



April 11, 2012

Krista Ferrell  
Buyer Supervisor  
Purchasing Division  
2019 Washington Street, East  
Charleston, WV 25305-0130

RECEIVED

2012 APR 12 AM 10:14

WV PURCHASING  
DIVISION

Re: GSD126401 - A&E SERVICES BUILDING 4 RENOVATIONS

Dear Ms. Ferrell and Members of the Selection Committee;

We are pleased to provide the West Virginia Division of General Services with our Expression of Interest for Architectural and Engineering services to perform a thorough evaluation of the Building 4, including functional analysis, building code, life-safety, mechanical and electrical systems; redesign of the existing building to resolve issues noted in the evaluation and to bring the building up to current office building standards. Your project will be led by **Thomas R. Worlledge, AIA, LEED AP BD+C, REFP**, our **Charleston Area Manager**, whom is an **Architect** as well as a **LEED Accredited Professional**. We are also proposing to dedicate additional professional design staff from our **Charleston Office**.

McKinley & Associates has been providing design services since 1981. With offices in Charleston and Wheeling WV, and Washington PA, McKinley & Associates supports a professional staff that includes **Architects**; mechanical, electrical, plumbing/life safety Engineers (**MEP Engineers**); as well as Construction Administration services and a certified Interior Design department. **We have 4 LEED Accredited Professionals (2 LEED AP and 2 LEED AP BD+C) on staff, in both the architectural and engineering fields, whom were all designated by the United States Green Building Council (USGBC). They will all be utilized to incorporate "Green" aspects into the project; we incorporate energy efficient and sustainable design approaches into a majority of our designs.** Also, with **Qualified Commissioning Process Providers** on staff, McKinley & Associates is also one of the only Firms in the state to offer Commissioning Services. We also have **depth** in numbers of each discipline in our firm. 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.

Moment Engineers, Inc. of Charleston, WV was added to our team for their structural expertise. Moment will be responsible for structural engineering aspects of our projects. We have worked together on numerous projects (including the Logan State Office Building), and they have provided us with structural design solutions for both small and large projects. Their experience encompasses a wide variety of building types and sectors, and their expertise includes design analysis for steel, concrete, masonry, and wooden structures.

We have designed over 250,000 SF of office space in the past 5 years. Moreover, the Maxwell Centre, Orrick's Global Operations Center, and McKinley & Associates' Charleston Area Office - three of our many office building renovation projects - have all won awards from the American Institute of Architects. With experience in renovation projects for multiple office buildings, we have gained the knowledge and insight to evaluate these unique project types, which helps us anticipate unforeseen existing elements that



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  
**GSD126401**

PAGE  
**1**

ADDRESS CORRESPONDENCE TO ATTENTION OF:  
**KRISTA FERRELL  
 304-558-2596**

VENDOR

RFQ COPY  
 TYPE NAME/ADDRESS HERE  
 \*709060537  
 McKinley & Associates  
 The Maxwell Center / Suite 100  
 32 Twentieth Street  
 Wheeling, WV 26003

SHIP TO

DEPARTMENT OF ADMINISTRATION  
 GENERAL SERVICES DIVISION  
 BUILDING FOUR  
 112 CALIFORNIA AVENUE  
 CHARLESTON, WV  
 25305 304-558-2317

DATE PRINTED	TERMS OF SALE	SHIP VIA	F.O.B.	FREIGHT TERMS
03/21/2012				

BID OPENING DATE: **04/12/2012** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT. NO.	ITEM NUMBER	UNIT PRICE	AMOUNT
0001	1	LS		906-07		
<p><b>A&amp;E SERVICES BUILDING 4 RENOVATION</b></p> <p>EXPRESSION OF INTEREST (EOI)</p> <p>THE WEST VIRGINIA STATE PURCHASING DIVISION FOR THE AGENCY, THE WEST VIRGINIA DIVISION OF GENERAL SERVICES, IS SOLICITING EXPRESSIONS OF INTEREST FOR ARCHITECTURAL AND ENGINEERING SERVICES FOR RENOVATIONS TO BUILDING #4 LOCATED ON THE WEST VIRGINIA STATE CAPITOL COMPLEX IN CHARLESTON, WEST VIRGINIA PER THE ATTACHED SPECIFICATIONS.</p> <p>TECHNICAL QUESTIONS CONCERNING THIS SOLICITATION MUST BE SUBMITTED IN WRITING TO KRISTA FERRELL IN THE WEST VIRGINIA STATE PURCHASING DIVISION VIA FAX AT 304-558-4225 OR VIA EMAIL AT KRISTA.S.FERRELL@WV.GOV.</p> <p>DEADLINE FOR ALL TECHNICAL QUESTIONS IS 04/05/2012 AT THE CLOSE OF BUSINESS.</p> <p>ANY TECHNICAL QUESTIONS RECEIVED WILL BE ANSWERED BY FORMAL WRITTEN ADDENDUM TO BE ISSUED AFTER THE DEADLINE HAS LAPSED.</p> <p>VERBAL COMMUNICATION: ANY VERBAL COMMUNICATION BETWEEN THE VENDOR AND ANY STATE PERSONNEL IS NOT BINDING. ONLY INFORMATION ISSUED IN WRITING AND ADDED TO THE EOI BY FORMAL WRITTEN ADDENDUM BY PURCHASING IS BINDING.</p>						

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE <i>Krista Ferrell</i>	TELEPHONE (304) 233-0140	DATE 4/11/12
TITLE President	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  
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 Charleston, WV 25305-0130

