

SECTION I UNDERSTANDING OF THE PROJECT

McKinley & Associates has prepared a brief response to each of the evaluative criteria listed in the request for proposal's Part 4.1.b) sections.

Much of the information is contained on other pages within this proposal, to which we refer for your convenience in locating the supporting documents.

- i.** Our past Historic Preservation experience includes extensive interaction with both The Secretary of the Interior's "*Standards for the Treatment of Historic Properties*" and the West Virginia State Historic Preservation Office. Our efforts include qualifying structures for the National Register of Historic Places, renovations of contributing buildings in Historic Districts, and qualifying clients for Historic Rehabilitation Tax Credits. You appropriately recognize how codes, and state / federal regulations are important to a successful project.
- &**
- ii.** Our professional's design within these codes daily, as our practice is and remains a West Virginia practice and we are dedicated more than ever to the state in which we live. We have completed over 40 historic projects throughout the tri-state region.

- iii.** Historic Preservation is a passion for our firm. We are committed to saving and rehabilitating our past. Having an in-house staff of architects and engineers has allowed us to provide innovative, cost effective rejuvenation of historic buildings. Our team has experience with both small and large projects on tight schedules and fixed budgets. The program components of this Expression of Interest are well familiar to us. More importantly, the staff possessing such experiences is assigned directly to this team, a team of considerable depth and capacity.

The work to be performed by the design team is very clear. To evaluate, prioritize and design within budget and schedule to meet the needs of the West Virginia Division of Culture and History. The most important element of the entire process becomes communication from you to our designers. We use and welcome your input throughout the project, and you will at least review the plans and specifications at both 50% and 75% of the development phase.

The scope of your project would include studies and reviews of existing problems, site investigation to make sure the existing drawings are correct, construction drawings, bidding, and contract administration. We understand that your facility is both a museum and a historical landmark in the City of Wheeling, and we have the ability to conduct the assessments and repairs with minimal invasiveness to the building's infrastructure. We have an excellent project closeout program that educates your team members. Your project needs to meet all of the current codes and standards required by the State of West Virginia, and we are here to meet these needs.

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ARCHITECTS DIVISION
STATE OF WV

SECTION I UNDERSTANDING OF THE PROJECT

iii. McKinley & Associates is proposing to create a Historic Preservation Plan consisting of:
(continued)

- Historical Research
 - Determining origins, documenting changes to the structures, and noting historical events surrounding the buildings
 - This will be needed so that any future changes or alterations to the structure may be complete with respect to the heritage of the building
- Existing Conditions Analysis
 - Assess and document exterior systems: roofs, windows, stone & masonry
 - Assess and document interior systems: Plaster, plumbing, electrical, elevator
 - Identify architecturally defining exterior details and interiors features
- Historic Materials, Systems, and Design Analysis
 - Identify areas of greatest concern
 - Recommend preservation and conservation tasks
 - Determine appropriate materials, finishes, and practitioners
 - Identify cyclical maintenance tasks
- Restoration and Maintenance Cost Analysis
 - Determine costs of identified preservation tasks
 - Determine costs of cyclical maintenance tasks
- Develop Building-Specific Reports and Final "Living" Report
 - Compile final documentation for delivery
 - Plan "refresh" schedule to update plan and revisit recommendations
- Develop Training and Education Program for
 - Administrative decision-makers
 - Maintenance staff involved in day-to-day decision making

iv. Our Quality Assurance program starts with our peer review where a registered professional not involved in the design becomes reviewer of the project before going to bid. Additionally, at our regularly scheduled projects meetings the entire design team is constantly reviewing the process.

Timely Execution: In the past 27 years we have extensive experience with historic preservation projects. The technical depth of our professional staff indicates that this project can be accomplished without overloading our group or computer graphics systems. Our project team has been chosen for this project and they are available to dedicate the necessary time to this effort. We are available to start immediately upon our being selected, and will provide the necessary hours to complete your project on time. We can provide your project with our standard services which allows more time to review, or we have the ability to "fast-track" your project to complete it quicker. We achieve success on our "fast-track" projects by maintaining time and cost management, quality control and excellent communication amongst the client and contractors.

We believe the Cost Containment process is most effective when Value Engineering is introduced as early in the project as possible. Our record with numerous projects indicates this process ideally begins in the programming and predesign phases where the most significant savings can be made without impact to the project schedule. As the design process continues into later phases significantly smaller savings are achievable.

SECTION II FIRM & INDIVIDUAL QUALIFICATIONS

i. McKinley & Associates was founded in 1981.

ii.	3.2.1 Roof	3.2.2 Windows	3.2.3 Plaster	3.2.4 Concealed Modern Utilities	3.2.5 Plumbing, Electrical, & Elevators	3.2.6 Stone & Masonry Work
Artisan Center	X	X	X	X	X	X
Catholic Heritage Center	X	X	X	X	X	X
Maxwell Centre	X	X	X	X	X	X
Orrick Building	X	X			X	
Wagner Building	X	X			X	
Willow Glenn	X	X	X	X	X	X
WVNCC B & O Building			X	X	X	
WVU Colson Hall	X	X	X	X	X	X

SECTION II FIRM & INDIVIDUAL QUALIFICATIONS

ii.1. Information for each project is found in their individual sheet within the "Projects" tab. Here is a list of references:

**Maxwell Centre
Wagner Building**
Mr. Dennis Kozicki
THE MAXWELL PARTNERS
32-20th Street / Maxwell Centre #300
Wheeling, WV 26003
304/232-2280

Artisan Center
Mr. Robert Herron
CITY OF WHEELING
1508 Chapline Street
Wheeling, WV 26003
304/234-3617

Catholic Heritage Center
Mr. Darryl Costanzo
DIOCESE WHEELING-CHARLESTON
Eoff Street
Wheeling, WV 26003
304/233-0880

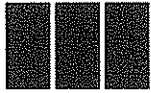
Orrick Building
Mr. Will Turani
ORRICK SUTCLIFFE, LLC
2121 Main Street
Wheeling, WV 26003
304/231-2629

B&O Building
Dr. Martin Olshinsky
WV NORTHERN COMMUNITY COLLEGE
1704 Market Street
Wheeling, WV 26003
304/233-5900

Colson Hall
Mr. Robert Moyer
WEST VIRGINIA UNIVERSITY
979 Rawley Lane
P.O. Box 6572
Morgantown, WV 26506
304/293-2873

iii. President: David B. McKinley, PE
Architect: Christina Schessler, AIA
Specializing in Mechanical Engineering: Bradley A. Crow, PE
Specializing in Electrical Engineering: Darren S. Duskey, PE
Specializing in Plumbing and Fire/Life Safety Engineering: Tim E. Mizer, PA, RE
Contract Administration: Gary Beighley
** Resumes are included within the "Design Team" tab.*

iv. The Primary Contact for this project is:
Christina Schessler, AIA
The Maxwell Centre
Suite 100
32 Twentieth Street
Wheeling, WV 26003
(304) 233-0140
cschessler@mckinleyassoc.com



September 26, 2008

Ms. Shelly Murray
Purchasing Division
2019 Washington Street, East
P.O. Box 50130
Charleston, WV 25305-0130

Dear Ms. Murray and Members of the Selection Committee,

We are pleased to provide the West Virginia Division of Culture and History with our Expression of Interest for architectural and engineering design services for the roof replacement, facilities repairs and restoration project at the West Virginia Independence Hall. We have studied your RFP, are familiar with the building, and believe our proposed design team is the perfect fit for your project.

We have vast renovation experience and are familiar with projects that respect the historic nature of the building. Our past Historic Preservation experience includes extensive interaction with both The Secretary of the Interior's Standards for the Treatment of Historic Properties and The West Virginia State Historic Preservation Office. Our efforts include qualifying structures for the National Register of Historic Places, renovations of contributing buildings in Historic Districts, and qualifying clients for Historic Rehabilitation Tax Credits. We are committed to saving and rehabilitating our past.

As our practice is and remains a Wheeling practice, we are dedicated more than ever to the community in which we live. Being only a few blocks from the site, you can be assured that you will receive the best service for your proposed project.

Thank you for reviewing our submission and considering McKinley & Associates for your project. We are very excited about the possibility of working again with the West Virginia Division of Culture and History. If you have any questions, please do not hesitate to call at any time.

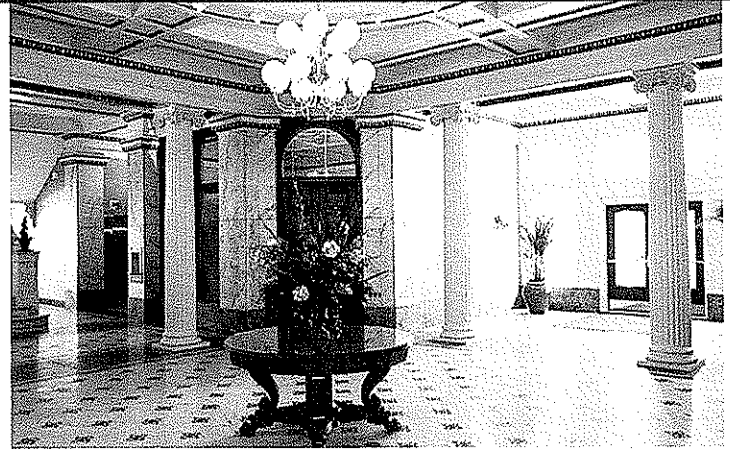
Personal Regards,

James E. Buch
McKinley & Associates

CORPORATE INFORMATION

Firm History

Founded in 1981, McKinley & Associates is a multi-discipline **full service Architecture & Engineering firm**, offering comprehensive **professional services in architecture, engineering, interior design and construction administration**. We have a broad range of skill and experience for projects involving educational, governmental, medical, commercial, religious and recreational operations. Our adaptive Re-Use experience is the foundation upon which **McKinley & Associates** was established. With **over \$35 million in office building renovation / historic preservation** in the past 3 years, we consider this sector of our business, our best.



Firm Information

David McKinley, PE
Principal

Gregg Dorfner, AIA
Director of Architecture

Tim Mizer, PE, RA
Director of Engineering

Gary Beighley
Director of Contract Admin.

