



The following documentation is an electronically-submitted vendor response to an advertised solicitation from the *West Virginia Purchasing Bulletin* within the Vendor Self-Service portal at wvOASIS.gov. As part of the State of West Virginia's procurement process, and to maintain the transparency of the bid-opening process, this documentation submitted online is publicly posted by the West Virginia Purchasing Division at WVPurchasing.gov with any other vendor responses to this solicitation submitted to the Purchasing Division in hard copy format.

Header 1

List View

General Information | Contact | Default Values | Discount | Document Information | Clarification Request

Procurement Folder: 956160

Procurement Type: Central Contract - Fixed Amt

Vendor ID: VS0000000330

Legal Name: WDP & ASSOCIATES CONSULTING ENGINEERS INC

Alias/DBA:

Total Bid: \$0.00

Response Date: 11/16/2021

Response Time: 13:28

Responded By User ID: leylascott

First Name: Leyla

Last Name: Scott

Email: LScott@wdpa.com

Phone: 703-257-9280

SO Doc Code: CEOI

SO Dept: 0211

SO Doc ID: GSD2200000003

Published Date: 11/8/21

Close Date: 11/16/21

Close Time: 13:30

Status: Closed

Solicitation Description: Add. No. 1 EOI: Supreme Court Chamber Ceiling

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: 956160
Solicitation Description: Add. No. 1 EOI: Supreme Court Chamber Ceiling
Proc Type: Central Contract - Fixed Amt

Solicitation Closes	Solicitation Response	Version
2021-11-16 13:30	SR 0211 ESR11162100000003072	1

VENDOR
 VS0000000330
 WDP & ASSOCIATES CONSULTING ENGINEERS INC

Solicitation Number: CEOI 0211 GSD2200000003
Total Bid: 0
Response Date: 2021-11-16
Response Time: 13:28:00
Comments:

FOR INFORMATION CONTACT THE BUYER
 Melissa Pettrey
 (304) 558-0094
 melissa.k.pettrey@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: Supreme Court Chamber Ceiling Evaluation and Repair				0.00

Comm Code	Manufacturer	Specification	Model #
81101508			

Commodity Line Comments:

Extended Description:

EOI: Supreme Court Chamber Ceiling Evaluation and Repair



Expression of Interest (EOI): State of West Virginia

SUPREME COURT CHAMBER CEILING EVALUATION AND REPAIR

Solicitation No: CEOI 0211 GSD2200000003

Due Date: November 16, 2021



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COVER LETTER

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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: 956160		Reason for Modification:	
Doc Description: Add. No. 1 EOI: Supreme Court Chamber Ceiling		Addendum No. 1	
Proc Type: Central Contract - Fixed Amt			
Date Issued	Solicitation Closes	Solicitation No	Version
2021-11-08	2021-11-16 13:30	CEOI 0211 GSD2200000003	2

BID RECEIVING LOCATION

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

VENDOR

Vendor Customer Code:

Vendor Name : WDP & Associates Consulting Engineers, Inc.

Address : 33 Summers Hospital Road

Street : Summers Hospital Road

City : Hinton

State : West Virginia **Country :** United States **Zip :** 25951

Principal Contact : Rex A. Cyphers, P.E., Principal, COO

Vendor Contact Phone: (304) 660-0400 **Extension:**

FOR INFORMATION CONTACT THE BUYER
 Melissa Pettrey
 (304) 558-0094
 melissa.k.pettrey@wv.gov

Vendor Signature X 

FEIN# 54-1763349 **DATE** 11/16/2021

ADDITIONAL INFORMATION

Addendum No. 1 is issued to publish and distribute the attached information to the vendor community.

Expression of Interest (EOI)

The Acquisitions and Contract Administration Section of the Purchasing Division ("Purchasing Division") is soliciting Expression(s) of Interest ("EOI" or "Bids") for the West Virginia Department of Administration, General Services Division ("Agency"), from qualified firms to provide historic architectural, engineering, and conservation services ("Vendors") per the specifications, bid requirements and terms and conditions as attached hereto.

INVOICE TO	SHIP TO
DEPARTMENT OF ADMINISTRATION GENERAL SERVICES DIVISION 112 CALIFORNIA AVENUE, 5TH FLOOR CHARLESTON WV 25305 US	DEPARTMENT OF ADMINISTRATION GENERAL SERVICES DIVISION BLDG 1 1900 KANAWHA BLVD E CHARLESTON WV 25305 US

Line	Comm Ln Desc	Qty	Unit Issue
1	EOI: Supreme Court Chamber Ceiling Evaluation and Repair		

Comm Code	Manufacturer	Specification	Model #
81101508			

Extended Description:

EOI: Supreme Court Chamber Ceiling Evaluation and Repair

SCHEDULE OF EVENTS

Line	Event	Event Date
1	Vendor Q&A by 3:00 PM	2021-11-05

SOLICITATION NUMBER: CEOI 0211 GSD2200000003
Addendum Number: 1

The purpose of this addendum is to modify the solicitation identified as (“Solicitation”) to reflect the change(s) identified and described below.

Applicable Addendum Category:

- Modify bid opening date and time
- Modify specifications of product or service being sought
- Attachment of vendor questions and responses
- Attachment of pre-bid sign-in sheet
- Correction of error
- Other

Description of Modification to Solicitation:

Addendum No. 1 is issued to provide the following information to vendors:

1. To provide an answer to the Technical Question submitted for the solicitation, per Attachment A.

Bid Opening remains November 16, 2021, by 1:30pm.

No other changes.

Additional Documentation: Documentation related to this Addendum (if any) has been included herewith as Attachment A and is specifically incorporated herein by reference.

Terms and Conditions:

1. All provisions of the Solicitation and other addenda not modified herein shall remain in full force and effect.
2. Vendor should acknowledge receipt of all addenda issued for this Solicitation by completing an Addendum Acknowledgment, a copy of which is included herewith. Failure to acknowledge addenda may result in bid disqualification. The addendum acknowledgement should be submitted with the bid to expedite document processing.

ATTACHMENT A

Addendum 1: Technical Questions and Answers

Question 1: Has the roof leak noted in the solicitation been addressed or will additional evaluation and repairs be required as part of this project?

Answer 1: The roof leak was addressed during a project to re-roof the entire East Wing, concluded in mid-2016. Additional evaluation and repairs of the roof should not be required as part of this project.

ADDENDUM ACKNOWLEDGEMENT FORM

SOLICITATION NO.: CEOI-0211-GSD2200000003

Instructions: Please acknowledge receipt of all addenda issued with this solicitation by completing this addendum acknowledgment form. Check the box next to each addendum received and sign below. Failure to acknowledge addenda may result in bid disqualification. Acknowledgment: I hereby acknowledge receipt of the following addenda and have made the necessary revisions to my proposal, plans and/or specification, etc.

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

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

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

WDP & Associates Consulting Engineers, Inc.

Company



Authorized Signature

11/16/2021

Date

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

November 16, 2021



Department of Administration
Purchasing Division
2019 Washington Street E
Charleston, West Virginia 25305-0130

Attention: Ms. Melissa Petry, Senior Buyer

Reference: State of West Virginia – EO: Supreme Court Chamber Ceiling Evaluation and Repair

Dear Ms. Petry:

WDP & Associates Consulting Engineers, Inc., (WDP) is pleased to submit our expression of interest to provide professional engineering services for Supreme Court Chamber Ceiling Evaluation and Repair.

WDP's staff has worked closely with the West Virginia General Services Division (GSD) on multiple successful projects since 2015. We have investigated water intrusion issues at the West Virginia State Capitol Dome as well as designed structural repairs for the GSD's Building 13 precast parking garage. We are also currently in the process of performing an EIFS and granite assessment on Building 36. Our ongoing projects at the Capitol Complex for the West Virginia General Services Division and our completed project at the Public Service Commission Headquarters building have brought us to Charleston on a weekly basis for the last six years. Our experience in the state began over 19 years ago with a project at West Virginia University in Morgantown, and we remain dedicated to serving the needs of our West Virginia clients. In 2020, we officially opened an office in Hinton to better serve the needs of our clients throughout the State of West Virginia.

Our experience working in West Virginia has given us a deep appreciation for the West Virginia Capitol Building and the historic significance to the State and to the people of West Virginia. We take a lot of pride in the opportunity to continue to preserve this iconic building by restoring the plaster ceiling in the Supreme Court Chamber. Our experience developing the design and overseeing the construction of the comprehensive restoration of the Dome and central rotunda, which included replicating the original ornamental plaster and painted finishes, uniquely qualifies us to meet the requirements of this proposal.

We are deeply appreciative of the opportunities we have been granted to work on many significant and historic buildings and government properties with the GSD thus far. The WV GSD remains one of our most important clients, and we are committed to providing quality services in a timely manner and in accordance with the State's values, ideals, and goals. We hope that our expertise and commitment come through in the enclosed materials. Should questions arise regarding our qualifications or our experience, please feel free to reach out to us at your convenience.

Sincerely,

WDP & Associates Consulting Engineers, Inc.

