

WEST VIRGINIA DIVISION OF REHABILITATION SERVICES

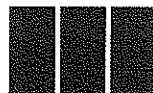
DRS110070

**WVDRS Complex Window Replacement
for Buildings A and E**

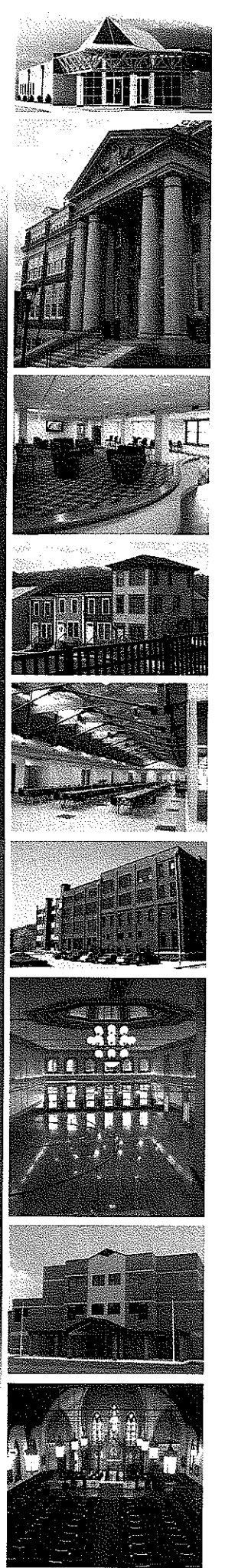
**September 2, 2010
1:30 PM**



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2010 SEP -1 PM 11:57
WV PURCHASING
DIVISION



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN





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
DRS110070

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

**DIV OF REHABILITATION SERVICES
 WV REHABILITATION CENTER
 ATTENTION: RECEIVING**

**INSTITUTE, WV
 25112 766-4621**

DATE PRINTED	TERMS OF SALE	SHIP VIA	FOB	FREIGHT TERMS
08/10/2010				

BID OPENING DATE: **09/02/2010** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT NO	ITEM NUMBER	UNIT PRICE	AMOUNT
0001	1	LS		906-29		
<p>EXPRESSION OF INTEREST</p> <p>THE WEST VIRGINIA PURCHASING DIVISION, FOR THE AGENCY, THE WEST VIRGINIA DIVISION OF REHABILITATION SERVICES, IS SOLICITING EXPRESSIONS OF INTEREST FOR ARCHITECTURAL DESIGN-ENGINEERING SERVICES FOR WINDOW REPLACEMENT PER THE FOLLOWING BID REQUIREMENTS AND ATTACHED SPECIFICATIONS.</p> <p>ARCHITECTURAL DESIGN SERVICES</p> <p>BANKRUPTCY: IN THE EVENT THE VENDOR/CONTRACTOR FILES FOR BANKRUPTCY PROTECTION, THE STATE MAY DEEM THE CONTRACT NULL AND VOID, AND TERMINATE SUCH CONTRACT WITHOUT FURTHER ORDER.</p> <p>NOTICE</p> <p>A SIGNED BID MUST BE SUBMITTED TO:</p> <p>DEPARTMENT OF ADMINISTRATION PURCHASING DIVISION BUILDING 15 2019 WASHINGTON STREET, EAST CHARLESTON, WV 25305-0130</p>						

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE <i>Shelly Murray</i>	TELEPHONE (304) 233-0140	DATE 8/30/10
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
 Department of Administration
 Purchasing Division
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

Request for Quotation

RFQ NUMBER
DRS110070

PAGE
2

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

VENDOR

**RFQ COPY
 TYPE NAME/ADDRESS HERE**

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

SHIP TO

**DIV OF REHABILITATION SERVICES
 WV REHABILITATION CENTER
 ATTENTION: RECEIVING
 INSTITUTE, WV
 25112 766-4621**

DATE PRINTED	TERMS OF SALE	SHIP VIA	F.O.B.	FREIGHT TERMS
08/10/2010				

BID OPENING DATE: **09/02/2010** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT NO	ITEM NUMBER	UNIT PRICE	AMOUNT
<p>THE BID SHOULD CONTAIN THIS INFORMATION ON THE FACE OF THE ENVELOPE OR THE BID MAY NOT BE CONSIDERED:</p> <p>SEALED BID</p> <p>BUYER: SHELLEY MURRAY</p> <p>RFQ. NO.: DRS110070</p> <p>BID OPENING DATE: 09/02/2010</p> <p>BID OPENING TIME: 1:30 PM</p> <p>PLEASE PROVIDE A FAX NUMBER IN CASE IT IS NECESSARY TO CONTACT YOU REGARDING YOUR BID: ----- (304) 233-4613 -----</p> <p>CONTACT PERSON (PLEASE PRINT CLEARLY): ----- Ernest Dellatorre -----</p> <p>***** THIS IS THE END OF RFQ. DRS110070 ***** TOTAL: _____</p>						

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE <i>Ernest Dellatorre</i>	TELEPHONE (304) 233-0140	DATE 8/30/10
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

West Virginia Code §5A-3-10a states: 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.

DEFINITIONS:

"Debt" means any assessment, premium, penalty, fine, tax or other amount of money owed to the state or any of its political subdivisions because of a judgment, fine, permit violation, license assessment, defaulted workers' compensation premium, penalty or other assessment presently delinquent or due and required to be paid to the state or any of its political subdivisions, including any interest or additional penalties accrued thereon.

"Debtor" means any individual, corporation, partnership, association, limited liability company or any other form or business association owing a debt to the state or any of its political subdivisions. "Political subdivision" means any county commission; municipality; county board of education; any instrumentality established by a county or municipality; any separate corporation or instrumentality established by one or more counties or municipalities, as permitted by law; or any public body charged by law with the performance of a government function or whose jurisdiction is coextensive with one or more counties or municipalities. "Related party" means a party, whether an individual, corporation, partnership, association, limited liability company or any other form or business association or other entity whatsoever, related to any vendor by blood, marriage, ownership or contract through which the party has a relationship of ownership or other interest with the vendor so that the party will actually or by effect receive or control a portion of the benefit, profit or other consideration from performance of a vendor contract with the party receiving an amount that meets or exceed five percent the total contract amount.

EXCEPTION: The prohibition of this section does not apply where a vendor has contested any tax administered pursuant to chapter eleven of this code, workers' compensation premium, permit fee or environmental fee or assessment and the matter has not become final or where the vendor has entered into a payment plan or agreement and the vendor is not in default of any of the provisions of such plan or agreement.

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

WITNESS THE FOLLOWING SIGNATURE

Vendor's Name: McKinley & Associates

Authorized Signature: *[Signature]* Date: August 25, 2010

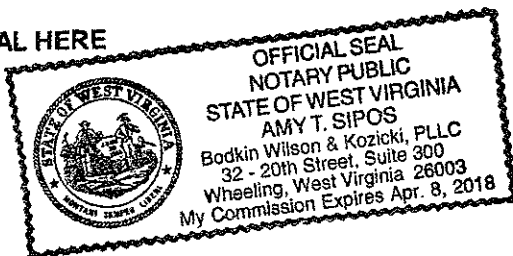
State of West Virginia

County of Ohio, to-wit:

Taken, subscribed, and sworn to before me this 25 day of August, 2010.

My Commission expires April 8, 2018.

AFFIX SEAL HERE



NOTARY PUBLIC

[Signature]



August 30, 2010

Ms. Shelly Murray
Purchasing Division
Department of Administration
Building 15
2019 Washington Street, East
Charleston, WV 25305-0130

Re: DRS110070 – WVDRS Complex Window Replacement for Buildings A and E

Dear Ms. Murray and Members of the Selection Committee;

We are pleased to provide the West Virginia Division of Rehabilitation Services with our expression of interest for architectural and engineering design services for the replacement of windows in Buildings A and E, located at the WVDRS Complex in Institute, WV. We are proposing to dedicate the professional design staff from our **Charleston office** as the Project Architect (Thomas R. Worlledge, AIA, LEED AP, REFP) and Construction Administrator (Dana E. Womack, Jr.).

McKinley & Associates has been providing design services since 1981. With offices in Charleston WV, Wheeling WV, and Washington PA, McKinley & Associates supports a professional staff of 40+ that includes architects, mechanical, electrical, plumbing/life safety engineers (MEP engineers) as well as a certified interior design department. Our architects, engineers and technicians are all **"In-House"**, creating optimum communication and collaboration. This results in outstanding service to our clients, with a comprehensive view of the entire scope of work to be completed. Our caring and detailed design team will walk you through your project to completion.

One of the more exciting aspects of our job is listening to YOU, our client, in how you envision this project, and transforming your ideas into realities. This can only be accomplished by effectively working together with you. Most of our current clients have been with our firm for many years. The main reason we have been able to maintain this relationship is because we LISTEN to their needs. We encourage you to speak with our references because we feel this is the best way that our abilities can be conveyed to you.

We love what we do, so we care about the results you get. We know we can provide you with a successful project and are very excited about the possibility of building a long-lasting relationship with the West Virginia Division of Rehabilitation Services. Thank you for reviewing our submission and considering McKinley & Associates for your proposed project.

Sincerely,

Ernest Dellatorre
Director of Business Development
edellatorre@mckinleyassoc.com

Concept

McKinley & Associates has prepared a brief response to the evaluative criteria listed in the request for proposal's Concept (4.2.1) section.

Architectural evaluations will be performed on the facility. These evaluations will include type of replacement windows, color, trim, etc. Once the evaluations have been completed, renovation options will be listed along with associated budgets for review. Once a design and budget has been agreed on, the design process will begin.

The project design phases are as follows:

Schematic Design: Architect and Owner will meet to develop the Basis of Design document (BOD). Administrative and/or Facility Maintenance personnel are encouraged to participate in this meeting to assure all of your needs are incorporated. A project budget will be developed based on the BOD. Schematic drawings will be submitted outlining the system design. Architect will review drawing with the owner and answer any questions. This is the best time to make any changes relevant to the project.

Design Development: Drawings and Specifications will be developed to greater detail. Subsequent meetings between the Owner and Architect will be held to review and update the BOD, and budget will be further refined. As changes are made the BOD will be updated along with the budget to prevent scope creep.

Construction Documents: At this point the design concepts are finalized. Bidding documents (drawings and specifications) are completed. The BOD is reviewed to assure all items have been included in the Construction Documents. A final budget is developed.



Quality Control

Quality control at McKinley & Associates, Inc. is a constant process which begins with the initial project activity and continues through document submissions, construction and owner occupancy. The longevity and size of the firm and our history of success completing complex and innovative projects is founded upon our commitment to this process.

During the design phases all personnel become fully versed in the client's program, project requirements and design standards. The design team is responsible for identifying for the client any potential conflicts between program criteria and design standards and resolving those conflicts to the client's satisfaction.

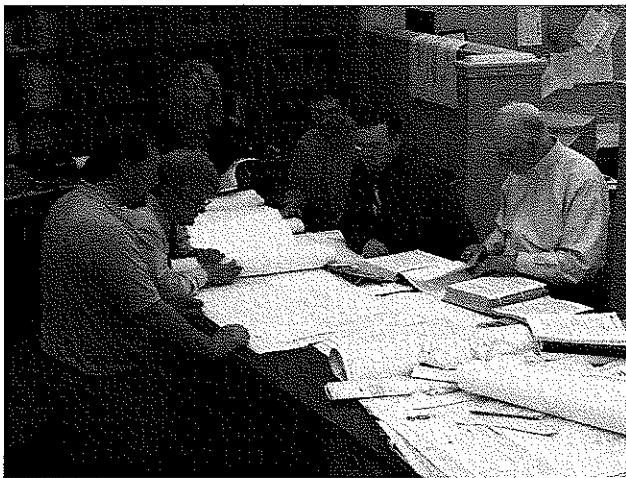
As the schematic/concept plans are developed, the Project Manager typically presents the plans for review and comments to a plan group depending on the nature of the work; e.g. engineers commenting on the engineering and architects critiquing the architecture. Once a consensus is reached, the plans advance in the process.

