

Commercial Architecture

EXPRESSSION OF INTEREST

WEST VIRGINIA INDEPENENCE HALL
ROOF REPLACEMENT, FACILITY REPAIRS AND RESTORATION
1528 MARKET STREET, WHEELING, WEST VIRGINIA 26003

Architectural/Engineering Services

Requisition Number: DCH-09027

Attention: Ms. Shelly Murray

Date: August 26, 2008

Submitted By: RSL Commercial Architecture, Inc.
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PURCHASING DIVISION
STATE OF WV

West Virginia Vendor Number 228144818

TABLE OF CONTENTS

	TITLE	PAGE(S)
SECTION 1 Understanding of the Project		
i.	Understanding of the Secretary of the Interior's "Standards for the Treatment of Historical Properties"	3
ii.	Firm Experience with WVSHPO	3
iii.	Approaches and Strategies	3-4
iv.	Quality Assurance, Value Engineering, Timely Execution and Cost Containment Methodology	4-5
SECTION II Firm and Individual Qualifications		
i.	Firm History	6
ii.	Firm Experience	6-9
iii.	Project Team	10-21
iv.	Primary Contact	21
Attachments:		
A.	Insurance Certificate	
B.	Purchasing Affidavit	

END OF TABLE OF CONTENTS

TABLE OF CONTENTS

	TITLE	PAGE(S)
SECTION 1 Understanding of the Project		
i.	Understanding of the Secretary of the Interior's "Standards for the Treatment of Historical Properties"	3
ii.	Firm Experience with WVSHPO 3	
iii.	Approaches and Strategies	3-4
iv.	Quality Assurance, Value Engineering, Timely Execution and Cost Containment Methodology	4-5
SECTION II Firm and Individual Qualifications		
i.	Firm History	6
ii.	Firm Experience	6-9
iii.	Project Team	10-21
iv.	Primary Contact	21
Attachments:		
A.	Insurance Certificate	
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END OF TABLE OF CONTENTS

SECTION I Understanding of the Project

- i.. The Secretary of the Interior's "Standards for the Treatment of Historical Properties" establishes a standard of care and process for projects involving historic buildings. This can be summed up as follows:

Identify features, forms, elements, details and materials that are important in defining the historical character of the building.

Retain such features once identified to maintain the building's significance and character.

Preserve such features by repairing and/or restoring them in a manner that is compatible with their original construction and minimizes changes that would alter the overall character of the building.

Original elements and materials and those that are not original, but have historical significance of their own should be retained whenever possible. Only damaged materials beyond repair and those which detract from the historical character of the building should be removed. During repair and restoration, new materials may be used to reproduce damaged or missing ones to maintain or regain the character of a building, but must be marked so as to be recognizable as new upon close inspection. New materials should match the old in composition, design, color, and texture.

- ii. Firm Experience with WVSHPO: RSL Commercial Architecture does not have any direct experience with the West Virginia State Historic Preservation Office or any other. Individuals on our staff have specific experience with local/municipal historic districts and projects. Our historical consultant, MEP engineers and structural consultant all have direct experience with historic preservation offices in various states and localities. Please refer to the "Project Team" portion of this EOI response for descriptions of this experience.
- iii. Approaches and Strategies: Our approach/strategy for this project is to first lay a foundation of assessment and evaluation prior to developing designs and implementation plans for the work. This first step will be composed of two parallel activities. The history of the building will be carefully and thoroughly researched to determine what the original building character and design was and what changes have been made over time and their level historical significance. The historical research will be used to determine the appropriateness of retaining and repairing/restoring existing elements. At the same time, a detailed evaluation of the buildings condition in light of the proposed improvements will be done including assessment of supporting materials and related elements. For example, the finish roofing material will be carefully evaluated for its condition, historical relevance, design, etc. and the supporting substrate, flashings, gutters, insulation

and other materials will also be examined for potential impact related to roofing work.

The historical and physical evaluations together will be used to develop the scope of work necessary for the proposed improvements and the methods for achieving them. Proposed work, products and execution will continually be reviewed for impact on historical character to ensure it is preserved appropriately.

The same level of diligence must also be applied during the construction process. Contractors must be informed of expectations and the importance of significant materials or elements to prevent accidental or careless damage that would impact the content and character of the building. The design team will work closely with contractors to make this a reality.

iv. Quality Assurance, Value Engineering, Timely Execution and Cost Containment:

A. Quality Assurance:

RSL employs a series of checks and reviews of all design work and documents during the design process to provide the proper standard of care is met for each project. All reviews are conducted by senior staff who are registered architects. The entire staff is involved in continuing education and professional development to allow us to maintain high professional standards.