A handwritten signature in blue ink, appearing to read 'RAC', written over a light blue horizontal line.

Rex A. Cyphers, P.E.
Principal | COO

Project Team Overview

In order to meet the needs of the State in the evaluation, design, and construction administration for the repairs to the Supreme Court Ceiling, **WDP & Associates Consulting Engineers, Inc., (WDP)** is teaming with **KTA-Tator, Inc., (KTA)**. WDP has a proven history of historic preservation projects that require investigating issues with building components, developing design documents, and overseeing construction of the repairs. KTA specializes in coating evaluation, design, and inspections during construction, which will allow our Project Team to provide the expertise that is needed to successfully restore the historic ceiling within the Supreme Court of the West Virginia State Capitol Building.

WDP Firm Overview

WDP & Associates Consulting Engineers, Inc., (WDP) is an SBA-certified (1KZR5) consulting engineering firm specializing in historic preservation, building façade investigations and repair, building envelope consulting and testing, and structural engineering. **Creating lasting engineering solutions is at the heart of our business.**

WDP's staff has worked closely with the West Virginia General Services Division (GSD) on multiple successful projects since 2015. We have investigated water intrusion issues at the West Virginia State Capitol Dome as well as designed structural repairs for the GSD's Building 13 precast parking garage. We are currently in the process of performing an EIFS and granite assessment on Building 36 and a comprehensive structural and waterproofing repair of the South Stairs and Portico of the Capitol Building. Our ongoing projects at the Capitol Complex for the West Virginia General Services Division and our completed project at the Public Service Commission Headquarters building have brought us to Charleston on a weekly basis for the last 6 years. Our experience in the state began over 19 years ago with a project at West Virginia University in Morgantown, and we remain dedicated to serving the needs of our West Virginia clients. In the last five years alone, we have worked on more than 12 projects from Charleston to Morgantown to Snowshoe; our services on those projects have included evaluating the structural stability of existing building components, investigating air and water infiltration issues, evaluating the hygrothermal properties of existing wall assemblies, and providing recommendations for repairs. **In 2020, we officially opened an office in Hinton to better serve the needs of our clients throughout the State of West Virginia.**

Most of WDP's repair projects involve facilities that must remain occupied and operating "business as usual" throughout the investigation and repair process. Our investigative strategies and value-based repair designs have addressed countless issues, such as interior deterioration as a result of building envelope problems manifested through air/water leakage, occupant comfort issues, structural deficiencies caused by moisture infiltration, differential movement, general deterioration of building materials, biological growth, and aesthetic deficiencies, among others. **When working with historic structures, we coordinate with the appropriate Historic Preservation Office to ensure our designs meet the Standards for the Treatment of Historic Properties developed by the Department of the Interior and the iconic nature of the building will be honored for many years to come.**

**WDP'S ABBREVIATED
AWARD LIST**

- ❖ **Designer of Record** for Repairs currently ongoing at the Historic West Virginia Capitol Dome building (1932) which recently won the **"2020 Outstanding Structural Engineering Project"** from NCSEA in the "Forensic, Renovation, Retrofit, Rehabilitation Structures under \$20 Million" Category
- ❖ **"2015 Pinnacle Award of Merit"** from National Stone Institute for St. Francis of Assisi Catholic Church Renovation (circa 1895), Staunton, VA
- ❖ **International Concrete Repair Institute, "2010 Award of Merit in the Masonry Category"** for the Litton Reaves Hall Masonry Façade Repairs at Virginia Tech
- ❖ **International Concrete Repair Institute, "Outstanding Repair Project of 2012" (2nd Place)** for the University of Virginia Judge Advocate General (JAG) School Repair & Renovation

A representative sampling of recent historic preservation projects includes:

West Virginia State Capitol Dome (1932)	Erie Federal Courthouse Complex (1938)
Radford University Whitt Hall (1928)	Roanoke Higher Education Center (1930s)
University of Richmond North Court Housing (1914)	UVA Pavilions I-VII (1820s)
GWU Corcoran School of the Arts & Design (1897)	UVA Chapel Bell Tower (1820s)
William and Mary, Wren Building (1699)	St. Francis of Assisi Catholic Church (1895)

1. QUALIFICATIONS AND STAFFING PLAN

Cyrus McCormick Farm (1822)	Virginia State Capitol Building (1788)
Civil War Museum at Tredegar Iron Works (1837)	William and Mary, Chandler Hall Renovation (1930)

Historic Preservation

Historic buildings are a strong component of WDP’s project portfolio, and our expertise has earned accolades from clients and industry organizations. From brick to stone and from wood to plaster, our experience covers historic structures from the late 1600s to the mid-twentieth century. Beyond the recent completion of the WV Capitol Dome restoration, our understanding of historic preservation has been demonstrated on projects such as the 1930s Art Deco Roanoke Higher Education Center for a design resulting in the restoration of the brick façade; the investigation and design repairs of the Thomas Jefferson-designed Virginia State Capitol (1788) and Pavilions at the University of Virginia (1820s); and the Corcoran School for the Arts and Design (1897) at George Washington University. Our engineers are familiar with the standards and guidelines of the Association for Preservation Technology and have presented papers at their annual conference. Additionally, our firm is the Designer of Record for the upcoming repair and preservation of the Wren Building at the College of William & Mary, a circa-1699 structure that is the oldest college building in the United States still standing and is named after the legendary English architect, Christopher Wren, who is purported to have designed it.



WDP recently completed a building envelope evaluation of the Wren Building for The College of William & Mary, to include interior restoration of historic plaster components

WDP Principal, Rex Cyphers, has been designated by the U.S. Army Corps of Engineers and the General Services Administration as a historic preservationist due to the combination of his educational background and professional experience.

Building Investigation, Design, and Construction Administration



Plaster Repair on the Wren Building at The College of William & Mary

WDP provides professional services that include the assessment of existing buildings; diagnostic testing and field investigation of reported moisture issues in existing buildings; peer review of architectural design of building enclosures; repair and restoration design and construction administration for building facades; mock up and field performance testing utilizing standardized testing methods for air and water; enclosure commissioning; and construction monitoring. WDP’s professional team of specialists are experienced in performing hands-on inspections with particular care given to original construction materials and evaluation of pre-existing repairs. No matter the age of the facility, from historic 18th and 19th century structures to newly constructed buildings experiencing post-occupancy problems, WDP has experience in preservation and improving the value of existing facility assets through tailored engineering solutions. Our investigative strategies and cost-effective design approaches have addressed countless issues, such as cracking, instability, air and water leakage, mold growth, and aesthetic deficiencies. Where failures lead

to damage to interior finishes, our repair approach incorporates the repairs to these interior components, thus providing the Client with a turn-key repair to their building envelope issues.

As a core service, WDP routinely transitions from the evaluation of problems into the production of repair and restoration design documents, bid solicitation, bid evaluation, construction administration, and quality assurance inspection. More often than not, our clients must maintain occupancy and use of their building throughout the course of the repair project. WDP has experience developing construction phasing that minimizes disruption and considers egress routes through the building to ensure occupant safety is held

1. QUALIFICATIONS AND STAFFING PLAN

paramount through the construction phase of the project.

Because of the unique nature of many of the projects we work on, we understand the importance of having a presence on the project site during the execution of the work. WDP performs regular site visits during construction to have a hands-on understanding of the progress of the work and provides the ability to quickly respond to any unforeseen conditions. WDP regularly provides construction administration services to include but not limited to reviewing submittals, responding to RFIs, reviewing pay applications, and evaluating change orders.

Facilities Management Recognition Award

WDP was presented with a Facilities Management Recognition Award for "exemplary service during reconstruction of balconies at the historic Pavilions in Thomas Jefferson's Academic Village" by the University of Virginia Facilities Management.

KTA Firm Overview



KTA is an employee-owned consulting engineering firm founded in 1949 specializing in protective coatings and linings. KTA provides comprehensive consulting and engineering services including coatings failure analysis, laboratory testing, expert witness service, corrosion and coating system evaluations, technical and environmental specification and contract document development, contract management, in-process inspection of surface preparation and coating application operations, and training. KTA also distributes a complete line of inspection and monitoring equipment for verification of surface preparation and coating application operations, and environmental and worker protection compliance. An independent and unbiased philosophy has permitted KTA to provide expert professional services to its clients for over 70 years.

Proposed Staffing Plan

WDP has developed a proposed staffing plan with key personnel from WDP and KTA that complement each other's experiences in order to meet the needs of the State for the evaluation, design, and repairs of the ceiling of the Supreme Court. WDP's engineering staff assigned to the project have extensive experience working together. Additionally, staff in our other offices located in Manassas, Charlottesville, and Blacksburg (VA), New York City, and Myrtle Beach (SC) are available to provide support during times of peak activity and on short notice in the event of unforeseen conditions. KTA is headquartered in Pittsburgh, PA, which provides proximity to the project site.

The following chart illustrates the roles and experience of our key personnel who will be assigned to this project. In addition, a resume for each staff member follows.



