. Garney’s step-by-step process to GMP development is included below.

GMP: STEP-BY-STEP PROCESS		
MILESTONE	ACTIVITIES	GOAL/DELIVERABLES
<b>30% Design Review</b>	<ul style="list-style-type: none"> <li>◦ Workshops/weekly collaboration</li> <li>◦ Constructability and VE</li> <li>◦ Self-perform or subcontractor work packages</li> <li>◦ Open book estimate</li> <li>◦ Budget prioritization workshops</li> </ul>	<ul style="list-style-type: none"> <li>◦ 30% constructability review</li> <li>◦ VE Concepts</li> <li>◦ SRF submittals</li> <li>◦ Scope for 60% design</li> <li>◦ Design Change Log</li> </ul>
<b>60% Design and Estimate</b>	<ul style="list-style-type: none"> <li>◦ Constructability &amp; VE</li> <li>◦ Weekly collaboration</li> <li>◦ 30%-60% side-by-side estimate review</li> <li>◦ Subcontractor work packages</li> </ul>	<ul style="list-style-type: none"> <li>◦ 60% cost estimate</li> <li>◦ VE/constructability report</li> <li>◦ Design Change Log</li> <li>◦ SRF submittals</li> <li>◦ 60% design documents</li> <li>◦ List of prequalified subcontractors</li> </ul>
<b>90% Design Final GMP</b>	<ul style="list-style-type: none"> <li>◦ 60%-90% side-by-side estimate review</li> <li>◦ Final GMP</li> </ul>	<ul style="list-style-type: none"> <li>◦ Minimize contingency</li> <li>◦ Finalize the budget</li> <li>◦ Select best value subcontractors</li> </ul>

## CONTINGENCY MANAGEMENT

As the design nears 100%, contingency is greatly reduced. Garney allocates contingency dollars directly to each division or risk rather than a percentage on the entire estimate. This method is appropriate especially with the proposed design packages, since design completion varies from discipline to discipline. Once a GMP has been accepted, we recommend that contingency be included for bid overages, reasonably inferred risk items, and other project related items that may arise during construction.

**ANY CONTINGENCY/ALLOWANCE NOT USED, WILL BE 100% RETURNED TO THE TOWN AT PROJECT COMPLETION.**

## ADHERENCE TO THE GMP DURING CONSTRUCTION

During creation and review of the pay application, we can create a monthly variance report which shows the difference between our current estimated budget cost and the projected costs. The projected cost can change due to weather conditions, buyout of materials, added scope, and the amount of risk carried for each activity. By reviewing this monthly, we can claim savings or adjust for changes periodically as the work progresses, monitoring the completed work against the schedule, and reducing risk via the Risk Register.

During construction, the Risk Register becomes a living document to address ongoing challenges and defines

a path for using or not using contingency funds. **As the project progresses and risk elements resolve, contingency funds may be reallocated to additional project risks, or remain unused as an opportunity to offer project savings.**

## COMMUNICATION APPROACH AND TOOLS

Our project management staff is fully equipped to fulfill the contractual obligations established for this project. With the utilization of CMiC – Construction Management Software, an integrated business solution tool, our management staff has every aspect of the project cost history readily available to all team members. CMiC encompasses customer relationship management, accounting, job costing, project management, RFIs, submittals, and pay applications. This one-stop-shop also includes all daily reporting, quality control challenges, and contractual information for a total project management tool to better position ourselves for the execution of this project.

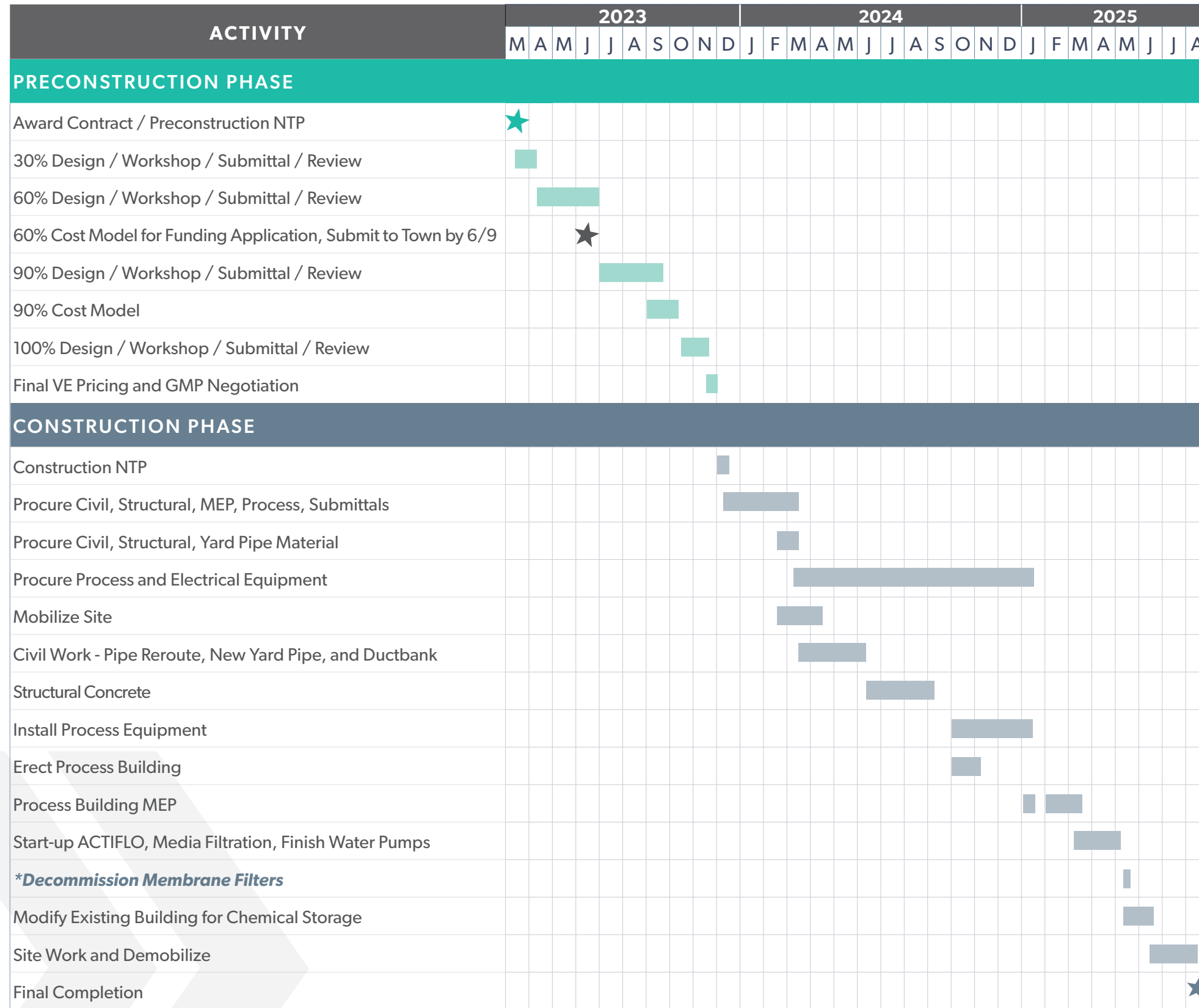
## RISK REGISTER

We have outlined risks below specific to your project that we will address early in preconstruction to ensure we meet your budget and schedule, while providing you with reliable plant operations during construction and following project completion.

POTENTIAL RISKS	
RISK	MITIGATION MEASURES/SOLUTIONS
Permitting	<ul style="list-style-type: none"> <li>Work with Dewberry, CDPHE, and Town to move permits efficiently through the system</li> </ul>
Existing yard piping/electrical conflicts with new construction	<ul style="list-style-type: none"> <li>Potholing and survey. Suggest alternative routing if needed</li> </ul>
Find suitable local subcontractors and vendors with enough resources to commit to the project	<ul style="list-style-type: none"> <li>Regular communication needed along with on-site meetings to confirm project engagement</li> </ul>
Long lead times for process and electrical equipment	<ul style="list-style-type: none"> <li>Work with subs and vendors to get accurate schedule, use CPM to find duration challenges and suggest options</li> </ul>
Small, active, and congested project site	<ul style="list-style-type: none"> <li>Develop a site logistics plan, timely deliveries, and constant communication with plant staff to keep roads and access ways open with minimal disruption</li> </ul>
Site access, I-70, and Glenwood Canyon challenges	<ul style="list-style-type: none"> <li>Engage the local workforce as much as possible, encourage personnel to travel "off peak," and watch the weather</li> </ul>
Start-up & Commissioning	<ul style="list-style-type: none"> <li>Jefferson Lewis - Dedicated Start-up &amp; Commissioning Manager</li> </ul>
Potential for expansive soils and site dewatering	<ul style="list-style-type: none"> <li>Source quality structural fill material during design, develop a plan for soil stockpile and segregation, and dewatering</li> </ul>

# PROJECT OVERVIEW SCHEDULE

## SILT WTP IMPROVEMENTS CMAR



**GARNEY IS CONFIDENT WE WILL BE ABLE TO MEET OR ADVANCE THE ANTICIPATED CONTRACT DATES.**

**EFFECTIVE CONSTRUCTION SEQUENCING SIMPLIFIES CONSTRUCTION**

Communicate the construction sequencing plan to all field craft and operations staff on job site, perform construction activities, and provide opportunities for schedule acceleration when possible.

**APPROACH TO MEETING THE SCHEDULE**

Using our scheduling software as a tool, we will create and manage the project scheduling efficiently and in a format that is easy to follow. Each procurement and work item will be assigned a duration in the schedule and will align with appropriate crew size and duration in the CPM schedule.

Once the preliminary schedule has been completed, the team will have schedule review meetings with Dewberry and plant staff to walk through the sequence, get feedback and alternatives that can easily be incorporated into the final CPM schedule.

Plant shutdowns will be discussed at progress meetings and scheduled at least 30 days in advance to avoid schedule delays by focusing the team's communication on the critical activity.

A Method of Procedure (MOP) will be sent out detailing the steps that will be taken immediately before, during, and post shutdown. Our construction team will coordinate daily with plant staff when work activities have the potential to interrupt plant operations. The intent of the MOP process is to have Dewberry and staff help us find and address all potential "rocks in the road" and a plan developed to address them.

**CONSTRUCTION SEQUENCING IDEAS**

**Our team understands the importance of meeting the September 2025 substantial completion date and disinfection compliance.**

We are keenly aware of the need to not put additional stress on the existing water treatment process during construction and understand costly repairs or shortages caused by having a membrane train out of service and compliance challenges when a chemical feed system goes down.

Using our experience, we will come up with sequencing, innovative work packages, and proactive procurement approaches to accelerate the schedule prior to the 90% design deliverable. A few ideas we have to accelerate the schedule are listed below:

**EQUIPMENT SELECTION AND PROCUREMENT.** Long lead times have greatly impacted construction schedules the past few years. **On this project, treatment equipment and electrical components have the longest lead times. We will seek to purchase these as soon as possible—prior to the overall project GMP execution.** We will host weekly meetings to discuss procurement status while providing updates on market conditions, quotes, and lead times.

**MOBILIZATION, SITE PREPARATION, UTILITIES, AND TEMPORARY SYSTEMS.**

At the beginning of the project, we will begin mobilizing and preparing the site for major construction. **Our emphasis will be on constructing pieces of work that pose schedule risks such as underground utilities and temporary systems.** Having the site ready and operating prior to major construction will eliminate stress on the project team and create a more linear schedule.

**BUILDING TYPE.** Using a pre-engineered metal building in lieu of a masonry building for the new treatment plant will be favorable to both cost and schedule. Due to the greatly reduced schedule, we will ensure that our building is dried-in for the winter well in advance.

**MULTIPLE GMPs.** Similar to early procurement, it is sometimes necessary to execute early GMP packages. The reason may be to bring on a key subcontractor that has limited availability, price indices are low on certain materials and it would be cost-effective to purchase in advance, or we have a change in scope due to unforeseen conditions. Being open to this idea and understanding how it may benefit the project is something we encourage on all of our collaborative delivery projects.

