

Proposal
Grant County, West Virginia Historic Resource Survey

Prepared for:
West Virginia Division of Culture and History
Department of Administration, Purchasing Division
2019 Washington Street East
P.O. Box 50130
Charleston, West Virginia 25305-0130

Prepared by:
GAI Consultants, Inc.
385 East Waterfront Drive
Homestead, Pennsylvania

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Section 1 Business Organization

Firm Profile

GAI Consultants, Inc. (GAI) is an 800-person, employee-owned engineering and environmental consulting firm with more than 50 years of experience. We serve clients worldwide in the energy, municipal, government, transportation, real estate, water, and industrial markets. Our cultural resources professionals are experts in conducting historic resources studies throughout the Northeast, Midwest, and Southeast United States. We have built a long-standing reputation for helping clients identify and preserve their historic resources.

Office Locations



- | | |
|--------------------|--------------------|
| Northeast | Midwest |
| + Pittsburgh, PA | + Jackson, MI |
| + Murrysville, PA | + Cincinnati, OH |
| + Cranberry, PA | + Columbus, OH |
| + Altoona, PA | + Erlanger, KY |
| + Philadelphia, PA | + Fort Wayne, IN |
| + Canonsburg, PA | + Indianapolis, IN |
| + Mt. Laurel, NJ | + Valparaiso, IN |
| + Richmond, VA | + Scottsburg, IN |
| + Charleston, WV | + Green Bay, WI |
| | + Mayville, WI |
| Southeast | |
| + Charlotte, NC | |
| + Jacksonville, FL | |
| + Orlando, FL | |
| + Boca Raton, FL | |

Section 2 Management and Personnel

Qualifications and Resources

The architectural historians and cultural resource specialists at GAI have completed numerous historic resource surveys throughout the Northeast, Midwest, and Southeast United States. These range from smaller survey projects of less than 100 resources, to large, county-wide, and multi-district projects involving identification and evaluation of over 1,200 resources. The architectural historians assembled for this project exceed the Secretary of the Interior's professional standards according to 36 CFR 61. In addition, they are grounded and proficient in the U.S. Secretary of the Interior's Standards and Guidelines for Identification and Evaluation (48FR44716-28), and well-versed in the identification of historic buildings and the criteria of eligibility for the National Register of Historic Places (NRHP), as set forth by the Secretary of the Interior.

Key Team Members

The project team will consist of Project Architectural Historian Michael P. Kenneally, Architectural Historian Tegan D. Baiocchi, and GIS Specialist Amanda Wasielewski. The assembled architectural historians on this team have extensive experience in conducting archival and background research, conducting historic resources field surveys, applying NRHP criteria of eligibility, preparing historic contexts, and authoring reports. Resumes for the assembled team can be found on the following pages.



Michael P. Kenneally, MA

Project Architectural Historian

Education

M.A. History, 2004, Graduate Certificate in Historic Preservation, Youngstown State University

B.A., Anthropology, 1998, Specialization in Archaeology, Youngstown State University

Relevant Training/Courses

National Preservation Institute Mid-Century Modern Symposium

Ohio Modern Symposium, OHPO, 2010

Section 106 Principles and Practice, two-day course, SRI Foundation, 2010

ODOT Section 106 Training, one-day course, 2010

OSHA 10 hour training, GAI Consultants, 2009

Affiliations

Phi Alpha Theta

National Trust for Historic Preservation (NTHP)

Civil War Preservation Trust (CWPT)

Professional Employment History

Dewberry & Davis. Raleigh, North Carolina, 2007-2008

Janus Research, Inc. Tampa, Florida, 2004-2007

Skelly & Loy Consultants and Engineers. Monroeville, Pennsylvania, 1997, 1998-1999, 2000-2002

Kise, Straw, and Koladner. Philadelphia, Pennsylvania, 1999-2000

Professional Summary

Mr. Kenneally exceeds the Secretary of the Interior's Professional Qualification Standards for History and Architectural History (as defined in 36 CFR Part 61). He specializes in efficiently managing projects, and has extensive knowledge of the rules and regulations governing Section 106. He also has extensive experience conducting historic resource surveys, evaluating resources for NRHP-eligibility, authoring reports, and conducting archival research. He has conducted numerous large- and small-scale cultural resource assessment surveys for various state and federal agencies, city departments, municipalities, and various organizations in both the public and private sectors. He is also proficient in Historic American Buildings Survey (HABS) and Historic American Engineering Record (HAER) documentation and large format photography. While specializing in architectural history, Mr. Kenneally also brings extensive experience and proficiency to all phases of archaeological surveys.