Prior to the completion of each phase, a set of project documents is issued to each discipline and consultant for coordination, cross-checking and review. The following items are checked at that time:

- Drawings and specifications for program compliance.
- Drawings and specifications for internal coordination.
- Cost effectiveness of the design.
- Drawing accuracy.
- Compliance with appropriate codes and client standards.

After coordination check corrections are completed, the project architect reviews the documents and compares the completed documents with check prints to verify that corrections have been made in accordance with the project design criteria. A final review is made by the principal-in-charge.

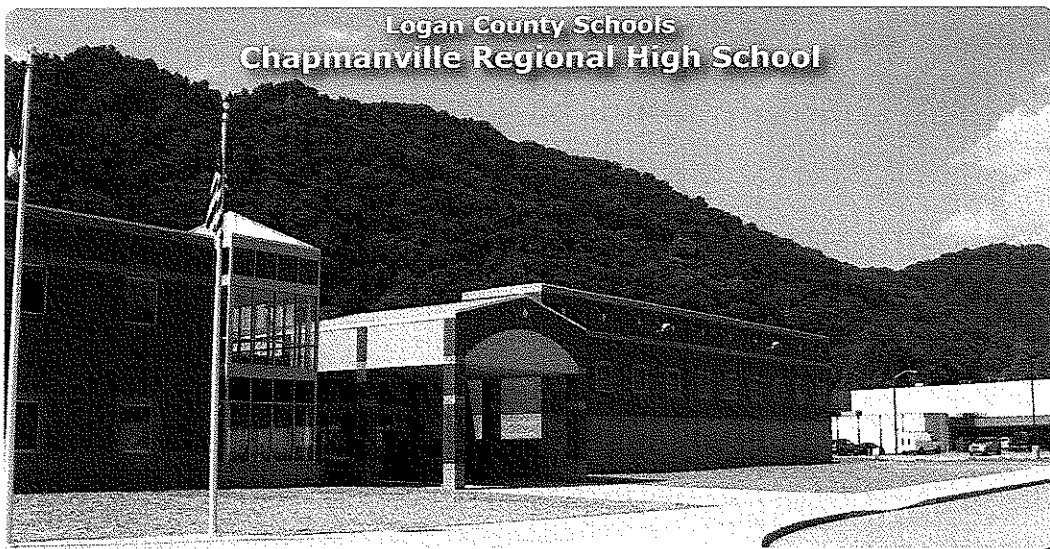
During the subsequent phases of design, all items are checked by persons other than those performing the daily design work in order to provide fresh insight. Prior to the final release of the documents, revisions are checked by the project manager and appropriately referenced on the drawings. Copies of the final documents are distributed to the client and consultants for final review and approval. Comments are incorporated into the documents prior to issuance for bidding and construction.



Bid documents are issued after a final check to verify that all bid packages have current revisions included and are appropriately identified. Bid sets are numbered and registered to bidders so that each bidder may be kept informed of clarifications and addenda.

During the construction, the processing of shop drawings and submittals is controlled and monitored by the project manager. The standard turnaround for the receipt, logging, review and return of submittals is 10 working days. Complicated or specialized submittals may require additional time. Urgent items can often be expedited to satisfy the construction schedule.

Cost Effective Design



- **Most Cost Effective New School Design in the Past 4 Years**
- **CRHS's final price ~ \$158.41/SF – source: SBAWV (includes site development, building construction, and all FF&E)**
- **New High School State Average in 2005 ~ \$188.26/SF**
- **138,500 Square Feet**
- **Total Non-Owner Change Orders – 0.65%**



- **SBA's 2009 Limit on New Elementary School Design ~ \$217/SF**
- **Hilltop Elementary's final price ~ \$167/SF (includes site development, building construction, and all FF&E)**
- **49,700 Square Feet**
- **Total Non-Owner Change Orders – 0.83%**
- **Construction complete with potential LEED Silver Certification**

Sustainable "Green" Design

Buildings designed today will need to meet the demands of the future; McKinley & Associates identifies the changes necessary in the design of today and to meet these demands. This approach helps to retain the buildings' long-term profitability and value, which achieves the buildings' **sustainability**.

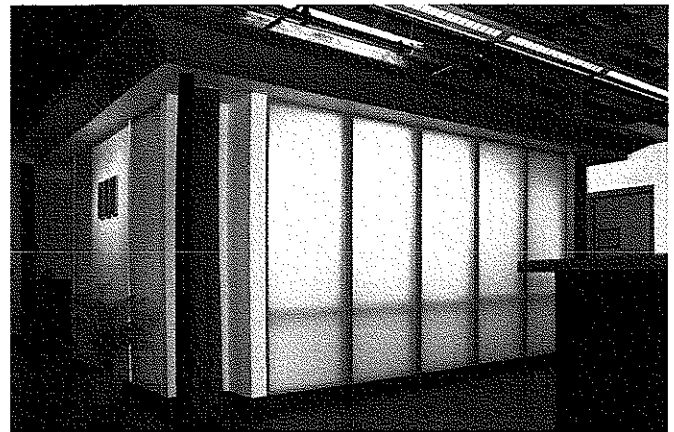
McKinley approaches ecological design from a business perspective, offering **proactive** solutions to complex problems such as indoor air quality, energy efficiency, resource depletion, and water quality. With commercial and institutional project experience, the McKinley Team can work alongside local designers to provide sustainable design and construction guidance. We also offer full architectural design services and guided design workshops on sustainable design issues.

Our Philosophy is to provide our clients with experienced leadership as well as state-of-the-art and **innovative** design expertise to accomplish the goals of your projects. Function, economics and versatility, in addition to the development of **strong aesthetic appeal**, are crucial elements in our design process. We also believe that enhancement of the physical environment in which each individual lives and works should add significantly to the enjoyment of life. Our firm has dedicated our professional skills to attain these goals.

Hilltop Elementary School is one of our many projects that we designed using **energy efficient** and **sustainable design** approaches. It was not until after construction had commenced that the Owner decided to submit for LEED certification. This required a great deal of coordination with the architects, engineers, subcontractors and suppliers. Since we incorporated **good sustainable design practices** from the beginning, this allowed for an easy transition, and for the project to be successfully completed in July 2009.



McKinley and Associates has been honored to have won some very notable awards and to have received some very prestigious nominations over the years. We recently won a West Virginia Chapter of the American Institute of Architects 2009 Merit Award for our newly renovated Charleston Office; a project led by Thom Worlledge.



View of our award-winning Charleston Office renovation showing our centrally located conference room "Lantern." This glows all day long through the translucent walls, which are illuminated with natural daylight from a skylight above.

Leadership in Energy and Environmental Design



LEED® (Leadership in Energy and Environmental Design) Green Building Rating System™ developed by the U.S. Green Building Council (USGBC) is the nationally accepted standard for the design, construction, and operation of high performance green buildings. LEED recognizes that sustainable design requires a **team approach** to achieve the desired goals, and we have LEED Accredited Professionals (LEED AP and LEED AP BD+C) in both the architectural and engineering fields. We have **4 LEED Accredited Professionals** on staff, along with our skilled architectural/engineering team, who will efficiently and cost effectively achieve certification under this standard or we can guide you through the process in order to develop sustainability goals specific to your project.

We have **4 LEED® Accredited Professionals** on staff (including the Project Manager for your proposed project) in **both the architectural and engineering fields:**

Michael S. Betsch, LEED AP

Bradley A. Crow, PE, LEED AP

Christina Schessler, AIA, LEED AP

Thomas R. Worledge, AIA, LEED AP BD+C, REFP (**Your Project Manager**)

Our **LEED Registered Projects** are (LEED Rating System in parentheses):

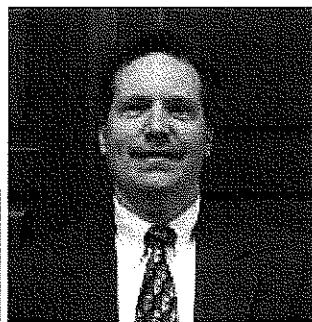
Bellann in Oakhill, WV (LEED EB O&M)

Cameron Middle School/High School in Cameron, WV (LEED for Schools 2.0)

Hilltop Elementary School in Sherrard, WV (LEED for Schools 2.0)

West Virginia State Office Building in Logan, WV (LEED NC 2.2)

All 4 of our LEED Registered Projects are either under construction or under design with potential **LEED Certification** (Bellann) or potential **LEED Silver Certification** (Cameron Middle School/High School, Hilltop Elementary School, and the West Virginia State Office Building).



The LEED AP Specialty Logos signify advanced knowledge in green building practices and specialization in a particular field. The LEED AP BD+C represents specialization in commercial design and construction.

Thomas R. Worledge, AIA, LEED AP BD+C, REFP has been a member of the USGBC since 2001. He was the first LEED Accredited professional in the state of West Virginia and has served on the committee that sets the standards for the international energy code.

McKinley & Associates Charleston Office



Besides the paint, what makes this office "green"?

McKinley & Associates has been practicing "green" for years and has won awards for converting unused warehouse space into striking modern office buildings. One of the best ways to build green is to adapt an existing building; twenty percent of a building's energy consumption is embodied in the building's physical structure itself.

We recently won a West Virginia Chapter of the American Institute of Architects 2009 Merit Award for our newly renovated Charleston Office. The first thing you will notice is we left most of the existing structure exposed; this minimizes the amount of new materials required to define the space and allowed us to utilize some special features. For example, our centrally located conference room "Lantern" glows all day long from natural sunlight from above. This room's ceiling acts as a reflector, bouncing natural light throughout the space.



In addition to reusing the space, we also reused doors to make all of the desks, workstations and conference table. The top of the dividers is made from "Homosote", a board made from 100% recycled newspapers and covered with a fabric made from 100% recycled polyester. An office full of unique, durable office furniture for less than 1/10th of the cost of standard modular furniture is another advantage.



The office chairs are new, but the "Zody" chair by Haworth is the first chair to be Cradle to Cradle Gold Certified. This certification means that the manufacturer will take back the chair at the end of its useful life to disassemble and make a new chair, completing the cycle.

Yes, the paint on the walls is green, but it also has very low volatile organic compounds (VOC's) which keeps the air we breathe cleaner, and contains an anti-microbial which inhibits the growth of mold and mildew.

Most of the floor we chose to clean and seal with water based polyurethane, leaving the natural distressed state of the floor. The remainder of the space, we used a carpet tile by LEES which minimizes waste, has 35% recycled content and is Green Label Certified, meaning it meets stringent indoor air quality requirements.

The window blinds allow the control of glare while maintaining the view and minimizing heat gain. The direct/indirect lights are controllable so we can adjust the amount of electric lighting dependant on the amount of natural light coming in from the windows and the skylight. Even the bowl on the conference room table is recycled from the original fire bell that used to be on the exterior of the building.

Firm/Team Qualifications

McKinley & Associates has prepared a brief response to each of the evaluative criteria listed in the request for proposal's Firm / Team Qualifications (4.2.2) section. Much of the information is contained on other pages within this "Firm / Team Qualifications" tab, to which we refer for your convenience in locating the supporting documents.

