

October 24, 2025

Ms. Terri Ruckstuhl, P.E.
City of Seguin
3027 N. Austin St.
Seguin, Texas 78155

VIA: E-Mail

RE: FM 20 Hannah Heights Water Line
Bid Number: AF-2026-08
Bid Recommendation Letter

Dear Ms. Ruckstuhl:

On October 14, 2025, at 3:00 PM, sealed bids were received and opened by the City of Seguin for the **FM 20 Hannah Heights Water Line** construction contract. K Friese & Associates, LLC (KFA) has reviewed the results of the bid tabulation prepared by the City of Seguin, and a total of seven (7) bids were received with **M&C Fonseca Construction CO., Inc.** being the apparent low bidder at **\$908,389.10**.

The bid prices submitted by M&C Fonseca were evaluated and compared to the estimate prepared by KFA. Below is a table comparing the Engineer's Estimate with each of the Contractor's bids and the average of all of the contractors.

Bidder Name	Bid Amount	% Difference from Engineer's Estimate	Cost Difference from Engineer's Estimate
M&C Fonseca Construction Co., Inc.	\$908,389.10	(-) 31.96%	(-) \$426,610.90
Atlas Construction, Corp.	\$918,457.00	(-) 31.20%	(-) \$416,543.00
JM Pipeline, LLC.	\$929,088.25	(-) 30.41%	(-) \$405,911.75
<i>Contractors Average</i>	<i>\$1,209,273.07</i>	<i>(-) 9.42%</i>	<i>(-) \$125,726.93</i>
Lupe Rubio Construction Co. Inc.	\$1,308,771.03	(-) 1.96%	(-) \$26,228.97
<i>Engineer's Estimate</i>	<i>\$1,335,000.00</i>	-	-
QRO Mex Construction Company, Inc.	\$1,335,171.00	(+) 0.01%	(+) \$171.00
E-Z Bel Construction, LLC.	\$1,348,441.65	(+) 1.01%	(+) \$13,441.65
Go Underground, LLC.	\$1,716,593.45	(+) 28.58%	(+) \$381,593.45

KFA has contacted references listed for three (3) similar projects submitted by M&C Fonseca in their company information packet to inquire about their experience working with this contractor with regard to items such as maintenance of schedule, quality of work, and change order negotiation.

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

Ref No.	Owner	Owner Contact Name	Email or Phone Number	Project Name	Scope
A-1	City of Georgetown	David Herzog	512-930-6576	CR 262 Waterline Improvements	Installation of 750 LF of 24" bore & 10,350 LF of 12" PVC Pipe
A-2	City of Georgetown	David Herzog	512-930-6576	Carriage Oaks Waterline Improvements	Installation of 1,200 LF of 16" pipe by HDD and 8,700 LF of DI Pipe
A-3	City of Cibolo	Andy Carruth	210-979-8444	Haeckerville Road Water Main Extension	Installation of 1,979 LF of 12" PVC Pipe and 50 LF of 24" Bore

Recommendation

The three reference projects demonstrate a satisfactory amount of experience for water main installation by trenchless bore methods required for this project.

Reference project A-1 demonstrated construction of a minimum of 10,000 linear feet installation for water mains 12-inches in diameter in urban locations.

The contact for project A-1 provided excellent responses for this project.

Reference project A-2 demonstrated construction of a minimum of 1,200 linear feet by horizontal directional drilling for water main 16-inches and larger in diameter in urban locations.

The contact for project A-2 provided excellent responses for this project.

Reference project A-3 demonstrated construction of a minimum of 1,979 linear feet installation for water mains 12-inches in diameter in urban locations.

The contact for project A-3 provided excellent responses for this project.

Based on the documents submitted and the references provided, K Friese & Associates, LLC recommends that the City of Seguin award this project to **M&C Fonseca Construction Co., Inc.**

If you have any questions or comments, please do not hesitate to contact me.

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Bid Recommendation
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Sincerely,



A handwritten signature in blue ink that reads "Allison Densler".

