



**COMMISSIONERS COURT  
COMMUNICATION**

COURT ORDER NUMBER \_\_\_\_\_

PAGE 1 OF 11

DATE: 12/3/2024

**SUBJECT: CONSIDERATION OF CHANGE ORDER NO. 1 TO THE HM & MF LTD.,  
D/B/A MUCKLEROY & FALLS CONSTRUCTION SERVICES CONTRACT  
FOR THE LAW ENFORCEMENT TRAINING CENTER RENOVATION  
PROJECT**

**\*\*\* CONSENT AGENDA \*\*\***

**COMMISSIONERS COURT ACTION REQUESTED**

It is requested that the Commissioners Court consider Change Order No. 1 to the HM & MF LTD., d/b/a Muckleroy & Falls construction services contract for the Law Enforcement Training Center Renovation project and accept payment and performance bond change rider.

**BACKGROUND**

On November 12, 2024, the Commissioners Court, through Court Order #144161, awarded RFP No. F2024188 for the construction services contract with HM & MF LTD., d/b/a Muckleroy & Falls in the amount of \$15,724,431.00.

On November 19, 2024, the Commissioners Court, through Court Order #144284, accepted the payment and performance bonds in the amount of \$15,724,431.00 for the project.

Change Order No. 1 increases the total contract price by \$2,001,082.00, which includes:

Increase in contract amount to provide furniture, fixtures, and equipment allowance.

*Add \$2,001,082.00*

Change Order No. 1 adds zero (0) days to the contract time.

**FISCAL IMPACT**

The total for Change Order No. 1 is \$2,001,082.00 and will increase the total contract price from \$15,724,431.00 to \$17,725,513.00. Funding is available in account CARPA-2025.

Original Contract Total	\$15,724,431.00
Change Order No. 1	<u>\$ 2,001,082.00</u>
Revised Contract Total	\$17,725,513.00

SUBMITTED BY	Facilities Management	PREPARED BY:	Milissa Warner
		APPROVED BY:	Michael Amador



# AIA® Document G701® – 2017

## Change Order

**PROJECT:** *(Name and address)*

Law Enforcement Training Center  
Renovation

**CONTRACT INFORMATION:**

Contract For: General Construction  
Date: 11/12/2024

**CHANGE ORDER INFORMATION:**

Change Order Number: 01  
Date: 11/15/2024

**OWNER:** *(Name and address)*

Tarrant County  
200 Taylor Street  
Fort Worth, Texas 76196

**ARCHITECT:** *(Name and address)*

Komatsu Architecture  
3880 Hulen Street, Suite 300  
Fort Worth, Texas 76107

**CONTRACTOR:** *(Name and address)*

Muckleroy & Falls  
3200 Riverfront Drive Suite 200  
Fort Worth, Texas 76107

**THE CONTRACT IS CHANGED AS FOLLOWS:**

*(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)*

Increase in contract amount to provide FF&E allowance in the amount of \$2,001,082.00

The original Contract Sum was	\$ 15,724,431.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 15,724,431.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 2,001,082.00
The new Contract Sum including this Change Order will be	\$ 17,725,513.00

The Contract Time will be increased by Zero (0) days.  
The new date of Substantial Completion will be 12/05/25

**NOTE:** This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

Komatsu Architecture

**ARCHITECT** *(Firm name)*

*Karl A Komatsu*  
SIGNATURE

Karl A Komatsu

**PRINTED NAME AND TITLE**

11/15/2024

**DATE**

Muckleroy & Falls

**CONTRACTOR** *(Firm name)*

*Keith Melton*  
SIGNATURE

Keith Melton, PD

**PRINTED NAME AND TITLE**

11/15/2024

**DATE**

Tarrant County

**OWNER** *(Firm name)*

\_\_\_\_\_  
SIGNATURE

**PRINTED NAME AND TITLE**

**DATE**

Swiss Re Corporate Solutions America Insurance Corporation

1200 Main St., Suite 800

Kansas City, MO 64105

CHANGE RIDER

To be attached to and form a part of:

Type of Bond: Performance and Payment

Bond No: 2361934

Principal: HM & MF, Ltd dba Muckleroy & Falls

Surety: Swiss Re Corporate Solutions America Insurance Corporation

In favor of Obligee: Tarrant County

Dated: October 24, 2024

In consideration of the premium charged for the attached bond, it is hereby agreed to change the following:

Description: Adding Change Order #1 (\$2,001,082.00)

From: \$15,724,431.00

To: \$17,725,513.00

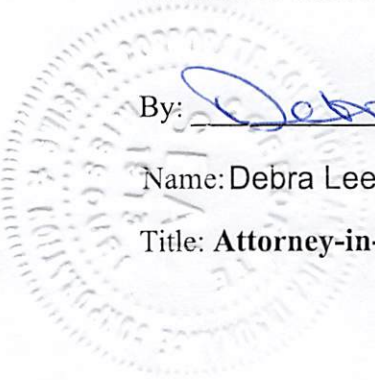
The attached bond shall be subject to all its agreements, limitations and conditions except as herein expressly modified.