# Request for Quotation

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**3**

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03/21/2012				

BID OPENING DATE: **04/12/2012** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT. NO.	ITEM NUMBER	UNIT PRICE	AMOUNT
<p>INFORMATION ISSUED IN WRITING AND ADDED TO THE SPECIFICATIONS BY AN OFFICIAL ADDENDUM IS BINDING.</p> <p style="text-align: center;">             SIGNATURE            McKinley &amp; Associates            COMPANY            April 11, 2012            DATE         </p> <p>NOTE: THIS ADDENDUM ACKNOWLEDGEMENT SHOULD BE SUBMITTED WITH THE EOI.</p> <p>REV. 09/21/2009</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 style="text-align: center;">NOTICE</p> <p>A SIGNED EOI MUST BE SUBMITTED TO:</p> <p style="text-align: center;">           DEPARTMENT OF ADMINISTRATION            PURCHASING DIVISION            BUILDING 15            2019 WASHINGTON STREET, EAST            CHARLESTON, WV 25305-0130         </p>						

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE 	TELEPHONE (304) 233-0140	DATE 4/11/12
TITLE President	FEIN 55-0696478	ADDRESS CHANGES TO BE NOTED ABOVE

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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 exceeds five percent of 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: April 10, 2012

State of West Virginia

County of Ohio, to-wit:

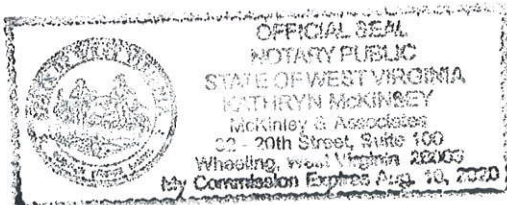
Taken, subscribed, and sworn to before me this 10 day of April, 2012.

My Commission expires August 18, 2020.

**AFFIX SEAL HERE**

**NOTARY PUBLIC**

*[Signature]*



# Concept

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

Over the years, McKinley & Associates has developed a reputation as experts in building remodeling and historic restoration. We have renovated numerous office spaces while occupied, turned eyesore factory buildings into modern offices, brought historic treasures back to life, and modernized aging school buildings while the students were attending classes.

McKinley & Associates approach to design is simple: communicate with the client and address the client's needs and desires first. It entails an on-going dialog with the owner and the end user of the facility. Throughout the design process, we hold design workshops to obtain the critical information needed to achieve a design that meets your needs and budget. We do not depend only on our experience; we also refer to the day to day experiences of those who will use the building. We have found that this face-to-face approach allows us to focus on your needs to ultimately achieve a better project outcome.

We use a team approach that incorporates Architects, Engineers, Designers, Drafters, Construction Administrators and support staff from the beginning. The entire team is involved in the design process so that they know why the building was designed and how the building is intended to be used. This insight is especially advantageous to the on-site Construction Administrator (CA). The background knowledge on the project helps the CA better understand the end product, helps him communicate with the contractors and it provides valuable constructability insight for our designers when questions are brought back from the field.

McKinley & Associates has recently completed renovations and restorations to what many consider the most historical building in the State of West Virginia - Independence Hall in Wheeling; known as the Birthplace of West Virginia. This stone structure was restored inside and out using careful research and coordination with the State Historic Preservation Office. McKinley & Associates will use the same attention to detail on this project as we did to protect this National Historic Landmark. In addition, we have restored and modernized many other structures that house offices, including: Colson Hall for West Virginia University, the Orrick Building (formally a dilapidated factory building), and West Virginia Northern Community College's B&O Building to name a few. The B&O Building (a former Baltimore & Ohio Railroad Passenger Station) was built in 1908 and is listed on the National Register of Historic Places. The WVNCC Education Center (a former warehouse structure) was also recently rehabilitated.

McKinley & Associates has extensive experience in designing and revitalizing aging structures and historic buildings, including our offices in Wheeling and Charleston. Our Headquarters in Wheeling is located in a 1908 YMCA structure that was restored and turned into six floors of professional office suites. Our philosophy regarding this type of work requires an intimate knowledge of the building so we can determine how to most effectively use the existing resources. Our approach to renovation projects involves spending time to analyze the building and see how we can best utilize its existing features. We will send our team of architects, engineers, and preservationists to get detailed information on the building. Early activity includes carefully mapping out the building so we can target the areas of greatest need and control cost.

Many of our projects over the years required our referencing the Secretary of the Interiors Standards for Rehabilitation and Restoration. In keeping with the Secretary of the Interiors Standards, McKinley & Associates endeavors to protect the original features of a property. Our skills include attention to detail, care for historic components and a carefully balanced practical side aimed at achieving modern purposes for our historic fabric. Typical recommendations to the Owners include: repair rather than replace, conceal and rebuild around contemporary modifications and corrections, especially structural; and adapt the modern tenant space planning needs to the existing character and physical features of the building rather than destroy the historic infrastructure, all this while complying with the Standards and Guidelines.

For addressing challenges: When a client's program needs are in conflict with the existing physical possibilities, we assist the owner/tenant in prioritizing the scope of the project in order to preserve the historic qualities that most exemplify the original attributes of the structure. Restoration and modernization do not have to be mutually exclusive. Challenges that become apparent will be resolved quickly and personally. McKinley & Associates has a good working relationship with the State of West Virginia; we have worked on many projects including two new state office buildings and many smaller renovation projects.



# HILLTOP ELEMENTARY SCHOOL

Sherrard, West Virginia

HAS SUCCESSFULLY ACHIEVED THE FOLLOWING LEVEL OF CERTIFICATION ESTABLISHED BY THE U.S. GREEN BUILDING COUNCIL  
IN THE LEED GREEN BUILDING RATING SYSTEM™ AND VERIFIED BY THE GREEN BUILDING CERTIFICATION INSTITUTE.

LEED FOR SCHOOLS

# CERTIFIED

S. RICHARD FEDRIZZI, PRESIDENT & CEO  
U.S. GREEN BUILDING COUNCIL

May 2011

PETER TEMPLETON, PRESIDENT  
GREEN BUILDING CERTIFICATION INSTITUTE

# 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 1/10<sup>th</sup> 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.

