



TMLIRP

Enhanced Property Damage Recovery Program

Member Service Driven

In response to property damage recovery needs of our Members, TMLIRP partnered with SynergyNDS, Inc. ("SynergyNDS"). This partnership allows TMLIRP and its Members to quickly and accurately identify damaged property and the steps needed to stabilize and repair the property. It also provides members with access to the **Synergy Turnkey Recovery Program**. This program provides world-class disaster response solutions allowing quicker building stabilization and recovery getting members back to operational capacity sooner. Members can focus on their community's needs as their recovery proceeds. **Program available for a covered loss.**

How the Program Works?

- ✓ TMLIRP engages Synergy to evaluate damages and provide solutions
- ✓ Member chooses to engage Synergy Turnkey in accordance with procurement laws.
- ✓ Synergy manages all aspects of project for member and member focuses on citizens.
- ✓ Cost of program is paid through claims cost
- ✓ No additional out of pocket expenses without written Member notification
- ✓ Synergy works directly with TMLIRP claims adjusters
- ✓ Ensures members have a vetted contractor
- ✓ Proven track record

What Turnkey Program Does for the Member

- ✓ Rapid Loss Notification/Damage Assessments
- ✓ Mitigation & Stabilization
- ✓ Dedicated Project Management
- ✓ Defines Project Scope
- ✓ Project Procurement
- ✓ Project Management
- ✓ Claims Management & Loss Recovery Software
- ✓ Post-Recovery Support

