

Proposal for the  
Coonskin Park Maintenance Complex  
Building Design



Presented to:  
WV Army National Guard

Submitted by:  
SEM Partners, Inc.  
Architects

January 6, 2015 – 1:30 p.m.

01/06/15 09:27:54  
West Virginia Purchasing Division



**SEM** was founded in 1959 under the name Design Associates Architects. The Firm originated in Columbus, Ohio, and soon after added offices in Parkersburg and Beckley, West Virginia. In 1981 the firm was incorporated under its current name. Approximately 25-years later the firm was consolidated in Westerville, Ohio, where it has continued to steadily serve both its Ohio and West Virginia client base. During this time, projects have also been serviced in the States of Indiana, Maryland, and Virginia.

SEM Architects has specialized in the design of quality municipal, recreational, educational, healthcare, and commercial facilities for over 30 years. They believe in creating client-specific memorable design that is well-detailed, and efficient to operate and maintain. Specialized areas of design expertise have enabled SEM to serve these building type needs with credibility and distinction.

In 1965 SEM secured its first school design commission for a small county district along the Ohio River. Subsequently, SEM also provided architectural services to Wood County Schools, one of the first "Better Schools Building Programs" in the State of West Virginia. Achievements in West Virginia and Ohio provided a successful foundation for the many successful school design commissions that followed. Educational work expanded into the higher education market with several significant academic structures at West Virginia University in the 1980s and at Cedarville University in Cedarville, Ohio in the 1990s where a comprehensive Master Plan resulted in two new buildings, as well as several building renovations and additions. Other campus work has occurred at Miami University and The Ohio State University in Ohio.

Another growing market for the firm is the transportation industry including the aviation market. Arising out of expertise in specialized metal buildings, the firm is preparing for project experience developing aircraft maintenance buildings, hangars, and airfield fire stations. SEM Architects also have broad aviation facility and National Guard experience. SEM's interest in this market has led to relationships with consultants with similar experience and national transportation planners.

The Firm continues to expand its client base with diverse projects as the Beckley, West Virginia Nissan and Toyota dealerships, the Beckley Convention Center expansion, Access Health facilities, the Raleigh Regional Cancer Treatment Center, and the National Radio Astronomy Education Center in West Virginia. Operating from a broader base has positioned the firm in a wider regional market. SEM's central Ohio projects of note include the Recreation and Fitness Center at Cedarville University, the Washington Township Recreation Center, and the award-winning Bexley City Schools, as well as numerous church and community center projects. A broader building-type base has helped the Firm withstand the recent economic downturn.

David S. Beeman, speaking for the current leadership of SEM, says, "Aggressive business development helps keep us acquainted with the best potential clients. We aren't afraid to work hard to meet our client's expectations and achieve the goals they have set. Hard work has strengthened SEM, and all members of the firm are dedicated to serving clients with excellence well into the future."

## **Firm Information:**

Partnership formed in 1959  
Firm Incorporated in 1981  
*Vietnam Veteran-Owned*

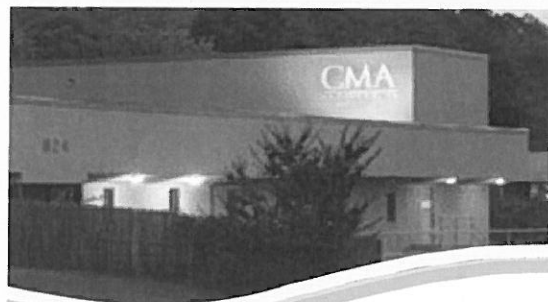
## **Project Types:**

Churches & Assembly Centers  
College & University Facilities  
Commercial Buildings  
Educational Facilities  
**Government Buildings**  
Healthcare Centers  
Laboratories  
Museums  
Visitors Centers  
Office Buildings  
Recreational Centers  
Transportation Facilities

## **Contact:**

David S. Beeman, AIA,  
LEED AP BD+C  
t: 614.794.3100  
f: 614.794.3088





Charleston, WV

## **Services**

**Clingenpeel McBrayer & Associates, Inc.** is a West Virginia based small business firm, providing services in the areas of HVAC, plumbing, fire protection and electrical engineering. Incorporated in 1986, our firm has always believed that a successful project requires a comprehensive approach. This includes all facets of project development, starting with master planning, working closely with the client, developing the completed construction documents, and working with contractors during the bidding and construction administration phases. However, our depth of expertise goes far beyond the traditional design/bid/build service. CMA Engineering is a proven leader in the design/build delivery method. From developing the performance design criteria for owners to designing the mechanical, electrical and plumbing systems for contractors, CMA has an impressive portfolio of design/build experience.

CMA Engineering maintains its reputation of design and service quality by keeping informed of the latest innovations and technical trends regarding energy-efficiency and sustainability in mechanical, electrical and plumbing design. CMA is the engineer on record for the design/build team for the new West Virginia Consolidated DEP Office Building, the first LEED certified building in the State. Our staff includes an accredited professional for the Leadership in Environmental and Energy Design (LEED) and we incorporate the most efficient and sustainable "green" designs in all of our projects.

## **History**

CMA Engineering has provided engineering design services on numerous projects of varying size and complexity. Clients include architects, industrial companies, governmental agencies, contractors, engineers, developers and private organizations. With offices strategically located in Charleston and Morgantown, our professional staff can provide clients with exceptional hands-on services for planning, meetings, site visits and construction administration without effecting the project's budget.

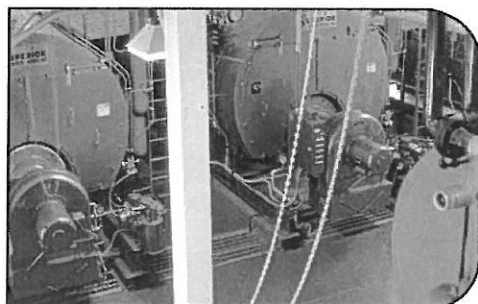
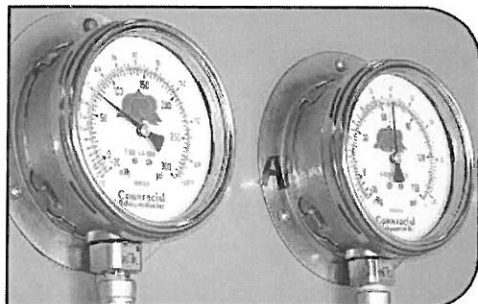
## **Commitment**

We are committing senior design professionals in order to assure that you receive top priority. Present staffing allows CMA to complete work in a timely manner without limiting our ability to perform our ongoing work. The staff of CMA is large enough to handle any size project, yet small enough for direct input and supervision by key personnel.

Clingenpeel/McBrayer & Associates, Inc.

824 Cross Lanes Drive Charleston WV, 25313  
(304) 343-0316 phone (304) 343-5146 fax

5 Riddle Court Morgantown, WV 26505  
(304) 598-2558 phone (304) 598-2472 fax



(top) Ruby Memorial Hospital—Morgantown, WV  
HVAC Exhaust System

(middle) Memorial Ice Rink—South Charleston, WV  
Refrigerant Pressure Gages

(bottom) Alderson Federal Correctional Facility—Alderson, WV  
Steam Plant

## M E C H A N I C A L

CMA Engineering experience includes:

Constant Volume Air Handling Systems

Variable Volume Air Handling Systems

Demand Control Ventilation Systems

Natatorium Dehumidification Systems

Building Energy and Management Control Systems

Industrial Ventilation and Exhaust Systems

Steam and Condensate Systems

Cooling Plants and Distribution

Heating Plants and Distribution

Energy Recovery Systems

Water Source Heat Pump Systems

Low, Medium and High Pressure Air Distribution Systems

Direct Digital, Pneumatic and Hybrid Control Systems

Kitchen Ventilation and Exhaust Systems



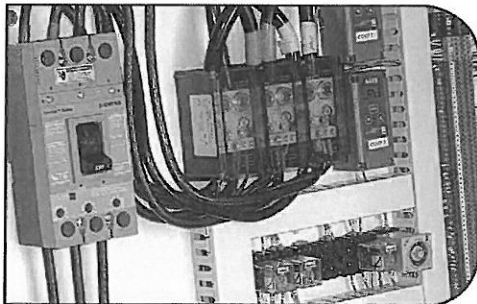
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5 Riddle Court  
Morgantown, West Virginia 26505  
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(304) 598-2472 fax

[www.cma.wv.com](http://www.cma.wv.com)





(above) Split Rock Pools—Snowshoe, WV  
Indirect Lighting System

(below) Memorial Ice Rink—South Charleston, WV  
Chiller Power and Control Panel

## E L E C T R I C A L

CMA Engineering experience includes:

- Underground Ducts and Utility Structures
- Intrusion Detection
- Closed Circuit Television
- Cable and Master Antenna Television
- Medium Voltage Distribution and Substations
- Secondary Voltage Distribution
- Engine Generators and Battery Inverters
- Transient Voltage Suppression
- Interior Lighting
- Exterior Lighting
- Sports Lighting
- Theatrical Lighting
- Lighting Control
- Uninterruptible Power Supply Systems
- Lightning Protection
- Intercommunications Systems
- Nurse Call
- Voice and Data Systems
- Fire Detection Systems

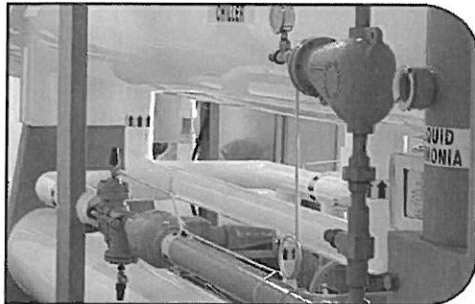


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(top) Split Rock Pools—Snowshoe, WV  
Piping & Pump Room

(middle) Memorial Ice Rink—South Charleston, WV  
Piping & Chilling

(bottom) Alderson Federal Correctional Facility—Alderson, WV  
Steam Piping

## PLUMBING & PIPING

CMA Engineering experience includes:

Sanitary Sewer Systems

Storm Sewer Systems

Natural Gas Distribution

LP Gas Distribution

Fuel-Oil Distribution

Compressed Air Systems

Vacuum Systems

Chemical Waste Systems

Process Water Systems

Deionized Water Systems

Domestic Water Systems

Helium Distribution Systems

Domestic Water Pumping Systems

Sewage Pumping Systems

Water Heating

Automatic Fire Sprinkler Systems

Standpipe Systems

Fire Pumps, Storage Tanks, Service Mains

Medical Gas Systems



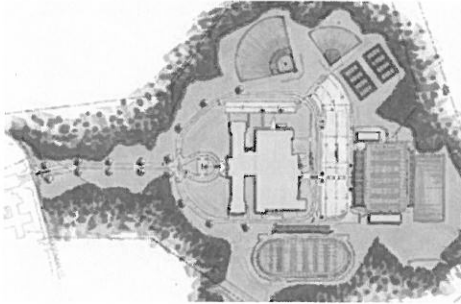
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## Corporate Overview

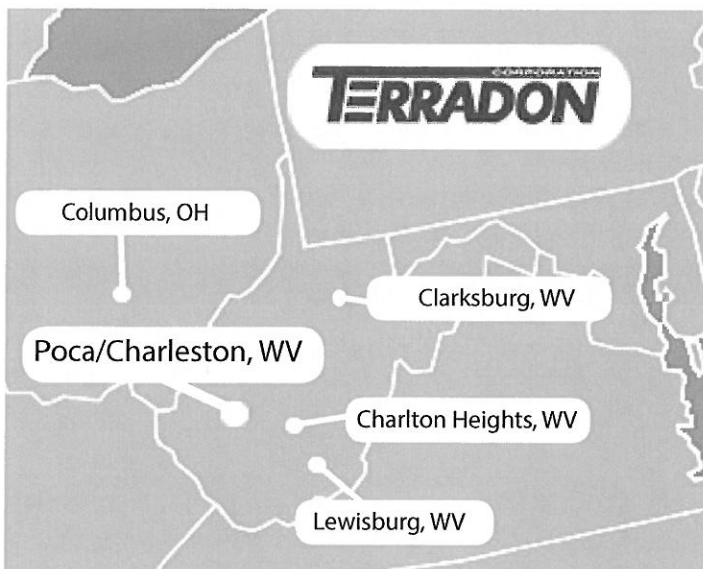


TERRADON Corporation offers a multi-faceted approach to design engineering and consulting services. For the past 25 years TERRADON staff has provided a wealth of engineering solutions blanketing the Appalachian and Mid-Atlantic region with successful projects. The company built its reputation on expert personnel and quality, time-sensitive service. Those same founding principles hold true today.