- a. 1116 Smith Street - Suite 406
Charleston, WV 25301
(304) 340-4267
edellatorre@mckinleyassoc.com

Signed:


Ernest Dellatorre

- b. Architect / Project Manager: Thomas R. Worlledge, AIA, LEED AP BD+C, REFP
Associate Architect: Nicole D. Riley, Assoc. AIA
Mechanical Engineer: Bradley A. Crow, PE, LEED AP
Architectural Engineering / Quality Control: Tim E. Mizer, PE, RA
Electrical Engineering: Darren S. Duskey, PE
Engineer Intern: Travis Petri, EIT
Energy Efficient (LEED) Architectural Design: Thomas R. Worlledge, AIA, LEED AP BD+C, REFP
Energy Efficient (LEED) Engineering Design: Bradley A. Crow, PE, LEED AP
Quality Control: Charles T. Moore, AIA
Construction Administration: Dana E. Womack, Jr.
**Resumes are included within this Firm/Team Qualifications tab.*

- c. With our previous experience on hundreds of projects which involve renovations, upgrades, and repairs (including dozens of window replacement projects), our vast experience with codes, and our great working relationship with various state agencies; we are confident that our "In-House" staff of 40+ has the talent and technology needed to make this successful. Also, as your Architect/Engineer and single point of responsibility, you can be reassured of smooth project delivery and sensitivity to all relevant guidelines in our state.

Firm/Team Qualifications

- d. First and foremost we can state that our staff of 40+ professionals will devote whatever time is necessary to provide the Division of Rehabilitation Services with a successful project. With over 15 registered professional architects and engineers we have the ability to make difficult schedules work.

In the past 30 years we have extensive experience with similar 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.** We can and will perform for you on time.

The services we provide are different than most others. With our 40+ member staff we have the ability to have registered architects and engineers designing within their area of expertise. HVAC design by a Mechanical Engineer, Electrical design by an Electrical Engineer, Fire and Life Safety design by a Fire Protection Engineer. The Professional Engineers (PE) are not only "In-House," we also have **depth** in numbers of each discipline in our firm. Our Architectural staff provides you with an exceptionally talented group that will walk you through your project to competition. Day by day, side-by-side, our architects and engineers provide a daily cohesiveness to your project.

- e. If and when McKinley & Associates is honored to be offered a contract for the WVDRS Complex Window Replacement for Buildings A and E project; we would have no issues including 'section e' into the contract documents
- f. You appropriately recognize how codes, and state / federal regulations are important to a successful project. 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. All documents will be prepared with the current WV State Building Code and WV State Fire Code as well as all State and Federal Codes, Regulations, and Ordinances. We are members of many organizations, and follow their standards, such as NFPA, CEFPI, AWI, WVEDC, AIA, NCARB, ASCE, ASPE, BOCA, ASHRAE, and ACI International. For renovation projects, our past Historic Preservation experience includes extensive interaction with both The Secretary of the Interior's Standards for the Treatment of Historic Properties and 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 have worked with owners in many different sectors of business and have been able to comply with their various requirements and standards, including Federal Agencies such as the USPS, DOD, VA, FAA, HUD, EPA and NPS, and also State Agencies such as West Virginia University, Marshall University, West Virginia School Building Authority, West Virginia State Police, DOE, WVARNG, and the Department of Culture & History. We are able to respond to their needs, and we are certain that we are able to respond to all of your needs as well.

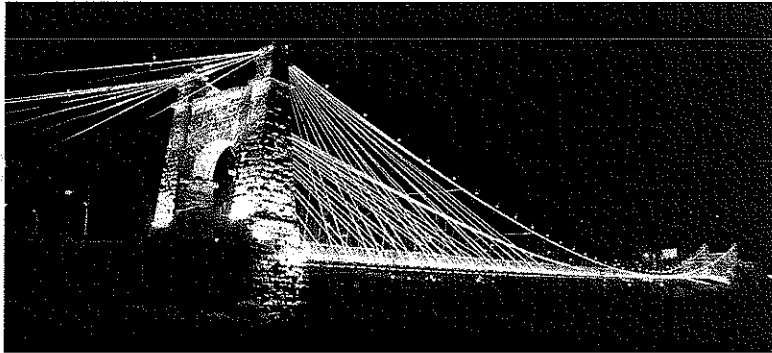
Qualifications

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 10 years our firm has been awarded 4 prestigious AIA Honor and Merit Awards for our works.

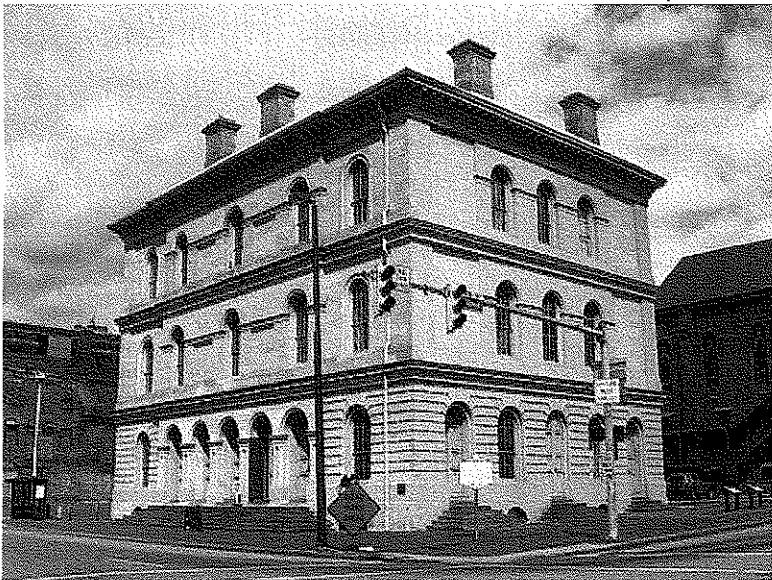
Parkersburg High School



Wheeling Suspension Bridge



WV Independence Hall



We have vast renovation experience, are familiar with projects that respect the historic nature of the building, and have a great working relationship with the Division of Culture and History. Our past Historic Preservation experience includes extensive interaction with The Secretary of the Interior's Standards for the Treatment of Historic Properties. 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. 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. We have completed over 60 historic projects throughout the tri-state region.

As West Virginia's largest A/E firm, our 40+ person Professional staff includes: Architects; Civil, Electrical, Plumbing & Fire/Life Safety, Mechanical and Structural Engineers; Construction Administrators; LEED Accredited Professionals; Quality Controllers; Interior Designers and Recognized Educational Facilities Planners. We have provided professional services in all 55 counties of West Virginia.

Management & Staffing Capabilities

The work to be performed by your design team is very clear. To evaluate, prioritize and design within budget and schedule to meet the needs of the West Virginia Division of Rehabilitation Services. The most important element of the entire process becomes **communication** from you to our designers. We use and welcome your input throughout the project.

The firm uses a number of different cost estimating procedures depending on the type and size of project. Our ability to design within budget is shown in the following, which represent some of our recently bid projects:

<u>PROJECT</u>	<u>BUDGET</u>	<u>ACTUAL</u>	<u>DIFFERENCE</u>
Maxwell Centre	\$1,800,000	\$1,734,000	-3.81%
Weirton State Building	\$4,291,000	\$4,083,000	-5.09%
WV Northern Annex	\$7,900,000	\$6,850,000	-15.33%
WV Northern Phase II	\$1,200,000	\$1,194,000	-0.50%
Hancock Co. Schools	\$11,000,000	\$11,260,000	+2.36%
Wood Co. - Williamstown HS	\$11,635,000	\$11,253,000	-3.39%
Ohio Co. Schools	\$2,800,000	\$2,675,000	-4.67%
Wheeling YMCA	\$2,200,000	\$2,100,000	-4.76%
WVU Colson Hall	\$5,400,000	\$5,500,000	+1.85%
Central Elementary	\$3,037,000	\$3,017,000	-0.66%
John Marshall Fieldhouse	\$3,755,000	\$3,518,000	-6.73%

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 project meetings the entire design team is constantly reviewing the process. We hold **weekly meetings** to discuss your project, the budget, schedule and quality assurance. We provide **Documented Minutes** of all of our meetings and encourage the Owner to participate in these meetings.

Our **Eleven Month Walk-Through** is a process where our professionals return to your facility eleven months after the project is completed. At that time they review all the work that was completed and check all warranties. We are making sure all of the covered work is in order and that the warranties do not expire with equipment or product not working properly. It should be noted that McKinley & Associates has been performing our eleven month walk-through for the past 13 years as part of our Standard of Care, and it only recently has been adopted as an AIA 101 Standard. We also conduct Post Occupancy Evaluations with the Owner to find out how well we matched the Owners' needs.

We also have an **Interior Design department**. Basic interior design services include determining the owner's project requirements, timetable and budget; analyzing space requirements; operating procedures; communication relationships; way finding (signage, directories, fire escape plan); furnishings and finishes; creating an inventory of existing conditions and determining future needs.

Design Team

Project Manager - Thomas R. Worlledge, AIA, LEED AP BD+C, REFP

Architects — | **Thomas R. Worlledge, AIA, LEED AP BD+C, REFP**
| **Nicole D. Riley, Assoc. AIA**

Engineers — | **Bradley A. Crow, PE, LEED AP**
| *Director of Engineering Services / Mechanical Engineer*
| **Tim E. Mizer, PE, RA**
| *Director of Operations / Architectural Engineer*
| **Darren S. Duskey, PE**
| *Electrical Engineer*
| **Travis Petri, EIT**
| *Engineer Intern*

Energy Efficient / (LEED) Design Aspects — | **Thomas R. Worlledge, AIA, LEED AP BD+C, REFP**
| *Architectural Attributes*
| **Bradley A. Crow, PE, LEED AP**
| *Engineering Attributes*

Quality Control — | **Tim E. Mizer, PE, RA**
| **Charles T. Moore, AIA**

Project Coordination / Construction Administration — | **Dana E. Womack, Jr.**

Thomas R. Worledge, AIA, LEED AP BD+C, REFP

Charleston Office Area Manager



Architect / Educational Specialist / LEED Accredited Professional

EDUCATION:

Virginia Polytechnic Institute & State University
Master of Architecture - 1992

Fairmont State College, School of Technology
B.S. Architectural Eng. Tech. - 1983

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Architect in:

West Virginia
Virginia
Pennsylvania
Ohio

National Board Certification:

NCARB #48600

President:

West Virginia Society of Architects

Member:

The American Institute of Architects
US Green Building Council
Sustainable Building Industries Council
Recognized Educational Facility Professional

Former voting member:

ASHRAE 90.1 International Energy Code
Committee

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Manager, Charleston Office
Charleston, WV (2005 to present)

Proactive Architecture Inc.
President
Charleston, WV (1999-2005)

Silling Associates Inc.
Vice President
Charleston, WV (1992-1999)

TAG Architects
Charleston, WV (1985-1990)

Alpha Associates Inc.
Morgantown, WV
(1983-1985)

SUMMARY OF EXPERIENCE:

Mr. Worledge is a skilled Architect with over 20 years experience who has received state wide design awards (including a West Virginia Chapter of the American Institute of Architects 2009 Merit Award in Sustainable Design) and placed in national design competitions. As a **LEED Accredited Professional** and a recognized sustainable design expert, he has had articles published in state and national trade publications, spoken before architectural students, ASHRAE chapters, and business groups on sustainable design issues and was also a featured speaker at the 2001 Governor's Conference on the Environment and the 2001 Sustainable fair. He also teaches other design professionals in the art of High Performance School design, as a professional trainer for the Sustainable Building Industries Council. Mr. Worledge has been involved in design of projects ranging in from a small home additions (one of which was featured on HGTV's New Spaces Show) to multimillion dollar projects such as the new West Virginia State Building in Logan, which will be LEED Silver Certified. Mr. Worledge is a former voting member of the ASHRAE 90.1 Standards committee that forms the basis of the International Energy Code and is the president of the state chapter of the AIA.