Professional Experience Highlights

- + Historic Resource Survey of Six West Virginia Army National Guard (WVARNG) Armories. Served as Project Manager for the documentation and NRHP evaluation of six WVARNG armories.
- + Carrie Furnace Redevelopment Project, Allegheny County, Pennsylvania. HAER Recordation of National Historic Landmark Carrie Blast Furnaces 6 and 7, Hot Metal Bridge.
- + Determination of Eligibility and Preparation of NRHP nomination form for the Grandfather Falls Hydroelectric Project, Lincoln County, Wisconsin.
- + Assessment of Impact Virginia State Line to Meadowbrook Substation and Meadowbrook Substation to Appalachian Trail Segments of the Trans-Allegheny Interstate Line (TrAIL) Project, Frederick and Warren Counties, Virginia, prepared for POWER Engineers, Inc. Evaluated visual impacts to Historic Properties introduced by the TrAIL project, authored Assessment of Impact report.
- + Cultural Resources Mitigation for the Virginia State Line to Meadowbrook Substation and Meadowbrook Substation to Appalachian Trail Segments of the Trans-Allegheny Interstate Line (TrAIL) Project, Frederick and Warren Counties, Virginia. Prepared for POWER Engineers, Inc. Included modified reconnaissance survey of the NRHP-eligible Ireson Springs Farm Historic District in Frederick County, Virginia.
- + Phase I Cultural Resource Investigation of State Route 0056, Part 453 South Brush Valley Bridge Replacement, Brush Valley Township, Indiana County, Pennsylvania. Conducted for PennDOT District 10.



Surveyed historic resources and evaluated NRHP eligibility, conducted archival and background research, completed PHRS forms, co-authored report.

- + Phase I Archaeological Survey Monocacy-Ringgold-Carroll 138-230kV Conversion Project, Carroll, Frederick, and Washington Counties, Maryland. Conducted for The Potomac Edison Company. Conducted archival and background research, prepared historic context for report.
- + Phase I Cultural Resource Investigations for Kiester Road Bridge Replacement, State Route 4006, Section 250, Butler County, Pennsylvania. Conducted for PennDOT District 10. Conducted intensive level historic resource survey of the Kiester House, conducted archival and background research, evaluated NRHP eligibility, prepared Pennsylvania Historic Resource Survey form.
- + Phase I Cultural Resource Investigations Theatre Road, State Route 0422, Section 198, Realignment, Armstrong County, Pennsylvania. Conducted for PennDOT District 10. Conducted for PennDOT District 10. Conducted intensive level historic resource survey of the Kiester House, conducted archival and background research, evaluated NRHP eligibility, prepared Pennsylvania Historic Resource Survey form.
- + Phase II National Register Site Evaluation, Site 36Gr209 and 46MR141, TL-590: Appalachian Gateway Transmission Pipeline Project, Greene County, Pennsylvania, conducted for Dominion Transmission Incorporated. Conducted archival and background research, co-authored report.
- + Phase Ia Reconnaissance of the Mitchell Power Station Landfill Expansion, Washington County, Pennsylvania, for Allegheny Power. Conducted Phase Ia archaeological reconnaissance and architectural and historical resource survey.
- + Phase I-II Technical Report, Bell Bend Nuclear Power Plant, Luzerne County, Pennsylvania, for Areva NP, Inc. and Unistar Nuclear Development, LLC. Conducted archival and background research, prepared historic context, and co-authored report.
- + Phase II National Register Site Evaluation, Glenda's Yard Site 18Fr984, Potomac-Appalachian Transmission Highline (PATH), Frederick County, Maryland, for Kenny Construction Company. Conducted archival and background research, co-authored report.
- + Phase III Archaeological Data Recovery at Site 33M077, Rockies Express Pipeline-East, Monroe County, Ohio, for Caprock Environmental Services, LLC. Performed Phase III excavations, conducted archival and background research, co-authored report.
- + Cultural Resource Assessment Survey of the MLK/NW 7th Avenue Transit Station, Miami, Miami-Dade County, Florida
- + Cultural Resource Assessment Survey of the NE 36th Street Road Transfer, Miami, Miami-Dade County, Florida
- + Historic Resource Survey for the Interstate System FDOT District 5, Florida
- + Cultural Resource Assessment Survey of the US 17/92 Sanford Transfer in Seminole County, Florida
- + Historic Resource Survey of the Sarasota Sidewalks Improvement Project in Sarasota County, Florida
- + Cultural Resource Assessment Survey of the SR 542 PD&E from 1st Street in Winter Haven to US 27 in Dundee, Polk County, Florida
- + Historic Resource Survey of SR 710 in Palm Beach County, Florida
- + Historic Resource Survey of SR A1A in Flagler County, Florida
- + Historic Resource Survey of the Buckingham Gunnery in Lee County, Florida



Tegan D'Arcangelis Baiocchi, M.S.

Architectural Historian

Education

M.S., Historic Preservation, 2009, Eastern Michigan University

B.A., Public History, 2006, Western Michigan University, Lee Honors College

Affiliations

Michigan Historic Preservation Network
National Trust for Historic Preservation
Preservation Eastern

Professional Employment History

Michigan Historic Preservation Conference, Flint, MI, Mid-Century Modern Architecture Seminar (2012).

Crossroads Village & Huckleberry Railroad, Genesee County Parks, Flint, Michigan, Assistant Program Director (2008-2009); Village Attendant & Interpreter (2007-2008)

Western Michigan University Archives & Regional History Library, Kalamazoo, Michigan, Civil War Diary Transcriber and Student Archivist (2006)

Kalamazoo Department of City Planning, Kalamazoo, Michigan, Historic Preservation Coordinator (Internship May-August 2004)

Fort Miami Historical Society, St. Joseph, Michigan, Michigan Fruit Belt Research Team Member (Volunteer May-July 2004)

- + Architectural Historian/Report Co-Author; Phase I and Phase II Technical Report, Appalachian Gateway Project, Greene, Washington, Allegheny, and Westmoreland Counties, Pennsylvania, for Dominion Transmission Incorporated.
- + Architectural Historian/Report Co-Author; Phase I and Phase II Technical Report, Appalachian Gateway Project, Barbour, Doddridge, Harrison, Kanawha, Marshall, and Wetzel Counties, West Virginia, for Dominion Transmission Incorporated.

