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Gonzalez-De La Garza & Associates, LLC

Statement of Qualifications

SECTION 1 *Introduction*

Gonzalez-De La Garza & Associates, LLC is pleased to present this statement of our qualifications demonstrating our credentials to successfully offer professional engineering services.

Gonzalez-De La Garza & Associates, LLC (GDA) is a small minority/women owned business providing project management and professional engineering consultant services. GDA's personnel offer a broad experience in consulting services for both private industry and government. We offer extremely competitive rates, for both short-term and long-term projects. GDA's personnel have over 19 years of combined experience in a capacity of multi-disciplined engineering services, which makes them able to exceed project/client demands and expectations.

GDA can provide high quality, cost-effective professional engineering services for the following:

- ❖ **Commercial Planning and Design**
- ❖ **Subdivision Planning and Design**
- ❖ **Land Development**
- ❖ **Site Work Design**
- ❖ **Utility Design and Coordination**
- ❖ **Construction Phase Services**
- ❖ **Water/Wastewater Facilities**
- ❖ **Hydrology Studies**
- ❖ **Hydraulics Design**
- ❖ **Roadway/Schematic Design**
- ❖ **Retaining Wall Design**

In addition, GDA can meet a wide-range of both short-term and long-term engineering support needs. GDA also sub-consults with firms that provide superior service in the fields of surveying, architecture, structural engineering, environmental engineering, landscape architecture, and mechanical/electrical engineering. We offer superior and expedient services at competitive rates.

SECTION 2 *Professional Services*

Land Development

GDA provides engineering services to commercial, industrial and residential land developers ranging from site selection analysis to project design and construction observation. The firm prepares detailed development feasibility reports which study and present findings regarding development requirements such as: platting/replatting requirements, present zoning and zoning change procedures, thoroughfare plan analysis, access requirements/limitations, on-site and off-site utility analysis, impact fee studies, and estimates of probable development cost. These feasibility reports allow the profit potential of various sites to be identified prior to land purchase. GDA also prepares final detailed plans for grading, paving, water and sanitary sewer line construction to the applicable city standards. We are able to coordinate with staff from all cities, as well as state and federal regulatory agencies, as a standard service.

Land Planning

GDA performs a complete range of multidisciplinary services in producing large-scale, master planning documents for both the private and public entities. Master plans developed by the firm contain the experience and knowledge of engineering science combined with creative and innovative ideas. Also, our professionals have the ability to provide inventories and analysis of land use, transportation, housing, water and other site characteristics. This enables us to produce attractive and constructible plans for commercial, industrial, residential and mixed-use communities as well as regional, state, county and municipal government entities.

Hydrology and Hydraulics

GDA offers hydrologic and hydraulic services through an experienced staff of civil engineers with special training in these disciplines. We use computer modeling programs, including HEC-RAS, WIN-TR55, HEC-HMS, and GEOPAK Drainage among others, to perform floodplain/floodway and storm water analysis for a wide variety of project types. Also offered are those services required to obtain various federal, state and local regulatory agency permits.

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Transportation Planning and Design

GDA is responsible for planning and design for state, municipal and private clients. Planning and design related projects have included geometric and schematic design for all types of highways, interchanges, streets, and bridges. The work has involved plans, specifications and probable construction cost estimates for roadways, structures, drainage facilities and associated infrastructure. Transportation planning activities include operations studies, traffic impact analysis, thoroughfare analysis, feasibility studies, and highways safety and beautification programs. Traffic engineering activities include roadway capacity analysis, signal design and optimization, safety studies and signing programs. Our engineers have been involved in the design of numerous streets, highway and bridge projects, as well as the planning of transportation systems for urban areas.

Computer-Aided Design and Drafting (CADD)

GDA utilizes CADD to optimize productivity, improve quality, respond rapidly to client needs and provide a more useful product for its clients. All our engineers have been trained on the CADD system. We also have the capability to transfer digital data to and from many other CADD systems.

Our CADD capabilities allow us to offer cost-saving designs before proceeding with final plan preparations to benefit our client needs.

SECTION 3

Sequence of Project Development

Data Gathering and Site Investigation

GDA can perform the following tasks to thoroughly evaluate the existing site conditions that potentially impact the development of a client's tract:

➤ **Client Work Session**

Meet with Client to outline the Data Gathering and Analysis effort, request additional client-supplied documentation and evaluate the availability of data. Review Client expectations and goals for the site/project as well as budget and project timeline.

➤ **Site Investigation**

Visit and photograph the entire site to evaluate the physical conditions of the property and determine the land characteristics. Not only will GDA identify natural features important to the planning process, but will consider existing access, surrounding land uses, topography, drainage and natural views. We will meet with the client and other personnel to understand the physical aspects of the site. Identify any "Deal Killers" upfront.