B. Value Engineering and Cost Containment:

The best way to contain costs and perform value engineering is to do a thorough and professional job of assessment, design and documentation from day 1 of a project through completion. RSL evaluates all design work based on project goals, practicality and cost. A complete and thorough understanding of the proposed work allows construction cost estimating to be done will ad for appropriate contingencies to be planned for during design. This eliminates the need for "Value Engineering" after the fact. The value of specific design decisions is considered and factored into the design. If "Value Engineering" is still necessary after the bidding process, then our knowledge of the project, its design and the value of various elements allows RSL to zero in on areas or costs not essential to the project and its goals.

C. Timely Execution:

The key to timely execution is proper planning and scheduling of the A/E work. Being realistic and knowledgeable about the require scope of work and our capacity to perform it has allowed RSL to consistently meet our obligations to our clients.

A detailed schedule is prepared for each major project indicating RSL, consultant and owner activities, deliverables and input require and when. Responsibilities and timing of them is defined and documented.

RSL also employs the latest in CAD software, maintains and FTP site for exchanging information and employs other technology to allow us to deliver services and documents efficiently.

SECTION II Firm Experience and Qualifications

- i. Firm History: RSL Commercial Architecture was established in 1990 by the firm's principal, Richard Stanley Ladrack. Since its inception, the company has grown steadily and now features a staff of three registered architects six designers, and two administrative support personnel. In 1998, we purchased and renovated a building in the Blue Ash area to house our offices.
- ii. Firm Experience/References

□ **West Virginia Museum of Culture and History
Cultural Center, Charleston, WV**

Affecting more than 20,000 square feet of the Cultural Center's lower level, the museum project includes a new fire protection and sprinkler system throughout the entire lower level of the building and upgrades to the fire alarm system in the museum space. The museum itself incorporates thousands of historic artifacts, video and audio materials into a themed tour of West Virginia history.

General construction began recently and the museum is scheduled to open in the spring of 2009. The project is currently within the budget and on schedule.

Project Facts:

Building Square Footage:	23,000 SF
Maximum Occupant Load:	1,280
Construction Start Date:	June 2009
Opening Date:	Spring 2009
Project Budget:	\$17 million

Project Contact:

Owners Representative: Mr. Jim Hunt
Hunt Construction Services
1526 Andover Road
Charlotte, NC 28211
Phone: 704-400-5895

Services Provided by RSL Commercial Architecture:

RSL provided architecture, including design, verification and assessment of existing conditions, including elevator accessibility and building systems, code compliance, accessibility review, construction documents and overall project coordination. Our consultant team also provided structural engineering, lighting design, audio/visual, interior design, graphics, exhibits and theming scenery, mechanical, electrical and plumbing engineering.

□ **City of Cincinnati - Department of Public Services and Traffic Engineering**

This project involved the complete renovation of a 1940's era two story building comprising 36,500 square feet of interior space. The project was designed in three phases and fast tracked such that Phase I was under construction while Phase II was still in design. The completed project included a complete revamping of the fire protection and alarm systems, as well as elevator upgrades and window replacement.

Project Facts:

Building Square Footage:	36,500 SF
Building Height:	35 feet
Maximum Occupant Load:	250 Maximum
Opening Date:	2003-All Phases
Construction Start:	2001
Project Budget:	\$1.3 million

Project Contact:

Ms. Cindy Witte
Department of Facilities
City of Cincinnati
805 Central Avenue, Ste. 215
Cincinnati, OH 45202
Phone: 513-352-5400

Services Provided by RSL Commercial Architecture:

RSL provided architecture, including verification and documentation of existing conditions, design, construction documents, construction cost estimates, submittals review and coordination of the design team.

Mechanical, Electrical engineering was provided by KLH Engineers as a consultant to RSL. Their scope included the verification, documentation and evaluation of existing building systems as well as design, documentation, submittal review and construction observation.

□ **Nisbet Brower Corporate Headquarters**

This project involved the complete renovation of a late 1950's General Motors facility into the corporate offices, manufacturing and distribution building for a home building products company. The scope of work included evaluating existing masonry exterior walls, new exterior window systems, roof replacement and interior renovation.

Project Facts:

Building Square Footage:	150,000 SF
Building Height:	2 Stories
Opening Date:	2004

Project Contact:

Mr. Mark Rippe
President
Nisbet Brower
11575 Reading Road
Cincinnati, OH 45241
Phone: 513-563-1111

Services Provided by RSL Commercial Architecture:

RSL verified and evaluated the existing structure, design and construction documents including MEP and interior design.