# APPENDIX

# A

**SUPPORTING  
FINANCIAL AND  
COMPANY  
DOCUMENTATION**

**UNDER SEPARATE COVER**

# APPENDIX

# B

## RESUMES

# JOEL HEIMBUCK DBIA

## DIRECTOR

Joel has spent several years providing his clients with innovative methods of controlling costs, estimating, scheduling, and contract administration, dating back to 1995. He has also worked extensively with surveying instruments, Total Station Data Collection, the Primavera program, and Expedition. His experience encompasses working as a Project Manager, Project Engineer, Mechanical Superintendent, Mechanical Lead Engineer, and Estimator for Water Treatment, Wastewater Treatment, and Power Plants. As Director, Joel is responsible for facilitating and administrating multiple water and wastewater infrastructure construction projects. His duties include issuing contracts, coordination and management of contractors and subcontractors, processing shop drawings and submittals, periodic pay estimates, safety, and job site quality control.



Garney Experience: 18 years  
Industry Experience: 28 years

### EDUCATION:

COLORADO STATE UNIVERSITY, BS  
IN CONSTRUCTION MANAGEMENT

### REGISTRATIONS/CERTS:

CO FIRE SUPPRESSION SYSTEMS  
CONTRACTOR LICENSE QP 19-U-  
07847  
CO RIGHT OF WAY CONTRACTOR  
SUPERVISOR LICENSE 2020  
1837281  
CO RIGHT OF WAY CONTRACTOR  
CONTRACTOR LICENSE 2020  
1896982 00 CL  
HAZARD COMMUNICATION/MSDS  
OSHA 10-HOUR  
OSHA COMPETENT PERSON  
- CONFINED SPACE AND  
TRENCHING & EXCAVATION

### REFERENCES:

ELIZABETH CARTER, P.E.  
CITY OF AURORA, CO  
(720) 859-4338

MIKE MARCUM  
ROXBOROUGH WATER AND  
SANITATION DISTRICT  
(303) 870-8837

■ DENOTES REFERENCE PROJECT

## PROJECT EXPERIENCE

### ■ LARRY D. MOORE WATER TREATMENT PLANT

ROXBOROUGH WATER AND SANITATION DISTRICT // \$35,495,849

**SENIOR PROJECT MANAGER:** Raw water chemical feed systems, Kruger Actiflo equipment, a recycled LPHO UV disinfection system, three sodium hypochlorite tanks and feed system, sedimentation basins with plate settlers, two air scour aeration blowers, flocculators, a storm water pond, and installation of various interior and exterior piping totaling 14,292 LF, as well as 6,000 LF of 24" DIP transmission main.

### ■ SOLDIER CANYON FILTER PLANT 15 MGD EXPANSION CMAR

SOLDIER CANYON WATER TREATMENT AUTHORITY // \$34,406,071

**DIRECTOR:** CMAR services for a 15 MGD expansion to the existing Soldier Canyon Water Treatment Plant for a finished capacity of 60 MGD. Construction phase included a new 30 MGD rapid mixing flocculation and sedimentation basin pretreatment facility, chlorine contact basin, replacement of the existing concrete solids handling decant pond, sludge pump station upgrades, chemical storage and feed facilities, pipeline improvements, electrical including a generator and I&C upgrades, paving, grading, and landscaping.

### ■ NORTH WATER RECLAMATION FACILITY PHASE 1A IMPROVEMENTS CMAR

PARKER WATER & SANITATION DISTRICT // \$57,427,125

**DIRECTOR:** CMAR services for improvements and the 1.8 MGD expansion to an existing 2 MGD wastewater treatment plant which included headworks, chemical storage & feed, screening grit removal, odor control, primary clarifier, polymer injection, primary sludge pump station, and AWT facility including flocculation, sedimentation, and filtration. Also included UV disinfection, replacement of DAF thickeners with rotary drum thickeners, conversion of aerobic digesters to ATAD, and upgrades to primary power metering/distribution, standby power, I&C, and PLC.

## WHY JOEL?

25 COLLABORATIVE  
DELIVERY PROJECTS  
COMPLETED



90% OF PROJECTS  
COMPLETED IN CO



105 WATER  
PROJECTS MANAGED



## **DODD WATER TREATMENT PLANT UPGRADES** **PROGRESSIVE DESIGN-BUILD**

LEFT HAND WATER DISTRICT // \$29,383,347

**DIRECTOR:** Expansion of the existing plant from 6 MGD to 10 MGD including the construction of a new pretreatment building housing the chemical feed equipment, a settling basin with plate settlers, a horizontal flocculation basin, raw water strainers, and the membrane feed pumps. Installation of membrane racks, pretreatment chemicals/process, and new HS finish water pumps.

## **EVANS CONSOLIDATED WASTEWATER TREATMENT PLANT** **CMAR**

CITY OF EVANS, CO // \$39,160,075

**DIRECTOR:** Under contract to Ditesco and working with Dewberry, this project was for a new facility for the City of Evans that treated combined flows from two collection basins. Construction included a headworks facility with mechanical step screen, manual bar screen, and grit removal system, three-stage secondary process capable of nitrification, denitrification, and biological phosphorus removal with three treatment trains, three secondary clarifiers, UV disinfection system with two channels and two banks in series, administration/O&M/lab building, anaerobic lagoon for solids handling, 3.0 MGD lift station, and three miles of two 10" diameter force mains.

## **CANYONS AND RIDGEGATE WELL HOUSES** **CMAR**

PARKER WATER & SANITATION DISTRICT // \$26,975,659

**PRINCIPAL-IN-CHARGE:** Two new well houses including 5 MGD raw water consolidated groundwater treatment facilities. Each site included a well house building, connection pipeline consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel, chemical storage and feed systems, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well including vertical turbine raw water pumps, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

## **PLUM CREEK WATER PURIFICATION FACILITY ADVANCED TREATMENT** **CM/GC**

TOWN OF CASTLE ROCK, CO // \$28,452,538

**PRINCIPAL-IN-CHARGE:** Installation of equipment for pre-ozone, biologically active carbon filtration, ozone generation and destruction system, GAC including eight downflow liquid activated carbon adsorption units, UV disinfection including one inline 12.8 MGD unit, two dewatering centrifuges, and a 1 MG D110 Type III aboveground concrete water storage tank.

## **NORTHERN WATER TREATMENT PLANT PHASE 2** **CM/GC**

EAST CHERRY CREEK VALLEY WATER & SANITATION DISTRICT // \$33,500,978

**PRINCIPAL-IN-CHARGE:** Expansion of the Northern WTP with an additional 10 MGD that includes the construction of two additional RO treatment trains, the addition of a bulk chemical storage building, and chemical system modifications in the existing RO building. Includes all site work, utilities, paving, and electrical and mechanical modifications to the SCADA system.

## **LYNN R. MORGAN WATER TREATMENT FACILITY EXPANSION** **CMAR**

TOWN OF ERIE, CO // \$12,819,231

**PRINCIPAL-IN-CHARGE:** Treatment plant expansion from 9.9 MGD to 16.65 MGD that included raw water piping improvements, flow meter addition, new rapid mix basin with surface mixers, four-stage flocculation train and sedimentation basin using inclined plate settlers, three submerged vacuum membranes, backwash tank, a high service pump, 985 LF of 6" to 36" DIP waterlines, pump pad demolition, and upgrades to mechanical, electrical, and controls.

## **CHEROKEE TDS REDUCTION FACILITY** **PROGRESSIVE DESIGN-BUILD**

CHEROKEE METROPOLITAN DISTRICT // \$42,304,133

**PRINCIPAL-IN-CHARGE:** A new metal building housing an RO and pressure membrane ultrafiltration system, evaporation ponds, headworks structure, grit basin, and modifications to the existing SBR basins consisting of removing the existing diffusers and replacing them with MBR. The MBR basins are also receiving two waste recirculation pumps and submersible mixers. Includes a chemical storage building and feed system, stormwater detention basin outlet structure, and HDPE discharge piping. A 3 MGD bypass will be used to keep the plant in operation.

# JUSTIN SCHLUETER

## PROJECT MANAGER

Justin has been involved in the construction of water and wastewater projects since 2000, working his way up from Project / Field Engineer to Project Manager. He is well versed in collaborative delivery, including CMAR, design-build, and design-build-operate projects. With a focus on safety, Justin maintains deadlines to guarantee successful project completion. His background includes experience in client relations, subcontractor management, project scheduling, quality assurance and control, procurement, and change order management. His responsibilities include day-to-day management of operations in the field, client engagement, material procurement and approval, submittal development and management, site preparation, subcontractor management and documentation, scheduling deliveries, and attending progress meetings. Justin oversees project administrative duties, including all safety and quality documentation.



Garney Experience: 5 years  
Industry Experience: 23 years

EDUCATION:  
PIKES PEAK COMMUNITY  
COLLEGE, AAS IN CONSTRUCTION  
MANAGEMENT

REGISTRATIONS/CERTS:  
OSHA 10-HOUR  
OSHA 30-HOUR

REFERENCES:  
**DEAN BEDFORD, P.E., PMP**  
CITY OF AURORA, CO  
(720) 859-4342

**TY MORTON**  
HDR ENGINEERING, INC.  
(520) 834-2619

\* DENOTES PREVIOUS  
FIRM EXPERIENCE

■ DENOTES REFERENCE PROJECT

## PROJECT EXPERIENCE

### ■ CANYONS AND RIDGEGATE WELL HOUSES **CMAR**

PARKER WATER & SANITATION DISTRICT // \$26,975,659

**PROJECT MANAGER:** Two new well houses including 5 MGD raw water consolidated groundwater treatment facilities. Each site included a well house building, connection pipeline consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel, chemical storage and feed systems, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well including vertical turbine raw water pumps, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

### MONTEVINA WATER TREATMENT PLANT\* IMPROVEMENTS **PROGRESSIVE DESIGN-BUILD**

SAN JOSE WATER COMPANY // \$62,000,000

**PROJECT ENGINEER:** Provided Progressive Design-Build services for improvement to convert the 30 MGD plant from direct filtration to polymeric membrane filtration.

### PUMP AND LIFT STATIONS MISCELLANEOUS IMPROVEMENTS **CM/GC**

CITY OF AURORA, CO // \$21,161,287

**PROJECT MANAGER:** Expansion of the Aurora Reservoir Pump Station including new electrical building, generator, transformers, five new horizontal transfer pumps, HVAC, manholes, HDPE discharge pipe, 30" to 20" PVC sanitary gravity pipe, manholes, and meter vault. This required bypass pumping, dewatering, deep excavations, paving, sewer connections, and two bores. Additionally, the Murphy and Senac pump stations received new FRP grating and walkways, tapping of two force mains, valves, and a new packaged FRP foul air system with air scrubber.

## WHY JUSTIN?

**TREATMENT PLANT  
EXPERIENCE ON  
THE WESTERN SLOPE**



**9 COLLABORATIVE  
DELIVERY WATER PROJECTS**



**6 WATER PROJECTS  
MANAGED IN COLORADO**





## **TWIN OAKS VALLEY WATER TREATMENT PLANT\*** **DESIGN-BUILD-OPERATE**

SAN DIEGO COUNTY WATER AUTHORITY // \$242,000,000

**SENIOR PROJECT ENGINEER:** Construction of a 100 MGD submerged-membrane water treatment facility which included two pre-stressed concrete reservoir tanks and consisted of a 15-year operating phase.

## **RUETER-HESS WELL HOUSE MODIFICATIONS** **PROGRESSIVE DESIGN-BUILD**

PARKER WATER & SANITATION DISTRICT // \$15,599,947

**PROJECT MANAGER:** The Garney + TT design-build team was awarded the preconstruction contract for this project to provide a technical memorandum to Parker Water & Sanitation District summarizing the options for adding iron and manganese management treatment capacity to the Rueter-Hess Well House.

## **EDWARDS SOLIDS HANDLING IMPROVEMENTS\***

EAGLE RIVER WATER & SANITATION DISTRICT // \$21,000,000

**PROJECT ENGINEER:** Expansion of the ATAD solids treatment facility to treat all the solids from the Vail, Avon, and Edwards Wastewater Treatment Facilities.

## **CANYONS TANK AND PIPELINE PROJECT**

PARKER WATER & SANITATION DISTRICT // \$13,030,000

**PROJECT MANAGER:** Construction of a buried 5 MG D115 water storage tank with associated DIP outlet and drainage lines consisting of 4,480 LF of 16" to 36", as well as 360 LF of 30" PVC overflow pipe. Additional work includes a precast concrete vault and meter, manhole, electrical fiber optic, and potential rock blasting.

## **REGIONAL AND REATA NORTH WELL HOUSES FILTRATION PROJECT\***

### **DESIGN-BUILD**

PARKER WATER & SANITATION DISTRICT // \$1,497,165

**PROJECT MANAGER:** Regional and Reata Well Houses have current treatment capacities of 8.0 and 1.3 MGD, respectively, and are the remaining two of three consolidated well houses scheduled to receive filtration prior to 2025. The preconstruction phase includes a feasibility analysis of the project, development of preliminary design, cost models, GMP pricing, final design, scheduling, permitting, and construction, startup, and commissioning assistance.