The second-generation, family-owned business has built a strong reputation by providing flexible, cost effective design solutions and maintaining the highest level of customer service. The firm has been recognized through numerous awards from professional organizations and agencies including the American Society of Civil Engineers, State Highway Departments, the Department of Environmental Protection and the American Institute of Architects.

TERRADON's corporate culture promotes innovation and progressive thinking. Project leaders strive to sustain customers through a wide-range of engineering offerings. TERRADON employees understand the purpose behind their services and work to cultivate lasting relationships with clients through honest, hard work.

TERRADON is the largest woman-owned engineering firm in West Virginia. TERRADON is a certified Women's Business Enterprise as defined by the Women's Business Enterprise National Council and the National Women Business Owners Corporation.



## Locations

TERRADON maintains four WV locations: headquarters near Poca/Charleston, WV and offices in Lewisburg, Clarksburg and Charlton Heights. A fifth office is located in Columbus, OH. With five locations, TERRADON is equipped to meet any engineering design needs for this project.

## Qualifications



Land Development covers a broad swath of TERRADON's service offerings and sees a large percentage of its annual revenue from repeat clients or referrals. The group is composed mainly of Landscape Architects and CAD designers who frequently team with every other department within the company.

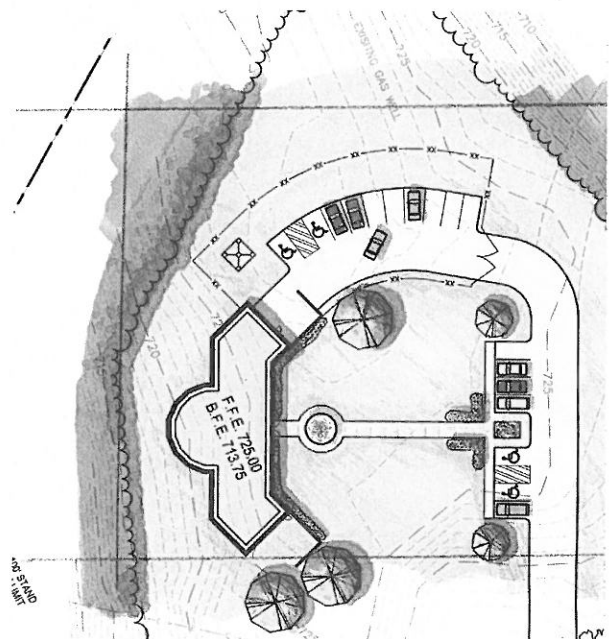
TERRADON's Land Development department collaborates with public and private entities and has a strong presence in the recreation, public/civil, educational and commercial development sectors. TERRADON is recognized as a leader in providing site design and land planning services. The firm's professional engineers work closely with the client from the project's initial phase through a schematic design, construction documents and project delivery. TERRADON's Landscape Development Group remains on the forefront of sustainable design, providing LEED Accredited Professionals to clients. Projects utilizing sustainable design best practices aid clients in significantly reducing energy costs on projects.

TERRADON's Land Development Group works in a variety of markets including: Civic/Public, Parks/Recreation, Commercial/Industrial, K-12 Education, Higher Education and Medical.

Projects include: Master planning, recreational planning, funding agencies assistance, economic development planning, surveying, engineering, architecture, historical preservation construction administration and inspection.

## LAND DEVELOPMENT SERVICES

- Master Planning
- Presentation Drawings/Renderings
- Site Feasibility Studies
- Schematic Design
- Layout Plans
- Grading Plans
- Stormwater Management Plans
- Erosion Control Plans
- Planting Plans
- Construction Observation



## SHIRK & O'DONOVAN CONSULTING ENGINEERS, INCORPORATED

370 East Wilson Bridge Road  
Worthington, Ohio 43085-2321  
614-436-6465 TEL  
[www.shirkodonovan.com](http://www.shirkodonovan.com)

### *Professional Structural Engineering Consulting Services*

Shirk & O'Donovan Consulting Engineers, Incorporated offers a full range of professional consulting structural engineering services from schematic design through construction administration. The firm was founded in 1989 with a vision of unparalleled service as a provider of structural engineering design services. Today that goal still commands the primary attention for the full extent of the client base, without regard to the size of the project or the size of the client.

### *Solutions*

The company provides cost-effective engineering solutions for a wide range of projects. Professional services offered include complete preparation of structural construction drawings, specification writing, cost estimating and value engineering for both new construction, the rehabilitation of existing facilities and construction administration. We believe common solutions will not fit all projects, and therefore our licensed engineers provide innovative designs tailored to each specific project. The staff is committed to a team approach to your project. We review and coordinate the work of the entire design team, including the work of the architect and mechanical, electrical and civil engineers.

### *Delivery*

The prompt delivery of completed projects and strict adherence to project schedules continue as the hallmark traits of the firm. We believe that schedule is the key component of a successful project. Our company has long been recognized for its ability to fulfill its commitments and to meet the project schedule. The company's dedicated team puts forth the effort that only a quality professional organization can provide, an effort that is mandatory in today's construction environment.

### *Multi-Faceted*

Shirk & O'Donovan Consulting Engineers, Incorporated employs dedicated professionals with over one hundred twenty years of combined working experience in the design of concrete, masonry, steel, aluminum and wood structures. The company possesses a strong background in the structural design of educational facilities, commercial, health care, nursing/assisted living facilities, retail, religious, industrial, hotel, residential, EMS and fire stations, warehouse and maintenance structures, recreational facilities, water and wastewater treatment facilities. Design expertise extends across projects whose construction costs range from a few hundred thousand dollars to over \$50 million.

### *Philosophy*

Shirk & O'Donovan Consulting Engineers, Incorporated understands the importance of team-building, and its staff is committed to working with architects, other consulting engineers, owners, construction managers and contractors to ensure that the owner receives the building that best suits their need. It is the goal of the company to produce cost-effective and buildable designs that solve the needs of each project, and each project's owner, on a case-by-case basis.





# ORGANIZATIONAL CHART



Project Manager(s)

## SEM Partners, Inc. Architects

David S. Beeman, AIA, LEED AP BD+C  
P.I.C./ Sr. Management Lead

Laura G. Piersall, AIA, LEED AP BD+C  
Project Manager/ Programming Lead

Robert Cushman, AIA, CSI, CDT  
Construction Administrator/  
Specification Writer/ Estimator

Gregory D. Eller, AIA  
Project Architect/ Design Lead

Dana G. Creasey, AAIA  
Intern Architect / Quality Control Lead

## CMA Engineering MEP Engineering

Timothy L. Cox, P.E., CBCP  
President, Mechanical Engineer

Daniel L. Ellars, P.E.,  
LEED AP BD+C  
Principal Electrical Engineer

Matthew C. Corathers, P.E.  
Mechanical Engineer

Larry A. Weese  
Plumbing Designer

## Terradon Civil Engineers

Greg Fox, ASLA, LEED AP  
VP Land Planning & Development

Jim Nagy, P.E.  
Utility Infrastructure

Shawn Gray, ASLA  
Landscape Architect

Peter J. Williams, ASLA  
Landscape Architect

Robert Thaw, PS  
VP Survey and Mapping

Bill Hunt, PG, LRS  
VP Geo-Environmental, Materials  
Testing and Inspection

## Shirk & O'Donovan Consulting Engineers, Inc. Structural Engineers

F. William Shirk, P.E.  
President, Principal Engineer



#### Education

Bachelor of Architecture, Ohio  
University, Athens, Ohio

#### Work History

Years with SEM Architects: 37  
Prior Experience: 4

#### Registrations

Registered Architect, Virginia,  
Maryland, West Virginia,  
Pennsylvania, Ohio; NCARB  
Leadership in Energy &  
Environmental Design  
(LEED), 2004

#### Professional Affiliations

American Institute of Architects  
U.S. Green Building Council

## DAVID S. BEEMAN, AIA, LEED BD+C

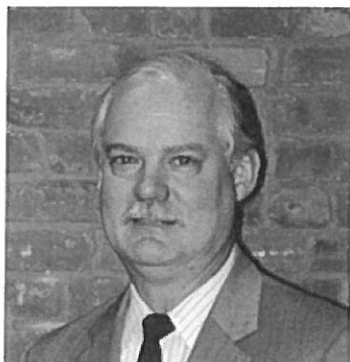
President / Principal-in-Charge

#### Relevant Project Experience

Mr. Beeman has over 40 years of professional experience in the field of architecture. Mr. Beeman has designed and developed projects in states throughout the Mid-Atlantic and the Midwestern regions of the country. Most recent work includes the development of corporate, retail, educational, and municipal work. As Principal-in-Charge, Mr. Beeman has been responsible for managing and coordinating projects ranging in size from 1-50M dollars.

#### Selected Project Experience

- **National Guard Readiness Centers, Lewisburg and Summersville, West Virginia:** The design of two new Readiness Centers for the WV National Guard. Each facility was developed as a shared use facility for the communities served, and the Summersville facility was additionally designed to accommodate trade shows and conferences. Each facility was equipped with classrooms, a gymnasium, locker rooms and other secure spaces for training. Separate entries for the public were provided to keep the military portion of the facilities secure.
- **Access Health Administrative Offices and IT Center, Beckley, West Virginia:** SEM Architects was the Architect of Record for a new Access Health Administrative Office Headquarters building. The understated design reflects the mountains of the region while servicing the administrative and information technology (IT) needs of multiple community health clinics and pharmacies in the area. The facility features an open courtyard that allows natural light to enter otherwise interior offices.
- **L&S Toyota, Beckley, West Virginia:** SEM was the Architect of Record for a three-phase project comprised of an exterior showroom renovation and interior renovation to the main dealership building and a new 19-bay service building with parts storage and receiving including a storage mezzanine. The overall cost of the project is approximately 3M.
- **Westerville Electric Division Office and Maintenance Garage Expansion, Westerville, Ohio:** The design of a new facility for the Westerville Electric Division involved developing a new 11,400 sq. ft. administrative/operation center and a 5,000 sq. ft. 5-bay truck loading dock area addition to an existing maintenance building on the same site. Attractive public access areas, a spacious lobby, and a service counter allow the Division to interface with the public effectively while still maintaining security. The new operation center also provides a state-of-the-art computerized management system to better service customers.
- **Dasco Office Renovation and New Office Warehouse Building, Westerville, Ohio:** A historic residence provided design direction for the complex that includes a new 15,500 sq. ft. office / warehouse building and a new wood-framed multi-vehicle garage. The renovation of the farmhouse was designed as a gatehouse and guest residence facility for consultants, board members and other company visitors. The restoration work on the historic structure included cleaning and repointing the exterior masonry. Exterior pergolas were added to both sides, the site was regraded, and landscaping was added.



### Education

Bachelor of Architecture,  
The Ohio State University  
Columbus, Ohio

Associate of Science,  
Construction Technology  
HVCC, Troy, New York

### Work History

Years with SEM Architects: 28

Prior Experience: 9

### Registrations

Registered Architect, Ohio;  
NCARB

### Professional Affiliations

American Institute of Architects  
Constructions Specifications  
Institute

## **ROBERT C. CUSHMAN, AIA, CSI**

**Construction Administrator / Specifications Writer**

### *Relevant Project Experience*

Mr. Cushman has over 35 years of professional experience in the field of architecture. He has developed projects in states throughout the Mid-Atlantic and the Midwestern regions of the country. Most recent work includes the development of corporate, retail, educational, and municipal work. Mr. Cushman is SEM's specification writer, and an active member of the Constructions Specifications Institute. Mr. Cushman has administered project during construction ranging from \$5-40M in size.

