





West Virginia Purchasing Division

2019 Washington Street, East
Charleston, WV 25305
Telephone: 304-558-2306
General Fax: 304-558-6026
Bid Fax: 304-558-3970

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

Header

 List View 

General Information [Contact](#) [Default Values](#) [Discount](#) [Document Information](#)

Procurement Folder: 102412

Procurement Type: Central Purchase Order

Vendor ID: 

Legal Name: KREPS & ZACHWIEJA ARCH CONSULT

Alias/DBA:

Total Bid: \$0.00

Response Date: 

Response Time:

SO Doc Code: CEOI

SO Dept: 0603



SO Doc ID: ADJ1500000008

Published Date: 5/4/15

Close Date: 6/2/15

Close Time: 13:30

Status: Closed

Solicitation Description:  

Total of Header Attachments: 0

Total of All Attachments: 0



Purchasing Division
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

**State of West Virginia
 Solicitation Response**

Proc Folder : 102412

Solicitation Description : MCA Bathhouse Addition/Dorm Renovation EOI Design Services

Proc Type : Central Purchase Order

Date issued	Solicitation Closes	Solicitation No	Version
	2015-06-02 13:30:00	SR 0603 ESR06021500000004159	1

VENDOR
000000172646 KREPS & ZACHWIEJA ARCH CONSULT

FOR INFORMATION CONTACT THE BUYER
 Tara Lyle
 (304) 558-2544
 tara.l.lyle@wv.gov

Signature X **FEIN #** **DATE**

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

Line	Comm Ln Desc	Qty	Unit Issue	Unit Price	Ln Total Or Contract Amount
1	MCA Bathhouse Addition and interior renovations				

Comm Code	Manufacturer	Specification	Model #
81101508			

Extended Description : The WV Purchasing Division for the agency, WV Army National Guard's Division of Engineering and Facilities, is soliciting expression of interests for professional design services to architectural and engineering design services for the interior renovation of Building No. 228 and Building No. 229 and the addition of a new Bathhouse, as needed at the Mountaineer Challenge Academy, located at Camp Dawson, near Kingwood, WV.



**KREPS
ZACHWIEJA
ARCHITECTS, INC.**

300 Capitol Street Suite 1100
Charleston, WV 25302
304-346-5361

EXPRESSION OF INTEREST
EOI No. ADJ1500000008
MCA BATHHOUSE ADDITION AND INTERIOR
DORM RENOVATION





300 CAPITOL STREET, SUITE 1100, CHARLESTON, WV 25301

Phone 304 346-5361

Fax 304 346-5365

June 2, 2015

To: Tara Lyle
Buyer Supervisor
Department of Administration, Purchasing
2019 Washington Street, East
Charleston, WV 25301

Re: Expression of Interest for **MCA Bathhouse Addition and Interior Dorm Renovations Camp Dawson**

Dear Ms. Lyle:

Kreps & Zachwieja Architects (KZA) is honored to present the experience and credentials of our team in an Expression of Interest to perform architectural and engineering services for the Mountaineer Challenge Academy (MCA) Bathhouse Addition and Interior Dorm Renovations at Camp Dawson. Having a full understanding of the elements associated with existing building renovations, we have assembled a team of specialized consultants to fully address each area of need outlined in your request for Expression of Interest.

Kreps & Zachwieja Architects is a Charleston, WV based Full Service Architectural and Consulting firm that has been focused exclusively on providing quality design services and outstanding project leadership for complex building projects throughout WV since 1945. Enjoying our 70th year in business, we believe our continual success is derived from building strong working relationships with our clients. We have been working with many of our clients for more than 50 years. Those kind of client/ architect relationships are based upon the trust we earn every day by putting you, our client, first and meeting your needs.

We pride ourselves in our ability to listen first to your needs and then propose design solutions that are innovative, functional and cost effective. In this project, the selection of appropriate materials and fixtures that are serviceable and durable will be the challenge. We will also propose the use of energy efficient, water conserving and maintenance free plumbing and electrical fixtures to reduce future utility costs.

The team members we are proposing for your project have all worked together previously; spanning a multitude of project types and scopes. Our proposed team includes:



300 CAPITOL STREET, SUITE 1100, CHARLESTON, WV 25301

Phone 304 346-5361

Fax 304 346-5365

- ZDS for Mechanical, Electrical, Plumbing, Security and Fire Suppression
- Innerspace Interiors for interior design and planning

As you review our proposal, you will see that each member of the team has an excellent reputation, highly trained staff, shares our high expectations and is committed to quality work. They understand that we aren't just building buildings for our clients; we are building relationships.

We thank you for this wonderful opportunity to provide this Expression of Interest and look forward to presenting our qualifications to you in person.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Mark T. Zachwieja', with a long horizontal flourish extending to the right.

Mark T. Zachwieja, AIA
President
Kreps and Zachwieja Architects/Consultants Inc.