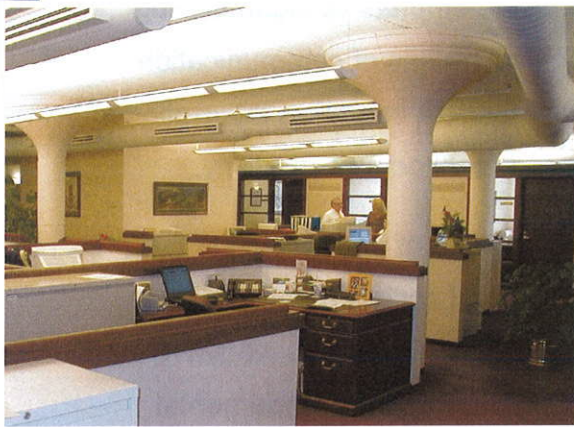
Most of the floor we chose to clean and seal with water based polyurethane, leaving the natural distressed state of the floor. The remainder of the space, we used a carpet tile by LEES which minimizes waste, has 35% recycled content and is Green Label Certified, meaning it meets stringent indoor air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

# Interior Design



National Council for  
Interior Design Qualification



Basic interior services begin with a strategy session designed to determine the owner's project requirements, timetable and budget. The interviews will include analyzing space requirements, operating procedures, communication relationships and future needs. Inventory of existing conditions are used to develop accurate drawings and plans. Application of current ADA and building codes will be applied to the developed plans for way finding (signage, directories, fire escape plan), furnishings and finishes. Attention to budget and maintenance is given in relationship to owner needs. Construction documents required to detail the project include schedules, elevations, plans, presentation boards and specifications. To maintain coordination, the follow up contract administration consists of submittal review, post construction evaluation and coordination of FF&E contracts when applicable.



Deb Blakeman, NCIDQ #015070, is knowledgeable and has experience with application of ADA regulations, ergonomic standards, state building code and industrial standards as they apply to interior furnishings, space planning and finishes. Improving comfort through lighting and ergonomically sound furnishings will increase employee performance. Efficient spaces aid in organization, and work flow, by decreasing communication barriers.





# 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. McKinley & Associates  
 1116 Smith Street - Suite 406  
 Charleston, WV 25301  
 P - (304) 340-4267  
 F - (304) 340-4269  
 edellatorre@mckinleyassoc.com

Signed:



Ernest Dellatorre  
 President

- b. Architect / **LEED** Architecture Design: Thomas R. Worlledge, AIA, LEED AP BD+C, REFP  
 (Project Manager / Point of Contact)

Architect / **LEED** Architecture Design: Christina Schessler, AIA, LEED AP BD+C

Architect / **LEED** Architecture Design: Michael S. Betsch, AIA, LEED AP

Mechanical Engineer / **LEED** Engineering Design: Bradley A. Crow, PE, LEED AP, QCxP

Architectural Engineer: Tim E. Mizer, PE, RA, QCxP

Electrical Engineer: Darren S. Duskey, PE

Structural Engineer / **LEED** Engineering Design: Douglas R. Richardson, PE, LEED AP  
 (Moment Engineers - Principal Engineer)

Structural Engineer: Michael J. White, PE  
 (Moment Engineers - Project Engineer)

Senior Mechanical Engineering Designer: William D. Ciprella

Senior Electrical Engineering Designer: Russell McClure

Plumbing & Electrical Engineering Designer: Scott D. Kain

Fire Protection Engineering Designer: Michael A. Heath

Civil Site Engineering Designer: Allison M. Carmichael

Interior Designer: Deb Blakeman, NCIDQ #105070

Contract Administration / Project Coordination: Dana E. Womack, Jr.

# Qualifications

Before &amp; After

Catholic Heritage Center



Before &amp; After

Orrick Global Operations Center



Before &amp; After

John Marshall Field House



Before &amp; After

Artisan Center



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 government agencies, manufacturers, commercial, medical, religious, educational, and recreational operations, as well as developers. In the past 10 years our firm has been awarded 4 prestigious AIA Honor and AIA Merit Awards for our works.

The McKinley experience in commercial projects include State Office Buildings, Corporate Office Complexes, Business Parks, Cultural Centers, Senior Centers, Daycare Facilities, National Call Centers, plus many more. We have vast office building experience in both new building and addition/renovation projects.

Our services ranges from feasibility planning and concept design through construction administration. We understand that the success of commercial architecture is measured not just by architectural design alone, but also by the added considerations of all members of the design and development team.

A particularly important and integral part of commercial work is our understanding of the permitting process and agency procedures regarding zoning and building codes, traffic and parking requirements, and environment impact assessments.

As West Virginia's largest A/E firm, our 37 person Professional staff includes: Architects; Mechanical, Electrical, and Plumbing & Fire Protection (MEP) Engineers; Construction Administrators; LEED Accredited Professionals; Qualified Commissioning Process Providers; Quality Controllers; Interior Designers and Recognized Educational Facilities Planners. We have provided professional services in all 55 counties of West Virginia.

