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Header 1

List View

General Information | [Contact](#) | [Default Values](#) | [Discount](#) | [Document Information](#) | [Clarification Request](#)

Procurement Folder: 854626

Procurement Type: Central Purchase Order

Vendor ID: VS0000021830

Legal Name: UpStreet Architects, Inc.

Alias/DBA:

Total Bid: \$0.00

Response Date: 03/31/2021

Response Time: 9:45

Responded By User ID: bhauge

First Name: Barbara

Last Name: Hauge

Email: bhauge@upstreetarchite

Phone: 724-349-3601

SO Doc Code: CEOI

SO Dept: 0603

SO Doc ID: ADJ2100000010

Published Date: 3/11/21

Close Date: 3/31/21

Close Time: 13:30

Status: Closed

Solicitation Description: EOI- Wheeling AASF2-Shower-Restroom Renovation Design

Total of Header Attachments: 1

Total of All Attachments: 1



Department of Administration
 Purchasing Division
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

**State of West Virginia
 Solicitation Response**

Proc Folder: 854626
Solicitation Description: EOI- Wheeling AASF2-Shower-Restroom Renovation Design
Proc Type: Central Purchase Order

Solicitation Closes	Solicitation Response	Version
2021-03-31 13:30	SR 0603 ESR03312100000006720	1

VENDOR
 VS0000021830
 UpStreet Architects, Inc.

Solicitation Number: CEOI 0603 ADJ2100000010
Total Bid: 0
Response Date: 2021-03-31
Response Time: 09:45:17
Comments:

FOR INFORMATION CONTACT THE BUYER

David H Pauline
 304-558-0067
 david.h.pauline@wv.gov

Vendor Signature X **FEIN#** **DATE**

All offers subject to all terms and conditions contained in this solicitation

Line	Comm Ln Desc	Qty	Unit Issue	Unit Price	Ln Total Or Contract Amount
1	EOI- Wheeling AASF2 Shower-Restroom Renovation Design				

Comm Code	Manufacturer	Specification	Model #
81101508			

Commodity Line Comments: none required

Extended Description:

EOI- Wheeling AASF2 Shower-Restroom Renovation Design per the attached documentation.

Expression of Interest for:

CEOI 0603 ADJ2100000010

PROJECT FOLDER:

854626 EOI- Wheeling AASF2-Shower-Restroom Renovation
Design

Prepared for:

**Bid Clerk
Department of Administration
Purchasing Division
2019 Washington St E
Charleston, WV 25305**

Submitted by:

UpStreet Architects, Inc.

541 Philadelphia Street
Indiana, PA 15701
724-349-3601

911 Menoher Boulevard
Johnstown, PA 15905
814-539-0224



March 31, 2021



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 - 2. Designated Contact
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March 31, 2021



Department of Administration, Purchasing Division
2019 Washington St E
Charleston, WV 25305

RE: Expression of Interest CEOI 0603 ADJ2100000010

Proc Folder: 854626 EOI- Wheeling AASF2-Shower-Restroom Renovation Design

We are pleased to offer our professional services in this Expression of Interest for the Architectural/Engineering design services including construction bid documents for the renovation of the shower/restroom areas of the Army Aviation Support Facility #2 (AASF2) in Wheeling, WV. This letter and its enclosure constitute our qualifications to provide architectural, engineering, cost estimating and force protection services for this project.

Purpose and Understanding of the Project

We understand your request for our services to be architectural and engineering design and development of construction bid documents for renovation of shower/restroom areas including abating mildew and mold covered material and replacement, providing design for complete renovation and new interior LED lighting for these areas. The renovation design is to meet all current building codes, ADA compliance and current military force protection regulations. Research to investigate the location of existing underground and above ground utilities and as needed, provide drawings and specifications of all utility changes. Drawings and specifications will be submitted at 35%, 65%, 95% and 100% with updated cost estimates for each. Provide construction bid services.

Our Qualifications

We have assembled an excellent team that will deliver a practical, workable design for your spaces. HF Lenz Company will be the engineering team, Standing Stone Consulting, Inc. will provide the Force Protection recommendations, JA Cost Engineers and Advisors will provide cost estimating services, and UpStreet Architects, Inc. will provide the Architectural and lead the team on the design as well as coordination and integration of the drawings with

the engineer team members. We are currently working with these team members on projects for the Letterkenny Army Depot in Baltimore, MD and for the PA Department of General Services project for the rehabilitation of the Clearfield Readiness Center in Clearfield, PA as well as the recently selected project Goddard State Park. Attached are Firm Descriptions for each and resumes for Key Personnel.

UpStreet Architects has been designing new construction, renovation, rehabilitation, and adaptive reuse for more than 25 years. We understand that operating and maintenance costs are critical to the success of the project, and architecture that is designed to abate mold and mildew, update shower and restroom areas, including efficient LED lighting, and meets building codes, ADA compliance and force protection regulations is critical for the success of this project for the Army National Guard.

Small, Women-Owned Business

UpStreet Architects has received SWAM certification with the State of West Virginia. WBENC recognizes UpStreet Architects as a National Women's Business Enterprise and as a Woman Owned Small Business. The certifications are included.

We would be pleased to discuss your project and to elaborate on our qualifications. Thank you for your consideration.

Sincerely,



Karen L. Welsh, R.A.
President





B. FIRM DESCRIPTIONS

Firm Description And Qualifications

UpStreet Architects, Inc. is a full service firm, providing Architectural, Planning, Landscape Architecture, Interior Design and Project Management services from our offices in Indiana, PA and Johnstown, PA. Our firm is licensed to practice in multiple states and we go where our clients go. Since 1994, UpStreet Architects, Inc. has completed numerous new construction, renovation, rehabilitation and historic preservation projects in urban, suburban and rural environments. Many of the projects we complete have multiple phases, layered requirements and varied complexities. We embrace our role to be involved in every aspect of the development process so that our services are comprehensive and decisions can be made in the best interest of the client.



In addition to the traditional aspects of architectural design, all of the firm's work requires compliance with government and financing agency requirements. Typical projects require coordination with the oversight agency, meeting the requirements for review and commitment schedule, establishing relationships with the local community or facility representatives, designing a project that meets the program and budget, responding to community initiatives and ensuring compliance with these layered requirements. We have worked hard to establish a cooperative and responsive reputation with our clients and with third party agencies on behalf of their projects. The following points illustrate our project approach and ability to provide coordinated architectural services to benefit your project.

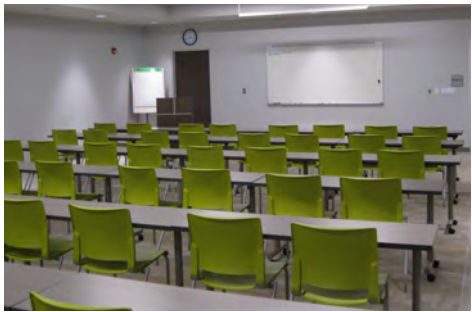
- Exhibit an attitude of teamwork and constructability.
- Provide creative solutions to meet our clients goals and budgets.
- Communicate the vision and expectations through coordinated documents.
- Design projects to provide services and amenities, enhance community connections and encourage economic development.
- Utilize our staff's diversity of knowledge, experience and interests to the project's benefit which allow us to evaluate decisions in many aspects and contexts.
- Identify the priorities and timeframes for critical path items, submission requirements and work within the budget for both design and construction.
- Demonstrate a consistent pattern of successful management of projects requiring multi-disciplined teams of professionals.
- Provide support and resources for our clients to cultivate long term relationships, repeat clients and open ended agreements.
- Recognized WBE and Small Diverse Business by the PA Department of General Services and the National Women's Business Enterprise Certification programs.

Karen L. Welsh, R.A.
Thomas R. Harley, R.A.

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Indiana, PA 15701
724-349-3601

911 Menoher Boulevard
Johnstown, PA 15905
814-539-0224

www.upstreetarchitects.com
a certified WBE



www.upstreetarchitects.com



We take great pride in our designs, our construction documents, our project management skills, and the relationships we build. As a Full Service Architectural Firm, we offer many services for a variety of project types including:

- **Architectural Design:** All phases of design and construction
- **Master Planning and Feasibility Studies:** Balancing vision and financing to achieve goals
- **Rehabilitation/Renovation of Facilities:** Specializing in Adaptive Reuse of existing buildings for efficiency, accessibility, and practicality
- **Historic Preservation:** Preserving, enhancing and rejuvenating
- **Sustainable Design Programs:** Thermal performance and efficiency are used to enhance the project's character and decrease operating costs
- **Building Code and Accessibility Issues:** Thorough knowledge of codes and funding agency requirements
- **Landscape Architecture and Recreation:** Creating spaces and places in the exterior environment
- **Project Management:** During design and construction we manage the groups of professionals needed to complete the project successfully
- **Multi-Family Housing:** more than 25 years experience in all facets, more than 5,000 units of affordable housing created across Pennsylvania
- **Multi-Block and Mixed-Use Developments:** Integrate living, working, commercial, and infrastructure improvements to spur revitalization
- **Manufacturing and Industrial Facilities:** Understanding the processes involved in order to maximize efficiency
- **Financing Applications:** Providing design documents and application materials to secure project funding and strategize resources
- **Interior Design:** Integrating the building and its systems with function and aesthetics



Johnstown Headquarters

1407 Scalp Avenue
Johnstown, PA 15904
Phone: 814-269-9300
Fax: 814-269-9301

H.F. Lenz Company

H.F. Lenz Company was established 1946 in its present form, under the name H.F. Lenz Company, R.E., and in 1953 the company was incorporated, as a Private Corporation, in Pennsylvania as H.F. Lenz Company. Our projects span the nation, with the heaviest concentration in the Northeast, and exceed \$530 million in MEP, Civil and Structural construction annually. Each market sector—corporate, government, health care, education, and industry—is served by a team of specialists who understand the unique needs of the clients they serve. Our staff consists of 160+ individuals, including 48 Licensed Professional Engineers and 20 LEED Accredited Professionals. Our headquarters is in Johnstown, Pennsylvania with branch offices in Pittsburgh and Lebanon, Pennsylvania; Conneaut, Ohio; and Middletown, Connecticut.