The rider is effective: November 15, 2024

By: 

Name: Debra Lee Moon

Title: **Attorney-in-Fact**



SWISS RE CORPORATE SOLUTIONS

SWISS RE CORPORATE SOLUTIONS AMERICA INSURANCE CORPORATION ("SRCSAIC")
SWISS RE CORPORATE SOLUTIONS PREMIER INSURANCE CORPORATION ("SRCSPIC")
WESTPORT INSURANCE CORPORATION ("WIC")

GENERAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, THAT SRCSAIC, a corporation duly organized and existing under laws of the State of Missouri, and having its principal office in the City of Kansas City, Missouri, and SRCSPIC, a corporation organized and existing under the laws of the State of Missouri and having its principal office in the City of Kansas City, Missouri, and WIC, organized under the laws of the State of Missouri, and having its principal office in the City of Kansas City, Missouri, each does hereby make, constitute and appoint:

JOHN R. WARD, THOMAS DOUGLAS MOORE, EMILY ALLISON MIKESKA, ALLYSON W. DEAN, MONICA RUBY VEAZEY, JOHN WILLIAM NEWBY,
TROY RUSSELL KEY, DEBRA LEE MOON, ANDREA ROSE CRAWFORD, SANDRA LEE RONEY, FAITH ANN HILTY, ANDREW GARETH ADDISON, PATRICK THOMAS COYLE,
MICHAEL DONALD HENDRICKSON, BRYAN KELLY MOORE, ELIZABETH ORTIZ, ANA OWENS, BETTY J REEII, AND ANDREW PATRICK CLARK JOINTLY OR SEVERALLY

Its true and lawful Attorney(s)-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its act and deed, bonds or other writings obligatory in the nature of a bond on behalf of each of said Companies, as surety, on contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract or suretyship executed under this authority shall exceed the amount of:

TWO HUNDRED MILLION (\$200,000,000.00) DOLLARS

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Boards of Directors of both SRCSAIC and SRCSPIC at meetings duly called and held on the 18th of November 2021 and WIC by written consent of its Executive Committee dated July 18, 2011.

"RESOLVED, that any two of the President, any Managing Director, any Senior Vice President, any Vice President, the Secretary or any Assistant Secretary be, and each or any of them hereby is, authorized to execute a Power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Corporation bonds, undertakings and all contracts of surety, and that each or any of them hereby is authorized to attest to the execution of any such Power of Attorney and to attach therein the seal of the Corporation; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Corporation may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be binding upon the Corporation when so affixed and in the future with regard to any bond, undertaking or contract of surety to which it is attached."



By Erik Janssens, Senior Vice President of SRCSAIC & Senior Vice President of SRCSPIC & Senior Vice President of WIC

By Gerald Jagrowski, Vice President of SRCSAIC & Vice President of SRCSPIC & Vice President of WIC

IN WITNESS WHEREOF, SRCSAIC, SRCSPIC, and WIC have caused their official seals to be hereunto affixed, and these presents to be signed by their authorized officers

this 11th day of January, 20 24

State of Illinois
County of Cook

Swiss Re Corporate Solutions America Insurance Corporation
Swiss Re Corporate Solutions Premier Insurance Corporation
Westport Insurance Corporation

On this 11th day of January, 20 24, before me, a Notary Public personally appeared Erik Janssens, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC and Senior Vice President of WIC and Gerald Jagrowski, Vice President of SRCSAIC and Vice President of SRCSPIC and Vice President of WIC, personally known to me, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as officers of and acknowledged said instrument to be the voluntary act and deed of their respective companies.



Christina Manisco, Notary

I, Jeffrey Goldberg, the duly elected Senior Vice President and Assistant Secretary of SRCSAIC and SRCSPIC and WIC, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney given by said SRCSAIC and SRCSPIC and WIC, which is still in full force and effect.

IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 15th day of November, 20 24.



Jeffrey Goldberg, Senior Vice President & Assistant Secretary of SRCSAIC and SRCSPIC and WIC

## **IMPORTANT NOTICE**

In order to obtain information or make a complaint:

You may contact the **Surety Claims Department**  
at **1-816-235-3702**

You may call **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation** for information or to make a complaint at:

**1-816-235-3702**

You may also write to **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation** at the following address:

**1200 Main Street, Suite 800  
Kansas City, MO 64105**

You may contact the **Texas Department of Insurance** to obtain information on companies, coverages, rights or complaints at:

**1- 800-252-3439**

You may write the **Texas Department of Insurance**:

**P.O. Box 149104  
Austin, TX 78714-9104  
Fax: (512) 475-1771  
Web: <http://www.tdi.state.tx.us>  
E-mail: [ConsumerProtection@tdi.state.tx.us](mailto:ConsumerProtection@tdi.state.tx.us)**

### **PREMIUM OR CLAIM DISPUTES:**

Should you have a dispute concerning your premium or about a claim you should first contact the **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation**. If the dispute is not resolved, you may contact the **Texas Department of Insurance**.

