



**Missouri's  
Local  
Program**  
*for community  
development*

## COVER SHEET

(This must accompany your firm's letter of interest and does not count in the page limit)

Firm's Full Legal  
Name:

Cook, Flatt & Strobel Engineers, P.A.

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Firm Contact Name:

Sabin Yanez, P.E.

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Contact Email  
Address:

syanez@cfse.com

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1421 E. 104th Street, Suite 100

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Kansas City, Missouri 64131

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Work Category:

- Roadway Design
- Trails & Sidewalks
- Construction Inspection
- Traffic Engineering & TEAP
- Structures
- Environmental
- Historic Preservation



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Re: Request for Letters of Interest | LPA On-Call Services | Construction Inspection

December 12, 2025

Dear Ms. Buechter,

Cook, Flatt & Strobel (CFS) Engineers is pleased to submit our letter of interest to provide On-Call Engineering Services for the Construction Inspection category. CFS has previously served as an on-call engineering firm for MoDOT, and we look forward to growing our relationship by collaborating on many more local projects.

### **PREQUALIFICATION & ACCESSIBILITY**

CFS is on the MoDOT's Approved Consultant Prequalification List. Having a long history of providing construction inspection services, we are qualified to provide these services and provide a depth of understanding and capability. While our corporate headquarters is in Topeka, projects in Missouri will be performed by our Missouri office locations in Kansas City, Jefferson City, and Springfield. We are a short trip away from any location in Missouri, and our clients know that we have the availability and commitment to take on engineering projects anywhere in the State.

The benefits of the CFS team can be summarized as follows:

- Over 100 years of combined experience in transportation design, construction administration and inspection
- DOT services have been one of our core businesses since 1961
- Significant experience working with federal and MoDOT processes and staff throughout the state
- Offices in Kansas City, Springfield and Jefferson City allow for easy client access anywhere in Missouri
- Providing On-Call Engineering Services, including Construction Administration, Observation and Inspection to many Local Agencies.

### **CONSTRUCTION SERVICES**

CFS has provided construction phase engineering, administration, observation and testing for decades on a multitude of projects for numerous Local Agencies, as well as DOTs. These services have pertained to local bridges, roadways, trails and pedestrian facility improvements. Our construction administration and inspection services for local agencies have also pertained to storm water, sanitary sewer and waterline infrastructure improvements. In addition, CFS has provided construction staking for a large percentage of our local projects. Construction Services we offer include:

- Assisting with bidding and preconstruction process and meetings
- Review and Approval or Rejection of Shop Drawings, Materials, etc.
- Construction Staking or providing electronic data for Contractor's staking crew
- Preparing Daily Logs of Construction Activities, weather, delays, etc.
- Prepare Records of Materials, stored, placed or rejected
- Assisting Local Agency with Wage Rate & Monthly Pay Application Reviews
- Assisting with Weekly Construction meetings
- Resolving Contractor Questions, Requests for Information and Discrepancies
- Review and confirmation of Change Order Requests & Assisting with Process
- Checking Material Lists and Invoices
- Inspecting Materials for "Buy America" requirements and Form Submittals
- Observation of material testing, pavement testing, gradations, tolerances, etc.
- Compaction and Density testing
- Enforcement of Temporary Erosion and Sediment Control measures
- Preparing Punch Lists of Unfinished or Unacceptable work
- Prepare As-Built Red-Line Mark-ups and As-Built Record Drawings

### **QUALIFICATIONS OF PERSONNEL**

CFS has the capacity and flexibility to staff projects of this size. MoDOT certified inspectors are currently available to provide all inspection services for this project. When inspection needs fluctuate, CFS is equipped to provide staff according to project demands.



**Charles Sullivan, PE - Sr. Construction Inspector**

Mr Sullivan has 38 years of MoDOT operations and project development experience. He has extensive experience in providing contract administration and construction inspection along with quality management for construction and maintenance projects and was responsible for maintaining overall project direction and quality, budget via change orders and bi-monthly payments, contractor scheduling and review, project documentation and acceptance, plan review and interpretation, and contractor liaison.