REX CYPHERS, P.E. – Principal | COO
Project Role: PRINCIPAL- IN-CHARGE

Rex's project role will include:

- Providing expertise and guidance for the project team during the evaluation, design, and construction phase
- Maintaining client communication and satisfaction
- Ensuring compliance with project delivery dates and milestones

Professional Registrations

Professional Engineer – WV, VA, WA, PA, TN



JODI KNOROWSKI, P.E. – Senior Engineer I
Project Role: PROJECT MANAGER

1. QUALIFICATIONS AND STAFFING PLAN

Jodi's project role will include:

- Developing project specific investigation plan in coordination with the State's expectations and project goals
- Overseeing execution of investigation and development of repair strategies
- Leading development of repair design and providing on-site construction phase services

Professional Registrations

Professional Engineer – VA



COREY WHITE– Staff Engineer II
Project Role: STAFF ENGINEER

Corey's project role will include:

- Providing support during field investigation, design development, and construction administration services

SUBCONSULTANT – KTA

ADAM G. BEERS, PCS, MCI – Consultant/Engineer
Project Role: PROJECT MANAGER



Adam's project role will include:

- Performing field investigation to include coating/substrate condition assessment
- Identifying potential causes of the coating failure via visual examination, pattern of failure, adhesion and dry film thickness testing, sample procurement, photographic documentation.
- Providing maintenance painting and coating system recommendations, including specification development

Education / Professional Certifications:

- Master of Science, Polymer Engineering, University of Akron, 1999
- Bachelor of Science, Materials Science and Engineering, University of Tennessee, 1996
- SSPC Certified Protective Coatings Specialist (PCS)
- SSPC Master Coatings Inspector (MCI)
- SSPC Concrete Coating Inspector Level 2
- NACE Certified Coatings Inspector Level 3

VALERIE D. SHERBONDY, PCS – Laboratory Technical Manager
Project Role: LABORATORY TESTING PROJECT MANAGER



Valerie's project role will include:

- Supervising the laboratory testing of samples
- Identifying potential causes of failure via detailed laboratory testing

Education / Professional Certifications:

- Bachelor of Science, Chemistry and Business, University of Pittsburgh, 1988
- SSPC Certified Protective Coatings Specialist (PCS)

1. QUALIFICATIONS AND STAFFING PLAN



RICHARD A. BURGESS – SENIOR COATINGS CONSULTANT
Project Role: SENIOR SUBJECT MATTER EXPERT/REVIEWER

Richard's project role will include:

- Providing support on subject matter
- Reviewing documents

Education / Professional Certifications:

- Doctoral Candidate in Environmental Health, University of Pittsburgh, 1979
- Master of Science in Operations Management, University of Arkansas, 1976
- Bachelor of Science in Environmental Science, Rutgers University, College of Agricultural and Environmental Sciences, 1971
- SSPC Certified Protective Coatings Specialist (PCS)
- NACE Certified Coatings Inspector Level 3
- SSPC C-3 Supervisor/Competent Person for Deleading of Industrial Structures

Rex A. Cyphers, P.E., Principal, COO | Principal-in-Charge



Mr. Rex Cyphers, P.E., is a Principal and Chief Operating Officer with WDP & Associates Consulting Engineers working primarily out of the Hinton, West Virginia, and Charlottesville, Virginia, offices. He is responsible for overseeing the work of all WDP divisions, WDP's hiring process, staff development, and company operational decisions. Mr. Cyphers

specializes in the design and repair of masonry structures, historic preservation, and nondestructive testing. He performs forensic field and laboratory investigations, façade and building envelope investigations, structural inspection/ analysis and design, architectural retrofit and repair, roofing and waterproofing investigations, and development of design documents and repair recommendations. Mr. Cyphers regularly presents and co-authors for various technical publications.

Education

- Master of Science, Civil Engineering, West Virginia University, 2003
- Graduate Certificate, Cultural Resource Management, West Virginia University, 2003
- Bachelor of Science in Engineering, Civil Engineering, West Virginia University, 2002

Professional Qualifications

Professional Engineer – VA, WV, WA, PA, TN

Professional Memberships/Committees

- ASTM Committee E06 Performance of Buildings – Subcommittees:
 - E06.24 Preservation and Rehabilitation Technology
 - Task Chair, ASTM E3069 –19 “Standard Guide for Evaluation and Rehabilitation of Mass Masonry Walls for Changes to Thermal and Moisture Properties of the Wall”
 - Task Chair, WK 70955, “Standard Guide for Evaluation of Changes to the Thermal, Moisture, and Ventilation Performance of Existing Roof Enclosures (with Vented or Sealed Attic or Rafter Spaces)”

Relevant Experience

West Virginia State Capitol Building, Moisture Intrusion Investigation, Charleston, WV. Oversaw the investigation and subsequent design and construction to address chronic water leakage of the 1930s-structure designed by architect Cass Gilbert. As a part of the project, repairs were designed to repair in place and in some locations replicate interior ornamental paint

and plaster surfaces. Coordinated with GSD, SHPO, and CBC during the design and construction process. During construction, structural deficiencies identified in the cast-plaster inner dome and hollow clay tile support walls required detailed evaluation, analysis, and coordination to repair and preserve the historic structure. Provided construction administration services as the Designer of Record for the construction phase of the project

The College of William & Mary, Wren Building, Williamsburg, VA. Historic Preservation Consultant / Principal -in-Charge: The Sir Christopher Wren Building at William & Mary is **the oldest college building still standing in the United States** and the oldest of the restored public buildings in Williamsburg. It was **constructed between 1695 and 1700**, before Williamsburg was founded. A comprehensive evaluation was undertaken to determine the cause of the damage to the interior historic plaster and damage to exterior masonry of the building. A full set of Contract Documents was developed to restore the exterior of the building and to repair the historic plaster and finishes once the exterior repairs were completed.

General Services Administration (GSA), Erie Federal Courthouse Complex, Erie, PA Principal-in-Charge: WDP performed a comprehensive on-site survey and investigation to assess known façade and building enclosure issues with three of the four buildings at the complex, all of **which are listed on the National Register for Historic Places** that lead to damage of the historic plaster finishes. Following the investigation, WDP developed a recommended scope of work and cost estimate. Construction documents were developed for each repair design phase and included masonry patching, crack repair, repointing, resetting, and new flashings and repairs to the interior plaster and finishes. All repairs were carefully evaluated, including hygrothermal analysis as applicable, to ensure that repair materials are compatible with the original properties and behavior of the assembly. A full window replacement program was developed for the courthouse and utilized a creative combination of stock window systems with custom panning to improve thermal performance and occupant comfort without compromising preservation principles or project budget.

Jodi M. Knorowski, P.E. | Senior Engineer



Ms. Knorowski joined WDP in 2013 and has over 9 years of experience providing professional design, building condition assessments, and construction administration services for post-occupancy failures of existing buildings related to the building envelope. She has performed diagnostic field investigations to determine the root

cause of these failures in order to develop repair recommendations. In this process, she has utilized hygrothermal modeling techniques to analyze the long-term effects of heat and moisture movement through a wall or roof assembly. She also has experience with historic preservation projects to ensure changes made to the building do not have negative impacts on existing materials and are aligned with historic preservation best practices. Jodi has also provided clients with construction monitoring services for new construction and performed quality assurance testing and observations of the structural, material, and architectural elements of the building envelope.

Education

- MS, Civil Engineering, Old Dominion University, 2012
- BS, Civil Engineering, Old Dominion University, 2010

Professional Registration

Professional Engineer – VA

Certifications

- WUFI-ORNL 5.3 / WUFI-Pro 5.3 & Weather Analyzer 1.0
- NFRC Certified Simulator

Professional Memberships / Committees

- ASTM, C16 Committee, Thermal Insulation
- ASTM E06 Committee, Performance of Buildings
- ASHRAE TC 4.4, Building Materials and Building Envelope Performance

Relevant Experience

West Virginia Capitol Dome Moisture Intrusion, Charleston, WV. *Senior Engineer.* Oversaw the investigation and subsequent design and construction to address chronic water leakage of the 1930s-structure designed by architect Cass Gilbert. WDP performed diagnostic water tests, exploratory openings, installation of sensors and instrumentation, and review of prior design documentation to determine the root cause of interior damage. Developed report of findings and recommendations for consideration for the State to develop repair scope of work. Developed comprehensive repair documents to address bulk water

leakage by installing through wall flashing, coating failures, internal stormwater drainage failures, and repairs to interior ornamental paint and plaster surfaces. Coordinated with GSD, SHPO, and CBC during the design and construction process. During construction, structural deficiencies identified in the cast-plaster inner dome and hollow clay tile support walls required detailed evaluation, analysis, and coordination to repair and preserve the historic structure. Provided construction administration services as the Designer of Record for the construction phase of the project.