**ATTACH THIS NOTICE TO YOUR POLICY:** This notice is for information only and does not become a part or condition of the attached document.

## **AVISO IMPORTANTE**

Para obtener informacion o para someter un queja:

Puede comunicarse con **Surety Claims Department**  
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Usted tambien puede escribir a **Swiss Re Corporate Solutions America Insurance Corporation o Swiss Re Corporate Solutions Premier Insurance Corporation** al:

**1200 Main Street, Suite 800  
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Puede escribir al **Departamento de Seguros de Texas** para obtener informacion acerca de companias, coberturas, derechos o quejas al:

**1- 800-252-3439**

Puede escribir al **Departamento de Seguros de Texas**:

**P.O. Box 149104  
Austin, TX 78714-9104  
Fax: (512) 475-1771  
Web: <http://www.tdi.state.tx.us>  
E-mail: [ConsumerProtection@tdi.state.tx.us](mailto:ConsumerProtection@tdi.state.tx.us)**

**DISPUTAS SOBRE PRIMAS O RECLAMOS:** Si tiene una disputa concerniente a su prima o a un reclamo, debe comunicarse con el **Swiss Re Corporate Solutions America Insurance Corporation o Swiss Re Corporate Solutions Premier Insurance Corporation** primero. Si no se resuelve la disputa, puede entonces comunicarse con el **Departamento de Seguros de Texas**.

### **UNA ESTE AVISO A SU POLIZA:**

Este aviso es solo para proposito de informacion y no se convierte en parte o condicion del documento adjunto.

PUBLIC WORK

Bond No. 2361934

STATUTORY PAYMENT BOND PURSUANT TO  
CHAPTER 2253 OF THE TEXAS GOVERNMENT CODE  
AS AMENDED BY THE 73rd LEGISLATURE, 1993

(Penalty of this bond must be 100% of Contract amount)

KNOW ALL MEN BY THESE PRESENTS:

That, HM & MF, Ltd dba Muckleroy & Falls

(Here insert the name and address or legal title of the Contractor)

3200 Riverfront Dr., Suite 200, Fort Worth, TX 76107

(hereinafter called the Principal), as Principal,

and Swiss Re Corporate Solutions America Insurance Corporation

(Here insert the name of the Surety)

a corporation organized and existing under the laws of the State of Missouri, with its principal office in the  
City of Kansas City (hereinafter called the Surety), as Surety, are held and firmly bound unto

Tarrant County

(Here insert the name of the Obligee)

(hereinafter called the Obligee), in the amount of Fifteen Million Seven Hundred Twenty-four Thousand Four Hundred Thirty-one & 00/100

(Here insert an amount equal to the total contract price)

Dollars ( \$15,724,431.00 ), for the payment whereof, the said Principal and Surety bind themselves, and  
their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written contract with the Obligee, dated the 12th day of

November, 2024, to

Law Enforcement Training Center Renovation RFP F2024188

which contract is hereby referred to and made a part hereof as fully and to the same extent as if copied at length herein.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall pay all  
claimants supplying labor and material to him or a subcontractor in the prosecution of the work provided for in said contract,  
then, this obligation shall be void; otherwise to remain in full force and effect.

PROVIDED, HOWEVER, that this bond is executed pursuant to the provisions of Chapter 2253 of the Texas  
Government Code as amended by Acts of the 73rd Legislature, 1993, and all liabilities on this bond to all such claimants shall  
be determined in accordance with the provisions of said Chapter to the same extent as if it were copied at length herein.

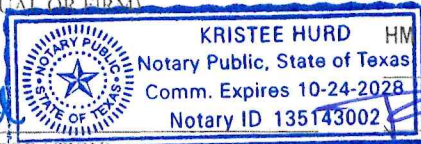
IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this 12th  
day of November, 2024.

WITNESS

\_\_\_\_\_  
(IF INDIVIDUAL OR FIRM) \_\_\_\_\_ (SEAL)

ATTEST:

*Kristee Hurd*



(IF CORPORATION)

HM & MF, Ltd dba Muckleroy & Falls  
Notary Public, State of Texas  
Comm. Expires 10-24-2028  
Notary ID 135143002

*Thomas Moore* (SEAL)

HM & MF, Ltd., d/b/a MUCKLEROY & FALLS, a Texas  
Limited Partnership by Muckleroy & Falls Construction  
Co., a Texas Corporation and General Partner Principal

Swiss Re Corporate Solutions America Insurance Corporation  
Surety

By *Debra Lee Moon* (SEAL)

Debra Lee Moon Attorney-in-Fact

Bond No: 2361934

**PUBLIC WORK**  
**STATUTORY PERFORMANCE BOND PURSUANT TO**  
**CHAPTER 2253 OF THE TEXAS GOVERNMENT CODE AS**  
**AMENDED BY THE 73rd LEGISLATURE, 1993**

(Penalty of this bond must be 100% of Contract amount)

KNOW ALL MEN BY THESE PRESENTS:

