

Request For Qualifications

Construction Management At Risk

Garden City Aquatics Center

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GARDEN CITY™

— KANSAS —



Dondlinger
CONSTRUCTION
» SINCE 1898 «



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Company Overview

Dondlinger & Son's roots can be traced back to 1898, when N.L. Dondlinger built the foundation for what would become one of the largest and most diversified construction companies in Kansas. In 1925, N.L. moved his wife and four sons from Claflin, Kansas to Wichita and began building small commercial and residential projects. The beginning of World War II, coupled with Kansas' growth, launched the company into larger commercial projects such as schools and hospitals. In the postwar boom, commercial building exploded and allowed the company to thrive, expand and diversify.



In our 122 year history, we continue to add key competencies that increase the range of services we are able to provide to our customers. This increase in services includes earthwork, underground utilities, bridges and highways, pre-engineered metal buildings (PEMB), a crane rental company, and facility maintenance services. These added competencies allow us to self-perform fundamental scopes. This enables us to set the tone and pace for construction, helps to control project costs, and establishes standards for quality and safety.



Dondlinger has built structures of nearly every size, function and configuration. Whether the project is a renovation, a new addition to an existing facility or a new facility, our formula is the same, and we make it work: complete the job safely on time, within cost, with no compromises to quality.

 <p>122+ Years in Business</p>	 <p>230+ Employee-Owners</p>	 <p>Wichita, KS Office Location</p>
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SERVICES

Established in 1898, we have been providing construction services for over a century, including a full range of preconstruction, general contracting, construction management and design-build services with expertise in the following areas:

- Healthcare
- Commercial Interiors
- Renovations / Adaptive Reuse
- Corporate Headquarters
- Office
- Mixed-Use
- Industrial
- Distribution / Warehouse
- Production / Manufacturing
- Site Development / Infrastructure
- K-12 + Higher Education
- Lab / R+D
- Not-For-Profit
- Retail / Restaurant
- Arts / Theater
- Civic / Community
- Sports / Entertainment
- Municipal / Government
- Hospitality
- Historical
- Redevelopment
- Heavy Civil



Company Overview

Continental Pools Inc. was founded in 1991 and is a family owned business with the reputation of building relationships. John S. Waage, the founder had a vision to give the customer a quality product at a fair price. Dan Doll and Clark Waage have merged into ownership of the business to keep the same vision a reality.



We are a commercial pool company located in Gardner, Kansas with over 100 years combined experience in our field. Our company specializes in new construction and renovations. Continental over the years has learned that in order to bring the best products to the project you must be open minded and understand the needs of the owner. A successful project starts from the insight of the owner and designers, it is our job to make their dream project become a reality.



NOTABLE AWARDS & ACCOLADES

[Associated Builders & Contractors - Heart of America Chapter](#)

Iola Riverside Park Pool Improvements
2009 ABC Heart of America Excellence in Construction

[Community Service Award](#)

Gardner Aquatic Center
2007 The Building of America Network

[Associated Builders & Contractors - Heart of America Chapter](#)

Colby Aquatic Center
2011 ABC Heart of America Excellence in Construction

[Athletics Business Magazine](#)

Health Ridge Swimming Pool
2007 Architect Show Case

SERVICES

Aquatic construction requires specialized expertise and in-depth understanding of the many systems involved in the complex operation of water parks, swimming pools, and splash pads. Continental Pools has experts in new pool construction and pool renovation that will be with your team from start through completion with expertise in the following areas:

- Swimming Pools
- Fountains & Ponds
- Waterfalls
- New Construction
- Lazy River
- Slides
- Spray Features
- Spray Parks
- Remodels
- Zero Depth
- Lap Pools



Project Approach

PRECONSTRUCTION SERVICES

Our firm was founded on the principles of delivering a quality project on time, in budget, and to the highest standard. Those same principles continue to shape and drive our success today.

The team of Dondlinger and Continental Pools is prepared to join Confluence Architecture and the Garden City team as active partners and collaborators on the Garden City Aquatics Center. Starting a project off with an appropriate budget, accurate schedule, and a high-performing, experienced team is what we commit to offering the design team and all project stakeholders - every time. Our goal is to offer everyone involved in the project valuable time, thought, insight and communication in regards to the constructability, schedule and cost analysis of the project. Through this collaborative process we ensure that a solid foundation is formed for your project. Our team understands how critical the preconstruction period is to the overall project's success. Dondlinger's delivery processes are unique in that all of our services are performed utilizing the same dedicated professionals that will be on-hand throughout the execution of the Aquatics Center.

How does this benefit the Garden City Aquatics Center?

We begin your project with the end in mind. Our goal is to generate sufficient thought, insight and communication so that the vision of your project and the results you want to achieve are well understood by everyone that will be involved. We know that every decision made is crucial to maximizing your investment. When you partner with Dondlinger Construction and Continental Pools, your project will be set up for success from the beginning.

COLLABORATION WITH CONFLUENCE ARCHITECTURE & THE CITY OF GARDEN CITY

Dondlinger has integrated our processes in order to enhance and optimize the services we provide. We are also well regarded for our ability to listen, actively participate, and collaborate with all project stakeholders. In this manner, we see ourselves as an experienced "Integrated Project Delivery" team promoting open communication, transparency, honesty and integrity. Our team wants to be a true partner in making the Garden City Aquatics Center a reality. We have the right people, skills, expertise, attitude, and are committed to be a valuable resource and complementary team member.

In order to ensure continuity throughout the delivery of the project, Dondlinger advocates a formal bi-weekly Owner, Architect, Construction Manager (OAC) meeting structure whereby all project issues are shared openly between team members. Dondlinger will host these meetings during preconstruction. We will also document and distribute meeting agendas, minutes, and action items lists with target deliverable dates to ensure meeting preparedness and consistent flow of information.

COMMUNICATION AND TEAMWORK

Our team is dedicated to communicating goals, milestones, and activities in a consistent and straightforward manner. To achieve this goal, ViewPoint and ViewPoint Team act as Dondlinger's primary tool to track information and connect office workers with project teams and field operations.

Because a construction project has many important aspects that require tracking and subsequent updating, we feel this program is essential to keeping the project's activities monitored from preconstruction through turnover.

Accessing this password protected portal, project team members are able to easily upload request for information, meeting minutes, daily reports, and submittals just to name a few. This is also an excellent tool for managing shop drawing exchanges or larger submittal information between Dondlinger, subcontractors, the architect, and the Garden City team.



Project Approach

PRECONSTRUCTION SERVICES - COST CONTROL & GMP DEVELOPMENT

One of the first steps in the preconstruction process is Budget Development and Estimating to determine the feasibility of the project. We work through a process that starts with a preliminary control budget and results in the Guaranteed Maximum Price (GMP). The steps of that process are provided below.



➤ Budget Development and Estimating

We will create detailed project estimates utilizing On-Screen Takeoff and RIB MC2 estimating systems that will be discussed in detail with all members of the project team. We will review in detail the cost estimate with the project team.

➤ Total Cost of Ownership

Initial control budgets are used to determine if the scope of work under design conforms to the clients budget. Value Engineering is a tool used to suggest areas for cost, quality, and efficiency based on our past experience and many times, can also help reduce cost to the project for the benefit of the owner. We will provide life cycle cost analysis of specified materials. We will also provide alternative solutions including cost, replacement costs, schedule and quality impact.

➤ Constructability Review

Our team will review the design in progress to determine its efficiency in the physical application. We also use this as an opportunity to verify the details are consistent with industry practice so bidders propose efficiently. We will review design documents for thoroughness and completeness. We will evaluate proposed materials, systems and product delivery and discuss alternatives with the project owner and/or architect. We will solicit third party input as it relates to building, materials and constructability. We will provide valued alternatives for ease of application. We will solicit subcontractor input relative to specialty scopes, specifically piping, equipment, HVAC and electrical. We will then use this feedback to prepare the final project cost estimate. We anticipate delivering several budgets over the course of the project, these budgets will allow us to better assist the design team to ensure that the project scope and methods are appropriate given the budget timeline and schedule.

➤ Creation of a GMP

As the plans progress, we will continue to perform budgets as necessary with the intention to provide a guaranteed maximum price (GMP) within four weeks of the construction documents being 70% complete, for each project within the overall bond scope.

How does this benefit the Garden City Aquatics Center?

We strive to get the GMP right, the first time. We don't try to set the GMP at the expectation of the client but rather provide the price that we think the construction warrants. When prices are initially set too high, the client may have to cut items out of the scope in order to get the price lower. When the price is too low, change orders are more frequent and the job goes poorly.



Project Approach

PRECONSTRUCTION SERVICES - SUBCONTRACTORS AND SUPPLIER PROCUREMENT

While Dondlinger is able to self-perform many divisions of work, our organization is aware that it is only through the collaborative efforts of many first-rate organizations that an overall successful project can be achieved. Keeping this at the forefront of our business approach has enabled us to create lasting, valuable relationships with subcontractors and material suppliers throughout the Garden City area and beyond.

Dondlinger understands that you rely on our expertise and knowledge of the construction industry to manage the project's inherent risks. Early on in your project, subcontractors can supply our preconstruction team with valuable market information that may offer innovative design solutions and value-engineering options. When the time arrives to begin procurement activities, our preconstruction team compiles a list of suitable subcontractors for all necessary trades and specialty divisions for review with the project team. After reaching a consensus, Dondlinger advertises the bid, following guidelines established with you.

Upon receiving all qualified bids, we interview subcontractors to determine the scopes of their proposals and to reveal any inconsistencies. We re-evaluate the status of the firm (office and field resource availability, current workload, recent experience) as well as their proposal (cost, level of quality, sub-subcontractors proposed, materials suppliers, schedule means and methods to accomplish the work, etc.). Dondlinger will then make a recommendation to you based upon this analysis.

How does this benefit the Garden City Aquatics Center?

We understand our strengths and those of the subcontractor community. We will utilize the relationships that we have made over the years to leverage the talents of the subcontractors ensuring that we meet the design criteria while assuring the highest quality and limiting change orders throughout the project.

PRECONSTRUCTION SERVICES - VALUE ENGINEERING

Value Engineering is a multi-disciplined approach that considers all components and systems of an aquatic center, ultimately improving the relationship between value and function. It is an on going process that allows the project team to maximize every dollar spent, without sacrificing operational efficiencies or design intent. Critical steps that will be undertaken by the project team towards achieving the project goals may be:



ANALYZING

all the project's requirements to achieve the most cost-effective solutions



APPLYING

best practices and "lessons learned" from many years of experience



PROVIDING

detailed cost analyses to properly balance function vs. long term investment



EVALUATING

maintenance expenditures vs. initial investment



LEADING

the value engineering process and always acting with your best interest in mind



Project Approach

BIDDING PERIOD SERVICE

Our success is only possible with the support of great project partners. We take pride in our ability to assemble the best teams possible for our clients using highly-skilled and qualified subcontractors, suppliers and vendors.

PREQUALIFICATION

The prequalification process is unique to every project taking into account several factors including size / contract amounts of projects previously completed, current labor force, financial, and insurance and bonding capacities.

Most importantly, we talk to their references to determine if they will be good partners and team players. This helps determine if they will be open to the best interest of the project as a whole versus a what is best for 'Me' mentality.