DISCIPLINES/SERVICES OFFERED IN-HOUSE INCLUDE:

- › Mechanical Engineering
- › Electrical Engineering
- › Data/Communications Engineering
- › Fire Protection / Life Safety Engineering
- › Structural Engineering
- › Civil Engineering
- › Surveying
- › GIS
- › Construction Phase Services
- › Commissioning and Training
- › 3D CADD with Full Visualization
- › Energy Modeling
- › Sustainable design/LEED Services
- › Building Information Modeling (BIM)

PHILOSOPHY

Two essential prerequisites lay the foundation for every H.F. Lenz Company project. First, we take the time to understand the client's business and how it operates. Second, we proactively involve the client in the development of appropriate solutions. In our role as partner, we help the client understand how well the available alternatives satisfy the project's own unique, prioritized set of objectives.

A remarkable 85 percent of our work consists of repeat commissions from clients who appreciate our responsive, value added service.

LEED®

Our firm has been a member of the U.S. Green Building Council since 2000 and we currently have 20 LEED® Accredited Professionals on staff. Our experience includes 120+ projects that have attained various levels of LEED Certification and numerous additional projects designed for various levels of LEED Certification, in total over 16 million sq.ft. of facilities.





Standing Stone Consulting, Inc. has worked on all types and phases of projects including feasibility studies, Master Planning, programming, design and design guidelines and construction. Our projects include base renovations, site work, base entrances, air fields and highly secure military facilities. Standing Stone Consulting has provided antiterrorism/force protection analysis, assessments for the Army, Navy, Marines and US Coast Guard. The following are some relevant projects: Detroit Weapons Arsenal Design, Fort Indiantown Gap Battalion Training Complex, Fort Leavenworth Medium Security Prison Design, Hawthorne Army Depot Explosive Safety Master Plan, US Army (West Point), Keller Army Community Hospital AT/FP Plan, Ft Lee, AIT Barracks, and Fort Drum. The work included an analysis of the probable threats and vulnerabilities at the sites and recommendations to mitigate those threats and vulnerabilities. Additional Standing Stone's projects include Sector Command and Head Quarters facilities for the US Coast Guard. Standing Stone has provided force protection – anti terrorism work for a number of other Coast Guard facilities and projects. We participated in the USCG Shore Facilities Capital Asset Management Strategy, Charlestown Regional Strategic Plan, and provided assessments at San Diego, Alameda, and TISCOM. San Diego and Alameda are full service Coast Guard bases, with land, sea and air capability. TISCOM is a centralized communication facility.

JA Cost Engineers and Advisors, Inc. ("JACEA") is a multifaceted advisory firm that specializes in services for construction, development and capital improvement projects. JACEA's principals have extensive experience with all aspects of the construction process. They have worked across a diverse number of projects, industries and organizations which has allowed adaptation to the ever-changing environment of construction. JACEA experts apply their knowledge and understanding of construction to provide Cost Estimating services on projects of any size or complexity. JACEA understands the importance of starting a project off with a solid cost estimate to establish the correct budgets and project expectations. JACEA can provide either the initial cost estimate, or verification to a cost estimate provided by the CM/GC. Our cost estimating professionals hold multiple designations by CSI, ASCPE and AACEI. The services we provide are:

- Cost Estimating validation
- Estimating analysis at 30/60/90% design levels
- Basis of Design estimates
- Major change in project scope estimating/validation



C. DETAILED RESUMES / STAFFING

Wheeling AASF2 Shower-Restroom Renovation Design

Upstreet Architects, Inc. Prime Consultant

Karen L. Welsh, R.A.
President

Thomas R. Harley, R.A.
*Architect
Principal in Charge*

Gregory J. Watt, R.A.
Project Manager

Mark S. Funyak
Senior Project Coordinator

H.F. Lenz Company Mechanical, Electrical, and Plumbing Engineering

Thomas F. Deter, P.E., LEED-AP
MEP Engineering

John C. Stewart, P.E., LEED-AP
*Mechanical Engineer (HVAC) and
LEED-AP*

Steven P. Mulhollen, P.E.
*Electrical Engineer
(Fire Alarm, Interior & Exterior
Distribution)*

Gregory D. Rummel, CPD
Plumbing / Fire Protection Designer

Standing Stone Consulting, Inc. Force Protection

Lori A. Thompson
*Force Protection
Consultant*

JA Cost Engineers & Advisors, Inc. Cost Estimating

**Antonia Fratangelo,
CCC, CCA**
Vice President

**Daniel Frondorf, CPE,
CDT**
Cost Estimator

PROFESSIONAL REGISTRATION

- **REGISTERED ARCHITECT:**
Pennsylvania
West Virginia
Maryland
Tennessee
Ohio
- National Council of Architectural
Registration Boards

PROJECT TYPE EXPERTISE

- Urban and Rural Environments
- New Construction
- Adaptive Reuse
- Additions and Modifications
- Historic Preservation
- Multi-Block and Mixed Use
Developments
- Affordable MultiFamily Housing:
 - Senior
 - Family
 - Special Needs
 - Rehab and Modernization
 - PHFA, FHLB, USDA, HUD
- Civic and Assembly Buildings
- Offices and Workplaces
- Commercial Tenant Fit Out
- Industrial & Manufacturing
Facility Improvements
- Accessibility Modifications
- Master Planning
- Site Assessment
- Multi-Disciplined Project
Management



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541 Philadelphia Street
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724-349-3601

www.upstreetarchitects.com

EXPERIENCE SUMMARY

Since 1994, Karen has led the firms of UpStreet Architects, Inc. and its predecessor firm Welsh + Harley • Architects, providing complete architectural planning, design and contract administration services. In her role as Principal and Project Architect, she interfaces and coordinates with the development team members, consultants, contractors and financing entities from feasibility review to construction completion. She balances aesthetic and programmatic aspects while meeting the requirements of developers, contractors, financing agencies, government programs and their oversight.

PROFESSIONAL EXPERIENCE

PRESIDENT

UpStreet Architects, Inc., Indiana, PA and Johnstown, PA
September 1997-Present

- provides full architectural design services from project initiation to completion.
- analyzes project development and feasibility analysis of scope and site.
- designs concept development and identification of requirements, impacts and risks to be addressed.
- assembles consultant teams and resource allocation to serve project needs.
- provides presentations and participates in public meetings.
- assists client through project financing applications.
- interfaces with governing entities and code officials.
- provides code and accessibility reviews.
- evaluates budgets and benchmark scheduling.
- provides quality assurance and constructability reviews of contract documents.
- interfaces with client throughout the process.

PARTNER

Welsh + Harley • Architects, Indiana, PA
January 1994-August 1997

Project development, design, contract administration and coordination of various types of projects including assembly, multi-family housing developments and community services, historic restoration and rehabilitation.

INTERN ARCHITECT / PROJECT MANAGER

Thomas R. Harley, Architects, Indiana, PA
July 1992-December 1993

Design, construction document production and coordination of various types of projects including multi-family housing, historic restoration and rehabilitation and commercial renovation concentrated in the Western Pennsylvania area.

EDUCATION

BACHELOR OF
ARCHITECTURE

Carnegie Mellon University
Pittsburgh, PA; 1989.

PROFESSIONAL ACTIVITIES

- Pennsylvania Housing Research Center Industry Advisory Council, 2018-2021
- PA Labor and Industry UCC Review and Advisory Council, 2011-2015
- International Code Council Voting Member, 2015 IBC Code Hearings, Atlantic City, NJ October 2013
- ANSI ICC-700-2008 and 2012 National Green Building Standard Multi-Family Housing Task Group member, NAHB as Secretariat
- Grant Review Panel, PA Historical and Museum Commission Keystone Historic Preservation Grant Program, 1997

PROFESSIONAL REFERENCES

Mike Kearney, President
Mullin & Lonergan Associates
2 Kacey Court, Suite 201
Mechanicsburg, PA 17055
(717) 731-1161
mikek@mandl.net

Andy Haines, Exec VP
Gatesburg Road Development
2121 Old Galesburg Road
State College, PA 16803
(814) 272-8907
ahaines@gatesburgroaddevelopment.com



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Karen L. Welsh, R.A.
Principal Architect

ARCHITECTURAL DESIGNER / INTERN ARCHITECT / PROJECT MANAGER

I.J. Chung Associates, Pittsburgh, PA
November 1989-July 1992

Design, construction document production, presentation drawings, contract administration and general coordination for a wide variety of projects including renovations to several Housing Authority of the City of Pittsburgh projects, high end single family housing, and light commercial.

ARCHITECTURAL DESIGNER/ INTERN ARCHITECT

E. Pawlowski Associates, Johnstown, PA
May 1988-August 1988 and June 1989-September 1989

Design and presentation drawings for a large number of historic restoration and rehabilitation projects associated with Johnstown's 1889 Flood Centennial Celebration and various public housing improvement projects.

ORGANIZATIONS

- American Institute of Architects
- Energy Star Partner
- US Green Building Council
- International Code Council
- Housing Alliance of Pennsylvania
- Women in Housing and Finance PA
- Pennsylvania Housing Research Center
- National Association of Home Builders
- Pennsylvania Builders Association
- Pennsylvania Association of Housing and Redevelopment Authorities
- Indiana County Chamber of Commerce
- Cambria Regional Chamber

RECENT RECOGNITION

- 2019 PA Business Central Women in Business 50 to Follow
- 2019 PA Business Central Top 100 Businesses
- 2018 PA Business Central & Saint Francis University - "Women Making a Difference"
- 2018 PA Business Central Top 100 People
- 2018 YWCA Cambria & Somerset Counties Tribute To Women Award for Business Category
- 2016 PA Business Central Women in Business 50 to Follow *inaugural class*
- 2015 PA Builders Association Associate of the Year

Resume

The West Virginia Board of Architects

certifies that

KAREN LEWIS WELSH

is registered and authorized to practice
Architecture in the State of West Virginia.

In testimony whereof this certificate has been issued
by the authority of this board.

Certificate Number [REDACTED]

The registration is in good standing until June 30, 2020.



A rectangular area containing a handwritten signature in cursive script, which reads "Emily Papadopoulos".

Board Administrator

EDUCATION

MASTER OF ARCHITECTURE
Carnegie-Mellon University
Pittsburgh, PA; 1979
Thesis: Alvin Theater; History of
a Pittsburgh Institution

BACHELOR OF ARTS IN
ARCHITECTURE
North Dakota State University
Fargo, ND; 1976
History Minor
Interior Design Minor

PROFESSIONAL REGISTRATION

REGISTERED ARCHITECT:
Pennsylvania, Indiana, Ohio,
New York, and Virginia
• National Council of Architectural
Registration Boards (NCARB)



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724-349-3601

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EXPERIENCE SUMMARY

Tom is a founding partner in the firms of UpStreet Architects, Inc. and its predecessor firm Welsh + Harley • Architects, providing complete architectural planning, design and contract administration services since 1994. During his lengthy career beginning in 1984, Tom has designed many large and high-profile projects in the civic, community, manufacturing, commercial, religious, education and financial industries throughout Western Pennsylvania and Indiana County. He also has a special interest and expertise in the areas of adaptive reuse, historic preservation, and energy efficiency. Tom has focused on integrating community planning with housing and mixed use spaces to maximize shared efficiencies in areas of parking and traffic issues, energy conservation, and pedestrian experiences to improve the quality of downtowns.