That, HM & MF, Ltd dba Muckleroy & Falls  
(Here insert the name and address or legal title of the Contractor)

3200 Riverfront Dr., Suite 200, Fort Worth, TX 76107

(hereinafter called the Principal), as Principal, and  
Swiss Re Corporate Solutions America Insurance Corporation  
(Here insert the name of the Surety)

a corporation organized and existing under the laws of the State of Missouri, with its principal office in the City of Kansas City  
(hereafter called the Surety), as Surety, are held and firmly bound unto

Tarrant County  
(Here insert the name of the Obligee)

(hereinafter called the Obligee), in the amount of Fifteen Million Seven Hundred Twenty-four Thousand Four Hundred Thirty-one & 00/100  
(Here insert an amount equal to the total contract price)

Dollars ( \$15,724,431.00 ), for the payment whereof, the said Principal and Surety bind themselves, and their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written contract with the Obligee, dated the 12th day of November, 2024 to Law Enforcement Training Center Renovation RFP F2024188 which contract is hereby referred to and made a part hereof as fully and to the same extent as if copied at length herein.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall faithfully perform the work in accordance with the plans, specifications and contract documents, then this obligation shall be void, otherwise to remain in full force and effect.

PROVIDED, HOWEVER, that this bond is executed pursuant to the provisions of Chapter 2253 of the Texas Government Code as amended by Acts of the 73rd Legislature, 1993, and all liabilities on this bond shall be determined in accordance with the provisions of said Chapter to the same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this 12th day of November, 2024

WITNESS: \_\_\_\_\_ (SEAL)  
\_\_\_\_\_ (SEAL)

ATTEST: Kristee Hurd (IF INDIVIDUAL)  
  
\_\_\_\_\_ (IF CORPORATION)  
HM & MF, Ltd dba Muckleroy & Falls (SEAL)  
*Principal*

Thomas C. Moyes (SEAL)  
HM & MF, Ltd., d/b/a MUCKLEROY & FALLS, a Texas Limited Partnership by Muckleroy & Falls Construction Co., a Texas Corporation and General Partner  
Swiss Re Corporate Solutions America Insurance Corporation  
*Surety*  
By Debra Lee Moon (SEAL)  
Debra Lee Moon, Attorney-in-Fact

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MICHAEL DONALD HENDRICKSON, BRYAN KELLY MOORE, ELIZABETH ORTIZ, ANA OWENS, BETTY J REEH, AND ANDREW PATRICK CLARK JOINTLY OR SEVERALLY

Its true and lawful Attorney(s)-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its act and deed, bonds or other writings obligatory in the nature of a bond on behalf of each of said Companies, as surety, on contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract or suretyship executed under this authority shall exceed the amount of:

TWO HUNDRED MILLION (\$200,000,000.00) DOLLARS

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"RESOLVED, that any two of the President, any Managing Director, any Senior Vice President, any Vice President, the Secretary or any Assistant Secretary be, and each or any of them hereby is, authorized to execute a Power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Corporation bonds, undertakings and all contracts of surety, and that each or any of them hereby is authorized to attest to the execution of any such Power of Attorney and to attach therein the seal of the Corporation; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Corporation may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be binding upon the Corporation when so affixed and in the future with regard to any bond, undertaking or contract of surety to which it is attached."



By Erik Janssens, Senior Vice President of SRCSAIC & Senior Vice President of SRCSPIC & Senior Vice President of WIC

By Gerald Jagrowski, Vice President of SRCSAIC & Vice President of SRCSPIC & Vice President of WIC

IN WITNESS WHEREOF, SRCSAIC, SRCSPIC, and WIC have caused their official seals to be hereunto affixed, and these presents to be signed by their authorized officers

this 11th day of January, 20 24

State of Illinois County of Cook Swiss Re Corporate Solutions America Insurance Corporation Swiss Re Corporate Solutions Premier Insurance Corporation Westport Insurance Corporation

On this 11th day of January, 20 24, before me, a Notary Public personally appeared Erik Janssens, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC and Senior Vice President of WIC and Gerald Jagrowski, Vice President of SRCSAIC and Vice President of SRCSPIC and Vice President of WIC, personally known to me, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as officers of and acknowledged said instrument to be the voluntary act and deed of their respective companies.



Christina Manisco, Notary

I, Jeffrey Goldberg, the duly elected Senior Vice President and Assistant Secretary of SRCSAIC and SRCSPIC and WIC, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney given by said SRCSAIC and SRCSPIC and WIC, which is still in full force and effect. IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 12th day of November, 20 24.