### *Selected Project Experience*

- ***National Guard Readiness Centers, Lewisburg and Summersville, West Virginia:*** The design of two new Readiness Centers for the WV National Guard. Each facility was developed as a shared use facility for the communities served, and the Summersville facility was additionally designed to accommodate trade shows and conferences. Each facility was equipped with classrooms, a gymnasium, locker rooms and other secure spaces for training. Separate entries for the public were provided to keep the military portion of the facilities secure.
- ***Westerville Electric Division Office and Maintenance Garage Expansion, Westerville, Ohio:*** The design of a new facility for the Westerville Electric Division involved developing a new 11,400 sq. ft. administrative/operation center and a 5,000 sq. ft. 5-bay truck loading dock area addition to an existing maintenance building on the same site. Attractive public access areas, a spacious lobby, and a service counter allow the Division to interface with the public effectively while still maintaining security. The new operation center also provides a state-of-the-art computerized management system to better service customers.
- ***Dasco Office Renovation and New Office Warehouse Building, Westerville, Ohio:*** A historic residence provided design direction for the complex that includes a new 15,500 sq. ft. office / warehouse building and a new wood-framed multi-vehicle garage. The renovation of the farmhouse was designed as a gatehouse and guest residence facility for consultants, board members and other company visitors. The restoration work on the historic structure included cleaning and repointing the exterior masonry. Exterior pergolas were added to both sides, the site was regraded, and landscaping was added.
- ***Traffic Maintenance Building Renovation, ODOT District 6, Delaware, Ohio:*** SEM Architects was hired to develop office space and a storage mezzanine within the high-bay space of an operational Ohio Department of Transportation maintenance building. The mezzanine was developed in the open space above the office area and it is accessed by a commercial stair. A removable railing section at the mezzanine allows for fork-lift access. The building is utilized for traffic equipment maintenance and vehicular storage.



### Education

Master of Architecture, 1984,  
 Washington University,  
 St. Louis, MO

BFA, Bachelor of Fine Arts,  
 Theatre Design 1978, The  
 University of Connecticut,  
 Storrs, CT

### Work History

Years with SEM Architects: 1  
 Prior Experience: 27

### Registrations

Registered Architect, Connecticut,  
 1988  
 Leadership in Energy &  
 Environmental Design  
 (LEED), 2002

### Professional Affiliations

American Institute of Architects  
 (AIA)  
 The League of Historic American  
 Theatres (LHAT)  
 U.S. Green Building Council  
 (USGBC)

*\*Project completed while with  
 another firm*

## LAURA G. PIERSALL, AIA, LEED BD+C

### Project Architect / Manager

### Relevant Project Experience

Ms. Piersall has over 25 years of professional experience in the field of architecture. Ms. Piersall has designed and developed projects for Cities and Counties in the Midwest and on the East Coast. Most recent work includes the development of performing arts facilities, educational, historical and municipal work. Ms. Piersall has been responsible for design, documentation, coordination, construction administration and project closeout on projects ranging in size from \$1-33M.

### Selected Project Experience

- **Traffic Maintenance Building Renovation, ODOT District 6, Delaware, Ohio:** SEM Architects was hired to develop office space and a storage mezzanine within the high-bay space of an operational Ohio Department of Transportation maintenance building. The mezzanine was developed in the open space above the office area and it is accessed by a commercial stair. A removable railing section at the mezzanine allows for fork-lift access. The building is utilized for traffic equipment maintenance and vehicular storage.
- **Washington Township Recreational Center, Centerville, Ohio:** Project Architect for renovation work to the original Recreation Center building that SEM developed a substantial addition for previously. Renovation work is focused on the exterior of the building and it includes; masonry repair work, reroofing and skylight replacement over the natatorium.
- **L&S Toyota, Beckley, West Virginia:** SEM was the Architect of Record for a three-phase project comprised of an exterior showroom renovation and interior renovation to the main dealership building and a new 19-bay service building with parts storage and receiving including a storage mezzanine. The overall cost of the project is approximately 3M.
- **Access Health Medical Office Building, Beckley, West Virginia:** SEM Architects was the Architect-of-Record for the complete renovation of the first floor of an existing 1970's MOB. Included in the project was a new accessible first floor entrance and vestibule with sliding power doors. The renovation completely gutted the existing first floor and provided a new layout, with plumbing, electrical and air distribution systems for the entire floor.
- **Montgomery County Juvenile Justice Center and Master Plan\*, Dayton, OH:** Project Architect and Manager for a 33M dollar new Justice Center with Courtrooms, Intervention Offices, Health Care Services, Ohio Charter School and Juvenile Detention facilities. The Justice Center is the central focal point of a comprehensive Master Plan that was simultaneously developed for the Montgomery County Government Center campus in downtown Dayton.



### Education

Bachelor of Architecture,  
Auburn University  
Auburn, Alabama

### Work History

Years with SEM Architects: 20  
Prior Experience: 5

### Registrations

Registered Architect, Ohio, West  
Virginia, Virginia; NCARB

### Professional Affiliations

American Institute of Architects

## GREGORY D. ELLER, AIA

Architect / Designer

### Relevant Project Experience

Mr. Eller has over 25 years of professional experience in the field of architecture. Mr. Eller has designed and developed several award-winning projects in states throughout the Mid-Atlantic and the Midwestern regions of the country. Most recent work includes the development of ecclesiastical, educational, and institutional work. Mr. Eller is an experienced programmer and an informed listener. Mr. Eller approaches each new project as a unique opportunity for creativity and fresh ideas.

### Selected Project Experience

- ***Astronomy Visitor and Education Center, Green Bank, National Radio Astronomy Laboratory, Green Bank, West Virginia:*** This high-tech Center houses a 4,000sf Exhibition Hall that is fully shielded against radio interference. A multimedia Auditorium provides a 150-seat venue for presentations. The lower level houses exhibit workrooms and storage areas. The Education Center serves K-12 students, summer science training camps, and independent science research. This Educational Center also includes a 1,000sf Skylab classroom, two general-purpose classrooms with retractable wall, and a fully shielded computer lab, as well as support facilities. ***This project won an AIA Award.***
- ***Westerville Electric Division Office and Maintenance Garage Expansion, Westerville, Ohio:*** The design of a new facility for the Westerville Electric Division involved developing a new 11,400 sq. ft. administrative/operation center and a 5,000 sq. ft. 5-bay truck loading dock area addition to an existing maintenance building on the same site. Attractive public access areas, a spacious lobby, and a service counter allow the Division to interface with the public effectively while still maintaining security. The new operation center also provides a state-of-the-art computerized management system to better service customers.
- ***Canyon Rim Visitor's Center, National Park Service, Fayetteville, West Virginia:*** The Canyon Rim Visitor's Center developed for The National Park Service overlooking the New River Gorge was designed to both blend with and highlight its natural surroundings. Its organic form accents the land's natural contours, rock outcroppings, and panoramic views of the Steel Arch Bridge, New River, and Gorge below. Cantilevered exterior viewing decks are stepped and integrated with the natural cantilevered rock outcroppings below. These offer breathtaking views of the site, thrusting visitors into the environment, and allowing them to experience the rugged beauty of the gorge firsthand. ***This project won an AIA Award.***
- ***Dasco Office Renovation and New Office/Warehouse Building, Westerville, Ohio:*** A historic residence provided design direction for the complex that includes a new 15,500 sq. ft. office / warehouse building and a new wood-framed multi-vehicle garage. The renovation of the farmhouse was designed as a gatehouse and guest residence facility for consultants, board members and other company visitors. The restoration work on the historic structure included cleaning and repointing the exterior masonry. Exterior pergolas were added to both sides, the site was regraded, and landscaping was added.





### Education

Bachelor of Architecture  
Coursework,  
Columbus State University  
Columbus, Ohio

### Work History

Years with SEM Architects: 6  
Prior Experience: 29

### Registrations

Registration in progress, Ohio

### Professional Affiliations

American Institute of Architects

## DANA G. CREASEY, AIA

Intern Architect / Senior Project Coordinator

### Relevant Project Experience

Mr. Creasey has over 30 years of professional experience in the field of architecture. He has developed retail, municipal, educational, commercial, and military projects in states throughout the Mid-Atlantic and the Midwestern regions of the country. Most recent work includes the development of retail, educational, and municipal work. Mr. Creasey is proficient in a wide variety of computer programs and software applications including Revit software.

### Selected Project Experience

- **L&S Toyota, Beckley, West Virginia:** SEM was the Architect of Record for a three-phase project comprised of an exterior showroom renovation and interior renovation to the main dealership building and a new 19-bay service building with parts storage and receiving including a storage mezzanine. The overall cost of the project is approximately 3M.
- **Beckley & Raleigh County Convention Center, Beckley, West Virginia:** Development of Additions and Renovations to the Beckley/Raleigh County Convention Center that was comprised of two projects over three years. The first project was a 10,725 sf banquet facility addition with retractable partitions. The second addition provided an additional space of 8,265 sf that can be further subdivided. Work included site improvements, new main entrance, lobby, public toilet facilities and improvements to the existing food preparation and dining hall and serving facilities.
- **Access Health Medical Office Building, Beckley, West Virginia:** SEM Architects was the Architect-of-Record for the complete renovation of the first floor of an existing 1970's MOB. Included in the project was a new accessible first floor entrance and vestibule with sliding power doors. The renovation completely gutted the existing first floor and provided a new layout, with plumbing, electrical and air distribution systems for the entire floor.
- **Traffic Maintenance Building Renovation, ODOT District 6, Delaware, Ohio:** SEM Architects was hired to develop office space and a storage mezzanine within the high-bay space of an operational Ohio Department of Transportation maintenance building. The mezzanine was developed in the open space above the office area and it is accessed by a commercial stair. A removable railing section at the mezzanine allows for fork-lift access. The building is utilized for traffic equipment maintenance and vehicular storage.
- **The Aircraft & Rescue Fire Fighting Facility, Rickenbacker ANGB, Columbus, Ohio:** Mr. Creasey worked on the design of a new 19,000 square foot, seven-bay Aircraft Rescue & Fire Fighting facility to replace an existing facility at the Rickenbacker ANGB. The new facility is a single story structure with areas for administrative offices, a physical therapy room, a physical fitness facility, private bedrooms, locker / shower / restroom areas, a dayroom, kitchen, and other associated areas. The facility was designed such that pavement access to RANGB's runways and support aircraft aprons is provided.



### Education

Bachelor of Architecture, The Ohio State University, Columbus, Ohio

### Work History

Years with SEM Architects: 50

Prior Experience: 1

### Registrations

Registered Architect, Ohio, West Virginia

### Professional Affiliations

American Institute of Architects (AIA)

Past President – Beckley Area Foundation

Past Lt. Governor – District 11 Kiwanis, West Virginia

Past President – Kiwanis, Beckley Chapter

Past President – New River Parkway Authority

Member – West Virginia Society of Architects

Member – Raleigh County Board of Zoning Appeals

## NED B. ELLER, AIA

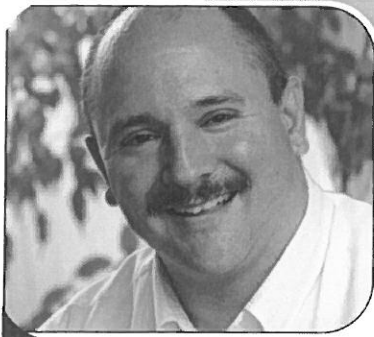
Founding Partner / Project Facilitator

### Relevant Project Experience

Mr. Eller has over 50 years of professional experience in the field of architecture. Mr. Eller has designed and developed projects in states throughout the Midwestern regions of the country with a concentration in the States of West Virginia and Ohio. Most recent work includes the development of corporate, medical, educational, and residential work in West Virginia. Mr. Eller has been responsible for managing and coordinating projects ranging in size from 1-50M dollars.

### Selected Project Experience

- **National Guard Readiness Centers, Lewisburg and Summersville, West Virginia:** The design of two new Readiness Centers for the WV National Guard. Each facility was developed as a shared use facility for the communities served, and the Summersville facility was additionally designed to accommodate trade shows and conferences. Each facility was equipped with classrooms, a gymnasium, locker rooms and other secure spaces for training. Separate entries for the public were provided to keep the military portion of the facilities secure.
- **Access Health Administrative Offices and IT Center, Beckley, West Virginia:** SEM Architects was the Architect of Record for a new Access Health Administrative Office Headquarters building. The understated design reflects the mountains of the region while servicing the administrative and information technology (IT) needs of multiple community health clinics and pharmacies in the area. The facility features an open courtyard that allows natural light to enter otherwise interior offices.
- **L&S Toyota, Beckley, West Virginia:** SEM was the Architect of Record for a three-phase project comprised of an exterior showroom renovation and interior renovation to the main dealership building and a new 19-bay service building with parts storage and receiving including a storage mezzanine. The overall cost of the project is approximately 3M.
- **New River Family Health Clinic Master Plan and Renovation, Scarbro, West Virginia:** This unique Master Plan incorporated administrative facilities for remotely located rural clinics, as well as complete renovation of the existing central offices and clinics into a more efficient and viable operating environment.
- **Access Health Medical Office Building, Beckley, West Virginia:** SEM Architects was the Architect-of-Record for the complete renovation of the first floor of an existing 1970's MOB. Included in the project was a new accessible first floor entrance and vestibule with sliding power doors. The renovation completely gutted the existing first floor and provided a new layout, with plumbing, electrical and air distribution systems for the entire floor.