Professional Summary

Tegan Baiocchi meets the Secretary of the Interior's Professional Qualification Standards for History and Architectural History (as defined in 36 CFR Part 61). Ms. Baiocchi specializes in conducting historic resource surveys and archival research, and is adept at authoring historical contexts and resource evaluations. While her focus is architectural history, Ms. Baiocchi also has experience with the preparation of archaeological reports and forms, heritage interpretation, and oral history.

Professional Experience Highlights

- + Architectural Historian/Report Author; Historic Property Report, Jackson-Van Buren Trail Project, City of Auburn, DeKalb County, Indiana, for the City of Auburn.
- + Architectural Historian; Bruce Park Swimming Pool Adaptive Reuse Consultation, City of New Martinsville, Wetzel County, West Virginia, for Kayafas Architects, Inc.
- + Report Co-Author; Phase I Technical Report, Warren County Expansion Project, Warren and Loudoun Counties, Virginia, for Natural Resources Group, LLC.
- + Architectural Historian; Conducted Background Research and Authored Historic Context, Phase I Technical Report, South Brush Valley Bridge Replacement, Brush Valley Township, Indiana County, Pennsylvania, for the Pennsylvania Department of Transportation.
- + Report Co-Author; Negative Survey Form, Phase I Cultural Resources Survey, Erie West-Wayne-Handsome Lake-Homer City 345 kV HV Transmission Line Installation Project, Armstrong, Clarion, and Venango Counties, Pennsylvania, for First Energy Corp.
- + Report Co-Author, Negative Survey Form, Phase I Cultural Resources Survey, Hurd Pipeline Project 2, Installation Project, Ferguson and Jordan Townships, Clearfield County, Pennsylvania, for EQT Gathering, LLC.
- + Report Co-Author; Phase I Technical Report, H-160 Pipeline Project, Center and Morris Townships, Greene County, Pennsylvania, for EQT Gathering, LLC.



- + Architectural Historian; Phase I Cultural Resources Survey, Wilson Creek Wind Energy Project, Somerset County, Pennsylvania for AES Wind.
- + Architectural Historian/Report Co-Author; Phase I Technical Report, TL-404 Conversion Project, Marshall and Wetzel Counties, West Virginia, for Dominion Transmission Incorporated.
- + Architectural Historian; Conducted Archival and Background Research, FERC Data Request, Line N Relocation and Interconnect Project and Line N Compressor Installation and Expansion Project, Washington and Greene Counties, Pennsylvania, for National Fuel Gas Supply Corporation.
- + Architectural Historian; Authored Historical Context, Phase I Technical Report, Karthaus Pipeline Project, Centre and Clearfield Counties, Pennsylvania, for Superior Appalachian Pipeline, LLC.
- + Architectural Historian; Authored Historic Context, Phase I Technical Report, Lockhart 138kV Transmission Project, Dickenson County, Virginia, conducted for American Electric Power Company.
- + Architectural Historian; Authored History of Brunot Island, ROD, Brunot Island Substation Reliability Upgrades, Forbes Substation Underground Pipe, City of Pittsburgh, Allegheny County, Pennsylvania
- + Architectural Historian/Report Co-Author; Historic Resource Survey of the Murray Hill Neighborhood, Phase II, Jacksonville, Duval County, Florida, for the City of Jacksonville Planning and Development Department.
- + Architectural Historian. Background Research and Documentation. Phase I Cultural Resources Investigation, Lightburn Extraction Plant, TL-593, TL-594, and TL-595 Project, Lewis County, West Virginia for Dominion Transmission Incorporated.
- + Architectural Historian. Mitigation of NRHP-Eligible Architectural Resources, Authored Mitigation Report/Documentation of YMCA Camp Conoy, Calvert Cliffs Nuclear Power Plant, Calvert County, Maryland, conducted for UniStar Nuclear Development, LLC.
- + Architectural Historian. Background Research and Documentation. Phase I Cultural Resources Investigation, Lightburn Extraction Plant, TL-593, TL-594, and TL-595 Project, Lewis County, West Virginia for Dominion Transmission Incorporated.
- + Architectural Historian. Archival Research, Phase II Burch Ridge Compressor Station, Marshall County, West Virginia, conducted for Dominion Transmission Incorporated.
- + Report Co-Author; Profile of the Residential Properties Located within the River Raisin Battlefield National Register District, Monroe, Monroe County, Michigan.
- + Report Co-Author; Peter Dougherty House Historic Structure Report, Traverse City, Grand Traverse County, Michigan, for the Peter Dougherty Society.
- + Report Author; Kearsley Park Donnelly Pavilion Historic Structure Report, Flint, Genesee County, Michigan.

Presentations and Exhibits

- 2011 *History and Significance of the Bruce Park Swimming Pool*, Presented to the New Martinsville Parks Commission, January 26, 2011, for Kayafas Architects, Inc.
- 2008 *The Swimming Pools of Wesley Bintz – Form, Function, & Future*, Presented at the EMU Graduate Research Fair, March 24, 2008, at Eastern Michigan University, Ypsilanti, Michigan.
- 2005 *Arcadia Creek Historic District Exhibit*, Spring and Summer, 2005, Lee Honors College Graduate Project, Western Michigan University, Kalamazoo, Michigan.