Jeffrey Goldberg, Senior Vice President & Assistant Secretary of SRCSAIC and SRCSPIC and WIC

## **IMPORTANT NOTICE**

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You may contact the Surety Claims Department  
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America Insurance Corporation or Swiss Re  
Corporate Solutions Premier Insurance  
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Corporation para informacion o para someter una  
queja al:

1-816-235-3702

Usted tambien puede escribir a Swiss Re Corporate  
Solutions America Insurance Corporation o Swiss  
Re Corporate Solutions Premier Insurance  
Corporation al:

1200 Main Street, Suite 800  
Kansas City, MO 64105

Puede escribir al Departamento de Seguros de Texas  
para obtener informacion acerca de companias,  
coberturas, derechos o quejas al:

1- 800-252-3439

Puede escribir al Departamento de Seguros de Texas:

P.O. Box 149104  
Austin, TX 78714-9104  
Fax: (512) 475-1771  
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**DISPUTAS SOBRE PRIMAS O RECLAMOS:** Si  
tiene una disputa concerniente a su prima o a un  
reclamo, debe comunicarse con el Swiss Re Corporate  
Solutions America Insurance Corporation o Swiss  
Re Corporate Solutions Premier Insurance  
Corporation primero. Si no se resuelve la disputa,  
puede entonces comunicarse con el Departamento de  
Seguros de Texas.

### **UNA ESTE AVISO A SU POLIZA:**

Este aviso es solo para proposito de informacion y no se  
converte en parte o condicion del documento adjunto.

CERTIFICATION OF  
AVAILABLE FUNDS: \$ \_\_\_\_\_

\_\_\_\_\_  
Tarrant County Auditor

CO #144368



COMMISSIONERS COURT  
COMMUNICATION

COURT ORDER NUMBER \_\_\_\_\_  
PAGE 1 OF 11  
DATE: 12/3/2024

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*Add \$2,001,082.00*

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Revised Contract Total    \$17,725,513.00

SUBMITTED BY	Facilities Management	PREPARED BY:	Milissa Warner
		APPROVED BY:	Michael Amador

# AIA® Document G701® – 2017

## Change Order

<b>PROJECT:</b> <i>(Name and address)</i> Law Enforcement Training Center Renovation	<b>CONTRACT INFORMATION:</b> Contract For: General Construction Date: 11/12/2024	<b>CHANGE ORDER INFORMATION:</b> Change Order Number: 01 Date: 11/15/2024
<b>OWNER:</b> <i>(Name and address)</i> Tarrant County 200 Taylor Street Fort Worth, Texas 76196	<b>ARCHITECT:</b> <i>(Name and address)</i> Komatsu Architecture 3880 Hulen Street, Suite 300 Fort Worth, Texas 76107	<b>CONTRACTOR:</b> <i>(Name and address)</i> Muckleroy & Falls 3200 Riverfront Drive Suite 200 Fort Worth, Texas 76107

**THE CONTRACT IS CHANGED AS FOLLOWS:**

*(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)*

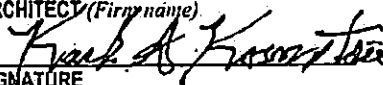
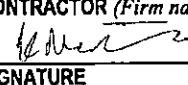
Increase in contract amount to provide FF&E allowance in the amount of \$2,001,082.00

The original Contract Sum was	\$ 15,724,431.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 15,724,431.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 2,001,082.00
The new Contract Sum including this Change Order will be	\$ 17,725,513.00

The Contract Time will be increased by Zero (0) days.  
The new date of Substantial Completion will be 12/05/25

**NOTE:** This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

Komatsu Architecture ARCHITECT <i>(Firm name)</i>	Muckleroy & Falls CONTRACTOR <i>(Firm name)</i>	Tarrant County OWNER <i>(Firm name)</i>
 SIGNATURE	 SIGNATURE	 SIGNATURE
Karl A Komatsu PRINTED NAME AND TITLE	Keith Melton, PD PRINTED NAME AND TITLE	 PRINTED NAME AND TITLE
11/15/2024 DATE	11/15/2024 DATE	 DATE

Swiss Re Corporate Solutions America Insurance Corporation  
1200 Main St., Suite 800  
Kansas City, MO 64105

## CHANGE RIDER

To be attached to and form a part of:

Type of Bond: Performance and Payment

Bond No: 2361934

Principal: HM & MF, Ltd dba Muckleroy & Falls

Surety: Swiss Re Corporate Solutions America Insurance Corporation

In favor of Obligee: Tarrant County

Dated: October 24, 2024

In consideration of the premium charged for the attached bond, it is hereby agreed to change the following:

Description: Adding Change Order #1 (\$2,001,082.00)

From: \$15,724,431.00

To: \$17,725,513.00

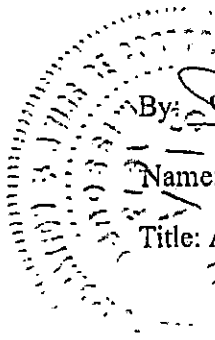
The attached bond shall be subject to all its agreements, limitations and conditions except as herein expressly modified.