□ **Brendamour Evendale Business and Conference Center/GE Aircraft Engines Offices**

This project involved the renovation of a World War II era office and manufacturing plant into an up to date office building. The scope of work included a new parking lot, new additions (3) for entrances, stairs and elevators, new restrooms, mechanicals, roof and interior office construction.

Project Facts:

Building Square Footage:	150,000 SF
Building Height:	2 Stories
Maximum Occupant Load:	1,500

Project Contact:

Mr. Doug Brendamour
President
Brendamour Warehousing
11400 Grooms Rd.
Cincinnati, OH 45242
Phone: 513-247-0077

□ **Great Rivers Girl Scout Council, Inc.**

7,000 square foot addition and complete interior/exterior renovation of the existing 6,500 square foot facility. Improvements included a new sprinkler system, new HVAC, restrooms, offices, and meeting rooms as well as new windows and "dryvit" exterior. The facility includes multi-purpose training and meeting rooms, council shop, administrative offices and storage space. The project has a goal of maintaining the character of the original 1960's facility while adding the necessary new space and systems to bring the building up to date.

Project Contact:

Ms. Susan Osborn
Chief Strategy Officer
Great Rivers Girl Scout Council
4930 Cornell Road
Cincinnati, OH 45242
Phone: 513-489-1025

iii. Project Team

A. RSL Commercial Architecture Staff Resumes

□ **RICHARD STANLEY LADRICK, A.I.A.**
Principal Architect

Stan Ladrick has been the principal architect for all projects at RSL Architecture for 16 years. Prior to establishing RSL, he was the project architect for numerous commercial projects, including the stage renovation and one plus acre roof for the Palladium amphitheater at Paramount Carowinds. Stan has 20 years of architectural experience with office, retail, amusement park, and industrial projects. A 1987 graduate of the University of Cincinnati, he holds a Bachelor of Architecture degree and was one of only four students in his class to earn the distinction of graduating "cum laude". He carries this commitment to excellence into his practice of architecture today. Stan is a member of the AIA, NCARB, and BOCA. His areas of responsibility include overall scheduling and project management, contracts, design review, document coordination, cost estimating, and specifications. He participates in a variety of continuing education activities in order to expand his knowledge of all aspects of architectural services.

□ **ANTHONY RAVAGNANI, R.A.**
Project Architect

Anthony Ravagnani holds a Bachelor of Architecture degree from the University of Cincinnati. He has been a Registered Architect in the state of Ohio since 1994. He rejoined RSL in 2001, previously having worked here from 1994 through 1997. As Project Architect for the design and management of commercial projects, ranging from interior office renovations to various amusement park facilities, his responsibilities include client communications, design, construction documents, coordination of consultant work, specification writing, and management of other team members. He also has extensive experience in many institutional type projects including fire stations, banks, religious buildings, and schools. Tony is the chief specifications writer at RSL. He is also a member of the Construction Specifications Institute, and served as CSI education chair. He is CSI CDT certified and spearheaded implementation of Master Format 2004 here at RSL.

□ **JOEL PENCE, R.A.**
Project Architect

Joel Pence is a graduate of the University of Cincinnati with a Bachelor of Architecture and holds an Associate Degree of Applied Science from Edison State Community College. He is a Registered Architect in the state of Ohio. Since joining RSL in October 1996, his experience and responsibilities

include all phases of design and construction drawings from schematics to shop drawing review. Joel's background is complemented by his expertise in 3-D Computer Modeling and Rendering. In addition, he is in charge of computer systems and standards within the office. His experience prior to RSL included historical renovation projects outlined below:

Ludlow II Building for Reynolds and Reynolds Corporation. The building was an office building built in the 1920's and was renovated to a training facility. The client was interested in getting a tax credit for the historic renovation, it was certified restoration.

City of Dayton, Planning Department

Reviewed several abandoned historic buildings for a Article 32 (now Chapter 34) building code existing structures assessment to see the feasibility study of renovating these structures for modern use.

Reviewed the historic Lindsey Building in downtown Dayton Ohio for conversion to condominiums. Did an existing structures assessment and did a preliminary design for the 10 story structure. This building is on the National Register of Historic Places.

□ **JESSICA SCHOLL**
Designer

Jessica Scholl is a 2006 graduate of the University of Cincinnati, College of Design, Architecture, Art and Planning with a 4-year Bachelor of Science in Architecture and a 2-year Master of Architecture degree. She joined RSL in October of 2006 with 2 years of prior architectural internships. Jessica's responsibilities include space planning and production of design drawings and construction documents.