Amanda J. Wasielewski, M.S.

Senior Cultural Resources Specialist

Education

B.A. Anthropology 2006, Indiana
University of Pennsylvania

Relevant Training/Courses

P.S.M., Geographic Information Systems,
2007-Present, University of Pittsburgh

Pursuing degree with coursework related
to GIS programs, computer science and
geology

Introduction and Advanced GIS

Remote Sensing, Visual Basic

Programming

Introduction to ArcGIS 9 Geostatistical
Analyst

Learning ArcGIS 3D Analyst (for ArcGIS
3D Analyst 9.0-9.1)

Learning ArcGIS Spatial Analyst (for
ArcGIS Spatial Analyst 9.0-9.1)

Spatial Analysis of Geohazards using
ArcGIS 9

Professional Employment History

Reed Smith LLP, 2006-2008

National Park Service - Flight 93 Memorial
and Fort Necessity Battlefield and

Pennsylvania Department of

Transportation, Intern (May - December
2005)

Professional Summary

Ms. Wasielewski specializes in Geographic Information Systems (GIS) data and programs. Her responsibilities include GIS data development, maintaining data developed in-house and from clients, environmental impact analysis for various local, state and federal permits, map generation, determining mapping needs, and directing other employees in map development projects. Ms. Wasielewski is experienced at archival research and data acquisition.

Ms. Wasielewski is highly proficient with the ArcGIS program, and has earned ESRI training certificates and completed graduate level courses.

Ms. Wasielewski was a teaching assistant for an advanced GIS course at the University of Pittsburgh.

Professional Experience

- + Trans-Allegheny Interstate Line (TrAIL) Project in West Virginia, Virginia, and Pennsylvania for Power Engineers, Inc. Phase Ia Archaeological Resources Sensitivity Study. Responsible for updating weekly property access rights for parcels within the project corridor. This information was applied to existing mapping along the TrAIL route for use by field crews. Developed viewshed, line-of-sight, field, and report mapping.
- + Various projects for Dominion Transmission, Inc. Developed mapping, data, environmental impact analyses for gas pipeline projects. Developed parcel data for water and gas transmission line routing projects.
- + Digitized property boundaries based on georeferenced tax maps and AutoCAD files. Compared digitized information to aerial and topographic raster data to verify the relative location of parcel data to known geographic features.
- + Final Report: Magnetic Susceptibility Investigations of the Leetsdale Site in Allegheny County. Co-authored with Lori Frye. Submitted to the US Army Corps of Engineers, Pittsburgh

Publications / Presentations

- 2005 "Maya Lithics at the Chau Hiix Site" presented at the State System of Higher Education Undergraduate Research Conference in Bloomsburg, Pennsylvania.



Section 3 Experience

Experience Record

GAI's cultural resource professionals have successfully completed numerous large-scale architectural and historical studies for various public and private sector clients. Our numerous contracts have provided us valuable experience identifying and assessing thousands of buildings, as well as numerous districts, structures, and objects for historic significance. Our assembled team holds a successful performance record in meeting project schedules, avoiding delays, submitting timely recommendations, and producing reports of exceptional quality.

A partial listing of relevant projects is provided below:

- + Historic Resources Survey of the Murray Hill Neighborhood: Phase II – City of Jacksonville, Florida
- + Comprehensive Historic Architectural Survey and NRHP Nominations – Martinsburg, West Virginia
- + Architectural and Historic Resource Surveys – Warrenton, Leesburg, and Suffolk, Virginia
- + Survey of Historic Resources: Phase II & III – City of Sarasota, Florida
- + Local Historic District Survey and NRHP Nomination – Geneva/Geneva Proud, Indiana
- + Local Historic District Designation for Six Historic Districts – City of Coral Gables, Florida
- + Old School Square Historic Resources Survey – City of Delray Beach, Florida

RELEVANT SERVICES OFFERED BY GAI CONSULTANTS, INC.

- Large-Scale Architecture/Structure Surveys
- Thematic Historic Contexts
- Historic Structure Reports
- National Register of Historic Places Nominations
- Condition Assessment Reports
- Historic Preservation Design Guidelines
- Historic Preservation Plans
- Preservation Education Outreach
- HABS/HAER Recordations

Clients served: GAI's architectural historians have provided services to well more than 125 municipal, private sector, and nonprofit clients.

Years of service: 37 years (cultural resources)

Relevant Projects

GAI has performed cultural resources services and architectural and historical studies since 1974 and is qualified to provide the requested services to the West Virginia Division of Culture and History (WVDCH). Today, we are one of the largest cultural resources groups in the Eastern United States. As a long-time provider of cultural resources services, we are thoroughly experienced in all areas of architectural history through the performance of contracts with various State and Federal agencies in the Northeastern, Midwestern, and Southeastern United States. Some of our larger clients include numerous State Historic Preservation Offices (SHPOs), the National Park Service, which regulates the cultural resources industry, numerous city municipalities, state transportation departments, and various US Army Corps of Engineers Districts.

The following list of example projects demonstrates GAI's skill and experience in conducting both large- and small-large-scale historic resource studies. While this is not an exhaustive list, it demonstrates our attention to efficiency and quality, as well as our experience working with clients nationwide.