## **Timothy L. Cox, P. E., CBCP**

President  
Mechanical Engineer  
(304) 598-2558  
tcx@cmauwv.com

### **Education**

University of Colorado  
Boulder, Colorado  
Bachelor of Science in Mechanical Engineering

### **Registrations/Professional Affiliations**

Registered Professional Engineer in WV, VA, MD, KY  
Association of Energy Engineers-CBCP  
CPD (Certified in Plumbing Engineering)  
Member of ASHRAE  
American Society of Plumbing Engineers  
National Association of Fire Protection Engineers  
WV Society of Healthcare Engineers  
WV Chapter of A.I.A.

### **Experience**

Timothy Cox, President and Senior Mechanical Engineer of CMA Engineering, brings 35 years of mechanical and plumbing design experience to our clients. Timothy is a Certified Building Commissioning Professional through Association of Energy Engineers.

### **Project Experience**

#### **Design/Build-Criteria Development**

Morgantown Events Center  
West Virginia University Intermodal Parking  
Marshall University Parking Facility  
Yeager Airport Facility

#### **Educational Facilities K-12**

New Rainelle Elementary School  
Salem Middle School Classroom Addition  
South Harrison High School HVAC Replacement  
South Harrison Middle School HVAC Upgrades

#### **West Virginia University-Open End Contract since 1999**

Coliseum Life Safety Renovations  
New Soccer Stadium  
New Wrestling Training Facility  
Engineering Science Building Addition & Renovations

#### **Military Experience**

New Moorefield Readiness Center  
New Elkins Readiness Center  
Gassaway Armory Addition & Renovations  
St. Albans Armory Addition

#### **Mylan Pharmaceuticals, Morgantown, WV**

Various projects including HVAC plumbing, fire sprinkler and controls for new North Plant expansion, office building, fluid bed addition, parking garage and weighing and packaging

Clingenpeel/McBrayer & Associates, Inc.

824 Cross Lanes Drive Charleston WV, 25313  
(304) 343-0316 phone (304) 343-5146 fax

5 Riddle Court Morgantown, WV 26505  
(304) 598-2558 phone (304) 598-2472 fax



**Daniel L. Ellars, P. E.,  
LEED AP BD+C**

Principal  
Electrical Engineer  
(304) 343-0316  
dellars@cmawv.com

**Education**

West Virginia University Institute of Technology  
Montgomery, WV  
Bachelor of Science in Electrical Engineering

West Virginia State University  
Institute, WV  
Bachelor of Science in Business Administration

**Registrations/Professional Affiliations**

Registered Professional Engineer in WV, PA  
Leadership in Energy & Environmental Design-  
Accredited Professional-Building Design and  
Construction  
U..S. Green Building Council  
Member of ASHRAE  
National Fire Protection Association  
Institute of Electrical & Electronics Engineers  
WV Chapter of A.I.A.

**Experience**

Daniel Ellars, senior electrical engineer for CMA Engineering, brings 25 years of electrical design and project management experience to our clients.

**Project Experience**

**Recreational Facilities**

Summit Bechtel National Scout Reserve  
Canaan Valley Ski Resort

**Educational Experience**

New Talcott Elementary School  
New Fairdale Middle School  
Chamberlain Elementary-Elevator Addition  
East Bank Middle School HVAC and Lighting Renovations  
New Pikeview Middle School  
Nitro High School Commons Area Renovations

**Military Experience**

New Moorefield Readiness Center  
New Elkins Readiness Center  
St. Albans Armory-Addition and Renovations  
Gassaway Armory-Addition and Renovations  
Welch Armory Electrical Upgrades  
Bluefield Armory Electrical Upgrades  
Dunbar Armory Electrical Upgrades

**WV Department of Transportation**

New District 1 Administration Building  
New District 8 Administration Building

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5 Riddle Court Morgantown, WV 26505  
(304) 598-2558 phone (304) 598-2472 fax



## **Matthew C. Corathers, P.E.**

Mechanical Engineer  
(304) 598-2558  
mcorathers@cmawv.com

### **Education**

West Virginia University  
Morgantown, WV  
Bachelor of Science in Mechanical Engineering

### **Registrations/Professional Affiliations**

Registered Professional Engineer in WV  
Member of ASHRAE  
WV Society of Healthcare Engineers

### **Experience**

Matthew Corathers, mechanical engineer, has over eight years of experience in design and project management.

### **Project Experience**

#### **West Virginia University**

New two-story Child Care Facility  
Engineering Science Building— Laboratory Renovations

#### **Hospital Experience**

Davis Memorial Hospital-New Addition  
United Hospital Center-New MRI facility  
VA Hospital, Clarksburg, WV-Renovations to Dental Lab  
Mercer County Nursing Home-Addition

#### **Military Experience**

New Moorefield Readiness Center  
Gassaway Armory Renovations  
St. Albans Armory Addition & Renovations

#### **Court Houses**

Randolph County Courthouse-Mechanical design for completion of two-story addition and modifications of the existing second floor to be used by the Family Court  
Monongalia County Family Court-Renovations

#### **Educational Facilities**

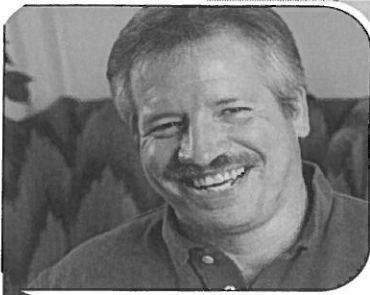
Harrison County Schools-Fire Alarm replacement at Robert C. Byrd High School, Nutter Fort Elementary and Lost Creek Elementary  
University High School-HVAC Upgrades for use as a middle school  
New Rainelle Elementary School-HVAC Design  
Aurora Elementary School Addition-Mechanical Design

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## Larry A. Weese

Plumbing Designer  
(304) 343-0316  
lweese@cmawv.com

### Education

West Virginia University  
Morgantown, WV  
Master of Science, Bachelor of Science-  
Division of Forestry

### Professional Development

Various seminars and technical sessions

### Experience

Larry Weese brings 20 years of mechanical and plumbing design and project management experience to our clients.

### Project Experience

#### Educational Facilities K-12

New Sissonville Middle School  
New Lewisburg Elementary School  
New Talcott Elementary School  
New Fairdale Elementary School  
Nitro High School Toilet Renovations  
Nitro High School HVAC Upgrades  
Shady Springs High School HVAC Upgrades  
Shady Springs High School Addition  
Liberty High School HVAC Upgrades

#### WV Department of Highways

New District 1 Administration Building  
New District 8 Administration Building

#### Military Facilities

St. Albans Armory Addition and Renovations  
Gassaway Armory Renovations  
New Elkins Readiness Center  
New Moorefield Readiness Center

#### Emergency Response Facilities

Randolph County 911-New Facility  
Mason County 911-New Facility  
Raleigh County 911-New Facility  
Orchard Manor Fire Station-New Facility

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## TECHNICAL EXPERTISE - KEY PERSONNEL

### **Greg Fox, ASLA, LEED AP      VP Land Planning & Development**

Greg Fox has overseen the Land Development Department at TERRADON since its inception in 2000. He offers more than 25 years of industry experience, providing design services to a variety of markets. During his tenure, the Land Development Group has completed more than one hundred K-12 Educational projects and dozens of Higher Education projects.

Under his guidance, the group has been the recipient of Engineering Excellence awards from the West Virginia Association of Consulting Engineers, and the Gold Award for Engineering Excellence from the American Council of Engineering Companies. Additionally, the Land Development Group has been recognized numerous times for Merit Awards by the West Virginia Chapter of American Society of Landscape Architects. Fox is a registered Landscape Architect in West Virginia, Ohio, North Carolina, South Carolina, Pennsylvania and Virginia. He is an active member of the American Society of Landscape Architects. Fox received degrees in Landscape Architecture and Planning from West Virginia University.

### **Jim Nagy, PE      Utility Infrastructure**

Nagy performs Civil Engineering related to water and waste water projects at TERRADON. He specializes in the design of water treatment and distribution systems. He has more than 25 years of on-hand experience providing engineering for the largest private water company in West Virginia. He earned a B.S. in Civil Engineering from West Virginia University. His primary focus is on management of water and wastewater projects. He also performs design work related to water distribution systems and sewage collection systems.

### **Shawn Gray, ASLA      Landscape Architect**

Shawn Gray is an experienced Site Designer and Land Planner who serves as an integral part of the TERRADON design team. He offers experience on many of TERRADON's highest profile projects, focusing on large scale site development and parks and recreation projects. Gray also provides site design and landscape architecture services for K-12 and Higher Education projects. He is responsible for developing site, grading, landscape and utility plans, site detailing and erosion sediment control plans and permitting.

### **Peter J. Williams, ASLA      Landscape Architect**

"Pete" Williams is a graduate of West Virginia University with a Bachelor of Science in Landscape Architecture. His responsibilities include landscape architectural design, grading and storm water drainage design, the design of pedestrian circulation systems and related amenities, roadway design, site planning, and quality control. Mr. Williams is registered as a professional Landscape Architect in West Virginia with more than 13 years of experience at TERRADON and more than 22 years of overall experience.

### **Robert Thaw, PS      VP Survey and Mapping**

Robert Thaw, Vice President of Survey and Mapping, oversees all TERRADON Survey services. TERRADON's survey group serves a diverse range of projects in support of TERRADON's service groups in addition to managing survey-specific clients. Thaw manages a staff of Professional Surveyors and Computer Aided Drafting (CAD) designers who provide mapping, construction layout, ALTA survey, topographic survey and boundary survey services. Thaw's leadership has been instrumental in TERRADON's prioritization of the use of modern technology, ensuring clients the most efficient and accurate results. Additionally, he is responsible for in-house design of commercial property sites, parking and utility easements, and review of project plans and base mapping creation. Thaw's group also provides as-built surveys, utility identification surveys and deformation monitoring of design features such as retaining walls and dams.

### **Bill Hunt, PG, LRS      VP Geo-Environmental, Materials Testing and Inspection**

Bill Hunt serves as Vice President of Geo-Environmental at TERRADON Corporation. He will oversee any environmental needs, permitting and direct work for geotechnical tasks and testing and inspection required of the project. Hunt offers relevant experience in environmental documentation, investigations, and coordination with federal, state, and local agencies. He prepares Environmental Impact Statements, Environmental Assessments, Section 4(f) Evaluations, and other environmental technical documents. He supervises and participates in work plan development, field surveys, on-site monitoring, data collection, impact analysis, subconsultant management, public meeting organization and group presentations.

***F. William Shirk***  
***President***  
***Principal Engineer***

***Education***

Bachelor of Science in Civil Engineering  
 The University of Cincinnati, 1984



***Summary***

Mr. Shirk, President and founder of Shirk & O'Donovan Consulting Engineers, Incorporated, has over thirty years of working experience in the practice of consulting structural engineering. He serves as Principal-in-Charge and Operations Manager for the firm. Mr. Shirk possesses a diverse background in the structural design of educational, recreational, religious, retail, EMS and fire stations, health care facilities, hotels, multi-family communities, warehouse and maintenance structures, parking structures, pedestrian and light vehicular bridge structures and zoological exhibits. Mr. Shirk incorporates both administrative and technical responsibilities into daily activities, and spends over 80% of his time in direct, hands-on preparation of engineering designs and construction documents.

Mr. Shirk is licensed by state boards of registration in Alabama, Arizona, Connecticut, District of Columbia, Florida, Georgia, Indiana, Iowa, Kentucky, Maine, Maryland, Massachusetts, Michigan, Mississippi, New Hampshire, New Mexico, North Carolina, Ohio, South Carolina, South Dakota, Tennessee, Vermont, Virginia, Washington, West Virginia and Wisconsin.

***Professional Affiliations***

American Institute of Steel Construction, American Society of Civil Engineers, National Council of Examiners for Engineering and Surveying, National Society of Professional Engineers, Ohio Society of Professional Engineers, Structural Engineering Institute and Structural Engineers Association of Ohio

***Selected Project Experience***

***Pike County Transit Facility, Waverly, Ohio***

Structural design, design development and construction documentation for a new pre-engineered structure (foundations) for 7,400 square feet of clear span vehicle storage and maintenance as well as for 2,220 square feet of administrative office space including private offices, waiting space, toilet rooms, conference/training rooms, driver lounge/break area. This project implemented BIM software.