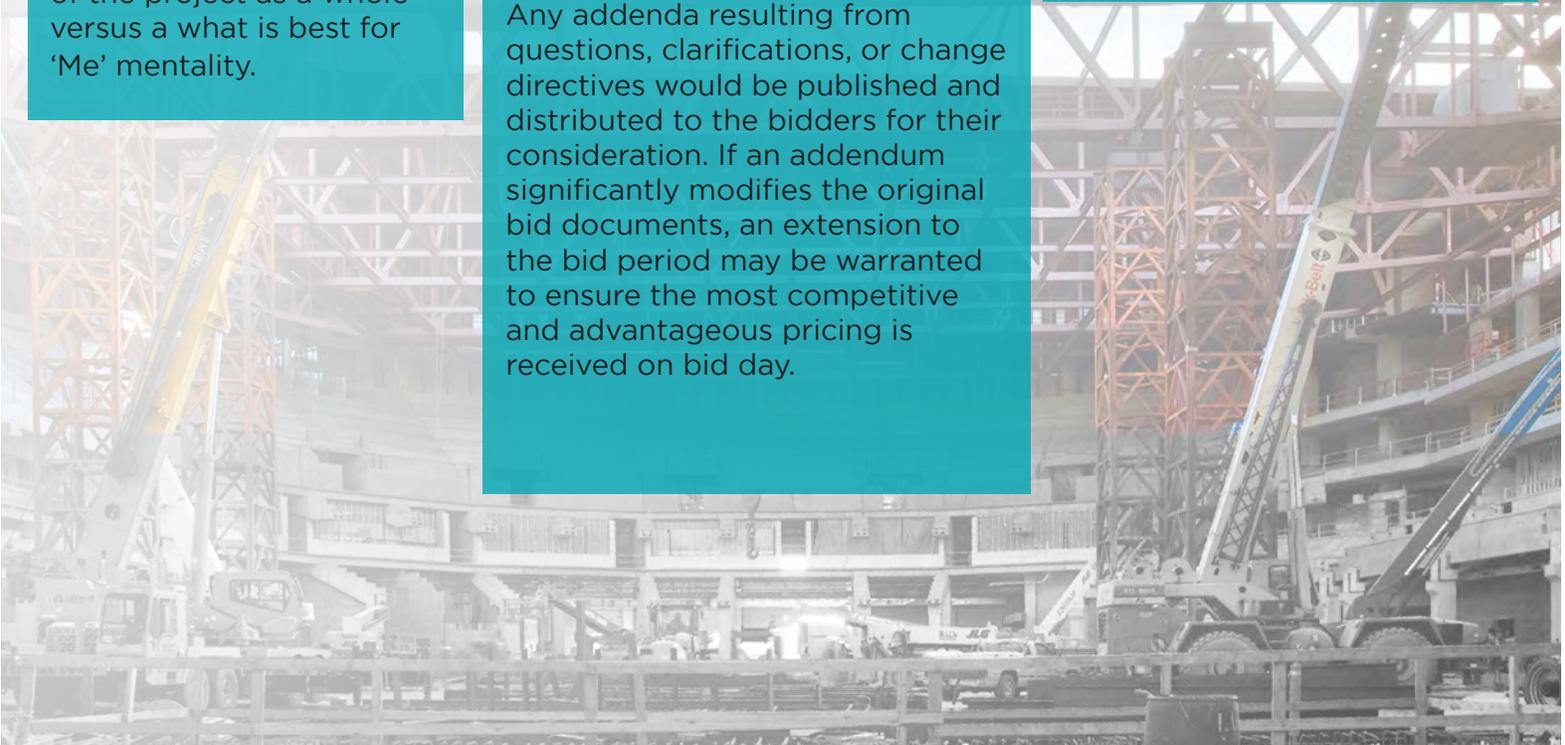
BIDDING PROCESS

Dondlinger utilizes iSqFt and our own extensive database of subcontractors and suppliers to create interest in the project. In order to award the work to a qualified subcontractor we make it a point to clearly communicate each job in terms of scope, schedule, cost, and quality. By addressing these details of the work, our bid packages produce reliable bids from qualified subcontractors and suppliers and help reduce contingencies. Bidders are provided a sufficient timeframe to generate their prices and pose any further questions to Dondlinger.

Any addenda resulting from questions, clarifications, or change directives would be published and distributed to the bidders for their consideration. If an addendum significantly modifies the original bid documents, an extension to the bid period may be warranted to ensure the most competitive and advantageous pricing is received on bid day.

BID EVALUATION

After opening the bids, the apparent low, responsible bidder will be determined for each scope category. After successfully analyzing the bids to confirm that they meet the project requirements, an award recommendation will be made with the Owner and Design Team based upon lowest price, highest quality, or any other criteria that the team determines. Dondlinger will then issue a notice of intent to the successful bidders prior to issuance and execution of a formal subcontract agreement.





Project Approach

SCHEDULING MANAGEMENT

The project schedule is one of the most important tools in creating a successful project. Dondlinger utilizes project schedules to analyze various project execution strategies, plan the work, manage design and preconstruction activities, coordinate subcontractors, manage manpower and equipment resources, monitor progress and actively manage the work. Dondlinger utilizes Primavera P6 scheduling software. Schedules developed with this software utilize the Critical Path Method (CPM) of calculation. Our project schedules develop design, permitting, procurement, off site fabrication, training and closeout activities in great detail, and fully integrate them into an overall project schedule.

Preconstruction Scheduling Management

Upon award, we will expand on the schedule and promptly issue the preliminary schedule. The schedule will then be finalized as preconstruction progresses and subcontractor input is gathered. Because the preconstruction period is as important to the timeline of the overall project, our schedule will include a preconstruction section that incorporates the mini-milestones set forth for design stages, including; concept drawings, schematic design, design development, and ultimately construction documents. This provides constant awareness for all team members of necessary finish targets. The initial baseline schedule will also include activities for environmental permit approvals, mobilization, and integration with early construction activities.

Procurement activities will be included in all construction schedules, including fabrication and delivery of long-lead materials, prefabricated assemblies and components, and major equipment items. In fact, there may be a need to release order of the pool equipment early due to traditionally long lead times. The activity coding structure will include the ability to group and sort by responsibility and work area.





Project Approach

Construction Scheduling Management

Dondlinger Construction employs a number of tools to implement and maintain aggressive schedules at the beginning of the project and we believe strongly in the power of planning and communication. We use proactive schedule management to address specific delays (such as unforeseen circumstances, manpower issues, subcontractor performance, weather, or design changes) when they occur to prevent slip to the overall schedule. This initiates positive momentum towards meeting project schedule parameters and generates a buffer against future schedule challenges. We continually analyze our schedule logic to identify unnecessary constraints and establish alternative sequencing to alleviate them.



To ensure close day-to-day coordination of preconstruction activities, self-performed work and all subcontractor activities we use weekly updates to two-week look ahead narratives. Beginning at the construction phase, these are reviewed with the construction team in detail on a constant basis to continuously reinforce the project execution plan and immediately address any necessary corrective actions for specific delays. To flush out any emerging coordination, safety or schedule issues, our superintendent holds daily pre-work meetings with trade foremen, and field personnel to discuss the activities that will take place during that day.

We continually monitor progress, including off-site fabrication and delivery activities of long-lead items, to identify any impending or actual slippage at the earliest possible stage, and then take aggressive action to correct it. The resulting actions focus on solutions with the most impact on the critical path, and may include additional manpower, extended work hours, supplementing or replacement of subcontractor workforces, temporary measures, alternative materials, extraordinary material expediting strategies, and acceleration of other project activities to ultimately make up lost time.

Our management approach is designed to eliminate “momentum fade” in the project completion stage. We begin planning and organizing for training and project completion activities at the very beginning of the permitting and planning phase. Effective quality management processes address issues proactively, not allowing them to accumulate. We use a focused, disciplined process to organize and implement all project completion activities.

How does this benefit the Garden City Aquatics Center?

Our team is going to work with Confluence, Garden City, and our suppliers and subcontractors to provide an aggressive and achievable schedule. We will update that schedule throughout the project to ensure that we minimize the disruption and ensure proper team communication. One of the biggest concerns on projects like these is the accelerated schedule. We have successfully worked with accelerated scheduling on multiple projects. The Wichita State University Shocker Hall dormitories was a project that was completed in thirteen months, during one of the wettest summers on Kansas record. We successfully completed that job on time with no injuries or accidents. We will take that experience and apply it to this job to ensure that the schedule is met.



Project Approach

CONSTRUCTION SERVICES

Our Construction Management approach is centered on providing a collaborative work environment that fosters continuity from design through occupancy and leverages our expertise in construction. The Construction Manager And Project Managers responsible for this project will be involved from the start of design until project closeout to ensure continuity of design and construction.

Prior to starting their work, Dondlinger project personnel will hold preparatory meetings with each subcontractor and Dondlinger & Continental Pool's construction team. The project manager and/or superintendents will conduct the meetings and discuss all aspects of that scope of work, including manpower, equipment, materials, sequencing, safety, and quality control. Quality control inspections of subcontractor work will be conducted to assure compliance with the project's contract documents. By following this procedure, we will eliminate needless rework, while maintaining project efficiency for all team members.

Third party independent inspections and testing requirements will be established and formally scheduled. Initial inspections will reinforce procedures discussed during the subcontractor preparatory meeting, and confirm that quality of workmanship are being followed.

Upon completion of a subcontractor's work, Dondlinger Construction will conduct pre-punch lists of the completed work ahead of the design team representatives to ensure quality standards have been met. We will work closely with our subcontractors to promptly remedy any deficiencies prior to design team inspections.

Dondlinger believes that the best way to provide a safe working environment is to integrate safety procedures into everything we do. With this approach, safety becomes a part of our everyday culture and thinking rather than an undesirable activity that has to be done. This integration starts by personally setting the example with our own staff. Because Dondlinger has followed this standard for many years, the subcontracting community is already familiar with our expectations and readily comply. For this reason, most of our subcontracting community now have the same mindset and take safety as seriously as we do. This continues throughout the project via daily tool-box talks, safety orientation, safety monitoring, and continuing education.





Project Approach

Project Hierarchy

The project manager will report directly to the construction manager. The project manager will be the highest-level manager responsible for the overall construction activities onsite, including production, quality and safety.

We plan for an additional project manager specific for the piping and equipment associated with the aqua park. This project manager will have a focus on the piping and equipment package, but will also be available to assist the Project Manager with other duties that may be a good fit. The Piping and Equipment Project Manager will report directly to the Project Manager.

The project manager will coordinate the administrative functions of the project including scheduling, submittals, document management, and coordination. He will also delegate and coordinate the activities of his field personnel to further increase the focus on individual aspects of construction. The site superintendents, and the safety officer will report to the project manager. The site superintendent will lead all on site production efforts and manage all trade subcontractors. The scope specific superintendents will report to the project superintendent.

Subcontractors will play an essential role in the Aquatics Center. Dondlinger Construction takes a proactive approach to subcontractor management. While other activities and planning initiatives will be necessary to accomplish the work, awareness of the significant phases of work identified will help to keep the overall job in perspective. This is essential for full and open communication, which ultimately leads to successfully delivering the project.

Project Processes

We will utilize Dondlinger's project management software as an integral part of our project delivery system. Access to all relevant project documents will be made available to all team members. Accessible electronic files will include contract documents, submittals, inspection records, requests for information, quality control reports, deficiency logs, punch lists, project schedules, photographs, and progress meetings. The electronic exchange site will be kept current as the project progresses. The following is a brief description of how our project management systems handle related processes:

Request for Information

All internal requests for information are recorded within Dondlinger's project management system and tracked through the review process until final resolution. Copies of resolved RFIs are distributed and made available electronically to all project team members.

Testing and Inspection Reports

Project testing and inspections will take place as required by the contract documents. These reports will be made available electronically to all project team members.

Progress Meetings

During construction, we hold bi-weekly Owner-Architect-Contractor (OAC) project meetings to discuss critical project issues. Representatives from Garden City will be invited to attend. Dondlinger will generate and distribute all meeting minutes and the current progress schedule to all project team members within three working days of the meeting.



Construction Manager At-Risk Services
Garden City Aquatics Center



Project Approach

Shop Drawings & Submittals

Dondlinger uses electronic files to receive, edit, review, and approve shop drawings and other submittals. This process improves the response time, benefits the project schedule, and helps to maintain an organized and accessible completed submittal log. Our team will carefully coordinate with subcontractors so that submittals are processed on time to support fabrication and delivery schedules. A detailed project submittal log will be used to track and coordinate all submittal requirements with the design team, subcontractors and vendors.