The rider is effective: November 15, 2024

By: 

Name: Debra Lee Moon

Title: Attorney-in-Fact



**SWISS RE CORPORATE SOLUTIONS**

SWISS RE CORPORATE SOLUTIONS AMERICA INSURANCE CORPORATION ("SRCSAIC")  
SWISS RE CORPORATE SOLUTIONS PREMIER INSURANCE CORPORATION ("SRCSPIC")  
WESTPORT INSURANCE CORPORATION ("WIC")

**GENERAL POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS, THAT SRCSAIC, a corporation duly organized and existing under laws of the State of Missouri, and having its principal office in the City of Kansas City, Missouri, and SRCSPIC, a corporation organized and existing under the laws of the State of Missouri and having its principal office in the City of Kansas City, Missouri, and WIC, organized under the laws of the State of Missouri, and having its principal office in the City of Kansas City, Missouri, each does hereby make, constitute and appoint:

JOHN R. WARD, THOMAS DOUGLAS MOORE, EMILY ALLISON MIKESKA, ALLYSON W. DEAN, MONICA RUBY VEAZEY, JOHN WILLIAM NEWBY,  
TROY RUSSELL KEY, DEBRA LEE MOON, ANDREA ROSE CRAWFORD, SANDRA LEE RONEY, FAITH ANN HILTY, ANDREW GARETH ADDISON, PATRICK THOMAS COYLE,  
MICHAEL DONALD HENDRICKSON, BRYAN KELLY MOORE, ELIZABETH ORTIZ, ANA OWENS, BETTY J REHI, AND ANDREW PATRICK CLARK JOINTLY OR SEVERALLY

Its true and lawful Attorney(s)-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its act and deed, bonds or other writings obligatory in the nature of a bond on behalf of each of said Companies, as surety, on contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract or suretyship executed under this authority shall exceed the amount of:

TWO HUNDRED MILLION (\$200,000,000.00) DOLLARS

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Boards of Directors of both SRCSAIC and SRCSPIC at meetings duly called and held on the 18th of November 2021 and WIC by written consent of its Executive Committee dated July 18, 2011.

"RESOLVED, that any two of the President, any Managing Director, any Senior Vice President, any Vice President, the Secretary or any Assistant Secretary be, and each or any of them hereby is, authorized to execute a Power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Corporation bonds, undertakings and all contracts of surety, and that each or any of them hereby is authorized to attest to the execution of any such Power of Attorney and to attach therein the seal of the Corporation; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Corporation may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be binding upon the Corporation when so affixed and in the future with regard to any bond, undertaking or contract of surety to which it is attached."



By Erik Janssens  
Erik Janssens, Senior Vice President of SRCSAIC & Senior Vice President of SRCSPIC & Senior Vice President of WIC

By Gerald Jagrowski  
Gerald Jagrowski, Vice President of SRCSAIC & Vice President of SRCSPIC & Vice President of WIC



IN WITNESS WHEREOF, SRCSAIC, SRCSPIC, and WIC have caused their official seals to be hereunto affixed, and these presents to be signed by their authorized officers

this 11th day of January, 20 24

State of Illinois  ss  
County of Cook

Swiss Re Corporate Solutions America Insurance Corporation  
Swiss Re Corporate Solutions Premier Insurance Corporation  
Westport Insurance Corporation

On this 11th day of January, 20 24, before me, a Notary Public personally appeared Erik Janssens, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC and Senior Vice President of WIC and Gerald Jagrowski, Vice President of SRCSAIC and Vice President of SRCSPIC and Vice President of WIC, personally known to me, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as officers of and acknowledged said instrument to be the voluntary act and deed of their respective companies.



Christina Manisco  
Christina Manisco, Notary

I, Jeffrey Goldberg, the duly elected Senior Vice President and Assistant Secretary of SRCSAIC and SRCSPIC and WIC, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney given by said SRCSAIC and SRCSPIC and WIC, which is still in full force and effect.

IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 15th day of November, 20 24.



Jeffrey Goldberg  
Jeffrey Goldberg, Senior Vice President & Assistant Secretary of SRCSAIC and SRCSPIC and WIC

## **IMPORTANT NOTICE**

In order to obtain information or make a complaint:

You may contact the Surety Claims Department  
at **1-816-235-3702**

You may call **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation** for information or to make a complaint at:

**1-816-235-3702**

You may also write to **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation** at the following address:

**1200 Main Street, Suite 800  
Kansas City, MO 64105**

You may contact the **Texas Department of Insurance** to obtain information on companies, coverages, rights or complaints at:

**1- 800-252-3439**

You may write the **Texas Department of Insurance**:

**P.O. Box 149104  
Austin, TX 78714-9104  
Fax: (512) 475-1771  
Web: <http://www.tdi.state.tx.us>  
E-mail: [ConsumerProtection@tdi.state.tx.us](mailto:ConsumerProtection@tdi.state.tx.us)**

### **PREMIUM OR CLAIM DISPUTES:**

Should you have a dispute concerning your premium or about a claim you should first contact the **Swiss Re Corporate Solutions America Insurance Corporation or Swiss Re Corporate Solutions Premier Insurance Corporation**. If the dispute is not resolved, you may contact the **Texas Department of Insurance**.

**ATTACH THIS NOTICE TO YOUR POLICY:** This notice is for information only and does not become a part or condition of the attached document.