***Dayton Freight Maintenance Building, St. Peters, Missouri***

Structural design, design development and construction documentation for a new slab-on-grade pre-engineered metal building containing approximately 18,000 square feet with an approximately 3,600 square feet second floor conventionally-framed office space.

***L & S Toyota, Beckley Service Building, West Virginia***

Structural design, design development and construction documentation for a new single-story pre-engineered metal building containing 16,195 square feet.

***Veterans Park Maintenance Building, Grand Island, New York***

Structural design, design development and construction documentation for a new single-story pre-engineered metal building containing 9,000 SF.





Readiness Centers - Lewisburg  
and Summersville, WV  
West Virginia National Guard  
Charleston, WV

50,000 sq. ft. and  
80,000 sq. ft.  
\$7.4M and \$8.4M

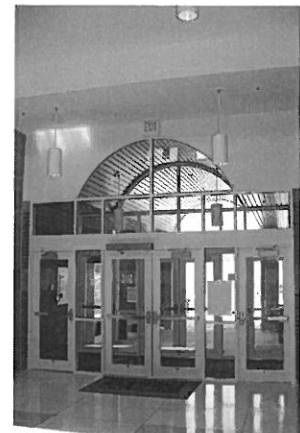
Gymnasiums w/ Bleachers  
Locker Rooms  
Outdoor Training area  
Exhibitor Space  
Conference Areas w/  
separate Public Entrances

Contact:  
Daniel W. Clevenger, CPT, EN,  
WVARNG Branch Chief

Tel: 304.561.6335  
Daniel.Clevenger@us.army.mil

SEM Architects provided the design for two separate National Guard Readiness Centers in Lewisburg and Summersville, West Virginia. The Lewisburg Center was designed strictly for use by the West Virginia National Guard. In contrast, the Summersville Center was designed as a shared-use Community Center Facility that was large enough to accommodate conferences and trade show exhibitors. In addition to 120+ exhibitor spaces; the Assembly Hall featured retractable bleachers with seating for 750 people. Additional public space provided at the Summersville facility includes: Classrooms, a Gymnasium, and Conference areas with separate entries such that the Military portions of the facility can remain secure. Roofs designed include sloped metal and EPDM flat roofs.

Contract Amounts: \$7.4M and \$8.4M  
Sizes: Approx. 50,000 SF and 80,000 SF



Successful Project Examples





### New Office Complex and Garage Addition for Westerville Electric

11,400 sq. ft. Main Facility  
5,000 sq. ft. 5-bay loading  
Dock and Garage Addition

New Construction  
Residential Neighborhood  
Public Conference Room-  
Computer Mgmt. System

Contact:  
Andrew Boatright, Mgr.  
614.901.6700

The design of a new facility for the Westerville Electric Division involved a 11,400 sq. ft. administrative/operation center and a 5,000 sq. ft. 5-bay truck loading dock area addition to an existing warehouse building on the same site. The goal of the project was to bring many departments of this local utility company under one roof.

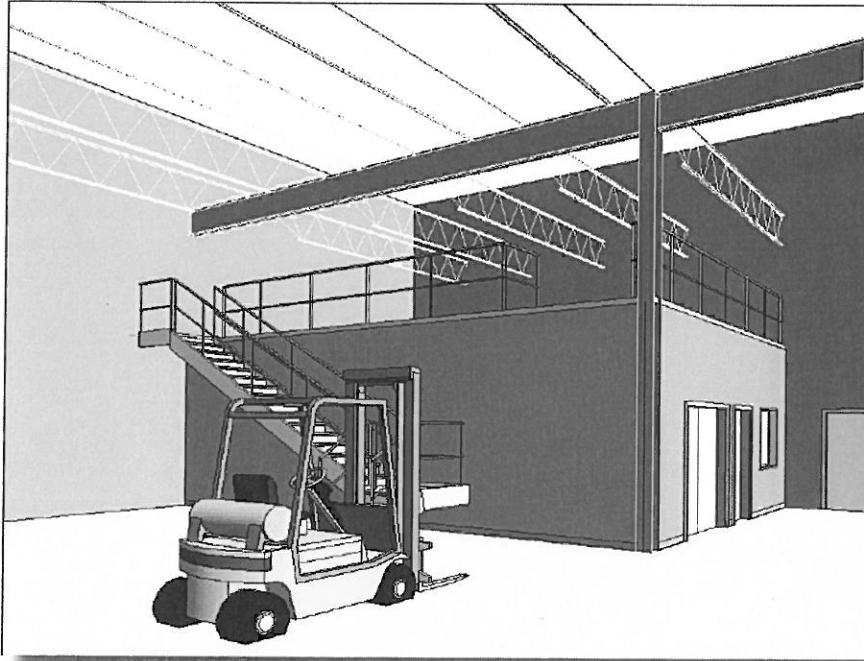
The main facility features residential design elements and materials to blend with the surrounding residential neighborhood. A large conference room is also provided for additional use by the community. Attractive public access, lobby, and service counter allow the Division to interface with the public effectively. The new operation center provides a state-of-the-art computerized management system to better service customers.

The new loading dock and existing warehouse renovation increased inventory space and allows for more efficient delivery and shipping. With total site redevelopment, this facility was well-received and is an asset to the community.

The final design features an expansive hip-roof over a brick veneered masonry building. A columned overhang at the entrance welcomes visitors. White trim, residential punched window openings, and a bow-dormer window are some of the residential elements used to help the building fit into its residential context.







**Traffic Maintenance  
Building Renovation  
ODOT - District 6**

3,500 sq. ft.

Enclosed Office Space  
Open Maintenance Area  
Storage Mezzanine  
Open Stair Access  
Removable Gate

Contact:  
Gavin Lim,  
Project Manager

614.486.4778

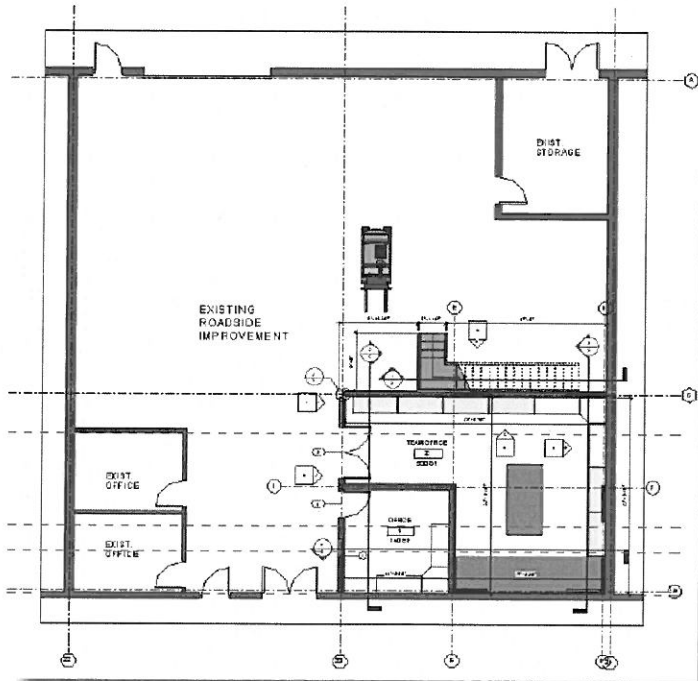
SEM Architects was hired by Advanced Engineering Consultants (AEC) to develop office space and a mezzanine within the existing high bay space of the Ohio Dept. of Transportation (ODOT) District 6 Traffic Maintenance Building.

The building is utilized for traffic equipment maintenance and vehicle storage, as well as for basic office space.

The office space renovation consists of providing an enclosed supervisor's office and an open office area with eight independent work stations.

A mezzanine was developed in the open space above the office area. The mezzanine is suitable for light equipment storage and is accessed by a commercial stair. A removable railing section at the mezzanine allows for fork-lift access.

This project was well-received by the end-user group for its creative approach to addressing the program within the proposed budget. The project was also completed in time within a continuously occupied building.





## Dasco - Office Renovation and New Office / Warehouse Building

Westerville, OH

Adaptive Reuse of a Historic  
Residence into New Office  
Headquarters and Develop-  
ment of a new 15,500 sq. ft.  
Office / Warehouse Building

Dasco Home Medical Equipment Co.  
Rachel Seeley, V.P.  
800-892-4044

"The office building will be  
eight times bigger, but SEM  
Architects has matched the  
house perfectly"  
Rachel Seeley, V.P.

When Dasco Home Medical Equipment Company decided to consolidate seven disparate facilities and create a new headquarters, an adaptively reused 148-year old brick residence was chosen to become the centerpiece of the endeavor. The historic residence provided a design direction for the complex that includes a new 15,500 sq. ft. office / warehouse building and a new wood-framed multi-vehicle garage.

The restoration work on the historic structure included cleaning and repointing the exterior masonry. Exterior pergolas were added to both sides, the site was minimally graded, and landscaping was added.

The three-acre site included enough green space for the creation of "DASCO Park". The park will include a picnic pavilion, an area for volleyball, running/walking paths and other recreation areas.

The renovation of the farmhouse was designed as a guest residence facility for consultants, board members and other company visitors, as well as a seasonal home for the original owners.





Canyon Rim Visitor Center  
New River Gorge  
Fayetteville, WV

6,000 sq. ft.  
\$5,000,000

Visitors Center  
Exhibit Space  
Viewing Areas  
Meeting Rooms  
Bookstore

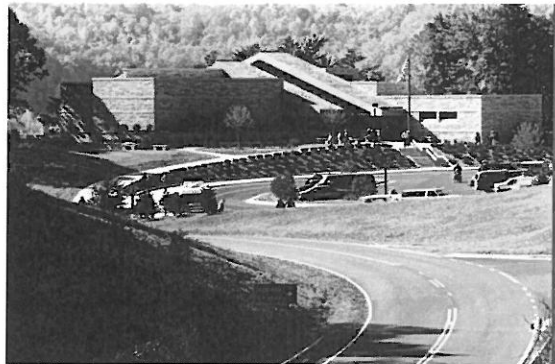
Contact:  
Current Staff  
304.465.8550

The Visitor Center was designed to both blend with and highlight its natural surroundings. Its organic form accents the land's natural contours, rock outcroppings, and panoramic views of the Steel Arch Bridge, New River, and Gorge below.

Cantilevered exterior viewing decks are stepped and integrated with the natural cantilevered rock outcroppings below. These offer breathtaking views of the site, thrusting visitors into the environment, and allowing them to experience the rugged beauty of the gorge firsthand. The tall sandstone lobby walls with views out the front and back mimic the natural canyon walls and space definition within the River Gorge itself. The sandstone and wood materials used further blend the building with the site and provide a durable, low-maintenance finish that will be beautiful for years to come.

The Canyon Rim Visitor Center design team, including representatives of the National Park Service and S•E•M Architects, accomplished the following project goals: maintain and enhance the impressive views of the canyon, respect the site's natural topography, and construct with native materials such as sandstone and wood.

The final design features large open exhibit space, an auditorium used for visitor orientation as well as community use, gift shop, information desk and support office spaces. The Project was a recipient of an AIA Award.



## New Construction



### New Putnam County 911 Center

CMA provided design services for the HVAC, plumbing, fire alarm, fire sprinkler, electrical and communications systems for the new single story 911 Facility(11,700sf) and new two story maintenance garage(5,000sf) with six maintenance bays on lower level and storage area (1,500sf) on second level.



### WVNG Elkins Readiness Center

CMA Engineering provided design of HVAC, plumbing, fire sprinkler and fire alarm systems, and electrical systems for new 54,500sf readiness center, which included a 3,227 square feet free standing vehicle maintenance building.



### Moorefield Readiness Center

CMA Engineering provided mechanical, electrical and plumbing design services for the new 57,100sf readiness center which included a 911 Center with vehicle maintenance bay, a distance learning center and classrooms.



### WVNG Eleanor Maintenance Center

CMA Engineering provided mechanical, electrical and plumbing design services for a 132,000sf maintenance facility to house combined support maintenance shop and Class IX USPFO warehouse. CMA has continued to provide engineering services for the addition of the paint booth, entrance guard house, MCOFT pad, and covered storage.

Clingenpeel/McBrayer & Associates, Inc.