Date of Incorporation

1981 Wheeling, West Virginia

Number of Professionals

Total Size	40+
Architects & Interns	10
Engineers	6
Contract Administration	4
Quality Control	2
Arch./Eng. Designers	10
Interior Designs	2
MIS	1
LEED Architects	1

Location

Headquarters

The Maxwell Centre
Thirty-Two - Twentieth Street
Suite 100
Wheeling, West Virginia 26003
P: 304-233-0140
F: 304-233-4613

Satellite Offices

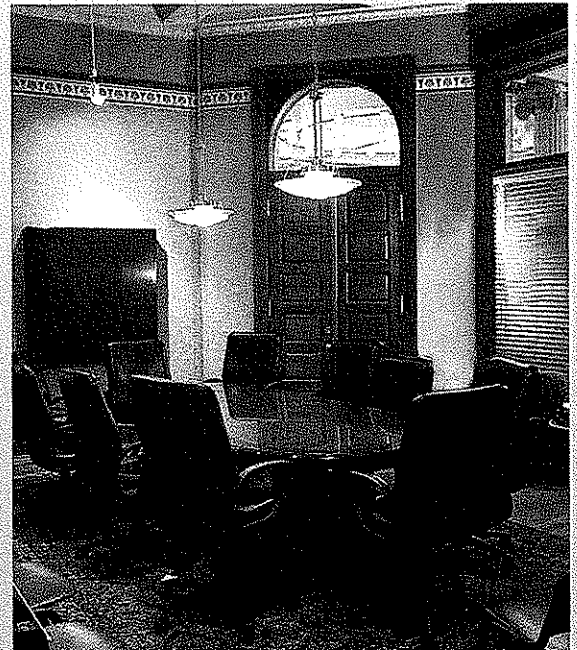
Charleston Area Alliance Building
1116 Smith Street
Suite 406
Charleston, West Virginia 25301
P: 304-340-4267
F: 304-340-4269

Washington Trust Building

6 S. Main Street
Suite 1028
Washington, Pennsylvania 15301
P: 724-223-8250
F: 724-223-8252

Credentials

McKinley & Associates is a member of the following **organizations**:
AWI, WVEDC, AIA, NFPA, NCARB, ASCE, ASPE, BOCA, ASHRAE, ACI International



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

QUALIFICATIONS

Founded in 1981, McKinley & Associates has become generally accepted as the largest A/E firm in West Virginia. We provided design services for projects representing more than \$100,000,000 annually in construction value.

We have a broad range of skills and experience for projects involving medical, religious, educational, government agencies, manufacturers, commercial and recreational operations, as well as developers. In the past 5 years our firm has been awarded 3 prestigious AIA Honor and Merit Awards for our works.



WV State Police - Morgantown

We recently completed the \$20 million - 600,000 SF Phase II of Cabela's Distribution Center, with the expanded project now totalling \$40 million and 1,200,000 SF.

We are currently on our second 5-year Open-End Contract with the West Virginia State Police. We completed a major master-plan of all of their 72 buildings statewide, as well as design for many detachments, which includes renovations, additions and new buildings.



Cabela's Distribution Center

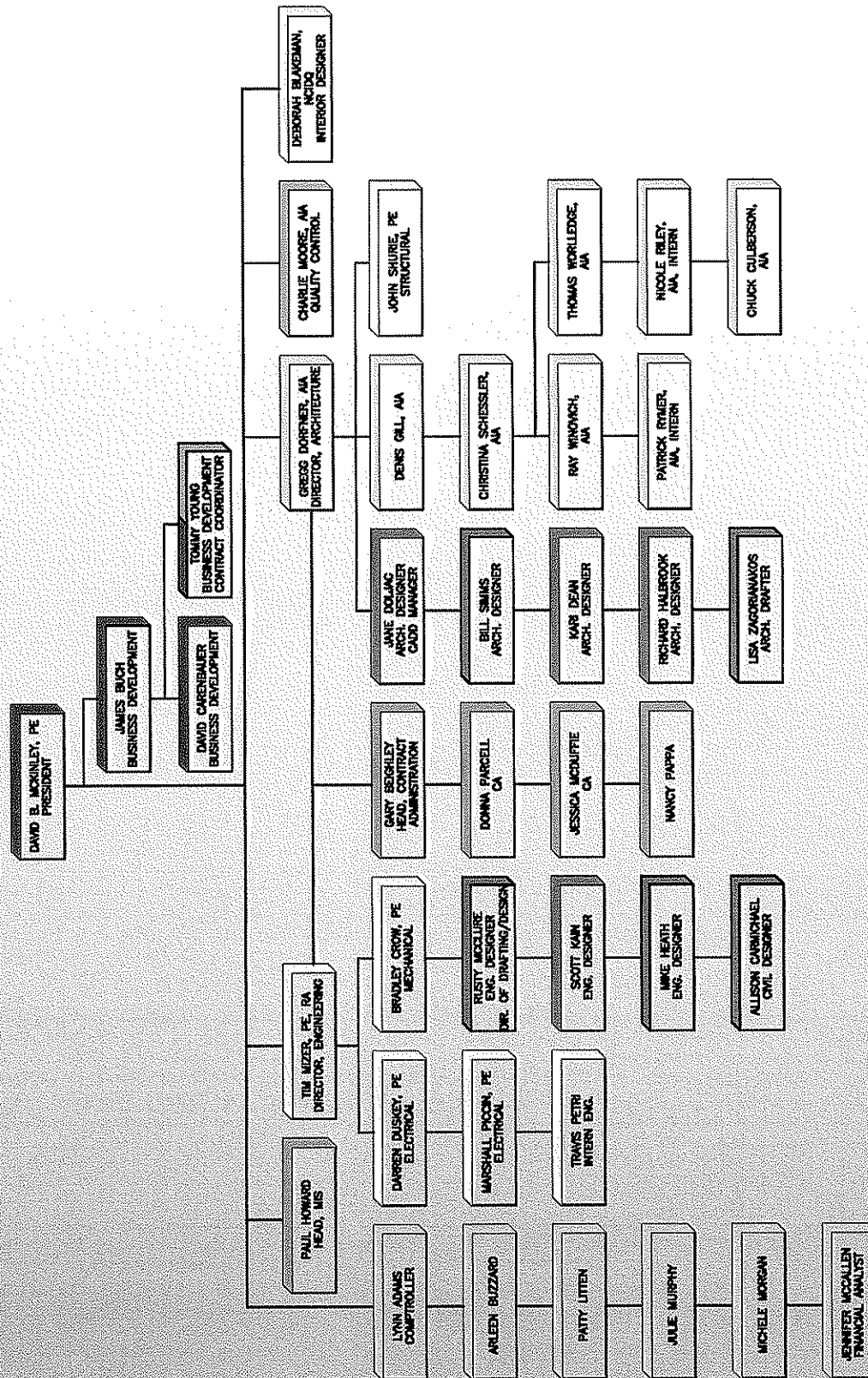
Two of our most recent educational projects are the \$63 million High School projects in Wood County, WV and the \$20 million new Chapmanville High School in Logan County, WV. We are active members in The Council of Educational Facility Planners International (CEFPI), and we have 3 members who have achieved REFP status (Recognized Educational Facility Professional).



Chapmanville High School

Generally recognized as West Virginia's largest A/E firm, our 40+ person Professional staff includes: Architects; Civil, Structural, Electrical and Mechanical Engineers as well as Interior Designers and Planners. We have provided professional services in all 55 counties of West Virginia.

ORGANIZATION CHART



FLOW CHART



Expression of Interest

#DCH09027

West Virginia Division of Culture and History

West Virginia Independence Hall - Wheeling, WV

Architectural/Engineering Services

Roof Replacement, Facility Repairs and Restoration

President

David B. McKinley, PE

Project Architect — Christina Schessler, AIA

Engineering Team —
Tim E. Mizer, PE, RA
Bradley A. Crow, PE
Darren S. Duskey, PE

Contract Administration — Gary A. Beighley

DAVID B. MCKINLEY, PE

President

EDUCATION:

Purdue University
B.S. Civil Engineering - 1969

University of Pittsburgh
AISC Advanced Structural Engineering (CEU)

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineering in:

West Virginia
Ohio
Pennsylvania
North Carolina
South Carolina
Illinois
Minnesota
Michigan

Member:

National Society of Professional Engineers
American Concrete Institute
American Society of Civil Engineers
West Virginia Society of Professional Engineers

WVSPE:

"Outstanding Young Engineer" - 1976

Board of Directors:

NSPE (1977-1981)

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
President
Wheeling, WV (1981 to present)

Jarvis, Downing and Emch
Vice President and Chief Engineer
Wheeling, WV (1967-1971, 1972-1981)

Penn Construction Company
Wheeling, WV (1971-1972)

Wheeling Homes of West Virginia
President
(1971-1984)

SUMMARY OF EXPERIENCE:

From his experience in the construction industry since 1967, McKinley has built a reputation of pragmatic and economical solutions to design problems. He has a wide range of experience with institutional, commercial and industrial projects. Using a team approach to design work, McKinley & Associates has been able to participate as either the principal firm or a consultant on several hundreds of million dollars worth of projects in the past ten years.

NOTABLE PROFESSIONAL EXPERIENCES:

Principal-in-Charge of NASA's "Classroom of the Future" at Wheeling Jesuit University, Wheeling Downs Clubhouse, Tire America Corporate headquarters and distribution center, Artisan Center/Wheeling, Marshall County Courthouse Addition, Mt. De Chantal Gym and Multi-Purpose Center, Pleasants County Schools. Design recognition for numerous historic buildings rehabilitation projects including The Maxwell Centre, The Wagner Building, St. Matthews Church, Hazel Atlas and the Linsly School.



McKINLEY & ASSOCIATES
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Architect

CHRISTINA SCHESSLER, AIA

EDUCATION:

The Pennsylvania State University
Bachelor of Architecture - 1989

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Architect in:

West Virginia
Pennsylvania
Ohio

NCARB Certificate - 2005

Member:

American Institute of Architects

Member, Board of Directors, & Treasurer:

The Midwife Center for Birth & Women's
Health / Pittsburgh, PA

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Wheeling, WV (2004 to present)

MacLachlan, Cornelius & Filoni Architects
Pittsburgh, PA (1999-2004)

Perfido Weiskopf Architects
Pittsburgh, PA (1996-1999)

T.L. Cox & Associates
Beaver, PA (1990-1996)

Valentour English Bodnar Architects
Mt. Lebanon, PA (1989-1990)

Kenny Williams & Williams Building Diagnostics
Maple Glen, PA (1988)

SUMMARY OF EXPERIENCE:

Ms. Schessler has 16 years of experience working one on one with a wide range of educational, professional, liturgical, medical and commercial clients. She is adept at developing space and utilization programs with clients who are unfamiliar with the architectural design process. Her skills include construction document preparation, consultant coordination and construction administration experience. As a volunteer and as a professional, Ms. Schessler has developed several projects for non-profit agencies on limited budgets.