City of Jacksonville, Florida

Historic Resources Survey of the Murray Hill Neighborhood – Phase II. GAI conducted the second phase of the City of Jacksonville's historic resources survey of the Murray Hill Neighborhood. The survey included the Phase II survey area, as well as a portion of the Phase I survey area that had not been completed by the previous consultant. In all, GAI's architectural historians completed Florida Master Site File forms and photographs for 1,226 newly surveyed architectural resources and 44 survey updates. As part of this project, GAI identified 16 individual resources that were recommended eligible for NRHP-listing and local landmark designation, and four potential NRHP-eligible historic districts.



Martinsburg, West Virginia

Comprehensive Historic Architectural Survey and NRHP Nominations. GAI conducted a historic architectural survey of 457 pre-1955 architectural resources and prepared NRHP nomination forms for the 78-acre MMM&I Historic District and the 44-acre Rosemont Historic District, which led to the listing of the two districts on the NRHP. Among the historic resources evaluated were a rare non-residential example of the Colonial Revival style in Martinsburg (a one-story, brick, former firehouse), and duplexes built between 1915 and 1925 for Kilbourn Knitting Mill workers.

Warrenton, Leesburg, and Suffolk, Virginia

Architectural and Historic Resource Surveys. As part of a joint historic preservation effort, GAI worked with the planning departments of the Cities of Warrenton, Leesburg, and Suffolk, Virginia, to conduct comprehensive architectural and historic resource surveys. For the *Warrenton Historic District Survey*, GAI architectural historians documented a total of 441 buildings. These resources were constructed in a variety of popular architectural styles, including Italianate, Colonial Revival, Classical Revival, and Second Empire. In Leesburg, GAI surveyed 215 resources within the *Leesburg Old and Historic District* dating from the late-18th century to the present. After conducting a survey in Suffolk, GAI prepared and presented a *NRHP and Virginia Landmarks Register nomination for the Constant's Wharf Historic District*. The Constant's Wharf neighborhood contains some of the City of Suffolk's oldest historic resources, including the Old Nansemond County Courthouse, built in 1839. Services provided for all three municipalities include: creation of an illustrated intensive survey report, submission of collected survey data into the VDHR's database, and public outreach in the form of scripted slide presentation.

City of Sarasota, Florida

Survey of Historic Resources – Phases II through V. After the completion of the Phase I Survey of Historic Resources by a different consulting firm, the City of Sarasota hired GAI to complete Phase II. The City was so impressed with the quality of work that they asked GAI to complete the three subsequent survey phases as well. GAI architectural historians prepared survey forms (including photographs and GIS mapping) for resources within 80 percent of the city limits of Sarasota, and identified a number of potential historic districts. These districts ranged from neighborhoods associated with the earliest development of the city to thematic groups, such as the famed Sarasota School of Architecture. In addition to the survey, GAI successfully nominated two historic districts, the Central-Cocoanut Historic District and the Laurel Park Historic District, to the NRHP.



Town of Geneva/Geneva Proud, Indiana

Local Historic District Survey and NHRP Nomination. GAI conducted a comprehensive architectural survey of the five-acre Geneva Downtown Commercial Historic District and prepared a NRHP nomination form for the district. There were 22 contributing historic resources in the project area. The Geneva historic district represents a unique collection of Romanesque Revival, Commercial Italianate, and Commercial Vernacular styles dating from 1882. The area is significant for its relationship with the Eastern Indiana Railroad and with the booming oil industry between the late 1870s and the 1890s. As a result of GAI's survey and nomination, the **Geneva Downtown Commercial Historic District was added to the NRHP** for its significance in commerce and architecture.



City of Coral Gables, Florida

Local Historic Districts Survey. Coral Gables, Miami-Dade County, Architectural Survey and Historic District Evaluation. GAI documented all historic properties in the Santa Maria, Country Club Prado, Alhambra Circle, Alcazar Avenue, Castile Avenue/Plaza, and the Obispo Avenue Historic Districts. Deliverables for this project included six local historic district designation reports ready for submission to the Coral Gables Historic Preservation Board. The six separate local historic districts included 605 properties. Of those properties, 282 historic properties had been identified in previous surveys, 192 historic properties were newly surveyed, and 131 properties were non-contributing buildings. GAI identified: 29 historic properties contributing to the Santa Maria Street Historic District; 85 historic properties contributing to the Country Club Prado Historic District; 152 historic properties contributing to the Alhambra Circle Historic District; 49 historic properties contributing to the Alcazar Avenue Historic District; 58 historic properties contributing to the Castile Avenue/Plaza Historic District; 93 historic properties contributing to the Obispo Avenue Historic District.



City of Delray Beach, Florida

Old School Square Historic Resources Survey. GAI updated a survey of the locally designated Marina Historic District, previously conducted by another consultant. Tasks that were part of this resurvey included photographic documentation, creation of detailed mapping, and completion of Florida Master Site File (FMSF) forms. Of the 87 properties surveyed, 16 historic resources were newly identified as contributing, and 45 historic resources were updated. Faced with numerous demolition permit applications, the City of Delray Beach relied on GAI architectural historians to assess and evaluate the historic district boundary as well as individual architectural resources in a multi-faceted urban context, resulting in an updated local designation report with amended resource recommendations and an updated historic district boundary.