Contract Completion and Closeout

At several stages during construction, review meetings will be held with the major subcontractors, which lay out the plan for completing the project. We address such issues as systems startup, O&M manuals, end user training sessions, as-built drawings, keys, and any other outstanding deliverables need to be completed to close-out the project in a timely manner.

As-Built Documentation

The current field record set of drawings will be kept on site to reflect changes to the final design. Upon completion of the project, the as-built files will be delivered to the end user for their record.

POST CONSTRUCTION SERVICE

Construction is now complete, and the new complex is ready to 'wow' aquatic guests new and old alike. Once you are a Dondlinger / Continental partner, you are a partner for life. Our approach to post-construction services helps guarantee that the final days of construction flow seamlessly into the turnover of your facility. Prior to completion of each component, we will do a walkthrough with both the owner and the architect to ensure that the workmanship meets your expectations.

Our project team will coordinate turnover and commissioning activities of the Aquatics Center upon completion of all construction activities. We will enlist the participation of other key project stakeholders such as our piping and equipment project manager in an effort to ensure that all systems are thoroughly explained and facility personnel and staff are properly trained on their operations.

Manuals used to operate and maintain the newly installed equipment and building product literature will be compiled and presented to facility operations personnel. Our project personnel, as well as our subcontractor's personnel will be made available for initial review of building equipment operations and product review and training.

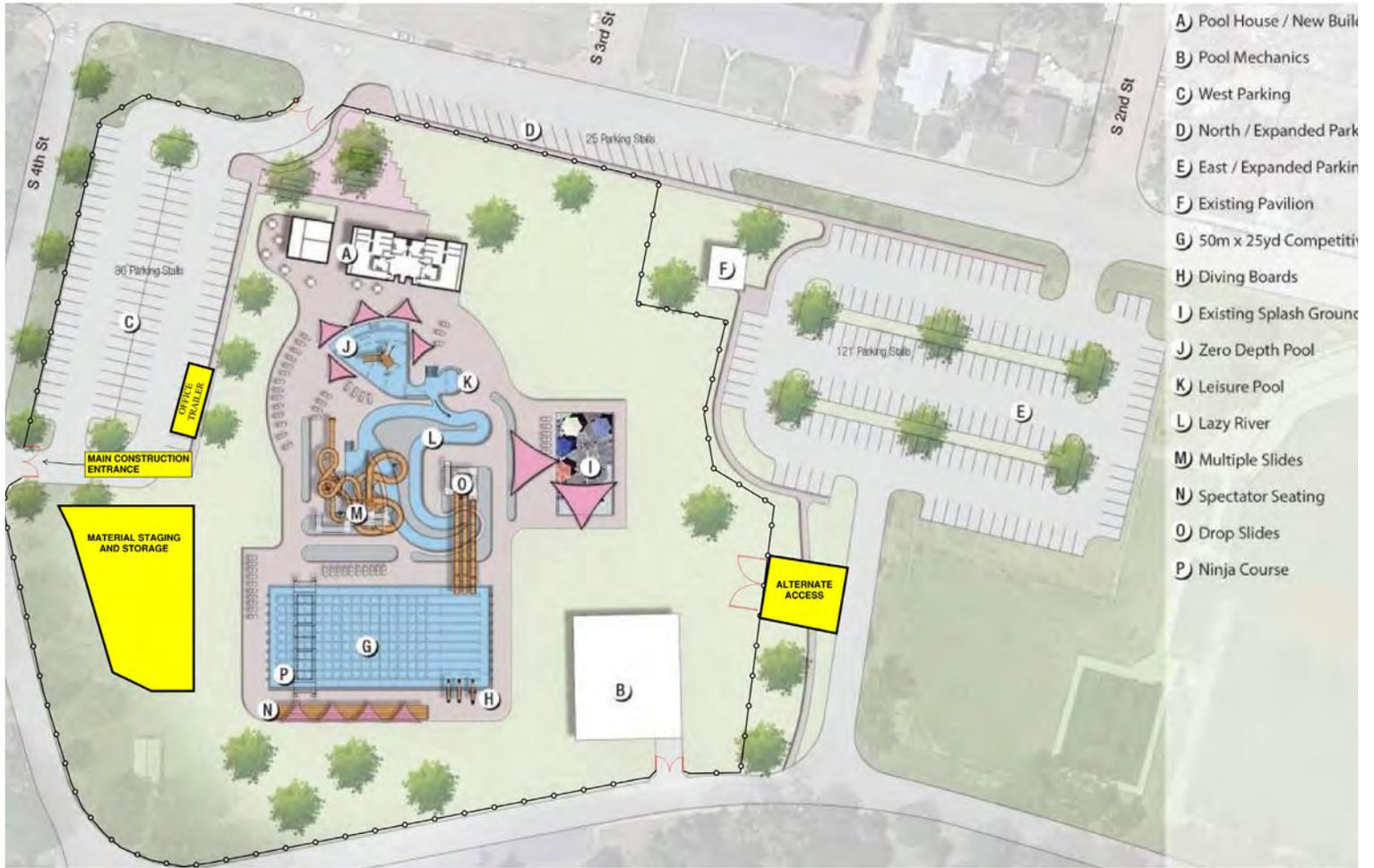
In addition, our services will include leading the season beginning pool and equipment startup as well as the end of season winterization. We also intend to come back and monitor your facilities staff during their startup and winterization during the 2nd season and will be prepared to assist if necessary.

How does this benefit the Garden City Aquatics Center?

The City of Garden City will have constant information related to the project. The team that is assigned to this job is second to none and the strength of the team is communication. We manage the work product from step one and ensure a high-quality project throughout its duration.



Phasing & Site Logistics



All projects require careful thought and planning in order to ensure proper execution during construction. Our project superintendent, concrete superintendent, and piping & equipment superintendent will lead the success that you will enjoy watching each day. This on site leadership team develops strict planning and logistics maps that drive efficiency and quality. The intent is to instill the same motivation and drive into all active participants, suppliers and subcontractors that our own personnel are following. It takes a team to be successful. Each and every subcontractor and supplier are a part and must feel a part of this team.



GMP Process



Having Dondlinger and Continental Pools involved in the preconstruction workshops, will be a major benefit to the project when it comes to product selection, detailing efficiencies for constructability and overall project scope. Open dialogue workshops with all parties participating is the key to success

We work through a process that starts with a preliminary control budget and results in the Guaranteed Maximum Price (GMP).

We start with Budget Development and Estimating. Our team will perform product and materials comparison pricing for the design team to assist with the final product selection and incorporation into the design. We will also create detailed project estimates utilizing On-Screen Takeoff and RIB MC2 estimating systems that will be discussed in detail with all members of the project team. We will review in detail the cost estimate with the project team.

While the budget is being developed we will be evaluating Value Engineering Options, Constructability and Risk Analysis for the project to be reviewed with the project team. This multi-disciplined approach considers all building components and systems improving the relationship between value and function. This is an on-going process that allows the project team to maximize every dollar spent, without sacrificing operation efficiencies or design intent.

We also use this as an opportunity to verify the details are consistent with industry practice so subcontractors propose efficiently. We will review design documents for thoroughness and completeness.

As the plans progress, we will prepare costs models as necessary, to ensure the project design and constructability stay in line with the available budget. In line with planned progression our cost model updates will become more and more refined with the goal to minimize the number of allowances at the GMP stage. **Our intent would be to provide a guaranteed maximum price within four weeks of the construction documents being 70% complete.**

The CMAR contingency amount will be finalized as part of the GMP. The value will be proportional to the amount of scope yet to be finalized but anticipated for. We expect that amount to be no more than 2.25%.



Quality Control

With respect to coordinating the work of project subcontractors, we will establish a Quality Control Program for the Garden City Aquatics Center. We will work to ensure that the project team members and trade contractors understand the design intent and technical aspects of the project. It is important that there is a common understanding of the details, specifications, performance criteria, constructability issues and practicality required to execute the project. Our Quality Control Program emphasizes this comprehensive understanding, ensuring a top quality project.

Each quality control program is individually developed based on the specific needs of the project. Starting with a formal project quality planning session, stakeholders are brought together for the purposes of gaining a group commitment toward achieving each of the project objectives. Throughout the delivery of the project, several methods are used to help ensure success. These strategies include:

Trade Coordination

As part of the contract award process with contractors, we provide additional clarification of responsibilities and expectations beyond that provided by the standard plans and specifications. A well informed team is the best way to ensure a quality work product. The complexities involved in waterpark construction cannot be overstressed.

Utility Coordination

We plan to communicate, share information, and interact productively with all applicable stakeholders regarding any utility adjustment and relocation during all phases of this project. We have built excellent working relationships with the local utility companies and have in-house underground utility specialists that can be called upon during this project. We will keep the utility company representatives up-to-date on the progress of the design and construction schedule allowing them to plan their resources to ensure their efforts are efficient, any relocations are completed on time, and to avoid re-work.

Shop Drawings and Sample Reviews

Timely submission and review of shop drawings, technical data, and samples is crucial to helping contractors accomplish their objectives. Individual trade logs will be used to monitor the completeness and timely submission of shop drawings, samples and required technical data by contractors. The pool equipment data is a specific item that will require multi trade coordination involving pre-work meetings and discussions to assure 'build-once/build-best' mindset.

QC Checklists

Trade and building system-specific check lists are confirmed in advance and then used by Dondlinger to monitor and measure the quality of work on a weekly or, if necessary, on a daily basis. Sometimes these checklists are simple submittal product data. Other times they are detailed equipment checklists.

Punch Lists

Conducting regular project walkthroughs with the Owner and design team representatives during construction and following up with the issuance of punch lists for non-conforming items are effective strategies to help ensure that project quality is maintained during the progression of the job. These processes, called pre-punch, will also streamline the completion and closeout of the project since any deficiencies are handled proactively while the contractors are mobilized and equipped to address and/or correct their workmanship.

Preconstruction Meetings

Before a contractor starts work on the site, our team will conduct a preconstruction meeting with the contractors in order to review scope, quality, and safety expectations. Everyone that completes the orientation will receive a project specific hard hat sticker that are identity specific. In addition to normal project meetings, any logistical concerns, MEP coordination, and system start-up are handled via special meetings.



Self-Performed Work



Our ability to self-perform fundamental scopes of work enables us to set the tone and pace for construction, helps to control project costs, and establishes standards for quality and safety. Over 230 highly skilled employee-owners provide us with increased flexibility to respond to project and scope changes by being able to deploy as many resources as necessary to get the job done.

Additionally, since we have worked in and around the Midwestern Kansas area for over 122 years we have firsthand knowledge of the effort required to complete these trades under a variety of project conditions which allows us to accurately schedule work, and enables our personnel to better monitor cost, quality and schedule.

Aside from our substantial labor resources, we also own and operate a variety of equipment that can be utilized for any phase of the work. These resources are all available when called upon.

We will competitively bid all scopes of work whether it is a scope that we can self-perform or not. If we are not the low bidder and the other bidders are qualified to perform the scope and can meet the schedule, we will award them the work in conjunction with the Owner.

For those areas of work that we self-perform, we will obtain multiple bids on all material purchases from specialty subcontractors as well as major pieces of equipment that will be required. Additionally, all of our labor rates will be outlined in the contract, meaning the majority of the risk to the owner would be bid out and, additionally, the Owner has the work performed at a cost rate and with mark-up far less than that of traditional subcontracting.