College of William & Mary, Wren Building Moisture Evaluation, Williamsburg, VA. *Project Engineer.* Oversaw the evaluation of historic mass masonry building constructed between 1695 and 1700 exhibiting interior plaster failures. Deployed data logging instrumentation to determine air and vapor movement around problematic areas; utilized hygrothermal analysis incorporating collected data to calibrate models as a tool to determine cause of damage; correlated data with HVAC systems. WDP providing repair recommendations at completion of investigation. Coordinated with the University to ensure historic preservation practices followed during executing of the interior plaster repairs. WDP is currently the EOR for a comprehensive façade restoration, to include repairs to interior plaster.

George Washington University, Thurston Hall Renovation, Washington, D.C. *Project Engineer.* WDP performed an evaluation of the existing wall assemblies of a mass masonry wall assembly featuring interior plaster finishes as part of a comprehensive renovation of the existing dormitory. WDP deployed data logging instrumentation to aid in the hygrothermal analysis of wall assemblies when adding interior thermal insulation to ensure changes to the thermal performance did not have negative impacts on the existing materials. WDP performed diagnostic water testing to identify sources of bulk water infiltration that was causing damage to interior plaster finishes. Provided the Client with a comprehensive report and recommendations and are providing construction monitoring services for the Architect of Record during the construction phase of the project.

Public Service Commission of West Virginia, Façade Replacement Project, Charleston, WV. *Project Engineer.* Oversaw the design and construction of a façade replacement as part of a Design-Build effort to remove and replace the brick masonry veneer and improve the overall performance of the wall assembly. WDP performed a field investigation to identify existing conditions contributing to the issues observed within the building that dictated the repair solutions that were developed. WDP served as the EOR for the design development and construction administration services. Repairs included new high-performance punched windows, new glazing installed at existing curtain wall assemblies, new continuous air/water barrier, and new thermal insulation in the exterior wall cavity.

Corey White | Staff Engineer



Corey joined WDP as a Staff Engineer in March 2021. He has experience in concrete reinforcement and steel design. He also has experience with non-destructive testing and evaluation of structures along with field investigation, and repair design. Prior to joining WDP, he worked as a project manager, estimator, and

sales rep on commercial/DOT projects in Knoxville, TN, where the focus was on reinforced concrete.

Education

- Bachelor of Science, Civil Engineering, Rensselaer Polytechnic Institute, 2013

Relevant Experience

University of Virginia, Inn at Darden Building Envelope Commissioning, Charlottesville, VA. *Staff Engineer:* Supported WDP's role as the Building Envelope Commissioning Agent by performing hygrothermal analysis of proposed wall and roof assemblies for a new Inn at Darden at the University of Virginia. Additionally, WDP provided recommendations to improve the long-term performance of these assemblies.

The College of William and Mary, Wren Building Repairs, Williamsburg, VA. *Staff Engineer:* The Sir Christopher Wren Building at William & Mary is the oldest college building still standing in the United States and the oldest of the restored public buildings in Williamsburg. It was constructed between 1695 and 1700, before Williamsburg was founded. Corey assisted in developing the specifications as well as with the investigation of the roof for damaged areas.

University of Virginia, Leake Building, Below Grade Leakage Repair, Charlottesville, VA. *Staff Engineer:* Corey assisted with the design of a new through wall flashing coupled with a shallow below grade repair intended to reduce the amount of water that can reach deficiencies in the existing below grade waterproofing system.

Quantico Middle High School Replacement, Quantico, VA. *Staff Engineer:* WDP performed a field survey to determine the structural deficiencies with the construction of ICF wall system. The survey findings were utilized to develop a repair design for the identified deficiencies and restore the building to its original structural integrity. Part of the on-site team that carried out the survey and assisted senior engineers with the repair design process.

Virginia Union University, Industrial Hall, Masonry Evaluation, Richmond, VA. *Staff Engineer:* Corey assisted with the investigation of the three-story historic mass masonry building which was comprised of typical wall assemblies that include both brick and granite masonry. Investigation included visual observation of the condition of the existing masonry, exploratory probe openings at the brick and granite, and sample collection and testing.

St. Thomas Aquinas Seminary Investigation, Dilwyn, VA. *Staff Engineer:* Corey assisted with the bolt and shelf angle design for the brick façade repairs being performed on the building.

University of Virginia, Student Health and Wellness, Charlottesville, VA. *Staff Engineer:* Supported WDP's role as the Building Envelope Commissioning Agent by performing periodic site visits to ensure installment of building envelope components in accordance with the contract documents. Primarily reviewed blindsided waterproofing of the building.

National Institute of Health (NIH) Building 10 East Wing Design, Bethesda, MD. *Staff Engineer:* WDP performed building envelope and moisture protection consulting services in support of a 250,000 SF renovation project collaborating with the prime A/E to develop functional design elements to be included in the design documents. Scope of work included site investigation; document review of previous repairs to the exterior building walls and roof systems; and production of preliminary and schematic design narratives for the building envelope including assessment of the existing conditions. The project is currently targeting LEED Gold certification.

Virginia Community College Systems, Piedmont Stultz Building Investigation, Charlottesville, VA. *Staff Engineer:* Corey assisted with the interior and exterior investigation of the brick and CMU for leakage into the building. WDP will also design building envelope repair plans in the future.

Department of General Services Administration, West Virginia Capitol Stairs, Charleston, WV. *Staff Engineer:* Corey performed the structural analysis and developed design calculations for the repair of the south stairs at the West Virginia Capitol building.

University of Virginia, Inn at Darden Building Envelope Commissioning, Charlottesville, VA. *Staff Engineer:* Supported WDP's role as the Building Envelope Commissioning Agent by performing hygrothermal analysis of proposed wall and roof assemblies for a new Inn at Darden at the University of Virginia. Additionally, WDP provided recommendations to improve the long-term performance of these assemblies.

Subconsultant's Resumes

Richard A. Burgess, PCS | Senior Coatings Consultant



Rich Burgess is a Senior Coatings Consultant with KTA where he has been employed for nearly 30 years. His responsibilities include coating failure analysis, coating condition assessments, coating system recommendations, specification preparation, expert witness services, maintenance painting program development, and project management services to clients in various industries. Prior to joining KTA, Burgess was a manager in the Analytical Services Division of Professional Service Industries/Pittsburgh Testing Laboratory from 1981-1991.

Education

- Doctoral Candidate in Environmental Health, University of Pittsburgh, 1979
- Master of Science in Operations Management, University of Arkansas, 1976
- Bachelor of Science in Environmental Science, Rutgers University, College of Agricultural and Environmental Sciences, 1971

Certifications

SSPC Certified Protective Coatings Specialist (PCS)
NACE Certified Coatings Inspector Level 3
SSPC C-3 Supervisor/Competent Person for Deleading of Industrial Structures

Professional Memberships / Committees

AMPP (formerly NACE International and the Society for Protective Coatings)

Relevant Experience

University of Georgia Dormitories, Various Schools. Senior Coatings Consultant: KTA was contracted to conduct an investigation into the role that the paint applications were playing, if any, in the coating delaminations that were experienced on the gypsum board walls in the dormitories at seven schools. Mr. Burgess visited each of the seven campuses, conducted adhesion tests and visual examination of the wall surfaces for visible repairs, and collected samples for laboratory testing. Mr. Burgess prepared a report detailing the results of the field investigations and laboratory testing, a

Relevant Experience continued

discussion of those results, and answers to specific questions posed by the client.

Photographs taken during the field investigations were also included.



Wyoming State Capitol Building, Cheyenne, WY. Senior Coatings Consultant: KTA was contracted to investigate the cause of plaster delaminations that were occurring on the interior walls of the Wyoming State Capitol Building that was undergoing restoration. KTA visited the project site and conducted a field investigation, which consisted of visual observations. Plaster core samples were removed for petrographic analysis by a subconsultant firm. A report was prepared detailing and discussing the results of the field and laboratory examinations. Mr. Burgess reviewed the report prepared by another KTA Senior Coatings Consultant.

Investigation of Gypsum Board Joint "Photographing" at a Residence in Park City, UT. Senior Coatings Consultant: KTA was contracted to investigate the cause of light-colored areas ("photographing") that were visible on painted gypsum board walls at a residential property so that appropriate measures could be taken to correct the problem. The client provided photographs of the condition and two coated gypsum board panels to a KTA Senior Coatings Consultant. KTA reviewed the photos, worked with its in-house laboratory to perform appropriate testing (coating thickness and gloss measurements), and prepared a report detailing the results of the investigation. Mr. Burgess reviewed the report prepared by another KTA Senior Coatings Consultant.

112-Unit Building, San Francisco, CA. Senior Coatings Consultant: In 2017, KTA was contracted to determine the cause of discolored areas (bands) that appeared on the painted gypsum board walls in 41 units of a 112-unit building in San Francisco, CA. The discolored areas appeared to track the gypsum board joints and were apparent after priming and painting. The field investigation consisted of visual observations, probing the areas with a knife to assess integrity of the joint compound, and application/removal of blue painter's tape as an additional test of the joint compound integrity. Coating samples were removed and submitted to the laboratory for microscopic evaluation and infrared spectroscopy (chemical analysis). A report was prepared detailing the results of the field and laboratory examinations and a discussion of those results. Mr. Burgess reviewed the technical report prepared by another KTA Senior Coatings Consultant.