NOTABLE PROFESSIONAL EXPERIENCES:

LEED and Energy Efficient "Green" Design:

Marshall County Schools - Hilltop Elementary School (LEED Registered Project)

West Virginia State Building in Logan, WV (LEED Registered Project)

Bellann in Oakhill, WV (LEED Registered Project)

McKinley & Associates Charleston Area Office (2009 WV AIA Design Award winner)

PROMINANT PROFESSIONAL ACHIEVEMENTS:

High Performance Design for High Performance Companies

Published in *Executive Source*, Fall 2002

Watt's Next? The Coming Energy Revolution

Published in *West Virginia Executive*, Winter 2004

The Design of Sustainable Environments

Featured Speaker, 1994 National Convention of Architectural Students

Daylighting and HVAC Design

Featured Speaker, ASHRAE West Virginia Chapter

Rebuilding the Future: Recycling and Reuse of Building Materials

Featured Speaker, 2001 Governor's Conference on the environment

Nicole D. Riley, Assoc. AIA

Architect Intern

EDUCATION:

Virginia Tech, College of Architecture
Bachelor of Architecture - 1998

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

NCARB

Associate Member:

The American Institute of Architects

Member:

AIA 150 Celebration Steering Committee
AIA Livable Communities Committee
Charleston Area Alliance, Young
Professionals Housing Sub-Committee
Young Life Committee of Kanawha Valley

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Wheeling, WV (2005 to present)

Williamson Shriver Architects
Charleston, WV (2003-2005)

ZMM, Inc. Architects and Engineers
Charleston, WV (1999-2003)

The Omni Associates
Fairmont, WV (1999)

SUMMARY OF EXPERIENCE:

Mrs. Riley's tenure as design professional has taken her through many aspects of project delivery and construction throughout West Virginia. This experience includes a wealth of works for several county school systems, the West Virginia Army National Guard, as well as multiple private clientele. A family background in masonry construction and a keen interest in historical elements are recognized through her understanding and usage of natural materials in a contemporary context. Mrs. Riley is active in coordination during the design process, culminating in a sound package for the client.

NOTABLE PROFESSIONAL EXPERIENCES:

Project Manager - McKinley & Associates Charleston Area Office
The new McKinley & Associates Charleston Area Office is a 2,500 SF office space for our architectural, engineering, and interior design staff. This 2009 AIA Merit Award-winning interior renovation project was constructed for \$63.30/SF with owner occupancy ahead of schedule. Managed budget, schedule, construction administration, vendor relations and material purchasing.

Project Manager - Sherrard Middle School, Marshall County
This project included the demolition, renovations and additions to the 69,324 SF educational facility. Scope of work included new dining and classroom facilities, new commercial kitchen and emphasis on security. This facility is one of ten system-wide coordinated access control.

Design Team - Parkersburg South High School
Selective demolition and comprehensive renovations and additions to 250,000 SF campus, whose original design period spanned the decades of 1950-1970. Design facets included state-of-the-art technological and science updates as well as new music facilities including an auditorium. Renovation design implemented ADA and Safe Schools initiatives. New Day Care facility was designed for the school system's training curriculum.

Designer/Production Team - Robert C. Byrd Regional Training Institute, Kingwood, WV
148,000 SF facility for the West Virginia Army National Guard - Camp Dawson. This facility contains temporary residences for officers, training and office areas, auditorium and conference space as well as dining facilities. Designer of Lobby tile and marquis design and assisted with various Interior Design elements and Construction administration tasks.

Project Captain - Glen Jean Armed Forces Center, Glen Jean, WV
110,000 SF joint project for the West Virginia National Guard and the United States Department of Defense includes an Armed Forces Reserve Center, Organizational Maintenance Facility and Military Entrance Processing Station. Responsible for all phases of document production with an emphasis on coordination with U.S. Department of Defense and various engineering consultants.

Bradley A. Crow, PE, LEED AP



Director of Engineering Services

Mechanical Engineer / LEED Accredited Professional

EDUCATION:

West Virginia Institute of Technology
B.S. Mechanical Engineering

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineering in:

West Virginia
Pennsylvania

LEED® Accredited Professional

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Director of Engineering
Wheeling, WV (2005 to present)

BDA Engineering
Design Engineer / Project Manager
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, being both a Professional Engineer as well as a **LEED® Accredited Professional**. 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

West Virginia Independence Hall

Capitol Theatre renovations

Bennett Square Office Building

Dr Ganzer Office Building

Wheeling Island Fire Station

Cabela's Eastern Distribution Center

Charleston Area Alliance Building - Warehouse to Office Buildout

Panhandle Cleaning & Restoration warehouse and office building

West Virginia State Office Building in Logan, WV (LEED Registered)

Wood County Schools (\$63+ million renovations)

WVU Colson Hall Renovations

WVU State Fire Training Academy / Jackson's Mill

WVU Institute of Technology - Maclin Hall

Cameron Middle School/High School (LEED Registered)

Hilltop Elementary School (LEED Registered)

West Virginia Army National Guard (WVARNG) - Multi-Purpose Building & Mountaineer Challenge Academy at Camp Dawson

West Virginia State Police - New Logan Detachment
West Virginia State Police Academy multipurpose building

USPS - Charleston P&DC HVAC Renovation

USPS - Clarksburg Chiller Replacement

USPS - Martinsburg Processing and Distribution Center

J. B. Chambers Performing Arts Center at Wheeling Park High School - Ohio County Schools

Tim E. Mizer, PE, RA

Director of Operations

Architectural Engineer / Architect / Quality Control

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 Operations for the company.

NOTABLE PROFESSIONAL EXPERIENCES:

West Virginia Independence Hall renovations
WVU Colson Hall renovations/upgrade
WVU Institute of Technology - Maclin Hall
Orrick Building
Maxwell Centre
Wagner Building
Bennett Square Office Building
Capitol Theatre renovations
Wheeling Island Casino - various projects
Panhandle Cleaning & Restoration warehouse and office building
Charleston Area Alliance Building - Warehouse to Office Buildout
USPS - Charleston Processing and Distribution Center
Millennium Centre
Dr Ganzer Office Building
Cabela's Eastern Distribution Center
West Virginia State Building in Logan, WV (LEED)
West Virginia State Building in Weirton, WV
Marshall County Schools - Hilltop Elementary (LEED)
Marshall County Schools - Cameron Middle/High School (LEED)
WVU State Fire Training Academy / Jackson's Mill
Marshall County Schools (\$38+ mil.)
Wood County School Bond Project (\$63+ mil.)
USPS - designed over 100 Post Offices throughout West Virginia for ADA compliance
West Virginia State Police - renovations and new detachments
Also surveyed, reviewed, projected, budgeted, and documented 72 police facilities statewide

Darren S. Duskey, PE

Electrical Engineer

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:

Electrical Engineer

WVU Institute of Technology - Maclin Hall (Upgrade electrical service, renovations)

West Virginia University - Colson Hall (*Upgrade electrical service, including medium voltage distribution, renovations*)

Cabela's Eastern Distribution Center [New large (~1,000,000 SF) distribution center services, electrical design]

Chapmanville Regional High School - Logan County Schools (*New school service, electrical design*)

West Virginia State Building in Logan, WV (LEED)

WVU State Fire Training Academy in Jackson's Mill, WV

West Virginia Northern Community College - The Education Center (*Upgrade electrical service, renovations*)

Marshall County Schools - Hilltop Elementary (LEED)

Marshall County Schools - Cameron Middle/High School (LEED)

West Virginia Army National Guard - Mountaineer Challenge Academy at Camp Dawson in Kingwood, WV

West Virginia Army National Guard - Multi-Purpose Building at Camp Dawson in Kingwood, WV

WVSP Headquarters (*Upgrade electrical service*)

WVSP detachment in Berkeley County (*Upgrade electrical service, renovations*)

West Virginia State Building in Weirton, WV

Panhandle Cleaning & Restoration warehouse and office building

Bennett Square Office Building

United States Postal Service - statewide post offices

Boone County Schools - electrical upgrades and data cabling at Van Junior/Senior High School, Brookview Elementary, Madison Middle, Sherman Junior High, Sherman High, Nellis Elementary, Scott High, Whitesville Elementary and Van Elementary

Travis Petri, EIT

Engineer Intern

EDUCATION:

West Virginia University
B.S. in Mechanical Engineering - 2003

PROFESSIONAL REGISTRATIONS:

Engineer Intern

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Project Engineer
Wheeling, WV (2006 to present)

Petri Detailing
Owner/Sole Proprieter
Wheeling, WV (2000 - 2006)

Mountaineer Gas Company
Engineering Internship
Wheeling, WV(1999)

SUMMARY OF EXPERIENCE:

Mr. Petri is skilled in the complete design and project management of mechanical systems, whether it is renovations or new construction. He has worked on several LEED projects, performed multiple energy studies, and can provide recommendations to building owners to provide energy savings.

NOTABLE PROFESSIONAL EXPERIENCES:

West Virginia Independence Hall

West Virginia State Police - Academy

Marshall County Schools - Cameron Middle School / High School (LEED registered project)

Marshall County Schools - Hilltop Elementary School (LEED registered project)

Wood County Schools - Parkersburg High School

Wood County Schools - Parkersburg South High School

Wood County Schools - Williamstown High School

Ohio County Schools - Bridge Street Middle School

Marshall County Schools - Washington Lands

Hancock County Schools - Oak Glen High School

Hancock County Schools - Weir Middle School / High School

Southern WV Community & Technical College - Williamson campus

Southern WV Community & Technical College - Wyoming/McDowell campus

West Virginia Northern Community College - B&O Building

West Virginia Army National Guard - Mountaineer Challenge Academy at Camp Dawson

Logan State Office Building (LEED registered project)

Braxton Co Senior Center

West Virginia State Police - Logan Detachment

United States Postal Service - multiple projects



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

Charles T. Moore, AIA

Quality Control / Architect

EDUCATION:

University of Texas
Bachelor of Architecture - 1955

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Professional Architect in:
West Virginia
Ohio
Texas

Member:

American Institute of Architects
West Virginia Society of Architects

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Architect / Quality Control
Wheeling, WV (1988 to present)

Deeter Ritchey Sippel Associates
Architect
Pittsburgh, PA (1982-1988)

William F. Pleva, Architects
Architect
Pittsburgh, PA (1981-1982)

Charles Moore, Architect
Owner / Architect
Crockett, TX (1969-1981)

SUMMARY OF EXPERIENCE:

Mr. Moore brings over 50 years of architectural experience to the job. His varied experience in the Architectural Profession creates economical solutions to our projects. In addition to his design skills, Mr. Moore is a very organized and experienced Quality Control Manager.

NOTABLE PROFESSIONAL EXPERIENCES:

Project Architect

Cameron High School Addition

Renovations to Bonar Hall West Liberty State College

Hazel-Atlas Building, West Virginia Northern College /
Wheeling, WV

Coordinator of Engineering Services

NASA "Classroom of the Future", Wheeling Jesuit College /
Wheeling, WV

Quality Control

West Virginia State Building in Logan, WV (LEED)

Marshall County Schools - Hilltop Elementary (LEED)

Marshall County Schools - Cameron Middle/High School (LEED)

West Virginia State Building in Weirton, WV

Panhandle Cleaning & Restoration warehouse and office building

Wheeling Island Casino - various projects

WV Independence Hall

Bennett Square Office Building

Cabela's Eastern Distribution Center

Marshall County Schools / multiple projects

WVU Colson Hall renovations/upgrade

WVU Institute of Technology - Maclin Hall

WVU State Fire Training Academy

West Virginia State Police - various detachments statewide

West Virginia State Police Headquarters

West Virginia State Police Academy

United States Postal Service - various projects statewide

Grant County Schools / multiple projects - Maysville ES, Union
Educational Complex

Wetzel County Schools / multiple projects - Long Drain ES,
Magnolia HS, New Martinsville ES, WCCCF

Summers County Middle School

Dana E. Womack, Jr.