➤ **Site Research**

Obtain available maps, aerial photography, and legal documentation that indicate existing conditions on the site. Underground utilities, easements, right-of-way, lease agreements, and other encumbrances on the land will be identified (based on information provided by the Client or Client Representatives).

Drainage – identify the current drainage patterns from the topographic map, aerial photo and site visit. Request historical flood data from jurisdictional government agencies.

Utilities – identify the existing utility availability, request letters of availability from local purveyors, determine if utility relocations or off-site extensions are required. Develop preliminary estimates for any off-site or utility relocations.

Floodplain- obtain FEMA maps for the site. Determine the location of the floodplain and identify FEMA Floodplain Regulations.

Traffic and Transportation Issues- evaluate county and city master plans to evaluate proposed thoroughfare and traffic patterns for the project area. Review accessibility to the site and meet with regulatory agencies to determine number of potential curb cuts for site.

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Jurisdiction Limits- identify jurisdictional limits which may impact the site (i.e. city limits, school district, etc.)

Adjacent Land Uses- identify perimeter land uses if public information is available, and potential changes to adjacent land uses known to the jurisdictional agencies that may impact the site.

Existing Platting/Zoning Requirements- identify current platting status, zoning designations and restrictions dictated by city ordinances on the subject property and adjacent properties. Work with Client and Client's Representative to plat and rezone project site, if required.

Coordination Meetings- coordinate with regulatory agencies/staff to review project/site requirements and limitations.

Site Planning – Incorporate available utility, grading, and site information and regulatory agency recommendations/requirements to compute site plan that meets code and Client requirements.

Site Analysis (CADD Plans)

GDA can generate a plan on the computer that illustrates the following site conditions and summarize the data gathered in the previous steps.

- ❖ **Preliminary Site Plan (Several Options can be provided)**
- ❖ **Access Points (Existing, Proposed)**
- ❖ **Setbacks/Buffer Requirements**
- ❖ **Utilities (On-site, Off-site, Relocations)**
- ❖ **Floodplain and drainage patterns**
- ❖ **Adjacent land uses**

Client Review

Review the preliminary site plan with Client. Obtain additional Client input in preparation for the final site plan. Review project budget constraints and timeline requirements.

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Design Development

GDA can design and manage preparation of construction documents and specifications for a variety of commercial projects. We work with the Client and Design Team to value engineer designs in order to minimize construction costs and schedules while optimizing development potential. Typical construction plan prepare include the following:

- ❖ **Demolition/Utility Relocation Plan**
- ❖ **Site Dimensional Plan**
- ❖ **Grading and Drainage plans**
- ❖ **Overall Utility Plans**
- ❖ **Storm Water Pollution Prevention Plans**
- ❖ **Site Work Typical Details**

Construction Administration

Gonzalez-De La Garza & Associates can provide Construction Administration Services such as:

- ❖ **Prepare Bid Documents for Civil Related Items**
- ❖ **Attend Pre-Bid Conference**
- ❖ **Periodic Site Visits During Construction**
- ❖ **Coordinate Civil Related Issues With Contractor**
- ❖ **Review Monthly Contractor Invoices**
- ❖ **Conduct a Final Inspection of Project**
- ❖ **Provide As-Built Drawings**

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Professional Services

GDA can provide the following services throughout the development of projects:

- ❖ **Cost Estimates and Feasibility Studies**
- ❖ **Design Development**
- ❖ **Traffic Impact Analysis**
- ❖ **Construction Plan Preparation**
- ❖ **Construction Administration**

Quality Assurance

Gonzalez-De La Garza & Associates is committed to providing quality services and products to our customers. We are dedicated to our customers by offering:

- **Integrity in all aspects of our business**
- **Customer satisfaction with every service**
- **Services that exceed customer requirements at a cost competitive price**
- **Continuing evaluation of procedures and practices as necessary to maintain effective and efficient services**
- **Continuing education and professional development to further enhance employee qualifications**

SECTION 4 *Key Project History*

Selected Key Projects

- ❖ Border Patrol Administration Building (Del Rio, Texas)
- ❖ General Engineer for the City of Leon Valley – Street Maintenance/Repair
- ❖ City of San Antonio – Wallace Street Roadway Reconstruction
- ❖ Bexar County Flood Control Program Management
- ❖ Clark/Byrne Construction A JV– San Antonio International Airport
- ❖ Alamo Community College District (ACCD) (San Antonio, Texas)
- ❖ Hotchkiss Office Park (San Antonio, Texas)
- ❖ Huebner Medical Center Feasibility Study and Construction Documents (San Antonio, Texas)
- ❖ Harlandale High School (San Antonio, Texas)
- ❖ Collier Elementary School (San Antonio, Texas)
- ❖ Smithson Valley Middle School (Comal ISD)
- ❖ Waste Management Mesquite Landfill (Comal/Guadalupe County)
- ❖ 45th Street Reconstruction (Austin, Texas)
- ❖ Northwest Vista College Advanced Technology Center (San Antonio, Texas)
- ❖ Oilver Ranch Pump Station Facility (San Antonio, Texas)
- ❖ San Diego Elementary School (San Diego, Texas)
- ❖ Gonzales Carrizo County Aquifer Pipeline (San Antonio, Texas)
- ❖ Salado Creek Decommissioning Project (San Antonio, Texas)
- ❖ Bethel A.M.E. Church Additions and Renovations (San Antonio, Texas)
- ❖ Brooks Development Authority (San Antonio, Texas)
- ❖ Espindola Apartments (Kerrville, Texas)