SELF-PERFORMED CAPABILITIES

Rough/Finish Carpentry

Hardware and Specialties

Existing Structural Repairs

Dewatering

Waterproofing

Excavation

Demolition

Underground Utilities

Drywall

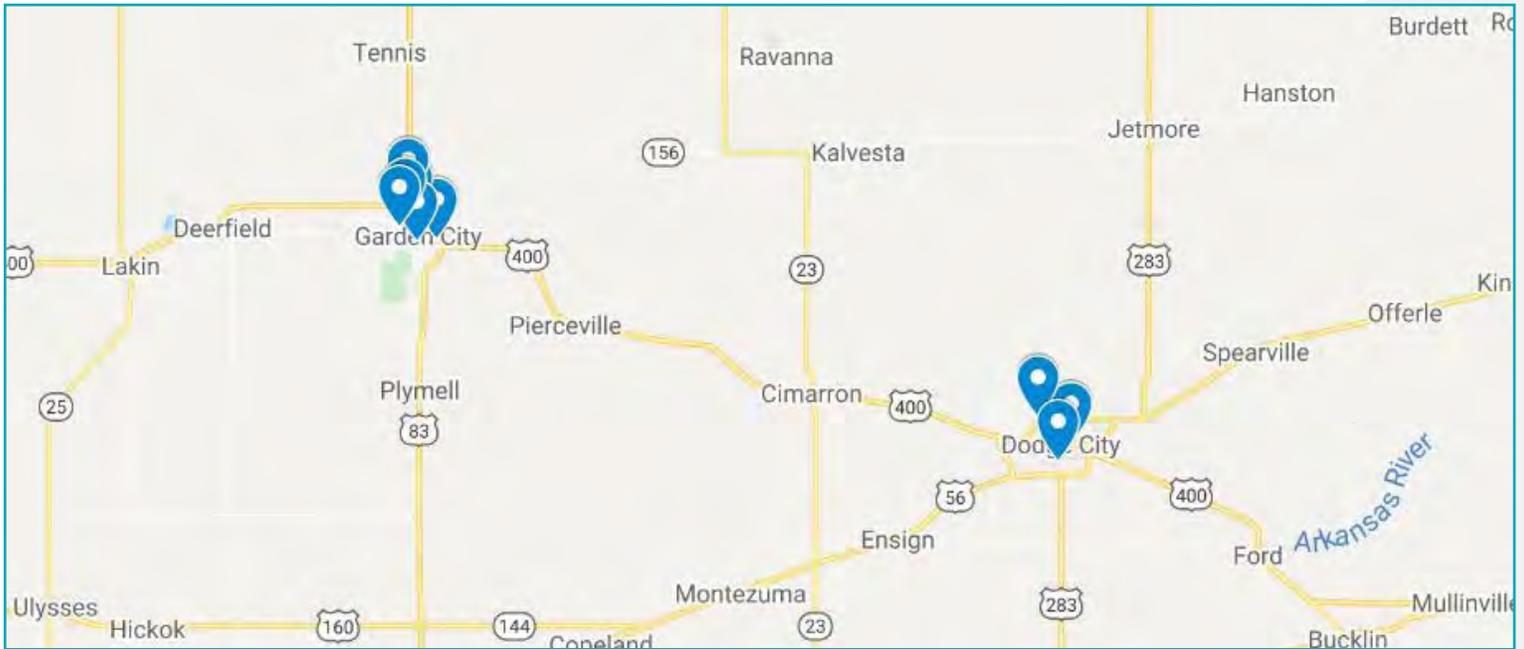
Cast-In-Place Concrete

Steel Erection

Earthwork

Work with Local Businesses

We take pride in our ability to assemble the best teams possible for our clients using highly-skilled and qualified subcontractors and suppliers. Both will play an essential role in the preconstruction and construction of The Garden City Aquatics Center. After talking with potential subcontractors, we know that there will be a great amount of interest in the multiple scopes of work that will come with this project. We will use our subcontractor network along with electronic construction leads software to generate interest in the project. We understand the pride one takes in participating in projects that have a direct impact on their community, and will support the use of Garden City involved subcontractors, suppliers and vendors as best we can.



The above map is a visual representation of our support for the local community within our projects. The place marks above are the locations of the following vendors that we currently have strong working relationships with in the Garden City area.

Company	Location
LCI Services Inc.	Garden City, KS
3G Electric	Garden City, KS
Tatro Plumbing	Garden City, KS
L&L Floor Covering	Garden City, KS
Central Consolidated	Garden City, KS
J and R and Company, Inc.	Garden City, KS

Company	Location
Dodge City Concrete, Inc.	Dodge City, KS
Kitchens, Inc.	Dodge City, KS
Diamond Roofing	Dodge City, KS

How does this benefit the Garden City Aquatics Center?

Our preference is always to work with the extremely talented and qualified workforce in and around the Garden City area. We have worked in Western Kansas and we believe we have the right local connections to utilize the talents that exist here in the community.



Project Safety

Safety is our number one priority and our team is ever-vigilant. We have a commitment to safety education, training, pre-task planning, administration, performance and corrective measures. All employees from executives to craft personnel and subcontractors are held personally responsible for their actions.

Our team is dedicated to providing a safe and secure working environment for our employees, subcontractors and the public. We ensure our job sites are safe, secure, and clean throughout the duration of your project.

Safety on our projects is never sacrificed for production gains; rather we consider safety an integral part of quality control, cost reduction, and job efficiency. We have achieved a high level of safety consciousness and we are proud of our individual achievements in accident prevention. Our safety and health programs have allowed us to maintain safety records that are consistently below the industry standard.



EMPLOYEE SAFETY TRAINING

Our personnel are trained to identify and mitigate hazards we manage and supervise including trades that we not only self-perform but also those that we subcontract. The baseline safety training that is provided to project team members is OSHA-10 hour training for superintendents. In addition to OSHA training, Dondlinger prepares a site/project specific safety plan for its projects that serves as a safety orientation program. Every person who is going to be at the job site is required to receive this training on their first day prior to the commencement of any work.

The site-specific program is developed by Dondlinger's Safety Director, the Construction Manager, Project Managers, and Superintendents along with the owner's designated representative. Our team will incorporate your policies and procedures including, but not limited to, parking restrictions, site access, security, deliveries, overall logistics, emergency procedures, and existing facility or client-specific safety regulations in effect for the project into the orientation program as well.





Project References

Delivering great customer service is a cornerstone of our business. We are proud of our company's high rate of customer satisfaction as demonstrated by repeat business and client referrals. We encourage you to contact the following design professionals and owners from our previous projects regarding our qualifications for your project.



PROJECT: MARK ARTS MARY R. KOCH ART CENTER - WICHITA, KS

Katy Dorrah, Executive Director

316.932.180

Katy@MarkArtsKS.com



PROJECT: THE ALLEY ENTERTAINMENT CENTER - SALINA, KS

PROJECT: THE ALLEY ENTERTAINMENT CENTER - HUTCHINSON, KS

PROJECT: THE ALLEY ENTERTAINMENT CENTER - WICHITA, KS

Cathy DeSocio, Owner (JOMA Bowling Company)

316.636.9494

desocioca@aol.com



PROJECT: WICHITA COUNTRY CLUB POOL COMPLEX - WICHITA, KS

Brian White, General Manager

316.634.2882

bwhite@wichitacountryclub.org



PROJECT: SPLASH PARK AND PAVILION - GODDARD, KS

Brian Silcott, City Administrator

316.794.2441

bsilcott@goddardks.gov



PROJECT: WICHITA HIGH SCHOOL SOUTHEAST - WICHITA, KS

Luke Newman, Facility Division Director

316.973.2010

lnewman3@usd259.net



Project References

Delivering great customer service is a cornerstone of our business. We are proud of our company's high rate of customer satisfaction as demonstrated by repeat business and client referrals. We encourage you to contact the following design professionals and owners from our previous projects regarding our qualifications for your project.



PROJECT: IOLA MUNICIPAL SWIMMING POOL - IOLA, KS

Berkley Kerr, Parks & Cemetery Superintendent

620.365.4930

berkley.kerr@cityofiola.com



PROJECT: SPRING HILL AQUATIC CENTER - SPRING HILL, KS

Brian Peel, Park Superintendent

913.592.2214 ext. 101

brianp@springhillrec.org



PROJECT: YOUNG'S PARK - OVERLAND PARK, KS

Bryan Tobin, Interim Director

913.327.6390

bryon.toben@opkansas.org



PROJECT: PLAINVILLE AQUATIC CENTER - PLAINVILLE, KS

Kelli Hanson, Former Mayor

785.737.3554

khansen@dessinfournir.com



Project Team

OWNER
THE CITY OF GARDEN CITY

DESIGN TEAM
Confluence Architecture

CMAR CONTRACTOR
Dondlinger / Continental Team

Troy Kapels
Vice President/Construction Manager

Greg Anderson
Preconstruction Lead

Adam Doll
Project Manager

Clark Jones
Safety Director

Clark Waage
Piping & Equipment Project Manager

Adam Helten
General Superintendent

Dan Doll
Piping & Equipment Superintendent

Jared Brand
Concrete Superintendent

Resumes for the above listed personnel can be found starting on page 53 of this RFQ.



Project Team

PERSONNEL INVOLVED IN THE GARDEN CITY AQUATIC CENTER

- 1 CONSTRUCTION MANAGER**
- 2 PROJECT MANAGER**
- 3 SUPERINTENDENT (ON SITE)**
- 4 ESTIMATORS**
- 2 SAFETY**
- 2 ACCOUNTING**

Quality Control is the responsibility of everyone on site, managed by our project team.

CONTINENTAL POOL PERSONNEL

- 2 PROJECT MANAGERS**
- 3 SUPERINTENDENTS**
- 1 ASSISTANT SUPERINTENDENTS**
- 2 ESTIMATORS**
- 1 SAFETY**
- 2 ACCOUNTING**

We utilize external counsel.

Quality Control is the responsibility of everyone on site, managed by our project team.

DONDLINGER PERSONNEL

- 18 PROJECT MANAGERS**
- 34 SUPERINTENDENTS**
- 8 ASSISTANT SUPERINTENDENTS**
- 8 ESTIMATORS**
- 4 SAFETY**
- 8 ACCOUNTING**

We utilize external counsel.

Quality Control is the responsibility of everyone on site, managed by our project team.



CMAR Experience

Utilizing Dondlinger Construction as the CMAR early in the design phase ensures a collaborative and inclusive environment. Our preconstruction team will work diligently to understand the needs and operations of Garden City and help develop detailed work plans taking into account factors that will enhance efficiencies and quality of the project. We will work closely with the architect to address constructability, value engineering items, and schedule early on in the design process. As the project progresses we will continually look for ways to enhance quality and save Garden City time and money by incorporating previously successful techniques into this project. Our experience of completing projects with similar scopes, our previous aquatic experience and our ability to work safely on active sites puts us ahead of the competition and able to quickly, successfully, and safely deliver this project.

IN THE PAST FIVE YEARS MORE THAN 60% OF OUR WORK HAS BEEN CMAR

In order to appropriately show our experience in working with projects like yours, we created the chart below. It shows our similar project experience taking into account the features that were presented in the RFQ.

Project Name	CMAR	Pool / Zero Entry Pool	Competition Lane Pool	Splash Pad Zone	Bath / Club House	Mechanical Building	Shade Canopies
Wichita Country Club Pool Complex Wichita, Kansas	X	X	X	X	X	X	X
Splash Park and Pavilion Goddard, Kansas	X			X	X	X	X
Wichita High School Southeast USD 259 Wichita, Kansas	X	X	X		X	X	
Wichita High School South USD 259 Wichita, Kansas			X		X	X	
Wichita High School Heights USD 259 Wichita, Kansas			X		X	X	
Gardner Aquatic Center Gardner, Kansas		X		X	X	X	X
Clay Center Aquatic Park Clay Center, Kansas		X	X	X	X	X	X
Sabetha Aquatic Center Sabetha, Kansas		X	X	X	X	X	X
Hesston Aquatic Center Hesston, Kansas		X	X	X	X	X	X
Burrus Old Mill Park Overland Park, Kansas				X	X	X	X



Western Kansas Experience



DaVita Garden City Dialysis Center

Dondlinger Construction has been building in Western, Kansas since the early 1960's starting with the Power Plant in Garden in 1962 and continues to help create new amenities and infrastructure throughout the western plains. Dondlinger has been in Kansas since 1898 and has been headquartered in Wichita since 1925. Our employees have a vested interest in the communities they help construct because they live, work, play and grow in them.