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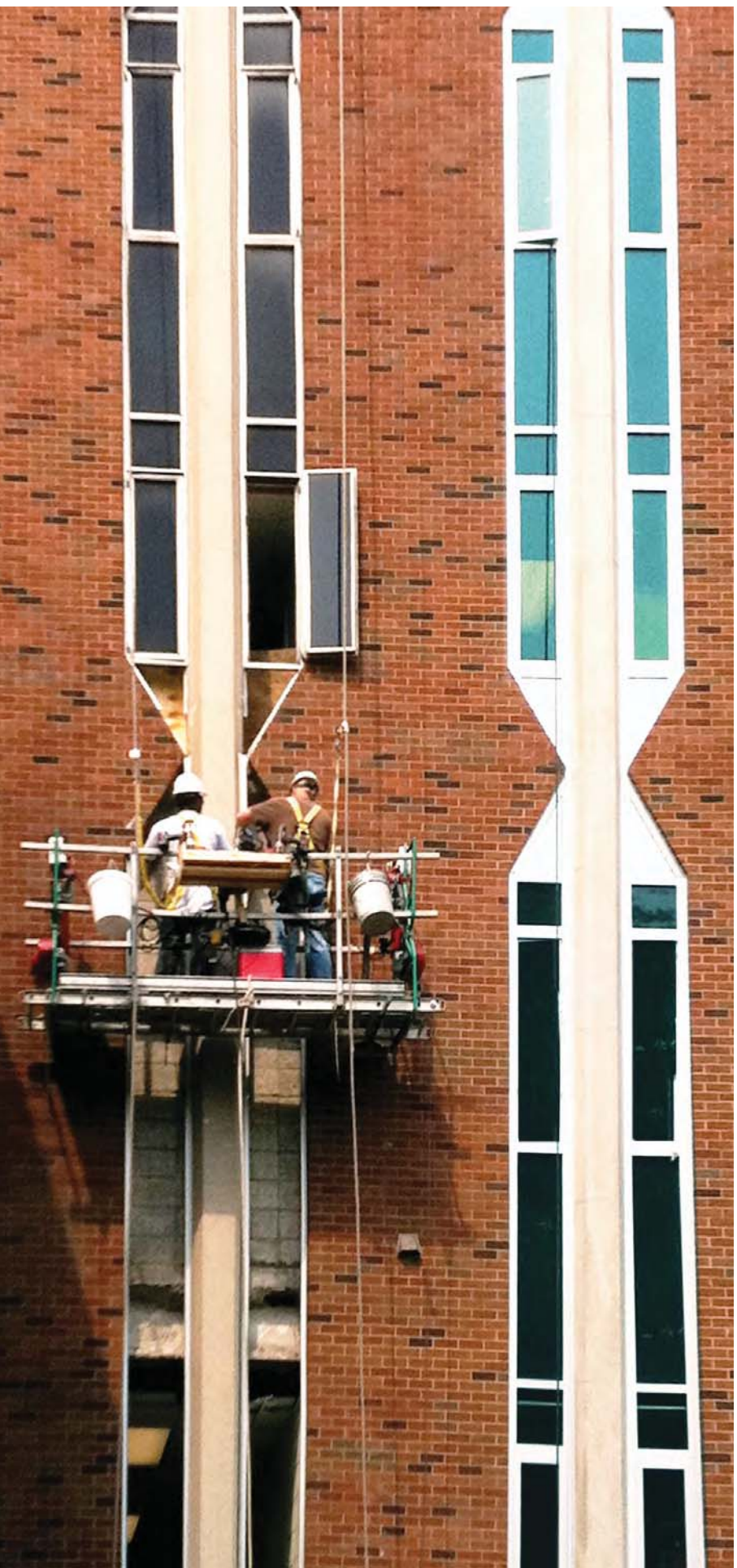
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01 PROCESS / SCHEDULE

CONCEPT

General Project Philosophy

To respond to the challenges and opportunities presented by this project, Kreps and Zachwieja Architects has assembled a uniquely qualified group of design professionals. We have carefully balanced local experience with program-specific design expertise to ensure that the resulting team is as creative, responsive, and quality driven as possible. This team will lead the project team and stakeholders through a process of investigation, evaluation, design, and documentation that will ultimately lead to the most successful project possible.

At each stage of the project we will:

- Involve all stakeholders and build consensus towards practical design solutions.
- Quickly highlight areas where goals align and potential areas which may require resolution.
- Lead a conversation where the team's various experiences and expertise can inform the design process.
- Explore creative design solutions that will consider all the alternates.
- Have no cookie-cutter solutions.
- Create Sensory-Rich environments that consider emerging technologies that will impact our planning.
- Think outside the box.
- Innovate.
- Implement results of exploration into practical designs.
- Understand the program, cost and schedule implications of new solutions.
- Think through the detail, coordination, and expansion implications.
- Keep the process moving forward to complete the project on schedule .
- Develop realistic budgets that optimize every opportunity to save Your Facility money.

PROCESS: A PLANNED APPROACH

CONSENSUS BUILDING

Consensus Building is key to any successful complex project involving multiple groups. All parties need to feel that their interests have been addressed and, if pertinent, incorporated into the design. Hospitals form the cornerstone of any community.

ABILITY TO PROVIDE SERVICES

While our office is conveniently located in Charleston, West Virginia, we routinely travel to numerous clients in the tri-state area and within our region. We focus on providing quality service to Our Region, with the vast majority of our clients are within a two hour drive from Charleston. Our Team is in place and ready to begin work on your project immediately. We will work to meet your time line for the project.