## **WILSONVILLE WASTEWATER TREATMENT PLANT IMPROVEMENTS\***

### **OPERATE-DESIGN-BUILD-OPERATE**

CITY OF WILSONVILLE, OR // \$45,000,000

**SENIOR PROJECT ENGINEER:** Award-winning Operate-Design-build Operate (ODBO) project consisting of expanding plant capacity from 2MGD to 5MGD, upgrading the handling processes of bio-solids, and improving odor control systems.

## **WATER AND WASTEWATER TREATMENT PROJECTS\*** **DESIGN-BUILD**

COYOTE SPRINGS NEVADA LLC // \$7,000,000

**INTEGRATED DELIVERY PROJECT MANAGER:** The wastewater treatment facility was designed to be temporary with a capacity of 0.10 MGD and utilized a Moving Bed Biofilm Reactor (MBBR) process. The water treatment facility treats ground water utilizing horizontal pressure filters.

## **DESERT HILLS RIVER WATER FILLING STATION\*** **CMAR**

EPCOR WATER // \$1,066,839

**PROJECT MANAGER:** CMAR services for a water fill station between Desert Hills Drive and Meridian Drive. Installation of 600 LF of 12" and 40 LF of 6" DIP waterline, a 4" HDD, a decorative CMU block wall with automatic gates, paved access roads, electrical for flow meter and valves, water fill connections, and landscaping.

# TOBY REID

## CONSTRUCTION MANAGER/VE/CONSTRUCTABILITY

Toby has been constructing water/wastewater, heavy highway, industrial, and commercial—both renovation and greenfield projects since 1986. He's worked as a Project Manager, Construction Manager, Superintendent, Carpenter, and Equipment Operator. As Construction Manager, Toby will provide VE and constructability ideas during preconstruction and manage water and wastewater facility construction. He is also responsible for material approval and procurement, project scheduling and coordination, and communications between all project team members.



Garney Experience: 1 year  
Industry Experience: 37 years

EDUCATION:  
UNIVERSITY OF NEW MEXICO, IN  
HISTORY

REGISTRATIONS/CERTS:  
B.E.S.T. CARD - NUMBER 0185  
HEAVY EQUIPMENT INSTRUCTOR  
CERTIFIED  
FIRST AID & CPR  
OSHA 30-HOUR  
OSHA 40-HOUR HAZWOPER  
OSHA COMPETENT PERSON  
- CONFINED SPACE AND  
TRENCHING & EXCAVATION

REFERENCES:  
**SHERMAN PAPKE**  
METRO WATER RECOVERY  
(303) 286-3000

**BRAD DALLAM**  
CITY OF BLACK HAWK, CO  
(970) 980-3304

\* DENOTES PREVIOUS  
FIRM EXPERIENCE

## PROJECT EXPERIENCE

### PLUM CREEK WATER RECLAMATION AUTHORITY 3MGD CAPACITY EXPANSION\* **CMAR**

PLUM CREEK WASTEWATER AUTHORITY // \$32,700,000

**PRECONSTRUCTION MANAGER/SENIOR PROJECT MANAGER:** New headworks addition and construction of an ATAD system. The scope included modifying the existing digester tanks, building a new process building, and demolishing an existing chlorine contact basin, which was modified for a tertiary filter system. The two existing UV trains were replaced and two of the existing OX ditches were modified to have larger blower piping and additional diffusers.

### PAR 1259 DIGESTER COMPLEX REHABILITATION\*

METRO WATER RECOVERY // \$26,200,000

**SENIOR PROJECT MANAGER:** The scope included cleaning eleven digesters, digester feed modifications including new valves and piping, digester withdrawal modifications including replacement of existing snorkel valves with telescoping valves, removal of existing, unused piping in the digesters and galleries, replacement of existing valves throughout including gas valves and piping, new H<sub>2</sub>S resistant digester coating and concrete repairs, replaced two existing heat exchangers, three existing acid sludge recirculation pumps, flare structure sump pump, digester emergency pressure relief manholes, valve installs and modifications to potable and PWC water piping, demolition of existing gas mixing system inside the digesters, site electrical demolition, relocation, and new installation and paving, grading and landscaping.

### PLUM CREEK WATER PURIFICATION FACILITY\*

PLUM CREEK WASTEWATER AUTHORITY // \$15,000,000

**PRECONSTRUCTION MANAGER/SENIOR PROJECT MANAGER:** The project involved work for a 6 MGD WPF. Site work included all layout and field engineering for site concrete, rough and fine grading, access road layout, excavation, grading, and asphalt prep. Equipment installation included a rapid mixer, flocculators, inclined plate settlers, a greensand filter system, a PALL membrane filter system with three trains complete with clean in place, air scour and chemical feed systems; interior process piping from .25" compressed air tubing, solvent weld PVC piping, and instrumentation. The scope also included a transfer pump station and a high service pump station with one 50 hp, one 100 hp, two 200 hp, and two 250 hp vertical turbine pumps.

## WHY TOBY?

**LIVES 20 MINUTES**  
FROM THE SILT WTP PROJECT



**37 YEARS**  
OF WATER EXPERIENCE



**20 WTPs**  
SUCCESSFULLY  
MANAGED



## DENVER WATER MARSTON TREATMENT PLANT FILTER NO. 2\* CMAR

DENVER WATER // \$12,000,000

**PRECONSTRUCTION MANAGER/CONSTRUCTION MANAGER:** The project was Denver Water's first CMAR project on a Secure Access site and involved asbestos and lead removal on plant piping, 64" to 108" raw water piping modifications, demolished and modified eight dual chamber mixed media filters with new filter and backwash air piping, filter underdrains, backwash troughs, media, concrete and masonry structure modifications, new filter control instrumentation, consoles and electrical service, and disinfection basin baffle walls and piping improvements. The project was \$500,000 under budget and completed on time.

## GLENWOOD SPRINGS WATER TREATMENT SYSTEM IMPROVEMENTS\*

CITY OF GLENWOOD SPRINGS // \$2,000,000

**PROJECT MANAGER:** Installed water treatment improvements in response to the Grizzly Creek fire in the summer of 2020 for the Red Mountain Water Treatment Plant and the No Name Cave pretreatment facility. The improvements included demolishing existing equipment, furnishing and installing new filter under-drains, media plate settlers, a solids collection system, chemical feed system, and valves with new pneumatic actuators. A baffle and plate system was installed at the No Name Cave Creek diversion for raw water pretreatment. All of the demolition and modifications to the plant were performed with the plant in service using a combination of short-term outages and a comprehensive work plan.

## STONEGATE WASTEWATER TREATMENT FACILITY UPGRADES\*

STONEGATE VILLAGE METROPOLITAN DISTRICT // \$12,100,000

**PRECONSTRUCTION MANAGER/SENIOR PROJECT MANAGER:** This project included improvements and sustainability solutions for the long-term operation of the Stonegate Village Metropolitan District Wastewater Treatment Facility. Upgrades included a new fine screen and influent pump station building; addition of new aeration basin reactor train and replacement of the entire facility aeration grids and blowers; recycle pumping systems and reconfiguration of the existing secondary treatment trains; addition of a new membrane bio-reactor tank/building and process equipment including all electrical/I&C; conversion of one existing secondary process train into an aerobic digester. Also installed new dewatering system, and an ultraviolet disinfection system; relocated the existing generator into a permanent enclosure; miscellaneous renovations of existing buildings and landscaping. The project required the facility to be constructed while the existing plant remained in operation.

## WESTMINSTER RECLAIMED WATER TREATMENT FACILITY PHASE II EXPANSION\*

CITY OF WESTMINSTER, CO // \$4,700,000

**PROJECT MANAGER:** The WRWTF project was a reuse expansion at the Big Dry Creek WWTP, doubled the existing Parkson Dynasand filter layout, and included deep excavation, shoring, yard pipe, structural concrete, masonry, structural steel, pumps and 1/2" PVC to 48" steel process piping, HVAC, plumbing and electrical.

## MISCELLANEOUS PROJECTS FOR MOLTZ CONSTRUCTION\*

MOLTZ CONSTRUCTION, INC.

**SENIOR PROJECT MANAGER / DIVISION MANAGER:** Responsibilities included business development and new client engagement, scheduling and cost estimating for preconstruction, CMAR, and alternative-delivery projects. Created bid phase estimate templates, solicitation, and coordinated front-end reviews, bid bonds, and bid forms. Oversaw resource, manpower, and equipment management for projects. Maintained Enterprise schedules and cost controls for projects, margin updates, and reviewed owner, vendor purchase orders, and subcontractor contracts.

## MISCELLANEOUS PROJECTS FOR JENNISON CONSTRUCTION\*

JENNISON CONSTRUCTION

**PROJECT MANAGER/SUPERINTENDENT:** Specialized in post-tension water storage tank construction and managed water and wastewater projects all over Colorado.

# JARED BAKER PE

## PRECONSTRUCTION MANAGER

Jared is a Professional Engineer with experience in construction planning and designing water, wastewater, power, and mechanical utility infrastructure. Through this work, he has gained great experience in collaborative delivery methods and bridging the gap between preconstruction and construction. As Preconstruction Manager, Jared will ensure successful best-value project execution, financial profitability, risk management, and quality control of deliverables.



Garney Experience: 2 years  
Industry Experience: 7 years

EDUCATION:  
KANSAS STATE UNIVERSITY, BS IN  
MECHANICAL ENGINEERING

REGISTRATIONS/CERTS:  
CO PROFESSIONAL ENGINEER (P.E.)  
0059246  
WA PROFESSIONAL ENGINEER  
(P.E.) 21000968  
MEMBER OF AMERICAN WATER  
WORKS ASSOCIATION  
YOUNG PROFESSIONAL MEMBER  
OF DESIGN-BUILD INSTITUTE OF  
AMERICA

REFERENCES:  
**PATRICK ALLEN, PE**  
KIEWIT  
(360) 690-5981

**PATRICK RADABAUGH, PE**  
DEWBERRY  
(303) 951-0642

\* DENOTES PREVIOUS  
FIRM EXPERIENCE

## PROJECT EXPERIENCE

### GRANULAR ACTIVATED CARBON SYSTEM 2022

TOWN OF SUPERIOR, CO // \$1,015,692

**PRECONSTRUCTION MANAGER:** Working alongside Dewberry, work included demolition of existing asphalt, placing a 50' X 70' concrete pad, installation of three GAC skids, as well as the installation of pipe, fittings, flowmeters, electrical, and instrumentation to connect to the existing plant.

### AES SOUTHLAND PROJECTS\*

AES SOUTHLAND DEVELOPMENT, LLC // \$2,400,000,000

**MECHANICAL DESIGN ENGINEER:** Designed mechanical water treatment, steam cycle systems, fuel handling, hydraulic, heat transfer systems, conveying systems, and air and gas systems for two California powerplants: an 840-megawatt (MW) facility with a 640 MW combined-cycle, with two simple-cycle turbines that produce 200 MW; and a 1,040-megawatt combined-cycle electric generating station. Conducted design calculations, prepared specifications, and procured major power plant-related equipment. Prepared, coordinated, and reviewed mechanical engineering designs including layout, design sketches, and conceptual design.

### FEDERAL WAY LINK EXTENSION PROJECT\*

SOUND TRANSIT // \$1,400,000,000

**DESIGN-BUILD DISCIPLINE LEAD:** Managed the design of systems and utilities for the \$1.4B Federal Way Link Extension Project including traction power, overhead catenary systems, train control, water, power, gas, communications, sewer, and relocations. Conducted constructability reviews and assisted with construction planning. Managed all third-party utility interactions with the project.

### FEDERAL WAY LINK EXTENSION PROJECT\*

SOUND TRANSIT // \$12,000,000

**ENGINEERING SERVICES DURING CONSTRUCTION (ESDC) MANAGER:** Managed a \$12M budget for engineering services during construction, including all field design changes, shop drawing reviews, and comment resolution. Worked with Owners and vendors to communicate changes and receive buy-off for all design changes.

## WHY JARED?

**DIRECT EXPERIENCE**  
WITH DEWBERRY LOCALLY



**\$3.8B IN PROJECTS**  
COMPLETED



**7 YEARS OF**  
COLLABORATIVE  
DELIVERY EXPERIENCE



# CHAD HULAN

## LEAD ESTIMATOR

Chad is a Master Plumber/Journeyman Fitter and has extensive experience in the plumbing/HVAC field. He specializes in water and wastewater treatment facilities, pumping stations, industrial process and piping, and concrete post-tensioned water storage tanks. Chad has been responsible for estimating and being the low bidder on projects from \$500,000 to more than \$100 million. Whether bidding on a project or negotiating a design-build project, Chad uses his considerable skill to obtain the best value and service in the market.