Contact **TMLIRP Claims**
(512) 491-2426



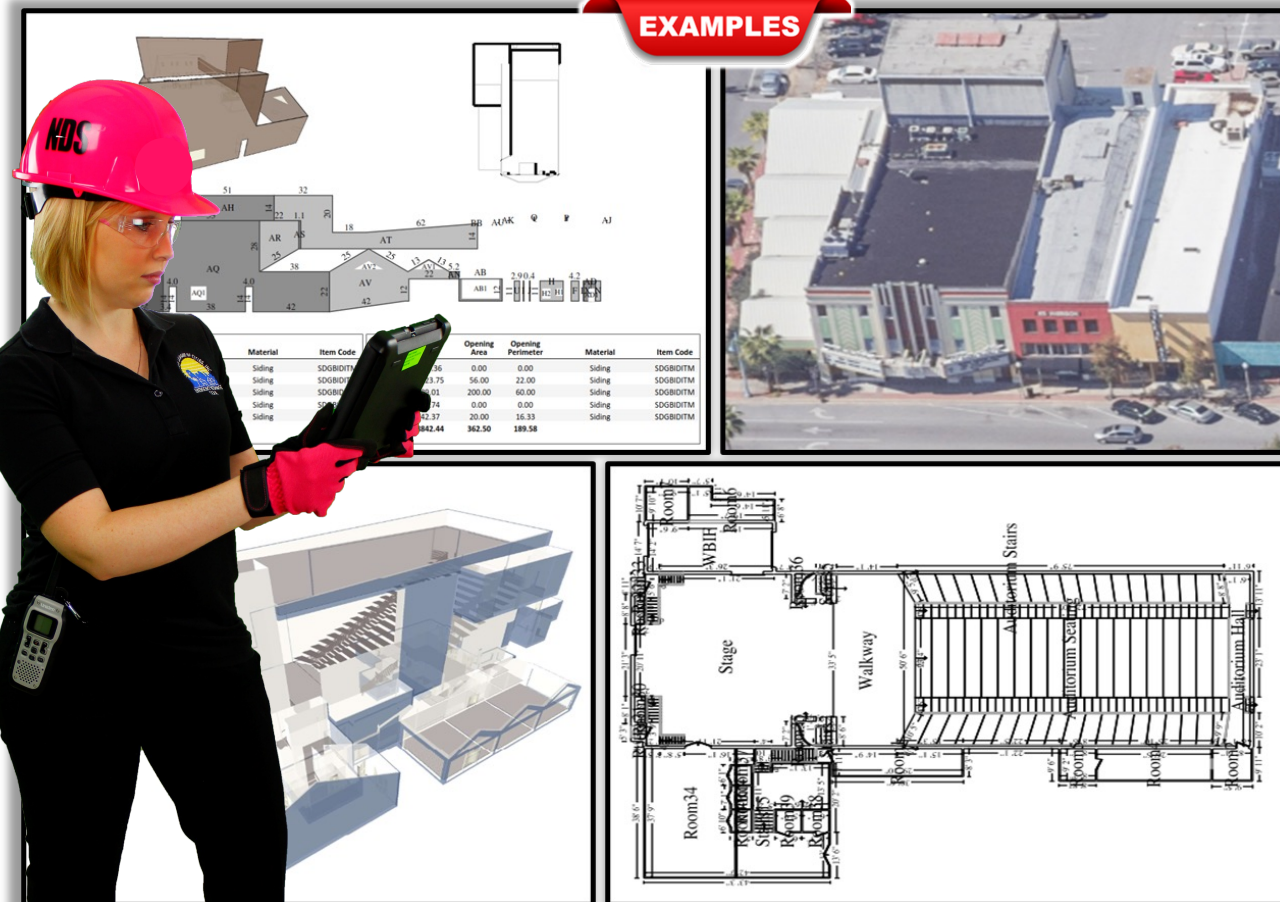
Catastrophe Response

800.537.6655 | tmlirp.org | Stronger Together

- Managed Direct Repair Program.
- Expedites Response & Recovery in Cooperation with Procurement Directives.
- Upfront Material Deposits and Invoices Paid Direct to Contractors.
- Project Managers Work as an Extension of Member's Staff.
- Incorporates Members Existing Contractor Relationships & Adds Additional Capacity.
- Reduces Member's Financial Burden that can be Associated with a Loss.
- Greater Transparency helps Control Overall Claim Cost.
- Available on Daily Claims & CAT Losses.
- Insurance Managed Repair Program Meets FEMA PA Eligibility Criteria.



