



EVERGREEN  
PARTNERS  
NATIONAL HOUSING SPECIALISTS

August 7, 2020

To Whom It May Concern:

T & W has recently completed the construction of our 125 unit assisted living building in Fort Wayne – Evergreen Village at Fort Wayne. The project was completed within budget, and we are very pleased with the quality of the finished product.

T & W consistently demonstrated a commitment to an excellent quality standard, and to representing our interests in terms of cost efficiency and timing. They maintained good communication with us as owners and with our architect. Administratively, the job ran extremely smoothly. We had no disputes regarding change orders, and T & W picked up some unexpected costs in an equitable fashion. They also seemed to have very good relationships with their major sub-contractors – always a good sign from my perspective. The job site was consistently orderly and clean despite the fact that there were typically 50 – 75 workers active.

Over the past five months the pandemic has created a variety of challenges for the job. These were navigated safely and effectively, and resulted in only moderate delays and no material cost overruns. When gauging the difficult environment and our prospects for completion back in April of this year, I had definitely expected much more delay and associated costs.

We have been very pleased with our relationship with T &W. I would enthusiastically work with them again, and would wholeheartedly recommend them to other developers.

Sincerely,



Charlie Allen  
Principal, Evergreen Partners