PROFESSIONAL EXPERIENCE

ARCHITECT / CORPORATE SECRETARY

UpStreet Architects, Inc.; Indiana, PA and Johnstown, PA • 1997-
Present

Affordable high quality living units along with commercial, institutional, and industrial projects have been provided across the Commonwealth of Pennsylvania.

- provides full architectural design services from project initiation to completion.
- analyzes project development and feasibility of scope and site.
- provides concept development and identification of requirements, impacts and risks to be addressed.
- addresses code and accessibility requirements.
- assembles consultant teams and resource allocation to serve clients.

PRINCIPAL

Thomas R. Harley, Architects, LLC.; Indiana, PA • 1984 to Present

For 35 years providing custom architectural services for commercial, recreational, and single family residential projects with diverse building types and scale, throughout Western Pennsylvania.

- focus on a creative use of space and efficiency on all project.
- creative designs with high level capabilities grounded in practicality.
- desire to have a high impact on the people and communities served.
- integrates building and site through design.
- brings teams of consultants together to solve complex problems especially in adaptive reuse and historic preservation to save structures and breath new life into them.

PARTNER

Welsh + Harley • Architects; 1994-1997

Provided complete Architectural Services for various types of projects focused on multi-family housing developments, community service facilities, historic restoration and rehabilitation, across Pennsylvania.

Thomas R. Harley, R.A.
Principal Architect

PROJECT EXPERIENCE

Indiana Fire Association: Indiana, PA

Both fire stations for the Indiana Fire Association were designed by Tom. The West Station includes a large training room with video that is also available to rent. There is a Fire Museum with an antique fire truck and memorabilia about the association.

Indiana Area School District Gymnasium: Indiana, PA

35,000sf addition to existing high school, seating for 850, six-lane rifle range convertible to softball-baseball double cage, 4,500sf fitness center and 3,500sf theatrical scene shop. Radiant floor heat, improved insulation and energy efficiency.

Citizens Ambulance West Station: Indiana, PA

This new building was designed for superior energy efficiency to reduce operating costs. There is a Response station with living quarters, administration area and classrooms.

PROFESSIONAL ORGANIZATIONS

American Institute of Architects (AIA)

AIA, Pittsburgh Chapter

Pennsylvania Society of Architects

National Trust for Historic Preservation/Preservation Forum

America's Industrial Heritage Project; Indiana County Board Member

RECOGNITION

- 2020 PA Business Central Top 100 People, Leaders in Business & Economic Development
- 2018 Eagle Award for Excellence in Construction from the Associated Builders and Contractors of Western PA for Buttermilk Falls Access Bridge & Stairs, New Florence, PA with Thomas R. Harley Architects, LLC
- 2018 PA Business Central Top 100 People, Leaders in Business & Community
- 2017 PA Business Central Top 100 People, Leaders in Business & Community
- 2011-present Indiana Area School District, Appreciation, service on School Board
- 2014 Indiana County YMCA, Ralph McCreary Award, Volunteer Service, Untiring Dedication and Support



UpStreet Architects, Inc.

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Indiana, PA 15701

724-349-3601

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**PROFESSIONAL
REGISTRATION**

Pennsylvania Registered
Architect since 1989

EDUCATION

**The Pennsylvania State
University**

courses completed

**SEMINARS AND
CONTINUING EDUCATION**

Since 1989 attended various
topics related to architecture,
construction methods and
materials, planning and building
codes.



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Greg has been in the architectural field for over 40 years. He has a thorough understanding of construction details and the specification process. He is experienced in architectural, mechanical, and civil engineering contract document preparation for government, commercial, institutional, medical, and manufacturing projects. Greg's responsibilities within the firm include, but are not limited to, contract document preparation, building design, construction administration, specification writing and code research. In addition he has provided the full line of architectural services; preliminary design, contract document preparation, interior design, and project administration.

PROFESSIONAL EXPERIENCE

SENIOR PROJECT ARCHITECT

UpStreet Architects, Inc., Johnstown, PA 2017 - Present

- full architectural design services for projects from concept through construction documents and contract administration.
- project administration including scheduling and organizing projects.
- works with engineering and design consultants to provide full integration of systems.
- interfaces with clients to meet their needs and budgets.
- research of codes and regulations to meet health, safety, welfare and accessibility requirements.
- prepares architectural specifications and reviews consultant specifications.
- reviews shop drawings and submittals for accuracy.

PROJECT ARCHITECT

Frank Dachille Architects, P.C., Johnstown, PA 1984 - 2016

- provided full architectural design services for numerous projects.
- coordinated design concepts through to contract documents.
- provided specific expertise in construction detailing and specifications.
- Interfaced with consultants and integrated MEP systems.
- assured code and regulatory compliance in contract documents.
- provided contract administration services and evaluated contractors compliance with the documents.

DRAFTSPERSON

Ross, Cramer, and Pawlowski, Johnstown, PA 1976 - 1984

- construction contract document preparation.
- construction contract administration.

EDUCATION

MASTER OF SCIENCE IN
ENGINEERING MANAGEMENT
Robert Morris University,
Pittsburgh, PA (pursuing)

BACHELOR OF SCIENCE IN
EDUCATION
Edinboro University, PA, 1979

CERTIFICATIONS

TS/SCI clearance active 2010-2013

ADDITIONAL TRAINING

- R.S. Means, How to develop Facility Assessment Programs & Facility Planning & Relocation, Manufacturing Plant Layout
- National Contract Management Association, Program and Contract Changes
- Dale Carnegie, Effective Speaking and Human Relations
- Fred Pryor Seminars, Manage Multiple Projects, Meet Deadlines, and Achieve Objectives

REFERENCES

Mr. David Williams
Director of Physical Plant
Saint Francis University
111 Juniper Lane
Loretto, PA 15940-0600
814-472-3251
dwilliams@francis.edu

Bryan Templin
Vice President Property Management
Zamias Services Inc.
P.O. Box 5540
Johnstown, PA 15904
Direct: 814-532-6105
btemplin@zamias.net



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Mark has extensive experience as a General Construction and Facility Manager for commercial and government projects nationwide. His background also includes technical engineering management experience specializing in commercial construction, Department of Defense (DoD) facilities management, and GSA contract management. Mark provides engineering and project management support throughout the firm. He has excellent project coordination skills and a focus on constructability.

PROFESSIONAL EXPERIENCE

SENIOR PROJECT COORDINATOR

UpStreet Architects, Inc., Indiana, PA 2018-Present

- manages projects from inception to design through construction.
- coordinates multi-disciplinary teams of consultants.
- interfaces and applies agency systems and procedures.
- evaluates facilities and user needs for adaptation and fit-out.
- provides Cost Estimates.

CONSTRUCTION ENGINEERING AND DESIGN BUILD MANAGEMENT CONSULTING

General Contracting Solutions, Johnstown, PA 2008-Present

- managed engineering and construction including implementing design, and engineering solutions for commercial and residential projects.
- assists with business development.

CONSTRUCTION/PROPERTY MANAGER

Zamias Services Inc., Johnstown, PA 2013-2018

- provided technical engineering and construction management.
- implemented design, and engineering solutions for commercial and retail properties.

FACILITY ENGINEERING MANAGER FOR DEPARTMENT OF DEFENSE

BAE Systems, Newport News, VA 2010-2012

- led/coordinated strategic construction engineering management.
- implemented facility planning, architectural and engineering design, construction management, and General Services Administration construction management for the Training Brain Operations Center.

PROFESSIONAL SERVICES PRINCIPAL TECHNICAL MANAGER OF FACILITY OPERATIONS

Concurrent Technologies Corporation, Johnstown, PA 1993-2008

- provided Executive leadership at 28 locations in the US and Canada.
- led facility resource company operations of building infrastructure, providing comprehensive engineering to sustain company growth and long range strategic planning.
- provided cross-functional management of managers & employees.
- directed operations of architectural design, engineering, construction management, and 24/7 service for infrastructure in US.



Thomas F. Deter, P.E., LEED AP

Principal-in-Charge of Engineering

Mr. Deter has over 30 years of experience and is responsible for the engineering design of all trades, the supervision of senior designers, the preparation of reports to determine optimal systems and/or equipment selections, and the coordination and checking of contract documents for completeness and quality. He has extensive experience in the design of building systems for both new buildings and building retrofits for educational, health care, commercial, government, industrial, residential, and utility related facilities. He is experienced in the design of power distribution systems; emergency power systems and monitoring; uninterruptible power supplies; lighting and emergency lighting systems; fire alarm systems; security; sound; and telephone systems.

EDUCATION

Bachelor of Science, Electrical Engineering Technology, 1987, University of Pittsburgh at Johnstown

EXPERIENCE

H.F. Lenz Company 1992-Present • Parfitt/Ling Consulting Engineers 1990-1992 • Gary Johnston & Assoc., Inc. 1987-1990

PROFESSIONAL REGISTRATION / CERTIFICATION

Licensed Professional Engineer in Pennsylvania, Arkansas, Idaho, Illinois, Indiana, Maryland, Nebraska, New Jersey, North Carolina, Ohio, Oklahoma, Oregon, South Dakota, Virginia, and West Virginia • LEED Accredited Professional

PROFESSIONAL AFFILIATIONS

NSPE/PSPE • U.S. Green Building Council

PROJECT EXPERIENCE

PA DGS, Ft. Indiantown Gap, Annville, Pennsylvania

- › National Guard Youth ChalleNGe Program - New 11,000 GSF multi-purpose facility that includes a multi-purpose area, kitchen, male and female restrooms, classroom space, mechanical room, and storage room. Project is currently in design

PA DGS, PA Army National Guard Readiness Center, New Castle, Pennsylvania

- › Renovation to 23,000 sq.ft. readiness center, including HVAC renovations involving replacement of the steam heating system with hot water, renovations to restrooms / shower rooms and other plumbing renovations

PA DGS, PA Army National Guard Readiness Center, Pittsburgh, Pennsylvania

- › Renovation to 26,700 sq.ft. reserve center, including HVAC and electrical evaluation and improvements, restroom rehabilitation, ADA compliance upgrades, code upgrades

PA DGS, Pennsylvania Farm Show Complex & Expo Center, Harrisburg, Pennsylvania

- › Renovations including a new boiler plant and controls for the 700,000 sq.ft. facility

PA Department of Military Affairs – Ford City, Pennsylvania

- › New 24,400 sq.ft. armory with training center, classrooms, kitchen/dining facilities, and maintenance shop

USACE Baltimore District, Letterkenny Army Depot, Chambersburg, Pennsylvania

- › Multiple IDIQ Contracts for repair, renovations, additions, new construction, studies, and investigations - Over 100 projects completed throughout the base

Your **ACTIVE PE** renewal fee has been received...