□ **AMY KRASS**
Designer III

Amy Krass is a graduate of Miami University in Oxford, OH, with a Bachelor's degree in Environmental Design. She joined RSL in December 2002 with four years of prior architectural experience. Her background includes high-end residential, multi-family and mid-rise construction projects as well as commercial project experience, including municipal fire stations, police stations and court houses. Amy's responsibilities at RSL include interior space planning, production of design drawings and construction documents and project coordination with consultants.

□ **JASON WHITE**
Designer III

Jason White is a graduate of the University of Cincinnati, Ohio College of Applied Sciences, with a Bachelor of Science in Architectural Engineering Technology. He is also a graduate of Cincinnati State Technical and Community College with an Associate degree in Applied Science, Architectural Technologies. Jason served in the United States Army from 1993-1996 and the National Guard from 1996-2006. Since joining RSL in September 1997, he has produced design and construction drawings for a wide variety of projects.

□ **AARON BODART**
Designer II

Aaron Bodart is a graduate of University of Cincinnati, College of Design, Architecture, Art and Planning with a Master's degree in Architecture. He joined RSL in September 2003 with two years of prior architectural experience. His background includes construction documents, design development, model building and rendering. Aaron's responsibilities at RSL include interior space planning, production of design drawings and construction documents, and project coordination with consultants.

□ **ELIZABETH MCCARTY**
Designer

2006 Graduate of Ball State University with a Bachelor's of Science Degree in Architecture. Elizabeth joined RSL in August of 2006 after a six month internship in downtown Cincinnati. Her background includes production of design drawings and construction documents. Elizabeth is LEED Certified.

□ **MAHOGANY TAYLOR**
Draftsperson

A 2004 Graduate of Tennessee State University with a Bachelor's of Science Degree in Architecture. Mahogany joined RSL in May of 2007. She has four years of experience in drafting. Her background includes production of design drawings and construction documents.

□ **JANET DUMFORD**
Office Manager

Janet Dumford attended Raymond Walters and the University of Cincinnati, concentrating on Business Administration and Accounting. She is a registered Notary for the State of Ohio. She has extensive experience in the Microsoft Office Suite, various desktop publishing programs and QuickBooks Pro. Her

responsibilities include invoicing, accounts receivable, document assembly and transmittal, specification processing and general office and project support.

□ **MARY LADRICK**
Treasurer

Mary Ladrick is a graduate of Saint Mary's College, Notre Dame, Indiana, with a Bachelor of Arts in History. She has been Treasurer and Business Manager for RSL Architecture for fourteen years. Her responsibilities include bookkeeping, accounts payable and benefits coordination. Mary is a docent at the Taft Museum of Art in Cincinnati, Ohio, which required completing a two year training program. She is also a graduate student in the Museum Studies program at the University of Cincinnati.

B. Consultant Staff

RSL Commercial Architecture and our consultants have worked together as a team for over 16 years. We have successfully completed a large number of projects. Our highly qualified consultants will provide engineering services as a part of our project team.

1. Historical/Museum Consultant

□ **STAN BUMGARDNER** **Bumgardner Enterprises Inc.**

Stan Bumgardner has a Master of Arts, Public History from West Virginia University, and a Bachelor of Arts, History from Marshall University. Stan has been a part of the RSL team since early 2007, collaborating with RSL as creative director for the West Virginia State Museum renovation, which includes ensuring the historic accuracy of fabricated scenic elements and overseeing media production, content of graphics, final placement of the historic artifacts, and the development of some 2,300 artifact identification labels. In addition to his WV Museum work Stan has been involved in two traveling exhibits for the National Coal Heritage Area of Beckley, WV, with one delivered in 2007 and the other scheduled for completion in 2008. Other relevant experience Stan would bring to this project include:

- Historian, City of Spencer, WV
- Exhibit Consultant, Burroughs & Chapin Company
- Content Specialist, West Virginia Division of Culture and History
- Acting Director of Museums, Assistant Director of Programming, Assistant Director of Museums; West Virginia Division of Culture and History, Charleston, WV
- Historian; West Virginia State Archives, West Virginia Division of Culture and History; Charleston, WV
- Records Survey Consultant; West Virginia State Archives, Mountain Arts Foundation; Charleston, WV
- Research Historian and Project Historian; Harpers Ferry National Historical Park through a cooperative agreement with the University of Maryland; Harpers Ferry, WV

Exhibits: Served as Content Supervisor and Writer for All Listed:

- West Virginia State Museum (23,000-square-foot renovation), Cultural Center, Charleston, WV
- Coal Mining in West Virginia: Then and Now, National Coal Heritage Area, Beckley, WV
- National Coal Heritage Area (traveling exhibit), National Coal Heritage Area, Beckley, WV

- History of the Capitol Building, West Virginia State Capitol, Charleston, WV
- Snapshots in Time: A Photographic History of West Virginia, Museum in the Park, Logan, WV
- West Virginia's State Capitols, Cultural Center, Charleston, WV

2. Mechanical, Electrical and Plumbing Engineers - KLH Engineers

□ **ROBERT LONNEMAN, P.E.**

A member of the firm since 1985 and a principal partner since 1996, Robert Lonnemann serves as vice president of mechanical engineering. Robert has a B.S., Mechanical Engineering, University of Kentucky, 1990 and a B.A., Physics, Thomas More College, 1989

His responsibilities include project management and design of mechanical systems including steam, hot/chilled water, process piping and distribution, air handling, plant facility design, energy management and temperature controls. Mr. Lonnemann will be the Lead Mechanical Engineer for this project. Some of Robert's historical projects include:

State Museum of West Virginia ♦ Charleston, West Virginia

Project Manager for the renovation of this 23,000 square foot museum housing cultural artifacts. Special HVAC systems are designed to control temperature and humidity for the artifacts, and exhaust systems will be in place to control smoke or fog for exhibits. KLH is currently providing fire protection design for a dry or pre-action sprinkler system device for the majority of the space, and a wet sprinkler system for the lower level of the building. Electrical, lighting, and life safety systems are also included and are designed to meet the Smithsonian ADA guidelines.

Chrisholm Historic Farmhouse ♦ Trenton, Ohio

Lead Mechanical Engineer responsible for the mechanical system for the house, which is now used as an educational/museum facility paying tribute to Butler County's agricultural heritage.

James Clark Stone House Museum ♦ Anderson Township, Ohio

Responsible for the mechanical systems related to the renovation of this farmhouse museum, believed to be the oldest in the state of Ohio.

Eulett Center ♦ Adams County, Ohio

Lead Mechanical Engineer for a 6,500 square foot center that will be constructed to provide a research and teaching facility that includes office space, a research, conference and multi-purpose activity rooms.

Greenfield Courthouse ♦ Greenfield, Ohio

Lead Mechanical Engineer for the renovation of historic city hall and courthouse.

Public Library of Hamilton County ♦ Cincinnati, Ohio

Assisted in engineering the HVAC systems for multiple renovations and a major addition to the existing library. Special temperature controls were required for storage of rare books.

□ **DONNA MILLER, P.E.**

A member of KLH since 2003 and a principal partner since 2006. Donna Miller is a registered electrical engineer and a LEED accredited Professional. Donna designs electrical systems for all types of projects, including educational, retail/furniture showrooms, manufacturing, health facilities, commercial office buildings, banks and recreational facilities. Donna has worked with the federal government, state governments and local municipalities and the private sector. Donna has a B.S. in Electrical Engineering from North Carolina State University, 1993. She is a LEED accredited Professional, a member of the National Society of Professional Engineers, and past president of the North Piedmont Chapter. Some of Donna's projects include:

Wright Brothers Memorial ♦ Kitty Hawk, North Carolina

Designed the power distribution, general and exhibit lighting, and life safety system for this museum housed in a \$1.8 million, 24,000 square foot Sprung Structure.

State Museum of West Virginia ♦ Charleston, West Virginia

Project Manager for the renovation of this 23,000 square foot museum housing cultural artifacts. Special HVAC systems are designed to control temperature and humidity for the artifacts, and exhaust systems will be in place to control smoke or fog for exhibits. KLH is currently providing fire protection design for a dry or pre-action sprinkler system device for the majority of the space, and a wet sprinkler system for the lower level of the building. Electrical, lighting, and life safety systems are also included and are designed to meet the Smithsonian ADA guidelines.

Fifth Third Bank – Madisonville Operations Building ♦ Cincinnati, Ohio

Designed the power distribution, general and decorative lighting, interior lighting control system, and parking lot and site lighting for this \$43 million, 500,000 square foot call center/office building. Security systems were taken into account because of the banking operations that took place at the facility.