# 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.

# 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:

Ohio  
Pennsylvania  
Tennessee  
Virginia  
West Virginia

#### 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 25 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:

#### Architect:

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

SMART Office in Williamson, WV (LEED Registered)

Bellann in Oakhill, WV (LEED Registered)

Marshall Co. Schools - Hilltop Elementary School (**LEED Certified**)

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

West Virginia State Police Academy - Renovations to Buildings A, B, and C; New Building D (Shooting Range Control Center)

West Virginia State Police Academy Multi-Purpose Building

West Virginia State Police - New Logan Detachment

West Virginia University - University Police Building

Wood County Schools - Parkersburg High School

Wood County Schools - Williamstown High School

Marshall County Schools - Sherrard Middle School

Marshall County Schools - McNinch Elementary School

Boone County Schools - Brookview Elementary School Phase I & II

Boone County Schools - Honors Academy

WVU Institute of Technology - Maclin Hall renovations

# Michael S. Betsch, AIA, LEED AP



## Architect / LEED Accredited Professional

### EDUCATION:

Drexel University (Philadelphia, PA)  
Bachelor of Architecture - 2007

Delaware Technical and Community College  
Associate, Architectural Engineering - 2000

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

**Registered Architect in:**  
West Virginia

**LEED® Accredited Professional**

**Member:**  
The American Institute of Architects  
U.S. Green Building Council

### PROFESSIONAL EMPLOYMENT:

McKinley & Associates  
Wheeling, WV (2008 to present)

Stantec Architecture  
Wilmington, DE; New York; and Vancouver  
(2007-2008)

The Breckstone Group  
Wilmington, DE (2006-2007)

Staikos Associates Architects  
Wilmington, DE (2000-2006)

### SUMMARY OF EXPERIENCE:

Mr. Betsch's project experience includes new construction as well as renovation of existing structures. Projects types include government, liturgical, private high security, educational, office, retail, institutional, residential, and historic preservation.

Mr. Betsch has proven success working with highly intricate project delivery scenarios such as phased renovations to active mission critical command and control centers, and modernization of highly publicized actively used government historical centers such as New York City's City Hall. With over 10 years of experience Mr. Betsch has had the opportunity to work for a varied group of clients in the US, Canada, and the Middle East. These clients have included Foreign Governments, Integrated Defense Providers, State and local governments, Historic Societies, Educational Providers, Public and Private Corporations, Condo Associations, and Private Home owners. As a **LEED® Accredited Professional** Mr. Betsch works to bring sustainable design solutions to work for the benefit of his clients and the community.

### NOTABLE PROFESSIONAL EXPERIENCES:

#### **Capitol Theatre / Wheeling, WV**

Multiple renovation/restoration/upgrade projects on the historic theatre in downtown Wheeling, including life safety and code improvements, sprinklering, fire alarms, and a concession and restroom build out.

#### **Montgomery County Combined Emergency Operations Center, Emergency Communications Center, & Transportation Management Center / Montgomery County, MD\***

This 57,000 SF facility is the hub of Montgomery County's \$140 million 800 MHz Radio Communications upgrade. This facility brings together Police, Fire, 911, EMS, Public Transportation, and an Emergency Operations Theatre to a fully integrated facility. Although challenging to design a stand alone EOC, ECC, or TMC, the true design challenge was to integrate spaces where these three cultures can interact and effectively support emergency operations.

#### **Arkansas Emergency Operations Center / Little Rock, AR\***

Programming, master planning, and design development documentation for this statewide emergency operations center

#### **Delaware Transportation Management Center / Dover, DE\***

Master planning and design for a new 21,000 SF facility to coordinate statewide transportation via the ITMS system.

#### **New York City Hall / New York, NY\***

General restoration and architectural coordination for extensive mechanical renovations of the interior of historic landmark originally built in 1811. A feasibility study was completed to obtain a **LEED certification**. In addition, a high-definition scan (a laser survey technology used to create three-dimensional electronic models), multi-media, mass media, and audio/video upgrades were designed for the City Council.

*\*previous work experience with a firm other than McKinley & Associates*

# Tim E. Mizer, PE, RA, QCxP

## 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

**Qualified Commissioning  
Process Provider**

### PROFESSIONAL EMPLOYMENT:

McKinley & Associates  
Architect / Engineer  
Wheeling, West Virginia (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, North Carolina (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. In addition, he is also a Qualified Commissioning Provider. Mr. Mizer is the Head of Operations for the company.

### NOTABLE PROFESSIONAL EXPERIENCES:

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

West Virginia State Office Building in Weirton, WV

Orrick Building (Office Building)

Maxwell Centre (Office Building)

Wagner Building (Office Building)

Bennett Square Office Building

Dr. Ganzer Office Building

WVU Colson Hall (office and classroom building)

Panhandle Cleaning & Restoration (office building and warehouse)

West Virginia Independence Hall historic preservation/renovation

Capitol Theatre historic preservation/renovation

Wheeling Island Casino - various projects

Cabela's Eastern Distribution Center (1.2 million SF; including 32,670 SF administrative office building)

Marshall County Schools - Hilltop Elementary (LEED Certified)

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

Marshall County Schools (\$38+ million)

Wood County School Bond Project (\$63+ million)

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

# Deb Blakeman, NCIDQ #015070



## Interior Designer

### EDUCATION:

University of Charleston  
Bachelor of Arts, Interior Design - 1992

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

**National Council for Interior Design Qualification:**  
NCIDQ #015070

### Associate Member:

The American Institute of Architects

### PROFESSIONAL EMPLOYMENT:

McKinley & Associates  
Charleston, WV (2004 to present)

HDMR Group Inc  
Charleston, WV (2000-2004)

Custom Office Furniture  
Charleston, WV (1994-2000)

University of Charleston  
Teacher  
Charleston, WV (1997-2000)

Interior Design  
Charleston, WV (1992-1994)

Freeland Furniture Company  
Charleston, WV (1981-1987)

Interior Reflections  
Logan, WV (1980-1981)

### SUMMARY OF EXPERIENCE:

Deb Blakeman has over 30 combined years of experience in the interior design field including residential, corporate facilities, banks, education and health care projects. She has knowledge and experience with application of ADA regulations, ergonomic standards, state building code and industrial standards as they apply to interior furnishings, space planning and finishes. As a professional designer, Deb Blakeman believes it is important to find the right balance between organizational and individual needs to increase productivity. Improving comforts through lighting and ergonomically sound furnishings will increase employer performance, and efficient spaces will organize work flow, decreasing communication barriers.