Clark County Lake - Dam Improvements



Liberal Airport - Rehabilitate Taxiway 'A'



US 50 - Bridge and Roadway Reconstruction



Aquatic Experience

Wichita Country Club Pool Complex Renovation



Described by country club members as ‘Our Little Slice of Paradise’ the resort-style pool and updated pool house replaced the original pool and facility that was built in the 1950’s.

The new complex includes a five lane competition pool complete with a diving board that is home to the country club’s “Gator” swim team. There is a second zero entry pool with two umbrellas, pool bubblers and a water slide for members to enjoy. Cabanas are available for those that are avoiding the sun and open lounging is available for those that want that summer tan. There is a half-court fenced basketball area and a playground in the complex as well. The owners wanted to keep the aesthetics of the original pool house but update it to meet the needs and standards of their current members. The wood ceilings throughout the pool house are original from the 1950’s facility. The renovated pool house offers a full service restaurant and bar, men and women’s locker rooms and spa-like bathrooms. The updated terraces and walkways create better flow from the pool house to the pool complex.

LOCATION

Wichita Country Club
Wichita, KS

PROJECT SCHEDULE

09/2015 - 05/2016
Completed On Time

DELIVERY METHOD

CMAR

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$3.4 Mil



Aquatic Experience

Wichita High School Southeast



Wichita High School Southeast is the City of Wichita's first comprehensive high school to open in nearly 40 years. The massive 340,000 SF school was built in 20 months and was completed on time during one of the wettest summers in Wichita history; more than 28 inches of rain fell. The school is divided into four main areas: a two-story academic wing, a two-story technology plaza, a fine arts area and a physical education and athletic complex. It features a "main street" hallway concept to allow easy access from one side of the school to the other, a 900-seat auditorium, a fine arts suite, and a library with seating for 100 students. Glass walkways join classroom wings on the second level. The athletic complex boasts a gymnasium with walking track, a practice gym, wrestling and weight room as well as multiple coaches and training rooms. The athletic improvements include a 9-lane running track, synthetic turf football field with an under-drain system, 8 post tension tennis courts with bounce wall, 1 baseball field, 1 softball field, 2 grass football practice fields and 2 grass soccer fields.

The aquatics portion of the project includes a six lane competition swimming pool with dive stands and spring boards. The auxiliary spaces include a separate filter and equipment room, dehumidification equipment, and locker rooms for boys, girls and coaches.

LOCATION

USD 259
Wichita, KS

PROJECT SCHEDULE

11/2014 - 08/2016
Completed On Time

DELIVERY METHOD

CMAR

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$60.0 Mil



Aquatic Experience

Wichita High School South



The project bids initially came in over budget. As low bidder we attended preconstruction workshops to come up with a list of value engineering opportunities that ultimately got the project within budget and started on time.

This project consisted of two major additions and two renovations and was part of the 2008 Wichita Public Schools bond issue. The renovations occurred during the summer months while students were out of school. The renovated areas include an updated FACs and Culinary arts room, digital photography classrooms, weight room, vocal room and clay/pottery studio and a room devoted to their new fire-science program. The additions included a new music and arts addition with a safe room. The music suite includes vocal and instrumental music rooms, an ensemble practice room, offices and storage. The athletic addition includes a pool, wrestling room, 2,400 seat gymnasium with indoor walking track, locker rooms, concessions, support rooms and a second safe room.

The aquatics portion of the project includes a six lane competition swimming pool with dive stands and spring boards. The auxiliary spaces include a separate filter and equipment room, dehumidification equipment, and locker rooms for boys, girls and coaches.

This project was completed while school was in session.

LOCATION

USD 259
Wichita, KS

PROJECT SCHEDULE

11/2011 - 08/2013
Completed On Time

DELIVERY METHOD

Design-Bid-Build

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$14.2 Mil



Aquatic Experience

Wichita High School Heights



The renovation and addition at Wichita High School Heights was part of the Wichita Public Schools 2008 bond issue. The renovation included updating the library, expanded office spaces, an updated weight room, and classroom wings. We also performed a major FACs and culinary arts renovation.

New concessions areas and restrooms were added to the existing football stadium. A new athletic wing and fine arts wing were added to the school. New music and band rooms, classrooms, theater and stage were added to the fine arts wing. A pool, wrestling area, gymnasium with indoor running track, locker rooms, and multiple coaches training rooms were added to the athletic wing of the school. There were also two FEMA shelters added to the school.

The aquatics portion of the project includes a six lane competition swimming pool with dive stands and spring boards. The auxiliary spaces include a separate filter and equipment room, dehumidification equipment, and locker rooms for boys, girls and coaches.

This project was completed while school was in session.

LOCATION

USD 259
Wichita, KS

PROJECT SCHEDULE

10/2010 - 12/2012
Completed On Time

DELIVERY METHOD

Design-Bid-Build

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$18.4 Mil



Aquatic Experience

Aqua Splash Park



The park features more than 80 inflatable obstacles that float on a sandpit lake just south of I-235 and Seneca. For an hourly fee, people of all ages can try to maneuver through the course without falling in the lake - though that is half the fun of it. Sprinklers will help ensure that the inflatable slides, swings, ramps, wobble bridges, ladders and trampolines are slippery.

The amenities to the splash park include a sand beach, shaded parent watch areas, restrooms, concessions, and parking areas.

LOCATION

Wichita, KS

PROJECT SCHEDULE

04/2019 - 05/2019
Completed On Time

DELIVERY METHOD

Design-Build

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$375,700



Aquatic Experience

Splash Pad & Pavilion



The City of Goddard has added a new amenity for residents to enjoy in addition to their pool; a splash park and pavilion. The interactive splash park has 20 water features.

- A Mega Water Bucket fills up with water before dumping onto the platform roof and then onto anyone below
- Two Aim N Sprays that shoot out a stream of water
- A Rotating Mister that swivels to mist everyone around
- The Rotating Water Arch Bar emits streams of water from a low bar
- A Sit N Soaker that streams an arc of water from the top of the bench onto users
- A Shower Water Dome that spreads water over the outside of the dome before showering users below
- Two Water Bugs emit streams from a low cap on the ground

The park also features a playground, two separate shade sail covered seating areas and a wooden pavilion structure.

LOCATION

Goddard, Kansas

PROJECT SCHEDULE

09/2017 - 03/2018
Completed On Time

DELIVERY METHOD

CMAR

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services
Value Enhancement Review

CONTRACT VALUE

\$894,600



Aquatic Experience

Gardner Aquatic Center



A small municipal swimming pool coupled with exponential growth prompted the city to construct a new cutting edge recreational facility.

Minor renovations were completed on the original swimming pool facility with new construction of the water park adjacent and integrated with the original pool. Special amenities include zero depth entry pools, an active in-water play area, lazy river, multiple water slides, floatable walk, climbing nets, spray grounds, and a tot pool.

LOCATION

Gardner, KS

PROJECT SCHEDULE

2006-2007
Completed On Time

SERVICES PROVIDED

Construction
Post Construction Services

CONTRACT VALUE

\$3.8 Mil



Aquatic Experience

Clay Center Aquatic Park



This aquatic park replaced an aging 60 year old municipal swimming pool. The new pool has over 4,000 square feet of water surface with zero depth entry. The new facility includes a general swimming area, three lap lanes, a diving well, new bathhouse with concessions, water and spray features, 3 slides, a lazy river and a family slide. There is also Wi-fi access and shade throughout the complex.

LOCATION

Clay Center, KS

PROJECT SCHEDULE

2014-2015
Completed On Time

SERVICES PROVIDED

Construction
Post Construction Services

CONTRACT VALUE

\$4.2 Mil



Aquatic Experience

Sabetha Aquatic Center



The City of Sabetha, KS was previously operating an aging pool that lacked modern amenities desired by community members, and attendance was lacking. This new aquatic center has over 8,400 SF of water surface with zero depth entry. Notable features of the new park include a signature “wet bubble”, custom spray arbors, a lazy river, 2 signature slides, a lap pool, a lazy river and shade features throughout the park.

LOCATION

Sabetha, KS

PROJECT SCHEDULE

2016-2017
Completed On Time

SERVICES PROVIDED

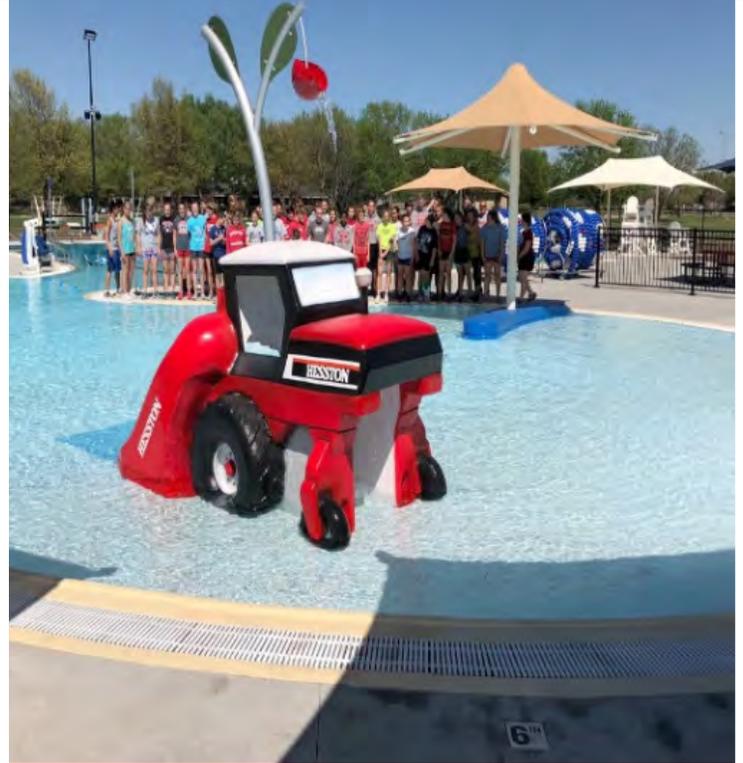
Preconstruction
Construction
Post Construction Services

CONTRACT VALUE

\$4.2 Mil

Aquatic Experience

Hesston Aquatic Center



This new aquatic park boast a number of new features and improvements that were not part of their original aging pool. Among those amenities are zero entry, a splash park within the aquatic center, a toddler slide resembling the Hesston Swather mascot, an 8-lane lap pool, basketball goal and side by side diving boards.

LOCATION

Hesston, KS

PROJECT SCHEDULE

2017-2018
Completed On Time

SERVICES PROVIDED

Preconstruction
Construction
Post Construction Services

CONTRACT VALUE

\$6.0 Mil



Aquatic Experience

Burrus Old Mill Park



Burrus Old Mill Park is one of Blue Springs oldest and most historically significant parks. This site is recognized as the site where Blue Springs, MO is said to have started.

The current tennis courts were removed to make way for the city's first splash pad and park. The inclusive splash park has a jungle theme as picked by citizen votes. The splash park amenities include a bath house, a picnic area, dry play area and a splash pad with multiple spray features.

LOCATION

Blue Springs, MO

PROJECT SCHEDULE

2018-2019
Completed On Time

SERVICES PROVIDED

Preconstruction
Construction

CONTRACT VALUE

\$2.5 Mil



Bonding

As shown in the figure to the right, Dondlinger Construction confirms that we have the financial strength complete this project. We have no financial conditions exist among team members that would jeopardize our ability to execute your project.

Dondlinger Construction has an excellent relationship with Chubb Insurance, our one and only bonding company since 1954, and they have always met our needs when it comes to bonding a project. Our outstanding relationship with Chubb Insurance allows us to provide competitive bond rates that could potentially translate into savings for City of Garden City.

We have no claims that have been made upon our surety since we began our relationship with Chubb Insurance Company.