**Adam McEachron - Project Manager**

Mr. McEachron brings over 18 years of geotechnical engineering, lab and construction inspection experience. Mr. McEachron's duties include supervising engineering technicians to perform quality control for residential and commercial construction projects. He provides coordination of projects and resolves conflicts. Adam's duties also include monitoring and ensuring that projects are completed within budget, performing cost estimates of construction materials testing and inspection for all ranges of residential and commercial projects, and communication with contractors and engineers to resolve on-site issues. He also supervises and coordinates construction materials laboratory personnel and reports laboratory findings. Mr. McEachron also leads the geotechnical engineering projects that includes estimation of projects, communication with structural engineers, writing reports, and coordination of drilling operations.



**Jake Engler - Project Manager**

The addition of Jake to the geotech team in 2020 was strategic to the growth of CFS expertise in materials testing and construction inspections. Mr. Engler has almost ten years of experience managing geotechnical engineering projects from the proposal phase to completion of construction. Jake specializes in construction materials testing, geotechnical engineering and environmental engineering. His day-to-day responsibilities include oversight of the geotechnical engineering departments, the soils and concrete certified lab, marketing responsibilities, employee training, and establishing and maintaining client relations. Jake is responsible for quality control of most reports and geotech recommendations for both commercial and municipal projects.



**Casey Moore - QA/QC**

Mr. Moore worked as an Engineering Associate III and Lead Inspector for KDOT District 1 where he successfully led two highway projects through paperwork audits by FHWA and KDOT Construction Bureau staff. He has worked in a consultant role on KDOT projects in Districts 1, 2, 3, and 4. His experience in the field and in the office on CMS and AASHTOWare has familiarized him with MoDOT processes and procedures.



**Ghassan Tabyah - Construction Inspection**

Ghassan Tabyah is a highly experienced construction materials inspector and engineering technician with a proven record of delivering safe, high-quality results on large-scale MoDOT and local program projects. His extensive expertise spans QC/QA inspection, traffic safety inspection, KDOT project inspection, and concrete and asphalt paving inspection, supported by strong capabilities in laboratory and field testing, steel rebar inspection, earthwork observation, and strict adherence to ASTM methods and project specifications. With additional strengths in research, data collection, reporting, and CAD-based design support, Ghassan consistently provides reliable, detail-driven work that enhances project performance and ensures successful outcomes for Local Public Agency (LPA) projects statewide.

KEY TEAM MEMBERS	YEARS EXPERIENCE	PROJECT ROLE   Responsibility
Sabin Yanez, P.E.	40	Project Director / QAQC
Charles Sullivan, P.E.	42	Senior Constuction Project Manager
Kenny Blair, P.E.	44	Construction Services Manager
Adam McEachron, P.E.	20	Construction Services Manager
Jake Engler, PE	11	Senior Construction Inspector
Casey Moore	20	Senior Construction Inspector / QAQC
Ghassan Tabyah	3	Construction Inspector
Page Morgan	31	Construction Inspector

## PROJECT PERFORMANCE

### Cape Girardeau, MO - Sloan Creek Bridge Replacement

CFS completed the design plans, cost estimates, and job special provisions for the superstructure replacement of Big Bend Roadover Sloan Creek. The final design was a steel superstructure which replaced the existing prestressed concrete double-tee superstructure. By using steel, CFS was able to match the existing grade while minimizing the load put on the existing substructure. Included in this project was the design of repairs to a slope failure.

### STRUCTURAL STEEL PAINTING INSPECTION Saline County, Missouri / MoDOT - KC District | J3I3009

CFS was hired through the MoDOT On-Call program to provide on-site day to day inspection of Structural Steel Painting. CFS Inspectors were to be certified via Missouri Department of Senior Services Lead Based Paint Inspection and Testing. CFS Inspectors were to be on the job site daily so as to document, review and determine that all structural steel was white sand blasted to bare metal, then inspect and measure the application of the prime and intermediate coats of paint were applied properly to a specified thickness and proper dry time was allowed between coats. Daily diaries were turned over to MoDOT inspector for record keeping.