PROJECT DELIVERY

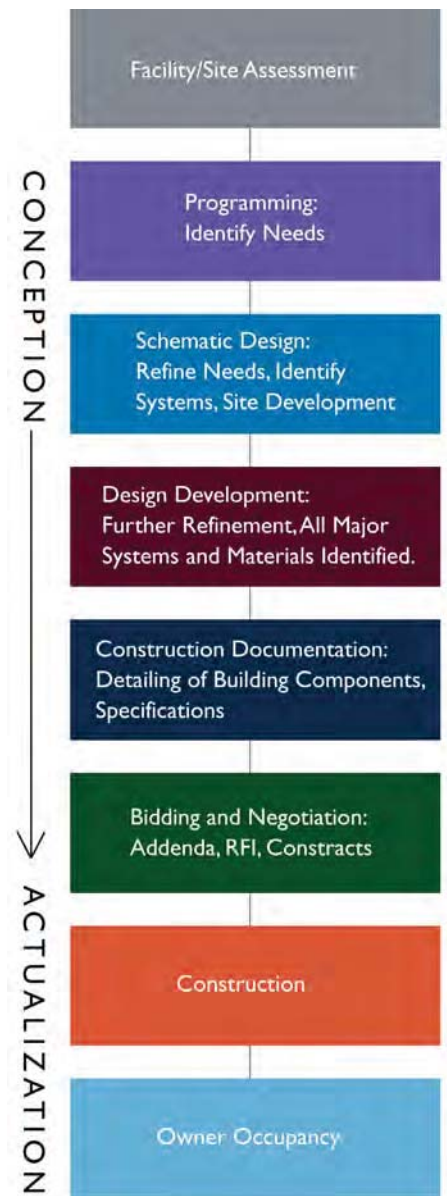
Our Design approach is simple and uncomplicated. We are primarily driven to listen to you and meet your needs. That's it. Our intent is to speed your project to market using an integrated project delivery method that we've been using quite successfully over the years.

Early in the design process we identify the "stake holders" in the project and build consensus on all relevant issues that will arise as the process unfolds. We understand that in order to for this project to be successful, strong leadership will be required on our part to keep the stake holders focused and able to make timely decisions in order to keep the design moving forward. While the team begins work to program the building spaces and give relevant meaning to space and location of each, intense site analysis will be conducted to properly orient the new building to take advantage of any opportunity to enhance the existing complex of buildings. Within weeks, the team will have a program of building spaces that will describe each space by its use and its area in square feet.

Based on this work, we can begin to test our budget by using Order of Magnitude pricing from our vast in-house database of recent local construction costs for buildings of similar types and size. At this time the team will engage in a series of “workshop” style design meetings with all the key stakeholders. The end result will be a schematic plan and conceptual design including narrative descriptions and an outline specification of all the buildings’ engineering systems.

We are confident in our ability to produce drawings early in the project that encourage a meaningful “dialogue” between owner and architect. This dialogue will benefit you, the owner, by saving valuable time and money in the process. As you can see on the graph below, this is the time when changes can have the greatest impact on budget and schedule.

From there, the design team will begin to narrow the focus of tasks performed to finalize the design and details that will form the construction documents. At 80% completion, we will review the drawings with the owner to perform a cost estimate that will guide us into the final stages of document production and onto approvals for construction to begin. At 100% complete drawings, we will be within budget (our guarantee to you) and the bidding and construction process can begin.



DESIGN PHASES COST REDUCTION POTENTIAL



We will provide construction period services throughout the duration of the construction to ensure that the work is being completed to meet your needs. Once construction is finalized, we will be at your service to ensure a smooth transition into the new complex. Near the end of the critical first year of occupancy, the design team will conduct a post-occupancy evaluation to monitor the overall success of the designs and confirm warranties on workmanship, etc. before they expire.

We want to forge a special relationship with Your Facility to produce an award winning project that will enhance the way you do business and meet your goals and objectives.

PERMITTING/REGULATORY APPROVALS

FEDERAL AND STATE DEPARTMENTS

There are few industries more complex than healthcare and few firms that have the resources, technology and know-how to navigate this rapidly changing market. Kreps and Zachwieja works regularly with state officials on zoning and approvals in West Virginia. We strive to establish a good relationship at the earliest phases of a project. Kreps and Zachwieja considers federal, state and local agencies as part of the project team throughout the design and construction phases of the project. With our current projects in West Virginia, Kreps and

Zachwieja has developed a successful working relationship with the governing agencies and possesses exhaustive knowledge of both building code and licensure requirements.

Our extensive experience includes working with the West Virginia State Fire Marshal's Office, particularly Mr. Norm Fetterman, and with Mr. Ron Stricker of the West Virginia Department of Health and Human Resources (DHHR/OHFLAC)

Kreps & Zachwieja's office is strategically located in Charleston, WV, providing easy access to both of these State Agencies. Of particular note, we enjoy a next door neighbor relationship with the DHHR, with whom we are in contact with on a regular basis regarding our ongoing West Virginia work. We have found this relationship to be useful in the planning and review stages of projects; especially in preventing any last minute costly changes or time delays to the owner.