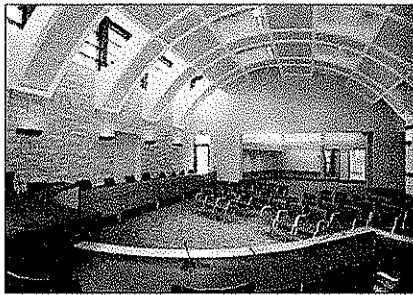
Anderson Government Center ♦ Anderson Township, Ohio

KLH provided MEP, fire protection and Communication Technology design for this new center. Technology design included CCTV, a local access cable TV studio, 225-seat performing arts center, state of the art boardrooms, an emergency operations center, public address, data and voice cabling, and telecommunications.

Kohrs Lonnemann Heil Engineers have been privileged to be a part of many different types of projects, including many beautiful and unique historic buildings. Following is a small sample of some of these projects.

Greene County Courthouse ♦ Xenia, Ohio

KLH is providing design for permit drawings for this project. In the Courthouse basement, offices will be remodeled into a Court Room with Jury Room and Judges Chambers. This will include modifications to the HVAC and Electrical Systems, and the space will have new lighting. Plumbing will have to be extended for (2) small restrooms. CT calls for rough-in only with the cabling done by the owner and their vendors.



Erlanger Municipal Building ♦ Erlanger, Kentucky

The MEP systems for this 22,000 square foot renovation and addition were engineered and designed by KLH Engineers. The addition includes a police department, with offices, a holding area, and a booking area. Also part of the expansion was an administration area with offices and a municipal council chamber.

Our CT department provided telephone and data cable service and security systems inside and out, as well as CCTV, access control, and A/V service in the council chambers.

Miami University ♦ Oxford, Ohio

McGuffey Hall Renovation

The \$7.2M renovation consists of a total gut and renovation of 118,000 square feet of space. The building houses both administrative and academic functions. The project was constructed in two major phases: phase 1 - administrative wing and phase 2 - academic wing. The scope of the plumbing, fire protection, HVAC, electrical and communication technology systems consisted of removal and disposal of all building systems and installation of all new utility services and equipment. Careful planning of all systems was required to allow for the multi-phase project; half of the building was occupied at all times. Additional space was needed in order to set new distribution equipment to serve new loads as well as supply temporary feeds to existing loads. In turn, space was freed up for additional mechanical and storage space where the existing substations reside.

Heritage Room Renovation

This \$1.5M, 5,100 square foot room that serves as a multi-purpose conference and banquet space was renovated to alleviate accessibility, serviceability, and aesthetic issues.



Restrooms were relocated and the upper seating level was removed. Mechanical, acoustical, telecommunication, audio-visual and data upgrades were designed to create a first class multipurpose banquet room.

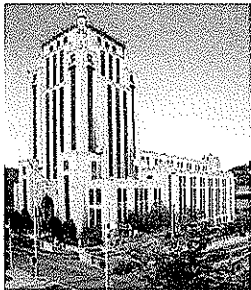
Gerald F. Burkhouse Staff Development Center



This was the renovation of 10,000 square feet of an existing dormitory building space for a staff training facility. The project included renovation of existing conference, kitchen and office area. New spaces included a 3,500 square foot main conference room, two small break-out conference rooms, large restroom area, office area and ancillary spaces. MEP services provided were central air conditioning of the entire space with new air handling units, total gut and replacement of the electrical systems, new plumbing fixtures and piping, and installation of new sound and audio/visual systems.

St. Clare Convent Retirement Community ♦ Cincinnati, Ohio

KLH provided engineering and design services for the renovation of this circa 1895 building. The upper floors were rehabilitated into 15 individual apartments on the second floor and eight individual dwelling units plus eight assisted living units on the third floor. The apartments have a living room, bedroom and a wheelchair accessible toilet room with shower. The second floor also houses a large library/media center. Each floor has a common living room, kitchenette and access to a chapel.

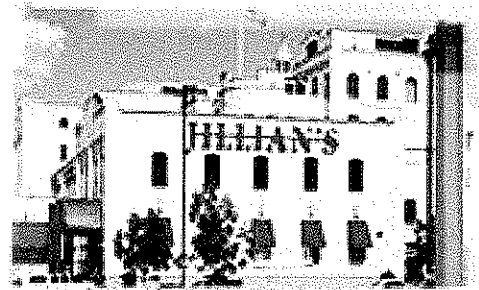


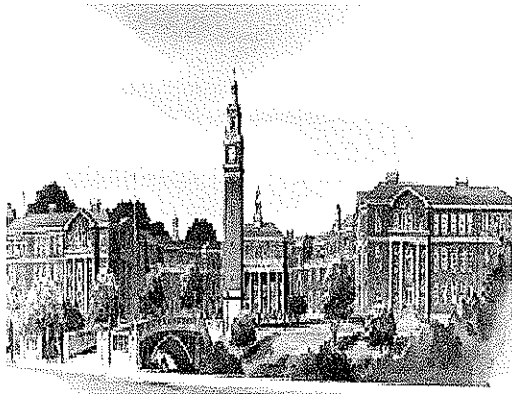
Hamilton County Office Building, 800 Broadway ♦ Cincinnati, Ohio