NOTABLE PROFESSIONAL EXPERIENCES:

Project Architect

WVU Fire Training Academy / Jackson's Mill, WV

Project Architect

University of the South, Gaylor Hall Additions and Renovation

Project Architect

University of Pittsburgh, Blaisdell Hall, New Theater and Arts Building

Project Architect

Indiana University of PA, Uhler Hall Additions and Renovations

Project Architect

City Theatre, Storefront Restoration / Pittsburgh, PA

Project Architect

Beaver County Medical Center, Rheumatology Expansion

Project Architect

Passavant Memorial Homes, Kohler Hall Renovation



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Architectural Engineer / Architect

TIM E. MIZER, PE, RA

Director of Engineering Services

EDUCATION:

Kansas State University
B.S. Architectural Engineering - 1983

University of Cincinnati
Architecture

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineering in:
West Virginia
Ohio

Registered Architect in:
Ohio

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Architect / Engineer
Wheeling, WV (1995 to present)

M.C.C. Engineering
Director of Design
Columbus, Ohio (1988-1995)

Schooley Caldwell and Associates
Electrical & Mechanical Design
Columbus, Ohio (1986-1988)

Mizer Design
Free Lance Architectural Engineering Design
Columbus, Ohio (1985-1986)

Envirotek, Inc.
Drafting and Electrical & Mechanical Design
Raleigh, NC (1984-1985)

SUMMARY OF EXPERIENCE:

A very talented and unique professional who is registered both in engineering and architecture. Mizer's background as an Architectural Engineer has provided him with a total understanding of the engineering components which provides a cohesiveness on all of his projects. Being also a Registered Architect, he understands designing to allow for the engineering disciplines, including his responsibility of project management and design. Mr. Mizer is the head of McKinley & Associates engineering division.

NOTABLE PROFESSIONAL EXPERIENCES:

Design Engineer

West Virginia State Police Detachments

Site Engineer

Hancock County Middle School-new building & site

Site Engineer

WVU Fire Academy-new building & site

Project Architect / Engineer

Hope VI Phase II-new building development

Design Engineer

Barnesville (OH) Schools - new buildings

Design Engineer

Union Local Schools

Design Architect / Engineer

USCan rehabilitation project. 250,000 SF renovation of industrial building

Design Architect / Engineer

USPS Clarksburg MPO Renovation to historic building
Work also included HVAC and cooling tower

Project Architect / Engineer

Brooke County Animal Shelter building renovation

Project Architect / Engineer

Cadiz Presbyterian Church Maintenance master plan



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

Mechanical Engineer

BRADLEY A. CROW, PE

EDUCATION:

West Virginia Institute of Technology
B.S. Mechanical Engineering

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineering in:
West Virginia

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Mechanical Engineer
Wheeling, WV (2005 to present)

BDA Engineering
Design Engineer
Pittsburgh, PA (2001-2005)

Tri-State Roofing
Sales Engineer
Davisville, West Virginia (2000-2001)

Ravenswood Polymers
Site Engineer
Ravenswood, West Virginia (1997-2000)

SUMMARY OF EXPERIENCE:

Mr. Crow is an exciting and innovative Engineer who is on the cutting edge of his profession. His passion for his work translates into incredible design for his clients. His broad experience includes design for HVAC and plumbing for educational facilities, office buildings, shopping centers, apartment buildings, and other commercial and institutional facilities. Brad also has experience as a Site Engineer and Sales Engineer, which provides an unique understanding for problem solving.

NOTABLE PROFESSIONAL EXPERIENCES:

Mechanical Engineer

Wood County Schools (\$63+ million renovations)

Mechanical Engineer

WVU Colson Hall Renovations

Mechanical Engineer

WVU Fire Academy / Jackson's Mill

Mechanical Engineer

Southwest Cancer Institute Treatment Center (50,000 SF)

Mechanical Engineer

Nemacolin Woodlands Resort - Outdoor World

Mechanical Engineer

Mt. Lebanon Municipal Building Renovation (70,000 SF)

Mechanical Engineer

California University of PA (2-170 Bed Dorms).
Geothermal Heating & Cooling System

Mechanical Engineer

Slippery Rock University (4-320 Bed Dorms)

Mechanical Engineer

84 Lumber Corporate Offices (23,000 SF)



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ARCHITECTS • ENGINEERS • INTERIOR DESIGN

Electrical Engineer

DARREN S. DUSKEY, PE

EDUCATION:

The Ohio State University
B.S. Electrical Engineer - 1993

Marshall University
Graduate courses in Engineering

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Professional Engineer in:
West Virginia
Ohio

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Wheeling, WV (2002 to present)

Pickering Associates
Parkersburg, WV (1997-2002)

Magnetic Specialty, Inc.
Marietta, OH (1995-1997)

Inland Products, Inc.
Columbus, OH (1993-1995)

SUMMARY OF EXPERIENCE:

Mr. Duskey has 10 years of experience in the industrial, commercial, institutional, and educational markets with projects ranging from State Police detachment offices, electrical design of schools, health care facilities, large and small industrial projects, and commercial properties. He has extensive knowledge and experience with the National Electrical Code, state building codes, building industry standards and practices, and has demonstrated the ability to design qualitative and economic solutions to a myriad of challenges.

NOTABLE PROFESSIONAL EXPERIENCES:

Design Electrical Engineer
School project in Chapmanville, WV

Design Electrical Engineer
West Virginia State Police Detachment project in Berkeley County, WV

Design Electrical Engineer
Distribution warehouse for Cabela's in Wheeling WV

Project Electrical Engineer
Wayne Street Health Care center in Marietta, Ohio

Project Electrical Engineer
Solvay Polymers in Marietta, Ohio

Consulting Engineer
Chevron Phillips Chemical Company in Marietta, Ohio
(1998-2001)

Design Electrical Engineer
Magnetic Specialty, Inc. in Marietta, Ohio

Design Electrical Engineer
Swisher International in Wheeling, WV



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

GARY A. BEIGHLEY

Director of Contract Administration

CERTIFICATIONS:

SMACNA:

Proper Methods of Fabrication, Installation and Inspection of Heating, Ventilating and Air Conditioning Systems
New Standards, Codes and Laws for Equipment Rooms

AUTOCAD

ASME:

Sick Buildings and Legionaries Disease

TIMA:

Chlorofluorocarbons (CFC) Limitation in HVAC

Commonwealth of PA State Civil Service
Commission Building Construction Inspector

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Wheeling, WV (1994 to present)

A&B Plumbing
Heating Design
New Castle, PA (1992-1994)

Gumpf Engineering
Pittsburgh, PA (1984-1992)

Babcock and Wilcox
Beaver Falls, PA (1975-1983)

SUMMARY OF EXPERIENCE:

Mr. Beighley brings skills developed over 23 years of experience which included a cross-trained background of engineering, project management / coordination, estimating, field inspection and site design as well as administering the contract from start up to project close out. Gary has a unique ability to work with owner and contractor alike and get the project completed on time and within budget.

NOTABLE PROFESSIONAL EXPERIENCES:

Management of three (3) Contract Administrators

Contract Administrator for:

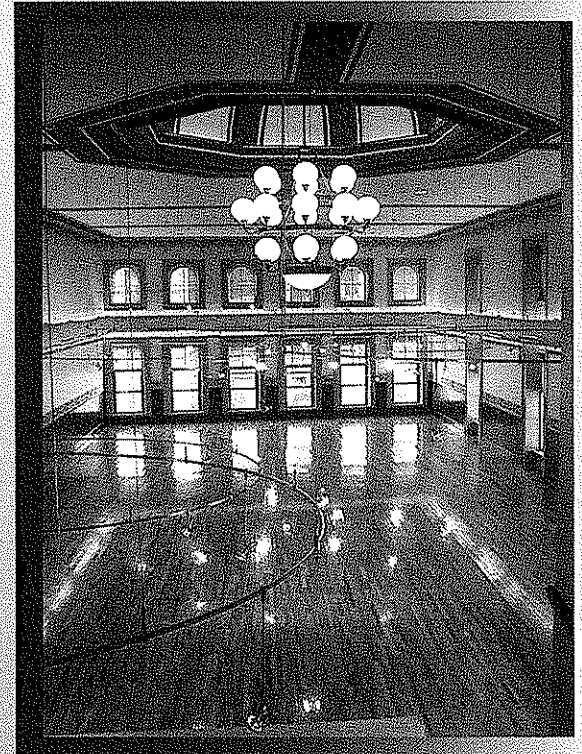
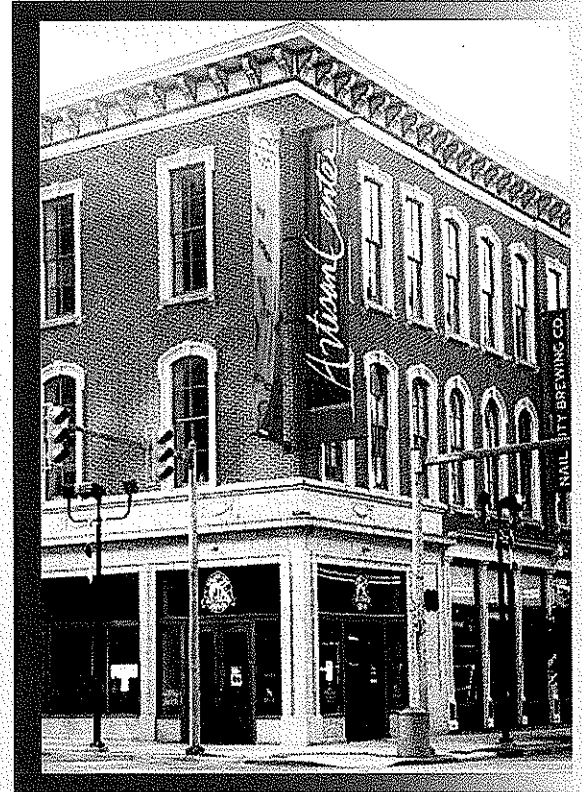
Oak Glen Middle School (82,000 SF, \$11 mil.)
Braxton County High School, FSC Addition (25,000 SF)
Ohio County Schools (14 years of projects)
Marshall County Schools (\$38+ mil.)
Wetzel County Schools
Fairmont University
West Virginia University, Fire Training Academy (40,000 SF)
Cabela's Distribution Center Phases I & II (1.2 million SF)
West Virginia State Police (statewide barracks)
US Postal Service / Morgantown, WV
Wheeling Island Race Track and Gaming Resort (40,000 SF)
Orrick / Wheeling, WV (adaptive re-use, 88,000 SF)
Bayer Federal Credit Union (adaptive re-use)
Braxton County Senior Center