Valerie D. Sherbondy, PCS | Laboratory Technical Manager



Valerie Sherbondy is the Technical Director of the Analytical Laboratory for KTA where she has been employed for over 25 years. Ms. Sherbondy has worked on hundreds of coating failure forensic investigations in addition to conducting and supervising numerous product testing programs, some of which involved litigation support and expert witness testimony. She also provides technical support to the KTA coatings consulting staff for coating failure analysis projects. Ms. Sherbondy has experience with formulations evaluations; infrared spectroscopy, atomic absorption spectroscopy, and gas chromatography-mass spectroscopy; scanning electron microscopy; statistical design of experiments and analysis of data; testing and evaluations according to ASTM, ISO, military specifications, and various other methods. She oversees the operation and verification of the analytical testing equipment.

Education

Bachelor of Science, Chemistry and Business, University of Pittsburgh, 1988

Certifications

SSPC Certified Protective Coatings Specialist (PCS)

Professional Memberships / Committees

- American Chemical Society (ACS)
- AMPP (formerly NACE International and the Society for Protective Coatings)
- American Society for Testing and Materials (ASTM)
- Pittsburgh Society for Coatings Technology (PSCT)

Relevant Experience

West Virginia Capitol Dome, Charleston, WV. Laboratory Testing Supervisor. KTA provided coating consulting services regarding disbonded paint on the ceiling coffers in the newly painted dome of the Capitol Building. During the site visit, coating samples were retrieved for laboratory testing (microscopic examination, generic coating identification, and pH testing). Ms. Sherbondy supervised the laboratory testing performed and prepared the portion of the technical report detailing the results of the testing.

Arcadia ICR Historic Window Sashes, Pensacola, FL. Laboratory Testing Supervisor:

KTA performed a laboratory investigation to evaluate the coating and caulking application on historic window sashes. The coating and caulking evaluation was performed on submitted samples to determine if the procedures were followed that were outlined in the document titled "Preservation Briefs: 9, The Repair of Historic Wooden Windows" published by the US Department of the Interior. Ms. Sherbondy conducted a visual and microscopic examination including photomicrographs, layers, and coating thickness measurements. Infrared spectroscopy was performed, and an analysis of each spectrum obtained was documented. Ms. Sherbondy supervised and prepared a detailed technical report identifying the results of the testing.



Kelley AIA-SE Historic Water Tower, Louisville, KY. Laboratory Testing Supervisor:

KTA performed a laboratory examination of coated galvanized steel panels. Ms. Sherbondy conducted the laboratory investigation which consisted of a visual and microscopic examination, infrared spectroscopy, scanning electron microscope, tensile adhesion, weight per galvanizing and analysis for lead content. Ms. Sherbondy supervised and prepared a detailed technical report identifying the results of the testing including where to find guidance regarding lead removal.

Raths, Raths & Johnson, Willowbrook, IL. Laboratory Testing Supervisor:

KTA performed an examination of core samples removed from a school to determine the cause of the blistering and delamination of the interior coatings. Ms. Sherbondy conducted the laboratory investigation which consisted of a visual and microscopic examination of the coatings and the concrete surfaces, adhesion testing, and infrared spectroscopy. Ms. Sherbondy supervised and prepared a detailed technical report identifying the results of the testing.

Grand Coloane Resort, Macau, Hong Kong. Laboratory Testing Supervisor:

KTA performed an examination of core samples, underlying coating materials and the stucco and concrete substrates from the Westin Resort Macau to determine the cause of the coating failure. The resort was refurbished in 2015 and was displaying delamination and discoloration of the coating materials. The laboratory investigation consisted of microscopic examination, infrared spectroscopy, a pH evaluation of the surface, and a water sensitivity evaluation. Ms. Sherbondy supervised and prepared a detailed technical report identifying the results of the testing.

Adam G. Beers, PCS, MCI | Project Engineer



Adam Beers is the Engineering Services Group Manager for KTA-Tator with over 14 years of experience in coatings, polymers, and materials. Mr. Beers' protective coatings industry experience includes coating condition assessments, product recommendations, failure analysis, product training, specification

development, inspection, formulation research, and opinions of probable cost. Prior to joining KTA, Mr. Beers held a technical service engineering role with a coatings manufacturer and provided product recommendations, failure analysis, field inspection, and project-specific laboratory application testing.

Education

- Master of Science, Polymer Engineering, University of Akron, 1999
- Bachelor of Science, Materials Science and Engineering, University of Tennessee, 1996

Certifications

- SSPC Certified Protective Coatings Specialist (PCS)
- SSPC Master Coatings Inspector (MCI)
- SSPC Concrete Coating Inspector Level 2
- NACE Certified Coatings Inspector Level 3

Professional Memberships / Committees

SSPC C.7.3 Standards for Surface Preparation of Concrete Committee

Relevant Experience

West Virginia Capitol Dome, Charleston, WV. Coatings Consultant: KTA provided coating consulting services regarding disbonded paint on the ceiling coffers in the newly painted dome of the Capitol Building. Mr. Beers visited the project site and performed an assessment of the coating adhesion failure. He removed coating samples for laboratory testing (microscopic examination, generic coating identification, and pH testing), worked with the laboratory personnel to have the testing performed, and is preparing the report detailing the findings, possible cause(s), and recommendations for coating repairs.

Big Box Store (confidential per client). Project Engineer: Performed various store assessments consisting of visual inspection to identify deficiencies such as failing/peeling paint, locations of efflorescence, cracked block and mortar, cracked and missing sealant, random coating adhesion tests, non-destructive moisture readings in a minimum of 12 test sites, and laboratory analysis of coating samples for moisture sensitivity. Provided detailed reports of findings per area examined along with recommendations for repair/painting including surface preparation and paint application.



The Philadelphia Phillies Citizens Bank Park / Philadelphia Phillies Baseball Stadium, Philadelphia, PA . Project Engineer:

KTA provided a coating condition assessment on the stadium structural steel paint. Mr. Beers visited the stadium to evaluate the condition of the existing coating system with an emphasis on visual appearance and retention of color/gloss (to match the Phillies team colors) and investigate areas of delamination. During the field investigation, Mr. Beers completed a visual assessment, measured coating thickness and adhesion, performed an examination of bare coating for corrosion and mill scale, and photographic documentation. Samples were procured and examined by KTA's laboratory to verify the generic type of paint and ensure compatibility between the existing paint and any future overcoat systems. Mr. Beers prepared a technical report detailing the findings along with recommendations. Technical assistance was also provided during the Coating Restoration and Inspection project.

The Towers at Laguna Woods Village, Laguna Woods, CA.

Project Engineer: KTA conducted a condition assessment of the elastomeric coating applied to the cementitious façade at the upper levels at the Towers at Laguna Woods. The assessment was performed via visual inspections along with an aerial drone, which was used to reach the difficult to access areas and to look for possible imperfections in the cementitious substrate (concrete block/stucco) that would allow water/moisture intrusion. An inspection was completed on various areas of the interior and exterior of the building to determine a water ingress issue causing paint defects, cracks, and delamination. Mr. Beers prepared a technical report detailing the findings along with recommendations.

Goal #1: Assessment of Current Ceiling Plaster and Paint Damage

To evaluate the existing plaster ceiling of the Supreme Court, WDP and KTA will perform a comprehensive assessment of the existing ceiling. This will start with the collection of background information to understand any records that are available from original construction to subsequent repairs or repainting that have been performed. These records would provide insight regarding the approximate chronology of surface preparation, field application, and maintenance touch-up that may have occurred. This will provide the basis for the field investigation which will assess the existing paint and plaster components. Based on our understanding of the observed deficiencies outlined in the Expression of Interest, we intend to approach the field investigation as follows:

Non-Destructive Evaluation Methods:

In order to gain a general understanding of the condition of the existing plaster ceiling, WDP and KTA will first utilize non-destructive evaluation methods. These methods will allow our team to determine locations where destructive evaluation methods will be best suited to gather the information necessary to assess the extents of the necessary repairs and develop the repair documents.

Visual Examination & Survey: The condition of the coating and ceiling plaster will be visually examined in representative failing and non-failing areas to determine the presence of contamination, poor application technique, other objectionable characteristics. **Areas with apparent microbial growth will also be examined in detail.** The visual survey will include collecting the documentation necessary to develop a reflected ceiling plan for use in the comprehensive report and contract drawings, to include but not limited to dimensions and profiles of existing plaster elements, extents of damaged paint, extents of damaged plaster, and documentation of existing paint colors.

Photographic Documentation: Photographs of representative areas of the existing paint will be taken from the floor and also from directly beneath the surface once access is gained. Photographs will also be taken of all samples taken as a part of our evaluation.

Pattern of Coating or Plaster Failure: A determination will be made whether there is a noticeable pattern to any failure, for example, whether delamination is occurring in specific locations, areas of damaged or wet plaster, etc.

Dry Film Thickness: The dry film thickness of the coating system and individual layers (as appropriate) will be measured to determine whether the thickness is acceptable or whether thickness is related to any possible failures. The thickness may also be determined by examination of field samples in the laboratory.