Garney Experience: 12 years  
Industry Experience: 29 years

REGISTRATIONS/CERTS:  
TN CONTRACTOR LICENSE QP  
23798

### REFERENCES:

**JEFF BERLIN, P.E.**  
CAROLLO ENGINEERS  
(303) 404-6311

**NICHOLAS WORLEY**  
BROWN & CALDWELL, INC.  
(303) 239-5426

## PROJECT EXPERIENCE

### LARRY D. MOORE WATER TREATMENT PLANT

ROXBOROUGH WATER AND SANITATION DISTRICT // \$35,495,849

**CHIEF ESTIMATOR:** Raw water chemical feed systems, Kruger Actiflo equipment, a recycled LPHO UV disinfection system, three sodium hypochlorite tanks and feed system, sedimentation basins with plate settlers, two air scour aeration blowers, flocculators, a storm water pond, and installation of various interior and exterior piping totaling 14,292 LF, as well as 6,000 LF of 24" DIP transmission main.

### SOLDIER CANYON FILTER PLANT 15 MGD EXPANSION **CMAR**

SOLDIER CANYON WATER TREATMENT AUTHORITY // \$34,406,071

**LEAD ESTIMATOR:** CMAR services for a 15 MGD expansion to the existing Soldier Canyon Water Treatment Plant for a finished capacity of 60 MGD. Construction phase included a new 30 MGD rapid mixing flocculation and sedimentation basin pretreatment facility, chlorine contact basin, replacement of the existing concrete solids handling decant pond, sludge pump station upgrades, chemical storage and feed facilities, pipeline improvements, electrical including a generator and I&C upgrades, paving, grading, and landscaping.

### DODD WATER TREATMENT PLANT UPGRADES **PROGRESSIVE DESIGN-BUILD**

LEFT HAND WATER DISTRICT // \$29,383,347

**LEAD ESTIMATOR:** Expansion of the existing plant from 6 MGD to 10 MGD including the construction of a new pretreatment building housing the chemical feed equipment, a settling basin with plate settlers, a horizontal flocculation basin, raw water strainers, and the membrane feed pumps. Installation of membrane racks, pretreatment chemicals/process, and new HS finish water pumps.

### NORTH WRF PHASE 1A IMPROVEMENTS **CMAR**

PARKER WATER & SANITATION DISTRICT // \$57,427,125

**CHIEF ESTIMATOR:** CMAR services for improvements and the 1.8 MGD expansion to an existing 2 MGD wastewater treatment plant which included headworks, chemical storage & feed, screening, grit removal, odor control, primary clarifier, polymer injection, primary sludge pump station, and AWT facility including flocculation, sedimentation, and filtration. Also included UV disinfection, replacement of DAF thickeners with rotary drum thickeners, conversion of aerobic digesters to ATAD, and upgrades to primary power metering/distribution, standby power, I&C, and PLC.

■ DENOTES REFERENCE PROJECT

## WHY CHAD?

**DIRECT EXPERIENCE**  
WITH DEWBERRY LOCALLY



**9 CMAR**  
PROJECTS  
ESTIMATED



**NEARLY \$1B IN WTP**  
PROJECTS ESTIMATED



## ■ EVANS CONSOLIDATED WASTEWATER TREATMENT PLANT **CMAR**

CITY OF EVANS, CO // \$39,160,075

**LEAD ESTIMATOR:** Under contract to Ditesco and working with Dewberry, this project was for a new facility for the City of Evans that treats combined flows from two collection basins. Construction included a headworks facility with mechanical step screen, manual bar screen, and grit removal system, three-stage secondary process capable of nitrification, denitrification, and biological phosphorus removal with three treatment trains, three secondary clarifiers, UV disinfection system with two channels and two banks in series, administration/O&M/lab building, anaerobic lagoon for solids handling, 3.0 MGD lift station, and three miles of two 10" diameter force mains.

## ■ CANYONS AND RIDGEGATE WELL HOUSES **CMAR**

PARKER WATER & SANITATION DISTRICT // \$26,975,659

**ESTIMATOR:** Two new well houses including 5 MGD raw water consolidated groundwater treatment facilities. Each site included a well house building, connection pipeline consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel, chemical storage and feed systems, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well including vertical turbine raw water pumps, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

## ■ PLUM CREEK WATER PURIFICATION FACILITY ADVANCED TREATMENT **CM/GC**

TOWN OF CASTLE ROCK, CO // \$28,367,500

**CHIEF ESTIMATOR:** Installation of equipment for pre-ozone, biologically active carbon filtration, ozone generation and destruction system, GAC including eight downflow liquid activated carbon adsorption units, UV disinfection including one inline 12.8 MGD unit, two dewatering centrifuges, and a 1 MG D110 Type III aboveground concrete water storage tank.

## ■ NORTHERN WATER SUPPLY PROJECT MEMBRANE WATER TREATMENT FACILITY **CM/GC**

EAST CHERRY CREEK VALLEY WATER & SANITATION DISTRICT // \$27,676,055

**SUPERINTENDENT:** Construction of a new membrane water treatment building, reverse osmosis equipment, membrane feed pumps, ultraviolet water treatment equipment, installation of new chemical tanks, chemical piping, clean-in-place tanks, a high service pump station building, and 5 MG welded steel aboveground water storage reservoir that included a concentrate storage pond and concentrate discharge pump station.

## ■ WEMLINGER WATER PURIFICATION FACILITY **CT CHAMBER**

CITY OF AURORA, CO // \$24,992,000

**CHIEF ESTIMATOR:** Excavation for and construction of a new 2.5 MG buried chlorine contact (CT) chamber. Installation of new finished water (FW) pumps; 18" to 72" FW lines that connect to the CT Chamber; sanitary sewer, gas, and overflow lines; an electrical duct bank; the demolition and installation of a new HVAC system; and electrical and chemical piping modifications.

## ■ CHEROKEE TDS REDUCTION FACILITY **PROGRESSIVE DESIGN-BUILD**

CHEROKEE METROPOLITAN DISTRICT // \$42,304,133

**SENIOR ESTIMATOR:** A new metal building housing an RO and pressure membrane ultrafiltration system, evaporation ponds, headworks structure, grit basin, and modifications to the existing SBR basins consisting of removing the existing diffusers and replacing them with MBR. The MBR basins are also receiving two waste recirculation pumps and submersible mixers. Includes a chemical storage building and feed system, stormwater detention basin outlet structure, and HDPE discharge piping. A 3 MGD bypass will be used to keep the plant in operation.

## ■ PAR 942 NORTH SECONDARY COMPLEX IMPROVEMENTS

METRO WATER RECOVERY // \$48,340,421

**MECHANICAL PROJECT MANAGER:** Demolition of a chemical building, construction of four CaRRB basins, main influent channel mixing system, modifications to twelve existing aeration basins and twelve existing 120' secondary clarifiers, new return activated sludge (RAS) and mixed liquor return (MLR) pumps, interim alkalinity feed system, 1,700 LF of 36" and 42" steel pipelines, and electrical power and instrumentation upgrades.

# JANET MARRIAGE ASP, CHST

## SAFETY MANAGER

Janet has many years of experience in the construction industry, and all positions have been within the safety field. As Safety Manager, Janet oversees safety on various projects across the Western region and assists projects in understanding OSHA regulations and standards including OSHA compliance. This consists of inspecting and evaluating job site environments, equipment, and practices to comply with safety standards and government regulations. Janet recommends measures to help protect workers on job sites from potentially hazardous work methods, processes, or materials. She also develops hazard control practices and programs including job-specific Site Safety Plans and Emergency Action Plans. Other duties include conducting safety training and educational programs and demonstrating proper use of safety equipment.



Garney Experience: 10 years  
Industry Experience: 26 years

### EDUCATION:

COLORADO STATE UNIVERSITY, BS  
IN CONSTRUCTION MANAGEMENT

### REGISTRATIONS/CERTS:

ASSOCIATE SAFETY PROFESSIONAL  
ASP-34736

CONSTRUCTION HEALTH AND  
SAFETY TECHNICIAN (CHST) CHST-  
12272

CONFINED SPACE ENTRY & RESCUE  
CONFINED SPACE ENTRY

PROGRAM INSTRUCTOR

CRANE MANAGEMENT  
SUPERVISOR

EM 385-1-1 40-HOUR

FIRST AID & CPR CERTIFIED

INSTRUCTOR

HAZARDOUS MATERIAL RESPONSE

ICTP CRAFT INSTRUCTOR

MINE SAFETY AND HEALTH  
ADMINISTRATION

OSHA 30-HOUR

OSHA 500 TRAINER COURSE

OSHA COMPETENT PERSON

- CONFINED SPACE, FALL  
PROTECTION, LOCKOUT / TAGOUT,

SCAFFOLDING, AND TRENCHING  
& EXCAVATION

PEOPLE BASED SAFETY

FACILITATOR/TRAINER

SAFETY ROOT CAUSE ANALYSIS

SST I & II

■ DENOTES REFERENCE PROJECT

## PROJECT EXPERIENCE

### ■ LARRY D. MOORE WATER TREATMENT PLANT

ROXBOROUGH WATER AND SANITATION DISTRICT // \$35,495,849

**REGIONAL SAFETY MANAGER:** Raw water chemical feed systems, Kruger Actiflo equipment, a recycled LPHO UV disinfection system, three sodium hypochlorite tanks and feed system, sedimentation basins with plate settlers, two air scour aeration blowers, flocculators, a storm water pond, and installation of various interior and exterior piping totaling 14,292 LF, as well as 6,000 LF of 24" DIP transmission main.

### ■ SOLDIER CANYON FILTER PLANT 15 MGD EXPANSION **CMAR**

SOLDIER CANYON WATER TREATMENT AUTHORITY // \$34,406,071

**SAFETY MANAGER:** CMAR services for a 15 MGD expansion to the existing Soldier Canyon Water Treatment Plant for a finished capacity of 60 MGD. Construction phase included a new 30 MGD rapid mixing flocculation and sedimentation basin pretreatment facility, chlorine contact basin, replacement of the existing concrete solids handling decant pond, sludge pump station upgrades, chemical storage and feed facilities, pipeline improvements, electrical including a generator and I&C upgrades, paving, grading, and landscaping.

### ■ NORTH WRF PHASE 1A IMPROVEMENTS **CMAR**


PARKER WATER & SANITATION DISTRICT // \$57,427,125

**REGIONAL SAFETY MANAGER:** CMAR services for improvements and the 1.8 MGD expansion to an existing 2 MGD wastewater treatment plant which included headworks, chemical storage & feed, screening, grit removal, odor control, primary clarifier, polymer injection, primary sludge pump station, and AWT facility including flocculation, sedimentation, and filtration. Also included UV disinfection, replacement of DAF thickeners with rotary drum thickeners, conversion of aerobic digesters to ATAD, and upgrades to primary power metering/distribution, standby power, I&C, and PLC.

## WHY JANET?

**DIRECT EXPERIENCE**  
WITH DEWBERRY LOCALLY 

**22 COLLABORATIVE**  
DELIVERY PROJECTS 

**ENTIRE CAREER**  
DEDICATED TO SAFETY 

REGIONAL BOARD MEMBER &  
HEAD OF REGIONAL SAFETY  
COMMITTEE OF NATIONAL UTILITY  
CONTRACTORS ASSOCIATION  
PROFESSIONAL ADVISORY  
DEVELOPMENT BOARD MEMBER  
OF COLORADO STATE UNIVERSITY -  
FORT COLLINS  
MEMBER OF AMERICAN SOCIETY  
OF SAFETY ENGINEERS

REFERENCES:

**BRENDA ADAMS**  
METRO WATER RECOVERY  
(303) 918-3448

**MATT SMITH**  
CH2M (NOW JACOBS)  
(808) 895-5902

## ■ DODD WATER TREATMENT PLANT UPGRADES

### PROGRESSIVE DESIGN-BUILD

LEFT HAND WATER DISTRICT // \$29,383,347

**SAFETY MANAGER:** Expansion of the existing plant from 6 MGD to 10 MGD including the construction of a new pretreatment building housing the chemical feed equipment, a settling basin with plate settlers, a horizontal flocculation basin, raw water strainers, and the membrane feed pumps. Installation of membrane racks, pretreatment chemicals/process, and new HS finish water pumps.