## **AVISO IMPORTANTE**

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Usted tambien puede escribir a **Swiss Re Corporate Solutions America Insurance Corporation o Swiss Re Corporate Solutions Premier Insurance Corporation** al:

**1200 Main Street, Suite 800  
Kansas City, MO 64105**

Puede escribir al **Departamento de Seguros de Texas** para obtener informacion acerca de companias, coberturas, derechos o quejas al:

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E-mail: [ConsumerProtection@tdi.state.tx.us](mailto:ConsumerProtection@tdi.state.tx.us)**

**DISPUTAS SOBRE PRIMAS O RECLAMOS:** Si tiene una disputa concerniente a su prima o a un reclamo, debe comunicarse con el **Swiss Re Corporate Solutions America Insurance Corporation o Swiss Re Corporate Solutions Premier Insurance Corporation** primero. Si no se resuelve la disputa, puede entonces comunicarse con el **Departamento de Seguros de Texas**.

### **UNA ESTE AVISO A SU POLIZA:**

Este aviso es solo para proposito de informacion y no se convierte en parte o condicion del documento adjunto.

PUBLIC WORK

Bond No. 2361934

STATUTORY PAYMENT BOND PURSUANT TO  
CHAPTER 2253 OF THE TEXAS GOVERNMENT CODE  
AS AMENDED BY THE 73rd LEGISLATURE, 1993

(Penalty of this bond must be 100% of Contract amount)

KNOW ALL MEN BY THESE PRESENTS:

That, HM & MF, Ltd dba Muckleroy & Falls

(Here insert the name and address or legal title of the Contractor)

3200 Riverfront Dr., Suite 200, Fort Worth, TX 76107

(hereinafter called the Principal), as Principal,

and Swiss Re Corporate Solutions America Insurance Corporation

(Here insert the name of the Surety)

a corporation organized and existing under the laws of the State of Missouri, with its principal office in the  
City of Kansas City (hereinafter called the Surety), as Surety, are held and firmly bound unto

Tarrant County

(Here insert the name of the Obligee)

(hereinafter called the Obligee), in the amount of Fifteen Million Seven Hundred Twenty-four Thousand Four Hundred Thirty-one & 00/100

(Here insert an amount equal to the total contract price)

Dollars (\$15,724,431.00), for the payment whereof, the said Principal and Surety bind themselves, and  
their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written contract with the Obligee, dated the 12th day of

November, 2024, to

Law Enforcement Training Center Renovation RFP F2024188

which contract is hereby referred to and made a part hereof as fully and to the same extent as if copied at length herein.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall pay all  
claimants supplying labor and material to him or a subcontractor in the prosecution of the work provided for in said contract,  
then, this obligation shall be void; otherwise to remain in full force and effect.

PROVIDED, HOWEVER, that this bond is executed pursuant to the provisions of Chapter 2253 of the Texas  
Government Code as amended by Acts of the 73rd Legislature, 1993, and all liabilities on this bond to all such claimants shall  
be determined in accordance with the provisions of said Chapter to the same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this 12th  
day of November, 2024.

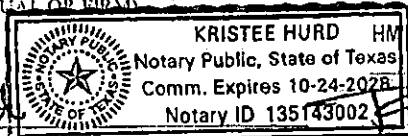
WITNESS

\_\_\_\_\_  
(SEAL)

(IF INDIVIDUAL OR FIRM)

ATTEST:

*Kristee Hurd*  
\_\_\_\_\_  
(IF CORPORATION)



HM & MF, Ltd dba Muckleroy & Falls

Notary Public, State of Texas

Comm. Expires 10-24-2028

Notary ID 135143002

*Thomas Crocker*  
\_\_\_\_\_  
(SEAL)

HM & MF, Ltd., d/b/a MUCKLEROY & FALLS, a Texas  
Limited Partnership by Muckleroy & Falls Construction  
Co., a Texas Corporation and General Partner

Swiss Re Corporate Solutions America Insurance Corporation

By *Debra Lee Moon*  
\_\_\_\_\_  
(SEAL)

Debra Lee Moon

Attorney-in-Fact

Bond No: 2361934

PUBLIC WORK  
STATUTORY PERFORMANCE BOND PURSUANT TO  
CHAPTER 2253 OF THE TEXAS GOVERNMENT CODE AS  
AMENDED BY THE 73rd LEGISLATURE, 1993

(Penalty of this bond must be 100% of Contract amount)

KNOW ALL MEN BY THESE PRESENTS:

That, HM & MF, Ltd dba Muckleroy & Falls

(Here insert the name and address or legal title of the Contractor)

3200 Riverfront Dr., Suite 200, Fort Worth, TX 76107

(hereinafter called the Principal), as Principal, and

Swiss Re Corporate Solutions America Insurance Corporation

(Here insert the name of the Surety)

a corporation organized and existing under the laws of the State of Missouri, with its principal office in the City of Kansas City

(hereafter called the Surety), as Surety, are held and firmly bound unto

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Dollars ( \$15,724,431.00 ), for the payment whereof, the said Principal and Surety bind themselves, and their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written contract with the Obligee, dated the 12th day of November, 2024 to Law Enforcement Training Center Renovation RFP F2024188

which contract is hereby referred to and made a part hereof as fully and to the same extent as if copied at length herein.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall faithfully perform the work in accordance with the plans, specifications and contract documents, then this obligation shall be void, otherwise to remain in full force and effect.