Paint Color & Gloss: *Color measurements will be performed in accordance with ASTM D2244 using a handheld colorimeter with 45/0 geometry. For this analysis, the CEILAB color scale is used with the daylight illuminate (D65) and 10° standard observer. The results are reported in the L, a, b values. The gloss is measured in accordance with ASTM D523 using a handheld gloss meter. The gloss can be evaluated using a 20°, 60°, or 85° angle based on the finish of the paint material. Evaluation of each unique color will be performed in order to develop a paint schedule for repairs to the plaster surfaces.*

Destructive Evaluation Methods:

In order to fully evaluate the failures of the paint and plaster surfaces, isolated areas of destructive testing will be required. The number and locations of these tests will be carefully coordinated with the State and will be limited to areas that are critical to evaluating the overall extents of the repairs that are required during the restoration of the ceiling. The repairs to these test areas will be incorporated in the Bid Documents as part of the restoration project.

Adhesion: Field coating adhesion will be assessed in accordance with ASTM D3359, “Standard Test Methods for Measuring Adhesion by Tape Test” and/or ASTM D6677, “Standard Test Method for Evaluating Adhesion by Knife.” These methods involve scribing the coating with a knife and evaluating the adhesion according to an ASTM rating scale. Depending on the nature of the coating failure, alternate adhesion tests may be performed.

Sample Procurement: Samples will be removed from representative areas and returned to the KTA laboratory for analysis. At a minimum, the samples are typically examined under a microscope to determine the number and thickness of coats (in cross-section) as well as the presence of contamination, voids, or other objectionable property. Analysis using infrared spectroscopy is also anticipated to identify the generic coating type of samples. **Heavy metals (lead, cadmium, chromium)**

testing on the coating system will be performed to confirm and quantify heavy metal presence, specifically lead. Depending on the findings from the field investigation and the basic laboratory microscopic examination, other analytical tests may be performed. KTA has a full service, in-house coatings laboratory, and has the capability of performing electron microscopy with elemental x-ray analysis, gas chromatography/mass spectroscopy, ion chromatography, and several other applicable analytical tests. Forensic evaluation of coating failures requires selection of appropriate methodologies to support or eliminate various failure theories. The staff performing the on-site field investigation will work in conjunction with the laboratory staff to select analytical method(s) necessary to identify and/or confirm potential causes of the failure.

Substrate Examination: The substrate beneath the coating will be examined to determine or verify the type of surface preparation previously performed, and to identify potential concerns (e.g., loose plaster or wet plaster). Substrate examination is destructive to the coating in the test area and will typically be performed in the same locations of adhesion testing to limit the damage.

Goal #2: Comprehensive Report

Following a field investigation, WDP and KTA routinely document our findings and recommendations in the form of a comprehensive report. These reports typically include a summary of the project background and review of record documents, field and laboratory investigation results, a discussion of the results, recommendations for repair strategies, and opinions of probable repair cost estimates. Specific for this project, the report would also include any recommendations for lead abatement and mitigation for microbial growth, if found, and the procedures for containment and removal during construction.

The documentation of the plaster profiles, dimensions, and paint scheme would also be incorporated into a reflected ceiling plan of the Supreme Court for project records as well as to convey the recommended repair scope of work based on the findings of the field investigation. To do this, WDP would utilize laser scanning technology to document the exact profiles of the plaster shapes in order to accurately represent the various profiles within the report and in subsequent bid documents. The color matches for each of the unique paint colors throughout the ceiling that were obtained during the field investigation will also be keyed onto the reflected ceiling plan.

Goal #3: Bid Documents for Plaster and Paint Repair

WDP has served as the Designer/Engineer of Record on numerous historic preservation, restoration and repair projects, to include projects for the State of West Virginia. As the lead designer, we have collaborated with specialty subconsultants when there is a need to have a higher level of expertise in the development of the repair design. We aim to foster a team environment in order to utilize the experience of each individual in order to develop a design that meets the needs of the State. We take pride in developing Drawings and Specifications that are unique to a given project, rather than relying on standard details and template specification language. For historic preservation projects, the qualifications of the Contractor performing the work is critical for the success of the project. As such, we have incorporated qualifications into the project specifications to provide a high level of workmanship and experience when executing this type of repair.

We routinely utilize isometric details in order to convey intersections of building components and 3D views of unique geometry and repair details. Our approach to Bid Document development incorporates multiple submissions that are aligned with the review process for the Client, to include authorities having jurisdiction such as the State Historic Preservation Office, Capitol Building Commission, and State Fire Department. As the design progresses, we welcome the collaboration from these necessary stakeholders to ensure the final design package meets the expectations of the State. We have been through this design process with the State of West Virginia on multiple occasions and have developed a strong working relationship with these entities. WDP has also supported the GSD with the bidding phase of the project by facilitating pre-bid meetings, reviewing bids, and assisting in development of the AIA Documents to initiate the contract with the successful bidder.

Goal #4: Construction Management & Conservation Oversight

For this type of work, we understand the importance of ensuring the work is executed in accordance with the Contract Documents. The most successful projects usually have developed a good working relationship between the Designer/Engineer of Record, the Contractor, and the Owner. This usually starts with the project kickoff meeting to set the expectations and create an open dialogue about the project. Throughout the construction phase, having a regular presence on site by the Design Team provides oversight for the repairs and allows unforeseen conditions to be observed and addressed as expeditiously as possible. Our approach to this type of work is to observe mockups and first-in-place construction of each building component in order to verify compliance with Contract Documents and set quality standards for the execution of the work. As the work progresses, periodic site visits are made to ensure the same standards are being met. Depending on the needs of the State, part or fulltime inspections could be performed to provide oversight for the execution of the work. WDP currently has several other projects in Charleston, West Virginia, which provides a local presence that would allow us to quickly respond to the needs of this project. KTA is also within close proximity to the project site in order to observe ongoing construction. Record keeping is another critical element of historic preservation to ensure any changes to the building fabric are thoroughly documented in order to tell the story of the building. Maintaining records of submittals, RFI's, and photographic documentation as the work progresses is imperative in order to allow the work that is performed to be captured in the project records.

Evaluation of Moisture Damage in Existing Plaster

The evaluation of buildings to identify the root cause of moisture related issues is at the heart of our business. In some instances, the interior moisture damage is the result of exterior water infiltration through the building envelope. In other cases, the moisture damage is a result of elevated interior moisture from an unbalanced HVAC system that condenses on uninsulated exterior walls. No matter the cause of the moisture, WDP staff have experience evaluating the impact of the moisture on the interior finishes and developing repairs consistent with the fabric of the building.

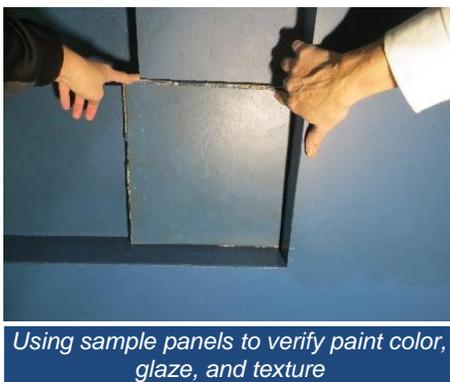
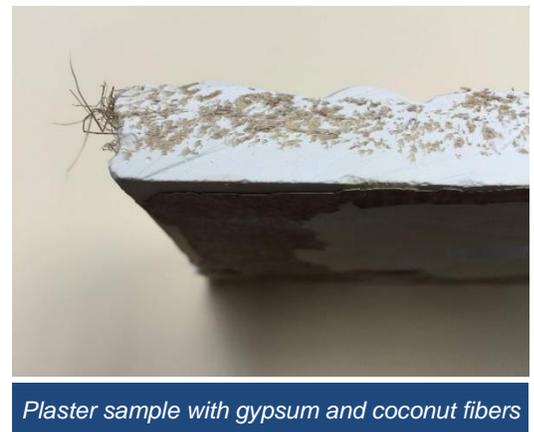


PLASTER REPLACEMENT AND RESTORATION WEST VIRGINIA STATE CAPITOL BUILDING



WDP had the privilege to perform a field investigation into water infiltration of the **West Virginia State Capitol Building Dome in Charleston, West Virginia**. Damage to the interior plaster finishes within the central rotunda were observed by the State, but the root cause of this damage was unknown. Through performing a comprehensive document review to understand the existing conditions, performing isolated exploratory openings to verify existing construction, and performing diagnostic water testing to evaluate various building envelope systems, WDP was able to identify the entry point for water leakage and travel paths through the building that led to the interior damage that was observed. WDP developed a comprehensive report outlining the findings from the investigation and recommended repair strategies ranging from maintenance repairs to comprehensive repairs. WDP then developed Contract Documents, provided bid assistance, and construction administration services for this restoration project.