### NOTABLE PROFESSIONAL EXPERIENCES:

#### Interior Designer

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

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

Marshall County Schools - Hilltop Elementary School (LEED Certified)

Bennett Square office building renovation

Mythology Marketing office building renovation

West Virginia State Police Academy

West Virginia University - Colson Hall office building renovations

West Virginia University - State Fire Training Academy

WVU Institute of Technology - Maclin Hall

Braxton County High School - Fairmont State addition

West Virginia Northern Community College - The Education Center

West Virginia Northern Community College - B. & O. Building

Marshall University / Robert C. Byrd Biotechnology Center (Interior Furnishing and Finishes)\*

Braxton County Senior Center

Governor Wise, Governor Underwood, and Governor Caperton / Staff Offices (Furnishings, Finishes, and Space Planning)\*

Treasurer John D. Perdue / Unclaimed Properties Division (Space Planning and Furnishings) / Treasurer's Office and Staff Office (Window Treatments, Furnishings, Finishes, and Space Planning)\*

#### Interior Designer / Sales

WV Graduate College (Furnishings)\*

WV Credit Union (Space Planning, Furnishings and Finishes)\*

#### Adjunct Professor

University of Charleston

*\*previous work experience with a firm other than McKinley & Associates*

# Resume



Douglas R. Richardson, PE, LEED AP  
Principal Engineer

## Education

North Carolina State University, (8/87-5/89).

Masters of Science in Civil Engineering, major in structures and minor in construction.

GPA 4.0/4.0.

West Virginia University, (8/83-8/87)

Bachelors of Science in Civil Engineering.

Ranking: 1st out of approximately 450 College of Engineering graduates. GPA 3.98/4.0.

## Professional Registration

Professional Engineer - WV, KY, and MS

Maintains active record with NCEES to facilitate prompt registration in additional states as required.

LEED Accredited Professional

## Professional Affiliations

American Society of Civil Engineers

American Concrete Institute

American Institute of Architects, Professional Affiliate

Structural Engineering Institute

Timber Framers Guild

US Green Building Council

Engineers Without Borders-USA





# 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. The locations of the Teams' offices are:

<p>McKinley &amp; Associates 1116 Smith Street Suite 406 Charleston, West Virginia 25301</p>		<p>The <u>Project Management, Architecture, Construction Administration, Interior Design, Architectural aspects of "Green" (LEED) Design</u>, and support services will be performed by our staff in our <u>Charleston</u> Office</p>
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<p>McKinley &amp; Associates The Maxwell Centre Thirty-Two - Twentieth Street Suite 100 Wheeling, West Virginia 26003</p>		<p>The <u>MEP Engineering, Architectural and Engineering aspects of "Green" (LEED) Design</u> and support services will be performed by our staff in our <u>Wheeling</u> Office</p>
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<p>Moment Engineers, Inc. 179 Summers Street Charleston, West Virginia 25301</p>		<p>The <u>Structural Engineering</u> and support services will be performed by Moment Engineers, Inc.</p>
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- b. 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.

For example, the shell of the former Wheeling Stamping Building was designed and constructed in 6 months to attract a new tenant (it quickly became the home to the Orrick Corporation; their Global Operations Center); the TeleTech National Call Center was designed and constructed in 8 Months; and Maclin Hall at WVU Institute of Technology was designed in 1 Month and renovated in 5 months.

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 sixteen years together at McKinley & Associates.

A proposed project schedule outlining the key phases is seen on the following pages:

# Project Organization

## Phase 5

12 Months

### Construction Administration

During the construction phase of the work, which will overlap some of the design work, we will maintain constant communication with the state and with the various contractors to work out any conflicts that may arise during the construction process. We will maintain the flow of information and observe the work. Since we are only a few blocks away from the project, we can be at the site in a matter of minutes rather than hours.

## Phase 6

12 Months

### Post Construction

Our Construction Administration staff will follow up on any close out documents and training due to the owner after substantial completion is issued. As it has been our policy for the past 12 years, McKinley & Associates will provide a 11 Month Walk-Thru with the State and/or tenants to assure that construction issues are caught before the 1 year construction warrantee expires.

# Fast-Tracking

Throughout the years we have worked on many “fast-track” projects with Accelerated Schedules, such as the Cabela’s Eastern Distribution Center in Wheeling, WV, Maclin Hall at West Virginia University’s Institute of Technology in Montgomery, WV, as well as TeleTech National Call Center in Moundsville, WV. We achieved success by maintaining time and cost management, quality control and excellent communication amongst the client and contractors.



Cabela's Eastern Distribution Center

The **Cabela’s Eastern Distribution Center** is a commercial warehouse that was completed in **two fast-tracked phases**. The building measures **1.2 million SF**, and is one of the largest buildings in the State of West Virginia. Included with the **\$40 million** structure are a **32,670 SF administrative office building**, a 14,480 SF maintenance building, a 12,000 SF employee lunch room, 300 trailer parking spaces, 750 employee parking spaces, and 90 loading docks.



TeleTech National Call Center

When **TeleTech** needed to move into a new call center in **6 months**; McKinley & Associates got the call. Teletech 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**.