PROVIDED, HOWEVER, that this bond is executed pursuant to the provisions of Chapter 2253 of the Texas Government Code as amended by Acts of the 73rd Legislature, 1993, and all liabilities on this bond shall be determined in accordance with the provisions of said Chapter to the same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this 12th day of

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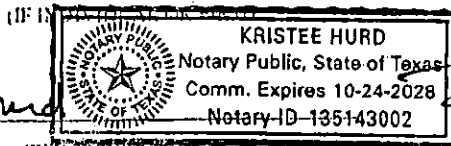
WITNESS:

(SEAL)

(SEAL)

ATTEST:

*Kristee Hurd*



(IF CORPORATION)

HM & MF, Ltd dba Muckleroy & Falls

(SEAL)

Principal

*Thomas C. Moyes*

THOMAS C MOYES

(SEAL)

HM & MF, Ltd, d/b/a MUCKLEROY & FALLS, a Texas Limited Partnership by Muckleroy & Falls Construction Co., a Texas Corporation and General Partner  
Swiss Re Corporate Solutions America Insurance Corporation

Surety

By

*Debra Lee Moon*

(SEAL)

Debra Lee Moon

Attorney-in-Fact

SWISS RE CORPORATE SOLUTIONS

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Its true and lawful Attorney(s)-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its act and deed, bonds or other writings obligatory in the nature of a bond on behalf of each of said Companies, as surety, on contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract or suretyship executed under this authority shall exceed the amount of:

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This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Boards of Directors of both SRCSAIC and SRCSPIC at meetings duly called and held on the 18th of November 2021 and WIC by written consent of its Executive Committee dated July 18, 2011.

"RESOLVED, that any two of the President, any Managing Director, any Senior Vice President, any Vice President, the Secretary or any Assistant Secretary be, and each or any of them hereby is, authorized to execute a Power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Corporation bonds, undertakings and all contracts of surety, and that each or any of them hereby is authorized to attest to the execution of any such Power of Attorney and to attach therein the seal of the Corporation; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Corporation may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be binding upon the Corporation when so affixed and in the future with regard to any bond, undertaking or contract of surety to which it is attached."



By Erik Janssens, Senior Vice President of SRCSAIC & Senior Vice President of SRCSPIC & Senior Vice President of WIC

By Gerald Jagrowski, Vice President of SRCSAIC & Vice President of SRCSPIC & Vice President of WIC



IN WITNESS WHEREOF, SRCSAIC, SRCSPIC, and WIC have caused their official seals to be hereunto affixed, and these presents to be signed by their authorized officers

this 11th day of January, 20 24

State of Illinois
County of Cook

Swiss Re Corporate Solutions America Insurance Corporation
Swiss Re Corporate Solutions Premier Insurance Corporation
Westport Insurance Corporation

On this 11th day of January, 20 24, before me, a Notary Public personally appeared Erik Janssens, Senior Vice President of SRCSAIC and Senior Vice President of SRCSPIC and Senior Vice President of WIC and Gerald Jagrowski, Vice President of SRCSAIC and Vice President of SRCSPIC and Vice President of WIC, personally known to me, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as officers of and acknowledged said instrument to be the voluntary act and deed of their respective companies.



Christina Manisco

I, Jeffrey Goldberg, the duly elected Senior Vice President and Assistant Secretary of SRCSAIC and SRCSPIC and WIC, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney given by said SRCSAIC and SRCSPIC and WIC, which is still in full force and effect. IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 12th day of November, 20 24.

Jeffrey Goldberg, Senior Vice President & Assistant Secretary of SRCSAIC and SRCSPIC and WIC

**IMPORTANT NOTICE**

In order to obtain information or make a complaint:

You may contact the **Surety Claims Department** at **1-816-235-3702**

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**UNA ESTE AVISO A SU POLIZA:**

Este aviso es solo para proposito de informacion y no se convierte en parte o condicion del documento adjunto.

CERTIFICATION OF  
AVAILABLE FUNDS: \$2,001,082.00

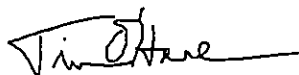
*Kimberly M. Buchanan*

\_\_\_\_\_  
Tarrant County Auditor

Consideration of Change Order No. 1 to the HM & MF LTD., d/b/a Muckleroy & Falls  
Construction Services Contract for the Law Enforcement Training Center Renovation Project

**SIGNED AND EXECUTED** this 3 day of December, 2024.

**COUNTY OF TARRANT  
STATE OF TEXAS**

A handwritten signature in black ink that reads "Tim O'Hare". The signature is written in a cursive style with a long horizontal line extending to the right.

Tim O'Hare  
County Judge  
12/6/2024