WORK WITH HUD AND USDA

Our Team has worked successfully with various funding agencies to produce award winning projects for numerous facilities. Most recently, we completed a \$6.3 million expansion for Summersville Regional Medical Center that was partially financed and funded thru the USDA - RD and an award-winning \$1.7 million expansion with Wetzel County Hospital that also received funding from the USDA. We understand the specific requirements from these agencies and can successfully combine them into our documents. Previous work with HUD resulted in an AIA award-winning design for the Robert C. Byrd Rural Health Clinic on the West Virginia School of Osteopathic Medicine Campus in Lewisburg, WV. Most recently we have worked with Boone Memorial Hospital on their New 25 bed Critical Access Hospital, which is funded through a \$32 Million USDA loan.

ADHERENCE TO ESTABLISHED TIMELINES

Since all of our clients are institutional in nature, Kreps and Zachwieja is acutely aware of the relationship between design and construction project management, facilities personnel, procurement, building users and their agencies, zoning and regulatory agents, and community groups. We believe the key to meeting schedule requirements is to define project milestones clearly, understand the goals of specific tasks, and make a personal commitment to meeting the schedule in terms of manpower allocation and personnel involvement. Each of the team members identified for your project is ready to make that personal commitment.

LEED/SUSTAINABLE DESIGN

New thoughts on how buildings impact our environment have lead many to seek a more sustainable way of construction. One of the challenges in this new way of thinking is up-front cost. For example, when Kreps and Zachwieja designed the new Ned Chilton/Kanawaha County Emergency 911 call center, we pushed for a geothermal HVAC system. This system paid back the initial project cost increase over a more conventional system in less than 5 years. Since this is an emergency communications facility, this type of system is also less susceptible to threats, therefore eliminating the need for redundant systems as required by code per this building type and an initial savings of \$350,000 was realized.

More recently, we have introduced many of our clients to high performance building envelopes that are not only energy efficient but aesthetically pleasing. As example, we specified new glass types that significantly reduce the heat gain during the summer allowing them to realize a reduction in size of their cooling systems. Our team has also presented clients with campus masterplans that utilize stormwater retention ponds and green areas with hiking and biking trails. Dealing primarily in the Healthcare industry, we understand the need for low VOC materials and improved indoor air quality as imperative to our clients and their customer's health. Many new IAQ practices were pioneered in the healthcare industry.

We work with local suppliers and manufacturers as much as possible to incorporate local products into our designs. Not only does this reduce the fossil fuel cost of the transportation of these materials to the job site but it keeps the local economy strong. Other manufacturers are selected due to their recycling programs, both in the field and in their factories.

Our Team consists of many LEED accredited professionals and we can use LEED based design strategies to work with you to achieve LEED certification for your project. At Kreps and Zachwieja we have successfully used these sustainable design strategies in our projects for our clients, from major hospital corporations to non-profit community action groups.

PROCESS: YOUR PROJECT

It is our understanding that your project is for the renovation/updating of existing facilities including the interior renovations of 1,944 sf of building 228, 1,024 sf of building 229, and new construction/addition of a 1,038 sf facility. As you will see from our team's experience, we have routinely developed design documents for renovations/additions to existing facilities with portions of the scope similar to yours.

INITIAL PHASE

We will review your program with you to understand what your needs and goals for this project are and the best way to approach a solution. This will involve review of the current conditions/facilities and an your assessment of needs and wants. This will not be a take-it or leave-it process, we will dialogue with you our ideas and work with you to ensure a viable solution.

DESIGN DEVELOPMENT

Once the concept is established, our team will work with you to further refine the design and provide updated cost estimates. At this time we would like to begin contact with any other parties performing work on your facility to start the coordination of projects.

CONSTRUCTION DOCUMENTATION

With the budget being reviewed and major decisions/time coordination well established, we will complete our bid documents on-time to ensure a timely project. During this time we will continue to meet with you to refine any needed details.



BIDDING/AWARD OF CONSTRUCTION CONTRACT

Our team has extensive experience a multitude of construction delivery methods. We will schedule and run the pre-bid meetings, answer any RFI and issue addendum as needed. Once bids are received, we will assist as needed in the vetting and selection process.

CONSTRUCTION ADMINISTRATION

During construction, we will conduct bi-monthly meetings (or as needed for the project), review submittals and shop drawings, approve applications for payment and conduct a final project walk-thru to issue a certificate of substantial completion.



COMPANY LEGAL NAME

Kreps & Zachwieja Architects/Consultants, Inc

LOCATION OF INCORPORATION

West Virginia

PRINCIPAL OFFICERS

Mark T. Zachwieja, Principal in Charge

BOARD OF DIRECTORS

Mark T. Zachwieja, President

LOCATION OF OFFICES

Charleston, WV

NUMBER OF EMPLOYEES PER OFFICE

Kreps and Zachwieja currently employs 6 design professionals:

BREAKDOWN OF EMPLOYEES BY DISCIPLINE

Architects	3
CAD Technicians.....	1
Planners/Designers.....	1
Administrative.....	1



ABOUT THE TEAM

Individually each member of our team has a long history of providing the highest quality professional services within their respective market areas. Our team members have each completed multiple engagements with components similar to the requirements of your project. Our focus in complex projects includes several major buildings involving special uses and other complexities similar to those that you will face on this project. The facilities designed by our team use evidence based design principles that confirm our design strategies and methods. We strive to provide our clients with a unique atmosphere in which they have a positive experience. We would like to put our experience to work for you by designing a unique environment for you.