EXAMPLES

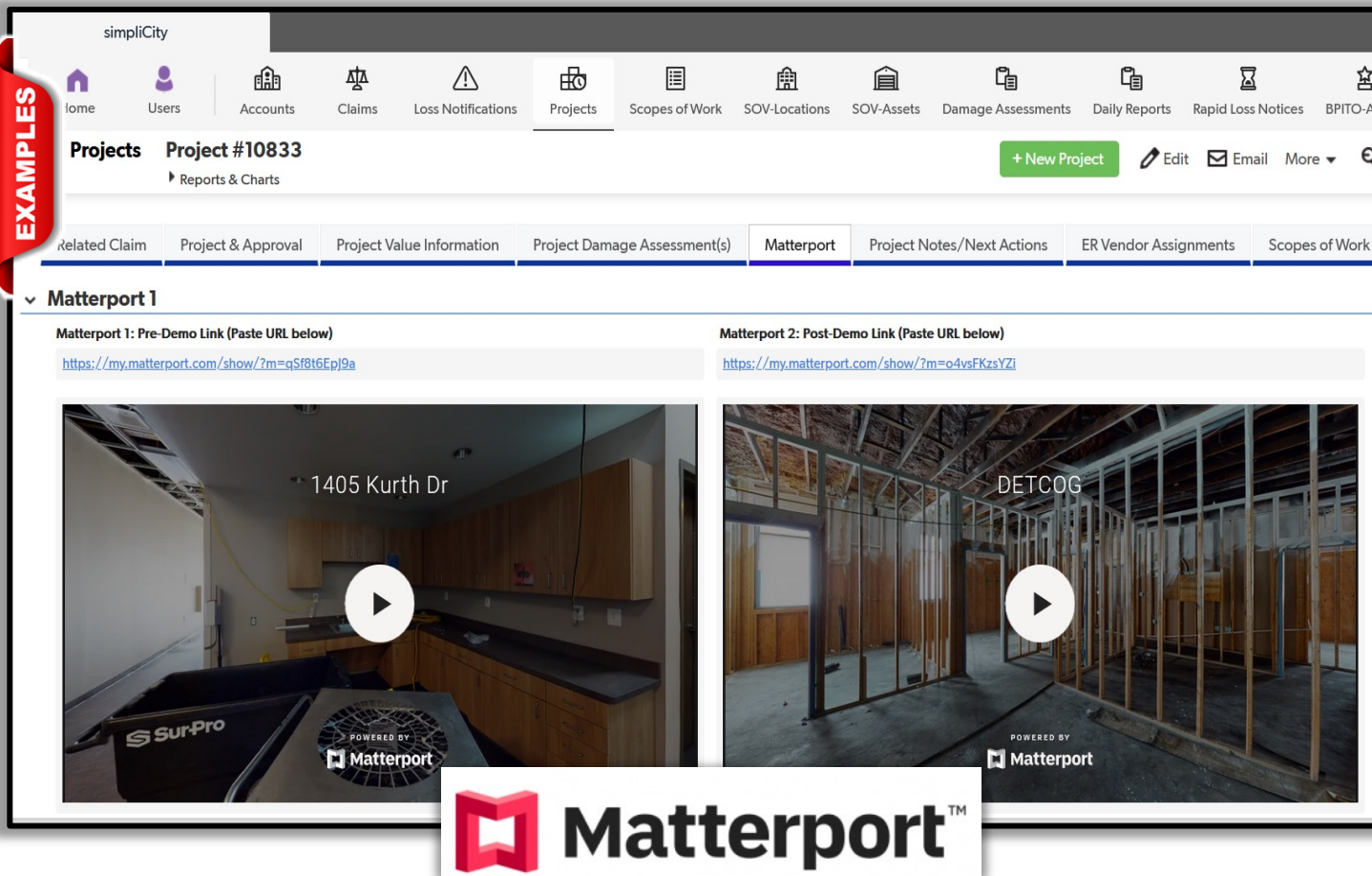


Damage Assessment & Scoping Expertise.

- Technology & Real-Time Reporting Improves Assessment of Damage.
- Detailed Scopes Capture Current Condition of Building & Expedites Review of Like/Kind Repairs.
- Accurate Reporting Earns Trust & Confidence that ALL Repairs have been Accurately Identified.
- Program Transparency Minimizes Disruptions & Improves Accountability.

Cooperating with Independent 3rd Party Firms promotes accurate scoping of damages and overall Claim Approval.

Matterport™ Scoping Integration Provides Project Visibility from Damage Assessment Through Stages of Repair



- 3D Virtual Tour(s) Allows Involved Parties to be in the Loop.
- Multiple Scans Performed Over the Lifecycle of the Project. (First-Onsite, Post Demo & Project Completion)
- Take-Offs & Blueprints are Generated.
- Information Made Available to all Involved Parties.



INVITATION FOR BID (IFB)

PR104225: CCHA CASA GRANDE | CABINETS, COUNTER & VANITIES



DESCRIPTION: Furnish all required labor, materials and equipment necessary to the described location. Work is being authorized under the elected TML TurnKey Recovery by SynergyNDS on behalf of Cameron County Housing Authority, a Member of Intergovernmental Risk Pool (TMLIRP).

LOCATION: Casa Grande Development | 31ea Single Family Affordable Housing
104 Troywood Circle | Harlingen, Texas 78552

SUBMITTAL INSTRUCTIONS: For purposes of generating an EXPEDITED SUBMITTAL includes scope specifications and bid sheet specific to referenced project.