This building was the original Post and Time Star Building upgraded by Burke Marketing in the mid 80's and purchased by Hamilton County in the 90's. This project grew from an estimated 50% renovation project to a building-wide upgrade of approximately 180,000 square feet. The project required a change of use which necessitated many code-required modifications including ventilation, smoke control, sprinkler systems and fire alarm.

Jillian's (Formerly Brew Works at Party Source, the) ♦ Covington, Kentucky

Designed and engineered the mechanical and electrical systems for renovation of a 140,000 sq. ft. historic landmark into a Party Source store, distribution center and entertainment complex. The HVAC systems involved a complex system of ventilation and smoke control. The codes did not address such an open type of facility; the project had to be engineered from the ground up. Variable frequency drives control building pressures via multiple building static pressure sensors, allowing responsiveness to doors opening and wind direction.





Withrow High School Renovation ❖ Cincinnati, Ohio

Withrow High School is a multi-building campus with buildings and additions dating from as early as 1919 to as late as 1975. Surrounded by generously landscaped grounds, this Nationally Registered Historic School is an embodiment of Cincinnati's drive for national recognition in the field of public education.

Historic portions of the facility will be renovated to current State Educational standards. Recent additions will be demolished to make way for a new sports complex offering a new gymnasium and locker facilities that can support on-site varsity athletic competition for the first time in over 30 years.

St. Clement Church ❖ St. Bernard, Ohio

The firm provided engineering and design services for the renovation of this prominent church. The design team received a historic preservation project award from the American Institute of Architects for this project.

Private Residence ❖ Indian Hill, Ohio

KLH is providing new HVAC design for a privately owned historic 1929 mansion in the Cincinnati suburb of Indian Hill. The 12,000 square foot home, previously valued at \$3 million, was heavily damaged by fire, smoke, and water.

3. Structural Engineering Consultant Staff- Steven Schaefer Assoc., Inc.

□ MIKE CIPRIAN, P.E.

Mike Ciprian has been a Senior Project Engineer since 1991. Mike has an MS and BS in Civil Engineering from the University of Cincinnati. He is a member of the American Institute of Steel Construction and the American Society of Civil Engineers. Mike has worked with Paramount's Kings Island & Carowinds – Kings Island, OH, and Charlotte, NC, for fourteen years on projects, including new coaster foundations, coaster stations and enclosures, water parks, and renovations to numerous park buildings and game facilities. Other projects Mike has headed up are:

○ Hennegan Building – Cincinnati, OH

This existing three-story, early 1920's concrete frame building was renovated for future office space. Analysis was done to determine the number of additional stories the existing building could support and provided the structural services to include the design and detailing for the reinforcement of the existing roof and floors for the code prescribed loads, floor and roof in-fills, and a new three-story structural steel framed entrance.

- **Burbank City Employees FCU – Burbank, CA**
Structural code review for the existing and proposed new buildings to verify structure. The new addition was a 9,000 sq ft two-story, steel framed structure with 26 foot square tower accents on the north-east corner of the structure.

C. Project Team

RSL Architecture will lead the design team and have the overall responsibility of coordinating the team's efforts.

Architecture Personnel

- **Principal Architect: R. Stanley Ladrick, AIA**
Duties: Project administration, code review, document coordination, and review design, cost estimating, and scheduling. Point of contact for the client.
- **Project Architect: Joel Pence, RA.**
Duties: Manage design and construction document production, verification of existing conditions. Point of contact for all consultants.
- **Project Staff: Tony Ravagnani, RA.**
Duties: Verification of existing conditions, specification writing, submittal review, and construction observation.
- **Project Staff: Jessica Scholl**
Duties: Design, design and construction document production, 3D modeling, and submittal review.

Historical/Museum Consultant

- **Stan Bumgardner**
Duties: Provide historical research to support evaluation of the historical character and value of the overall building and specific elements. Assist in evaluating the impact of the proposed improvements on the facility. Liaison with the WV State Historic Preservation Office.

MEP Engineering Personnel

- **Primary Engineer/Electrical Engineer: Donna Miller, P.E.**
Duties: Primary point of contact for the MEP engineering team, evaluation of existing systems, electrical design and documentation, overall project management of MEP team and construction observation.