Your ACTIVE PE renewal fee has been received. Your pocket card indicating you are entitled to practice engineering in West Virginia until the noted expiration date may be detached and used unless invalidated as a result of Board audit of your renewal form or formal disciplinary action.

IMPORTANT REMINDERS:

1. Please include your WV ACTIVE PE license number on any correspondence to this office.
2. To use this license as a pocket card, please cut along the dotted line and laminate if desired.
3. You are required to immediately notify the Board, in writing, of the following: loss or theft of license or seal, any name change, any address change, or any employment change.

West Virginia State Board of Registration for Professional Engineers

300 Capitol Street, Suite 910
Charleston, West Virginia 25301
304-558-3554 Phone
800-324-6170 Toll Free
www.wvpebd.org


THIS IS ONE FORM OF YOUR RENEWAL RECEIPT

PLEASE SAVE THIS FOR YOUR RECORDS

Date of Renewal: November 23, 2020
Amount Paid: \$70.00

✂

**West Virginia State Board of Registration
for Professional Engineers**



THOMAS F. DETER
WV [REDACTED]

This is to certify that the above named PROFESSIONAL ENGINEER has met the requirements of the law, is duly registered and is entitled to practice engineering in the State of West Virginia.

EXPIRES December 31, 2022

THOMAS F. DETER
H. F. LENZ COMPANY
1407 SCALP AVENUE
JOHNSTOWN, PA 15904



John C. Stewart, P.E., LEED AP

Mechanical Engineer

Mr. Stewart has over 30 years of experience in the design of HVAC, plumbing, and fire protection systems. His responsibilities have included code compliance verification, schematic layout, calculations, equipment selection, control system selection, specification writing, coordination, life cycle cost analyses, and cost estimating. His experience includes the design of mechanical systems for laboratories, hospitals, educational facilities, industrial plants, and military installations. He has also been involved in the design of chiller and boiler plants.

EDUCATION

Master of Science, Mechanical Engineering, 1995, University of Pittsburgh

Graduate Courses in Facilities Engineering, 1984-1987, Air Force Institute of Technology

Bachelor of Science, Mechanical Engineering, 1984, University of Pittsburgh

EXPERIENCE

H.F. Lenz Company 1996 – Present / Peter F. Loftus Division, Eichleay Engineers, Inc. 1989 – 1996 / Newport News Shipbuilding 1988 – 1989 / U.S. Air Force 1984 – 1988

PROFESSIONAL REGISTRATION / CERTIFICATION

Licensed Professional Engineer in Pennsylvania; LEED Accredited Professional

PROFESSIONAL AFFILIATIONS

American Society of Heating, Refrigerating, and Air-Conditioning Engineers; APPA; U.S. Green Buildings Council

PROJECT EXPERIENCE

PA DGS, Ft. Indiantown Gap, Annville, Pennsylvania

- › National Guard Youth Challenge Program - New 11,000 GSF multi-purpose facility that includes a multi-purpose area, kitchen, male and female restrooms, classroom space, mechanical room, and storage room. Project is currently in design

PA DGS, PA Army National Guard Readiness Center, New Castle, Pennsylvania

- › Renovation to 23,000 sq.ft. readiness center, including HVAC renovations involving replacement of the steam heating system with hot water, renovations to restrooms / shower rooms and other plumbing renovations

PA DGS, PA Army National Guard Readiness Center, Pittsburgh, Pennsylvania

- › Renovation to 26,700 sq.ft. reserve center, including HVAC and electrical evaluation and improvements, restroom rehabilitation, ADA compliance upgrades, code upgrades

PA National Guard, Johnstown, Pennsylvania

- › New 23,560 sq.ft. Regional Maintenance Facility

PA Department of Military Affairs – Ford City, Pennsylvania

- › New 24,400 sq.ft. armory with training center, classrooms, kitchen/dining facilities, and maintenance shop

USACE Baltimore District, Letterkenny Army Depot, Chambersburg, Pennsylvania

- › Multiple IDIQ Contracts for repair, renovations, additions, new construction, studies, investigations, and other A/E services for base buildings and site infrastructure - Over 100 projects completed throughout the base

PA DGS, Pennsylvania State Capitol – Harrisburg, Pennsylvania

- › Plumbing Designer for renovating all of the restrooms and replacing all of the plumbing systems in the 600,000 sq. ft. Pennsylvania State Capitol building



Steven P. Mulhollen, P.E.

Electrical Engineer

Mr. Mulhollen is experienced in the design of power distribution systems, control systems, emergency power systems, lighting and emergency lighting systems, fire alarm systems, security, sound, and telecommunication systems for correctional, educational, institutional, industrial, health care, and commercial facilities.

PROJECT EXPERIENCE

PA DGS, Ft. Indiantown Gap, Annville, Pennsylvania

- › National Guard Youth ChalleNGe Program - New 11,000 GSF multi-purpose facility that includes a multi-purpose area, kitchen, male and female restrooms, classroom space, mechanical room, and storage room. Project is currently in design

PA DGS, PA Army National Guard Readiness Center, New Castle, Pennsylvania

- › Renovation to 23,000 sq.ft. readiness center, including HVAC renovations involving replacement of the steam heating system with hot water, renovations to restrooms / shower rooms and other plumbing renovations

PA DGS, PA Army National Guard Readiness Center, Pittsburgh, Pennsylvania

- › Renovation to 26,700 sq.ft. reserve center, including HVAC and electrical evaluation and improvements, restroom rehabilitation, ADA compliance upgrades, code upgrades

PA DGS, Pennsylvania Farm Show Complex & Expo Center, Harrisburg, Pennsylvania

- › Renovations including a new boiler plant and controls for the 700,000 sq.ft. facility

USACE Baltimore District, Letterkenny Army Depot, Chambersburg, Pennsylvania

- › Multiple IDIQ Contracts for repair, renovations, additions, new construction, studies, and investigations - Over 100 projects completed throughout the base

GSA IDIQ Contract, Region 3, North Service Center

- › Electrical Engineer for repair and alteration work in federal facilities. Projects included: Federal Highway Administration (Harrisburg) office renovation; Byrne Chambers consolidation; Mid-Atlantic Social Security Center Armory renovation; and Pittsburgh US Courthouse vacant space backfill study

EDUCATION

Bachelor of Science, Electrical Engineering, 1988, The Pennsylvania State University

EXPERIENCE

H.F. Lenz Company 1999 – Present
• L. Robert Kimball & Associates
1996 – 1999 • Leach Wallace Associates, Inc. 1990 – 1996 • E.A. Mueller, Inc. 1988 - 1990

PROFESSIONAL REGISTRATION / CERTIFICATION

Licensed Professional Engineer in Pennsylvania, Alabama, California, Florida, Iowa, Kansas, Kentucky, Louisiana, Massachusetts, Maryland, Missouri, Nebraska, Nevada, New Jersey, New Mexico, New York, North Carolina, Ohio, Rhode Island, Tennessee, West Virginia, DC

PROFESSIONAL AFFILIATIONS

Institute of Electrical and Electronics Engineers, Inc.



Gregory D. Rummel, CPD

Plumbing/Fire Protection Designer

Mr. Rummel has designed complete plumbing and fire protection systems for colleges, schools, office buildings, hospitals, prisons, laboratories, industrial facilities, and military installations. He is fully knowledgeable of NFPA codes and is experienced in the design of wet, dry, preaction, FM200, and deluge fire protection systems. He is responsible for plumbing and sprinkler system design, layout, and calculations; selection and sizing of equipment; cost estimates; and site survey work. Mr. Rummel supervises drafting personnel; coordinates the plumbing design with utility companies, with other trades, and with the Project Engineer and Project Architect; and is responsible for assembling complete and accurate plumbing bid documents which meet H.F. Lenz Company standards.

EDUCATION

Bachelor of Science, Mechanical Engineering Technology, 2000, Point Park College

Associate in Specialized Technology 1984, Architectural Drafting and Construction with CAD Technology, Triangle Institute of Technology

EXPERIENCE

H.F. Lenz Company 1989 – Present / Newport News Ship Building 1984 – 1989

PROFESSIONAL REGISTRATION / CERTIFICATION

Certified in Plumbing Design, ASPE

PROJECT EXPERIENCE

PA DGS, Ft. Indiantown Gap, Annville, Pennsylvania

- › National Guard Youth ChalleNGe Program - New 11,000 GSF multi-purpose facility that includes a multi-purpose area, kitchen, male and female restrooms, classroom space, mechanical room, and storage room. Project is currently in design

PA DGS, PA Army National Guard Readiness Center, New Castle, Pennsylvania

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PA DGS, PA Army National Guard Readiness Center, Pittsburgh, Pennsylvania

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PA DGS, Pennsylvania Farm Show Complex & Expo Center, Harrisburg, Pennsylvania

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PA Department of Military Affairs – Ford City, Pennsylvania

- › New 24,400 sq.ft. armory with training center, classrooms, kitchen/dining facilities, and maintenance shop

PA DGS, Pennsylvania State Capitol – Harrisburg, Pennsylvania

- › Plumbing Designer for renovating all of the restrooms and replacing all of the plumbing systems in the 600,000 sq. ft. Pennsylvania State Capitol building



Antonio Fratangelo, CCC, CCA

Vice President/Shareholder

Profile

Antonio Fratangelo is the co-founder and Vice President of JA Cost Engineers and Advisors. He has focused in Industrial Economics with a concentration in Civil Engineering. He has 16 years of experience in the construction industry including project management within a specialized construction industry, as well as involvement in construction auditing, cost estimating, cost segregation, and risk assessments on a variety of construction projects.