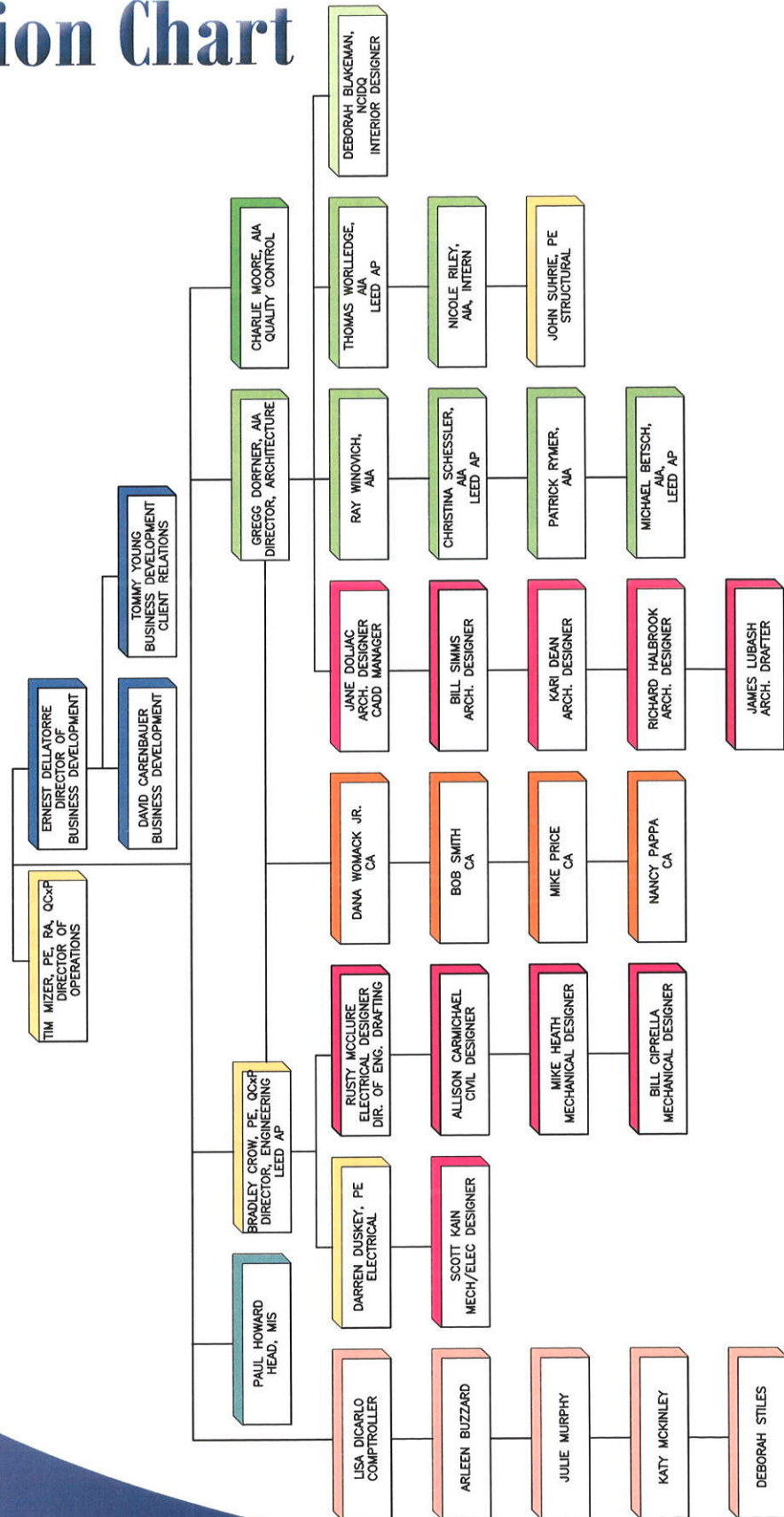
West Virginia University’s Institute of Technology - Maclin Hall



In 2006, we designed an extensive (**\$6M**) renovation of **Maclin Hall**, a historic **53,900 SF** dormitory building on the campus of WV Tech. This project had **two fast-tracked** aspects to it; there was only **1 month** for design, along with a construction time of only **6 months**. **Even with this extremely short timeline, we were still able to bring the project in under budget**. The project included redesigning the shared areas, new finishes, new roof, and restoration of the exterior, new HVAC, and more.

**We are confident that our design team can meet your timeline.**

# Organization Chart



## Project Name

West Virginia State Building

## Project Location

Logan, West Virginia

## Project Description

Currently under construction is this West Virginia State Office Building for the West Virginia General Services Division. This 5 story, 53,200 SF building is intended to consolidate office space of state agencies currently located in Logan, West Virginia as well as provide moderate space for future customers. This office building will be part of a new generation of State office buildings that will provide flexibility for future growth and/or office renovations and be cost effectively adaptable when relocating other agencies into the space. The State of West Virginia has chosen to try and achieve a **silver Leadership in Energy and Environment Design (LEED NC 2.2)** rating as awarded by the US Green Building Council for the new office structure. This State Office Building will accommodate the Division of Rehabilitation Services, the Department of Health and Human Resources, the Insurance Commission, General Services Division, the Tax Department, and the Work Force Division. The Commissioning Agent for this project is Iams Consulting, LLC.



## Construction Cost and Type of Services

\$11 million

New Building

LEED Registered

Building Exteriors

Office Facilities

Life Safety Compliance Projects

Interior Design

Programming

Sprinkler and Fire Alarm Projects

## Project Size

52,300 SF approx.

## Name of Project Owner

Mr. Robert P. Krause, PE, AIA

West Virginia General Services Division

1900 Kanawha Boulevard East

Charleston, WV 25305

304/558-9018

## Date of project completion

Currently Under Construction

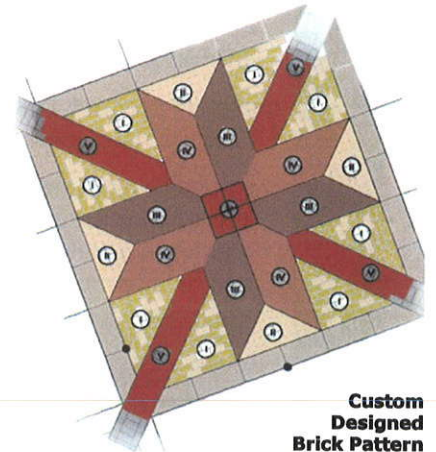


## Any additional information deemed relevant

The building is steel-framed. The shell of the building consists of Architectural Pre-Cast concrete units, either brick-faced or stone-faced, which were fabricated off-site by Gate Precast Company in Winchester, Kentucky. These were shipped on trucks, and installed with a crane (see picture: top right). The streetscape design along the north and south faces of the building are to act as a template for all future sidewalk development. We are reusing old street pavers from the demolition of the streets and promoting those pavers in part of the new adjacent sidewalk design. The designated plaza is a closed portion of Cole Street and features several raised planters shaped by a symmetrical crisscrossing network of joint patterns and brickwork. Major brick patterns intersect at a paver quilt star, a symbol of West Virginia heritage that is carried into the foyer of the building.