HISTORIC PRESERVATIONS

The following represent recent and current preservation projects and were coordinated through the West Virginia State Historic Preservation Office (SHPO):

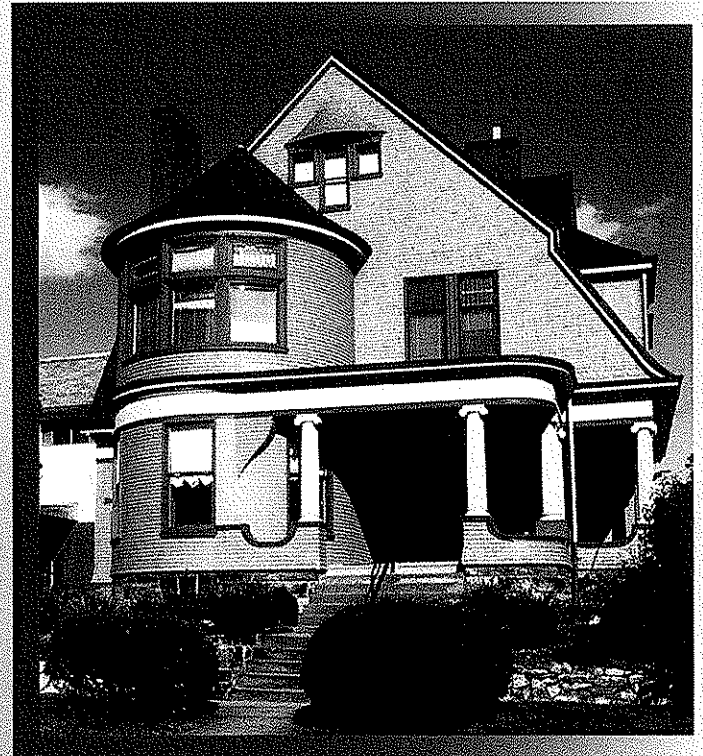
Bishop's Residence / Wheeling, WV
Catholic Heritage Center / Wheeling, WV
Chalfonte Hotel / Cape May, NJ
Federal Building / Clarksburg, WV
Hampshire County Courthouse / Romney, WV
Main Post Office Building / Clarksburg, WV
Maxwell Centre / Wheeling, WV
Orrick Center / Wheeling, WV
St. Matthew's Church / Wheeling, WV
West Virginia Capitol Complex / Charleston, WV
Wheeling Artisan Centre / Wheeling, WV
Wheeling Suspension Bridge / Wheeling, WV



HISTORIC PRESERVATIONS

The following represent recent and current preservation projects and were coordinated through the West Virginia State Historic Preservation Office (SHPO):

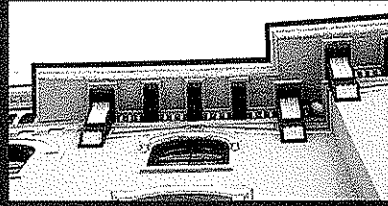
Dad's Sweet Tooth / Wheeling, WV
Egerter Building / Wheeling, WV
Klos Towers / Wheeling, WV
Larkin Apartments / Wheeling, WV
The Linsly School / Wheeling, WV
Old Governors Mansion / Wheeling, WV
Phillips Gardill Building / Wheeling, WV
Professional Building / Wheeling, WV
St. James Church / Wheeling, WV
Stone & Thomas Building / Wheeling, WV
US Postal Service / Gerrardstown, WV
Wagner Building / Wheeling, WV
Willow Glen / Woodsdale, WV
WVU Colson Hall / Morgantown, WV



HISTORIC PRESERVATIONS

The following represent recent and current preservation projects and were coordinated through the West Virginia State Historic Preservation Office (SHPO):

Brock Reed & Wade Building / Morgantown, WV
Charleston Enterprises Center / Charleston, WV
Dr. Morano; Warwick China / Wheeling, WV
McLaughlin Building / Webster Springs, WV
Mount De Chantal Academy / Wheeling, WV
OVMC Nurses Residence Hall / Wheeling, WV
Parkersburg High School / Parkersburg, WV
Popodican; Shepherd College / Shepherdstown, WV
Rectory, Diocese of Wheeling/Charleston / Wheeling, WV
West Liberty State College / West Liberty, WV
West Virginia Independence Hall / Wheeling, WV
WVNCC B & O Building / Wheeling, WV
WVNCC - Hazel Atlas Building / Wheeling, WV



ARTISAN CENTER

Wheeling, West Virginia

Owner
City of Wheeling

Size
40,000 SF approx.

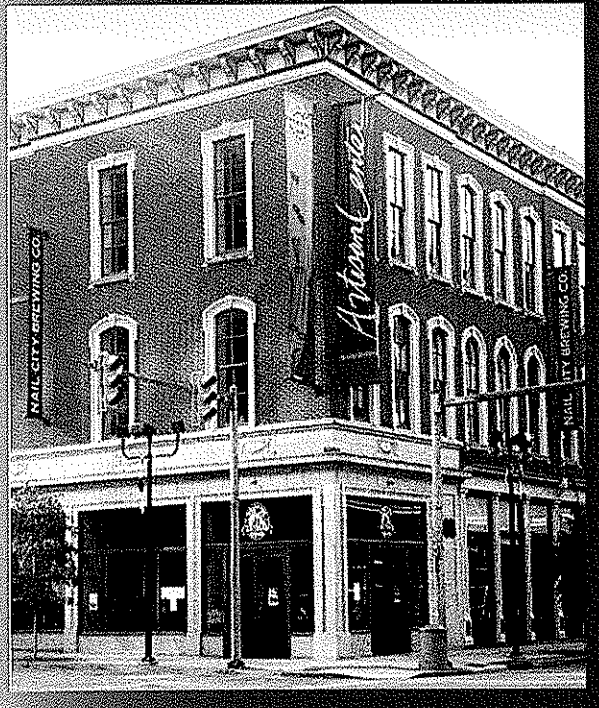
Construction Cost
\$1.8 mil.

Project Architects-Engineers
McKinley & Associates

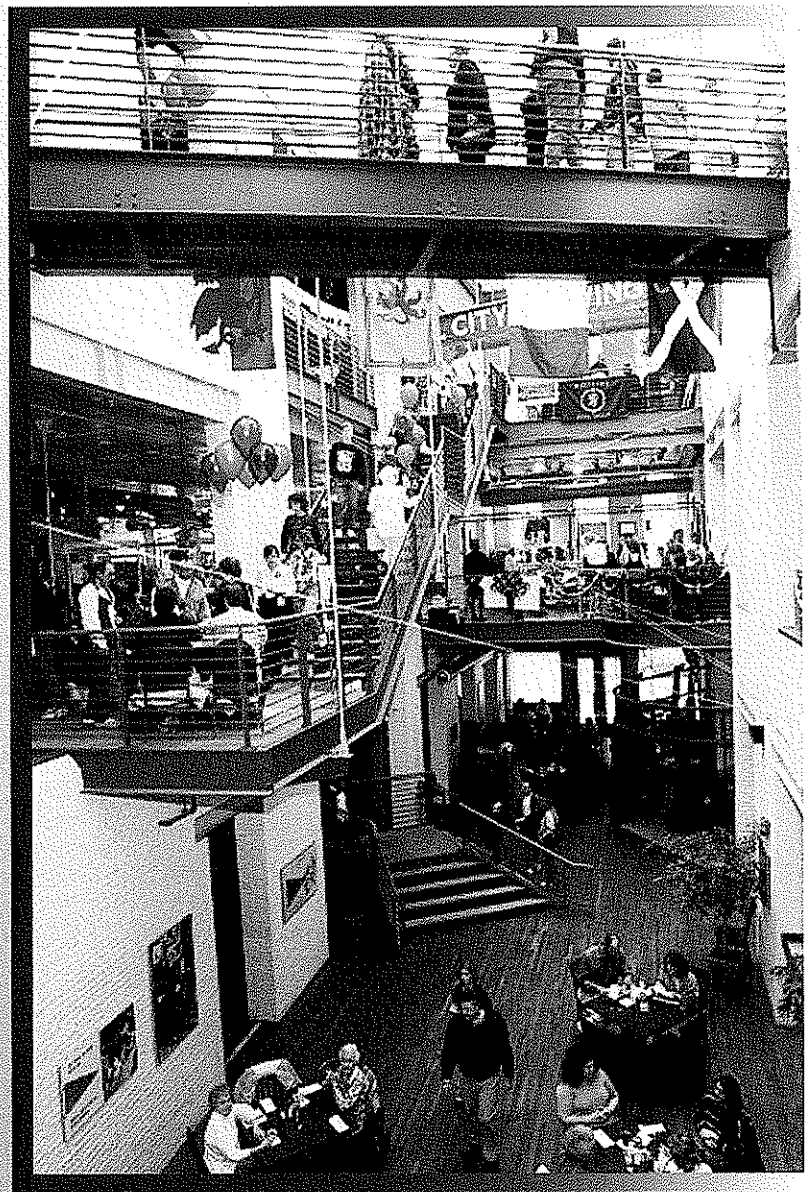
Project Architect
Murphy & Dittenhoffer

Contractor
Pat R. Ionadi Corp.
& Davison Electric

BEFORE
and AFTER



The Artisan Center at Heritage Square was a total renovation of a former warehouse into a 3-story, 40,000 SF tourist attraction. The building includes artisan areas, a full service restaurant as well as a large meeting/reception area. Design was in conjunction with Murphy & Dittenhoffer of Baltimore.