Experience

Prior to forming JACEA, Mr. Fratangelo was a primary Construction Consultant and Cost Segregation Services Director for Commercial Cost Control, Inc., and he spent 2 years with Deloitte & Touche performing both Construction Advisory Services, as well as working on Cost Segregation Projects. During this time, he provided cost segregation expertise, construction auditing, construction risk assessments and project management oversight for several industries and clients. Antonio's experience includes analyses of real estate purchases and construction projects ranging from \$1 million to \$1 billion on various types of facilities including: offices, medical complexes, light manufacturing, retail, research & development centers, corporate campuses, bank branches, apartments, cold storage facilities, warehousing and shipping, and restaurants. His construction consulting expertise has crossed both the public and private sector, including work performed internationally.

Prior to working for Deloitte, Mr. Fratangelo spent nearly 4 years working as a project manager for Nicholson Construction Company in Pittsburgh, PA. He spent extensive time in the field working on the Foundation Support at the Ground Zero Disaster Site in New York City.

Education and Credentials

B.S. Industrial Economics, concentration Civil Engineering, Union College



Certified Construction Auditor (CCA) – National Association of Construction Auditors (NACA)

Certified Cost Engineer (CCE) - Association for the Advancement of Cost Engineering (AACE)

Affiliations

Association for the Advancement of Cost Engineering (AACEI)

President of AACEI – Pittsburgh Chapter

National Association of Construction Auditors (NACA)

Association of School Business Officials (PASBO)



Antonio Fratangelo, CCP, CCA (Continued)

Publications and Presentations

"Buyout Savings" NACA 2017 Annual Conference (Presenter)

"A Swift Way to Use M&S Valuation Books (RS) Means for a Better Estimate of Cost" NACA 2015 Annual Conference (Presenter)

"Simplifying Cash Flow Analysis to be an Effective and Manageable Tool" AACEI 2014 International Conference (Co-Presenter).

"Forecasting Final Costs as part of a Construction Audit" NACA 2013 Annual Conference (Presenter)

"The Economics of Putting a Project on Hold to Resolve Issues" AACEI 2012 International Conference (Co-Presenter).

"The Role of Construction Cost Auditing within Project Controls" AACEI 2011 International Conference (Co-Presenter). Published in Cost Engineering Magazine March/April 2012



Daniel Frondorf, CPE, CDT

Lead Estimator

President – DGFrondorf (A Partner Firm of JACEA)

Summary

Daniel Frondorf has over 20 years of relevant construction estimating experience. Mr. Frondorf's role as Lead Estimator has provided valuable budget and cost estimating expertise to a wide range of projects including water and waste water. He provides hands on project leadership through all aspects of cost estimating services. Daniel's extensive experience as a Certified Professional Estimator are a vital part to JACEA's cost estimating team.

Experience

Daniel has specialized in civil-sitework, earthwork and grading analysis, scope review, and bid preparation for contractors, pre-construction estimating and budgeting for construction managers, owners, and design firms. Mr. Frondorf is a continuous educator of cost estimating, including as an Adjunct Professor at the University of Cincinnati instructing in the College of Engineering and Applied Sciences, the Construction Estimating Institute and Half Moon Seminars. His knowledge and skills as a Certified Professional Estimator have made him an asset to many organizations in establishing realistic and accurate construction costs. Daniel has been an integral part of estimating construction costs on projects ranging from \$1M to over \$500MM. Mr. Frondorf has experience in a variety of project types, including water and waste water construction.

He served as one of the founding members of the Consulting Estimators Round Table (CERT) established in 2011 and has remained a board member of this organization. He is also the former President and current Vice President for the American Society of Professional Estimators (ASPE).

Education and Credentials

Cincinnati Technical College, Associates Degree in Applied Science, Civil Engineering Technology, August 1990

Construction Estimating Institute, Sarasota, Florida

University of Wisconsin, Civil Engineering and Urban Planning

Northern Kentucky University, Construction Management.

Certified Professional Estimator (CPE)

Construction Document Technician (CDT)

Author of several estimating related articles published in Estimating Today and Design Cost Data magazines; publication dates 2010 - 2016

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)



12. NAME Lori Thompson, CCP-A	13. ROLE IN THIS CONTRACT Planner Anti-terrorism / Force Protection	11. YEARS EXPERIENCE	
		a. TOTAL 22	b. WITH CURRENT FIRM 21
15. FIRM NAME AND LOCATION (City and State) Standing Stone Consulting, Inc. Huntingdon, PA			
16. EDUCATION (DEGREE AND SPECIALIZATION)		17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) Certified Advanced CPTED Practitioner	
18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.) International Crime Prevention Through Environmental Design (CPTED) Association Society of American Military Engineers (SAME)			

19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	Keller Army Community Hospital West Point, New York	PROFESSIONAL SERVICES 2012	CONSTRUCTION (If Applicable) NA
a.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	Standing Stone provided Keller Army Community Hospital (KACH), a Security Standards Evaluation as well as a futures security projection analysis to enable KACH to become a standalone secure facility in compliance with Department of Defense (DOD), Department of the Army (DA), Medical Command (MEDCOM), and Joint Commission Standards.		
	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	US Army Fort Drum Fort Drum, New York	PROFESSIONAL SERVICES 2008	CONSTRUCTION (If Applicable) Undetermined to Date
b.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	Standing Stone participated in the design development and a planning charrette to construct an underpass, redesign two access control points (ACP) and design a perimeter fence to provide a connection from the expanding Airfield Cantonment Area to the Main Cantonment Area. This task included the rebuilding / expansion of seven roads and a tank trail. In addition, intersections were reconfigured and signaling devices were designed into the new scheme.		
	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	Fort Indiantown Gap Battle Command Training Center Fort Indiantown Gap, PA	PROFESSIONAL SERVICES 2005	CONSTRUCTION (If Applicable) N/A
c.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	Provide Anti-terrorism-Force Protection planning services for the Area 6 Battalion Training Complex being newly constructed at Fort Indiantown Gap. The work included working with the Army and designers to ensure that DoD anti-terrorism and force protection requirements were met or exceed in the design and construction of this new training facility.		
	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	US Marine Base Quantico-MCAF Access Control Point D&D Quantico, Virginia	PROFESSIONAL SERVICES 2008	CONSTRUCTION (If Applicable) N/A
d.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	The team developed concept alternatives for the location of the primary access control point and future Gatehouse whose primary function will serve as both a Badging/Visitor Center as well as an Inspection Station. The designs were presented with accompanying pros and cons as they related to safety, security, AT/FP and emergency response capabilities. Additionally, the work included: improving the Level of Service on roads; improving gates, support facilities, and road improvements; realignment of the base entry road and inclusion of two inbound lanes for faster vehicle processing; site investigation survey to include demolition of MCAF hangars, pavements, utilities, lighting, site improvements, and landscaping and space requirements such as those necessary for the concept design space plans and elevations.		
	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	US Naval Academy Annapolis, Maryland	PROFESSIONAL SERVICES 2008	CONSTRUCTION (If Applicable) Undetermined to Date
e.	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	Provided anti-terrorism and force-protection analyses and mitigation planning for vulnerabilities to the Lower Yard and Bancroft Hall. Planning included mitigating vulnerabilities and controlling access to the Naval Academy, the Lower Yard and Bancroft Hall, with ever increasing layers of security.		



D. RELEVANT PROJECTS

Letterkenny Army Depot (LEAD): Chambersburg, PA Building 320 Upgrades, etc.

Project Owner: USACE, Letterkenny Army Depot

Point of Contact: Kelly Barnes, Chief, Engineering & Planning Division, 717-267-9554, kelly.r.barnes.civ@mail.mil

UpStreet Architects has a 5 year open ended agreement with Letterkenny Army Depot and coordinates a multi-disciplined team of 10 firms providing planning, architectural, environmental, engineering and force protection consultants. The current project consists of improvements to Building 320, a vehicle painting facility with associated offices and break rooms. The investment is anticipated to be the single opportunity to upgrade this 68,500 sf facility for the next 20 years. Work includes:

- Evaluation and documentation of existing conditions
- Assistance with scope development
- Locker room and restroom improvements
- Office reorganization and adding new hard walls in reconfigured office space
- Hazardous material abatement
- Upgrades to Breakroom casework and finishes
- Interior finish updates
- Painting of high bay areas and safety zones
- Replacement of overhead doors
- Flat roof replacement and fall protection
- MEP System upgrades including electrical and mechanical systems
- Cost Estimating
- Professional Services conducted between 2018-2019; Construction to begin in 2020

Other current work at LEAD include modifications to Building 397:

- Replacement of metal wall and roof panels
- New Toilet Room construction
- Concrete Floor overlay and raising of overhead doors

Future work at LEAD includes master planning and analysis of Stand Alone Facilities located outside the security perimeter and development of a plan to relocate select operations inside the perimeter and/or initiate force protection strategies for those facilities which will remain. Other projects are yet to be discussed. The Open Ended agreement ends in October 2023.

Other projects on the Base which have been previously completed as the architectural consultant to HF Lenz Company:

- Bldg 1 – Restroom modifications, Secure space, Finishes.
- Bldg S397 – Toilet Room and Office renovations, Enclosure upgrades, Roof replacement.
- Bldg 3 – Reception and Training Room space reconfiguration: Relevancy: occupied while performing work, office space reconfiguration, high bay space, Break Room improvements, Restroom renovations.
- Bldg 10 – Commander’s Bldg Façade upgrade: Renovations to entrance of the commanders building, reception, conference and office renovation.
- Bldg 12 – Toilet room and office revisions.
- Recreation Area Activity Center – renovate and expand existing recreation area facility.
- Bldg S234 – Post Cafeteria renovation and expansion.
- Bldg S330 – Enclosure, renovations and upgrades for work space or storage options.
- Bldg S331 – Enclosure, renovations and upgrades for work space or storage options.
- Bldg 349 – Roof Replacement.
- Bldg 350 – Office Additions to second story, Locker Room upgrades, Window replacements.