We have assembled a highly qualified team that is ready to work for you to meet your design schedule and can begin immediately. Our team prides itself on our ability to quickly produce knowledgeable design solutions that can go to bid and make your deadlines.

Each Member of our team brings a unique strength to this project. Realizing the similarity of mission and the desire to serve West Virginia clients, our Team would be honored to serve you.

Innovative Solutions – Measurable Results Complex projects need an integrated process that establishes priorities, tests their validity, analyzes their market depth, and apply a flexible, responsible facilities planning solution. Kreps and Zachwieja is a consulting and design firm with a diverse group of professionals focused on each client's unique priorities, vision, and market position. Our guiding philosophy is Innovative Solutions – Measurable Results. We focus on bringing our clients the most innovative solutions that will directly deliver measurable results. Each solution is measured on how it results in elevating our clients' business success.

Comprehensive Planning Recommendations

We believe that facilities should only be in service to deliver the mission and vision of the organization. To accomplish this, a solid facility planning solution should integrate the strategic objectives of an organization, respond to solid business planning parameters, support streamlined operations, and plan for flexible integration of rapidly changing technologies. We have had the opportunity to deliver planning services to a wide range of organizations. Each of our clients has unique challenges that result in tailored solutions. These clients include major university-affiliated teaching hospitals, community hospitals, the State of West Virginia, the Catholic Diocese of Wheeling-Charleston, Federal and City Government.

Energized Process

Fun and creativity are linked, and they make for surprising outcomes. We enjoy our work and strive to energize our clients. We believe that the most unique solutions are formed when a group of diverse individuals are fully engaged. We believe that teams who work hard should also enjoy the process. For this reason, we deliver an exciting, fun, and engaging

consulting style consistent with the high-energy environment of the planned office.

Vision

Kreps and Zachwieja is a unique consulting and design practice that delivers award winning design expertise in all aspects of planning services. Our facility planners team with our clients to develop integrated planning recommendations that position our clients' facilities to attain their unique strategic objectives.

3-D Animation and Renderings

As part of our integrated approach, we can incorporate the use of 3-D design to aid in the visualization of a project. Visualization is a powerful tool that aids in the development and understanding of a design concept. We offer a wide range of 3-D imaging from schematic plans to finished photo renderings and understanding of the design concept.

ABOUT KREPS AND ZACHWIEJA

Kreps and Zachwieja has provided outstanding professional services to its clients since 1945, when Vecellio & Kreps was founded. Recognized for our quality service, expertise, and longevity, Kreps and Zachwieja focuses on the quality of our designs, the accuracy of our construction documents, and the functional relevance of our planning.

Kreps and Zachwieja Architects is the only design firm in the State of West Virginia dedicated to the Healthcare Industry. Since 1945, we have produced nearly 3,000 projects for only a handful of clients. By focusing on Healthcare Design, we bring a level of expertise and knowledge to our clients that help them enhance the way they do business. As a client of Kreps and Zachwieja Architects, you should expect us to know your business. We believe our success is derived from the idea that we are not just designing buildings, we are building relationships. This attitude we have towards customer service has placed us in the unique position to understand the complexities that our clients face on a daily basis and respond appropriately.

DESIGN SERVICES

The Kreps and Zachwieja Experience is based upon in-depth knowledge, passion and excitement. We listen to our clients intensely while providing challenging leadership for each engagement. Our unique problem solving process generates exciting new solutions while building consensus among stakeholders and includes the following services:

Master Planning

Development of a plan to utilize all physical properties in order to



respond most effectively to the strategic goals and objectives of the institution.

Facility Assessment

Evaluation of existing amount, type, and condition of existing buildings and property of an institution.

Planning

General analysis and layout of functions to be located in a facility.

Programming

Development of areas for each space in a department based on projected utilization.

Design

Includes elements of detailed planning of the facility, how the building is shaped in all three dimensions, what materials are used, and how these materials are expressed in the building.

Equipment Planning

Assisting in the selection of non-furnishing items of medical equipment.

Scheduling

Development of detailed schedules for the project when complex phasing is required in the construction phase or coordination of the trades.

Construction Coordination

Variety of specialized services, including negotiation, facilitation and mediation services provided by Kreps and Zachwieja or by one of our specialty consultants.

Currently, with our experience of over 3,000 projects in all major building types, those clients desirous of readily accessible architectural services as well as total architectural and engineering expertise are able to realize their needs with our firm. Our full service capabilities enable the firm to follow projects through all phases, from planning to construction and occupancy. And with our diverse project experience, we understand how to focus staff and resources to meet clients' individual needs, schedules, and locations. At Kreps and Zachwieja, we are with you every step of the way.

Technology

We understand the need of our clients to retain electronic copies of the work performed. Our office utilizes electronic document review and enjoys a working relationship with many of our client's vendors that include the sharing of electronic information. We have the capability of sharing information in a multitude of formats and versions of software.

Litigation

We have never been involved in any litigation regarding a construction dispute or our delivery of design services in our 65 year history.



ABOUT ZDS DESIGN/CONSULTING SERVICES

ZDS offers an effective organizational structure -- one that takes each project from inception through completion, working as an extension of the client every step of the way.