Artist Rendering



Custom  
Designed  
Brick Pattern

## Project Name

West Virginia Independence Hall

## Project Location

Wheeling, West Virginia

## Project Description

The West Virginia Division of Culture & History engaged the professional services of McKinley & Associates to conduct on site analysis and to document and confirm as much of the existing conditions as possible (short of destructive investigation) in preparation for restoration activities. The windows, roofing and interior surfaces were studied to determine an appropriate level of restoration suitable to period construction practices and consistent with the Owners budget and on-site staff recommendations. **The project scope was to and has maintained the historic character of the interior and exterior.** All 44 of the **double-hung wood windows** (5'W x 9'H with an arched top sash) have been fully restored and reglazed. The failed metal roofing system was removed and replaced with 5,000 SF of new standing seam metal and a new custom metal guttering and downspout system. This **metal roofing** is emblematic of the period of 1859 when the original structure was completed. A portion of the **interior plastering** in the third floor Courtroom and the entire first floor exhibit area (formerly a US Post Office) were restored, eliminating or concealing previously botched attempts; included the ceiling crown mouldings, flat work and plaster returns at the window jambs. Sections of the original wood flooring were carefully removed and replaced. **Plaster repair work** included new ceiling surfaces and **custom decorative mouldings**. **Interior restoration** included paint color matching and new faux graining on the woodwork, windows and historic metal shutters - **all intended to capture the original historic character.** Two rooms on the second floor, including the First Governors Office of West Virginia, were completely restored since the existing spaces were nearly destroyed by deterioration. In addition to the aesthetic improvements in this historic preservation project, a new HVAC system and a fully automatic sprinkler system and fire alarm detection system has been installed: the ductwork, piping and conduit for these systems is designed to be completely concealed within the existing walls and ceilings. Rough-in work for the metal ducts, sprinkler piping and fire alarm conduit required channeling of the existing masonry walls and replastering to appear seamless. The building is now in its **152nd year**. We are proud to say, that with our contribution, Independence Hall is prepared for the next 150 years.



## Construction Cost and Type of Services

\$1,200,000

Building Exteriors

Exterior Façade Repair

Existing Building Renovations

Life Safety Compliance Projects

Historical Preservation Projects

Interior Design

Programming

HVAC Upgrades

Electrical Upgrades

Utility Improvements

Sprinkler and Fire Alarm Projects



Before,

Courtroom Column Capital  
and Crown Molding



During Construction,



and After

## Project Size

22,000 SF

## Name of Project Owner

Mr. Randall Reid-Smith

WV Division of Culture & History

1900 Kanawha Boulevard, East

Charleston, WV 25305

304/558-0220

## Date of project completion

Construction completed in 2011

## Any additional information deemed relevant

Originally built in 1859, the **Wheeling Custom House** is considered to be the **birthplace of West Virginia**. The 22,000 square foot building, now appropriately renamed **West Virginia Independence Hall**, was added to the **National Register of Historic Places** in 1970 (NRHP Reference #: 70000660), and was designated as a **National Historic Landmark** in 1988. **On September 23, 2011, McKinley & Associates was presented with the Heritage Tourism Award from the Preservation Alliance of West Virginia, for our achievements in preserving Independence Hall.**



**Project Name**  
Orrick Building

**Project Location**  
Wheeling, West Virginia

### Project Description

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, the former Wheeling Stamping Building, was renovated to create some of the most creative office space in the State. Architecture and engineering design was completed in-house and included structural, mechanical, civil, electrical and fire suppression systems. The 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. 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. This project was recognized and awarded an AIA Merit Award. The building is found in the Wheeling Warehouse Historic District (NRHP#: 02001530), in the National Register of Historic Places.



**BEFORE  
and AFTER**



### Construction Cost and Type of Services

- \$8 million
- Building Exteriors
- Office Facilities
- Exterior Façade Repair
- Existing Building Renovations
- Life Safety Compliance Projects
- Historical Preservation Projects
- Interior Design
- HVAC Upgrades
- Electrical Upgrades
- Utility Improvements
- Sprinkler and Fire Alarm Projects

**Project Size**  
88,000 SF approx.

**Name of Project Owner**  
Mr. Will Turani  
Orrick, Herrington & Sutcliffe LLP  
2121 Main Street  
Wheeling, WV 26003  
304/231-2629

**Date of project completion**  
Construction completed in 2002

### Any additional information deemed relevant

Security for the facility was to be comparable to the rest of the firm's nation-wide facilities; however, one of the challenges we had to overcome was creating a design which did not appear to be fortress-like. This security system features we had to incorporate, understand, and design by included: a card access system that allows single card with multiple-levels of access programmed into that card at front door, NOC, elevators, loading dock, stairs, and other sections to be developed; there is not a full time receptionist; glass break and motion detectors on the ground level; an intercom at the front door; and finally, security cameras are placed at the loading dock, rear parking lot, and front door.