Relevance to this Contract:

- 5 Year Open Ended Contract
- Experience with government facilities, master planning and force protection strategies
- Multi-Disciplined Consultant Coordination
- Assistance with scope development
- Improvements to offices, support areas and high bay operations
- Architectural Design
- Renovation Projects



Clearfield Readiness Center: Clearfield, PA Construction/Renovations

Project Owner: DGS/Military and Veterans Affairs

Point of Contact: Matthew A. Dubovecky, E.I.T., Project Manager, DMVA-BCME, 814-533-2466 office, 717-507-9517 mobile

UpStreet Architects has an agreement with the Department of Government Services and coordinates a multi-disciplined team of 6 firms providing historic preservation, architectural, engineering, landscaping, cost estimating, geotechnical, and force protection consultants. The project consists of improvements to a former Field Maintenance Shop, which is currently a Readiness Center, including renovation to offices, mess hall with kitchen, storage, locker rooms, restrooms, classroom, and physical fitness area. The investment is anticipated to be the single opportunity to upgrade this 49,760 sf facility for the next 20 years. Work includes:

- Site and Existing Conditions investigation
- Utility Services investigation
- Kitchen Equipment and Food Service
- Hazardous material abatement
- Security Design
- Fire and Smoke Protection Design
- Historic Preservation Consultation and Design
- Acoustical and Audiovisual Consultation and Design
- Accessible Platform Lift Consultation and Design
- Interior Design, Space Planning, Finishes, Signage
- MEP System upgrades including electrical and mechanical systems
- Cost Estimating

Relevance to this Contract:

- Experience with government facilities, renovation
- Multi-Disciplined Consultant Coordination
- Assistance with scope development
- Improvements to offices and support areas
- Architectural Design
- Renovation Project
- Security Upgrades



Goddard State Park: New Vernon Township, PA, Mercer County New Building

Project Owner: DGS / Department of Conservation and Natural Resources

Point of Contact: Mark Scarpitti, Park Manager Goddard State Park

724-253-4833 office

UpStreet Architects has been selected and are negotiating the scope and agreement with the Department of Government Services to coordinate a multi-disciplined team of 5 firms providing architectural, engineering, historic preservation, cost estimating, and geotechnical. The project consists of demolition of existing buildings and design and construction of new facilities including concessions, boat maintenance, restrooms, parking, and landscaping at an existing marina in the park. The buildings are currently condemned and unable to be used. The investment is anticipated to provide a new 2,000-3,000sf building, vehicle access, new fuel tank and outdoor enhancements. Work includes:

- Site and Existing Conditions investigation
- Utility Services investigation
- Hazardous material abatement
- Below Ground Fuel Tank Removal
- New Above Grade Fuel Tank Installation
- New Restroom Facilities
- Interior Design, Space Planning, Finishes, Signage
- MEP System upgrades including electrical and mechanical systems and PV investigation
- Cost Estimating

Relevance to this Contract:

- Experience with government facilities, renovation and new construction
- Multi-Disciplined Consultant Coordination
- Assistance with scope development
- Architectural Design
- Renovation Project



YMCA of Indiana County Gymnasium addition and Miracle League Field Gateway and Donor Wall: Indiana, PA

Work with the YMCA represents a long term working relationship dating back to a pavilion built in 1985. Since that time, we have designed a 14,000 s.f. Gymnasium (2003), a fitness center expansion, a 'Head Start' classroom, locker room improvements, lobby expansion, pool renovations, ADA restroom, a 'Miracle Field' and a fully accessible playground. All projects were coordinated with current operations to keep the facilities open during the construction. In 2014, the gateway entrance and donor wall were added when the Miracle League Field was constructed. The Miracle League construction was a community effort that included funding from the Pittsburgh Pirates. The Gateway entrance and donor wall were constructed by the local Vo-tech. Currently we are working on a major expansion consisting of a new performance pool, and expanded fitness center, additional classrooms, additional administrative areas, expanded parking and other site improvements with a budget of \$3.5M. Architect of Record: Thomas R. Harley Architects, LLC
Contact: Eric Neal, Chief Executive Director, 724-463-9622, ericneal@icymca



Cambria County Association for the Blind and Handicapped: Johnstown, PA

When a diversification of the manufacturing process for the Cambria County Association for the Blind and Handicapped (CCABH) occurred, an addition and renovation of their facilities was required. Their mission is to foster their employees and manufacture high quality products. Our office along with the lead consultant worked with CCABH's staff and employees to provide a comprehensive approach to improve work flow/production, enhance employee support spaces and reduce energy costs. The existing 60,000sf and the 50,000 sf 2-story addition were configured to accommodate current and future needs of the organization in all areas including site and parking design, exteriors to unify the buildings, and interiors with special attention to the specific employee needs including color selection, craftsmanship and installation methods. Implementation of the accessibility to the building was approached as universal design not special design. The mission of CCABH includes assisting handicapped persons to learn to function in real world environments. The construction phasing was developed to minimize manufacturing disruption and maintain employee safety.



Construction Cost: \$18M

Before



After



Cambria County Association for the Blind and Handicapped Addition and Expansion: Ebensburg, PA

Point of Contact: Tara Bosserman, 814-536-3531, tbosserman@ccabh.com

UpStreet Architects provided architectural services for the 52,000 sq.ft. addition to the existing 162,000 sq.ft. Cambria County Association for the Blind and Handicapped facility in Ebensburg, PA. The Ebensburg facility expansion follows design and construction of a similar expansion to their Johnstown manufacturing and headquarter office areas, where their facility was doubled. CCABH employs disabled persons in the manufacturing of hooks for the mining and solar industries worldwide, PennDOT vests and other safety gear. In addition to accommodating the manufacturing processes, every detail of the design is directed toward the supportive needs of the employees. Rehabilitation services are provided on-site. Employees receive training for life skills, socialization opportunities and counseling. Finishes are of particular importance and include specific paint colors, contrasting colors, durability, attractive wall protection, and easy maintenance flooring, The services included schematic options for material handling improvements, shipping flow and employee support. Our services were provided as a consultant to H. F. Lenz Company.

Relevance to this Contract:

- Architectural Design
- Rehabilitation Project
- MEP Systems Integration
- Accessibility Integration
- Structural Analysis and Repairs
- Energy Efficiency
- Finish selections for specific client needs
- Phasing Plan for Occupancy during construction

Design includes the following:

- Equipment layout on the manufacturing floor for industrial processes
- Loading dock, packing and distribution facility
- Employee Lunchroom, prep kitchen and training kitchen for the employees to learn how to prepare meals at home
- Restrooms and locker rooms
- Physical rehabilitation, Nurse area and Fitness Rooms
- Sales and Corporate offices
- Drop off canopy and welcome areas
- Interior finishes and colors selected for vision-impaired persons
- Integration with existing construction
- Phasing construction for facility to remain in operation





Pennsylvania National Guard

Fort Indiantown Gap, Annville, Pennsylvania

NEW YOUTH CHALLENGE BUILDING

The National Guard Youth Challenge Program (NGYCP) was established in 1993 to assist young men and women between the ages of 16-18 years old who are having trouble completing traditional high school. The program is funded by the National Guard.

H.F. Lenz Company is currently providing the MEP/FP engineering services for a new 14,400 GSF multi-purpose facility to provide students an area for dining, physical fitness training, recreational sports and activities, and a large assembly area for student graduations. Additionally, there will be two multimedia enabled classrooms for academics and extracurricular activities. The building will include the following spaces:

- › **Male and female restrooms**
- › Large multipurpose area
- › Two smaller multipurpose areas
- › Kitchen
- › Classroom space
- › Medical support area
- › Storage
- › Mechanical/electrical room

For this type of a multi-use space, the MEP systems must be flexible and able to accommodate the varying uses. The design includes AHUs with DX cooling/gas-fired/energy recovery for the multipurpose areas, for the medical clinic and for the classroom, dining, bathrooms, and storage area.

Bollard LED lights are being utilized to illuminate walkways and access points to the new facility. The exterior lighting systems were designed to minimize energy consumption, reduce maintenance costs, and improve light quality at the lowest life cycle costs.

The design is currently underway and is being developed with Core and Cluster Groups.

Estimated Construction Cost: \$4 million.



Pennsylvania Army National Guard

Pittsburgh, Pennsylvania

CRANE READINESS CENTER REHABILITATION

H.F. Lenz Company provided the mechanical, electrical, plumbing, fire protection, communications and civil engineering services for the renovation of the Crane Readiness Center which houses 250 soldiers of the 128th Brigade Support Battalion, PA Army National Guard.

The existing facility was a 26,700 sq.ft., two-story Reserve Center of permanent masonry type construction, brick and concrete block units with concrete floors, and a built-up or membrane roof system. The scope of work for the project included:

- › **Restroom rehabilitation/installation of low-flow fixtures**
- › **American with Disabilities Act compliance upgrades**
- › **Code compliance upgrades**
- › Construction of a 3,000 to 5,000 sq.ft. heated storage building equipped with supply caging
- › HVAC & electrical system evaluation and improvements
- › Emergency generator supporting up to 35% of facility's load requirements
- › Elevator installation
- › Parking lot lighting
- › Roof replacement
- › Bituminous pavement demolition/replacement/expansion
- › Chain-link fencing and gates
- › Exterior lighting
- › Antiterrorism/force protection requirements around the perimeter of the property
- › Masonry re-pointing

Several rooms were remodeled for new programming needs to include architectural, electrical, IT and HVAC improvements.

This facility also houses a weapons vault which will be equipped with an electronic Entrance Security System (ESS).

Construction on the \$2,200,000 was completed in 2015.





Pennsylvania Army National Guard

New Castle, Pennsylvania

NEW CASTLE READINESS CENTER REHABILITATION

The New Castle Readiness Center consisted of two, two-story wings of the building with a one-story Maintenance Shop/Drill Hall which connects the two. The building is masonry type construction with stone, brick, and concrete block. Outside supporting facilities include military and privately-owned vehicle parking, fencing, sidewalks, access roads, and storage buildings as well as a vehicle maintenance facility.

This project was focused on the Readiness Center or the main building. The size of the existing facility was approximately 23,000 sq. ft. The facility houses approximately 120 soldiers from the 107th Field Artillery Battalion for the Pennsylvania Army National Guard. The original building was constructed in 1938 and housed the Calvary Units, which included administrative offices, stables, and a riding hall, which is now the Drill Hall.

The rehabilitation scope of work included:

- › HVAC renovations include replacement of the steam heating system with hot water, adding air conditioning to the Administration Wing, Rear Wing, and the existing classroom which is part of the Drill Hall, **toilet room and locker room exhaust upgrades**, and a kitchen exhaust and make-up air system.
- › The plumbing scope of work includes replacing water heaters, providing a new domestic water service and piping, updating the sanitary sewer and vent piping, modifying the natural gas service and piping to accommodate the increased loads, **renovations to the toilet rooms and shower rooms throughout the building**, and providing new roof drains.
- › Electrical upgrades consisting of new electrical service, new distribution equipment and panelboards throughout. New lighting and receptacle layouts are also included as part of the renovation. Fire alarm system and emergency lighting will be updated throughout the building, and a connection for a future generator will be incorporated into the design.

Construction on the \$2,511,000 was completed in 2018.