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- ❖ Lulac Manor Apartments Additions and Renovations (Kingsville, Texas)
- ❖ Lulac Hacienda Apartments (Corpus Christi, Texas)
- ❖ Roadway/Schematic design:
 - IH 37 (San Antonio, Texas)
 - SH 130 Design/Build Toll Road - Segments 1 thru 4 (Pflugerville, Texas)
 - US 83 (Pharr, Texas)
 - IH 10/IH 410 Interchange (San Antonio, Texas)
 - US 71/IH 35 Interchange (Austin, Texas)
 - FM 1341/Golf Avenue (Kerrville, Texas)
 - US 183 (Austin, Texas)
 - Pearsall Road (San Antonio, Texas)
 - Lockhill-Selma Road (San Antonio, Texas)
 - VIA facilities (San Antonio, Texas)
 - US 59/US 259 Interchange (Lufkin, Texas)
 - South Flores (San Antonio, Texas)
 - US 281/Borgfeld Rd. (San Antonio, Texas)
 - US 281/IH 410 Interchange (San Antonio, Texas)
 - FM 140 (San Antonio, Texas)
 - IH 35 Schematic (Waco, Texas)

SECTION 5

Staff Summary and Professional Experience

Professional Personnel

Gonzalez-De La Garza & Associates personnel are highly qualified, experienced and motivated. This combination produces constant high-rated, cost-effective, and timely solutions and services for their Clients.

Ayda S. Gonzalez, P.E.

Principal / Project Manager

Professional Engineer: Texas No. 96594

BS, Civil Engineering, Texas A&M University

Edward R. De La Garza, P.E.

Principal / Project Manager

Professional Engineer: Texas No. 94829

BS, Civil Engineering, University of Texas – San Antonio

PROFESSIONAL EXPERIENCE

- Plan, design, and manage a design team in development of a widely variety of commercial projects ranging from office buildings, fast-food restaurants, industrial facilities, apartment complexes, fuel stations and grocery stores. Coordinate with state and local agencies in addition to utility surveyors to determine project requirements, while minimizing construction costs and achieving client objectives. Heavily participated in administrative and management duties related to proposal preparation, budget monitoring, and requests for additional service contracts, invoicing, maintaining client relations, and meeting client needs.
- Manage and plan land development projects from site feasibility through design and construction. Meet and coordinate with client to establish project objectives and monetary constraints while meeting local, state, and federal agency codes. Work with client and design team to value engineer designs in order to minimize construction costs and schedules while optimizing development potential.
- Coordinate with architect, map consultant, geotechnical engineer, environmental engineer, and landscape architect to resolve project and development issues.
- Design and manage preparation of construction documents and specifications for variety of commercial projects including, but not limited to, demolition plans, grading and drainage plans, storm water pollution prevention plans, roadway plans, water and sewer plans, and dimensional control plans.
- Oversee and lead design team in preparation of plats for submittal to the City of San Antonio and/or Bexar County. Track plat through platting process and coordinate with review agencies to achieve plat approval. Solid knowledge of rezoning and quitclaim processes in the City of San Antonio. Prepare, submit, and monitor building permits, state driveway and utility permits, as well as assist clients and contractors in submitting TCEQ Notice of Intent and Notice of Termination forms.
- Review and approve submittals by contractors during construction to determine compliance with project construction documents specifications.

DESIGN/PROCESS EXPERIENCE

- Site: Site Planning, Platting
- Grading and Drainage: Site Grading, Storm Sewer Design, Open-Channel Design, Culvert Design, and Detention Pond Design
- Hydrology and Hydraulics: HEC-RAS, HEC-HMS, WIN-TR 55, GEOPAK Drainage, PondPack, StormCad, Culvert Master, Winstorm, Culvert THYSYS
- Roadway/Utility: Roadway Design, Water Plan & Profiles Design, Sewer Plan & Profile, Overall Utility Plans, Utility Relocation, Plans, Lift Stations
- Construction: Site Demolition Plan, Construction Phasing, and Traffic Control Plans
- Permitting: Building Permit, State Driveway and Utility Permit, TPDES NOI & NOT, FEMA LOMR & CLOMR, TCEQ WPAP, TCEQ SCS