Chubb Surety
10950 Grandview Dr. #400,
Corporate Woods Bldg. #34
Overland Park, KS. 66210
Phone: (913) 249-6914
Facsimile: (913) 249-6936

April 6, 2020

GARDEN CITY ADMINISTRATIVE CENTER
301 N. 8TH
P.O. BOX 998
GARDEN CITY, KS 67846-0998

RE: (CM-R) for the Garden City Aquatics Center

To: Jennifer Cunningham
Assistant City Manager, Garden City, Kansas

We have been advised that Dondlinger & Sons Construction Co., Inc. desires to be considered as Contractor for the captioned project. As such, they may be required to present performance and payment bonds as well.

We have had the pleasure of serving as Dondlinger & Sons' surety since 1954. We anticipate no difficulty in providing Dondlinger & Sons with all of their bonding requirements on all projects they desire to solicit including the captioned project that may require performance and payment bonds in the range of \$12.78 MM. They warrant our highest confidence due to their enviable performance record throughout the years. Their company is properly equipped, capably staffed, well financed and has displayed outstanding management skills.

If Dondlinger & Sons should be awarded the referenced project, subject to a mutually agreeable contract, Federal Insurance Company would be pleased to provide any necessary performance and payment bonds.

Federal Insurance Company (NAIC #: 2028) is a member of the Chubb Group of Companies, which carries an A.M. Best Rating of A++ XV and a Treasury Limit of \$1,821,777,000.

Please let us know if we can provide any other information.

Sincerely,
FEDERAL INSURANCE COMPANY

Mark Striegel
Regional Surety Manager, Vice President

SURETY COMPANY	RATING	SINGLE PROJECT BONDING CAPACITY	AGGREGATE CREDIT LIMIT
Federal Insurance Company	A++ (Superior)	\$300 Million	Unlimited

Fees

PRECONSTRUCTION SERVICES TO DEVELOP GMP	\$20,000 Lump Sum This value would only be charged in the event the project does not transition from preconstruction to construction. If the construction phase of the project moves forward with Dondlinger Construction, we would absorb this cost.
GENERAL CONDITIONS	5% of Expected Job Cost
CONSTRUCTION MANAGEMENT	6% of Total Project Cost
BOND COSTS	0.60% of Total Project Cost
WORKER'S COMPENSATION EXPERIENCE MODIFIER	.088
CLARIFICATIONS	Please reference the attached fee matrix.





Fee Matrix

	General Conditions	CM Fee	Project Costs
Personnel			
Project Manager (while at site)	●		
Project Manager Travel Expense	●		
Project Superintendent	●		
Project Superintendent Travel Expense	●		
Assistant Superintendent	●		
Field Engineer	●		
Safety Officer	●		
Home Office Support Staff		●	
Home Office Estimating Staff		●	
Foreman			●
Vehicle Expense - Field	●		
Vehicle Expense - Office	●		
Safety			
Guardrails & Barricades			●
Temporary Lighting			●
Trench & Excavation Safety			●
OSHA Expense		●	
Fire Extinguishers			●
PPE (Hard Hats & Safety Goggles)	●		
First Aid Equipment	●		
Drug Testing		●	
Safety Engineer		●	
Temporary Utilities			
Heat			●
Phone, Internet, Fax	●		
Electrical Power			●
Lighting			●
Toilets	●		
Water			●
Drinking Water			●
Temporary Project Requirements			
Temporary Access & Access Roads			●
Temporary Construction Fencing			●
Temporary Staging Areas - on site			●
Barricades			●
Interior Enclosures			●
Covered Pedestrian Walkways			●
Weather Protection			●
Pumping Costs			●
Storage Trailer(s)			●
Drayage			●



Fee Matrix

GENERAL CONDITIONS AND CONSTRUCTION MANAGEMENT FEE ALLOCATION

GARDEN CITY AQUATIC CENTER

	General Conditions	CM Fee	Project Costs
Jobsite Offices			
Office Trailer	●		
Furnishings & Equipment	●		
Phone, Internet, Fax	●		
Copier & Supplies	●		
Layout and Survey			
Layout Buildings & Site			●
Staking			●
Record Drawings	●		
Miscellaneous			
Estimating / Preconstruction		●	
Schedule Creation & Updates		●	
Testing & Inspections			●
Storm Water Pollution Plan			●
General & Final Clean up			●
Dumpsters & Dump Fees			●
Hand Tools			●
Cranes & Lifts (including Operators)			●
Equipment & Fuel			●
Bonds			●
Subcontractor Bonds			●
Taxes - As Appropriate			●
Liability Insurance	●		
Builder's Risk Insurance	●		
Permits			●
Fees			●
Licenses			●
O&M Manuals			●
Additional Plans			●
Large Format Printing			●
Job Signage			●
Training			●
Project Closeout			●



AIA A-305

T H E A M E R I C A N I N S T I T U T E O F A R C H I T E C T S



AIA Document A305

Contractor's Qualification Statement

1986 EDITION

This form is approved and recommended by The American Institute of Architects (AIA) and The Associated General Contractors of America (AGC) for use in evaluating the qualifications of contractors. No endorsement of the submitting party or verification of the information is made by the AIA or AGC.

The Undersigned certifies under oath that the information provided herein is true and sufficiently complete so as not to be misleading.

SUBMITTED TO: CITY OF GARDEN CITY ADMINISTRATIVE CENTER
ADDRESS: 301 N. 8TH | PO BOX 998
GARDEN CITY, KS 67846-0998

SUBMITTED BY:	DONDLINGER & SONS CONSTRUCTION CO., INC.	Corporation	<input checked="" type="checkbox"/>
NAME:	TOM DONDLINGER	Partnership	<input type="checkbox"/>
ADDRESS:	PO BOX 398 WICHITA, KS 67201	Individual	<input type="checkbox"/>
PRINCIPAL OFFICE:	2656 S. SHERIDAN WICHITA, KS 67217	Joint Venture	<input type="checkbox"/>
		Other	<input type="checkbox"/>

NAME OF PROJECT (if applicable): MERITRUST CREDIT UNION REMODEL PROJECT

TYPE OF WORK (file separate form for each Classification of Work):

<input checked="" type="checkbox"/> General Construction	<input type="checkbox"/> HVAC
<input type="checkbox"/> Plumbing	<input type="checkbox"/> Electrical
<input type="checkbox"/> Other _____	

(please specify)

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THE AMERICAN INSTITUTE OF ARCHITECTS, 1735 NEW YORK AVENUE, N.W., WASHINGTON, D.C. 20006

A305-1986 1



AIA A-305

1. ORGANIZATION

- 1.1 How many years has your organization been in business as a Contractor? 122 YEARS
- 1.2 How many years has your organization been in business under its present business name? 65 YEARS

1.2.1 Under what other or former names has your organization operated?

1.3 If your organization is a corporation, answer the following:

- 1.3.1 Date of incorporation: NOVEMBER 25, 1955
- 1.3.2 State of incorporation: KANSAS
- 1.3.3 President's name: THOMAS E DONDLINGER
- 1.3.4 Vice-president's name(s): MARTIN DONDLINGER JR.
RAYMOND DONDLINGER
TROY KAPELS
ERIC SWENSON
MARK LORENZ

- 1.3.5 Secretary's name: GREGORY D. PHILLIPS
- 1.3.6 Treasurer's name: GREGORY D. PHILLIPS

1.4 If your organization is a partnership, answer the following: (NOT APPLICABLE)

- 1.4.1 Date of organization:
- 1.4.2 Type of partnership (if applicable):
- 1.4.3 Name(s) of general partner(s):

1.5 If your organization is individually owned, answer the following: (NOT APPLICABLE)

- 1.5.1 Date of organization:
- 1.5.2 Name of owner:



AIA A-305

1.6 If the form of your organization is other than those listed above, describe it and name the principals:

2. LICENSING

2.1 List jurisdictions and trade categories in which your organization is legally qualified to do business, and indicate registration or license numbers, if applicable.

KANSAS - NOT REQUIRED, CITY OF WICHITA LICENSE #21
TEXAS - NOT REQUIRED
COLORADO - 84-0457
MISSOURI - NOT REQUIRED
ARKANSAS - 86-93
TENNESSEE - NOT REQUIRED
NEBRASKA - NOT REQUIRED
CALGARY, CANADA

2.2 List jurisdictions in which your organization's partnership or trade name is filed.

3. EXPERIENCE

3.1 List the categories of work that your organization normally performs with its own forces.

SITE WORK	DRYWALL
EXCAVATION	MILLWORK
CONCRETE	SPECIALTIES
FORMWORK	FINISH HARDWARE
REINFORCING STEEL	SHEET PILING
UNDERGROUND UTILITIES	DEWATERING
PEMB	

3.2 Claims and Suits. (If the answer to any of the questions below is yes, please attach details.)

- 3.2.1 Has your organization ever failed to complete any work awarded to it? **NO**
- 3.2.2 Are there any judgments, claims, arbitration proceedings or suits pending or outstanding against your organization or its officers? **Yes, see Attachment IIII.**
- 3.2.3 Has your organization filed any law suits or requested arbitration with regard to construction contracts within the last five years? **No.**

3.3 Within the last five years, has any officer or principal of your organization ever been an officer or principal of another organization when it failed to complete a construction contract? (If the answer is yes, please attach details.) **No.**



AIA A-305

- 3.4 On a separate sheet, list major construction projects your organization has in progress, giving the name of project, owner, architect, contract amount, percent complete and scheduled completion date. (SEE ATTACHMENT I)
 - 3.4.1 State total worth of work in progress and under contract:
- 3.5 On a separate sheet, list the major projects your organization has completed in the past five years, giving the name of project, owner, architect, contract amount, date of completion and percentage of the cost of the work performed with your own forces. (SEE ATTACHMENT II)
 - 3.5.1 State average annual amount of construction work performed during the past five years:
- 3.6 On a separate sheet, list the construction experience and present commitments of the key individuals of your organization. (SEE ATTACHMENT III)

4. REFERENCES

4.1 Trade References:

STAR LUMBER CO., PO BOX 7712, WICHITA, KS 67277 (MR. CHRIS GOEBEL, PRESIDENT)	316-942-2221
JACK FOSTER CO. ERECTORS, INC. 1119 S. SANTA FE, WICHITA, KS 67277 (MR. DON PROCKISH, PRESIDENT)	316-263-2901
CENTRAL STEEL, INC., PO BOX 1773, WICHITA, KS 67201 (MR. LES AABY)	316-265-8639
MAHANEY ROOFING CO., 2822 N. MEAD, WICHITA, KS 67219 (MARK BOLT)	316-262-4768
KRUSE CORPORATION 3636 N. TOPEKA, WICHITA, KS 67219 (MR. KENT KRUSE)	316-838-7885
A&H ELECTRIC 3939 N RIDGEPORT CIRCLE, WICHITA, KS 67216 (MR. DAVID BOWLIN)	316-838-3003

4.2 Bank References:

COMMERCE BANK
PO BOX 637
WICHITA, KS 67201
MARILYN PAULY, PRESIDENT
PH#: 316-261-4700

4.3 Surety:

- 4.3.1 Name of bonding company: CHUBB GROUP OF INSURANCE COMPANIES
10950 GRANDVIEW, SUITE 400 | CORPORATE WOODS, BLDG 34
OVERLAND PARK, KS 66210
MARK STRIEGEL, (816) 292-4561
- 4.3.2 Name and address of agent: MR. CHRIS SHANK, AGENT (316) 263-3211
USI
245 N WACO, SUITE 300
WICHITA, KS 67202



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5. FINANCING

5.1 Financial Statement.

5.1.1 Attach a financial statement, preferably audited, including your organization's latest balance sheet and income statement showing the following items:

Current Assets (e.g., cash, joint venture accounts, accounts receivable, notes receivable, accrued income, deposits, materials inventory and prepaid expenses);

Net Fixed Assets;

Other Assets;

Current Liabilities (e.g., accounts payable, notes payable, accrued expenses, provision for income taxes, advances, accrued salaries and accrued payroll taxes);

Other Liabilities (e.g., capital, capital stock, authorized and outstanding shares par values, earned surplus and retained earnings).