Section 4 Proposed Services

Work Plan

As described in the Request for Quotation for the Grant County, West Virginia Historic Resource Survey, GAI will conduct the work necessary to complete a historic resource survey of up to 750 architectural and historical resources located within unincorporated areas of Grant County, West Virginia. Work will be performed in accordance with the Secretary of the Interior's *Standards for Identification and Evaluation*, and the WV SHPO *Survey and National Register Manual*.

Kick-off Meeting, Research, and Preparation of Historic Context

Prior to fieldwork, GAI will meet with WVDCH staff to prioritize survey areas within Grant County. Following this meeting, GAI will conduct research at local, regional, and national repositories, including the West Virginia State Archives in Charleston, West Virginia, the Grant County Public Library, in Petersburg, West Virginia, and the Grant County Courthouse, also in Petersburg, West Virginia. This research will draw on both primary and secondary sources to develop a brief historic context that will illustrate the major social, cultural, and developmental themes that shaped Grant County. This research and historic context will be used to provide a general history of the region, and serve to effectively evaluate identified resources for NRHP eligibility.

Field Survey and Completion of Historic Property Inventory Forms

Following research, GAI will conduct a reconnaissance-level field survey, in consultation with WVDCH, of unincorporated portions of Grant County, West Virginia. This survey will identify and document historic resources that are at least 50 years old and retain historic architectural integrity. Identified resources will be photographed with a high resolution digital camera, with locations marked on United States Geological Survey (USGS) quadrangle maps. Detailed notes concerning architectural materials, styles, alterations/additions, and associated outbuildings will be compiled for each resource. This information will be used to accurately complete Historic Property Inventory (HPI) forms for the identified resources.

Utilizing the information gathered from the field survey, GAI will complete individual HPI forms for up to 750 identified resources. The HPI forms will include, at a minimum, two current embedded photographs of the identified resource, including an oblique photograph depicting the façade and side elevation. And an embedded image of the resource location depicted and labeled on a USGS quadrangle map.

Completion of USGS Maps and ESRI Database

In addition to completing HPI forms, GAI will prepare USGS quadrangle maps depicting the location of each identified resource. These maps will be labeled with county name, USGS quadrangle name, and all identified resources will be labeled according to WVDCH resource site number. To efficiently complete this task, GAI proposes to produce full size USGS quadrangle maps depicting the identified resources located within each map. Furthermore, GAI's GIS specialist Amanda Wasielewski will digitize, in UTM 17 NAD 83 projection, locations of all identified resources as an ESRI shape file using the WVDCH site number as the identifying attribute.

Formal NRHP Recommendations

Identified resources will be evaluated for NRHP-eligibility according to National Register Bulletin No. 15 "How to Apply the National Register Criteria for Evaluation." For identified resources recommended NRHP-eligible, GAI will prepare formal written recommendations of eligibility. Drawing upon the compiled historic context, these recommendations will address the historic integrity of the resource, as well as each of the NRHP criterion of eligibility. These formal recommendations will be provided in the Statement of Significance within the HPI forms, as well as in the Final Report.



Final Report

GAI will produce a Draft and Final Report presenting the results the Grant County, West Virginia Historic Resource Survey. The final report will include a description of the survey methodology, the compiled Grant County historic context, a table describing identified resources, a brief description of the property types identified, USGS figure maps defining the location of all identified resources, and NRHP recommendations for those resources determined to be eligible for NRHP-listing. GAI will submit a draft report to the WVDCH for comment and review. If necessary, GAI will address a round of revisions and edits received on the draft report, before submitting the Final Report to the WVDCH.



Section 5 Price Proposal & Budget

GAI Consultants proposes to complete the Grant County, West Virginia Historic Resource Survey, as described in this proposal, for the all-inclusive lump sum of \$60,658.00 (sixty thousand, six hundred fifty-eight dollars). If during the project, the WVDCH wishes to increase or otherwise amend the Scope of Work, GAI will prepare a fee for the additional work to be performed.

A breakdown of the proposed cost is included below:

Task	Fee
Research and Preparation of Historic Context	\$6,397.00
Field Survey and Completion of Historic Property Inventory Forms	\$26,356.00
Preparation of USGS Location Maps and GIS Database	\$10,189.00
Preparation of Formal Written Recommendations for NRHP Eligibility	\$7,297.00
Completion of Draft and Final Report	\$10,389.00
Total	\$60,658.00

Attachments

REQUEST FOR QUOTATION
West Virginia Division of Culture and History,
State Historic Preservation Office
Grant County Historic Resource Survey
RFQ # - DCH13004

BIDDING RETURN SHEET:

Items below are listed in the Scope of Work section of this RFQ.

ITEM # 1: Research & Brief County History for National Register Eligibility	\$ <u>6,397.00</u>
ITEM # 2: Completion of WV Historic Property Inventory Form	\$ <u>26,386.00</u>
ITEM # 3: US Geological Survey Topographic Maps Detailing Resource Locations	\$ <u>10,189.00</u>
ITEM # 4: Formal Written Recommendations for Eligibility in the National Register of Historic Places (NRHP)	\$ <u>7,297.00</u>
ITEM # 5: Complete Final Survey Report	\$ <u>10,389.00</u>
<u>TOTAL COST</u>	\$ <u>60,658.00</u>

Contract will be awarded based on the Lowest Cost submitted by a qualified bidder meeting specifications.