## ■ EVANS CONSOLIDATED WASTEWATER TREATMENT PLANT CMAR

CITY OF EVANS, CO // \$39,160,075

**SAFETY MANAGER:** Under contract to Ditesco and working with Dewberry, this project was for a new facility for the City of Evans that treats combined flows from two collection basins. Construction included a headworks facility with mechanical step screen, manual bar screen, and grit removal system, three-stage secondary process capable of nitrification, denitrification, and biological phosphorus removal with three treatment trains, three secondary clarifiers, UV disinfection system with two channels and two banks in series, administration/O&M/lab building, anaerobic lagoon for solids handling, 3.0 MGD lift station, and three miles of two 10" diameter force mains.

## ■ CANYONS AND RIDGEGATE WELL HOUSES CMAR

PARKER WATER & SANITATION DISTRICT // \$26,975,659

**REGIONAL SAFETY MANAGER:** Two new well houses including 5 MGD raw water consolidated groundwater treatment facilities. Each site included a well house building, connection pipeline consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel, chemical storage and feed systems, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well including vertical turbine raw water pumps, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

## PLUM CREEK WATER PURIFICATION FACILITY ADVANCED TREATMENT CM/GC

TOWN OF CASTLE ROCK, CO // \$28,367,500

**REGIONAL SAFETY MANAGER:** Installation of equipment for pre-ozone, biologically active carbon filtration, ozone generation and destruction system, GAC including eight downflow liquid activated carbon adsorption units, UV disinfection including one inline 12.8 MGD unit, two dewatering centrifuges, and a 1 MG D110 Type III aboveground concrete water storage tank.

## NORTHERN WATER TREATMENT PLANT PHASE 2 CM/GC

EAST CHERRY CREEK VALLEY WATER & SANITATION DISTRICT // \$33,500,978

**REGIONAL SAFETY MANAGER:** Expansion of the Northern WTP with an additional 10 MGD that includes the construction of two additional RO treatment trains, the addition of a bulk chemical storage building, and chemical system modifications in the existing RO building. Includes all site work, utilities, paving, and electrical and mechanical modifications to the SCADA system.

## THORNTON WTP REPLACEMENT PROGRESSIVE DESIGN-BUILD

CITY OF THORNTON, CO // \$85,389,462

**SAFETY MANAGER:** This 20 MGD greenfield conventional treatment process plant included preoxidation, conventional pretreatment basins, intermediate ozone, biological filtration, and chlorine for disinfection. The pipeline work included 1,190 LF of 6" and 4" PVC gravity sewer pipe, 1,085 LF of 12" to 24" RCP stormwater pipes, and 1,495 LF of 30" and 24" DIP raw water pipes.

## LYNN R. MORGAN WATER TREATMENT FACILITY EXPANSION CMAR

TOWN OF ERIE, CO // \$12,819,231

**REGIONAL SAFETY MANAGER:** Treatment plant expansion from 9.9 MGD to 16.65 MGD that included raw water piping improvements, flow meter addition, new rapid mix basin with surface mixers, four-stage flocculation train and sedimentation basin using inclined plate settlers, three submerged vacuum membranes, backwash tank, a high service pump, 985 LF of 6" to 36" DIP waterlines, pump pad demolition, and upgrades to mechanical, electrical, and controls.



# JEFFERSON LEWIS ENV SP

## START-UP & COMMISSIONING/QUALITY MANAGER

Jefferson has been in the water treatment industry since 2008, working as a Water Treatment Technician and Water System Operator before joining Garney as a Project Engineer. Jefferson's responsibilities include handling submittals, site preparation, subcontractor management and tracking documentation, scheduling deliveries, and attending progress meetings. He will also have overall responsibility for development, implementation, and management of the project quality plan.



Garney Experience: 6 years

Industry Experience: 15 years

### EDUCATION:

UNIVERSITY OF COLORADO,  
ROCKY MOUNTAIN WATER &  
WASTEWATER PLANT OPERATORS  
SCHOOL, COURSEWORK IN  
INTERMEDIATE WATER COURSE  
UNIVERSITY OF COLORADO,  
ROCKY MOUNTAIN WATER &  
WASTEWATER PLANT OPERATORS  
SCHOOL, COURSEWORK IN WATER  
FUNDAMENTALS COURSE  
COLORADO STATE UNIVERSITY,  
BS IN NATURAL RESOURCE  
MANAGEMENT

### REGISTRATIONS/CERTS:

CO WATER TREATMENT OPERATOR  
12200  
CO CWP 29915

### REFERENCES:

**STEVE FOSTER**  
CITY OF THORNTON, CO  
(303) 255-7895

**JOHN FERGUSON**  
TOWN OF CASTLE ROCK, CO  
(720) 415-3617

## PROJECT EXPERIENCE

### LARRY D. MOORE WATER TREATMENT PLANT

ROXBOROUGH WATER AND SANITATION DISTRICT // \$35,495,849

**START-UP & COMMISSIONING MANAGER:** Raw water chemical feed systems, Kruger Actiflo equipment, a recycled LPHO UV disinfection system, three sodium hypochlorite tanks and feed system, sedimentation basins with plate settlers, two air scour aeration blowers, flocculators, a storm water pond, and installation of various interior and exterior piping totaling 14,292 LF, as well as 6,000 LF of 24" DIP transmission main.

### SOLDIER CANYON FILTER PLANT 15 MGD EXPANSION **CMAR**

SOLDIER CANYON WATER TREATMENT AUTHORITY // \$34,406,071

**START-UP & COMMISSIONING MANAGER:** CMAR services for a 15 MGD expansion to the existing Soldier Canyon Water Treatment Plant for a finished capacity of 60 MGD. Construction phase included a new 30 MGD rapid mixing flocculation and sedimentation basin pretreatment facility, chlorine contact basin, replacement of the existing concrete solids handling decant pond, sludge pump station upgrades, chemical storage and feed facilities, pipeline improvements, electrical including a generator and I&C upgrades, paving, grading, and landscaping.

### CANYONS AND RIDGEGATE WELL HOUSES **CMAR**

PARKER WATER & SANITATION DISTRICT // \$26,975,659

**START-UP & COMMISSIONING MANAGER:** Two new well houses including 5 MGD raw water consolidated groundwater treatment facilities. Each site included a well house building, connection pipeline consisting of 1,155 LF of 4" to 12" DIP and 320 LF of 12" carbon steel, chemical storage and feed systems, packaged gravity filtration, a two-train disinfection contact clearwell basin, LAS mixing chamber, a high service distribution wet well including vertical turbine raw water pumps, 780 LF of 16" DIP finished water pipeline for distribution, and detention ponds.

■ DENOTES REFERENCE PROJECT

## WHY JEFFERSON?

**WTP OPERATOR**  
EXPERIENCE IN THE CO  
MOUNTAINS



**8 TREATMENT PLANTS**  
SUCCESSFULLY STARTED UP &  
COMMISSIONED



**6 COLLABORATIVE**  
DELIVERY PROJECTS



## PLUM CREEK WATER PURIFICATION FACILITY ADVANCED TREATMENT **CM/GC**

TOWN OF CASTLE ROCK, CO // \$28,367,500

**START-UP & COMMISSIONING MANAGER:** Installation of equipment for pre-ozone, biologically active carbon filtration, ozone generation and destruction system, GAC including eight downflow liquid activated carbon adsorption units, UV disinfection including one inline 12.8 MGD unit, two dewatering centrifuges, and a 1 MG D110 Type III aboveground concrete water storage tank.

## THORNTON WTP REPLACEMENT **PROGRESSIVE DESIGN-BUILD**

CITY OF THORNTON, CO // \$85,389,462

**START-UP & COMMISSIONING MANAGER:** This 20 MGD greenfield conventional treatment process plant included preoxidation, conventional pretreatment basins, intermediate ozone, biological filtration, and chlorine for disinfection. The pipeline work included 1,190 LF of 6" and 4" PVC gravity sewer pipe, 1,085 LF of 12" to 24" RCP stormwater pipes, and 1,495 LF of 30" and 24" DIP raw water pipes.

## WASTEWATER TREATMENT PLANT IMPROVEMENTS **CMAR**

CITY OF LOVELAND, CO // \$35,133,341

**START-UP & COMMISSIONING MANAGER:** Removal of digesters 3 and 4, MCC building, sludge mixing tank, digester feed pumps, primary sludge mixing pumps, and heat exchangers. The BNR phase included removal and replacement of fine bubble aeration diffusers and RAS anoxic zone tank. Relocation of an existing sanitary sewer, renovation of the primary sludge pump station, replacement of digester biogas burner, renovation of existing RAS progressive cavity pump station, renovation of three primary clarifiers, and new chemical feed equipment.

## CHEROKEE TDS REDUCTION FACILITY **PROGRESSIVE DESIGN-BUILD**

CHEROKEE METROPOLITAN DISTRICT // \$42,304,133

**START-UP & COMMISSIONING MANAGER:** A new metal building housing an RO and pressure membrane ultrafiltration system, evaporation ponds, headworks structure, grit basin, and modifications to the existing SBR basins consisting of removing the existing diffusers and replacing them with MBR. The MBR basins are also receiving two waste recirculation pumps and submersible mixers. Includes a chemical storage building and feed system, stormwater detention basin outlet structure, and HDPE discharge piping. A 3 MGD bypass will be used to keep the plant in operation.

## WES BROWN WATER TREATMENT PLANT DISINFECTION IMPROVEMENTS

CITY OF THORNTON, CO // \$2,181,004

**PROJECT ENGINEER:** Chemical feed system improvements at the Wes Brown WTP within the existing clearwell and chemical building. Installation of 54" stainless steel mixing pipe, dual containment chemical piping, 24' tall FRP baffle walls, concrete divider walls, chemical metering pumps, sodium hypochlorite mixing points, analytical panels, and electrical.

## MISCELLANEOUS PROJECTS FOR TOWN OF CRESTED BUTTE, CO\*

TOWN OF CRESTED BUTTE, CO

**WATER SYSTEMS OPERATOR:** Oversaw General Contractors in construction of water mains, subsurface storage reservoirs, and service line installations; performed water main leak detection and surveys with ADS Eureka 2R Leak Noise Correlator; performed emergency and scheduled water main repair; and executed valve exercise program, identified malfunctioning valves and hydrants and preformed repairs.

## MISCELLANEOUS PROJECTS FOR DENVER WATER\*

DENVER WATER

**WATER TREATMENT TECHNICIAN:** Responsible for preventative and corrective maintenance on pumps, motors, valves, chlorine gas system, aqueous ammonia system, aluminum sulfate system, sodium hydroxide system, polymer systems, flocculation basins, sedimentation basins, gravity filter beds, and solids removal system. Also managed the water treatment plant laboratory: budgeting, inventorying, ordering, and tracking laboratory supplies.

# DOUG LANGFELDT

## SUPERINTENDENT/VE/CONSTRUCTABILITY

Doug has been working in the construction industry since 1985, majority of his work being specific to water and wastewater treatment. His extensive history performing in all types of roles has allowed him the ability and authority to manage and supervise a diverse range of projects. His responsibilities as Site Superintendent include scheduling crew members and subcontractors for performance of work, monitoring budgetary requirements and projecting contract costs, and coordinating daily with engineers, owners, and field personnel. Doug is adept at motivating his crew to construct his projects safely with strict adherence to quality. He has excellent personal skills in dealing with property owners, citizens, subcontractors, and all parties involved in a project, with an emphasis on minimizing disruption.