Project Coordinator (Construction Administrator)

EDUCATION:

Marshall University
A.A.S. Occupational Development - 2005

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Project Coordinator
Charleston, WV (2009 to present)

RBS Construction Inc.
Project Manager
Nitro, WV (2007-2009)

Providence Construction
Superintendent
Teays Valley, WV (2007)

G&G Builders
Superintendent-in-Training (2005-2006)
Cement Finisher (2002-2005)
Scott Depot, WV

United Parcel Service
Preloader
South Charleston, WV (1999-2002)

United States Air Force
Security Forces (Sr. Airman)
Tinker Air Force Base, OK (1996-1999)

SUMMARY OF EXPERIENCE:

Mr. Womack brings various knowledge to the Project Coordinator role; skills which included a cross-trained background of project management / coordination, on-site supervisor, administering contracts from start up to project close out, as well as field work as a cement finisher (work included the Western Regional Jail), preloader, and law enforcement officer. With credentials spanning across all aspects of construction, Dana has a unique ability to work with owner and contractor alike and get the project completed on time and within budget.

NOTABLE PROFESSIONAL EXPERIENCES:

Construction Administrator for:

West Virginia State Building in Logan, WV (LEED)

West Virginia State Police Academy Renovations

WVSP Logan Detachment

Brookview Elementary - Boone County Schools

Madison Middle - Boone County Schools

Scott High - Boone County Schools

Summers County High - Summers County Schools

Project Manager

Manage projects from Preconstruction meeting to project close out. Develop construction schedules, manage on-site personnel, coordinate with subcontractors and work with suppliers to ensure materials are delivered to the jobsite on time. Work closely with the architects and engineers to complete the projects on time, within budget and to the owner's satisfaction.

Southern and Southwestern Regional Jails

Montrose Elementary Elevator Addition

900 Christopher Street Structural Renovations

Putnam PSD New Maintenance Garage

Mine Health Safety Academy Bathroom Renovations

Superintendent

Role during projects was on-site supervisor for all aspects of job completion. Managed job site personnel, maintained a safe work place environment, and led the team toward job completion with proper time management.

Security Forces (Sr. Airman) - Tinker Air Force Base, OK

Assistant Non Commission Officer In Charge of the Security Police Armory. Security Police Officer, duties included guarding priority A, B, and C aircraft and patrolling base as law enforcement officer.

Project Organization

McKinley & Associates has prepared a brief response to each of the evaluative criteria listed in the request for proposal's Project Organization (4.2.3) section. Much of the information is contained on other pages within this "Project Organization" tab, to which we refer for your convenience in locating the supporting documents.

- a. Please see the "Firm / Team Qualifications" tab to see the personnel assigned to this project. The McKinley & Associates organization chart, and a copy of the proposed project team (flow chart), are included within this tab. We have provided window replacement design, consisting of drawings and **specifications** (overviewed in the "Concepts" tab), for the following projects: WV Independence Hall, WVU's Colson Hall, WV Tech's Maclin Hall, Triadelphia Middle School, Orrick Building, WVSP Academy, First Choice America Community Federal Credit Union, Follansbee Middle School, WVNCC's Education Center, and the Catholic Heritage Center to name a few.

- b. With our Charleston Office being **less than 15 minutes** from your complex, you can be assured that you will receive the best service for your proposed projects.

We know we can provide our services within the project **time frame**. Throughout the years we have worked on many "fast-track" projects, achieving success by maintaining time and cost management, quality control and excellent communication amongst the client and contractors.



In 2006, we designed an extensive (\$5M) renovation of Maclin Hall, a historic 53,900 SF dormitory building on the campus of WV Tech, in less than a month. The project included redesigning the shared areas, new finishes, new roof, and restoration of the exterior. We also replaced the entire HVAC, lighting, fire protection, data systems and renovated the shared restrooms.

When TeleTech needed to move into a new call center in 6 months; McKinley & Associates got the call. Teletch is a \$10 million project, and included in the structure are the following: sophisticated computer and communication systems with over 450 stations, 500 employee parking spaces, cafeteria, office and training rooms along with calling areas. The 58,000 SF building came in on time, on schedule, and on budget, and it became a prototype for all of the company's buildings.

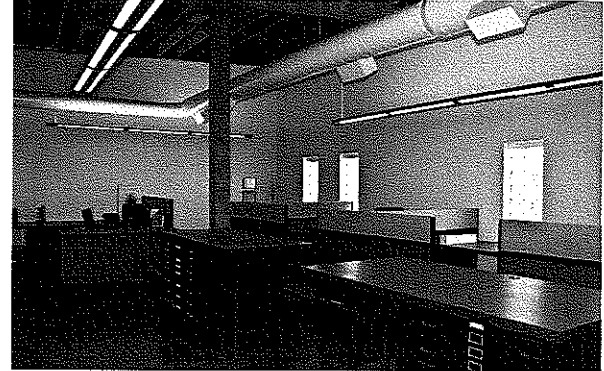
There are many ways in which we will respond expeditiously to your needs. Our "In-House" registered professional architects and engineers work together everyday, have done most of the projects here as a group, and have the ability to make difficult **schedules** work. These team members have been working up to fifteen years together at McKinley & Associates.

Corporate Information

Firm History

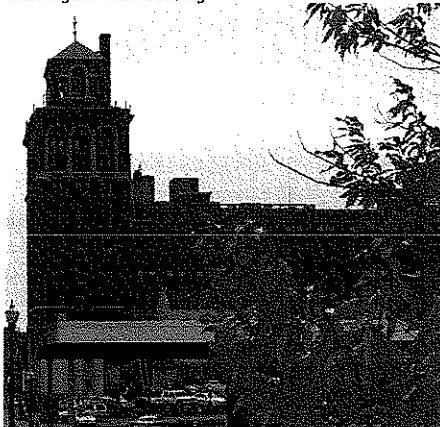
Founded in 1981, McKinley & Associates is a multi-discipline **full service Architectural & Engineering firm**, offering comprehensive **professional services in architecture, engineering, interior design and construction administration**. We have a broad range of skill and experience for projects involving medical, educational, governmental, commercial, religious and recreational operations. In January 2007, McKinley & Associates established a partial **Employee Stock Ownership Plan (ESOP)**, which is a benefit plan that gives our employees ownership of stock in our company. This is a **contribution to the employee**, not an employee purchase.

Charleston Area Alliance Building



McKinley & Associates' Charleston Office

Washington Trust Building



McKinley & Associates' Washington (PA) Office

Firm Information

David McKinley, PE
Principal

Tim Mizer, PE, RA
Director of Operations

Gregg Dorfner, AIA, REFP
Director of Architecture

Brad Crow, PE, LEED AP
Director of Engineering

Date of Incorporation

1981 Wheeling, West Virginia

Number of Professionals

Total Size	40+
Architects & Interns	12
Engineers	6
Construction Admins	4
Quality Control	2
Arch./Eng. Designers	11
Interior Designer	1
MIS	1
REFPs	3
LEED APs	4

Locations

Headquarters

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

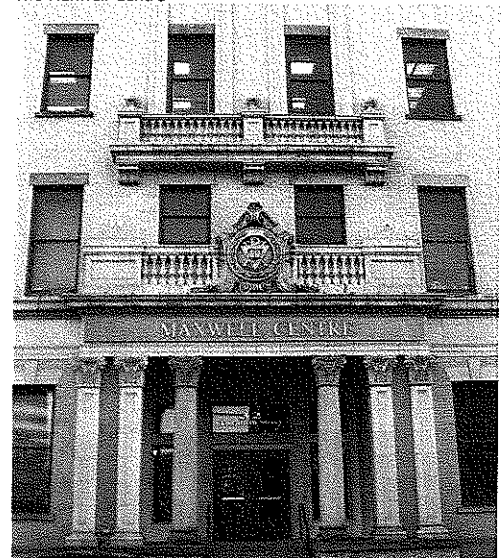
Satellite Offices

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

The Maxwell Centre



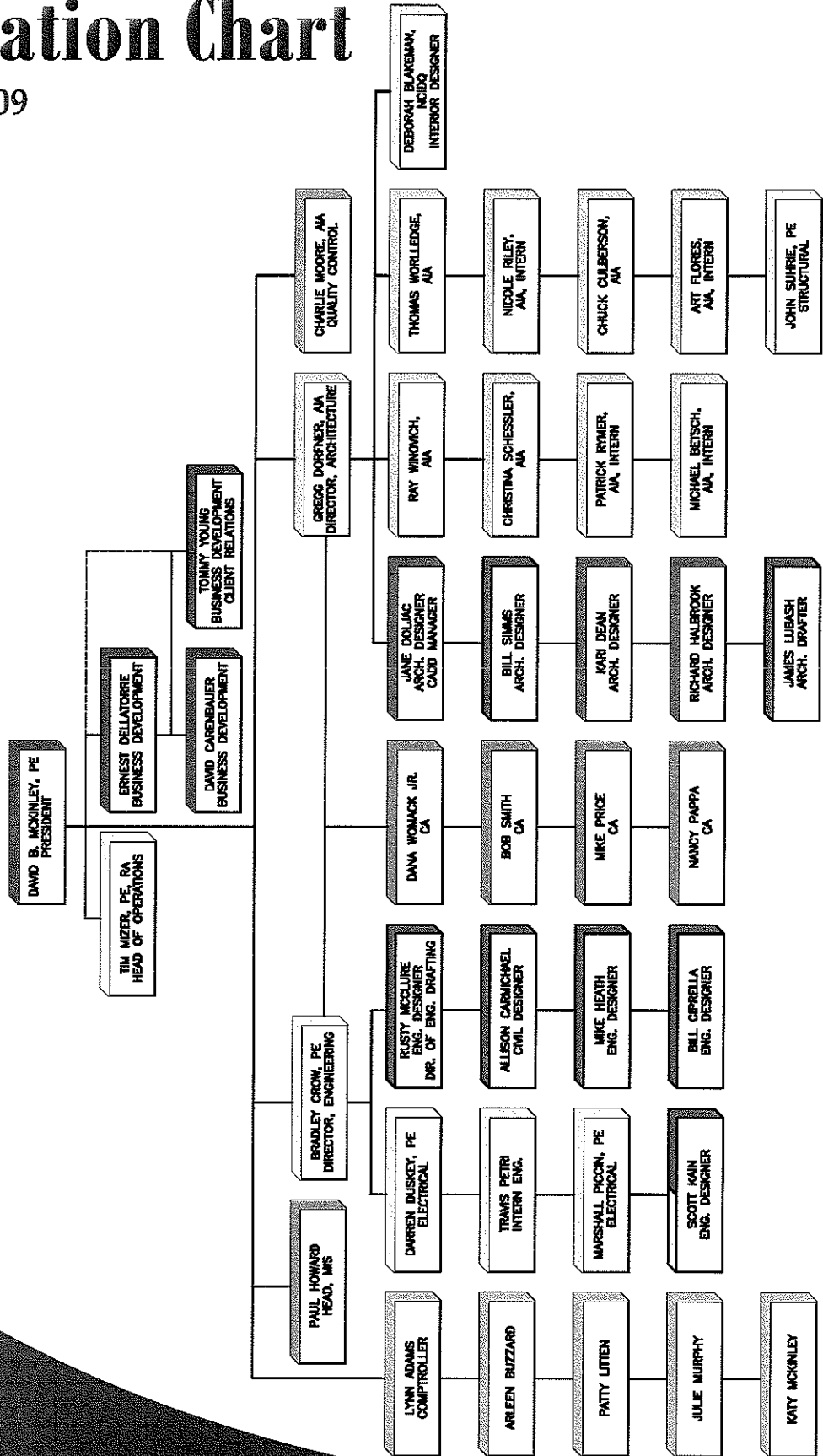
McKinley & Associates' Wheeling Headquarters

Credentials

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

Organization Chart

Revised 11-9-09



Design Team

Project Manager - Thomas R. Worlledge, AIA, LEED AP BD+C, REFP

Architects

Thomas R. Worlledge, AIA, LEED AP BD+C, REFP
Nicole D. Riley, Assoc. AIA

Engineers

Bradley A. Crow, PE, LEED AP
Director of Engineering Services / Mechanical Engineer

Tim E. Mizer, PE, RA
Director of Operations / Architectural Engineer

Darren S. Duskey, PE
Electrical Engineer

Travis Petri, EIT
Engineer Intern

Energy Efficient / (LEED) Design Aspects

Thomas R. Worlledge, AIA, LEED AP BD+C, REFP
Architectural Attributes

Bradley A. Crow, PE, LEED AP
Engineering Attributes

Quality Control

Tim E. Mizer, PE, RA
Charles T. Moore, AIA

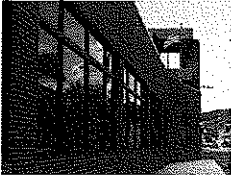
Project Coordination / Construction Administration

Dana E. Womack, Jr.