Bishop Bernard Schmitt

CATHOLIC HERITAGE CENTER

Wheeling, West Virginia

Owner

Catholic Diocese of Wheeling / Charleston

Size

40,000 SF approx.

Construction Cost

\$2.9 mil.

Project Architects-Engineers

McKinley & Associates

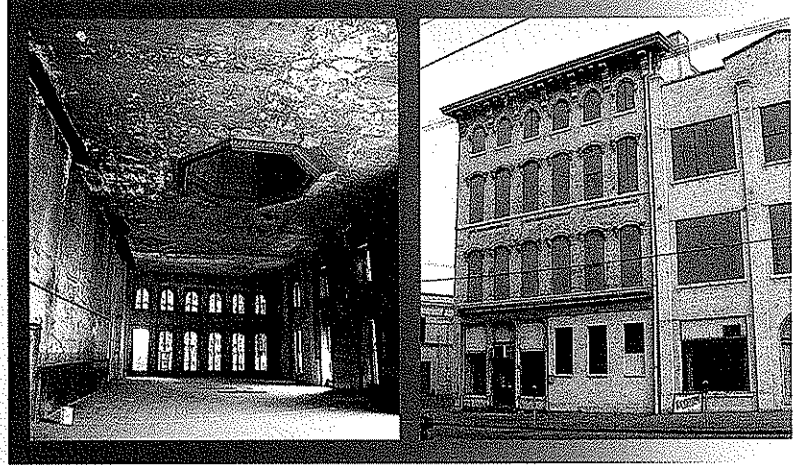
Project Architect

Denis Gill, AIA

Contractor

Walters Construction

BEFORE



A 40,000 SF renovation of an 100 year old auto parts warehouse. Work included all new systems throughout the structure. It will be the home of all informational records and artifacts of the Wheeling-Charleston Diocese.

AFTER



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

MAXWELL CENTRE



Wheeling, West Virginia

Owner
City of Wheeling

Size
51,000 SF approx.

Construction Cost
\$2.3 mil.

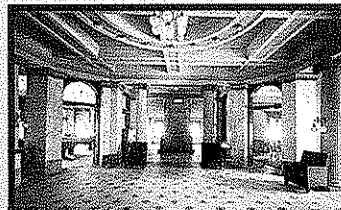
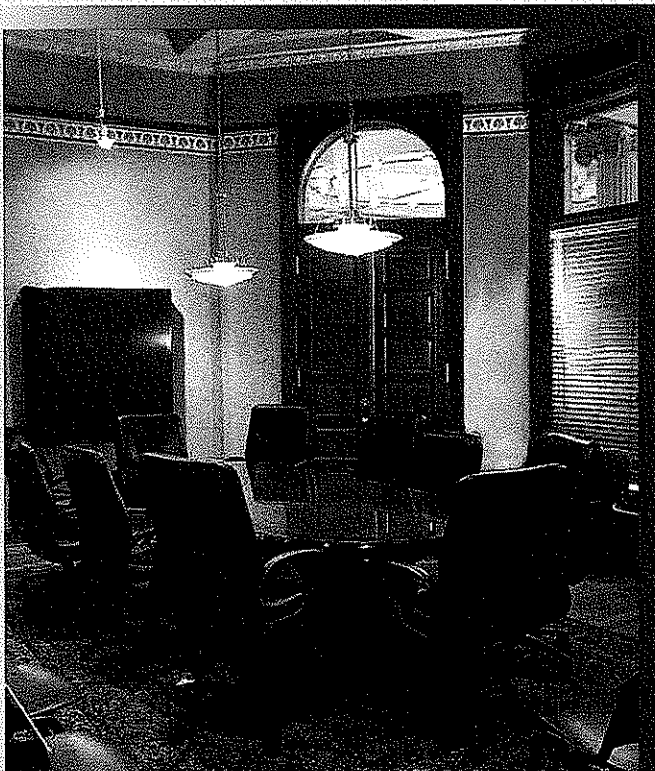
Project Architects-Engineers
McKinley & Associates

Project Architect
Denis Gill, AIA

Contractor
Walters Construction

The Maxwell Centre is now Wheeling's premier business address. In just over a year, this former YMCA facility is the home for over 100 professionals in two law firms, an accounting company, and McKinley & Associates. Dedicated to saving the past and long known as one of the state's leading historic preservation firms, McKinley & Associates led the way for this total renovation and restoration of a 1908 structure. The Maxwell Centre represents the firm's latest effort in protecting the historic fabric of Wheeling.

Work on this five story building included researching the architectural past as well as all new systems, including; mechanical, electrical, plumbing and fire and life safety. All design work and construction administration was completed by our firm. It was recognized and awarded by the Friends of Wheeling and the AIA West Virginia Chapter.



BEFORE
and AFTER



ORRICK BUILDING



AIA West Virginia
2002
**MERIT
AWARD**
FOR EXCELLENCE IN
ARCHITECTURE

Wheeling, West Virginia

Owner
Orrick Corporation

Size
88,000 SF approx.

Construction Cost
\$8 mil.

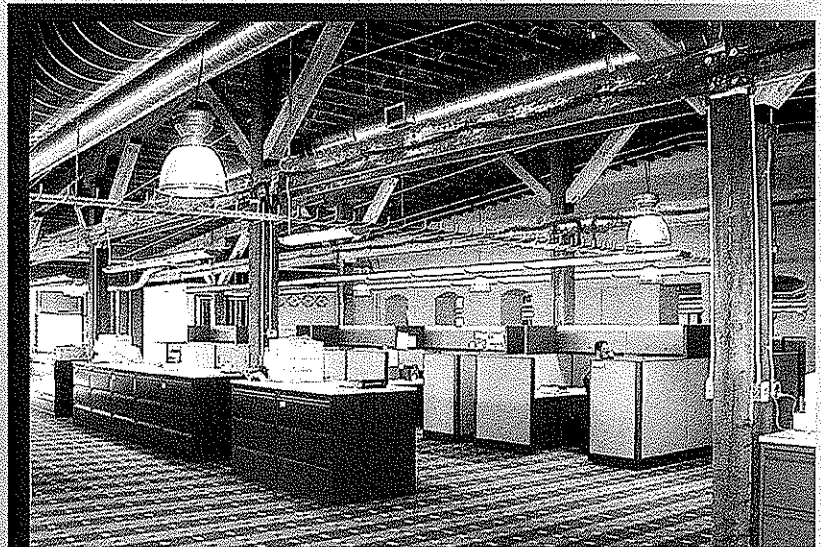
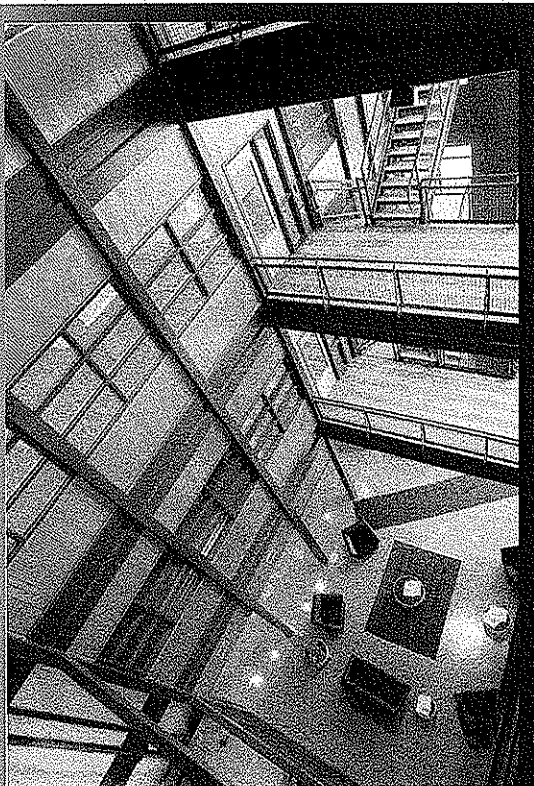
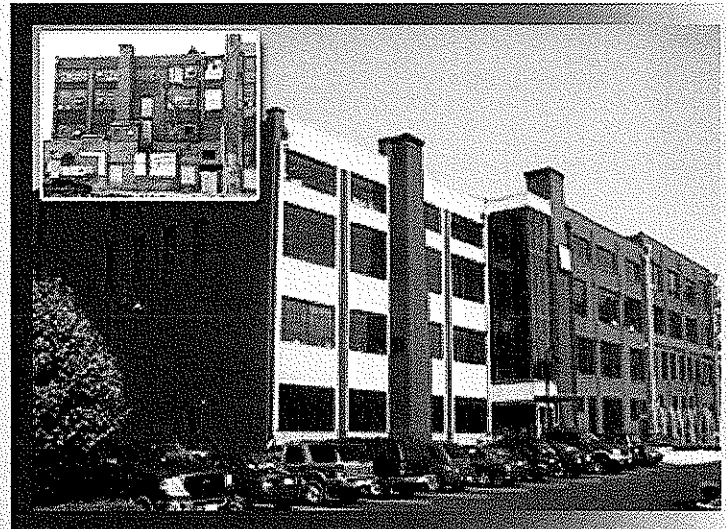
Project Architects-Engineers
McKinley & Associates

Project Architect
David B. McKinley, PE

Contractor
John Russell Construction

This four-story, 88,000 SF former historic warehouse is now "Class A" office space in downtown Wheeling. The building houses the international law firm Orrick. This 100 year old warehouse was renovated to create some of the most creative office space in the State. Architecture and engineering design was completed in-house and included structural, mechanical, civil, electrical and fire suppression systems. The project cost was in excess of \$8 million dollars and won the AIA Merit Award.

BEFORE
and AFTER



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

WAGNER BUILDING

Wheeling, West Virginia

Owner

The Maxwell Partners

Size

60,000 SF approx.

Construction Cost

\$6.2 mil.