5.1.2 Name and address of firm preparing attached financial statement, and date thereof.

5.1.3 Is the attached financial statement for the identical organization named on page one?

5.1.4 If not, explain the relationship and financial responsibility of the organization whose financial statement is provided (e.g., parent/subsidiary).

OUR FIRM'S FINANCIAL STATEMENT CAN BE REVIEWED IN OUR CORPORATE OFFICES IN WICHITA, KS.

5.2 Will the organization whose financial statement is attached act as guarantor of the contract for construction?



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6. SIGNATURE

6.1 Dated at WICHITA, KANSAS THIS 6TH DAY OF APRIL 2020

Name of Organization: DONDLINGER & SONS CONSTRUCTION CO., INC.

By: TOM DONDLINGER

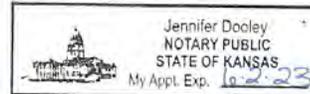
Title: PRESIDENT

6.2 *Tom Dondlinger*

MR. TOM DONDLINGER being
duly sworn deposes and says that the information provided herein is true and sufficiently complete so as not to be
misleading.

Subscribed and sworn before me this 6TH day of APRIL 2020

Notary Public: *Jennifer Dooley*
My Commission Expires: *June 2nd 2023*





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ATTACHMENT I

<u>Name of Project</u> <u>Owner</u>	<u>Architect</u>	<u>Contract</u> <u>Amount</u>	<u>%</u> <u>Complete</u>	<u>Year</u>
Icehouse Renovation Office Building Wichita, Kansas	Alloy Architecture Wichita, Kansas	\$6,400,000.00	90%	April 2020
Wichita Art Museum Front Lobby & Entrance Remodel Wichita, Kansas	GLMV Architecture Wichita, Kansas	\$400,000.00	0%	April 2020
Ellsworth Kansas RWD #1 WTP Clarifier Rehab	Schwab Eaton Manhattan, KS	\$280,875.00	85%	April 2020
WWTP Ph. 3 Improvements Valley Center, Kansas	P.E.C. Engineering Wichita, Kansas	\$3,000,000.00	85%	June 2020
Mid-American Credit Union Lobby & Drive Thru Remodel Wichita, KS	HFG Architecture Wichita, KS	\$478,000.00	15%	Sept 2020
QuikTrip Store #357 Wichita, KS	Lickel Architecture Kansas City, MO	\$2,242,000.00	0%	Sept 2020



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ATTACHMENT II

<u>Name of Project</u> <u>Owner</u>	<u>Architect</u>	<u>Amount</u>	<u>% Own</u> <u>Forces</u>	<u>Date</u>
Water Treatment Plant Gallery Roof Replacement City of Wichita Wichita, Kansas	Design/Build GLMV Architecture Wichita, Kansas	\$1,500,000.00	40%	TBD
Alley Entertainment Center Salina, Kansas	Shelden Architecture Wichita, Kansas	\$5,000,000.00	40%	May 2019
Wichita East Skilled Nursing Facility 70,080 SF Wichita, Kansas Development Solutions Group Denver, Colorado	Boulder & Associates Boulder, Colorado	\$17,216,000.00	40%	March 2019
B.G. Products, Inc. Distribution Center El Dorado, Kansas	Gravity Works El Dorado, Kansas	\$20,450,000.00	40%	Oct 2019
St. Joseph Church Fire Restoration Andale, Kansas	N/A	\$4,484,163.00	60%	2018-2019
Kansas Spine Hospital Pharmacy and Radiology Remodel Wichita, Kansas	GLMV Architects Wichita, Kansas	\$301,500.00	40%	2018
Koch Building F Remodel Wichita, Kansas	Alloy Architecture Wichita, Kansas	\$2,958,353.00	60%	2018
Chlorine Scrubber Replacement Water Treatment Plant City of Wichita Wichita, Kansas	Design/Build	\$265,000.00	70%	Feb 2019
B.G. Products, Inc. Technology & Training Center Wichita, Kansas	SJCF Architecture Wichita, Kansas	\$6,022,000.00	40%	Jan 2019
Kice Industries Office Addition Park City, Kansas	LK Architecture Wichita, Kansas	\$1,363,000.00	60%	Nov 2019
Fiske Hall Renovation Wichita State University Wichita, Kansas	MKEC Engineering Wichita, Kansas	\$811,078.00	80%	2018



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ATTACHMENT II

<u>Name of Project</u> <u>Owner</u>	<u>Architect</u>	<u>Amount</u>	<u>% Own</u> <u>Forces</u>	<u>Date</u>
Exploration Place Classroom Remodel Wichita, Kansas	SJCF Architecture Wichita, Kansas	\$343,464.00	80%	2018
Maintenance and Control Building Westar Energy Hutchinson, Kansas	HTK Architects Wichita, Kansas	\$4,200,000.00	40%	June 2018
Cheney Reservoir Gate Repair City of Wichita Cheney, Kansas	City of Wichita Wichita, Kansas	\$240,000.00	70%	April 2018
Free Standing Emergency Medical Facility Wichita, Kansas	GLMV Architecture Wichita, Kansas	\$3,151,500.00	35%	April 2018
Splash Park and Pavilion Goddard, Kansas	Shelden Architecture Wichita, Kansas	\$1,681,690.00	70%	Jan 2018
Wichita Service Center Westar Energy Wichita, Kansas	Alloy Architecture Wichita, Kansas	\$20,143,000.00	40%	Jan 2018
Advanced Learning Center City of Wichita Wichita, Kansas	GLMV Architecture Wichita, Kansas	\$20,296,000.00	40%	Jan 2018
Mark Arts Art & Learning Center Wichita, Kansas	Alloy Architecture Wichita, Kansas	\$12,572,000.00	40%	Dec 2017
Hunter Health Clinic Wichita, Kansas	LK Architecture Wichita, Kansas	\$4,905,957.00	40%	Dec 2017
Monarch Office Addition Humboldt, Kansas	RLS Architects Prairie Village, Kansas	\$5,141,185.00	40%	Dec 2017
Wickham Manufacturing Addition Bel Aire, Kansas	Alloy Architecture Wichita, Kansas	\$896,573.00	30%	Oct 2017
Newman University Gerber Science Center Wichita, Kansas	RDG Architecture Omaha, Nebraska	\$17,800,000.00	40%	Sept 2017



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ATTACHMENT II

<u>Name of Project</u> <u>Owner</u>	<u>Architect</u>	<u>Amount</u>	<u>% Own</u> <u>Forces</u>	<u>Date</u>
Ironhorse Manufacturing Facility Phase I Wichita, Kansas	LK Architecture Wichita, Kansas	\$6,252,040.00	50%	Sept 2017
Wichita State University Parking Garage Wichita, Kansas	GLMV Architecture Wichita, Kansas	\$7,471,500.00	50%	Aug 2017
Cargill Sander Foundations Phase I & Phase II 1401 N. Mosley Wichita, Kansas	AMEC Foster Wheeler	\$2,048,000.00	70%	Mar 2017
Aviation Dynamix Hangar Wichita, Kansas	3 Ten Studios Wichita, Kansas	\$2,009,000.00	40%	Mar 2017
Wichita State University Experiential Engineering Bldg. Wichita, Kansas	WDM Architecture Wichita, Kansas	\$24,481,000.00	40%	Dec 2016
Goodwill Industries New Store Newton, Kansas	SJCF Architecture Wichita, Kansas	\$2,174,513.00	40%	Nov 2016
Wichita High School Southeast USD 259 Wichita, Kansas	SJCF Architecture Wichita, Kansas	\$68,000,000.00	40%	Aug 2016
Church of the Holy Spirit School Addition Goddard, Kansas	Law/Kingdon Wichita, Kansas	\$761,000.00	70%	June 2016
Wichita Country Club Swimming Pool & Pool House Wichita, Kansas	SJCF Architecture Wichita, Kansas	\$3,000,000.00	60%	May 2016
DaVita Dialysis Seneca Street Wichita, Kansas	Pulse Design Group Overland Park, Kansas	\$920,000.00	50%	Mar 2016
Immaculate Heart of Mary House of Formation Colwich, Kansas	Architectural Innovations Wichita, Kansas	\$5,000,000.00	60%	Oct 2015



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ATTACHMENT II

<u>Name of Project Owner</u>	<u>Architect</u>	<u>Amount</u>	<u>% Own Forces</u>	<u>Date</u>
Wichita Children's Home Phase 2 (Shelter & Admin Bldg) Wichita, Kansas	SJCF Architecture Wichita, Kansas	\$6,000,000.00	60%	Dec 2015
Butler Community College Student Union Renovation El Dorado, Kansas	Law/Kingdon Wichita, Kansas	\$2,200,000.00	35%	Aug 2015
The Alley II Hutchinson, Kansas	Shelden Architecture Wichita, Kansas	\$4,600,00.00	40%	June 2015
QuikTrip #322 Gen II Store K-96 & Oliver Wichita, KS	Lickel Architecture Kansas City, MO	\$2,700,000.00	35%	Jan 2015
Jardine Hall Wichita State University Wichita, KS	Howard + Helmer Wichita, KS	\$889,000.00	60%	Mar 2015
Perimeter Road & Wichita State University Wichita, Kansas	MKEC Architecture Wichita, Kansas	\$3,000,000.00	70%	June 2015



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ATTACHMENT III

<u>NAME</u>	<u>POSITION</u>	<u>EXP</u>
Tom Dondlinger	President	48
Martin Dondlinger, Jr.	Vice-President, Utility Group	46
Raymond Dondlinger	Business Development	15
Gregory D. Phillips	Secretary/Treasurer/Controller	43
Clark Jones	Corporate Safety Director	42
Jeff Mullen	Chief Financial Officer	11
Troy Kapels	Vice-President, Building Group	24
Eric Swenson	Vice-President, Building Group	26
Mark Lorenz	Vice-President, Civil Group	32

Last updated 2020



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ATTACHMENT III

3. Experience

3.3.2 Are there any judgements, claims, arbitration proceedings or suites pending or outstanding against your organization or its officers?

Our firm was named as a defendant in a suit filed in November 2018 on a project we had completed in April 2013. The suit claims there was a roof leak after a winter storm on January 2017 and caused water damage inside of the building. They have also filed suit against the roofing installer, who was a subcontractor on the project performing the work associated with the leak. Our insurance company is handling the suit for our firm and we see no consequences to our firm in this matter.



Project Team

TROY KAPELS, Vice President / Construction Manager

Years Experience

23



As Construction Manager, Troy will provide insight and leadership to promote the success of the project. Over 23 years of industry experience have equipped him with an impressive portfolio and a wealth of understanding of what it takes to efficiently and effectively manage a quality project. Troy's work ethic, attention to detail, and ability to successfully deliver challenging projects led to his appointment as Vice-President of Commercial Construction in 2016. He will oversee the preconstruction and construction phases of this project and collaborate with the project team to ensure the vision of the client is achieved.

EDUCATION

B.S. Construction Management
University of Nebraska

CERTIFICATIONS

ACI Certified
ICRA Certified
OSHA 10-HR

EXPERTISE

- Preconstruction
- Project Management
- Construction Management
- Occupied Remodels
- Phase Project Scheduling
- Renovation
- Cost Estimating

RELEVANT PROJECT EXPERIENCE



Wichita High School
South

- Project Manager
- Additions / Renovations
- New Pool

This project consisted of two major additions and two renovations and was part of the 2008 Wichita Public Schools bond issue.



Wichita High School
Heights

- Project Manager
- Additions / Renovations
- New Pool

This project consisted of a major addition and renovation and was part of the 2008 Wichita Public Schools bond issue.



Wichita High School
Southeast

- Preconstruction Manager
- New Construction
- New Pool

The massive 340,000 SF school was built in just 20 months and includes a two-story academic wing, two-story technology plaza, a fine arts area and physical education and athletic complex.