Excellent mechanical and electrical design results from an experienced team, as well as listening to the needs of the client.

ORGANIZATION

In 1983, Todd A. Zachwieja founded ZECO Consultants. In 1994 ZDS Limited Liability Company was incorporated in West Virginia using dba ZDS Design/Consulting Services, and was founded to provide design and consulting services. Today ZDS founders have combined experience exceeding 150 years of technical expertise:

Todd A. Zachwieja, PE, C.E.M., LEED AP, Chief Executive Officer, brings with him over 38 years in the design and consulting business.

Ted T. Zachwieja, Founder, M/E/P Construction Administration Project Executive, has over 55 years experience in the design and consulting business. He was owner of Ted T. Zachwieja & Company from 1962 to 1982.

Daniel H. Kim, Ph.D., Founder, Manager of Strategic Planning, brings with him over 27 years in the design and consulting business and is one of the nation's leading experts in organizational management. He is also owner/founder of Pegasus Communications, Inc. from 1991 to present.

Lori L. Zachwieja, C.P.A., Chief Financial Officer, M.F.A., was co-founder of ZECO Consultants and brings over 30 years experience in operating a business.

SERVICES

- | | | |
|------------|---------------|--------------------|
| MECHANICAL | ENERGY | INDOOR AIR QUALITY |
| ELECTRICAL | BIM | 3D LASER SCANNING |
| PLUMBING | COMMISSIONING | EXPERT WITNESS |

Each new project is assigned to a principal in charge who will follow the project from inception through commissioning.

ZDS assigns the production staff according to the nature of the project and the work force necessary to meet the schedule. The principal in charge of that project determines if consultants are needed and coordinates all areas. After bidding, a principal of **ZDS** coordinates visits to the job site regularly, all the way through the post-warranty inspection.

ZDS believes in the team approach when providing engineering design and consulting services. We start with our client as the number one member on our team. We listen to the needs and concerns of our client and that becomes the basis for our design. Our design expertise includes:

MECHANICAL DESIGN

- Heating & Ventilation
- Air Conditioning
- Piping
- Environmental Controls
- Process Controls
- Refrigeration
- Plumbing
- Medical Gases
- Sprinkler-Fire Protection
- Master Planning

ELECTRICAL DESIGN

- Power Distribution
- Interior Lighting
- Exterior Lighting
- Emergency Power
- Communications
- Technology
- Fire Alarm
- Security
- Life Safety
- Master Planning

ZDS provides comprehensive design services. We have experience and specialties in indoor air quality, energy management and commissioning, along with traditional mechanical and electrical design experience dating back as far as 1958. We offer a complete package.

ZDS works with all levels of the client’s staff: the building owner, budget supervisor, operating and maintenance staff and others impacted by the project. We recognize that the maintenance and operating staff live with the design long after the project’s completion. We listen to and work with those who will continue to operate and maintain the equipment. We find that proper communication benefits the client throughout the design process and beyond.

The **ZDS** design team provides a total system evaluation for cost-effective selection, installation, and ease of maintenance for both new systems and retrofit of in-place systems.

Design begins with our client. Our staff meets with our client to review their concerns, budgets and schedules. The **ZDS** design team reviews the entire picture, and ends with “A Total Design.”

COMPANY LEGAL NAME

**ZDS Limited Liability Company dba
ZDS Design/Consulting Services**

LOCATION OF INCORPORATION

West Virginia

FOUNDERS

- Todd A. Zachwieja, P.E., C.E.O.**
- Lori L. Zachwieja, C.P.A., C.F.O.**
- Ted T. Zachwieja, Executive**
- Daniel H. Kim, Ph.D.**

OFFICES

St. Albans, WV

EMPLOYEES

ZDS currently employs design professionals covering all aspects of our services.



INDOOR AIR QUALITY SERVICES

ZDS provides consulting engineering services for the indoor air quality (IAQ) environment. These services include: strategic planning for renovation and new construction projects; technical research and writing; specialized applications software development; corporate and professional training programs; publications support and fulfillment; and site-specific engineering and scientific consultation.

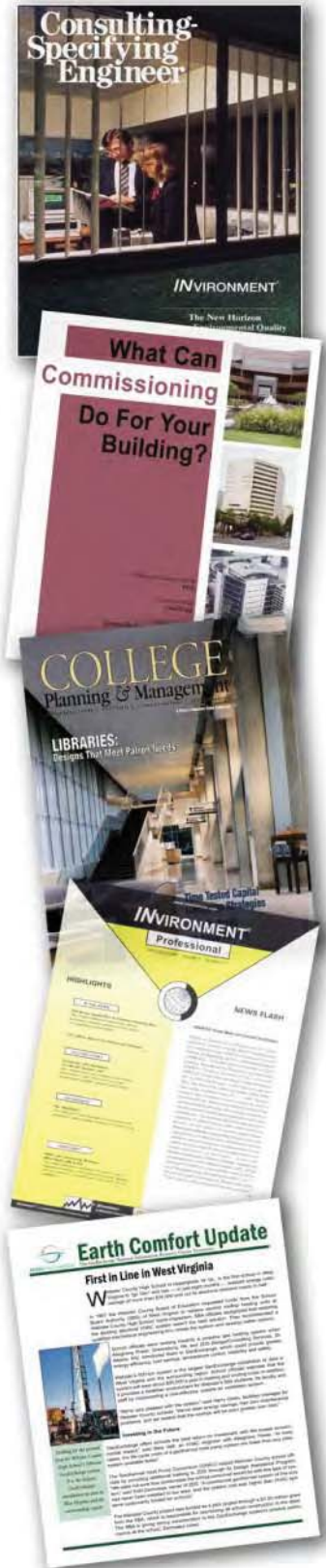
Todd Zachwieja, **ZDS** Principal, is contributing editor for the following IAQ publications:

- Technical Review Panel for the publication of the *INvironment™ Handbook of Building Management and Indoor Air Quality*, by Chelsea Group and published for Powers Educational Services
- Technical Review Panel for the quarterly publication of the *INvironment™ Newsletter*, by Chelsea Group for Powers Educational Services
- *Ventilation for a Quality Dining Experience: A Technical Bulletin for Restaurant Owners and Managers*, released in January 1993
- *The New Horizon: Indoor Environmental Quality*, published as a supplement to an issue of *Consulting-Specifying Engineer* magazine, a trade magazine distributed to roughly 50,000 engineers
- Editorial Advisory Board member reviewing the articles of the monthly publication *INvironment™ Professional*
- Editorial Advisory Board member of *POWER PRESCRIPTIONS™ Indoor Air Quality Publication* by Electric Power Research Institute

ZDS provides Indoor Air Quality (IAQ) services for major corporations, government organizations and property owners to resolve their specific facility problems:

- Resolve “sick building syndrome”
- Identify solutions to building-related illnesses due to extensive biological contamination
- Develop solutions for HVAC systems, temperature controls, equipment, operating and maintenance practices for indoor air quality
- Commission new and renovated facilities to minimize or eliminate IAQ issues before problems arise
- Develop and establish master plans as well as conduct training seminars for IAQ of schools and commercial buildings

As one of the nation’s leaders in Indoor Air Quality (IAQ), **ZDS** provides sophisticated technical expertise that enables our client to be proactive in solving and preventing indoor environmental problems.

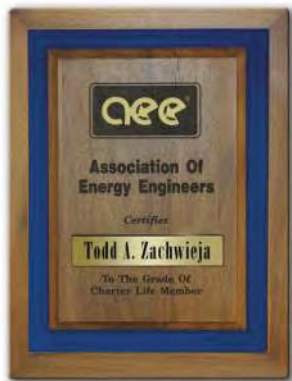


SUMMARY

At **ZDS**, our engineering staff integrates energy efficiency into each project design to provide you, our client, with the added value that you expect and deserve. The **ZDS** team approach represents a tremendous amount of experience in designing energy efficient facilities. **ZDS** offers a comprehensive range of energy management services including:

- Providing detailed analysis of facilities
- Recommending sound and proven energy saving solutions
- Implementing energy management improvements
- Determining, quantifying and assisting in securing available Utility and Government grants
- Evaluating and documenting utility savings

Todd Zachwieja received AEE's LEGENDS IN ENERGY AWARD in 2007 and 2008 for lifetime achievements in energy. The **ZDS** team members take pride in the quality of their projects and have been responsible for designing and implementing numerous energy management programs. These programs are providing significant energy improvements and include optimizing, central utility plant equipment, control systems, air handling systems, lighting systems, and other energy consuming equipment.



Recent projects include:

- Interconnecting boilers and chiller plant systems
- Designing Geothermal HVAC systems
- Optimizing HVAC equipment and operating sequences, including upgrades to variable speed operation
- Installing Direct Digital Control (DDC) Energy Management Systems
- Replacing inefficient lighting equipment with energy efficient systems
- Modifying air handling equipment from 100% outside air to return air operation
- Implementing heat recovery units into HVAC equipment
- Improving laundry, kitchen and other process application efficiencies

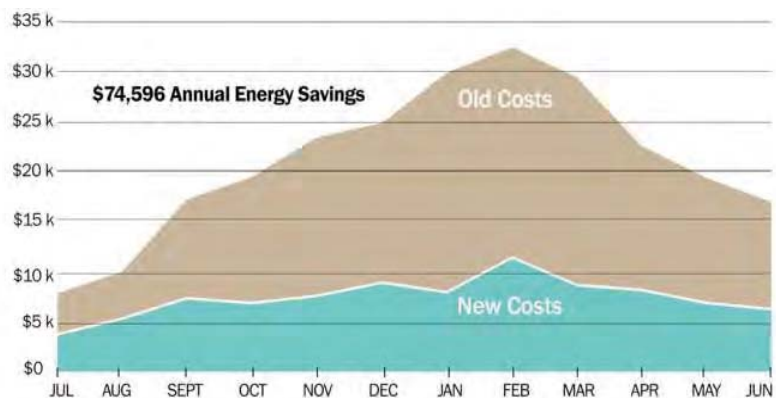
In addition to the energy management projects outlined above, the **ZDS** team members have extensive experience in identifying and implementing energy efficient operating and maintenance measures. These are typically low cost or no cost measures that include:

- Inspecting, calibrating temperature controls and adjusting outdoor air dampers
- Commissioning economizer cycle operation
- Testing steam traps and pressure relief equipment operation
- Enabling heating and cooling equipment only when required



Two Webster County Schools received Energy Star certification in 2013 as one of nation's top 25% of energy efficient schools.