Project Architects-Engineers

McKinley & Associates

Project Architect

Gregg Dorfner, AIA

Contractor

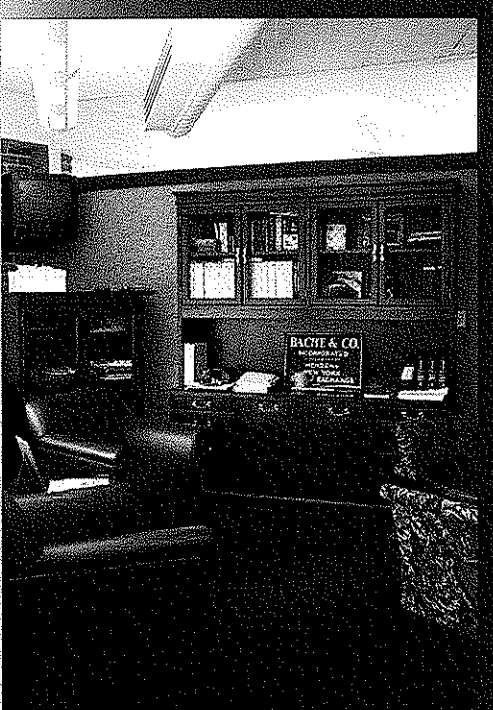
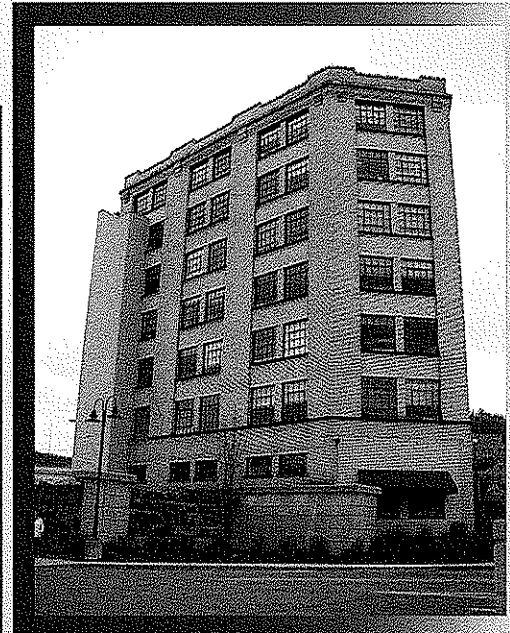
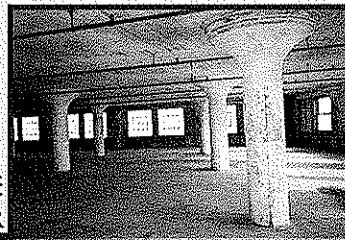
Pat R. Ionadi Corp. & Davison Electric

Our firm has provided all of the **architecture and engineering services** as well as working within the **Standards of the Department of Interior** for this 7-story 60,000 SF structure.

Located in the midst of the **renaissance of downtown Wheeling**, the **historic Wagner Building** is listed on the **National Register of Historic Places** and is the centerpiece of the new **10-acre Celoron Plaza Office Park**.

This seven-story office tower dominates the **waterfront skyline** and affords tenants **incredible and unsurpassed panoramic views of the majestic Ohio River**.

BEFORE
and AFTER

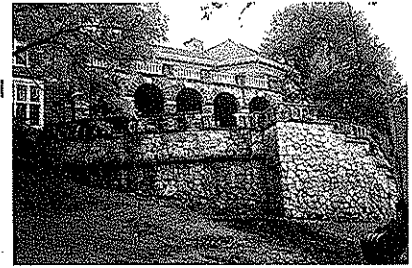


McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

WILLOW GLENN

Wheeling, West Virginia

Main Foundation Support Wall



BEFORE
and AFTER



B & O Building

WV NORTHERN COMMUNITY COLLEGE

Wheeling, West Virginia

Owner

West Virginia Northern Community College

Size

74,000 SF approx.

Construction Cost

\$1.8 mil.

Project Architects-Engineers

McKinley & Associates

Project Architect

Denis Gill, AIA

Contractor

Cattrell Companies

The goal of West Virginia Northern Community College's **B&O Building** was to upgrade the old railroad station into a facility that could be used for academic research and education. This renovation was completed in multiple phases.



Colson Hall

WEST VIRGINIA UNIVERSITY

Morgantown, West Virginia

Owner
West Virginia University

Size
34,000 SF approx.

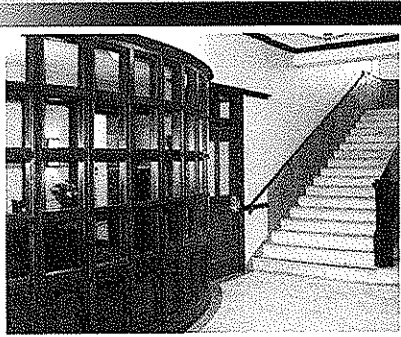
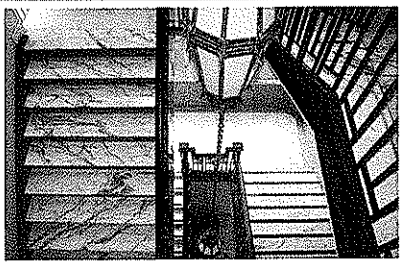
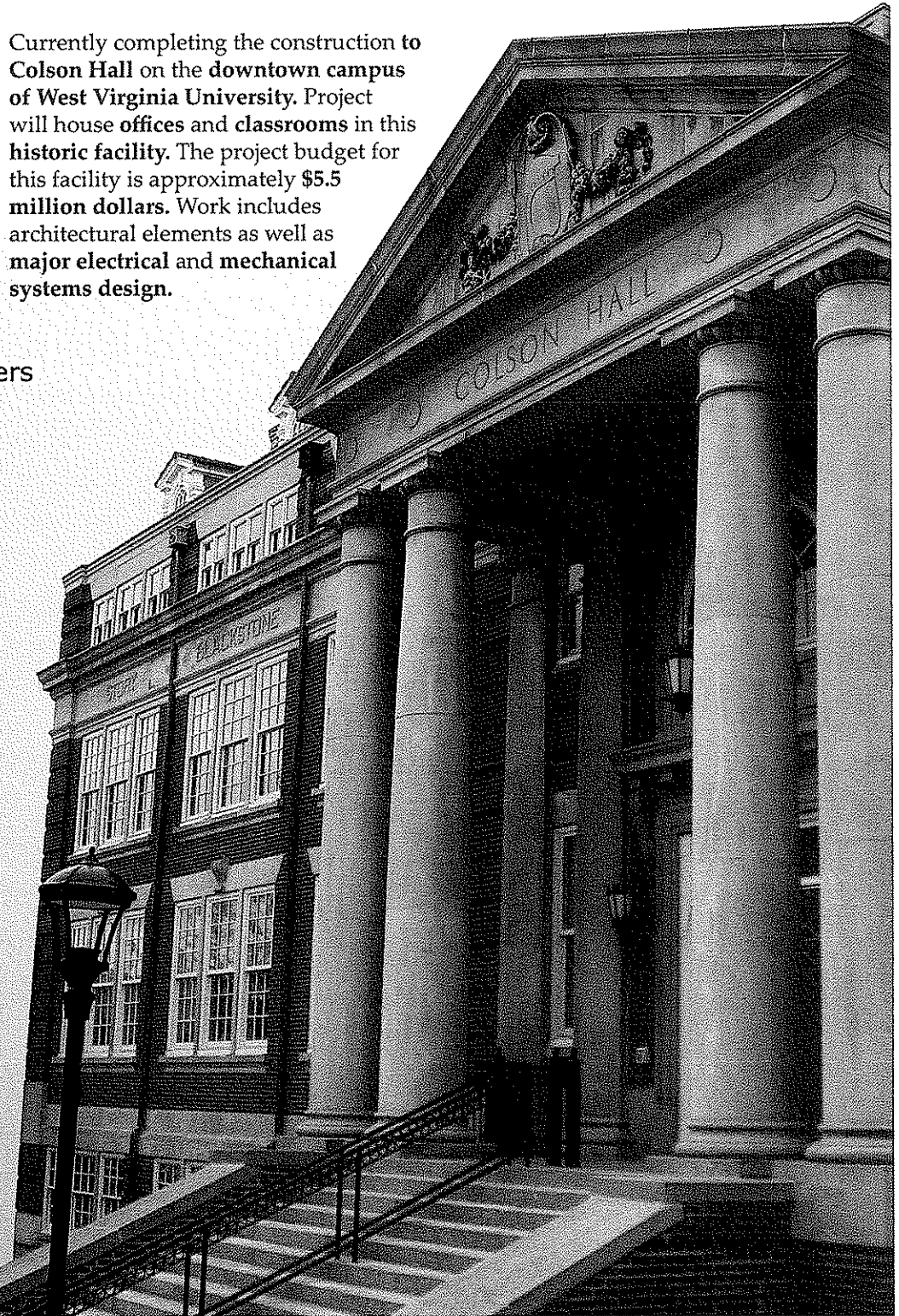
Construction Cost
\$5.5 mil.

Project Architects-Engineers
McKinley & Associates

Project Architect
Denis Gill, AIA

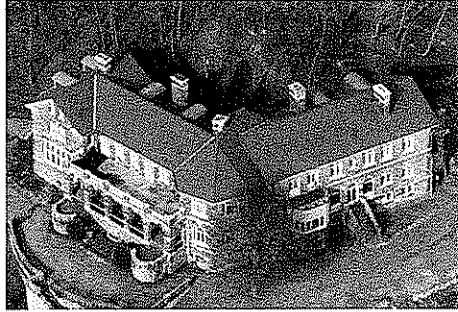
Contractor
TEDCO Construction

Currently completing the construction to **Colson Hall** on the downtown campus of West Virginia University. Project will house **offices and classrooms** in this historic facility. The project budget for this facility is approximately **\$5.5 million dollars**. Work includes architectural elements as well as **major electrical and mechanical systems design**.