- Bids shall be received no later than **08/18/19** (emailed to bids@synergynnds.com)
- All registered HUB Contractors (through the Texas Comptroller's Office), as to participate. Additional Contractor Financial Assistance is available to Contractor's Operations under terms and condition of successful contract award.
- Contractor is required to identify and validate all necessary task items, meet other applicable conditions in support of described scope-of-work. Contract work to be performed in accordance to trade standards and as required by or not a 3rd Party Professional has provided additional comment/support materials.
- Bid shall be completed and submitted using **ONLY** the Contractor Submittal of the IFB Packet). Supplemental Proposal (Valued Approach) to be attached.
- Bid award will be made based on best overall LUMP SUM project value as determined in accordance to market valuation, project demands, critical path scheduling and Participation Goals. Contributing factors, in addition to price, may be considered to determine bid award based on any additional criteria set forth by the specifications.
- Bids received after above deadline or that are not submitted in accordance to specifications will be rejected without further explanation or contractor notification.

RETURN BID TO: SynergyNDS / TML

TML Turnkey Recovery Program Attention: bids@synergynnds.com
Request On-Site Project Visit by emailing bids@synergynnds.com

Working in Cooperation to Support Procurement Directives

- Scoping Directives Identified for BID Workflow.
- Invitation for Bid (IFB) Packets Prepared to Include All Required Scoping & Contracting Information.
- Procurement & Contractor Selection Based on Established Criteria &/or Member Direction.
- Contractor Credentialing & BID Awards.

INVITATION FOR BID (IFB)

PR104225: CCHA CASA GRANDE | CABINETS, COUNTER & VANITIES

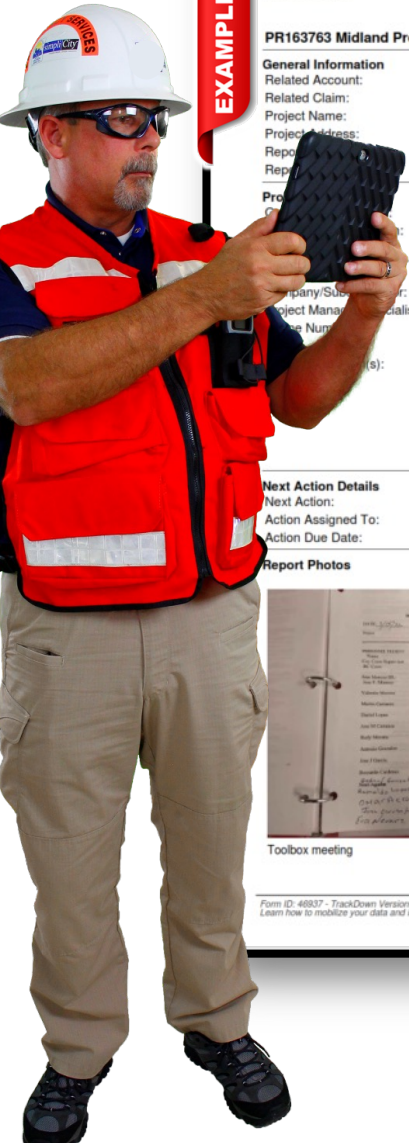
GENERAL SUMMARY The Casa Grande Development is comprised of a total of 65 Single Family Homes consisting of 2/3/4 Bedroom Models. To date, 31 Units have been impacted by Flood Damage as identified in the IFB. Units average 1153 SF (Finished Space) with an estimated Unit Total at 33,450 SF (Refer to the Attached Appendix). Selective Interior Demo to remove flood affected building materials has been completed to date to include Standard 4ft Flood Cut to all 31 Units. Additional Drying & Decontamination Services have been completed in accordance to Mitigation Standards.