- Mechanical Engineer: Keith Schloemer, CPD
Duties: Evaluation of existing facilities, plumbing design and documentation, submittal review and construction observation.
- Mechanical Engineer: Robert Lonnemann, P.E.
Duties: Evaluation of existing systems, design and documentation of HVAC systems and construction observation.

Structural Engineering Personnel

- Primary Engineer: Mike Ciprian, P.E.
Duties: Evaluation of existing building structure if necessary to support architectural and MEP engineering work. Design and documentation of structural modifications if necessary.

iv. Primary Contact

Stan Ladrick, RSL Commercial Architects Principal Architect, will be assigned as the firm's primary contact for the project team. He will handle project administration, code review, document coordination, design, scheduling, and coordination of the overall team.

ACORD CERTIFICATE OF LIABILITY INSURANCE

OP ID RW
RSLCO-1

DATE (MM/DD/YYYY)
08/14/08

PRODUCER
Selvaggio, Teske & Associates
3401 Enterprise Pkwy. Ste. 101
Beachwood OH 44122
Phone: 216-839-2800 Fax: 216-839-2815

INSURED
RSL Commercial Architecture
8927 Rossash Road
Cincinnati OH 45236

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURERS AFFORDING COVERAGE

NAIC #

INSURER A:	Travelers Indemnity Co of Amer	25666
INSURER B:	Travelers P&C Co of America	25674
INSURER C:	Travelers Indemnity Company	25658
INSURER D:	Swire American Insurance Co.	16535
INSURER E:		

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	ADD'L INSR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS								
A		GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC	6805256L017	10/17/07	10/17/08	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/OP AGG \$ 2,000,000								
B		AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input checked="" type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS <input checked="" type="checkbox"/> Ded Coll \$500 <input checked="" type="checkbox"/> Ded Comp \$500	BA5427L345	10/17/07	10/17/08	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$								
B		PHYSICAL DAMAGE		10/17/07	10/17/08	PROPERTY DAMAGE (Per accident) \$								
		GARAGE LIABILITY <input type="checkbox"/> ANY AUTO				AUTO ONLY - EA ACCIDENT \$ OTHER THAN EA ACC AGG \$ AUTO ONLY: AGG \$								
C		EXCESS/UMBRELLA LIABILITY <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE <input type="checkbox"/> DEDUCTIBLE <input type="checkbox"/> RETENTION \$	CUP7371Y730	10/17/07	10/17/08	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$ \$ \$								
A		WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? If yes, describe under SPECIAL PROVISIONS below	6805256L017 OHIO STOP-GAP	10/17/07	10/17/08	<table border="1"> <tr> <td>WC STATU-TORY LIMITS</td> <td>OTH-ER</td> </tr> <tr> <td>E.L. EACH ACCIDENT</td> <td>\$ 1,000,000</td> </tr> <tr> <td>E.L. DISEASE - EA EMPLOYEE</td> <td>\$ 1,000,000</td> </tr> <tr> <td>E.L. DISEASE - POLICY LIMIT</td> <td>\$ 1,000,000</td> </tr> </table>	WC STATU-TORY LIMITS	OTH-ER	E.L. EACH ACCIDENT	\$ 1,000,000	E.L. DISEASE - EA EMPLOYEE	\$ 1,000,000	E.L. DISEASE - POLICY LIMIT	\$ 1,000,000
WC STATU-TORY LIMITS	OTH-ER													
E.L. EACH ACCIDENT	\$ 1,000,000													
E.L. DISEASE - EA EMPLOYEE	\$ 1,000,000													
E.L. DISEASE - POLICY LIMIT	\$ 1,000,000													
D		Professional Liab Claims-Made	EOC508680204	08/11/08	08/11/09	Ea Claim 1,000,000 Aggregate 2,000,000								

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS
 Re: West Virginia Museum of Culture & History

CERTIFICATE HOLDER

CANCELLATION

WEST-63

State of West Virginia
2019 Washington St.
Charleston WV 25305

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 30 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE
Barbara Weikert

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:

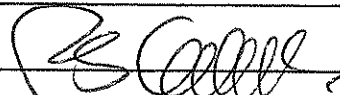
Vendors must be licensed and in good standing in accordance with any and all state and local laws and requirements by any state or local agency of West Virginia, including, but not limited to, the West Virginia Secretary of State's Office, the West Virginia Tax Department, West Virginia Insurance Commission, 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: RSL COMMERCIAL ARCHITECTURE

Authorized Signature: 

Date: 9-25-08