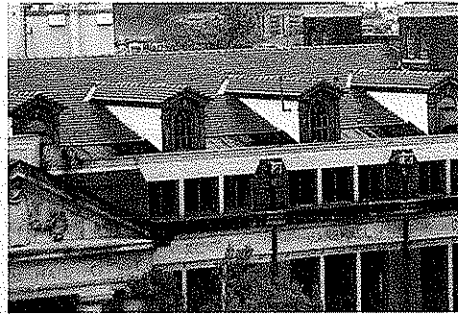


ROOF REPLACEMENTS

Our firm has completed a variety of projects, which serve to illustrate the creative and talented nature of our professional design staff. The following examples are chosen to exhibit an assortment of roof replacement projects we have successfully completed:



WILLOW GLENN
Wheeling, West Virginia



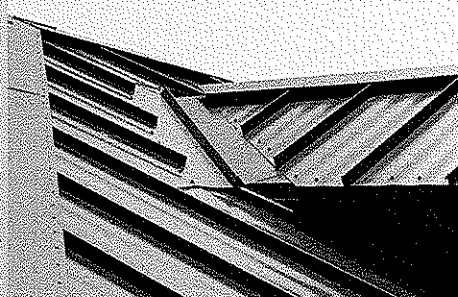
WVU - COLSON HALL
Morgantown, West Virginia



CATHOLIC HERITAGE CENTER
Wheeling, West Virginia



BRAXTON COUNTY HIGH SCHOOL
Flatwoods, West Virginia



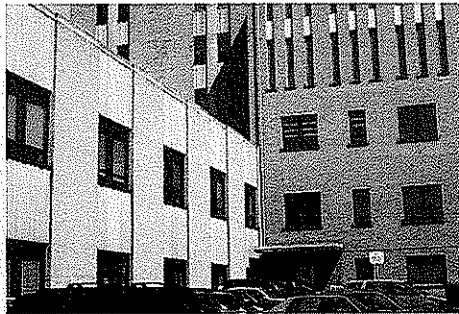
WVU - STALAKER HALL
Morgantown, West Virginia

WINDOW REPLACEMENTS

Our firm has completed a variety of projects, which serve to illustrate the creative and talented nature of our professional design staff. The following examples are chosen to exhibit an assortment of window replacement projects we have successfully completed:



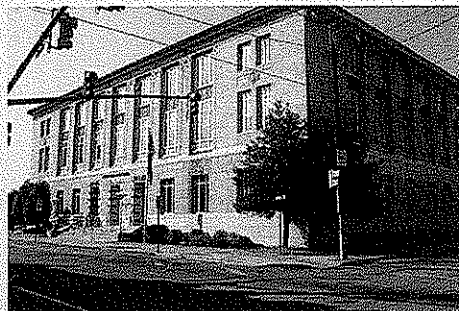
ARTISAN CENTRE
Wheeling, West Virginia



CITY-COUNTY BUILDING
Wheeling, West Virginia



RIVERVIEW TOWERS
Wheeling, West Virginia



MARION COUNTY COURTHOUSE
Fairmont, West Virginia



MAXWELL CENTRE
Wheeling, West Virginia



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

GOVERNMENT-FUNDED EXPERIENCE

Mckinley & Associates has extensive design experience in a variety of federally funded projects ranging from HUD-Housing projects to the DOD- Air Force F-16 jet fighter heat shields to NASA's Classroom of the Future.

We have also provided Services to the State of West Virginia, the State of Ohio, and to the Commonwealth of Pennsylvania. We have completed work for numerous counties and cities throughout these states.

The following are the federal agencies we have designed for in the past:

NATIONAL AERONAUTIC AND SPACE ADMINISTRATION
UNITED STATES POSTAL SERVICE
DEPARTMENT OF DEFENSE
VETERANS ADMINISTRATION
ECONOMIC DEVELOPMENT ADMINISTRATION
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
FEDERAL AVIATION ADMINISTRATION
MINE SAFETY AND HEALTH ADMINISTRATION



This list represents a brief history of some of the more current projects:

**NASA / WHEELING JESUIT COLLEGE
"CLASSROOM OF THE FUTURE"
Wheeling, West Virginia**

45,000 SF high-technology center, responsible for all engineering design. Work included mechanical, electrical, structural and civil engineering.

**UNITED STATES POSTAL SERVICE
State of West Virginia**

Designed over 100 Post Offices throughout West Virginia for ADA compliance. We currently are under two open-ended contracts with USPS and provide design services all over West Virginia.

We have designed over 15 other building and engineering projects both new and addition / rehabilitation in numerous cities in West Virginia.

GOVERNMENT-FUNDED EXPERIENCE

WEST VIRGINIA HIGH-TECH CONSORTIUM Fairmont, West Virginia

Engineering of a 3 building complex in Fairmont, West Virginia. Is the home to many technology firms. Total project size 77,000 SF.

DEPARTMENT OF DEFENSE, UNITED STATES AIR FORCE Ogden, Utah

Reverse engineering of the F-16 fighter jet heat Shield. Worked directly with Hill Air Force Base in Ogden, Utah. Had them manufactured at West Virginia's Follansbee Steel.

STATE BUILDING Weirton, West Virginia

Incorporated a state of the art multi governmental agency into one using 39,500 SF space with the cost of \$4 million to building. Work included master plan and all architectural and engineering components.

VETERANS ADMINISTRATION Numerous Locations

PITTSBURGH, PA

- Central Computer Facility
- Fire Suppression System
- Mechanical Equipment Modifications

CLARKSBURG, WV

- Door replacement program

BECKLEY, WV

- Central Computer Facility
- Nurses Station
- Veterans' Hospital
- Same Day Surgery Suite
- Oncology Addition

HUNTINGTON, WV

- Medical Vacuum System

MARSHALL COUNTY COMMISSION Marshall County, West Virginia

Work included a new Magistrates Building. Project includes new offices, courtroom and hearing rooms in a secure environment.

NATIONAL TECHNOLOGY TRANSFER CENTER / WHEELING JESUIT UNIVERSITY Wheeling, West Virginia

85,000 SF, high-technology center. Responsible for engineering element. Designed in conjunction with WTW of Pittsburgh.



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

GOVERNMENT-FUNDED EXPERIENCE

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT Numerous locations

We have worked with the HUD funding and review process in the design and construction of housing and modernization and ADA projects:

\$11.1 million Hope VI neighborhood project.

Over 138 homes designed and constructed on two sites.

\$1 million modernization project for the Moundsville Housing Authority

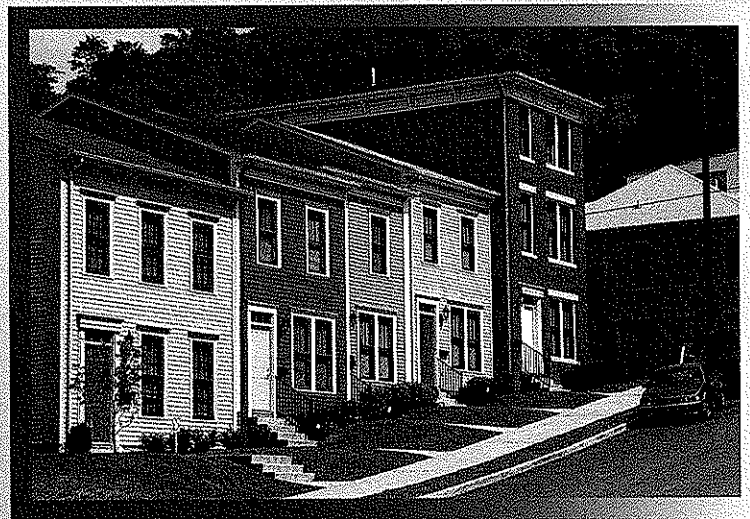
2.5 story elderly housing projects, responsible for all engineering

Rehabilitation of a historic building for Northwood Health Systems

Numerous renovation and site development projects for the Wheeling Housing Authority, Benwood Housing Authority, McMechen Housing Authority, Fairmont Housing Authority and Morgantown Housing Authority.

OHIO COUNTY AIRPORT MASTER PLAN Ohio County, West Virginia

Prepared a master plan study for the Ohio County Commission regarding future use of adjacent land around the Wheeling - Ohio County Airport. Work included proposed building sites as well as road circulation.



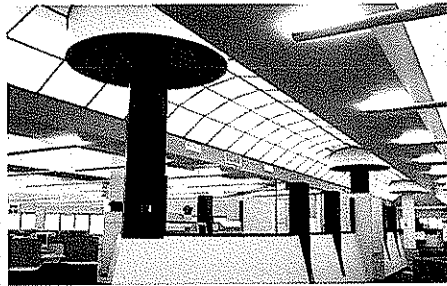
McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

SIGNIFICANT EXPERIENCES

Our firm has completed a variety of projects, which serve to illustrate the creative and talented nature of our professional design staff. The following examples are chosen to demonstrate the size and diversity of the projects we have successfully completed:

WEST VIRGINIA STATE POLICE Mason County Detachment Point Pleasant, West Virginia

The Project consists of a 3,465 square foot office building for the Mason County Detachment of the West Virginia State Police. This is only 1 of the 72 police facilities we have worked on throughout the state.

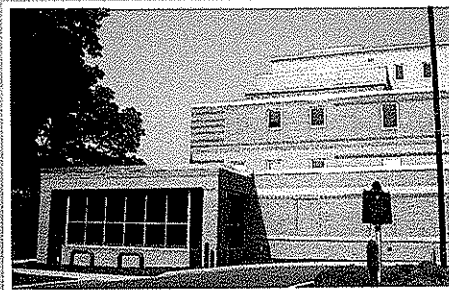


TELETECH Moundsville, West Virginia

New office complex for a national in-coming call center. This 58,000 SF, \$8.5 million single story structure is considered one of the finest office environments in West Virginia. The building is a highly technical and sophisticated in design.

WEST VIRGINIA STATE BUILDING Weirton, West Virginia

A \$4 million dollar new office building in Weirton, West Virginia. The building consolidated seven different governmental agencies in this geographic area. Firm completed all programming, architectural and engineering design as well as contract administration.



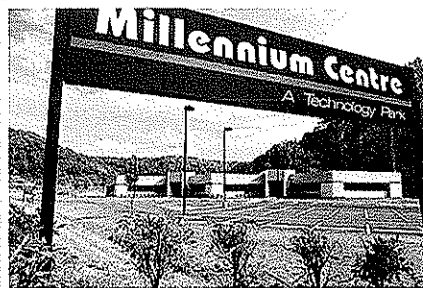
Veterans Administration Medical Center Beckley, West Virginia

We have completed over a dozen projects for six VAMC's in West Virginia and Pennsylvania, including this one in Beckley, WV.

SIGNIFICANT EXPERIENCES

CARDINAL HEALTH / OV CLARKSBURG Corporate Offices and Automated Distribution Center Wheeling, West Virginia

Design included over 230,000 SF of office and distribution space constructed in three phases. Scope of work included a state-of-the-art automated distribution system as well as a high tech computer center. Our firm has also developed a master planned the site for an additional 90,000 SF.