Letterkenny Army Depot

Chambersburg, Pennsylvania

RESTROOM / LOCKER ROOM RENOVATIONS

Completed as a task order under an Architect-Engineer Indefinite Delivery Contract, H.F. Lenz Company provided the multi-discipline design services for the renovation and upgrades to locker rooms and restrooms in Buildings 320, 350, & 370.

One of the project goals was to strengthen environmental and energy management by reducing energy and water consumption and reducing toxic or hazardous chemical usage. All work was done in compliance with ADA and ABA requirements as well as with all other building codes.

The Scope of Work included:

- › Reconfiguration of toilet stalls and urinal stalls to comply with ADA Standards
- › New wall-hung ADA compliant vanities with lavatory
- › Replace recessed light fixtures with LED fixtures
- › Install new flooring
- › Replace exhaust fans with new energy efficient exhaust fans
- › New electric heaters with self-contained thermostats
- › New ADA compliant shower compartments in some restrooms
- › New floor drains with inline floor drain trap sealers
- › New fiberglass reinforced panels (FRP) wall covering
- › New water heaters in new storage closets
- › Provide required bathroom accessories (paper towel and soap dispensers, trash receptacles, room deodorizers, etc.)

The project was phased to allow for half of the restrooms to remain operational during construction to support the building's occupants.





Pennsylvania State Capitol Complex

Harrisburg, Pennsylvania

RESTROOM & PLUMBING SYSTEM RENOVATIONS

H.F. Lenz Company was the Prime Consultant for this project that involved **renovating all of the restrooms and replacing all of the plumbing systems** in the 600,000 sq. ft. Pennsylvania State Capitol building.

The project was phased with the work being completed one floor at a time. All adjacent areas were fully occupied during the renovations. The project was completed in coordination with other projects including life safety upgrades and HVAC system replacement.

Project features included:

- › The **restroom renovations** included restoring many of the toilet rooms historically and designing the toilet rooms to meet ADA Accessibility Guidelines
- › A second water service to the building was provided for redundancy
- › Two new duplex domestic water booster pumping packages installed in the sub-basement
- › New domestic cold water distribution system
- › Domestic hot water supplied by new high and low zone steam-fired domestic water heaters
- › New domestic hot water recirculation pumps
- › New plumbing fixtures are commercial grade wall-hung vitreous china water closets, urinals, and lavatories
- › A new drinking water system supplied by a new chiller located in the sub-basement

Other components of the project included the following:

- Repairing plazas
- Restoration of historic exterior lighting
- Prevention of water damage by installing moisture sensors and drip pans
- Replacement of steam piping

Construction Cost: \$7,500,000

Department of Defense Facilities

U.S. ARMY CORPS OF ENGINEERS, BALTIMORE

ARMY RESERVE AVIATION FACILITY *Johnstown, Pennsylvania*

- › New 120,000 sq.ft. multi-building complex including an armed forces reserve center and an aviation maintenance shop

ARMY RESERVE CENTER *Beckley, West Virginia*

- › New 300-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Morgantown, West Virginia*

- › New 300-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Wheeling, West Virginia*

- › New 284-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Rainelle, West Virginia*

- › New 200-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Weirton, West Virginia*

- › New 200-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Brownsville, Pennsylvania*

- › New 200-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Johnstown, Pennsylvania*

- › New 200-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Kingwood, West Virginia*

- › Maintenance shop

ARMY RESERVE CENTER *Grantsville, West Virginia*

- › New 100-member reserve center with training building and maintenance shop

ARMY RESERVE CENTER *Elkins, West Virginia*

- › New 60-member reserve centers with training building and maintenance shop





MORLOCK ARMY RESERVE CENTER *Pittsburgh, Pennsylvania*

- › HVAC modifications

COPELY ARMY RESERVE CENTER *Oil City, Pennsylvania*

- › Boiler addition

STEELE ARMY RESERVE CENTER *Pittsburgh, Pennsylvania*

- › Complete HVAC system replacement

CAMP DAWSON *Kingwood, West Virginia*

- › Three new billeting facilities

LETTERKENNY ARMY DEPOT *Chambersburg, Pennsylvania*

- › Six indefinite-delivery contracts for mechanical, electrical, civil, and structural engineering and surveying services

FORT RICHIE *Fort Ritchie, Maryland*

- › Two indefinite-delivery contracts for mechanical, electrical, civil, and structural engineering and surveying services

AMMUNITION PLANT *Scranton, Pennsylvania*

- › Upgrade lighting system in production shop

911 AIRLIFT GROUP, GREATER PITTSBURGH INTERNATIONAL AIRPORT *Pittsburgh, Pennsylvania*

- › Study and design of new Base Civil Engineer Facility
- › Indefinite delivery contract for architectural and engineering services



U.S. ARMY CORPS OF ENGINEERS, NORFOLK

WALTER REED ARMY MEDICAL CENTER *Washington, D.C.*

- › Building 14, Parking Garage Repairs
- › Renovation and upgrade to Building 12, Provost Marshal's Facility
- › Repair and upgrade of the main steam distribution system from the Garrison's Steam Plant, Building 15

U.S. ARMY CORPS OF ENGINEERS, PHILADELPHIA

PHILADELPHIA, PENNSYLVANIA

- › Tenant fit-up

PA DEPARTMENT OF MILITARY AFFAIRS

FORD CITY ARMORY *Ford City, Pennsylvania*

- › New 24,400 sq.ft. training center with classrooms and kitchen/dining facilities





NAVAL FACILITIES ENGINEERING COMMAND (NAVFAC), NORTHERN DIVISION

NAVAL AIR STATION *Lakehurst, New Jersey*

- › Air conditioning tune-up study

NAVAL SHIP PARTS CONTROL CENTER *Mechanicsburg, Pennsylvania*

- › Administrative facility improvements

NAVAL FACILITIES ENGINEERING COMMAND (NAVFAC), CHESAPEAKE & ATLANTIC DIVISION

NAVAL RESEARCH LABORATORY *Washington, D.C.*

- › Three indefinite delivery contracts for mechanical, electrical, and structural engineering services (Chesapeake Division)

OCEANA NAVAL STATION *Virginia Beach, Virginia*

- › Energy monitoring and control system
- › Boiler plant modifications (Atlantic Division)



NAVAL FACILITIES ENGINEERING COMMAND (NAVFAC), SOUTHEAST DIVISION

P-8A INTEGRATED SIMULATION/TRAINING CENTER *Jacksonville, Florida*

- › New \$42.5 million, 165,000 sq.ft. operational training facility for a new Multi-Mission Maritime Aircraft (MMA)/P8-A located at the Naval Air Station; Project goal is LEED Gold

DEPARTMENT OF GENERAL SERVICES

PENNSYLVANIA NATIONAL GUARD *Johnstown, Pennsylvania*

- › New 23,560 sq.ft. Regional Maintenance Facility

PENNSYLVANIA ARMY NATIONAL GUARD, 128TH BRIGADE SUPPORT BATTALION

- › Renovation of the 26,700 sq.ft. Crane Readiness Center which houses 250 soldiers

PENNSYLVANIA ARMY NATIONAL GUARD, 107TH FIELD ARTILLERY BATTALION

- › Rehabilitation of 23,000 sq.ft. New Castle Readiness Center which houses approximately 120 soldiers





E. PROJECT APPROACH



PROJECT APPROACH

Our project approach to this project is based on the RFP and the understanding that the project will be in two phases. Our consultants were selected because of their ability to provide comprehensive professional services to the State of West Virginia. Their expertise will enable us to make recommendations quickly. The key issues and potential risks will be identified and further investigation will depend on additional information and a site visit.

UpStreet Architects, Inc., has teamed with H.F. Lenz on numerous new construction and renovation projects. We have successfully completed over 175 projects together over the past 37 years, including several projects for Letterkenny Army Depot and the Baltimore Corps of Engineers. Through this experience our firms have established an open and collaborative environment and developed project management procedures to maintain quality and cost control. Together, we have been responsible for the evaluation, preservation, restoration, stabilization, and adaptive reuse of over ten million square feet of structures. Many of these projects have involved substantial renovations and integration of highly efficient, environmentally friendly systems into existing buildings, repair and replacement with compatible finishes, creating accessibility, designing communications and wire management systems, and providing optimum life safety in both fire protection and smoke control. Our building renovation experience includes projects for both government agencies and private sector building owners.

Standing Stone Consulting is a team member on our Letterkenny IDC and the Clearfield Readiness Center and will provide consulting and design of force protection and security features during all phases of design. Their consulting expertise will ensure that current military regulations are applied to the design decisions from the beginning of discussions. They will review and integrate existing threat assessment into design considerations.

Once awarded the project and completion of negotiations, we will enter into the standard agreements and update our registrations as needed. Our subcontracts will be formalized and we will ensure our M/W/SBE are recognized.

We will request any existing documentation be provided if not already received during contract negotiations, including existing drawings, test reports, environmental studies, force protection assessment, master plans, occupancy approvals, sewage maintenance records, and a description of an average monthly facility activity schedule. Our team will review the documentation in preparation for the kick off meeting. Documentation, which is not available or is not sufficient, will be brought to the attention of the Department

and Facility representatives. At the First Meeting, we will come prepared with questions, recommendations for actions and a critical path schedule. We will also focus on the facility and user needs. Interviews and discussions with the staff and maintenance personnel, examination of the site in detail, and understanding the operations and occupancy schedules will be the basis for the design, making decisions and establishing priorities. Our process will be to understand the user needs now and projected, adjacencies, flow and numbers of people, and operations and services provided.

Subsequently, the site will be evaluated including geotechnical investigations to inform the design. The team members will be tasked with researching and providing input on the design including code compliance, accessibility, utility availability, local permits, energy efficiency, force protection strategies, and spatial needs. The ability of the design to meet the function and purpose of its occupants will be considered including code & regulation compliance, and budget. The findings will be reported to the Department and Facility. A revised preliminary scope will be presented for discussion and approval. By analyzing the conditions prior to proceeding with design, expectations and budget can be managed and comprehensive solutions can be found.

At this point, concept designs for Phase 1 can proceed as required. We will review various alternates with regard to overall user needs, cost effectiveness, energy efficiency, system reliability, maintenance efficiency, and other prioritized issues. For each of these alternates, we will prepare concept design sketches for review. These designs will be to provide a design that is 35% complete and adequate for initial budgeting and creating an image.

We understand this partial design will be part of an effort used by the Agency to secure funding for the final design and construction. Once funding is secured for Phase 2, the project will be reviewed, verified for continuation, and adjusted as required.