This Proposal is submitted in the name of:

Firm or Individual: GAI Consultants, Inc.

Phone: 412.476.2000

Fax: 412.476.2020

E-Mail: e.scuoteguazza@gaiconsultants.com

By: 
(Signature)

Cultural Resources Department Manager
(Title)

Date: 7/31/12

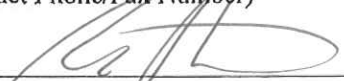
CERTIFICATION AND SIGNATURE PAGE

By signing below, I certify that I have reviewed this Solicitation in its entirety; understand the requirements, terms and conditions, and other information contained herein; that I am submitting this bid or proposal for review and consideration; that I am authorized by the bidder to execute this bid or any documents related thereto on bidder's behalf; that I am authorized to bind the bidder in a contractual relationship; and that to the best of my knowledge, the bidder has properly registered with any State agency that may require registration.

GAI Consultants, Inc.
(Company)

Eric P. Scuoteguazza, M.A., RPA (Cultural Resources Department Manager)
(Representative Name, Title)

P: 412.476.2000 F: 412.476.2020
(Contact Phone/Fax Number)

 7/31/12
(Date)

ADDENDUM ACKNOWLEDGEMENT FORM
SOLICITATION NO.: DCH13004

Instructions: Please acknowledge receipt of all addenda issued with this solicitation by completing this addendum acknowledgment form. Check the box next to each addendum received and sign below. Failure to acknowledge addenda may result in bid disqualification.

Acknowledgment: I hereby acknowledge receipt of the following addenda and have made the necessary revisions to my proposal, plans and/or specification, etc.

Addendum Numbers Received:
(Check the box next to each addendum received)

- | | |
|--|--|
| <input checked="" type="checkbox"/> Addendum No. 1 | <input type="checkbox"/> Addendum No. 6 |
| <input checked="" type="checkbox"/> Addendum No. 2 | <input type="checkbox"/> Addendum No. 7 |
| <input type="checkbox"/> Addendum No. 3 | <input type="checkbox"/> Addendum No. 8 |
| <input type="checkbox"/> Addendum No. 4 | <input type="checkbox"/> Addendum No. 9 |
| <input type="checkbox"/> Addendum No. 5 | <input type="checkbox"/> Addendum No. 10 |

I understand that failure to confirm the receipt of addenda may be cause for rejection of this bid. I further understand that any verbal representation made or assumed to be made during any oral discussion held between Vendor's representatives and any state personnel is not binding. Only the information issued in writing and added to the specifications by an official addendum is binding.

GAI Consultants, Inc.

 Company


 Authorized Signature
 7/31/12

 Date

NOTE: This addendum acknowledgment should be submitted with the bid to expedite document processing.
Revised 6/8/2012

VENDOR PREFERENCE CERTIFICATE

Certification and application* is hereby made for Preference in accordance with West Virginia Code, §5A-3-37. (Does not apply to construction contracts). West Virginia Code, §5A-3-37, provides an opportunity for qualifying vendors to request (at the time of bid) preference for their residency status. Such preference is an evaluation method only and will be applied only to the cost bid in accordance with the West Virginia Code. This certificate for application is to be used to request such preference. The Purchasing Division will make the determination of the Resident Vendor Preference, if applicable.

- 1. Application is made for 2.5% resident vendor preference for the reason checked: Bidder is an individual resident vendor and has resided continuously in West Virginia for four (4) years immediately preceding the date of this certification; or, Bidder is a partnership, association or corporation resident vendor and has maintained its headquarters or principal place of business continuously in West Virginia for four (4) years immediately preceding the date of this certification; or 80% of the ownership interest of Bidder is held by another individual, partnership, association or corporation resident vendor who has maintained its headquarters or principal place of business continuously in West Virginia for four (4) years immediately preceding the date of this certification; or, Bidder is a nonresident vendor which has an affiliate or subsidiary which employs a minimum of one hundred state residents and which has maintained its headquarters or principal place of business within West Virginia continuously for the four (4) years immediately preceding the date of this certification; or,
2. Application is made for 2.5% resident vendor preference for the reason checked: Bidder is a resident vendor who certifies that, during the life of the contract, on average at least 75% of the employees working on the project being bid are residents of West Virginia who have resided in the state continuously for the two years immediately preceding submission of this bid; or,
3. Application is made for 2.5% resident vendor preference for the reason checked: Bidder is a nonresident vendor employing a minimum of one hundred state residents or is a nonresident vendor with an affiliate or subsidiary which maintains its headquarters or principal place of business within West Virginia employing a minimum of one hundred state residents who certifies that, during the life of the contract, on average at least 75% of the employees or Bidder's affiliate's or subsidiary's employees are residents of West Virginia who have resided in the state continuously for the two years immediately preceding submission of this bid; or,
4. Application is made for 5% resident vendor preference for the reason checked: Bidder meets either the requirement of both subdivisions (1) and (2) or subdivision (1) and (3) as stated above; or,
5. Application is made for 3.5% resident vendor preference who is a veteran for the reason checked: Bidder is an individual resident vendor who is a veteran of the United States armed forces, the reserves or the National Guard and has resided in West Virginia continuously for the four years immediately preceding the date on which the bid is submitted; or,
6. Application is made for 3.5% resident vendor preference who is a veteran for the reason checked: Bidder is a resident vendor who is a veteran of the United States armed forces, the reserves or the National Guard, if, for purposes of producing or distributing the commodities or completing the project which is the subject of the vendor's bid and continuously over the entire term of the project, on average at least seventy-five percent of the vendor's employees are residents of West Virginia who have resided in the state continuously for the two immediately preceding years.
7. Application is made for preference as a non-resident small, women- and minority-owned business, in accordance with West Virginia Code §5A-3-59 and West Virginia Code of State Rules. Bidder has been or expects to be approved prior to contract award by the Purchasing Division as a certified small, women- and minority-owned business.