Window Replacement Projects



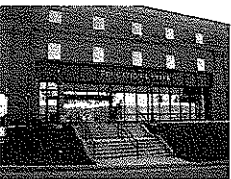
WV Independence Hall (former Wheeling Custom House) / *Wheeling, WV*
Customer: West Virginia Division of Culture & History
Project Cost: \$1.2 million
Reference: Randall Reid-Smith
304/558-0220



First Choice America Community Federal Credit Union / *Weirton, WV*
Customer: First Choice America Community Federal Credit Union
Project Cost: \$2.4 million
Reference: Scott Winwood
304/748-8718



Mount Saint Joseph convent / *Wheeling, WV*
Customer: Sisters of St. Joseph
Project Cost: \$5.5 million
Reference: Sister Marguerite O'Brien
304/232-8160



The Education Center / *Wheeling, WV*
Customer: West Virginia Northern Community College
Project Cost: \$11 million
Reference: Dr. Martin Olshinsky
304/233-5900

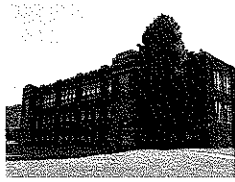


Colson Hall / *Morgantown, WV*
Customer: West Virginia University
Project Cost: \$5.6 million
Reference: Robert Moyer
304/293-2873



Maclin Hall / *Montgomery, WV*
Customer: West Virginia University Institute of Technology
Project Cost: \$6 million
Reference: James Darling
304/442-3104

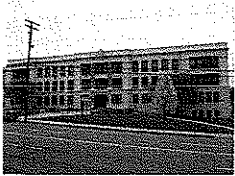
Window Replacement Projects



Follansbee Middle School / *Follansbee, WV*
Customer: Brooke County Schools
Project Cost: \$1.5 million
Reference: Mary K. Hervey DeGarmo
304/737-3481



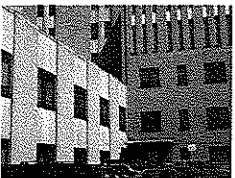
Orrick Building (former Wheeling Stamping Building) / *Wheeling, WV*
Customer: Orrick, Herrington & Sutcliffe LLP
Project Cost: \$8 million
Reference: Will Turani
304/231-2629



Triadelphia Middle School / *Wheeling, WV*
Customer: Ohio County Schools
Project Cost: \$219,430
Reference: George Krelis
304/242-0300



Catholic Heritage Center / *Wheeling, WV*
Customer: Catholic Diocese of Wheeling / Charleston
Project Cost: \$2.9 million
Reference: Darryl Costanzo
304/233-0880

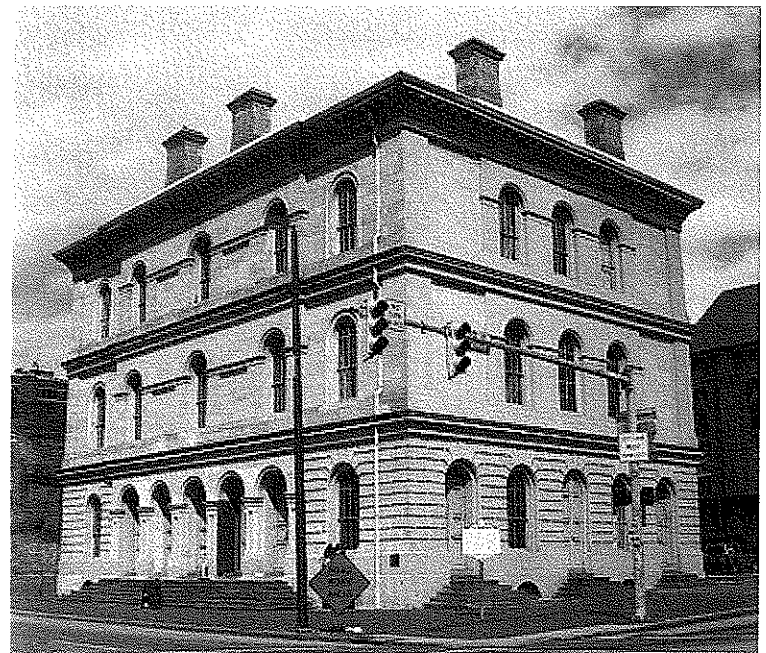
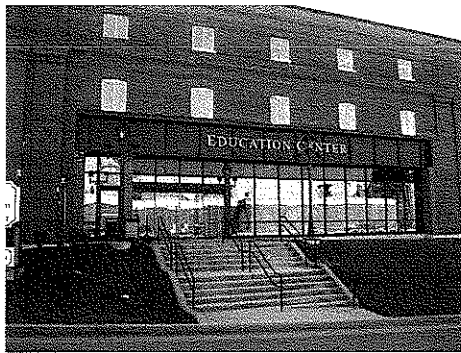
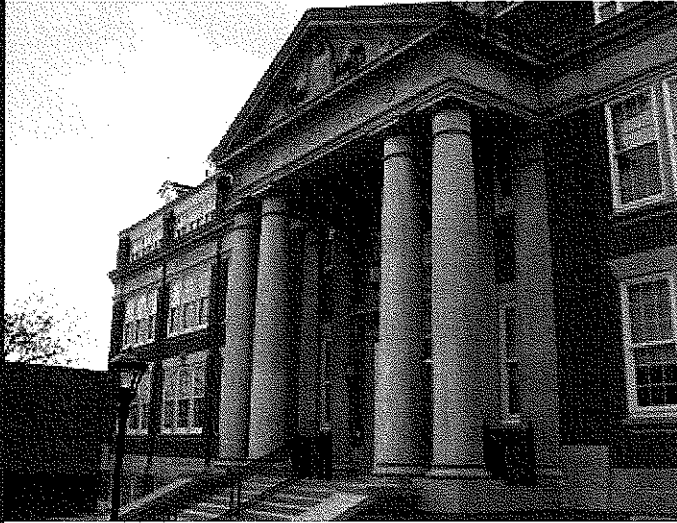


City-County Building / *Wheeling, WV*
Customer: The City-County Building Management Commission?
Project Cost: \$133,000
Reference: Thomas Samol
304/234-3628

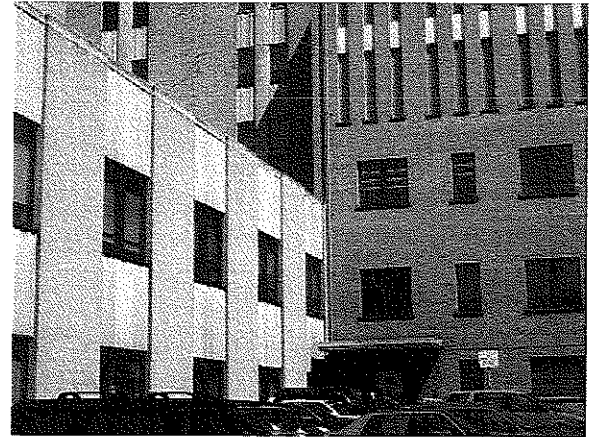


Bennett Square (former Ohio County Public Library Building) / *Wheeling, WV*
Customer: McKinley Properties, LLC
Project Cost: \$6.8 million
Reference: David H. McKinley
304/230-2400

Window Replacement Projects



Window Replacement Projects



WV Independence Hall

Wheeling, West Virginia

Owner

WV Division of Culture & History

Size

22,000 SF approx.

Construction Cost

\$1.2 mil. approx.

Project Architects-Engineers

McKinley & Associates

Project Architect

Christina Schessler, AIA

Contractors

H.E. Neumann Co.

Originally built in

1859, the Wheeling Custom House

is considered to be the birthplace of West

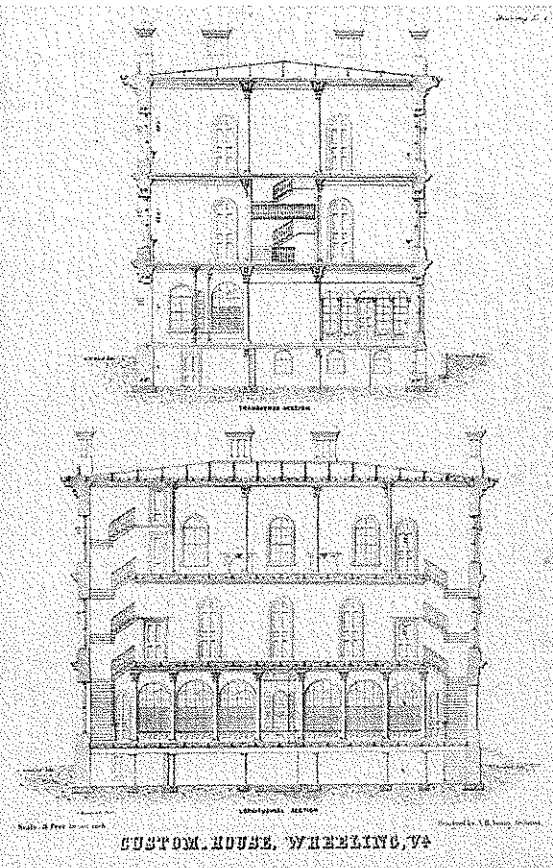
Virginia. The building, now appropriately renamed

West Virginia Independence Hall, was added to the National

Register of Historic Places in 1970, and was designated as a National Historic Landmark in 1988.

The building is now in its 151st year and is being restored by McKinley & Associates. This renovation consists of a new 5,000 SF standing seam metal roofing system emblematic of the period of 1859 when the original structure was completed, a new HVAC system, and a **historic window restoration (44 windows; 5'W x 9'H with an arched top sash)**. In addition, an approximately 22,000 SF fully automatic sprinkler system and fire alarm detection system will be installed: the piping and conduit for these systems is designed to be completely concealed within the existing walls and ceilings. Plaster repair work to the ceilings and decorative mouldings will improve the condition of many of the interior spaces after the rough-in work for the sprinklering and fire alarm is complete. This also includes 1" plaster on multi-wythe masonry walls.

McKinley & Associates conducted on site analysis during field visits to document and confirm as much of the existing conditions as possible short of destructive investigation. The **windows**, roofing and interior surfaces were studied to determine an appropriate level of restoration suitable to and consistent with the Owners budget and on-site staff recommendations. These projects will maintain the historic character of the interior.



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Orrick Building

Wheeling, West Virginia

Owner
Orrick Corporation

Size
88,000 SF approx.