IFB SCOPE-OF-WORK | KITCHEN CABINETS, COUNTERTOPS & VANITIES

31ea Single Family Homes require Fabrication, Delivery and Install of solid-wood (12 Units) Upper Kitchen Cabinets, (31 Units) Base Cabinets, Countertop, Bathroom Vanities & Linen Cabinets. Contractor is to take into consideration and provide response specific to the following BEST approach necessary to realize a successful Cabinet Color & Profile Match (for those Units whereby Upper Cabinets are not initially scheduled for replacement). Contractor will provide Best Recommendation and overall pricing on replacement/restore options specific to the following talking points:

- Replacement of (12 Units) Kitchen Upper Cabinets to include 7ea Standard Units and Sea ADA Units. Refer to Unit Breakout Summary (Attachment: Exhibits).
- Replacement of Kitchen Base Cabinets are to successfully match the remaining Units with existing Upper Cabinets (Standard Units).
- If Necessary, Replacement of Upper Cabinet Doors will be a considered approach for those cabinets not identified for replacement.
- Contractor should account for additional costs of sanding and color staining of those Upper Cabinets &/or Doors (not replaced) as part of overall BID Solicitation
- Contractor is to provide overall comment if Replacement of **BOTH** Upper & Base Kitchen Cabinets is the only real viable option given Color & Profile Match Criteria and the subsequent cost thereof.

Refer to Appendix for Estimated Unit Breakout and Quantities. Scope includes labor, tools, equipment, fabrication, installation, materials, delivery, supervision, and insurance necessary to complete the work and as governed by Industry Best Practices & Standards whether specifically identified in the IFB. All scope-of-work shall be completed in accordance to manufacture specifications, building codes and applicable industry standards. Fabrication of Cabinets is to begin immediately after Contract Award with **scheduled installation to begin as early as 6weeks from Order Confirmation.** Installation of Cabinets, Countertops, Vanities & Linen Cabinets must be completed no later than 21 days from scheduled start date. Failure to do so can result in applicable back-charges of incurred project costs due to delays determined within Contractor's scope-of-work responsibility.



EXAMPLES

TML
Texas Municipal League Intergovernmental Risk Pool
TMLIRP Turnkey Recovery Program

PR163763 Midland Project Report Date: 3/15/2022

General Information

Related Account:	TX-0957 - Midland
Related Claim:	PR163763: Midland: Water Damage to Bush Convention Center
Project Name:	Midland: Water Damage to Bush Convention Center
Project Address:	105 N Main, Midland, TX, 79701
Report Date:	3/15/2022
Report Time:	2:36 PM

Project Details

Project Location:	Exhibit Hall A
Project Type:	Concrete slab
Project Category:	Insurance Claim

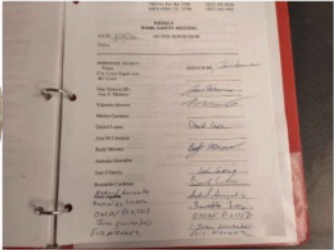

Company/Subject: Synergy NDS, Inc.
Project Manager/Analyst: Mickey Hendrickson
Phone Number: 352-292-5379
Email: mhendrickson@synergynnds.com

Notes: Concrete damaged due to water leak
Contractor on site continues with demolition. East. Crew has demoed and removed 20' started in center of room. Crew also in process. Cold joint open up approximately 95' and existing slab. Sidewalk barricades back in place and ground of demo.

Next Action Details

Next Action:	Demo of existing
Action Assigned To:	Vanco Construction
Action Due Date:	3/25/2022