### ADA CONTRACT ADMINISTRATION & INSPECTION Miller, Maries, Morgan County, Missouri / MoDOT - Central District |

**J5S3200** CFS was hired through the MoDOT On-Call Program to provide contract administration and on-site day to day record keeping, diary and pay item documentation along with inspection of all pay items related to the installation of ADA appurtenances for four rural towns of Latham, Barnett, Mary's Home and St. Elizabeth, Missouri located within the MoDOT Central District boundaries. Project details consisted of removal of outdated sidewalk, roadway and driveway approaches, steps, truncated domes, etc. and to replace with ADA compliant items. CFS had an on-site inspector and professional engineer to assist the contractor in the determination, location and proper application of ADA compliant facilities. They worked hand-in-hand with the contractor on-site daily and through open discussion and consensus assisted the contractor with decision making for all contract pay items both ADA compliant and not. CFS also handled all communications with district personnel, public inquiries, daily diaries, payroll reviews, wage rate interviews, change orders and progress and final pay estimates.

### JUSTICE CENTER - CASS COUNTY, MO

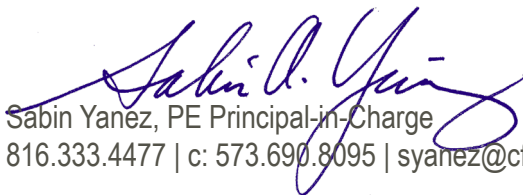
CFS developed details for ADA ramp construction as required to all facilities on site. CFS provided a preliminary lighting analysis and recommendation for parking lot lighting improvements. CFS is contracted for the design of these items, production of construction documents, bidding services, and construction services.

### SUBDIVISION INFRASTRUCTURE INSPECTION - CLAY COUNTY, MO

With the selection of the site, CFS was contracted to complete surveying, public improvement plans, private improvement plans, street Lighting Design, Storm Sewer Design, Erosion Control Design/NPDES and MDNR Permitting, Storm Water Detention, BMP Analysis and Design in Accordance with the MARC BMP Manual. CFS is completing Design Development Drawings currently and will complete both public improvement and private improvement packages for bidding. Services include bid document/project specification preparation and construction administration/bid services.

CFS is a firm committed to providing MoDOT with unparalleled technical expertise and service. We believe we are the right firm to help you with your engineering challenges and look forward to the opportunity to work with you and your staff on future projects. Your strong consideration of our qualifications would be greatly appreciated.

Respectfully Submitted,



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Statement of  
Qualifications



CONSTRUCTION  
MATERIALS TESTING  
and  
INSPECTION



CFS is a full-service civil engineering consulting firm that provides professional engineering, transportation and environmental services throughout the Midwest. Our staff of over 90 professionals offers client-focused solutions for public infrastructure, private development, structural, geotechnical and survey projects. As a medium sized firm, we maintain stability, constantly pushing for state-of-the-art solutions, while remaining focused on our core values of service and project quality. We consider it a privilege to have partnered with hundreds of communities and clients for the past half-century.

We prove to our clients that as a vibrant engineering firm, our team includes dynamic professionals passionate about tackling challenges and generating real-world, common sense solutions. Within each project, we strive to improve quality of life, protect natural resources, and better the environment. CFS integrates a broad range of services within one organization, offers comprehensive approaches to clients, and provides expertise in applying smart green infrastructure.

## DIVERSITY

Our leadership and staff proactively promotes recruitment and collaboration of diverse talent that will add to our firm's resiliency and dependability. Our hardworking attitude seeks new points of view to better serve our community, add to our range of professional capabilities, and provide comprehensive insightful planning and design services. We believe in the natural innovation that occurs by collaboration between unique educational, managerial, political, cultural, and socioeconomic backgrounds. By discovering how our differences, our experiences, and our work passions can interconnect, we bring out a stronger appreciation for all walks of life into our daily workflow. Our team is committed to equal opportunities, hiring highly qualified candidates, supporting employee efforts to contribute to our work environment, supporting employee advancement and enthusiasm to grow into management, strengthening our public engagement by supporting multiple languages, and advancing our internship and mentorship programs. .

## SPECIAL INSPECTIONS AND TESTING

CFS provides the following services focused on testing and inspections for vertical and horizontal projects: soil and earthwork, pavement, building slab and pavement, backfill, foundations, drilled pier, auger cast pile, micropiles, rammed aggregate piers, cast-in-place concrete, precast concrete erection, post tension slab, structural steel, structural masonry, wood framing, fire-proofing, and EFIS. We perform laboratory testing in support of concrete air and slump field testing, including Proctor, gradation, specific gravity, moisture content, organic content, pH value, shrinkage and crumb dispersion, and making and breaking of concrete test cylinders.