Construction Cost
\$8 million

Project Architects-Engineers
McKinley & Associates

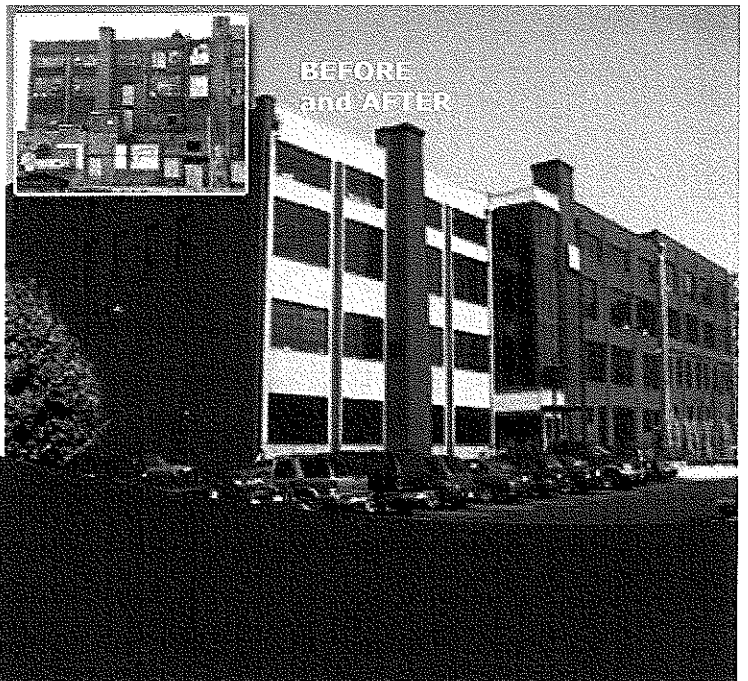
Project Architect
David B. McKinley, PE

Contractors
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/HVAC, civil, electrical and fire suppression systems. Included was window replacements. The project cost was in excess of \$8 million dollars and won the AIA Merit Award. The atrium/lobby included a four-story open-air design, a skylight, a glass wall for the entryway, 2 elevators, a stair tower, and multiple bridges/walkways.

The project cost was in excess of \$8 million dollars and won the AIA Merit Award. This building became the company's Global Operations Center; no other firm has a 24/7 facility that rivals it. The GOC provides the firm and its clients with a central business infrastructure that delivers comprehensive and reliable support services around the world, around the clock.



Colson Hall West Virginia University

Morgantown, West Virginia

Owner
West Virginia University

Size
35,000 SF approx.

Construction Cost
\$5.6 mil.

Project Architects-Engineers
McKinley & Associates

Project Architect
Denis Gill, AIA

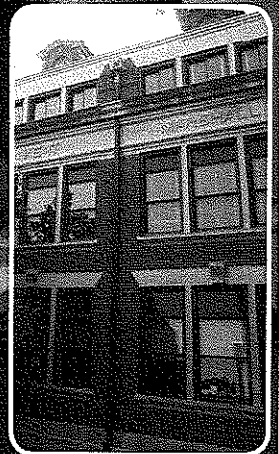
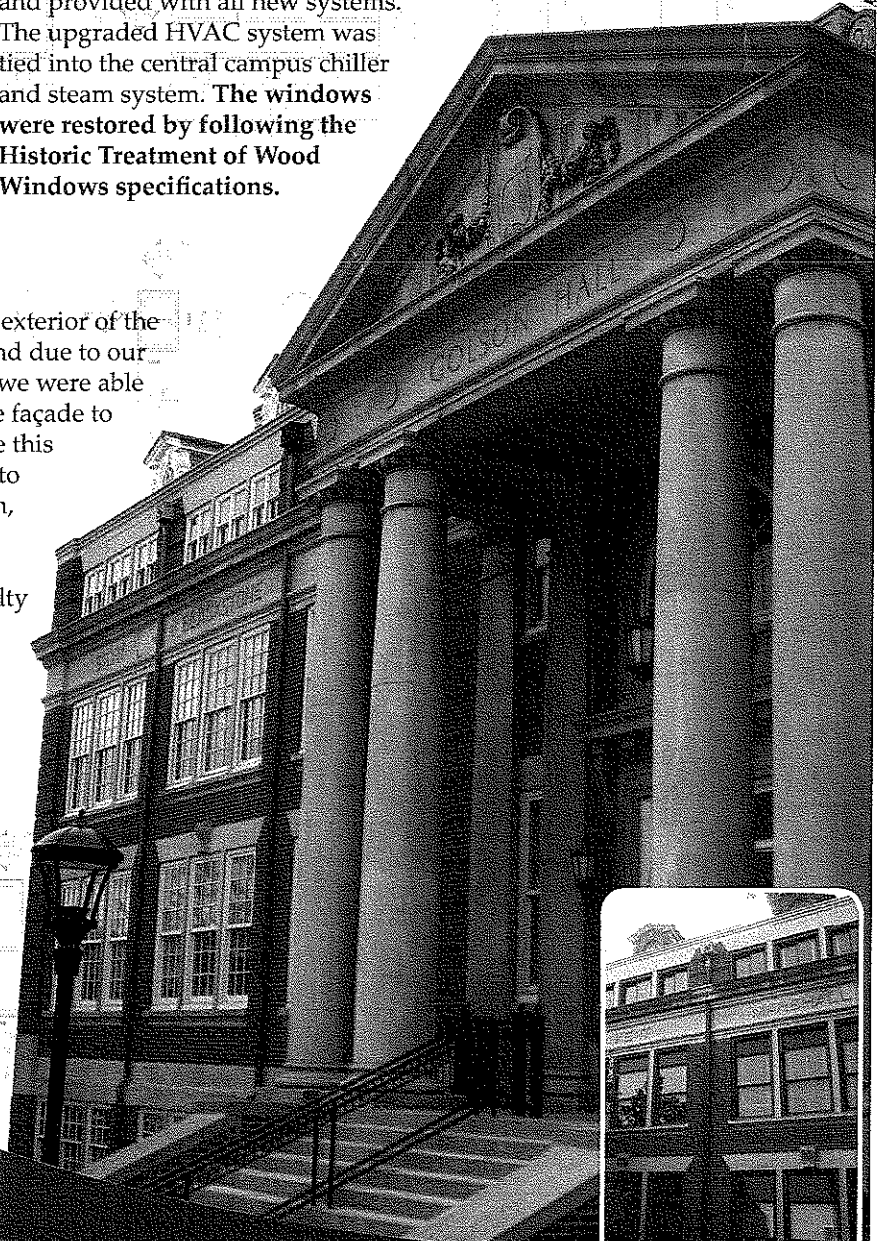
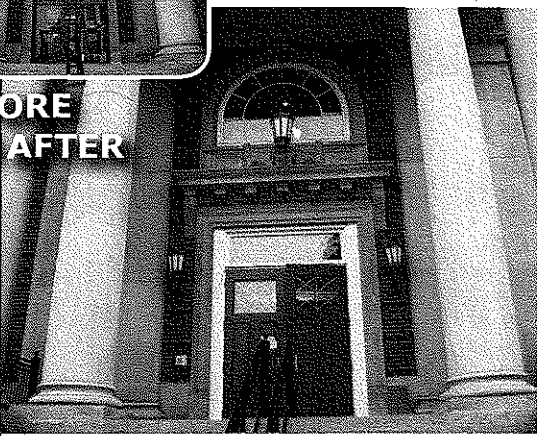
Contractor
TEDCO Construction

During the process the owner requested the exterior of the building be restored to its original design, and due to our experience with historic preservation work, we were able to accomplish the needed construction of the façade to bring it back to its original appearance. Since this building is now the home to offices, we had to create a quiet and comfortable HVAC system, create adequate lighting, and design a data/communication system that met the needs of today's faculty requirements, while at the same time still keeping the original design in tact.

McKinley & Associates completed a renovation/restoration project on Colson Hall at the downtown campus of West Virginia University in Monongalia County, West Virginia. Completed on November 1, 2007, this \$5.6 million project involved renovation and restoration to this approximately 35,000 SF historical facility. The scope of work was to take this existing building and readapt it for use as a faculty office building with additional classrooms. Work included architectural elements as well as major electrical and mechanical systems design. The building was renovated and provided with all new systems. The upgraded HVAC system was tied into the central campus chiller and steam system. **The windows were restored by following the Historic Treatment of Wood Windows specifications.**



**BEFORE
and AFTER**



**BEFORE
and AFTER**

McKINLEY & ASSOCIATES
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Institute of Technology: Maclin Hall West Virginia University

Montgomery, West Virginia

Owner

WV Institute of Technology
West Virginia University

Size

53,900 SF approx.

Construction Cost

\$6 million

Project Architects-Engineers

McKinley & Associates

Project Architect

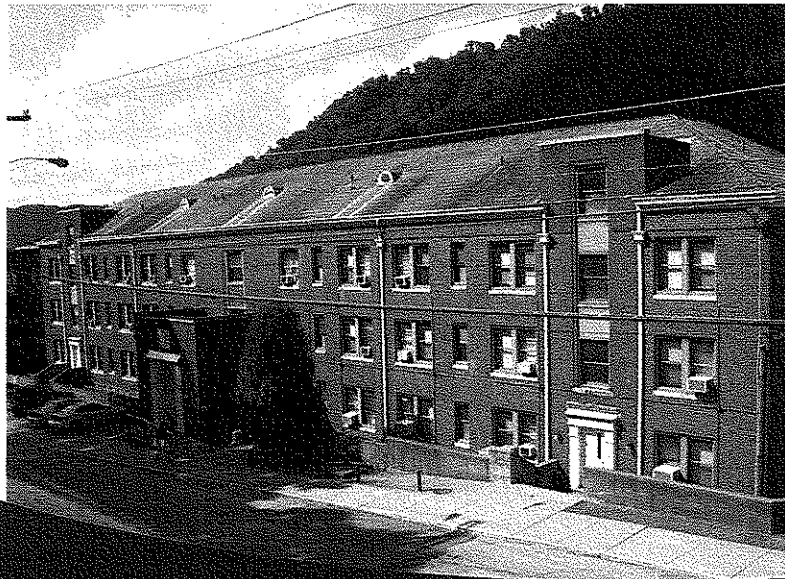
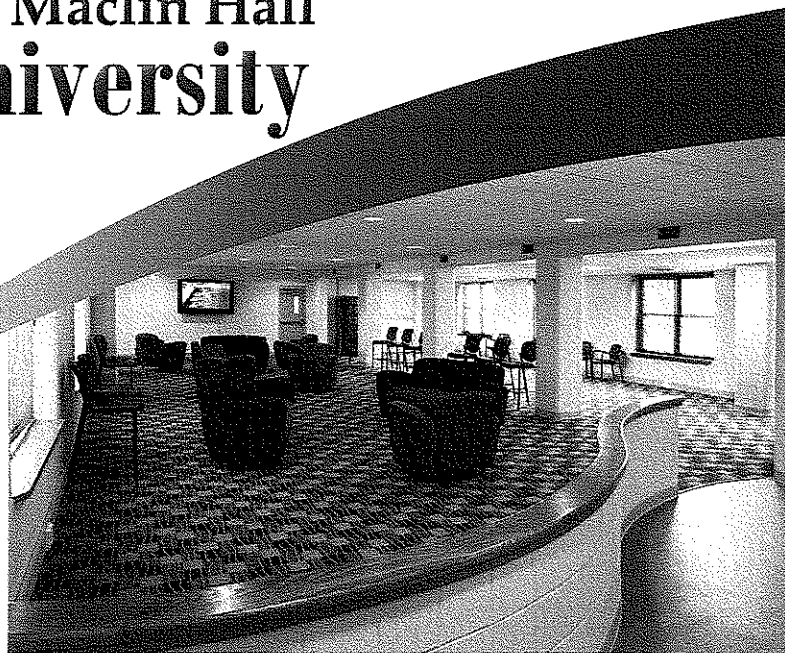
Thomas R. Worledge, AIA

Contractor

Wiseman Construction

A comprehensive renovation to the historic **Maclin Hall dormitory** on the campus of WV Tech in Montgomery, WV. The project was **designed in less than a month**, and included redesigning the shared areas, **repairing the windows**, new finishes, new roof, and restoration of the exterior. We also replaced the entire HVAC, lighting, fire protection, data systems and renovated the shared restrooms. In this 53,900 SF building, we added a theater room, exercise area, laundry room, studies, computer rooms, tv rooms for video games, student commons areas, and lounges. We completely regutted the restrooms and provided new shower facilities.