Garney Experience: 9 years  
Industry Experience: 38 years

EDUCATION:  
UNIVERSITY OF WISCONSIN - EAU  
CLAIRE, IN

REGISTRATIONS/CERTS:  
OSHA 10-HOUR  
OSHA COMPETENT PERSON  
- CONFINED SPACE, CRANE,  
FALL PROTECTION, LADDER,  
SCAFFOLDING, AND TRENCHING  
& EXCAVATION  
DEWATERING CERTIFICATION  
LEADERSHIP I, II & III  
NCCER INSTRUCTOR CERTIFIED  
STORMWATER CERTIFICATION  
SUPERVISORY SAFETY I, II & III  
ROOT CAUSE ANALYSIS  
FMI LEADERSHIP INSTITUTE  
OSHA 500 SAFETY TRAINED

REFERENCES:  
**NICOLE PONCELET-JOHNSON,**  
P.E., CWP  
DENVER WATER  
(303) 628-6039

**MIKE MARCUM**  
ROXBOROUGH WATER AND  
SANITATION DISTRICT  
(303) 870-8837

■ DENOTES REFERENCE PROJECT

## PROJECT EXPERIENCE

### ■ LARRY D. MOORE WATER TREATMENT PLANT

ROXBOROUGH WATER AND SANITATION DISTRICT // \$35,495,849

**GENERAL SUPERINTENDENT:** Raw water chemical feed systems, Kruger Actiflo equipment, a recycled LPHO UV disinfection system, three sodium hypochlorite tanks and feed system, sedimentation basins with plate settlers, two air scour aeration blowers, flocculators, a storm water pond, and installation of various interior and exterior piping totaling 14,292 LF, as well as 6,000 LF of 24" DIP

### WEMLINGER WATER PURIFICATION FACILITY CT CHAMBER

CITY OF AURORA, CO // \$24,992,000

**GENERAL SUPERINTENDENT:** Excavation for and construction of a new 2.5 MG buried chlorine contact (CT) chamber. Installation of new finished water (FW) pumps; 18" to 72" FW lines that connect to the CT Chamber; sanitary sewer, gas, and overflow lines; an electrical duct bank; the demolition and installation of a new HVAC system; and electrical and chemical piping modifications.

### WATER TREATMENT PLANT IMPROVEMENTS PROJECT CMAR

CITY OF BRIGHTON, CO // \$75,000,000

**SUPERINTENDENT:** Improvements consisting of flocculation and sedimentation basins, pellet softening, recarbonation tanks, denitrification, bulk chemical storage and feed, and additional high rate conventional filters. Additional work includes demolition of existing facilities, disinfection contact basin, finished water high service pump station and connective pipeline, solids handling dewatering, equalizing basin, and raw water wells and connective piping.

## WHY DOUG?

**38 YEARS IN**  
THE WATER/WASTEWATER  
INDUSTRY



**5 CMAR**  
PROJECTS  
COMPLETED



**NEARLY \$1B**  
IN WTP EXPERIENCE



## WEMLINGER WATER PURIFICATION FACILITY IMPROVEMENTS

CITY OF AURORA, CO // \$21,715,785

**GENERAL SUPERINTENDENT:** Construction of four recovery basins with an underdrain system for the recycling of backwash water, installation of a 2.5 MGD recycle pump station with four submersible pumps, backup generators, and chemical feed system improvements.

## GRISWOLD WPF SOLIDS HANDLING IMPROVEMENTS CM/GC

CITY OF AURORA, CO // \$36,000,000

**SUPERINTENDENT:** The scope is being completed in two phases consisting of Phase 1 pipeline installation including 900 LF of 24" DIP and 150 LF of 36" steel reclaimed waterlines and upgrades to process piping systems. Phase 2 consists of the demolition of three existing filter backwash lagoons and replacement with five new basins, a splitter box, backwash recycle pump station, modifications to the suction and discharge piping, replacement of the backwash supply pumps, two new backwash supply/filter-to-waste isolation valves, electrical upgrades, two 60" manholes, and paving transmission main.

## WESTERN BOOSTER PUMP STATION CMAR

EAST CHERRY CREEK VALLEY WATER & SANITATION DISTRICT // \$1,519,060

**GENERAL SUPERINTENDENT:** Replacement of two existing high flow medium voltage vertical turbine pumps and VFDs at a transfer pump station. The two existing pumps and VFDs were replaced with new medium-range flow pumps rated at 350 hp and required new process mechanical pipe, flow meters, and check valves.

## PETER D. BINNEY WATER PURIFICATION FACILITY\*

CITY OF AURORA, CO // \$193,400,000

**CONSTRUCTION MANAGER:** Grassroots project consisted of a large forebay pond, backwash lagoons, raw water flow control facility, raw water metering facility, pre-treatment and post-treatment chemical facilities, softening facility, UV system, filters, Note4 building, absorption facility, clear well tank, finished water pump station, decant pump station, flocculation and sedimentation facility, control, lab and office facility, site paving, landscaping, 90,000 LF of yard piping and process piping from 1/2" to 72", 80,000 CY of concrete, and a new electrical feed facility including backup generators, ATS, switch gear and associated duct banks.

## NELSON-FLANDERS WATER TREATMENT PLANT\* DESIGN-BUILD

CITY OF LONGMONT, CO // \$41,200,000

**SITE MANAGER:** Conventional treatment plant including new Forebay pond, flocculation and sedimentation basins, Leopold filters, chemical building, backwash ponds, and administration building. This facility replaced the 15 MGD Longmont South Water Treatment Plant. The project was designed and constructed to look like a dairy farm, and an existing farmhouse on the property was preserved.

## GRISWOLD WATER TREATMENT PLANT IMPROVEMENTS\*

CITY OF AURORA, CO // \$20,200,000

**SUPERINTENDENT:** Removal and replacement of existing filter under drains and media with the Leopold system, installation of air scour blowers and piping for air backwash of filters, new chemical building and chemical storage and feed systems, Meyer flocculation mixers and rapid mix units, replacement of filter control valves, backwash supply and service water pumps and piping, plant switchgear and motor control centers, SCADA system, chlorine dioxide generation and feed system, emergency chlorine gas scrubber, site work, and HVAC.

## LITTLETON/ENGLEWOOD WWTP, PHASE 2 IMPROVEMENTS\*

CITY OF ENGLEWOOD, CO // \$90,300,000

**SITE MANAGER:** Existing WWTP renovation included refurbish of existing headworks, digesters, clarifiers and DAFT, construction of new de-nitrification structure, pump station, blower and primary clarifiers, modifications of integrated electrical power distribution and new control systems, HVAC systems, site landscaping and paving.

# APPENDIX



## DRAFT CMAR CONTRACT COMMENTS

N/A

# APPENDIX

# D

## PRICING INFORMATION

UNDER SEPARATE COVER



**POINT-OF-CONTACT**

**JUSTIN SCHLUETER, PROJECT MANAGER**  
719.491.1655  
JSCHLUETER@GARNEY.COM

**YOUR VISION. YOUR WATER. OUR TEAM.**



ADVANCING WATER

# APPENDIX

# A

**CONFIDENTIAL**

**SUPPORTING  
FINANCIAL AND  
COMPANY  
DOCUMENTATION**



### **FINANCIAL CONDITION**

Confidential financial statements for the past three years are attached on the following pages.

### **PAYMENT AND PERFORMANCE BONDS**

A letter from our surety company to verify the availability of a bond of at least 25 million dollars is attached on the following pages.

### **INSURANCE**

A letter from our insurance company stating its ability to acquire and provide the minimum limits for the required insurance provided in Attachment C (Draft CMAR Contract) is attached on the following pages.

### **LEGAL PROCEEDINGS AND JUDGMENTS**

Garney has no such proceedings or judgments. A sworn statement to that effect from our general counsel is attached.

### **COMPLETION OF CONTRACTS**

Has the Proposer failed to complete any contract, or has any contract been terminated due to alleged poor performance or default within the past 10 years?

**NO**

### **DEBARRED FROM BIDDING**

Has the Proposer been debarred within the past 10 years, or is it currently under consideration for debarment, on public contracts by the federal government or by any state?

**NO**

### **LICENSES**

Per Addendum 2, we acknowledge the need for a Town of Silt Contractor License and will apply for and receive this license prior to construction. Additionally, our Construction Manager, Toby Reid, holds a B.E.S.T. card, card number 0185.



# GARNEY HOLDING COMPANY AND SUBSIDIARIES

DECEMBER 31, 2022 AND 2021

*INDEPENDENT AUDITOR'S REPORT AND  
CONSOLIDATED FINANCIAL STATEMENTS*

# Garney Holding Company and Subsidiaries

December 31, 2022 and 2021

## Contents

<b>Independent Auditor's Report.....</b>	<b>1</b>
--	----------

### **Consolidated Financial Statements**

Balance Sheets.....	3
Statements of Income .....	5
Statements of Changes in Stockholder's Equity.....	6
Statements of Cash Flows .....	7
Notes to Financial Statements .....	8

## Independent Auditor's Report

Board of Directors  
Garney Holding Company and Subsidiaries  
North Kansas City, Missouri

### **Opinion**

We have audited the consolidated financial statements of Garney Holding Company and Subsidiaries (the Company), which comprise the consolidated balance sheets as of December 31, 2022 and 2021, and the related consolidated statements of income, changes in stockholder's equity, and cash flows for the years then ended, and the related notes to the consolidated financial statements.

In our opinion, the accompanying consolidated financial statements present fairly, in all material respects, the financial position of Garney Holding Company and Subsidiaries as of December 31, 2022 and 2021, and the results of their operations and their cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

### **Basis for Opinion**

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the "Auditor's Responsibilities for the Audit of the Consolidated Financial Statements" section of our report. We are required to be independent of Garney Holding Company and Subsidiaries and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

### **Emphasis of Matter**

As discussed in *Note 15* to the consolidated financial statements, in 2022, the Company adopted the Accounting Standards Update (ASU) 2016-02, *Leases* (Topic 842). Our opinion is not modified with respect to this matter.

### **Responsibilities of Management for the Consolidated Financial Statements**

Management is responsible for the preparation and fair presentation of the consolidated financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Garney Holding Company and Subsidiaries' ability to continue as a going concern within one year after the date that these consolidated financial statements are available to be issued.

### ***Auditor's Responsibilities for the Audit of the Consolidated Financial Statements***

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. 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 will always detect a material misstatement when it exists. 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, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence judgment made by a reasonable user based on the consolidated financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the consolidated financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the consolidated financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of Garney Holding Company and Subsidiaries' internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the consolidated financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Garney Holding Company and Subsidiaries' ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audits, significant audit findings, and certain internal control-related matters that we identified during the audits.

**FORVIS,LLP**

Kansas City, Missouri  
March 1, 2023

# Garney Holding Company and Subsidiaries

## Consolidated Balance Sheets

December 31, 2022 and 2021

### Assets

	<u>2022</u>	<u>2021</u>
<b>Current Assets</b>		
Cash and cash equivalents	\$ 181,585,330	\$ 139,194,970
Short-term investments	68,131,117	77,258,173
Contract receivables, net	162,781,021	107,659,766
Accounts receivable	1,746,570	1,767,530
Other receivables	15,000,000	21,000,000
Contract assets	149,529,023	107,105,439
Current portion of notes receivable	134,580	141,869
Inventory	1,617,319	2,495,789
Prepays and deposits	<u>3,547,702</u>	<u>3,195,816</u>
Total current assets	584,072,662	459,819,352
<b>Property and Equipment, net</b>	12,806,852	13,579,783
<b>Right-of-Use Assets - Operating Leases</b>	33,592,310	-
<b>Goodwill, net</b>	6,225,067	8,483,635
<b>Intangible Assets, net</b>	10,134,000	11,823,000
<b>Equity in Equity Method Investments</b>	1,250,000	1,250,000
<b>Equity in Construction Joint Ventures</b>	3,897,453	1,502,094
<b>Notes Receivable, less current portion</b>	1,034,208	1,169,177
<b>Development Costs</b>	28,001,554	31,218,538
<b>Other Long-Term Assets</b>	<u>6,836,932</u>	<u>831,263</u>
Total assets	<u>\$ 687,851,038</u>	<u>\$ 529,676,842</u>

**Garney Holding Company and Subsidiaries**  
**Consolidated Balance Sheets (continued)**  
**December 31, 2022 and 2021**

**Liabilities and Stockholder's Equity**

	<b>2022</b>	<b>2021</b>
<b>Current Liabilities</b>		
Current portion of long-term debt	\$ 482,433	\$ 435,287
Accounts payable	200,829,076	105,411,714
Accrued Employee Stock Ownership Plan contributions	6,686,509	5,427,870
Accrued employee incentive plan liability	38,101,472	37,019,881
Accrued liabilities	8,556,121	7,646,139
Contract liabilities	130,360,706	88,184,091
Current portion of operating lease liabilities	11,115,990	-
Current portion of stock appreciation rights	16,003,229	21,535,607
Current portion of Warren earnout liability	398,762	398,762
	412,534,298	266,059,351
Total current liabilities		
<b>Stock Appreciation Rights, less current portion</b>	7,804,797	16,159,184
<b>Warren Earnout Liability, less current portion</b>	2,110,162	2,110,162
<b>Long-Term Debt, less current portion</b>	14,116,450	14,598,883
<b>Operating Lease Liabilities, less current portion</b>	22,781,151	-
<b>Other Long-Term Liabilities</b>	483,865	1,228,978
	459,830,723	300,156,558
Total liabilities		
<b>Stockholder's Equity</b>		
Contributed capital		
Common stock: authorized 15,000,000 shares of \$0.01 par value; 2,624,291 issued and 1,975,856 outstanding shares	26,243	26,243
Additional paid-in capital	13,703,250	13,703,250
	13,729,493	13,729,493
Total contributed capital		
Retained earnings	261,250,535	262,981,630
Treasury stock, at cost - 648,435 shares	(47,575,169)	(47,575,169)
	227,404,859	229,135,954
Total stockholder's equity of Garney Holding Company		
Non-controlling interest equity	615,456	384,330
	228,020,315	229,520,284
Total equity		
Total liabilities and equity	\$ 687,851,038	\$ 529,676,842

**GARNEY HOLDING COMPANY AND SUBSIDIARIES**

**CONSOLIDATED FINANCIAL STATEMENTS**

Years Ended December 31, 2021 and 2020



## Independent Auditor's Report

Board of Directors  
Garney Holding Company and Subsidiaries  
North Kansas City, Missouri

### **Opinion**

We have audited the consolidated financial statements of Garney Holding Company and Subsidiaries, which comprise the consolidated balance sheet as of December 31, 2021, and the related consolidated statements of income, changes in stockholder's equity, and cash flows for the year then ended, and the related notes to the consolidated financial statements.