Rhatigan Student Center

- Phased Construction
- Occupied Remodel
- High Traffic
- Office / Conference

This 6 phase, 2 year project was completed on time and under budget and gave the student center a much needed new look. The additions included new dining, gathering and office spaces.



Project Team

ADAM DOLL, Project Manager

Years Experience

11



Adam has over 11 years of construction experience and since his transition as a field supervisor, has been a project manager with Dondlinger for over 4 years. Adam's experience includes pool renovations and upgrades, new pools, wastewater treatment plants, commercial office buildings and office renovations., Adam will help ensure that the project is delivered on time, within budget and to the required quality standards of the project. He will also ensure that the project is effectively resourced and will manage relationships with all project contributors.

EDUCATION

BS, Construction Management
Kansas State University

CERTIFICATIONS

OSHA 30-HR
ICRA Trained

EXPERTISE

- Preconstruction
- Project Management
- Construction Management
- Occupied Remodels
- Phase Project Scheduling
- Renovation
- Cost Estimating

RELEVANT PROJECT EXPERIENCE



Wichita Country Club Pool Complex

- Project Manager
- 5 lane competition pool
- Zero entry pool

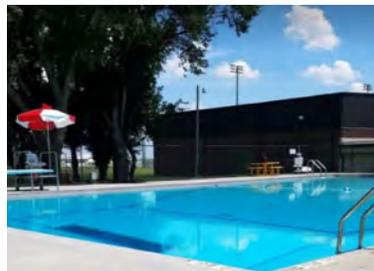
Pool house renovation that kept the aesthetics of the original pool house. The curves of both pools were constructed using radius pool forms. Type B concrete was poured at the bottom in order to provide proper bonding.



The Monarch Cement Landscaping Pond

- Project Manager
- New Construction
- Concrete Pond

This project was a new concrete pond with water features, a seating area and a pergola. The stairs and bench seating are made of landscape block and the decking for the pond is made of brick paver.



Rolla Public Swimming Pool

- Superintendent
- Swimming Pool
- Zero Depth Entry
- Shade Structures
- Spray Features

This project consisted of the demolition of the existing baby pool and installing a new zero depth entry baby pool with shade structures and shade features. A new filter room was also added.



Plainville Public Swimming Pool

- Superintendent
- Swimming Pool
- Waterslide
- Shade Structures
- Spray Features

This project consisted of the demolition of the existing pool and pool house. It was replaced with a new zero depth swimming pool with waterslide, new filter building and new pool.



Project Team

GREG ANDERSON, Lead Estimator

Years Experience

5



Greg has more than 5 years of experience in the construction industry. He has estimated, planned, bid, and secured procurement services on more than 500 projects. Since he began at Dondlinger Construction in 2015, he has estimated and planned projects in several industry sectors including healthcare, higher education, office tenant improvements, and office renovation and expansion. Greg is responsible for developing preconstruction estimates. He is also involved in value engineering efforts and constructability reviews. Greg's experience with Dondlinger Construction will result in added efficiencies and cost effectiveness during each phase of the project.

EDUCATION

B.S. Construction Science & Management
Kansas State University

CERTIFICATIONS

ICRA Certified
OSHA 30-HR

ADDITIONAL PROJECT EXPERIENCE

- Preconstruction
- Value Engineering
- Construction Estimating
- Construction Scheduling
- Bid Packages

RELEVANT PROJECT EXPERIENCE



Mark Arts
Mary R. Koch Art Center

- Lead Estimator
- CMAR
- New Construction
- Office Space
- Conference Rooms

New construction of a cultural space that includes nine art studios, a teaching kitchen and a technology studio.



Bishop Gerber Science
Center/Eck Hall Renovation

- Lead Estimator
- CMAR
- New Construction
- Occupied Remodel
- Active Campus

Two story science center replacing a previous center that was built on an active campus and is connected to Eck Hall through a hallway. It includes classrooms and socialization spaces.



Westar Service Center

- Lead Estimator
- Design-Build / CMAR
- New Construction
- Office Space
- Conference Rooms

This 19-Acre campus consists of five PEMB and conventional steel framing buildings. The headquarters include storefront office walls, locker rooms, and an office cubicle area.



Wichita High School
Southeast

- Lead Estimator
- CMAR
- New Construction
- Classroom / Office

The massive 340,000 SF school was built in just 20 months and includes a two-story academic wing, two-story technology plaza, a fine arts area and physical education and athletic complex.



Project Team

CLARK WAAGE, Vice President / Project Manager

Years Experience

25+



Clark is a second-generation pool builder with 25+ years' experience. His relationship with product manufacturers and suppliers brings cutting edge technology and procurement to a project. The family owned business with the attributes passed from his father John S. Waage. Continental has managed to become one of the best pool builders in the Midwest.

EDUCATION

Certified Pool Operations (CPO)
DDEC Certified Computer Tech

CERTIFICATIONS

OSHA 10-HR
Southern Grouts & Mortars Certified
Diamond Brite Technician

EXPERTISE

- Pool Construction
- Preconstruction
- Project Management
- Project Scheduling
- Safety

RELEVANT PROJECT EXPERIENCE



Gardner Aquatic Center

- New Construction
- Lazy River
- Zero Depth Entry
- Slide Complex
- River Pad Walk
- Play Features



Sabetha Municipal Pool

- New Construction
- Lazy River
- Zero Depth Entry
- Wet Bubble
- Slide Complex
- Play Features
- Racing Lanes



Clay Center Aquatic Center

- New Construction
- Lazy River
- Zero Depth Entry
- Slide Complex
- Family Slide
- Kiddie Pool
- Racing Lanes



Tonganoxie Aquatic Center

- New Construction
- Slide Run Out
- Diving
- Racing Lanes



Project Team

DAN DOLL, President / Superintendent

Years Experience

40+



Dan has 40+ years' experience in the commercial pool construction industry. As an onsite owner he brings years of knowledge to the team and workable field solutions to the projects. His work ethic and commitment to superior workmanship is a testament to Continental Pools reputation.

EDUCATION

Kansas State University
Associates in Business Administration - JCCC

CERTIFICATIONS

OSHA 10-HR
Southern Grouts & Mortars Certified Diamond Brite
Technician

EXPERTISE

- Commercial Pools
- Preconstruction
- Project Management
- Project Scheduling
- Onsite Problem Solving

RELEVANT PROJECT EXPERIENCE



Colby Aquatic Center

Plainville Aquatic Center

Clay Center Aquatic Center

Hesston Aquatic Center

- New Construction
- Lazy River
- Zero Depth Entry
- Slide Complex
- Play Features

- New Construction
- Zero Depth Entry
- Racing Lane's
- Slide Complex
- Diving

- New Construction
- Lazy River
- Zero Depth Entry
- Slide Complex
- Family Slide
- Kiddie Pool
- Racing Lanes

- New Construction
- Slide Run Out
- Zero Depth Entry
- Racing Lanes
- Spray Features



Project Team

ADAM HELTEN, General Superintendent

Years Experience

16



Adam is responsible for all field operations and directs the tasks of all craft superintendents, foremen and trade workers on site. He is also responsible for day-to-day scheduling, site logistics, staging of materials and equipment, maintaining project safety and quality control. Other tasks include weekly safety and housekeeping meetings, review and field check shop drawings and monitoring labor costs.

EDUCATION

Garden Plain High School
Garden Plain, Kansas

CERTIFICATIONS

First Aid / CPR Certified
OSHA 10-HR
Fall Protection Safety

EXPERTISE

- Project Management
- Problem Solving
- Phased Construction
- Occupied Remodels
- Renovations
- Budgeting
- Scheduling
- Procurement Management
- Subcontractor Management
- Manpower and Resource Management

RELEVANT PROJECT EXPERIENCE



Wichita High School
Southeast

- Asst. Superintendent
- New Construction
- New Pool

The massive 340,000 SF school was built in just 20 months and includes a two-story academic wing, two-story technology plaza, a fine arts area and physical education and athletic complex.



John Bardo Center
(Experiential Engineering Building)

- Asst. Superintendent
- New Construction

This building is the first facility on the WSU Innovation Campus. Instead of classrooms, students will learn in laboratories and studios outfitted with state-of-the-art equipment and tools.



Hunter Health Clinic
Office Remodel

- Asst. Superintendent
- New Construction

The new building is north of the existing clinic and will absorb all patient services. The building structure is a pre-engineered metal building (PEMB). The main entrance is dressed up with curtainwalls, EIFS, and a timber supported canopy with real wood soffit.



Kice Industries
Office Expansion

- Superintendent
- Addition
- Multi-Phase Project

Office expansion including new building slab, steel frame construction, metal studs, brick and stucco exterior, membrane and standing seam metal roof. Also new 24,000 SF paved parking area.



Project Team

JARED BRAND, Concrete Superintendent

Years Experience

2



Jared will work with and be mentored by Adam Helten, the General Superintendent on this project. Jared was a summer intern with Dondlinger for 4 summers and was hired full time in 2018. He is responsible for all field operations and will direct the tasks of all craft superintendents, foremen and trade workers on site. He is also responsible for day-to-day scheduling, site logistics, staging of materials and equipment, maintaining project safety and quality control.

EDUCATION

B.S. Construction Management with Field Emphasis
Pittsburg State University

CERTIFICATIONS

OSHA 30-HR

EXPERTISE

- Problem Solving
- Phased Construction
- Occupied Remodels
- Renovations
- Budgeting
- Scheduling
- Procurement Management
- Subcontractor Management

RELEVANT PROJECT EXPERIENCE



WTP Roof Structural Improvements

- Asst. Superintendent
- Cast-In-Place Concrete
- Sandblasting
- Concrete Falsework

This project included structural repairs to the existing concrete roof structure over the water filter basins. This required debris isolation and protective barriers to isolate work from the water filter basins. Once our structural work was completed, the facility received a new roof system.



B.G. Products Distribution Center Expansion

- Asst. Superintendent
- Pre-Cast Concrete
- Facility Addition

This project includes a 142,000 square foot addition to the existing facility. The structure is precast concrete and steel frame with job cast concrete tilt-up wall panels.



Water Treatment Plant Filter Upgrades

- Asst. Superintendent
- Concrete Repairs
- Water Filter Installation

The scope included removal and replacement of water basin filters in fourteen large filter basins. Because this is the active City of Wichita water plant, only two basins could be off line at one time. The work also included concrete repairs as well as waterproof recoating of the existing tank surfaces.



Project Team

CLARK JONES, Safety Director

Years Experience

43



Clark successfully maintains the standard of safety which Dondlinger Construction and its employees deserve and expect, all while striving to improve the training and methods used to prevent injuries. He takes a proactive approach in helping to identify high risk situations based on the scope of work and surrounding area. With over 40 years of construction experience, Clark has developed knowledge and expertise in the areas of risk management, safety, field operations, and project management.

EDUCATION

Aspen High School
Pitkin County, Colorado

CERTIFICATIONS

First Aid Certified
CPR Certified
BBP Certified
First Aid & CPR Instructor
OSHA 30-HR
OSHA 500 Certified Trainer

EXPERTISE

- Safety Inspections
- Safety Training
- Site Specific Safety Plans
- Accident Prevention
- Directional Signage
- OSHA Regulations



Annual Safety Meeting with Field Leadership



CPR / First Aid Training



Fall Protection Training



Safety Inspections

Clark coordinates and conducts safety meetings with the project team specific to critical stages of the project in an effort to maintain continuity among all field personnel. Clark helps Dondlinger Construction keep our commitment to provide the highest level of safety in every project we participate in. With routine safety inspections, Clark and his team help ensure compliance with OSHA regulations and certifying that all key personnel have received the required OSHA safety training and education. He instills and maintains the culture of safety and leads a team of dedicated safety professionals both on-site and in-office. His proven leadership, along with a strong ability to motivate and guide a team makes him an invaluable asset to this project.



Dondlinger
CONSTRUCTION

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Wichita, KS 67217

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www.dondlinger.biz



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