The document review of the original project drawings and specifications, coupled with material testing of the existing plaster finishes, led WDP to determine that the plaster was comprised of gypsum with coconut fibers used as reinforcement. These findings allowed WDP to develop a repair design that incorporated new interior plaster that replicated the historic nature of the original plaster while balancing the performance of modern plaster systems. Repairs to flat plaster, run-in-place plaster, and cast-plaster were required in order to replicate the ornate interior finishes. The Contract Documents were developed based on historical methods for fabrication and installation of these components, while utilizing modern metal lath and wires to provide mechanical attachments for the plaster to the masonry substrate. The repairs also included restoration of the cast-plaster dome, which was constructed in a similar manner to the Supreme Court Ceiling which utilizes cast-plaster elements suspended by a metal framing system above.



WDP also developed an interior paint schedule based on previous documentation of the interior paint and required sample panels to be constructed to match the color, glaze, and texture of the existing paint prior to removal of any painted surfaces. These sample panels were then utilized during the reconstruction of the rotunda walls to ensure the newly painted plaster surfaces maintained the aesthetic of the original paint. WDP coordinated with the GSD and State Historic Preservation Office in order to approve the aesthetics of the sample panels and final installation of the paint.

3. PROJECT EXPERIENCE

WDP PLASTER RESTORATION AT HISTORIC WREN BUILDING & Associates

The College of William and Mary Wren building is a historic mass masonry building constructed between 1695 and 1700 exhibiting interior plaster failures. The building was retrofitted with internal steel structure in the early 1900s as part of John D. Rockefeller Jr.'s effort to restore Colonial Williamsburg to its 18th century appearance. This restoration places the installation of interior finishes within the same time frame as the original construction of the West Virginia State Capitol Building. When interior plaster damage was observed at various locations throughout the building, WDP was engaged to investigate the cause of the interior plaster damage. Due to the historic nature of the building, WDP used historically sensitive testing procedures to investigate to identify sources of water infiltration, including strategic deployment of data-logging instrumentation and the use of infrared thermography. Traditional methods of diagnostic water testing to identify sources of water infiltration were avoided so as to limit the amount of water impacting the historic building materials.



The Wren Building at The College of William & Mary
Evaluating moisture in damaged plaster



The Wren Building at The College of William & Mary
Installation of Instrumentation

The instrumentation was deployed to monitor temperature and relative humidity at key locations throughout the building, including within the wall assemblies, to investigate heat and moisture movement over time and to correlate the data with ambient weather conditions. Infrared thermography surveys on the interior and exterior of the building were performed over the course of several site visits and the imagery was correlated with temperature measurements at the survey locations. Through this effort, WDP determined that the condensation and elevated moisture causing damage to the ornamental plaster in the walls was a result of the settings of the HVAC systems. WDP coordinated with the Historic Preservationists for Colonial Williamsburg to execute repairs to the plaster finishes, which included both flat plaster and run-in-place plaster. The run-in-place plaster was repaired utilizing wood framed forms in lieu of sheet metal forms to permit some irregularities in the plaster profiles that would have been representative of the era of construction. The College of William and Mary maintains records of the interior paint from previous paint restoration projects such that the

solid white color was able to be replicated following the repairs of the plaster.

Based on this initial study, WDP was also asked to perform a more comprehensive visual survey of the building façade, including an isolated area of water infiltration into the exterior wall and crypto-efflorescence that was observed in the masonry foundations walls. Based on this follow-up study, WDP determined that the water leakage into the exterior wall was caused by defects in the gutter system for the roof that was directing water deeper into the mass masonry wall above a window, causing damage to the interior plaster. The crypto-efflorescence in the foundation walls was found to be a result of subterranean moisture transport of salts from fertilizers to the exterior walls. WDP recently developed a full set of Contract Documents as the Designer of Record to develop a treatment plan and details to restore degrading areas of historic masonry, repair the gutter system, mitigate below grade moisture infiltration, restore damaged interior finishes, and other historic items throughout the building.



Moisture damage to run-in-place plaster

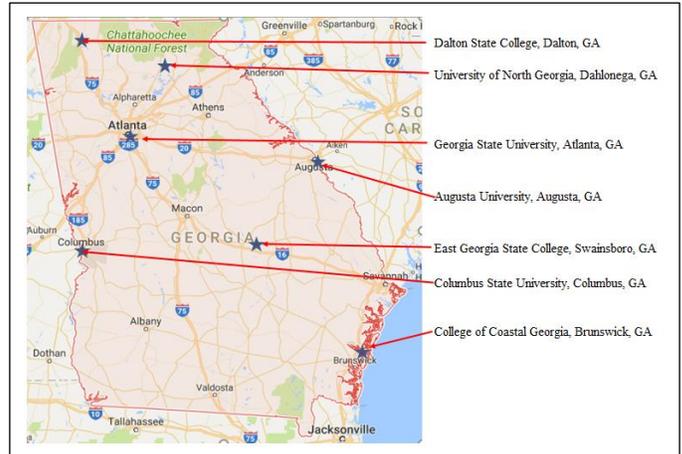
Evaluation of Coatings



COATING ADHESION ON INTERIOR DORMITORY WALL SURFACES SEVEN CAMPUSES OF THE UNIVERSITY SYSTEM OF GEORGIA

In 2017-2018, KTA was contracted to conduct an investigation into the role that the paint applications were playing, if any, in the coating delaminations that were experienced on the gypsum board walls in the dormitories at seven University of Georgia campuses. The investigation was deemed necessary since shortly after the dormitories were opened, paint failures occurred on the walls when students removed posters and other items that were taped onto the wall surfaces.

All seven campuses experienced coating delaminations on interior wall and door surfaces when tape and other adhesive fixtures were placed and removed. The extent of the damage to the walls, doors and door frames was not quantified but was described as widespread and of significant concern. Associated with the issue of spot and local repairs of the damage to walls was the difficulty in repainting without the new paint being visible over the older paint.



Locations of Coating Failures at University of Georgia

A KTA Senior Coating Consultant visited each of the seven campuses identified as having coating delaminations. The process followed for each site visited included (1) a short interview with the campus representative, (2) inventorying the interior wall coating products on hand and (3) a walk-through of hallways, common areas, and when available, student's dormitory rooms. Periodically, random surfaces were selected by KTA for examination. The examinations included conducting tape adhesion tests, visual examination of the wall surfaces for visible repairs and collecting samples for examination at the KTA laboratory. Photographs were taken at each facility to be representative of observations and findings.

The laboratory investigation included examination of samples from each of the campuses by microscopy for the number and thickness of coating layers. The generic type of paint resin in the paints applied was determined by infrared spectroscopy for several samples from each campus and a section of drywall with the intact paint system was also obtained (one for each campus dormitory) to look for consistency in the drywall (gypsum) filler. A report was prepared detailing the results of the field investigations and laboratory testing, a discussion of those results, and answers to specific questions posed by the client. Photographs taken during the field investigations were also included.



COATING ADHESION INVESTIGATION WEST VIRGINIA STATE CAPITOL BUILDING

The West Virginia State Capitol is the seat of government for the State of West Virginia, houses the West Virginia Legislature, and the office of the Governor. The building is located in Charleston and was dedicated in 1932. It is part of the West Virginia Capitol Complex, a historic district listed on the National Register of Historic Places.

In 2021, as a subconsultant to WDP & Associates, KTA-Tator, Inc. (KTA) provided coating consulting services regarding disbonded paint on the ceiling coffers in the newly painted dome of the Capitol Building. A KTA Consultant visited the project site and performed an assessment of the coating adhesion failure. The assessment consisted of a visual examination, determination of the pattern of failure, coating adhesion testing and thickness measurements, and photographic documentation.



West Virginia State Capitol Building

3. PROJECT EXPERIENCE

Coating samples were removed from representative areas for laboratory testing. The samples were examined under a microscope to determine the number and thickness of coats (in cross-section) as well as the presence of contamination, voids, or other objectionable property. Analysis using infrared spectroscopy was also performed to identify the generic coating type of the samples. pH testing was also performed.

KTA is currently preparing a report detailing the results of the field and laboratory investigations and a discussion of those results. Conclusions regarding the cause of the coating adhesion problems and recommendations for corrective actions will also be provided.



CONDITION ASSESSMENT - ELASTOMERIC COATINGS THE TOWERS AT LAGUNA WOODS, LAGUNA HILLS, CALIFORNIA



The Towers at Laguna Woods

In 2020, KTA-Tator, Inc. was contracted to conduct an assessment of the elastomeric coating applied to the façade at the upper levels at the Towers at Laguna Woods. The building was recently painted and water intrusion into the building envelope is occurring at several top floor locations. Several applications of acrylic elastomeric coatings were applied to the split face block façade over the years since it was constructed back in the 1970's. At several locations on the upper levels of the building moisture was observed protruding through the building envelope and causing damage to the interior walls. A study conducted by KTA at that time determined that there was incomplete coverage of the elastomeric at these locations. In 2019 the building was once again painted, this time with a standard acrylic coating. Subsequently, new

flashing was applied to the roof in order to assure that any water intrusion as a result of deficiencies in the roof were arrested. After some significant rainfall, water intrusion was again noticed at the same locations where problems were observed before. This time however, the intrusion was more severe, causing significant damage to the interior drywall.