**BEFORE  
and AFTER**



**Project Name**  
Bennett Square

**Project Location**  
Wheeling, West Virginia

**Project Description**

In 2011, Phase I was completed on Bennett Square; a **historic** 3-story, 22,000 SF rehabilitation project of the old Ohio County Public Library Building in Wheeling, WV. Phase II is currently under design. The finished project houses **"Class A" office space** in beautifully restored surroundings. The scope of work includes preserved-in-place and salvaged architectural elements, as well as major electrical and mechanical systems designs. Renovations included a new roof with multiple skylights, both restored and new windows, doors, paint, stairwell upgrades, terra cotta restoration, exterior masonry pointing, and a new elevator. **Phase II will complete the "Class A" office fit-out for the second floor.** The project budget for Phase I was approximately \$6.8 million dollars. Documentation for state and federal tax credits is also a part of this project.



**Construction Cost and Type of Services**

\$6.8 million (only includes Phase I)

- Building Exteriors
- Office Facilities
- Exterior Façade Repair
- Existing Building Renovations
- Life Safety Compliance Projects
- Historical Preservation Projects
- Interior Design
- HVAC Upgrades
- Electrical Upgrades
- Utility Improvements
- Sprinkler and Fire Alarm Projects



**Project Size**  
22,000 SF approx.

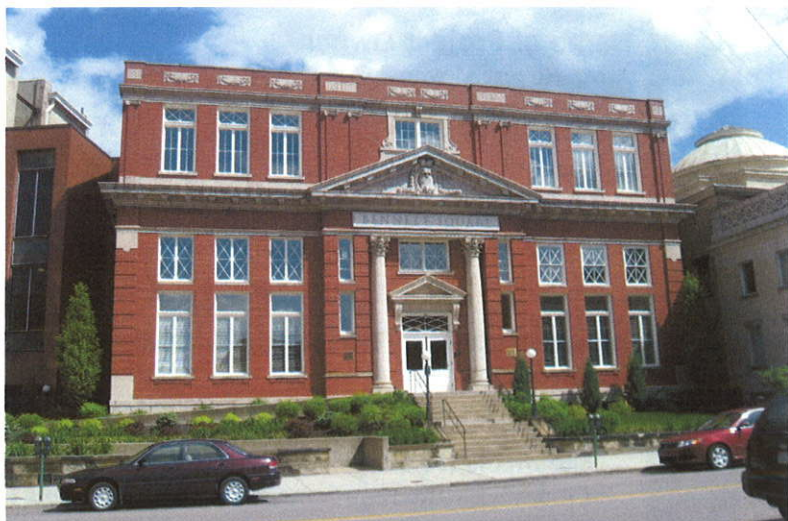
**Name of Project Owner**

Mr. David H. McKinley  
McKinley Properties, LLC  
2100 Market Street  
Wheeling, WV 26003  
304/230-2400

**Date of project completion**  
Phase I construction completed in 2011

**Any additional information deemed relevant**

The building is located in the Centre Market Square Historic District (NRHP#: 84003651) in the National Register of Historic Places. Because Bennett Square is listed, a (successful) review submission to the Secretary of the Interior was necessary. We are also experienced with the Section 106 process required by WV SHPO and the Federal Department of the Interior.





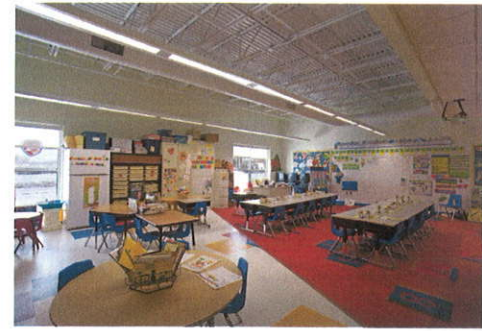
Project Name  
Hilltop Elementary School

Project Location  
Sherrard, West Virginia



### Project Description

The 49,700 SF Hilltop Elementary School didn't start out as a green school but the design intent was to incorporate good sustainable design practice. This \$8.4 million school was designed to blend into the backdrop of a small rural community. Typical of West Virginia, hilly terrain prohibits huge, sprawling facilities. The school board wanted to use the property it already owned; a little used football field at the local middle school fit the need for both parameters. During design coordination with the engineering team members the energy model that was developed compelled the designers to reduce the chiller capacity and system design; thus reducing energy use while saving money. Sun shades mounted over classroom windows eliminate noonday sun from equinox to equinox. **After reviewing the design, the client chose to submit for LEED Certification.** A lot of time was spent researching LEED-approved furnishings, finishes, etc. to make the indoor environmental quality conducive to learning, and to minimize maintenance. A combination of masonry and metal siding was chosen for durability and all were manufactured locally. The metal siding and roofing is **Cradle to Cradle Certified** which is a program that focuses on manufactures whose products are perpetually recycled; new roofing and siding from old roofing and siding in a closed loop. The **Commissioning Agent** for this project was Iams Consulting, LLC.



Sun Shades

### Construction Cost and Type of Services

- \$8.4 million
- New Building
- LEED Certification
- Building Exteriors
- Classroom Building
- Dining Facility
- Life Safety Compliance Projects
- Interior Design
- Programming
- Sprinkler and Fire Alarm Projects



Project Size  
49,700 SF

Name of Project Owner  
Mr. Alfred N. Renzella  
Marshall County Schools  
2700 Fourth Street  
Moundsville, WV 26041  
304/843-4405

Date of project completion  
Construction completed in 2009

### Any additional information deemed relevant

The School Building Authority's 2009 Limit on New Elementary School Design is \$217/SF, but Hilltop Elementary's final price is **less than \$170/SF**. This amount was well below the national average for elementary school construction, sustainable or not. **The client has realized savings in the first school year in shape of lower electricity bills.** This project won a 2010 Gold Medal Green Building Award by Building of America. **Hilltop Elementary is the first and only LEED Certified school in the state of West Virginia! One of only 9 LEED Certified buildings in West Virginia!**