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(304) 343-0316 phone (304) 343-5146 fax

5 Riddle Court Morgantown, WV 26505  
(304) 598-2558 phone (304) 598-2472 fax



## New Construction



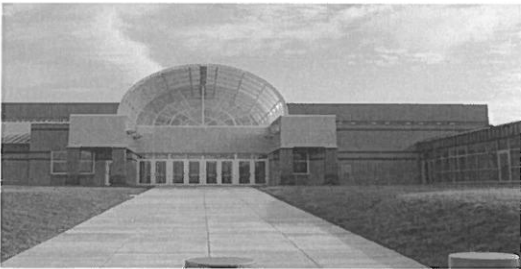
### White Sulfur Springs Fire Station

CMA Engineering provided design of HVAC, plumbing, fire sprinkler and fire alarm systems, communication systems, lighting and electrical power for new 7,800sf facility.



### WVNG Lewisburg Readiness Center

CMA Engineering provided mechanical, electrical and plumbing design services for a 37,000sf readiness center that includes a vehicle maintenance bay. Construction cost \$6,700,000.



### WVNG Summersville Readiness Center

CMA Engineering provided engineering services for the design of mechanical, electrical and plumbing systems for the 42,000sf readiness center. This facility also features areas for use by the City of Summersville for events. Construction cost \$7,600,000.



### Northview Fire Station, Clarksburg, WV

CMA Engineering provided design of HVAC, plumbing, fire sprinkler and fire alarm systems, communication systems, lighting and electrical power for renovations to 7,000sf existing office facility and new connected garage facility of 7,300sf.

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## New Construction



### Bridgeport Public Safety Substation

CMA Engineering provided design of HVAC, plumbing, fire sprinkler and fire alarm systems, communication systems, lighting and electrical power for the new 15,000sf facility that houses both the fire and police departments. The facility is a two-story building on one end with a high bay fire truck section and adjacent one story service space.



### Kanawha County Schools Bus Garage

CMA Engineering provided mechanical, electrical and plumbing design services for the addition of a third school bus maintenance bay (1,092sf) at the Elkview Garage.



### Deep Creek Maryland Volunteer Fire Department

CMA Engineering provided design of mechanical, plumbing, electrical (power and communications/data and security systems), fire alarm and fire sprinklers systems for the 4,500sf vehicle bay addition to the existing Fire Department facility.



### St. Albans Armory

CMA Engineering provided mechanical, electrical and plumbing design services for the renovation of 16,407sf of a single story facility and a single story addition of 13,940sf composed primarily of office space, storage space, a lobby and corridors. The project also included the addition of a free-standing, insulated metal building (approximately 1,760sf) divided into three bays for vehicular storage.

Clingenpeel/McBrayer & Associates, Inc.

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Mylan Pharmaceuticals

P.O. Box 4310

Morgantown, WV 26505

Contact: Mr. J. J. Dotson

(304) 599-2595

Concord University

P.O. Box 1000

Athens, WV 24712

Contact: Mr. John Ferguson

(304) 384-5233

Yeager Airport

100 Airport Road

Charleston, WV 25311

Contact: Mr. Rick Atkinson

(304) 344-8033

West Virginia University

P.O. Box 0877

Morgantown, WV 26505

Contact: Mr. John Thompson

(304) 293-3625

Davis Memorial Hospital

P.O. Box 1484

Elkins, WV 26241

Contact: Steve Johnson

(304) 637-3129

Kanawha County Schools

3300 Pennsylvania Avenue

Charleston, WV 25302

Contact: Mr. Charles Wilson

(304) 348-6148

State of West Virginia

1900 Kanawha Blvd, East

Bldg. 1, Room MB-60

Charleston, WV 25305

Contact: Mr. Robert Kilpatrick

(304) 558-0250

Harrison County Schools

P.O. Box 1370

Clarksburg, WV 26302

Contact: Mr. Neil Quinn

Clingenpeel/McBrayer & Associates, Inc.

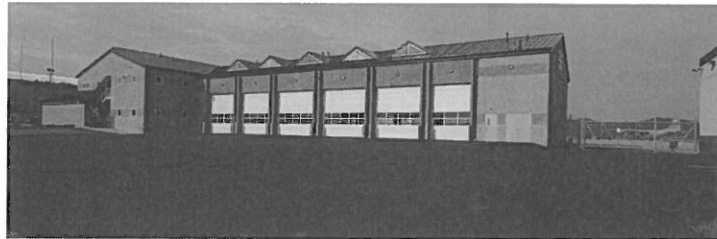
824 Cross Lanes Drive Charleston WV, 25313  
(304) 343-0316 phone (304) 343-5146 fax

5 Riddle Court Morgantown, WV 26505  
(304) 598-2558 phone (304) 598-2472 fax

## PRIOR EXPERIENCE - Fire Stations

### Yeager Airport Fire/Crash/Rescue Station, Charleston, WV

TERRADON Corporation, as a subconsultant, provided site civil engineering design for the Yeager Airport Fire/Crash/Rescue Station in Charleston, WV. TERRADON was a part of the design/build team and created civil engineering plans & specifications for the siting of this large, 6-bay drive-thru design station. The team worked with tight existing conditions and infrastructure to make the design work economically.

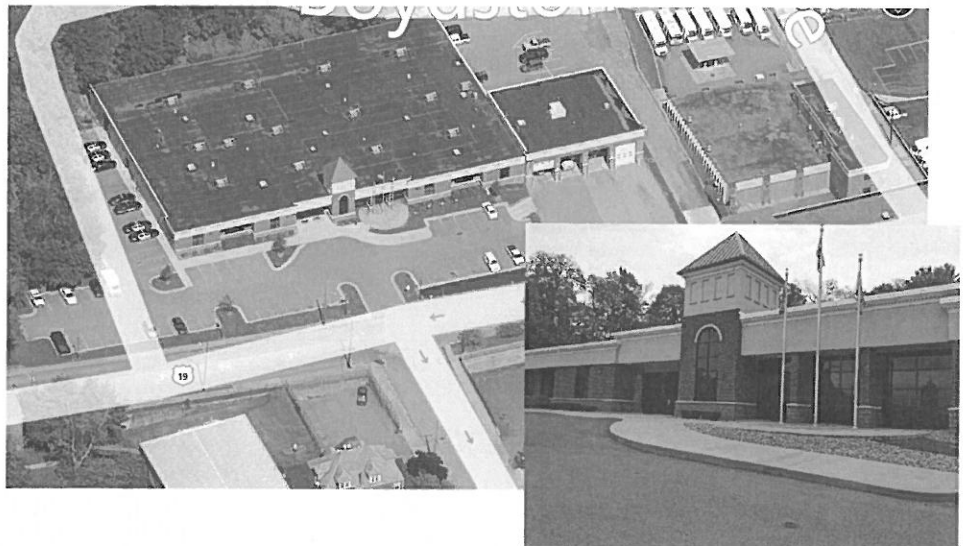


### Fairmont Public Safety Building & Fire Station, Fairmont, WV

TERRADON Corporation, as a subconsultant, provided site civil engineering design for the Fairmont Public Safety Building in Fairmont, WV. The Public Safety Building houses the Fairmont Public Works Department, the Fire Department and the Police Department.

TERRADON services included: Geotechnical Engineering; Design and Boundary Survey, Full Site Engineering Drawings, Layout, Grading, and Drainage and Erosion Control.

TERRADON performed engineering services as a subconsultant to the architect. TERRADON engineers considered site layout options in order to maximize land use while minimizing earthwork and utility installations. TERRADON provided landscape and hardscape design as well.



## PRIOR EXPERIENCE - First Responder Centers

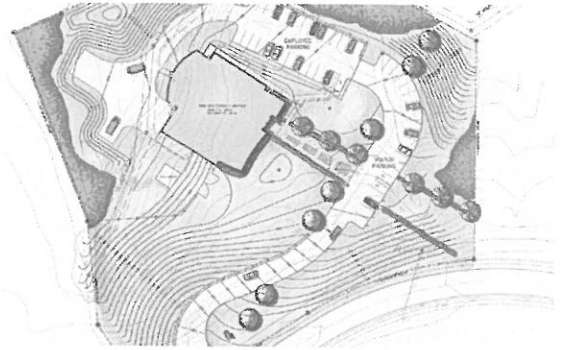
### Kanawha County Metro 911

TERRADON Corporation, as a subconsultant, provided site civil engineering design for the Kanawha County Commission 911 Call Center.

TERRADON services included:

- Design and Boundary Survey
- Full Site Engineering Drawings
- Layout
- Grading
- Drainage and Erosion Control

TERRADON performed engineering services as a subconsultant to the architect. TERRADON engineers considering site layout options in order to maximize land use while minimizing earthwork and utility installations, resulting in an end savings to the owner. TERRADON also designed parking, access, landscapes and hardscapes for the project. The Kanawha County Metro 911 Center is a central emergency hub who coordinates with 47 other agencies in emergency situations.



### Lincoln County 911 Call Center

TERRADON Corporation, as a subconsultant, provided site civil engineering design for the Lincoln County Commission for the Lincoln County 911 Call Center. TERRADON performed engineering services as a subconsultant to the architect. TERRADON engineers considering site layout options in order to maximize land use while minimizing earthwork and utility installations. TERRADON provided landscape and hardscape design as well.



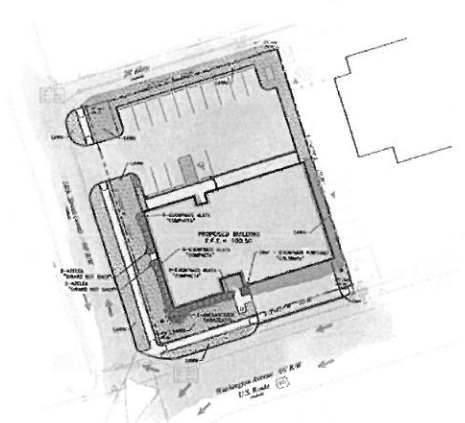
TERRADON services included:

- Design and Boundary Survey
- Full Site Engineering Drawings
- Layout
- Grading
- Drainage and Erosion Control

### Cabell County EMS Stations

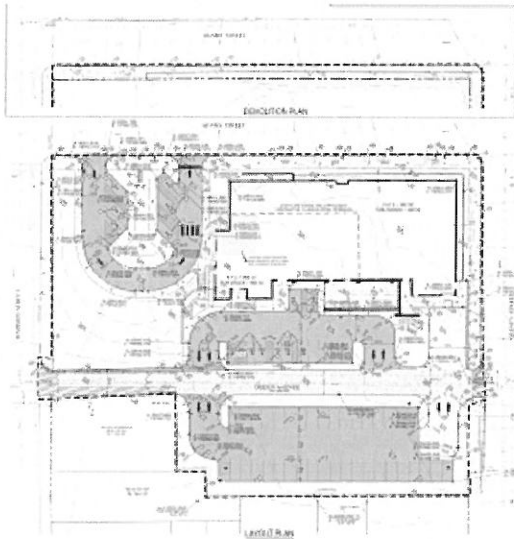
TERRADON Corporation, as a subconsultant, performed Site Civil Engineering Services for two Cabell County EMS Stations—one on Norway Avenue and the other in Westmoreland. TERRADON'S services included site civil engineering design for the following:

- Layout
- Grading
- Drainage
- Utilities
- Erosion and sediment control



PRIOR EXPERIENCE - Civil/Public Buildings

## WV Department of Administration State Office Building, Fairmont, WV



TERRADON Corporation, as a subconsultant, is the Site/Civil consultant to the architect and also provided Environmental, Geotechnical and Survey services to West Virginia Department of Administration for the State Office Building located in Fairmont, West Virginia.

TERRADON Environmental team provided phase 1 and phase 2 Environmental site assessments (ESA) for the site, phase 2 ESA consisted of: soil and ground water sampling and pesticide wipe sampling. The team also conducted asbestos survey and lead-paint survey. For the project, TERRADON prepared quantities for bid documents and provided over sight for demolition and abandonment.

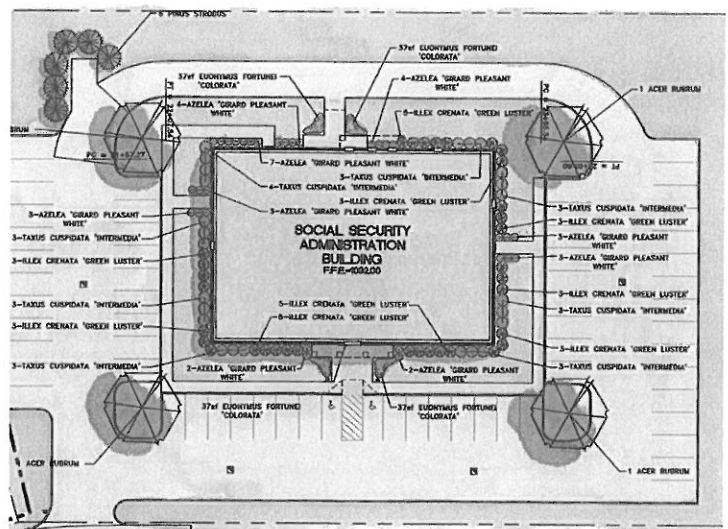
TERRADON Geotechnical experts conducted investigation of existing filled basements and foundation investigation and design of the Fairmont building site.