10/24/2025

Allison Densler, P.E.
Engineer of Record

Attachments – Reference Check Questionnaire

FM 20 HANNAH HEIGHTS WATERLINE
BID NUMBER AF-2026-08
M&C FONSECA CONSTRUCTION CO., INC.
REFERENCE CHECK QUESTIONNAIRE

Reference No. 1: CR 262 WL Improvements
Owner: City of Georgetown
Title: CIP Project Manager
Name: David Herzog
512-930-6576

Project Summary: Installation of over 750 of 24" Bore and 10,350 LF of 12" PVC Pipe
Project Cost: \$2,833,386.25
Project Completion: NA

1. Please provide and confirm linear footage and pipe diameter for this project and confirm it was done in an urban location?

About 10,000 LF of 12 in pipe. Project was located on a heavy traveled county road near multiple subdivisions.

2. Did the Contractor meet the project schedule? If not, why?

No, existing utilities were not in the correct alignment. Contractor had to work around this, so it was not their fault.

3. How would you rate the Contractor's willingness to work with the City of Georgetown in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)

Excellent

4. Did you think the contractor understood the intent of the specifications and the expectations of the owner?

Yes

5. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?

Yes

6. Were there an inordinate number of change orders on the project? (Yes, No)

No

7. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No)

No

8. Were there any claims or lawsuits between the Contractor and City of Georgetown (Yes, No)

No

9. If so, how was it resolved?

N/A

10. What overall rating would you give the Contractor? (Excellent, Average, Very Poor)

Excellent

FM 20 HANNAH HEIGHTS WATERLINE
BID NUMBER AF-2026-08
M&C FONSECA CONSTRUCTION CO., INC.
REFERENCE CHECK QUESTIONNAIRE

Reference No. 2: Carriage Oaks WL Improvements
Owner: City of Georgetown **Name:** David Herzog
Title: CIP Project Manager 512-930-6576

Project Summary: Installation of 1200 LF of 16" HDD & 8700 LF of DI Pipe
Project Cost: \$4,110,765.00
Project Completion: In progress

1. Please provide and confirm linear footage and pipe diameter for this project and confirm it was done in an urban location?

About 1,000 LF of 16" Pipe and over 8,000 LF of DI pipe. The project was located in an urban location.

2. Did the Contractor meet the project schedule? If not, why?

No, the existing waterline was not in expected location and was switched to the other side of the road. This issue was not at fault to the contractor.

3. How would you rate the Contractor's willingness to work with the City of Georgetown in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)

Excellent

4. Did you think the contractor understood the intent of the specifications and the expectations of the owner?

Yes

5. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?

Yes

6. Were there an inordinate number of change orders on the project? (Yes, No)

No

7. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No)

Yes, the change order was owner directed and scope was added.

8. Were there any claims or lawsuits between the Contractor and the City of Georgetown? (Yes, No)

No

9. If so, how was it resolved?

N/A

10. What overall rating would you give the Contractor? (Excellent, Average, Very Poor)

Excellent

FM 20 HANNAH HEIGHTS WATERLINE
BID NUMBER AF-2026-08
M&C FONSECA CONSTRUCTION CO., INC.
REFERENCE CHECK QUESTIONNAIRE

Reference No. 3: Haeckerville Road Water Main Extension
Owner: City of Cibolo **Name:** Andy Carruth
Title: KFW Engineers 210-979-8444

Project Summary: Installation of 1,979 LF of 12" PVC Pipe and 50 LF of 24" Bore
Project Cost: \$288,968.25
Project Completion: 3/30/2022

1. Please provide and confirm linear footage and pipe diameter for this project and confirm it was done in an urban location?

1,979 LF of 12-inch PVC and was installed in an urban location.

2. Did the Contractor meet the project schedule? If not, why?

Yes

3. How would you rate the Contractor's willingness to work with the City of Cibolo in carrying out the intent of the contract documents? (Excellent, Average, Very Poor)

Excellent

4. Did you think the contractor understood the intent of the specifications and the expectations of the owner?

Yes

5. If issues arose regarding the specifications or the intent of the project, did the contractor handle the matter in a fair manner with the interest of the owner under consideration?

Yes

6. Were there an inordinate number of change orders on the project? (Yes, No)

No change orders

7. If there were change orders, were they handled in a fair manner by the Contractor? (Yes, No)

N/A

8. Were there any claims or lawsuits between the Contractor and the City of Cibolo? (Yes, No)

No

9. If so, how was it resolved?

N/A

10. What overall rating would you give the Contractor? (Excellent, Average, Very Poor)

Excellent