## CONSTRUCTION INSPECTION AND ADMINISTRATION

CFS has provided construction phase services for 57 years. Our staff of certified inspectors and managers work with the Client to review construction activities in accordance with the design and contract documents, current construction standards and specifications within the allocated budget and scheduled deadlines. Our staff of experienced construction managers and observers/inspectors are provided with on-going training and certified and calibrated equipment.

Type of Business: Corporation  
Date of Establishment: 1961

### CONTACT INFORMATION

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SCHOOL ROAD | PHASE II  
Cass County, Missouri

## ADDITIONAL PROJECT HIGHLIGHTS

### JOE DICE BRIDGE WARSAW, MISSOURI

CFS provided review and construction coordination and assisted City staff with construction administration, coordination and inspection for bridge lighting, brick-paved pathway with ornamental path lighting, parking lot, kiosks, park benches, bike racks and restroom.

### SCHOOL ROAD | PHASES I, II, AND III CASS COUNTY, MISSOURI

CFS is designing and providing construction inspection for this project. The project is from Hubach Hill Road to 195th Street (Phase 1), 195th Street to 203rd Street (Phase 2), and 203rd Street to 211th Street (Phase 3), each project is approximately one mile. The project includes converting an existing 24' roadway with open ditches to a 24' urban roadway with curb and gutter and storm sewers.

### INTERURBAN ROAD PLATTE COUNTY, MISSOURI

This project consists of pavement overlay and widening of approximately 29,500 linear feet of Interurban Road between State Route HH and Pleasant Grove Road. Construction will consist of removal of improvements, linear grading, drainage structures, underdrains, paving, erosion control, seeding and mulching, pavement marking, and traffic control.

### DRAKE HARBOR PHASE II TRAILS WARSAW, MISSOURI

CFS provided construction staking and assisted City personnel during construction of a 10' river walk to the Drake Harbor recreation and festival area with lighting and electrical hookups for festivals and seasonal activities along the riverfront.

### STEAMBOAT LANDING RIVERWALK WARSAW, MISSOURI

CFS provided construction administration and observation as well as overseeing and training City staff assisting with inspection of a bike/pedestrian path and boardwalk along the northern perimeter of Drake Harbor including cantilevered decking bump-outs and connections for boat slips.

### PHASE III RIVERWALK WARSAW, MISSOURI

CFS provided material and shop drawing review, coordination and construction administration and observation for 1200 feet of lighted bike/pedestrian pathway and a 120 foot span pedestrian bridge that extends along the waterfront of the Osage River/Lake of the Ozarks.

### ARRA FUNDED | CITY-WIDE INFRASTRUCTURE IMPROVEMENTS WARSAW, MISSOURI

CFS provided engineering design services and all aspects of construction administration and observation for \$4 million of ARRA funded infrastructure improvements in the City of Warsaw, including major sanitary sewer replacement and repair, Town Branch Creek channel repairs, upgrades to the sewage treatment plant and construction of a new maintenance building and parking lot.

### NORTHWOOD ROAD RIVERSIDE, MISSOURI / MODOT

CFS provided full-time construction administration and inspection and materials testing for this \$5.5 Million roadway construction project from Route 9 to 52nd Street in Riverside.

### CASS COUNTY BRIDGES CASS COUNTY, MISSOURI

CFS provided engineering design and construction services for numerous bridges in Cass County, MO. A sampling of bridges include: Bridge No. 1120004, BRO-B019 (32) over Big Creek, Grand River Road Bridge Replacement Project, and Broadman Road Bridge Replacement, Br. No. 02200001, BRO-B019, Br. No. 3000006, BRO- B019, Br. No. 3290013, BRO-B019, Br. No. 2170001, Br. No. 51100101, and Br. No. 4520013 over Big Creek.



JOE DICE BRIDGE IMPROVEMENT  
Warsaw, Missouri



PHASE III RIVERWALK  
Warsaw, Missouri



PARK ROAD BRIDGE  
Cass County, Missouri

One Vision. One Team. One Call.