## Social Security Administration Building, Logan, WV

TERRADON, as a subconsultant, Corporation provided site civil engineering design for the Social Security Administration Building in Logan, WV.

TERRADON services included:

- Design and Boundary Survey
- Full Site Engineering Drawings
- Layout
- Grading
- Drainage and Erosion Control





## PRIOR EXPERIENCE - Transportation Storage/Dispatching Facilities

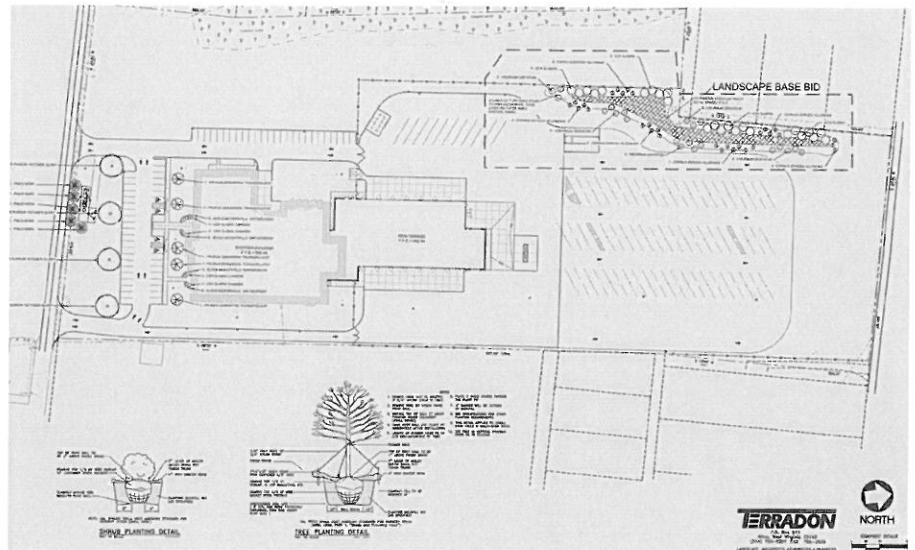
### Cabell County Bus Garage

Construction began in April 2013 on the new Cabell County Schools bus garage located in Lesage, WV.

TERRADON Corporation, as a subconsultant, provided site civil design services for this major renovation project, which will house approximately 85 of Cabell County Schools' 120 buses and modernize its transportation operations by offering better access to eastern and central schools in the county. The new facility includes storage space for the large fleet of buses, service and maintenance equipment and wash bays that meet new EPA standards.

TERRADON services included:

- Civil Engineering
- Land Development
- Full Construction Documents
- Layout
- Grading
- Landscaping

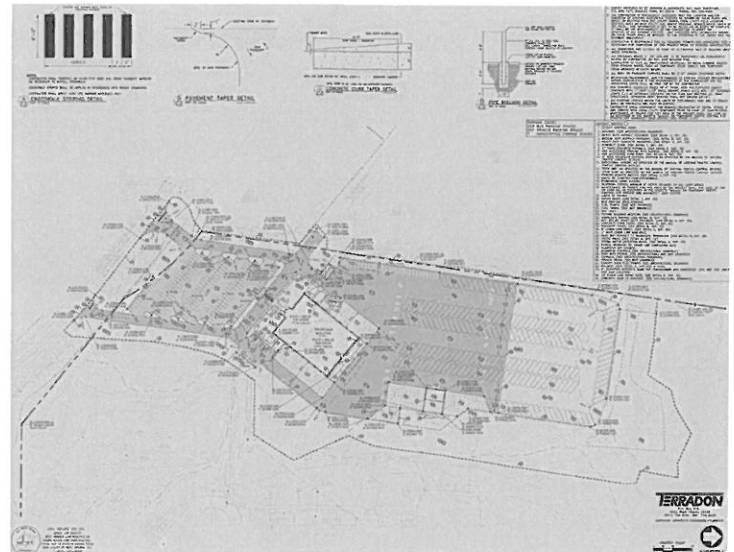


### Jefferson County Bus Garage

TERRADON Corporation, as a subconsultant, provided site civil design services for the Jefferson County Bus Garage. When construction begins, this facility will provide parking for more than 200 buses and more than 200 cars. A fueling island, wash bay and new facility building also comprise the location.

TERRADON services included:

- Civil Engineering
- Land Development
- Full Construction Documents
- Layout
- Grading
- Landscaping



**SEM Architects** has provided professional design services from Central Ohio to educational clients across the Midwest and the Southeast. They have designed hundreds of completed projects valued at nearly one billion dollars. Much of their experience relates to design of projects for the public, including maintenance buildings, educational facilities, recreational/cultural facilities and medical buildings/clinics. In addition, they have worked with Public Sector clients at every level of government. SEM Architects has provided services for new facilities as well as renovation, restoration and additions. On some projects demolition has had to occur in advance of new construction.

SEM Architects maintained a medium-sized office in Beckley for 23-years and has consistently served medical, cultural, educational, and corporate clients in the region. They also have experience working with State and Federal institutions on projects in the area including; The West Virginia National Guard, The Federal Correctional Institution, The West Virginia Department of Culture and History and The National Park Service. While the Beckley office was closed in 2004, we still have a Partner presence in Ghent, West Virginia and we continue to service clients in the region. Currently, we have one new building project under construction in Beckley and another renovation project ready to start up.

Members of the Team assembled for this project are highly qualified in their individual areas of specialization. The Project Manager and the Designer assigned to the project each have over 25 years of experience in project administration and design. SEM's President and their Construction Administrator and Specification Writer are both Principals with over 35 years of experience running complex building projects. Additionally, SEM's Project Coordinator and Detailer has over 30 years of experience. SEM Architects also benefits from the contributions of Architectural Interns that participate based on SEM's workload and their availability. With decades of combined direct experience, SEM is highly competent in Design, Building Envelope Performance and Detailing, Roof Design, Specification Writing, and Construction Administration.

Most of the proposed SEM Design Team has worked together on various projects and each member of the Team is deeply valued. SEM believes that they have selected some of the most qualified consultants available for a project of this type. SEM Architects selects consultants based on their project understanding, building type familiarity, and their overall experience and reputation. Those included on this Team are specifically well-versed in maintenance facility and military building design including the West Virginia National Guard.

**Team and Team Collaboration:**

The Team for this project consists of SEM Architects, Clingenpeel McBrayer & Associates, Inc. (CMA) out of Charleston, West Virginia (for mechanical, electrical, plumbing, and technology), Terradon Corporation out of Poca, West Virginia (for any civil engineering), and Shirk & O'Donovan out of Worthington, Ohio (for structural engineering). SEM has worked with CMA on a variety of projects in West Virginia and has a long standing relationship with them. SEM Architects consistently teams with these same Consultants on a variety of projects and each Consultant has a number of successful National Guard or maintenance building projects of their own.

**Clingenpeel McBrayer & Associates, Inc. (CMA)**

CMA is a West Virginia based small business firm, providing services in the areas of HVAC, plumbing, fire protection and electrical engineering. Incorporated in 1986, our firm has always believed that a successful project requires a comprehensive approach. This includes all facets of project development, starting with master planning, working closely with the client, developing the completed construction documents, and working with contractors during the bidding and construction administration phases.

CMA Engineering maintains its reputation of design and service quality by keeping informed of the latest innovations and technical trends regarding energy-efficiency and sustainability in mechanical, electrical and plumbing design. CMA is the engineer on record for the design/build team for the new West Virginia Consolidated DEP Office Building, the first LEED certified building in the State. Their staff includes an accredited professional for the Leadership in Environmental and Energy Design (LEED) and they incorporate the most efficient and sustainable "green" designs in all of their projects.

CMA Engineering has provided engineering design services on numerous projects of varying size and complexity. Clients include architects, industrial companies, governmental agencies, contractors, engineers, developers and private organizations. With offices strategically located in Charleston and Morgantown, their professional staff can provide clients with exceptional hands-on services for planning, meetings, site visits and construction administration without affecting the project's budget.

***TERRADON Corporation:***

TERRADON Corporation offers a multi-faceted approach to design engineering and consulting services. For more than 20 years TERRADON staff has provided a wealth of engineering services in West Virginia and the greater Appalachian region. The company built its reputation on expert personnel and quality, time-sensitive service. Those same founding principles hold true today. Terradon's staff includes engineers, landscape architects, surveyors, planners, environmental scientists, designers, technicians and LEED Accredited Professionals.

TERRADON Corporation has built its reputation on expert personnel and quality, time-sensitive service. Those same founding principles hold true today. The company maintains more than 75 leading-edge staff in three locations: Nitro/Poca, WV; Lewisburg, WV; and Columbus, Ohio. TERRADON'S seven departments work cohesively to provide turn-key solutions that strive to exceed client expectations.

TERRADON is particularly suited to design engineering within the mountainous areas of West Virginia and the Appalachian Region. The firm has been recognized through numerous awards from professional organizations and agencies including the West Virginia Division of Highways, Department of Environmental Protection and the West Virginia Chapter of American Institute of Architects. Terradon's service offerings included: Land Planning & Site Design, Surveying & Mapping, Civil Engineering, Geotechnical Investigations, Materials Testing & Construction Monitoring, Environmental, Roadway & Bridge Design, and Energy Services.

***Shirk & O'Donovan Consulting Engineers:***

Shirk & O'Donovan Consulting Engineers, Incorporated offers a full range of professional consulting structural engineering services from schematic design through construction administration. The firm was founded in 1989 with a vision of unparalleled service as a

provider of structural engineering design services. Today that goal still commands the primary attention for the full extent of the client base, without regard to the size of the project or the size of the client.

The company provides cost-effective engineering solutions for a wide range of projects. Professional services offered include complete preparation of structural construction drawings, specification writing, cost estimating and value engineering for both new construction, the rehabilitation of existing facilities and construction administration. We believe common solutions will not fit all projects, and therefore our licensed engineers provide innovative designs tailored to each specific project. The staff is committed to a team approach to your project. We review and coordinate the work of the entire design team, including the work of the architect and mechanical, electrical and civil engineers.

**Location:**

SEM Architects offices are now consolidated in Westerville, Ohio (near Columbus). Their West Virginia Partner, Mr. Ned Eller, is located in Ghent, West Virginia. SEM Architects collaborates on many West Virginia projects with him, most recently buildings for Access Health and L&S Toyota in Beckley, West Virginia. With regular visits to West Virginia for projects that are in design or under construction; we do not foresee difficulties servicing the WV Army National Guard headquartered in Charleston, West Virginia or servicing the Armory facilities at Coonskin Park for onsite field verification, site review meetings, bidding and construction administration.

**Size:**

SEM Architect has a total of five licensed architects, all of whom are assigned to this project with distinct roles, responsibilities per their resumes. They are supported by Architectural Interns and Administrative personnel as needed.

**Current Workload:**

The staff at SEM Architects is available to start on WV Army National Guard project immediately for programming, design and field verification purposes.

**Primary A/E Qualifications:**

**David Beeman, AIA, LEED AP BD+C**, the managing Principal at SEM Architects will oversee the Project and negotiate contracts for the Project. Client-focused and very much hands-on with projects, and Mr. Beeman takes pride in seeing that projects are well thought-out and properly detailed.

**Bob Cushman, AIA, CSI**, the Specification and Construction Administrator assigned to the Project is also a Partner at SEM Architects. He is well known for his ability to gain both respect and cooperation from Contractors for both new construction and complex renovation projects. An experienced professional, Bob is well-versed in medical projects and concerns. SEM Architects' clients are confident knowing that Mr. Cushman will be reviewing the details and overseeing the project during construction.

**Laura Piersall, AIA, LEED AP BD+C**, the Project Manager assigned to the Project has led and managed projects ranging in size from \$1M – \$30 M in size. She has worked on most of the Access Health projects in West Virginia and is experienced working with the Engineering Consultants.



**Greg Eller, AIA**, the Project Designer is well-respected for his design talent, and well-liked by clients for his listening skills and ability to translate a client's needs and aspirations into a buildable interpretation of their program and vision. He has been responsible for economical projects of different types that have also been recognized as notable and award-winning, including: the Astronomy Visitor and Education Center in Green Bank, West Virginia, and the Canyon Rim Visitor Center in Fayetteville, West Virginia.