Bidder understands if the Secretary of Revenue determines that a Bidder receiving preference has failed to continue to meet the requirements for such preference, the Secretary may order the Director of Purchasing to: (a) reject the bid; or (b) assess a penalty against such Bidder in an amount not to exceed 5% of the bid amount and that such penalty will be paid to the contracting agency or deducted from any unpaid balance on the contract or purchase order.

By submission of this certificate, Bidder agrees to disclose any reasonably requested information to the Purchasing Division and authorizes the Department of Revenue to disclose to the Director of Purchasing appropriate information verifying that Bidder has paid the required business taxes, provided that such information does not contain the amounts of taxes paid nor any other information deemed by the Tax Commissioner to be confidential.

Under penalty of law for false swearing (West Virginia Code, §61-5-3), Bidder hereby certifies that this certificate is true and accurate in all respects; and that if a contract is issued to Bidder and if anything contained within this certificate changes during the term of the contract, Bidder will notify the Purchasing Division in writing immediately.

Bidder: GAI Consultants, Inc.

Signed: [Signature]

Date: 7/31/12

Title: Cultural Resources Department Manager

STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

West Virginia Code §5A-3-10a states: No contract or renewal of any contract may be awarded by the state or any of its political subdivisions to any vendor or prospective vendor when the vendor or prospective vendor or a related party to the vendor or prospective vendor is a debtor and the debt owed is an amount greater than one thousand dollars in the aggregate.

DEFINITIONS:

"Debt" means any assessment, premium, penalty, fine, tax or other amount of money owed to the state or any of its political subdivisions because of a judgment, fine, permit violation, license assessment, defaulted workers' compensation premium, penalty or other assessment presently delinquent or due and required to be paid to the state or any of its political subdivisions, including any interest or additional penalties accrued thereon.

"Debtor" means any individual, corporation, partnership, association, limited liability company or any other form or business association owing a debt to the state or any of its political subdivisions. "Political subdivision" means any county commission; municipality; county board of education; any instrumentality established by a county or municipality; any separate corporation or instrumentality established by one or more counties or municipalities, as permitted by law; or any public body charged by law with the performance of a government function or whose jurisdiction is coextensive with one or more counties or municipalities. "Related party" means a party, whether an individual, corporation, partnership, association, limited liability company or any other form or business association or other entity whatsoever, related to any vendor by blood, marriage, ownership or contract through which the party has a relationship of ownership or other interest with the vendor so that the party will actually or by effect receive or control a portion of the benefit, profit or other consideration from performance of a vendor contract with the party receiving an amount that meets or exceed five percent of the total contract amount.

EXCEPTION: The prohibition of this section does not apply where a vendor has contested any tax administered pursuant to chapter eleven of this code, workers' compensation premium, permit fee or environmental fee or assessment and the matter has not become final or where the vendor has entered into a payment plan or agreement and the vendor is not in default of any of the provisions of such plan or agreement.

Under penalty of law for false swearing (*West Virginia Code §61-5-3*), it is hereby certified that the vendor affirms and acknowledges the information in this affidavit and is in compliance with the requirements as stated.

WITNESS THE FOLLOWING SIGNATURE

Vendor's Name: GAI Consultants, Inc.

Authorized Signature: *[Signature]* Date: 7/30/12

State of Pennsylvania

County of Allegheny, to-wit:

Taken, subscribed, and sworn to before me this 30TH day of JULY, 2012.

My Commission expires SEPTEMBER 4, 2012.

AFFIX SEAL HERE

NOTARY PUBLIC *[Signature]*

GAI Consultants, Inc.

Pittsburgh Office
 385 East Waterfront Drive
 Homestead, PA 15120-5005
 T 412.476.2000 | F 412.476.2020
www.gaiconsultants.com

Letter of Transmittal

TRANSMITTAL NO.	
DATE:	7/31/2012
PROJECT NO.	

Department of Administration, Purchasing Division
2019 Washington Street East
Charleston, WV 25305-0130
Attention: Connie Hill

PROJECT TITLE: Proposal for Grant County, West Virginia Historic Resource Survey
SUBJECT: RFQ # DCH13004

WE ARE SENDING YOU: Paper Documents
VIA: Next Day Delivery
PURPOSE: For Bid

COMMENTS:

ATTACHMENTS:

Qty	Document No.	Rev	Document Date	Document Description/Title	Status*
1	--	--	July 31, 2012	Proposal for Grant County, West Virginia Historic Resource Survey	--

*Status Codes for Submittal Package Reviews: NE=No Exceptions; EN=Exceptions Noted; RR=Revise & Resubmit; RJ=Rejected

DISTRIBUTION:

Name	Company	Transmittal (Y/N)	Attachments (Y/N)

Sincerely,

Michael P. Kenneally, M.A.
 Project Architectural Historian