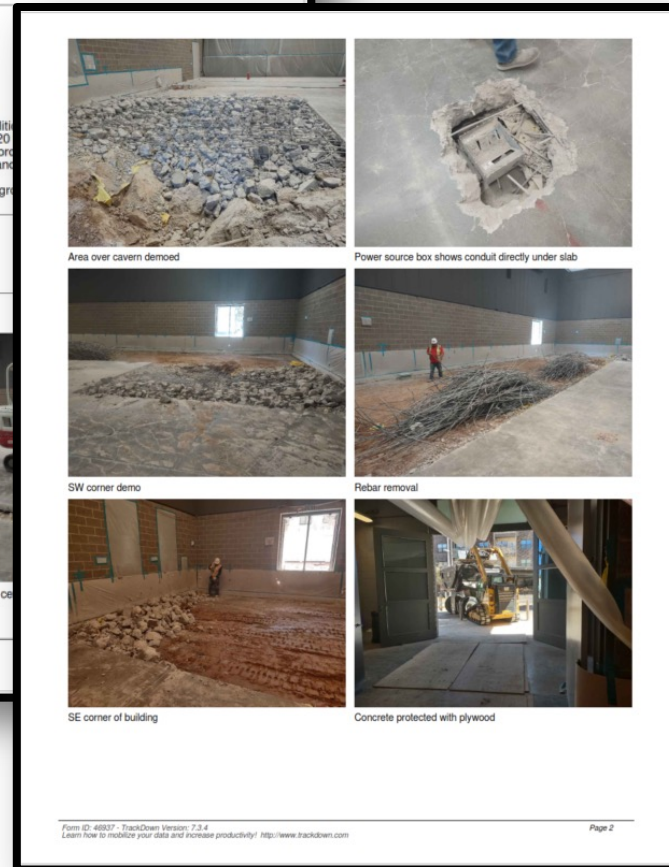
Report Photos

Toolbox meeting  West wall demo c 

Form ID: 48827 - TrackDown Version: 7.3.4
Learn how to mobilize your data and increase productivity! <http://www.trackdown.com>

Assigned Project Manager Works as an Extension of Member's Staff

- Onsite Project Management at No Cost to TML Members.
- PM Provides Daily Oversight of Contractors & Overall Work Product.
- Real-Time Reporting Uploaded to Project & Claim File.
- Daily Progress Reports are E-Distributed to Involved Parties for Review & Further Directives.



TURNKEY RECOVERY SPOTLIGHT | Contractor Invoice & Payments

- All Scope Review & Contractor Payments Fall within the Responsibility of the Program.
- Eliminates Member's Contractor Exposure & Liability.
- Reduces Member's Financial Burden from having to Pursue Insurance Reimbursement.
- Online System Provides Transparency & Accountability.
- Contractor Closeout Reports (Invoices/Payments) are Uploaded to the Project & Claim File.

simplyCity ^{by SynergyID}

Emergency Advantage simplyCity

Home Users ic... Build-Back Assessments Professional Loss Ass... Inland Marine Assets FMT Scope & Cost Vendor Employees Vendor Invoices Vendor Ratings Activities People People Roles Equipment/Services Equipment/Service

Vendor Invoices Embedded for Projects [Temporary report](#)

Reports & Charts

Search records Scope of Work - Project - Claim -...

Scope of Work #	Vendor	Description	Invoice Paid?	Paid By	Invoice Total Amount	Check Amount
8356	Mobile Mini, Inc.	20' STANDARD TRI CAM CONTAINER CS20WZS0098 Rental From 7/19/2022 - 8/15/2022.	✓	SynergyNDS	\$156.77	\$156.77
8356	Mobile Mini, Inc.	40' PREMIUM TUNNEL CONTAINER CS40WZK0231 Rental From 7/19/2022 - 8/15/2022.	✓	SynergyNDS	\$160.66	\$160.66
8356	Mobile Mini, Inc.	40' STANDARD TRI CAM CONTAINER CS40SZS0375 Rental From 7/19/2022 - 8/15/2022.	✓	SynergyNDS	\$160.66	\$160.66
8761	A Brush Above Services LLC	Pay application 2 for interior repairs.	✓	SynergyNDS	\$59,500.00	\$59,500.00
9096	K & H Portable Toilets, Inc.	ADA Portable Restroom Rental & Service For June 2022.	✓	SynergyNDS	\$2,184.83	\$2,184.83
8394	Royal Restrooms of East Texas	8 stall restroom rental July 26 - August 22 2022	✓	SynergyNDS	\$4,871.25	\$4,871.25
9720	Britt Rice Electric, LP	Pay application 3 for electrical and lighting repairs.	✓	SynergyNDS	\$100,647.75	\$100,647.75
9719	FireTron					\$58,038.07
8419	Rental Solutions & E					\$8,066.79
9965	Mobile Mini, Inc.					\$781.35
9718	Brazos Commercial R					\$18,503.00
8888	R.E.C. Industries, Inc.					\$69,827.66
9721	R.E.C. Industries, Inc.					\$6,935.00

Vendor Invoices Edit Vendor Invoice #16005

Reports & Charts

Vendor Invoice Alert

This Invoice Has Been Billed to the Claim File.
No Changes are Allowed without Administrator Approval.