In our opinion, the accompanying consolidated financial statements present fairly, in all material respects, the financial position of Garney Holding Company and Subsidiaries as of December 31, 2021, and the results of their operations and their cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### **Basis for Opinion**

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the "Auditor's Responsibilities for the Audit of the Consolidated Financial Statements" section of our report. We are required to be independent of Garney Holding Company and Subsidiaries and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

### **Prior Year Audited by Other Auditors**

The 2020 consolidated financial statements were audited by other auditors, and their report thereon, dated March 3, 2021, expressed a qualified opinion because the Company did not consolidate a cost basis investment which it ultimately sold in 2020.

### **Responsibilities of Management for the Consolidated Financial Statements**

Management is responsible for the preparation and fair presentation of the consolidated financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Garney Holding Company and Subsidiaries' ability to continue as a going concern within one year after the date that these consolidated financial statements are available to be issued.

### ***Auditor's Responsibilities for the Audit of the Consolidated Financial Statements***

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. 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 will always detect a material misstatement when it exists. 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, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence judgment made by a reasonable user based on the consolidated financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the consolidated financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the consolidated financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of Garney Holding Company and Subsidiaries' internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the consolidated financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Garney Holding Company and Subsidiaries' ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

*BKD, LLP*

Kansas City, Missouri  
March 2, 2022

**GARNEY HOLDING COMPANY AND SUBSIDIARIES**

**CONSOLIDATED BALANCE SHEETS**

December 31, 2021 and 2020

	<u>2021</u>	<u>2020</u>
<b><u>ASSETS</u></b>		
<b>CURRENT ASSETS</b>		
Cash and cash equivalents	\$ 139,194,970	\$ 247,392,142
Short-term investments	77,258,173	57,601,728
Contract receivables, net	107,659,766	109,168,926
Accounts receivable	1,767,530	1,071,768
Other receivables	21,000,000	21,067,889
Contract assets	107,105,439	56,868,889
Current portion of notes receivable	141,869	120,008
Inventory	2,495,789	739,313
Prepays and deposits	3,195,816	2,955,492
<b>TOTAL CURRENT ASSETS</b>	<b>459,819,352</b>	<b>496,986,155</b>
PROPERTY AND EQUIPMENT, net	13,579,783	15,656,900
GOODWILL, net	8,483,635	10,742,203
INTANGIBLE ASSETS, net	11,823,000	13,575,328
EQUITY IN EQUITY METHOD INVESTMENTS	1,250,000	750,000
EQUITY IN CONSTRUCTION JOINT VENTURES	1,502,094	597,362
NOTES RECEIVABLE, less current portion	1,169,177	1,328,691
DEVELOPMENT COSTS	31,218,538	17,660,682
OTHER LONG-TERM ASSETS	831,263	1,083,182
<b>TOTAL ASSETS</b>	<b>\$ 529,676,842</b>	<b>\$ 558,380,503</b>
<b><u>LIABILITIES</u></b>		
<b>CURRENT LIABILITIES</b>		
Current portion of long-term debt	\$ 435,287	\$ -
Accounts payable	105,411,714	118,807,800
Accrued Employee Stock Ownership Plan contributions	5,427,870	3,567,964
Accrued employee incentive plan liability	37,019,881	36,139,473
Accrued liabilities	7,646,139	4,138,706
Contract liabilities	88,184,091	78,077,551
Current portion of stock appreciation rights	21,535,607	18,787,977
Current portion of Warren earnout liability	398,762	398,762
<b>TOTAL CURRENT LIABILITIES</b>	<b>266,059,351</b>	<b>259,918,233</b>
STOCK APPRECIATION RIGHTS, less current portion above	16,159,184	26,075,613
WARREN EARNOUT LIABILITY, less current portion above	2,110,162	2,260,162
LONG-TERM DEBT, less current portion	14,598,883	-
OTHER LONG-TERM LIABILITIES	1,228,978	4,146,508
<b>TOTAL LIABILITIES</b>	<b>300,156,558</b>	<b>292,400,516</b>
<b><u>STOCKHOLDER'S EQUITY</u></b>		
<b>Contributed capital</b>		
Common stock: authorized 15,000,000 shares of \$0.01 par value; 2,624,291 issued and 1,975,856 outstanding shares	26,243	26,243
Additional paid-in capital	13,703,250	13,703,250
<b>Total contributed capital</b>	<b>13,729,493</b>	<b>13,729,493</b>
Retained earnings	262,981,630	297,176,755
Treasury stock, at cost - 648,435 shares	(47,575,169)	(47,575,169)
<b>TOTAL STOCKHOLDER'S EQUITY OF GARNEY HOLDING COMPANY</b>	<b>229,135,954</b>	<b>263,331,079</b>
Non-controlling interest equity	384,330	2,648,908
<b>TOTAL EQUITY</b>	<b>229,520,284</b>	<b>265,979,987</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$ 529,676,842</b>	<b>\$ 558,380,503</b>

**GARNEY HOLDING COMPANY AND SUBSIDIARIES**

**CONSOLIDATED FINANCIAL STATEMENTS**

Years Ended December 31, 2020 and 2019





## INDEPENDENT AUDITORS' REPORT

To the Board of Directors

Garney Holding Company  
Kansas City, Missouri

We have audited the accompanying consolidated financial statements of Garney Holding Company and Subsidiaries, which comprise the consolidated balance sheets as of December 31, 2020 and 2019, and the related consolidated statements of income, changes in stockholder's equity, and cash flows for the years then ended, and the related notes to the consolidated financial statements.

### ***Management's Responsibility for the Consolidated Financial Statements***

Management is responsible for the preparation and fair presentation of these consolidated financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

### ***Auditors' Responsibility***

Our responsibility is to express an opinion on these consolidated financial statements based on our audits. We conducted our audits in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audits to obtain reasonable assurance about whether the consolidated financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the consolidated financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the consolidated financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the consolidated financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the consolidated financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our qualified audit opinion.

### ***Basis for Qualified Opinion***

As discussed in Note 1 to the consolidated financial statements, Garney Holding Company's subsidiary, Garney P3, LLC, reported its investment in Vista Ridge, LLC on the cost method of accounting. In our opinion, accounting principles generally accepted in the United States of America require Vista Ridge, LLC to be consolidated. If the consolidated financial statements of Vista Ridge, LLC had been consolidated with those of Garney Holding Company, total assets would be increased by approximately \$884,000,000 as of December 31, 2019; total liabilities would be increased by approximately \$841,000,000 as of December 31, 2019; net income would decrease approximately \$1,700,000 for the year ended December 31, 2019; and net income attributable to Garney Holding Company would have decreased by approximately \$867,000 for the year ended December 31, 2019.

**Qualified Opinion**

In our opinion, except for the effects of not consolidating all entities, as discussed in the Basis for Qualified Opinion paragraph, the consolidated financial statements referred to in the first paragraph present fairly, in all material respects, the financial position of Garney Holding Company and Subsidiaries as of December 31, 2020 and 2019, and the results of their operations and their cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

*Mayer Hoffman McCann P.C.*

Kansas City, Missouri  
March 3, 2021

CONFIDENTIAL

**GARNEY HOLDING COMPANY AND SUBSIDIARIES**

**CONSOLIDATED BALANCE SHEETS**

December 31, 2020 and 2019

	<u>2020</u>	<u>2019</u>
<b><u>ASSETS</u></b>		
<b>CURRENT ASSETS</b>		
Cash and cash equivalents	\$ 247,392,142	\$ 231,891,930
Short-term investments	57,601,728	72,554,048
Contract receivables, net	109,168,926	99,466,273
Accounts receivable	1,071,768	945,041
Other receivables	21,067,889	-
Contract assets	56,868,889	61,286,830
Current portion of notes receivable	120,008	-
Inventory	739,313	767,732
Prepays and deposits	2,955,492	4,230,808
<b>TOTAL CURRENT ASSETS</b>	<b>496,986,155</b>	<b>471,142,662</b>
PROPERTY AND EQUIPMENT, net	15,656,900	13,809,501
GOODWILL, net	10,742,203	13,000,771
INTANGIBLE ASSETS, net	13,575,328	15,327,664
EQUITY IN UNCONSOLIDATED SUBSIDIARY	-	35,372,962
EQUITY IN EQUITY METHOD INVESTMENTS	750,000	2,962,154
EQUITY IN CONSTRUCTION JOINT VENTURES	597,362	4,900
NOTES RECEIVABLE, less current portion	1,328,691	-
DEVELOPMENT COSTS	17,660,682	-
OTHER LONG-TERM ASSETS	1,083,182	317,395
<b>TOTAL ASSETS</b>	<b>\$ 558,380,503</b>	<b>\$ 551,938,009</b>
<b><u>LIABILITIES</u></b>		
<b>CURRENT LIABILITIES</b>		
Accounts payable	\$ 118,807,800	\$ 107,703,715
Accrued Employee Stock Ownership Plan contributions	3,567,964	3,610,313
Accrued employee incentive plan liability	36,139,473	42,537,107
Accrued liabilities	4,138,706	4,735,007
Contract liabilities	78,077,551	85,732,623
Current portion of stock appreciation rights	18,787,977	14,515,661
Current portion of Warren earnout liability	398,762	398,762
<b>TOTAL CURRENT LIABILITIES</b>	<b>259,918,233</b>	<b>259,233,188</b>
STOCK APPRECIATION RIGHTS, less current portion above	26,075,613	23,345,556
WARREN EARNOUT LIABILITY, less current portion above	2,260,162	3,003,591
OTHER LONG-TERM LIABILITIES	4,146,508	5,464,345
<b>TOTAL LIABILITIES</b>	<b>292,400,516</b>	<b>291,046,680</b>
<b><u>STOCKHOLDER'S EQUITY</u></b>		
<b>Contributed capital</b>		
Common stock: authorized 15,000,000 shares of \$0.01 par value; 2,624,291 issued and 1,975,856 outstanding shares	26,243	26,243
Additional paid-in capital	13,703,250	13,703,250
<b>Total contributed capital</b>	<b>13,729,493</b>	<b>13,729,493</b>
Retained earnings	297,176,755	292,278,260
Treasury stock, at cost - 648,435 shares	(47,575,169)	(47,575,169)
<b>TOTAL STOCKHOLDER'S EQUITY OF GARNEY HOLDING COMPANY</b>	<b>263,331,079</b>	<b>258,432,584</b>
Non-controlling interest equity	2,648,908	2,458,745
<b>TOTAL EQUITY</b>	<b>265,979,987</b>	<b>260,891,329</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$ 558,380,503</b>	<b>\$ 551,938,009</b>

# CNA SURETY

February 21, 2023

Trey Fonner, Public Works Director  
Town of Silt  
231 N. 7<sup>th</sup> Street  
PO Box 70  
Silt, CO 81652  
(970) 876-2353 Ext 106  
[trey@townofsilt.org](mailto:trey@townofsilt.org)

Re: Garney Companies, Inc.  
Request for Qualifications Construction Manager at Risk (CMAR) Services for The Silt Water  
Treatment Plant Improvements Project

Dear Trey:

In connection with the requirements of your request for qualifications, you have requested information concerning Garney Companies, Inc.'s bond program, we are pleased to respond in that regard.