A KTA Senior Coatings Consultant visited the project site and conducted a field investigation, which consisted of visual observations. There were very few delaminations visible during the site visit. Numerous areas were inspected including interior and exterior walls.

Clear evidence of water intrusion was found, due, in part, to pinholes in the coating and lifting of the elastomeric coating. It was also found there was a pattern of interior damage from cracked mortar joints, possibly from seismic activity or lack of reinforcement of block façade. Samples were procured and examined in KTA's laboratory for coating thickness and chemical analysis to determine the type of coating.

A report was prepared detailing the results of the field and laboratory examinations and a discussion of those results. Recommendations included: removal of the elastomeric coating followed by inspection of the façade to identify cracks in the mortar joints or the block. The cracks in the mortar joints should be prepared by repointing the joints. Cracks in the blocks should be v-grooved and filled with a fortified mortar. Once substrate repair is complete, the exposed surfaced should be treated with an acrylic resurfacer. Two coats of elastomeric should then be applied over the resurfacer. The elastomeric can be spray applied but should be back rolled to work it into the surface.

4. REFERENCES

References

WDP has provided building envelope and structural failure consulting services throughout the United States for a wide variety of clients including educational institutions, government, private developers, insurance companies, lending institutions, condominium associations, contractors, attorneys and federal agencies. Below are several references for projects presented in this proposal as relevant experience.

William & Mary, Wren Building Williamsburg, VA

Contact Name: Adam Witkowski / Susan Kern
Project Manager / Executive Director, Historic Campus

Telephone No.: (757) 790-9087 / (757) 221-1540

Email Address: awitkowski@wm.edu | skerns@wm.edu

WDP's staff has had the opportunity to work with the College of William & Mary for a wide variety of projects including structural evaluation of post-tensioned structures, evaluation of timber, façade evaluation and repair, and window replacement, among others over the last fourteen years.

West Virginia Department of General Services, West Virginia Capitol Building

Contact Name: Bill Barry
Director

Telephone No.: (434)-243-5329

Email Address: tsh2n@virginia.edu

WDP's staff has worked closely with the West Virginia General Services Division (GSD) on multiple projects since 2015. WDP has investigated water intrusion issues at the West Virginia State Capitol Dome as well as designed structural repairs and historic restoration for this structure.

Subconsultant's (KTA) Reference

The Towers at Laguna Woods Elastomeric Coatings Condition Assessment

Contact Name: Ms. Lisa Armstrong, General Manager

Telephone No.: larmstrong@pmpmanage.com

Email Address: N/A

"WDP has been a great partner on multiple projects including the Ford House Office Building Façade Assessment for the Architect of the Capitol. The AOC Project Manager said their assessment report was one of the best he had ever seen. WDP has a wealth of experience in building enclosure, façade investigation and building science, they are very flexible and easy to work with, and they do excellent work. I recommend them highly. "

Timothy J. Duffy, AIA, CSI, LEED AP – Vice President
Leo A. Daly

**ADDITIONAL TERMS AND CONDITIONS
(Architectural and Engineering Contracts Only)**

1. PLAN AND DRAWING DISTRIBUTION: All plans and drawings must be completed and available for distribution at least five business days prior to a scheduled pre-bid meeting for the construction or other work related to the plans and drawings.

2. PROJECT ADDENDA REQUIREMENTS: The Architect/Engineer and/or Agency shall be required to abide by the following schedule in issuing construction project addenda. The Architect/Engineer shall prepare any addendum materials for which it is responsible, and a list of all vendors that have obtained drawings and specifications for the project. The Architect/Engineer shall then send a copy of the addendum materials and the list of vendors to the State Agency for which the contract is issued to allow the Agency to make any necessary modifications. The addendum and list shall then be forwarded to the Purchasing Division buyer by the Agency. The Purchasing Division buyer shall send the addendum to all interested vendors and, if necessary, extend the bid opening date. Any addendum should be received by the Purchasing Division at least fourteen (14) days prior to the bid opening date.

3. PRE-BID MEETING RESPONSIBILITIES: The Architect/Engineer shall be available to attend any pre-bid meeting for the construction or other work resulting from the plans, drawings, or specifications prepared by the Architect/Engineer.

4. AIA DOCUMENTS: All construction contracts that will be completed in conjunction with architectural services procured under Chapter 5G of the West Virginia Code will be governed by the attached AIA documents, as amended by the Supplementary Conditions for the State of West Virginia, in addition to the terms and conditions contained herein. The terms and conditions of this document shall prevail over anything contained in the AIA Documents or the Supplementary Conditions.

5. GREEN BUILDINGS MINIMUM ENERGY STANDARDS: In accordance with West Virginia Code § 22-29-4, all new building construction projects of public agencies that have not entered the schematic design phase prior to July 1, 2012, or any building construction project receiving state grant funds and appropriations, including public schools, that have not entered the schematic design phase prior to July 1, 2012, shall be designed and constructed complying with the ICC International Energy Conservation Code, adopted by the State Fire Commission, and the ANSI/ASHRAE/IESNA Standard 90.1-2007: Provided, That if any construction project has a commitment of federal funds to pay for a portion of such project, this provision shall only apply to the extent such standards are consistent with the federal standards.

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.

Rex A. Cyphers, P.E., Principal, COO

(Name, Title)
Rex A. Cyphers, P.E., Principal, COO

(Printed Name and Title)
33 Summers Hospital Road, Hinton, WV 25951

(Address)
(304) 660-0400 / 571-292-9842

(Phone Number) / (Fax Number)
RCyphers@wdpa.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.

By signing below, I further certify that I understand this Contract is subject to the provisions of West Virginia Code § 5A-3-62, which automatically voids certain contract clauses that violate State law.

WDP & Associates Consulting Engineers, Inc.

(Company)



P.E., Principal, COO

(Authorized Signature) (Representative Name, Title)

Rex A. Cyphers, P.E., Principal, COO

(Printed Name and Title of Authorized Representative)

November 16, 2021

(Date)

(304) 660-0400 / (571) 292- 9842

(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: WDP & Associates Consulting Engineers, Inc.

Authorized Signature:  Date: November 16, 2021

State of Virginia

County of Prince William, to-wit:

Taken, subscribed, and sworn to before me this 16th day of November, 2021.

My Commission expires October 31, 2023.

AFFIX SEAL HERE

NOTARY PUBLIC







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: 956160			Reason for Modification:
Doc Description: EOI: Supreme Court Chamber Ceiling Evaluation and Repair			
Proc Type: Central Contract - Fixed Amt			
Date Issued	Solicitation Closes	Solicitation No	Version
2021-10-26	2021-11-16 13:30	CEOI 0211 GSD2200000003	1

BID RECEIVING LOCATION

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

VENDOR

Vendor Customer Code:
Vendor Name : WDP & Associates Consulting Engineers, Inc.
Address : 33 Summers Hospital Road
Street : Summers Hospital Road
City : Hinton
State : West Virginia **Country :** United States **Zip :** 25951
Principal Contact : Rex A. Cyphers, P.E., Principal, COO
Vendor Contact Phone: (304)660-0400 **Extension:**

FOR INFORMATION CONTACT THE BUYER

Melissa Pettrey
 (304) 558-0094
 melissa.k.pettrey@wv.gov

Vendor
 Signature X

FEIN# 54-1763349

DATE 11/16/2021

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

ADDITIONAL INFORMATION

Expression of Interest (EOI)

The Acquisitions and Contract Administration Section of the Purchasing Division ("Purchasing Division") is soliciting Expression(s) of Interest ("EOI" or "Bids") for the West Virginia Department of Administration, General Services Division ("Agency"), from qualified firms to provide historic architectural, engineering, and conservation services ("Vendors") per the specifications, bid requirements and terms and conditions as attached hereto.

INVOICE TO	SHIP TO
DEPARTMENT OF ADMINISTRATION GENERAL SERVICES DIVISION 112 CALIFORNIA AVENUE, 5TH FLOOR CHARLESTON WV 25305 US	DEPARTMENT OF ADMINISTRATION GENERAL SERVICES DIVISION BLDG 1 1900 KANAWHA BLVD E CHARLESTON WV 25305 US

Line	Comm Ln Desc	Qty	Unit Issue
1	EOI: Supreme Court Chamber Ceiling Evaluation and Repair		

Comm Code	Manufacturer	Specification	Model #
81101508			

Extended Description:

EOI: Supreme Court Chamber Ceiling Evaluation and Repair

SCHEDULE OF EVENTS

Line	Event	Event Date
1	Vendor Q&A by 3:00 PM	2021-11-05

	Document Phase	Document Description	Page
GSD2200000003	Final	EOI: Supreme Court Chamber Ceiling Evaluation and Repair	3

ADDITIONAL TERMS AND CONDITIONS

See attached document(s) for additional Terms and Conditions

WDP & Associates Consulting Engineers, Inc.

33 Summers Hospital Road
Hinton, West Virginia 25951
(304) 660-0400 |
www.wdpa.com