**Dana Creasey AAIA**, the Project Coordinator is an ARE candidate and a seasoned veteran in the industry having worked for a significant number of sizeable architectural, and A/E firms in the Columbus, Ohio area. His skills include his communication ability with consultants and his computer abilities. Mr. Creasey is architecturally trained on Microstation, AutoCAD, and Revit platforms and he has the ability to move back and forth between software programs with ease.

**Ned Eller, AIA**, is a semi-retired Partner based out of Ghent West Virginia. A highly capable programmer and designer, Mr. Eller continues to support a variety of clients and projects. SEM's most recent collaboration with Mr. Eller is for L&S Toyota in Beckley, West Virginia, a major building expansion and new façade for this growing dealership.

#### **Budget and Schedule Management:**

SEM can point to many more than 100 projects where they have successfully completed project within the originally specified budget and schedule. Some of these project examples are as follows:

• Harless Community Recreation Center	Bid \$6,850,000.	Final \$7,000,000.
• Washington Township Recreation Center	Bid \$5,500,000.	Final \$5,550,000.
• Champion Middle School	Bid \$9,800,000,	Final \$10,000,000.
• Westerville Electric Office Complex	Bid \$2,053,000.	Final \$2,135,921.
• Dasco Office Renovation and Warehouse	GMP \$2,000,000.	Final \$2,000,000.

*In addition, all of the above-mentioned projects were completed with minor change order percentages and on schedule.*

#### **Experience with Similar Project Type:**

Many of SEM Architects projects over the years have included renovations to maintenance buildings or facilities, and freestanding buildings. Recent projects include buildings for a new office complex and maintenance garage expansion for Westerville Electric, a new Corporate Headquarters building complex and warehouse for Dasco Equipment, a medical equipment supply company, in Westerville, Ohio, and a Traffic Maintenance building renovation for The Ohio Department of Transportation (ODOT). In addition, SEM Architects has park facility experience in the design and development of the Canyon Rim Visitor's Center at New River Gorge in West Virginia.

#### **Knowledge of the WV National Guard Process:**

SEM has had recent experience working on two projects that were developed for the West Virginia National Guard. As a result SEM is familiar with many of the National Guard processes and procedures. These projects include a new Readiness Center in Summersville and a new Readiness Center in Lewisburg, West Virginia. Projects were \$8.4M and \$7.4M respectively and were full service jobs developed from the earliest programming stage through construction administration and closeout. Both of these projects were delivered on time and within budget with some contingency funds



remaining at the time of final completion. Many of the same SEM Team members that were involved on these projects are available to work on the Maintenance Building Design at Coonskin Park for the WV Army National Guard.

**Construction Administration:**

SEM Architects takes construction management on our projects very seriously. Our primary Construction Administrator, Mr. Cushman is a registered architect with over 35-years of experience. SEM knows that the best developed plans are only as good as the final execution. Mr. Cushman reviews drawing details, performs field inspections, and oversees Code required special inspections and testing to help ensure that the established quality standards have been met. All progress meetings during construction include a written field report accompanied by digital photography. Other qualified personnel, including the Project Manager are involved in construction administration in the review of shop drawings, answering Requests for Information, and in overall project administration. SEM's designs and details are well thought-out and constructible. SEM takes pride in their documents as well as in the achievable results.

For the West Virginia National Guard, SEM Architects administered two projects simultaneously. These projects occurred in Lewisburg, and Summersville, West Virginia, and they required monthly meetings in Charleston, West Virginia with the Army National Guard (ANG). On these projects, SEM worked directly with the Army National Guard to administer construction. Full-time site inspectors were hired per ANG guidelines, and weekly job meetings were held for both projects. For these projects full construction administration was performed including: shop drawing review, progress scheduling, bulletin issuing, supplemental instructions, pay application review, change order review, punchlist work, and final inspections/closeout per ANG procedures. Due to a proactive approach to contract completion; both projects were completed on time and within budget.

**Project Delivery Method Experience:**

SEM has extensive experience with construction delivery systems ranging from the traditional General Contracting method and Construction Management to various forms of Design-Build. SEM has executed more projects utilizing the traditional General Contracting method (Design/Bid/Build) than any other method but Design-Build experience is definitely accruing.

**Specification Writing Experience:**

Mr. Cushman is SEM Architect's primary specification Writer. He is an active member of CSI and participates in most local Chapter meetings. SEM Architects subscribes to SpecLink, a service that does specification research and provides regular updates regarding best practices, current references, and standards for our product specifications such that they are continuously updated. Other qualified personnel in the office write specification sections that are integrated into the Company's main specification only after being reviewed by Mr. Cushman.

**Firm Resources:**

SEM's office is well equipped to handle projects of this type. They have continuous high-speed broad-band internet capability, and computer stations that run AutoCAD, Microstation, and Revit software. The firm is 3-D Building Information modeling (BIM) capable and trained. SEM has 24-hour Internet access and remote server access when

working from locations outside of the office. To date a total of ten projects have been executed in BIM and most of these have been new building designs. SEM will execute the Maintenance Building in your preferred software and we are prepared to include 3-D graphic images of the new facility for review.

**Design Quality:**

SEM Architects has received awards and honorable mention recognition on a variety of projects several of which are located in West Virginia including:

- 1/ Astronomy Visitor and Education Center Green Bank, WV
- 2/ Canyon Rim Visitor Center Fayetteville, WV
- 3/ Youth Museum of Southern West Virginia Beckley, WV
- 4/ The Student Life Center, Cedarville University Cedarville, OH
- 5/ Bexley Schools Bexley, OH
- 6/ Fairfield Local Schools Leesburg, OH

**Performance:**

Below is an excerpt from a letter of recommendation from the Project Manager that SEM Architects worked directly with to complete three renovation projects at The Ohio State University Medical Center:

*"Since 2009, SEM has completed 3 projects at OSU which I managed. Work has included interior renovations of Lab and Office spaces. The services of SEM were provided in a professional manner, and delivered within the time restraints given. SEM was very attentive to the OSU requirements, the project budget, and construction schedule, which resulted quality projects, delivered on time and under budget."*

*"I intend to continue our relationship with SEM on future projects. Please feel free to call me directly if you would like additional information regarding SEM's performance at OSU."*

Mitch Dollery, OSU Project Manager  
Facilities Operations and Development  
614-292-6817



**Project Approach:**

The project involves the design and development of a new maintenance facility at Coonskin Park to take the place of the current facility. The facility is to replace the current maintenance facility, and incorporate the existing road salt storage facility, wash point, fuel point, equipment shed and security building that are currently located on the site. The site planning by the Terradon Corporation will also take into account the construction of the Coonskin Park Access Bridge.

The challenges/opportunities inherent to the project are as follows:

1. Meeting and exceeding the program and the expectations of the West Virginia Guard and Air National Guard.
2. Harmoniously accommodating the existing service buildings and utilitarian structures that are to remain on the site.
3. Blending the new structure to the landscape in such a way that it does not appear intrusive from the Coonskin Park Access Bridge being constructed.

SEM Architects will approach this design with the same sensitivity that they approach all of their projects, without preconceived ideas or solutions. Each one of our building programs are developed with a fresh-eye and are site specific. The solution will take into account the fully-developed new building program, the needs of the existing facilities, and the needs of the site. Guard and Air National Guard standards and the long-term maintenance and sustainability of the maintenance building will be paramount drivers in SEM's design. The resulting solution will be mindful of the project budget and both the hard and soft-costs of the project.

One approach to this site might be to develop modest, low-profile structures that take advantage of the site and are unobtrusively located between the Air National Guard and the Guard facilities at Yeager Airport. This approach will give the appearance that the structures blend-in with the site, much in the same way that traditional buildings do in the landscape. Thoughtfully grouping the structures with a planned relationship to one another with an understanding of the functional needs of the Guard and of vehicular circulation can further this impression.



**ADDENDUM ACKNOWLEDGEMENT FORM**  
**SOLICITATION NO.: CEOI - ADJ1500000003**

**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 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 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.

SEM PARTNERS INC  
Company  
  
Authorized Signature  
1/5/2015  
Date

NOTE: This addendum acknowledgment should be submitted with the bid to expedite document processing.

### CERTIFICATION AND SIGNATURE PAGE

By signing below, or submitting documentation through wvOASIS, 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, offer or proposal for review and consideration; that I am authorized by the vendor to execute and submit this bid, offer, or proposal, or any documents related thereto on vendor's behalf; that I am authorized to bind the vendor in a contractual relationship; and that to the best of my knowledge, the vendor has properly registered with any State agency that may require registration.

SEM PARTNERS INC.  
(Company)

David S. Beeman DAVID S. BEEMAN, PRES  
(Authorized Signature) (Representative Name, Title)

P. 614 794 3100 F. 614 794 3088 1/5/2015  
(Phone Number) (Fax Number) (Date)





*"Exceeding Expectations"*

Principals:  
David S. Beeman AIA, LEED AP BD+C  
Robert C. Cushman, AIA, CSI

January 5, 2015

WV Army National Guard  
Joint Forces Headquarters  
Construction and Facilities Management Office  
Charleston, WV 25311

RE: Coonskin Park Maintenance Complex Building Design

Dear WV Army National Guard,

SEM Architects is interested in helping the WV Army National Guard develop a new Maintenance Building Complex for Coonskin Park, West Virginia. Please let us take this opportunity to better acquaint you with the Firm and our capabilities as represented in this proposal response:

**SEM Architects** is a full-service architectural firm with significant maintenance building and secure facility experience. We have completed two Readiness Center projects for the West Virginia National Guard in Summersville and Lewisburg, WV. We were also the Architect responsible for the Federal Medium Security Prison in Beckley, WV. In addition, several architectural jobs are ongoing in Beckley, West Virginia where SEM Architects maintained a full office for twenty three years. One of our founding partners still lives in the area and we continue to regularly collaborate with him. In addition to our National Guard projects we have many other completed projects in the region.

SEM's approach will take into account the project specific requirements and the need for this facility to conform to the National Guard requirements as well as all applicable program standards, state codes, and local codes and ordinances. While our offices are now consolidated in Westerville, Ohio; we still have ongoing projects in the southeastern West Virginia area and we look forward to the opportunity of working with the WV National Guard again. Our fee for the abovementioned Project without conditions is \$98,000.

We look forward to an opportunity to meet you to further explain our credentials and personally show you some of our pertinent projects.

Sincerely,

A handwritten signature in dark ink, appearing to read 'David S. Beeman', with a stylized, flowing script.

David S. Beeman, AIA, LEED AP BD+C

President

cc: File

STATE OF WEST VIRGINIA  
Purchasing Division

## PURCHASING AFFIDAVIT

**MANDATE:** Under W. Va. Code §5A-3-10a, 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: (1) the debt owed is an amount greater than one thousand dollars in the aggregate; or (2) the debtor is in employer default.

**EXCEPTION:** The prohibition listed above does not apply where a vendor has contested any tax administered pursuant to chapter eleven of the W. Va. 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.

**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.

**"Employer default"** means having an outstanding balance or liability to the old fund or to the uninsured employers' fund or being in policy default, as defined in W. Va. Code § 23-2c-2, failure to maintain mandatory workers' compensation coverage, or failure to fully meet its obligations as a workers' compensation self-insured employer. An employer is not in employer default if it has entered into a repayment agreement with the Insurance Commissioner and remains in compliance with the obligations under the repayment agreement.

**"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 exceeds five percent of the total contract amount.

**AFFIRMATION:** By signing this form, the vendor's authorized signer affirms and acknowledges under penalty of law for false swearing (W. Va. Code §61-5-3) that neither vendor nor any related party owe a debt as defined above and that neither vendor nor any related party are in employer default as defined above, unless the debt or employer default is permitted under the exception above.

**WITNESS THE FOLLOWING SIGNATURE:**

Vendor's Name: DAVID S DEEMAN FOR SEM ARCHITECTS

Authorized Signature: [Signature] Date: 1/5/2015

State of Ohio

County of Franklin, to-wit:

Taken, subscribed, and sworn to before me this 5 day of Jan, 2015.

My Commission expires 1-13, 2016.

**AFFIX SEAL HERE**

**NOTARY PUBLIC**

*Purchasing Affidavit (Revised 07/01/2012)*



**DAVID A CALL**  
Notary Public, State of Ohio  
My Commission Expires  
January 13, 2016