Following authorization to begin Phase 2 and with direction for a design path, we will proceed with the Schematic Design Submission where the designs will be hardlined and detailed specifications can begin. The drawings can be circulated to the team for discussions with the authorities having jurisdiction. Outcomes will be reported to the Department and the Facility and any Additional Services will be requested. Team members will provide input on the design solutions. The budget will be reviewed at this milestone.



The Design Development Submission will be a further elaboration on the drawing notes and details. Specifications will be enhanced with a list of products and quality standards. We will review the cost estimate of the overall project. Outreach to the authorities will be made for any outstanding preliminary issues. The details of the Phasing Plan will be implemented.

Prior to the final Construction Document Phase, the drawings and specifications will be completed to a high level of detail for review. Statements of probable construction cost will be elaborated in detail. All previous comments will be addressed. All documentation to the authorities will be finalized and ready for submission.

The Construction Document Submission will incorporate all comments from the Facility, the Department and authorities. Approvals from the local utilities, local Planning Commission and Building Permit will be presented to the Department. The Final Statement of Probable Construction Cost will be presented. The project will have met the expectations established early in the process and the project will be ready for Bidding.

During the Bidding Period, we will provide Construction Procurement Services including attendance at a Pre-Construction Conferences.

Construction Contract Administration Services will be provided including but not limited to: Project Correspondence, Job Conferences, meeting minutes, answering RFI's, schedules, testing, submittals, Applications for Payment, Change Orders, Extensions of Time, Punch List, Substantial Completion and Final Inspection. We will facilitate inspections during construction. Operation and Maintenance Manual review will be conducted at the project's completion. Record Drawings will be provided to the Department, if needed.

At each phase, we will provide the required documentation, prints and copies, meeting attendance, and written responses to comments. We will follow the guidelines and procedures established by The Purchasing Division.

To summarize, it is our plan to have early and frequent communications with The Purchasing Division and the Facility to define a scope and approach that best suits the needs of the User and the State as follows:

- *Understand the goals of the project:* Learn the user's preferences
- *Examine the site:* Look for issues that are not on the scope but should be addressed or incorporated into design solutions
- *Analyze the Risks:* Select consultants with the expertise to navigate the issue
- *Evaluate budgets:* Early and often
- *Prioritize goals:* Re-assess with the information in hand
- *Follow procedures:* Learn the agency's process, meet schedules and communicate
- *Design:* Provide integrated and comprehensive solutions
- *Quality documents:* Produce drawings and specifications that clearly convey intent and can be enforced



F. CERTIFICATIONS



ALLAN L. MCVEY
CABINET SECRETARY

STATE OF WEST VIRGINIA
DEPARTMENT OF ADMINISTRATION
PURCHASING DIVISION
2019 WASHINGTON STREET, EAST
CHARLESTON, WEST VIRGINIA 25305-0130

W. MICHAEL SHEETS
DIRECTOR

April 15, 2020

UpStreet Architects, Inc.
541 Philadelphia ST
Indiana, PA 15701-3917

Ms. Hauge:

This is to notify you that your Small, Women-, and Minority-Owned Businesses (SWAM) Certification Application has been approved on the basis of your representations that the vendor named above meets the definition of a Small, Women-, and Minority-Owned Businesses as set forth in the *West Virginia Code of State Rules* 148-22-1 et seq. This certification becomes effective:

4/15/2020

And shall automatically expire without notice two years after the effective date unless revoked by the Purchasing Director or upon expiration pursuant to the *West Virginia Code of State Rules* 148-22-8. The type(s) of Small, Women-, and Minority-Owned Businesses (SWAM) Certification approved for your entity:

Small Business Women Owned Business

To maintain certification without lapse, a certified business shall apply to renew its certification at least 60 days prior to the end of the two-year certification period. Complete renewal instructions, recertification forms, and a list of all SWAM Certified entities are available online at www.state.wv.us/admin/purchase/VendorReg.html.

If you have questions, please contact the West Virginia Purchasing Division at 304-558-2306.

Sincerely,

A handwritten signature in blue ink that reads "Lu Anne Cottrill".

Lu Anne Cottrill
Assisting Registration Coordinator

NOTICE OF SMALL BUSINESS SELF-CERTIFICATION



The Department is pleased to announce that

UPSTREET ARCHITECTS INC

has successfully completed the Pennsylvania Department of General Services' process for self-certification as a small business under the Commonwealth's Small Business Contracting Program, with the following designation:

BUSINESS TYPE(s):

Building Design Services

CERTIFICATION NUMBER: **354200-2019-11-SB**

CERTIFICATION TYPE: **SMALL BUSINESS**

ISSUE DATE: **11/27/2019**

EXPIRATION DATE: **11/27/2021**

RECERTIFIED DATE:

A handwritten signature in black ink that reads "Kerry L. Kirkland". The signature is written in a cursive, flowing style.

Kerry L. Kirkland, Deputy Secretary
Bureau of Diversity, Inclusion & Small Business Opportunities

**NOTICE OF SMALL BUSINESS SELF-CERTIFICATION
AND SMALL DIVERSE BUSINESS VERIFICATION**



The Department is pleased to announce that
UPSTREET ARCHITECTS INC

has successfully completed the Pennsylvania Department of General Services' process for self-certification as a small business under the Commonwealth's Small Business Contracting Program, and is verified as a Small Diverse Business with the following designation(s):

BUSINESS TYPE(s):

Building Design Services

CERTIFICATION NUMBER: **354200-2019-11-SB-W**

CERTIFICATION TYPE: **SMALL DIVERSE BUSINESS**

ISSUE DATE: **11/27/2019**

EXPIRATION DATE: **11/27/2021**

RECERTIFIED DATE:

A handwritten signature in black ink that reads "Kerry L. Kirkland". The signature is written in a cursive style with a large, looped 'K' and 'L'.

Kerry L. Kirkland, Deputy Secretary
Bureau of Diversity, Inclusion & Small Business Opportunities



WOMEN'S BUSINESS ENTERPRISE
NATIONAL COUNCIL

JOIN FORCES. SUCCEED TOGETHER.

**HEREBY GRANTS
WOMAN OWNED SMALL BUSINESS (WOSB) CERTIFICATION TO**

UpStreet Architects, Inc. DBA NA

The identified small business is an eligible WOSB for the WOSB Program, as set forth in 13 C.F.R. part 127 and has been certified as such by an SBA approved Third Party Certifier pursuant to the Third Party Agreement, dated June 30, 2011, and available at www.sba.gov/wosb.

The WOSB Certification expires on the date herein unless there is a change in the SBA's regulation that makes the WOSB ineligible or there is a change in the WOSB that makes the WOSB ineligible. If either occurs, this WOSB Certification is immediately invalid. The WOSB must not misrepresent its certification status to any other party, including any local or State government or contracting official or the Federal government or any of its contracting officials.

NAICS: 541310 UNSPSC: 95120000
Certification Number: WOSB171966
Expiration Date: September 27, 2021



Elizabeth M. Walsh, Women's Business Enterprise Center
- East President

Pamela Prince-Eason, WBENC President & CEO

Laura Taylor, WBENC Vice President



G. SIGNED FORMS



Department of Administration
 Purchasing Division
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

State of West Virginia
 Centralized Expression of Interest
 Architect/Engr

Proc Folder: 854626			Reason for Modification:
Doc Description: EOI- Wheeling AASF2-Shower-Restroom Renovation Design			
Proc Type: Central Purchase Order			
Date Issued	Solicitation Closes	Solicitation No	Version
2021-03-11	2021-03-31 13:30	CEOI 0603 ADJ2100000010	1

BID RECEIVING LOCATION

BID CLERK
 DEPARTMENT OF ADMINISTRATION
 PURCHASING DIVISION
 2019 WASHINGTON ST E
 CHARLESTON WV 25305
 US

VENDOR

Vendor Customer Code: VS 0000021830
Vendor Name : UpStreet Architects, Inc.
Address : 541 Philadelphia Street
Street :
City : Indiana
State : PA **Country :** USA **Zip :** 15701
Principal Contact : Karen L. Welsh
Vendor Contact Phone: 724-349-3601 **Extension:** 110

FOR INFORMATION CONTACT THE BUYER
 David H Pauline
 304-558-0067
 david.h.pauline@wv.gov

Vendor Signature X  **FEIN#** 23-2922545 **DATE** 03/31/2021

All offers subject to all terms and conditions contained in this solicitation

DESIGNATED CONTACT: Vendor appoints the individual identified in this Section as the Contract Administrator and the initial point of contact for matters relating to this Contract.

Thomas R, Harley, RA, Secretary

(Name, Title)
Thomas R. Harley, RA, Secretary

(Printed Name and Title)
541 Philadelphia Street Indiana, PA 15701

(Address)
724-349-3601 / 724-349-5779

(Phone Number) / (Fax Number)
tharley@trharchitects.com

(email address)

CERTIFICATION AND SIGNATURE: By signing below, or submitting documentation through wvOASIS, I certify that I have reviewed this Solicitation in its entirety; that I understand the requirements, terms and conditions, and other information contained herein; that this bid, offer or proposal constitutes an offer to the State that cannot be unilaterally withdrawn; that the product or service proposed meets the mandatory requirements contained in the Solicitation for that product or service, unless otherwise stated herein; that the Vendor accepts the terms and conditions contained in the Solicitation, unless otherwise stated 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.

UpStreet Architects, Inc.

(Company)


(Authorized Signature) (Representative Name, Title)
Thomas R. Harley, RA, Secretary

(Printed Name and Title of Authorized Representative)
03/31/2021

(Date)
724-349-3601 / 724-349-5779

(Phone Number) (Fax Number)

STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

CONSTRUCTION CONTRACTS: Under W. Va. Code § 5-22-1(i), the contracting public entity shall not award a construction contract to any bidder that is known to be in default on any monetary obligation owed to the state or a political subdivision of the state, including, but not limited to, obligations related to payroll taxes, property taxes, sales and use taxes, fire service fees, or other fines or fees.

ALL CONTRACTS: 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: (1) for construction contracts, the vendor is not in default on any monetary obligation owed to the state or a political subdivision of the state, and (2) for all other contracts, 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: UP STREET ARCHITECTS

Authorized Signature: [Signature] SEC Date: 3/30/21

State of Pennsylvania

County of Indiana, to-wit:

Taken, subscribed, and sworn to before me this 30th day of March, 2021

My Commission expires May 16, 2025

AFFIX SEAL HERE

Commonwealth of Pennsylvania - Notary Seal
TANYA L HODAK - Notary Public
White Twp, Indiana County County
My Commission Expires May 16, 2025
Commission Number 1275445

NOTARY PUBLIC Tanya L Hodak