

To Whom It May Concern:

Re: **Legacy Christian Preparatory School**
New Classroom Building

I have spent my 20-year career with a large commercial construction company based in Houston in various roles mostly focused on preconstruction and project execution. On this project, I served as the owner's volunteer construction manager working directly with the design and construction teams. I assumed this role just before the contractor selection was made.

Brayton Construction was selected in September 2021 as Construction Manager at Risk through a qualifications-based process. I worked closely Brayton through preconstruction and construction through the completion of the project for first classes in January 2023. The project was a 29,000 sf new classroom building with a total construction contract of \$7.2 million.

The preconstruction phase, led by Terry Smith, was a challenging balance to ensure the scope provided maximized the fixed budget available. During the permit plan review the scope of sitework was expanded to address several of the code official's comments. Terry was instrumental in working with the trade partners and the design team through cost savings efforts to get the project back into a budget Legacy could accept.

During construction, Matt Rey (Project Manager) and Sean Kiley (Superintendent) did an excellent job managing the project in a way that was professional and extremely collaborative. Brayton ensured the safety of the students and staff was paramount while ensuring communications with Legacy was thorough and in real time. Matt and Sean were very knowledgeable about the project scope and schedule and stayed on top of all matters effectively. When change proposals were submitted, they were thorough and fair.

Overall, I was impressed with the work Brayton did on the project and would not hesitate to recommend them on future projects of similar size and complexity.

Best regards,



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