Related Project

Project Number *
Bryan: Severe Cold Damage to Event Center (ID 461) - PR137960-044461-RP - 10130 - Bryan: Severe Cold Damage to Event Center (ID 461) - PR137960-044461-RP Project
Bryan: Severe Cold Damage to Event Center (ID 461)

Scope of Work Information

Related Scope of Work *
PR137960-044461-RP - Bryan: Severe Cold Damage to Event Center (ID 461) - Electrical and Lighting Repairs Claim Number
PR137960 Scope of Work ID Number
PR137960-044461-RP - Bryan: Severe Cold Damage to Event Center (ID 461)

Member Name
Bryan Project Title
Bryan: Severe Cold Damage to Event Center (ID 461)

Scope Description
Electrical and Lighting Repairs Scope of Work - Category
Ordinance & Law Scope Approved/Decided
Approved

Invoice Workflow (PMs & TK Director)

Initiate Check Request Process (Step 1 - For PM's to Request Payment) Process Check (Step 2 - For TK Director Only) Process Check (Step 3 - Vendor Compliance) Invoice Paid (automatically if...)

Priority Invoice? 📌

Invoice Information

Company
Britt Rice Electric, LP - 3002 Longmire Dr - College Station Address1 Address2 City State Zip
3002 Longmire Dr College Station TX 77845

Vendor Invoice # Vendor: Invoice Date * Vendor: Invoice Date Received Aged Days (From Date Created) Aged > 30 Days?
Pay App 4 07-20-2022 📅 07-26-2022 📅 55 No

Invoice Attachment

Bryan_Event Center_Electrical_Britt Rice_Pay App 4.pdf 📄 🗑️
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Invoice Supporting Document

CK#12085.pdf 📄 🗑️
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Satisfied TMLIRP Members!



Trust.



Quality.



Service.

Mercedes
South Houston
Bridge City
Port Aurthur
League City
Conroe
Justin
Victoria
Log Cabin
Big Spring
Wimberley
Frisco
Cuero
Hereford
Midland
Richland Springs
San Marcos
DETCOG
Rowlett
Aransas CAD

Katy
Abilene
Laredo
Bryan
Whitney
Palestine
McGregor
Everman
San Angelo
Anson
Caldwell
Surfside Beach
Seven Points
Cross Plains
Alvarado
Gladewater
Donna
Port Neches
Mexia
Hidalgo City

Regional Transit Authority
Trinity River Authority
Hondo Kingsland MUD
Mauriceville MUD
Orange County WCID
Stamford Hospital District
Port Author Housing Authority
Hidalgo County Housing Authority
Victoria Housing Authority
Madisonville Housing Authority
Munday Housing Authority
Cooper Housing Authority
Puducah Housing Authority
Fort Worth Housing Solutions
Borger Housing Authority
New Braunfels Housing Authority
Kenedy Housing Authority
Gonzales Housing Authority
Yocum Housing Authority
Killeen Housing Authority

Texas Housing Authority
Woodville Housing Authority
Nixon Housing Authority
Mineola Housing Authority
Waxahachie Housing Authority
Floresville Housing Authority
La Joya Housing Authority
Hidalgo County Housing Authority
Cameron County Housing Authority

- TML Member Elected Program.
- Offered on all TMLIRP Covered Losses.
- No Additional Cost.
- Eliminates Financial and Contractual Risks Specific to Repairs & Insurance Reimbursement.
- Flexible & Adaptive to Your Organizational Needs.
- Adds Capacity to Your Staff.
- Trusted Program.



Go to: www.SynergyNDS.com/TMLIRP for More Information