Bonds have been written on a co-surety basis by The Continental Insurance Company, a member of the CNA Group of Insurance Companies, and Liberty Mutual Insurance Company, a member of the Liberty Mutual Insurance Companies, since 2006. A.M. Best currently rates The Continental Insurance Company "A", Class Size XV, and Liberty Mutual Insurance Company "A", Class Size XV. The Continental Insurance Company and Liberty Mutual Insurance Company are approved for federal projects as provided for in the current online edition of the Department of the Treasury – Circular 570 with underwriting limitations of \$1,140,370,000 and \$1,772,737,000 respectively. Both The Continental Insurance Company (NAIC #35289) and Liberty Mutual Insurance Company (NAIC #23043) are licensed to write bonds in all 50 states.

The largest project bonded by the sureties on behalf of Garney Companies, Inc., totaled \$700,000,000. The sureties have committed a \$2,000,000,000 aggregate cost to complete program. At present, approximately \$1,000,000,000 of this facility remains available for use.

Garney Companies, Inc. enjoys a national reputation as one of the premier contractors performing sewer and water line work, with particular expertise in large diameter installations, and constructing water and wastewater treatment facilities. The company's experience includes a broad range of alternative procurement methodologies. At no time during our history with the account have they been refused a bond nor have there been any bond claims. Garney Companies, Inc. remains an account in good standing.

Should Garney Companies, Inc., be awarded this contract and requests that we provide the necessary Performance and/or Payment, we will be prepared to execute the bonds subject to our acceptable review of the contract terms and conditions, bond forms, appropriate contract funding and any other underwriting considerations at the time of the request.

Our consideration of issuance of bonds is a matter solely between Garney Companies, Inc., and ourselves, and we assume no liability to third parties or to you by the issuance of this letter.

We trust that this information meets with your satisfaction. If there are further questions, please feel free to contact Brian Cooper, Managing Director, of Arthur J. Gallagher Risk Management Services, LLC, located at 595 Market Street, Suite 2100, San Francisco, CA 94105 - Telephone (415) 288-1620

The Continental Insurance Company  
151 N. Franklin Street  
Chicago, IL 60606  
(312) 822-5000



By: Thuyduong Le  
Thuyduong Le, Attorney-in-Fact

Liberty Mutual Insurance Company  
175 Berkeley Street  
Boston, MA 02116  
(617) 357-9500



By: Thuyduong Le  
Thuyduong Le, Attorney-in-Fact



## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Alameda )

On February 21, 2023 before me, Brittany Kavan, Notary Public  
(insert name and title of the officer)

personally appeared Thuyduong Le,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature Brittany Kavan (Seal)



**POWER OF ATTORNEY APPOINTING INDIVIDUAL ATTORNEY-IN-FACT**

**Know All Men By These Presents,** That The Continental Insurance Company, a Pennsylvania insurance company, is a duly organized and existing insurance company having its principal office in the City of Chicago, and State of Illinois, and that it does by virtue of the signature and seal herein affixed hereby make, constitute and appoint

**M Moody, Susan Hecker, K Zerounian, Janet C Rojo, Betty L Tolentino, Kevin Re, Brian F Cooper, Robert P Wrixon, Virginia L Black, Maureen O'Connell, Susan M Exline, Julia Ortega, Thuyduong Le, Brittany Kavan, Misty R Hemje, Courtney Chew, Maria De Los Angeles Reynoso, Individually**

of Walnut Creek, CA, its true and lawful Attorney(s)-in-Fact with full power and authority hereby conferred to sign, seal and execute for and on its behalf bonds, undertakings and other obligatory instruments of similar nature

**- In Unlimited Amounts -**

and to bind them thereby as fully and to the same extent as if such instruments were signed by a duly authorized officer of the insurance company and all the acts of said Attorney, pursuant to the authority hereby given is hereby ratified and confirmed.

This Power of Attorney is made and executed pursuant to and by authority of the By-Law and Resolutions, printed on the reverse hereof, duly adopted, as indicated, by the Board of Directors of the insurance company.

**In Witness Whereof,** The Continental Insurance Company has caused these presents to be signed by its Vice President and its corporate seal to be hereto affixed on this 15th day of November, 2022.



The Continental Insurance Company

*Paul T. Bruflat*

Paul T. Bruflat Vice President

State of South Dakota, County of Minnehaha, ss:

On this 15th day of November, 2022, before me personally came Paul T. Bruflat to me known, who, being by me duly sworn, did depose and say: that he resides in the City of Sioux Falls, State of South Dakota; that he is a Vice President of The Continental Insurance Company, a Pennsylvania insurance company, described in and which executed the above instrument; that he knows the seal of said insurance company; that the seal affixed to the said instrument is such corporate seal; that it was so affixed pursuant to authority given by the Board of Directors of said insurance company and that he signed his name thereto pursuant to like authority, and acknowledges same to be the act and deed of said insurance company.



My Commission Expires March 2, 2026

*M. Bent*

M. Bent Notary Public

**CERTIFICATE**

I, D. Johnson, Assistant Secretary of The Continental Insurance Company, a Pennsylvania insurance company, do hereby certify that the Power of Attorney herein above set forth is still in force, and further certify that the By-Law and Resolution of the Board of Directors of the insurance company printed on the reverse hereof is still in force. In testimony whereof I have hereunto subscribed my name and affixed the seal of the said insurance company this 21st day of February, 2023.



The Continental Insurance Company

*D. Johnson*

D. Johnson Assistant Secretary

Form F6850-4/2012

## **Authorizing By-Laws and Resolutions**

ADOPTED BY THE BOARD OF DIRECTORS OF THE CONTINENTAL INSURANCE COMPANY:

This Power of Attorney is made and executed pursuant to and by authority of the following By-Law duly adopted by the Board of Directors of the Company at a meeting held on May 10, 1995.

“RESOLVED: That any Group Vice President may authorize an officer to sign specific documents, agreements and instruments on behalf of the Company provided that the name of such authorized officer and a description of the documents, agreements or instruments that such officer may sign will be provided in writing by the Group Vice President to the Secretary of the Company prior to such execution becoming effective.

This Power of Attorney is signed by Paul T. Brufat, Vice President, who has been authorized pursuant to the above resolution to execution power of attorneys on behalf of The Continental Insurance Company.

This Power of Attorney is signed and sealed by facsimile under and by the authority of the following Resolution adopted by the Board of Directors of the Company by unanimous written consent dated the 25<sup>th</sup> day of April, 2012.

“Whereas, the bylaws of the Company or specific resolution of the Board of Directors has authorized various officers (the “Authorized Officers”) to execute various policies, bonds, undertakings and other obligatory instruments of like nature; and

Whereas, from time to time, the signature of the Authorized Officers, in addition to being provided in original, hard copy format, may be provided via facsimile or otherwise in an electronic format (collectively, “Electronic Signatures”), Now therefore be it resolved: that the Electronic Signature of any Authorized Officer shall be valid and binding on the Company.”

## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Alameda )

On February 21, 2023 before me, Brittany Kavan, Notary Public  
(insert name and title of the officer)

personally appeared Thuyduong Le,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Brittany Kavan* (Seal)





This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

Certificate No: 8209187-024125

POWER OF ATTORNEY

KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Betty L. Tolentino; Brian Cooper; Brittany Kavan; Courtney Chew; Janet C. Rojo; Julia Ortega; K. Zerounian; Kevin Re; M. Moody; Maria De Los Angeles Reynoso; Maureen O'Connell; Misty R. Hemje; Robert P. Wrixon; Susan Hecker; Susan M. Exline; Thuyduong Le; Virginia L. Black

all of the city of Walnut Creek state of CA each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 28th day of December, 2022.



Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: David M. Carey
David M. Carey, Assistant Secretary

State of PENNSYLVANIA
County of MONTGOMERY ss

On this 28th day of December, 2022 before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at Plymouth Meeting, Pennsylvania, on the day and year first above written.



Commonwealth of Pennsylvania - Notary Seal
Teresa Pastella, Notary Public
Montgomery County
My commission expires March 28, 2025
Commission number 1126044
Member, Pennsylvania Association of Notaries

By: Teresa Pastella
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV - OFFICERS: Section 12. Power of Attorney.

Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII - Execution of Contracts: Section 5. Surety Bonds and Undertakings.

Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation - The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization - By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 21st day of February, 2023.



By: Renee C. Llewellyn
Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.



Insurance | Risk Management | Consulting

Arthur J. Gallagher Risk Management Services LLC  
2121 N. California Blvd., Suite 350, Walnut Creek, CA 94596  
CA Lic # 0D69293  
United States

M 415.546.9300  
F 415.536.8499

## INSURANCE LETTER OF INTENT

2/24/2023

Trey Fonner Public Works Director Town of Silt  
321 N. 7<sup>th</sup> Street  
PO Box 70  
Silt, CO 81652

### **Re: Silt Water Treatment Plant Improvements (CMAR)**

Based upon its understanding of the Required Insurance set forth in the Insurance – General Provisions Section 6.2, all such coverages included as Required Insurance are currently available in the insurance marketplace or are presently addressed by the Proposer's corporate insurance program. As the Insurance Brokers for Garney Companies, Inc., we (Arthur J. Gallagher Risk Management Services, LLC) hereby certify that the Proposer will provide all Required Insurance set forth in this (RFQ) as outlined in 6.2 in the event the Proposer is approved by the Owner for final negotiations and execution of the Contract.

Sincerely,

*Shayna Ledbetter*

Shayna Ledbetter, CRIS, CLCS  
Client Service Manager I

Arthur J. Gallagher Risk Management Services LLC





Town of Silt  
Trey Fonner, Public Works Director  
231 N. 7th Street  
PO Box 70  
Silt, CO 81652  
(970) 876-2353 Ext. 106  
[trey@townofsilt.org](mailto:trey@townofsilt.org)

March 9, 2023

**SUBJECT: Sworn Statement from General Counsel**

To Whom It May Concern:

This letter advises that I am the General Counsel for Garney Holding Company and all its subsidiaries, including Garney Companies, Inc. In that capacity, I am not aware of any pending or past legal proceedings or judgments, nor any contingent liability that could adversely affect the financial position of Garney Companies, Inc. or its ability to perform contractual commitments to the Town of Silt.

Sincerely,

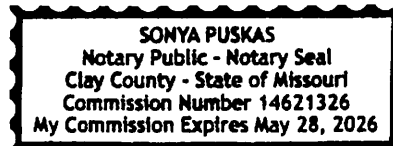
GARNEY HOLDING COMPANY

Michael D. Strong  
General Counsel

STATE OF Missouri  
COUNTY OF Clay

Sworn to and subscribed before me this 9<sup>th</sup> day of March, 2023 Michael D. Strong is personally known to me.

NOTARY PUBLIC



My commission expires: 5-28-26

# APPENDIX

# D

**CONFIDENTIAL**

**PRICING  
INFORMATION**



## Pricing Information Form

### Phase I Services

The scope and anticipated schedule of the CMAR contractor services for which pricing is required is defined in Exhibit A of **Attachment C (Draft CMAR Contract)**. Proposers shall include rates and estimated hours for Key Personnel and additional staff that will support Key Personnel during Phase I in the table below.

<b>Key Personnel</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Total (\$)</b>
Justin Schlueter - Project Manager	\$186/hr	140	\$26,040
Toby Reid - Construction Manager	\$168/hr	140	\$23,520
Jared Baker - Preconstruction Mgr	\$144/hr	184	\$26,496
Chad Hulan - Lead Cost Estimator	\$168/hr	172	\$28,896
Doug Langfeldt - Superintendent	\$144/hr	136	\$19,584
<b>Additional Staff</b>	<b>Rate (\$)</b>	<b>Hours</b>	<b>Total (\$)</b>
Trade Estimators	\$144/hr	520	\$74,880
<b>Expenses</b>	-	-	
<b>Total</b>			<b>\$199,416</b>

## Phase II Construction Services

### CMAR Fee

The CMAR Fee will be applied as described in **Attachment C (Draft CMAR Contract)**, Article 7.3. The CMAR Fee should be inclusive of corporate overhead and profit.

CMAR Fee Percentage 12 %

By signature hereon, the Proposer's authorized agent ("Agent") certifies that all necessary corporate acts have been taken to authorize the Agent to sign this document and that all information provided in Pricing Information Form are an accurate representation of the information the Proposer is providing.

Proposer's Name: Garney Companies, Inc.

Signed by (Authorized Agent):  \_\_\_\_\_

Printed Name: Joel Heimbuck

Title: Director - Western Plant Operations

Date: 03/06/2023