This project was fast-tracked throughout the summer of 2007, so the building could be occupied by students for the start of the 2007-2008 school year.



WVSP Academy West Virginia State Police

Dunbar, West Virginia

Owner
West Virginia State Police



Size
4 Buildings / 61,757 SF

Construction Cost
\$2.9 mil.

Project Architects-Engineers
McKinley & Associates

Project Architect
Thomas R. Worlledge, AIA

Contractor
Multiplex, Inc.

The 27,708 SF Building A is a 2-story dormitory (for 160 cadets) with classrooms that was built in 1968. This renovation project included upgraded HVAC, new boiler and chiller, a new building skin/facade, **new windows**, an elevator, new floor tile to replace asbestos tile, replacing the shield at the entry, new built-in furniture, repairing the sauna and steam room, new fire alarm and sprinkler system, security system, network computers, electrical, site lighting, signage, and ADA compliance.

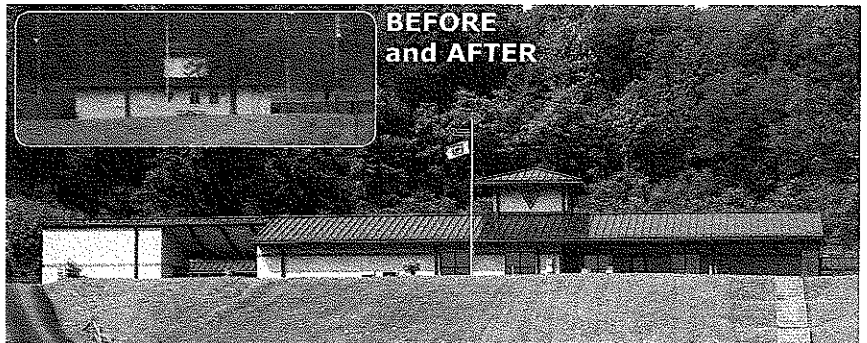
The 8,985 SF Building B is a 2-story classroom (for 84 cadets) with dorm (for 10 cadets) that was built in 1949. This renovation project included a new building skin/facade, **new windows**, new flooring, new walls, new ceiling tile, and ADA compliance.

The 21,966 SF Building C is a classroom (for 100 cadets) with dormitory (for 48 cadets) and cafeteria that was built in the 1970s. This renovation project included HVAC, new building skin, **new windows**, new vestibule, security system, elevator, ADA compliance, new fire alarm, new floors, sprinkler system, lighting, data, signage, and sidewalks.

There was complete removal of Building D (shooting range), and replacement with a new 3,098 SF shooting range with a tower at the center. The tower area has space for four seats and circulation clearance, **windowed on three sides and full view of the range**, counters with under storage, target system, power and data.

The staging area is enclosed with a glass wall toward the range, with space for 40-50 cadets with tables for gun cleaning and check. The armament room has a separate entrance from the target room, an office area, three standing work benches with power, peg board for tools, open shelving, one small sink, circulation for 7 people, and is vault locked to separate the office space from the armament area. There is also a break room, restrooms, and a target storage room. In addition, the bunker is a controlled environment with alarm system, that has storage for ammunition.

Completed in June of 2010, the \$2.9 million West Virginia State Police Academy project included renovation of 3 existing buildings (including window replacement in each building), as well as the demo of a shooting range/ replacement with a brand new upgraded shooting range control center.



Triadelphia Middle School Ohio County Schools

Wheeling, West Virginia

Owner
Ohio County Schools

Size
260 units

Construction Cost
\$219,430

Project Architects-Engineers
McKinley & Associates

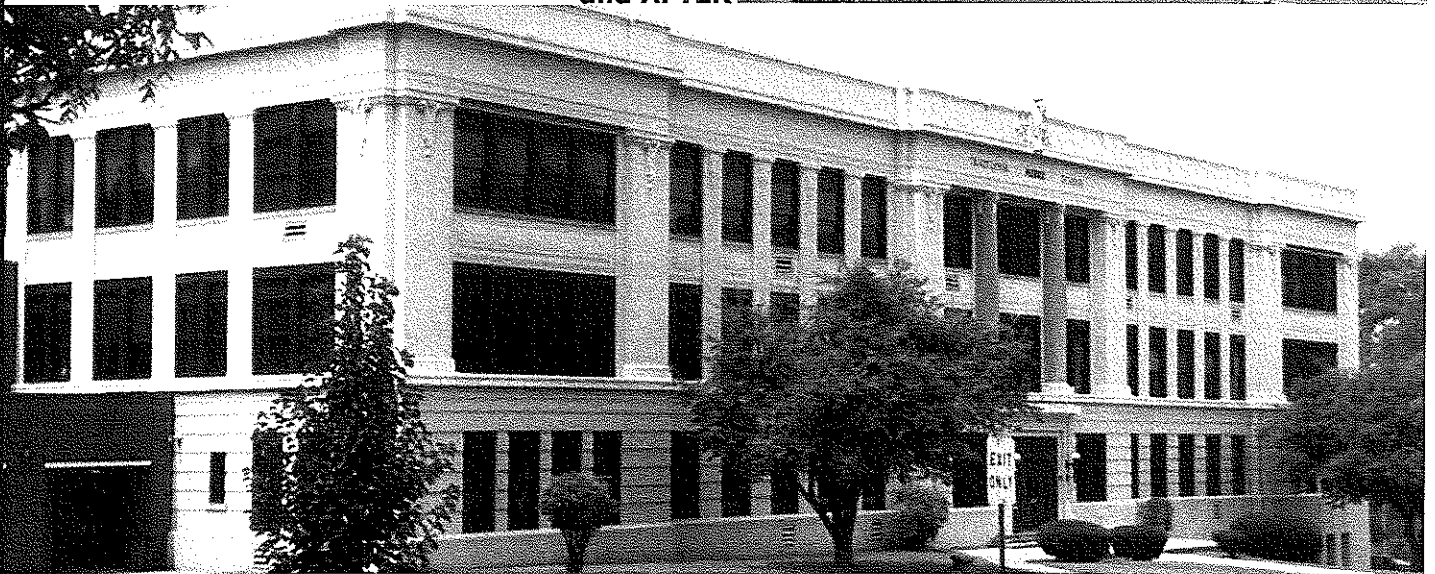
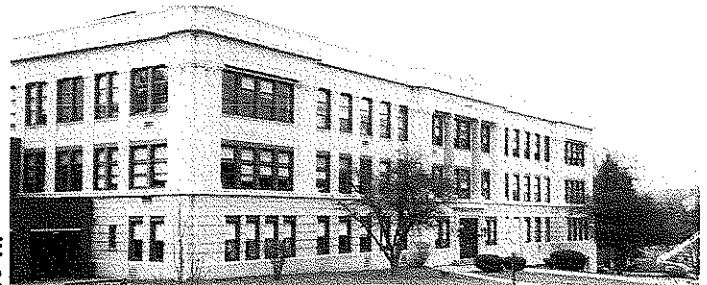
Project Architect
Gregg Dorfner, AIA

Contractor
City Window Construction Company

McKinley & Associates led the way for this **window replacement project** in order to provide more comfortable classroom areas for the students.

Work on this building included researching the architectural **past** as well as **fire and life safety**. All **design work** and **construction administration** was completed by **our firm**. The building is **three stories** and contains **260 window units**.

**BEFORE
and AFTER**



 **McKINLEY & ASSOCIATES**
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The Education Center WV Northern Community College

Wheeling, West Virginia

Owner

West Virginia Northern Community College

Size

80,000 SF approx.

Construction Cost

\$11 million

Project Architects-Engineers

McKinley & Associates

Project Architect

Denis Gill, AIA

Contractor

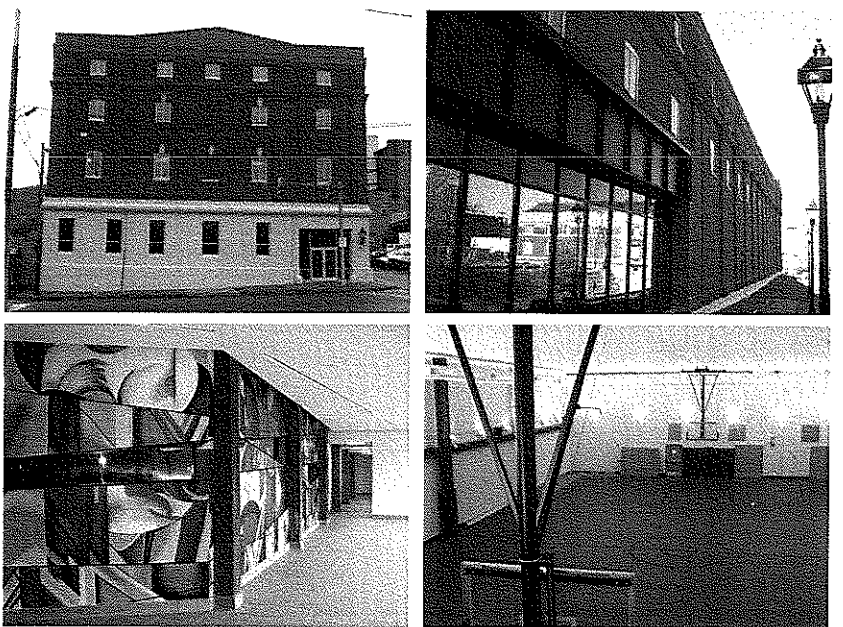
Colaiani Construction
and Cattrell Companies

McKinley & Associates has vast experience completing building renovations such as the 80,000 SF industrial warehouse (the former Wheeling Wholesale Building) that was purchased by Northern Community College and was presented as The Education Center. This \$11 million project houses classrooms, offices, a food court, a basketball court, as well as laboratories for research. Included in the design was a new roof, ADA compliance, HVAC upgrades, fire protection and exhaust systems, telecommunication, floors, walls, windows, ceilings, and interior design.

BEFORE



AFTER



The project will span into other renovations as well as construction of an overpass that will serve as a connection between the B. & O. Railroad Building that houses the headquarters of Northern Community College and the Education Center. This will provide students a quick and safe passage between buildings while avoiding traffic.



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

This 100 year old auto parts warehouse is now the home of all informational records and artifacts of the Wheeling-Charleston Diocese. Those Archive spaces utilized a specialized HVAC heating, cooling and humidity controls system. In addition, a chemical fire suppression (rather than water sprinkler) was utilized in the most sensitive of the Archive spaces, while pre-action water sprinkler systems were used for less sensitive archive areas and conventional wet pipe systems were used for non-sensitive spaces such as general offices, corridors, etc.

Work also included selective demolition and renovation to the exterior elevations of the existing building, construction of 2 canopy additions affixed to the building, limited exterior foundation, concrete, masonry, framing, molded trim & cornice carpentry, EIFS, metal roofing, epdm/metal flashing, sealing, guttering & spouting, painting, roof drainage, storm sewerage trades, **removal and replacement of the building's windows**, all new systems throughout the structure, flood-proofing, fire protection, and ADA compliance.

BEFORE
& AFTER



BEFORE
& AFTER

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