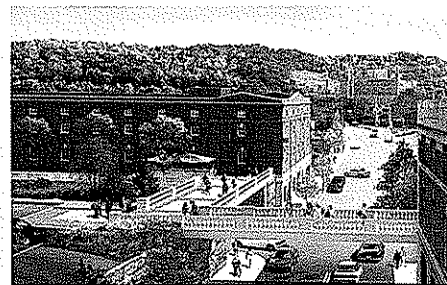


THE MILLENNIUM CENTER Ohio Valley Industrial and Business Development Corporation Triadelphia, West Virginia

This research and technical office complex consists of three office structures each approximately 15,000 SF. We also designed a 40,000 SF operational facility and a 5,000 SF test building.

WEST VIRGINIA NORTHERN COMMUNITY COLLEGE EDUCATION CENTER Wheeling, West Virginia

An adaptive reuse of an 84,000 SF (circa 1890) warehouse into higher education offices, classrooms, culinary arts facility and a multipurpose gymnasium.



CHILDREN'S HOME OF WHEELING Wheeling, West Virginia

A total design of 21,500 SF. Design included a Day Care Center and an Administration Wing. The Day Care Center included play areas, classrooms, offices, nursery areas, and common multi-purpose areas. The Administration Wing included offices, kitchen/cafeteria, multi-purpose gymnasium, day treatment areas, conference rooms and storage areas



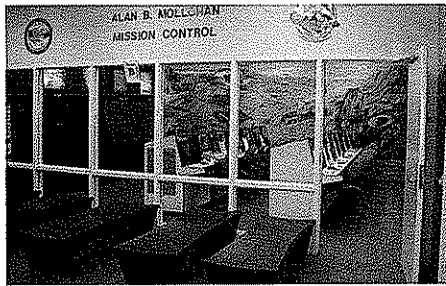
McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

SIGNIFICANT EXPERIENCES

UNITED STATES POSTAL SERVICE Morgantown, West Virginia

A 38,000 square-foot USPS Carrier Annex located within the I-79 Corridor.

We also have designed over 100 Post Offices throughout West Virginia for ADA compliance. We currently are under two open-ended contracts with USPS.



NASA's CLASSROOM OF THE FUTURE Wheeling Jesuit University Wheeling, West Virginia

Electronically sophisticated development center and classrooms funded in part by NASA; 45,000 SF of classrooms, offices, software research, exhibit space and the Challenger Space Center; up-link and down-link satellite communications; ARPS.

WHEELING ISLAND FIRE STATION Wheeling, West Virginia

The Wheeling Island Fire Station proved to be a very exciting and interesting project for McKinley & Associates. Currently, the Fire Station is nearing completion and will be occupied by the Wheeling Fire Department's Engine Company No. 5.



HOPE VI Wheeling, West Virginia

The Project was designed to complement the surrounding North Wheeling historical district. The trees lining the wide streets and the incorporation of gazebos create a pleasant neighborhood feeling. This mix of 68 apartments, duplexes and single-family homes with the Community Center offer a traditional neighborhood setting.

SIGNIFICANT EXPERIENCES

SERBIAN CULTURAL CENTER Weirton, West Virginia

A 45,000 SF Multi-Purpose Center. Building includes a banquet hall which seats 650, a commercial kitchen, a lounge area, and gymnasium.

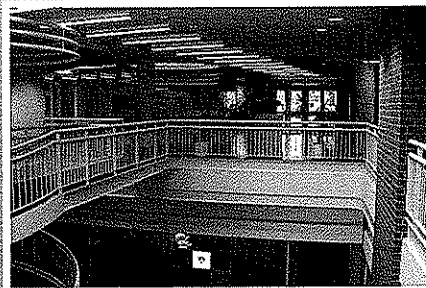
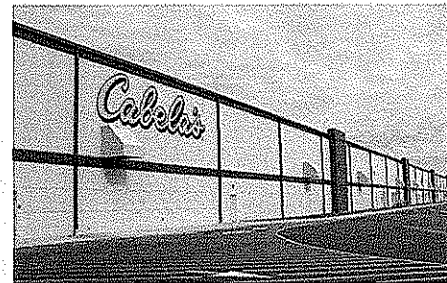


COLDWATER CREEK Parkersburg, West Virginia

Construction of a brand new 125,000 SF distribution center that was completed under heavy time constraints.

CABELAS DISTRIBUTION CENTER Wheeling, West Virginia

1.2 million SF distribution center and office facility for the company's Eastern retail outlets.



NATIONAL TECHNOLOGY TRANSFER CENTER NASA / Wheeling Jesuit University Wheeling, West Virginia

A highly sophisticated \$14 million dollar electronic data processing center. This 85,000 SF building acts as the National Technology Transfer Center for all of the country's Federal laboratories to other Government Agencies and the private sector. This facility was designed in conjunction with WTW-Pittsburgh.



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

Request for Quotation

RFQ NUMBER
DCH09027

PAGE
1

ADDRESS CORRESPONDENCE TO ATTENTION OF
SHELLY MURRAY
304-558-8801

RFQ COPY
TYPE NAME/ADDRESS HERE

McKinley & Associates
 The Maxwell Center / Suite 100
 32 Twentieth Street
 Wheeling, WV 26003

DIVISION OF CULTURE & HISTORY

WV INDEPENDENCE HALL
1528 MARKET STREET
WHEELING, WV
26003-3532 304-238-1300

DATE PRINTED	TERMS OF SALE	SHIP VIA	F.O.B.	FREIGHT TERMS
08/28/2008				

BID OPENING DATE: **09/30/2008** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT NO.	ITEM NUMBER	UNIT PRICE	AMOUNT
EXPRESSION OF INTEREST						
<p>THE WV PURCHASING DIVISION, FOR THE AGENCY, THE WV DIVISION OF CULTURE AND HISTORY, IS SOLICITING PROPOSALS FOR A CONTRACT TO PROVIDE ARCHITECTURAL AND ENGINEERING (A/E) SERVICES FOR ITS WV INDEPENDENCE HALL FACILITY LOCATED IN WHEELING, WV. THE A/E SERVICES ARE FOR THE REPLACEMENT OF THE ROOF AND ASSOCIATED WORK, RESTORATION OF THE FACILITIES WINDOWS, REPAIR AND RESTORATION OF PLASTERWORK ON THE SECOND AND THIRD FLOORS, RENOVATION AND RESTORATION OF THREE UNFINISHED ROOMS; ASSESSMENT AND REPAIR (IF NEEDED) OF THE PLUMBING AND ELECTRICAL SYSTEMS, ASSESSMENT OF EXTERIOR AND INTERIOR STONE AND MASONRY, AND AN ASSESSMENT OF THE ELEVATOR SYSTEM TO MEET CURRENT CODES IF NEEDED.</p> <p>ATTACHMENTS: SPECIFICATIONS PURCHASING AFFIDAVIT</p>						
0001	1	LS		906-00-00-001		
ARCHITECT/ENGINEERING SERVICES, PROFESSIONAL						
<p>BANKRUPTCY: IN THE EVENT THE VENDOR/CONTRACTOR FILES FOR BANKRUPTCY PROTECTION, THIS CONTRACT MAY BE DEEMED NULL AND VOID, AND TERMINATED WITHOUT FURTHER ORDER.</p>						

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE <i>[Signature]</i>	TELEPHONE (304) 233-0140	DATE 9/26/08
TITLE Business Development	FEIN 55-0696478	ADDRESS CHANGES TO BE NOTED ABOVE

WHEN RESPONDING TO RFQ, INSERT NAME AND ADDRESS IN SPACE ABOVE LABELED 'VENDOR'

STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

VENDOR OWING A DEBT TO THE STATE:

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

PUBLIC IMPROVEMENT CONTRACTS & DRUG-FREE WORKPLACE ACT:

West Virginia Code §21-1D-5 provides that: Any solicitation for a public improvement construction contract shall require each vendor that submits a bid for the work to submit at the same time an affidavit that the vendor has a written plan for a drug-free workplace policy in compliance with Article 1D, Chapter 21 of the West Virginia Code. A public improvement construction contract may not be awarded to a vendor who does not have a written plan for a drug-free workplace policy in compliance with Article 1D, Chapter 21 of the West Virginia Code and who has not submitted that plan to the appropriate contracting authority in timely fashion. For a vendor who is a subcontractor, compliance with Section 5, Article 1D, Chapter 21 of the West Virginia Code may take place before their work on the public improvement is begun.

ANTITRUST:

In submitting a bid to any agency for the state of West Virginia, the bidder offers and agrees that if the bid is accepted the bidder will convey, sell, assign or transfer to the state of West Virginia all rights, title and interest in and to all causes of action it may now or hereafter acquire under the antitrust laws of the United States and the state of West Virginia for price fixing and/or unreasonable restraints of trade relating to the particular commodities or services purchased or acquired by the state of West Virginia. Such assignment shall be made and become effective at the time the purchasing agency tenders the initial payment to the bidder.

I certify that this bid is made without prior understanding, agreement, or connection with any corporation, firm, limited liability company, partnership or person or entity submitting a bid for the same materials, supplies, equipment or services and is in all respects fair and without collusion or fraud. I further certify that I am authorized to sign the certification on behalf of the bidder or this bid.

LICENSING:

Vendors must be licensed and in good standing in accordance with any and all state and local laws and requirements by any state or local agency of West Virginia, including, but not limited to, the West Virginia Secretary of State's Office, the West Virginia Tax Department, West Virginia Insurance Commission, or any other state agencies or political subdivision. Furthermore, the vendor must provide all necessary releases to obtain information to enable the Director or spending unit to verify that the vendor is licensed and in good standing with the above entities.

CONFIDENTIALITY:

The vendor agrees that he or she will not disclose to anyone, directly or indirectly, any such personally identifiable information or other confidential information gained from the agency, unless the individual who is the subject of the information consents to the disclosure in writing or the disclosure is made pursuant to the agency's policies, procedures and rules. Vendors should visit www.state.wv.us/admin/purchase/privacy for the Notice of Agency Confidentiality Policies.

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

Vendor's Name: McKinley & Associates

Authorized Signature:  Date: 9/26/08