Chart Below: ZDS designed and implemented the region's first and largest commercial geothermal system saving Webster County High School over \$74,596 in energy savings.



The **ZDS** team is trained and experienced in advising you of program options to incorporate energy efficiency and operational savings features into the design of your new construction and renovation projects. At **ZDS**, we view our role as helping you to define your own energy efficiency needs and goals through identifying energy savings options and providing supporting financial information. We then help you fit your energy efficiency needs and goals into a workable budget and schedule, and then design a program to fill those needs.

Sustainable “Green Building” design, including LEED certification, recognizes the importance of commissioning. The design and construction industry have had start-up problems when a facility is occupied and construction deficiencies were not discovered until the contractor’s traditional one-year warranty period expired. The mechanical and electrical systems have continued to become more complex with sophisticated control systems and equipment, and a mountainous amount of changing technology. If not properly addressed, building owners could face numerous operational problems from “Sick Building Syndrome,” excessive energy costs, and uncomfortable indoor environments. Commissioning is the missing link between design and implementation.

Prior to joining **ZDS**, Todd Zachwieja established commissioning services for one of the nation’s largest energy service companies. He is also a LEED Accredited Professional. Many utility companies and building owners now require commissioning for new or renovated facilities in order to maximize the use of their investments in their facilities and to obtain LEED certification. The commissioning process offers the following benefits:

- Improved comfort, serviceability and owner understanding of systems and design intent
- Added technical support for the owner and being proactive in preventing new problems
- Reduced maintenance and decreased expenses related to operating deficiencies
- Early identification and resolution of system discrepancies while designers and contractors are still under contract and on the job
- Verification of system performance while meeting financial restraints
- Commission new and renovated facilities to minimize or eliminate IAQ issues before they become problems

ZDS and its consultants offer commissioning services for their commercial and institutional clients, including meeting LEED enhanced commissioning requirements. These services include strategic planning and operations assistance for renovation and new construction projects. Commissioning services consist of construction document review, equipment performance testing, documentation of design criteria, value engineering, operational fine tuning, coordination of professional operations training programs and site-specific engineering consultation. Our project team has the unique experience of in-depth design knowledge and hands-on operations knowledge that fills in the gap between traditional design services and the building owner’s operational needs.

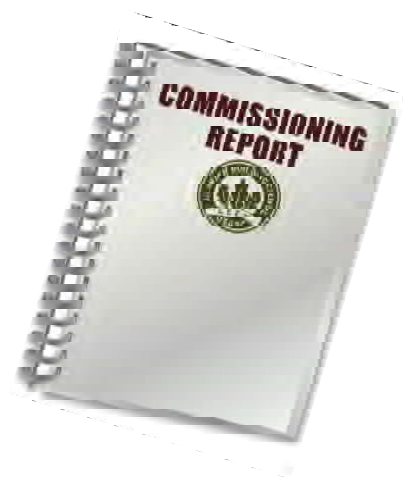
NATIONAL RECOGNITION

The National Conference on Building Commissioning invited Todd Zachwieja, owner of **ZDS**, to speak. He jointly presented a paper with the Director of Maintenance of Charleston Area Medical Center’s Memorial Division. The Tampa, Florida Conference involved experts nationwide.

The principal owners of **ZDS** and their consultants have extensive experience in building commissioning and have saved their customers hundreds of thousands of dollars in construction costs and operating costs through their efforts.

The design team at **ZDS** is the best to provide engineering services for your project. Satisfying our client’s individual needs and distinct requirements is the foremost concern of **ZDS**.

The most important member of the design team is the client. We make every effort to involve our clients throughout the entire process, from planning through construction and beyond.



Since 1958, the **ZDS** design staff has provided millions of dollars of engineering design services on a variety of project types.

ZDS clients can rest assured that the design team will be available, not just for the year or two that we are involved in the initial design and construction, but also for years that follow as questions arise about your facility. A good engineered system and its equipment should last 15 to 40 years. Why not select a design firm with experienced staff committed to their projects with a comparable track record.

Through the efforts of our staff, working locations include:

West Virginia	Massachusetts
Arkansas	Michigan
California	New York
Colorado	North Carolina
Connecticut	Ohio
Florida	Pennsylvania
Georgia	South Carolina
Hawaii	Tennessee
Illinois	Texas
Indiana	Virginia
Kentucky	Washington, DC
Maryland	Wisconsin

The **ZDS** design team will provide comprehensive services utilizing experienced staff through planning, cost estimating, engineering, coordination of bidding, regular site visitation during construction and specifications for equipment. You, our client, will greatly benefit from a single point of responsibility for every need your project may have.

The **ZDS** staff has the expertise with codes and standards. We have extensive experience in conducting engineering code surveys of existing facilities. Our staff has excellent working relationships with the West Virginia Fire Marshal's Office, West Virginia Department of Education and the West Virginia School Building Authority.

In addition to comprehensive Engineering services from an experienced design team, another major consideration in the selection of your engineer and design staff should be their track record. **ZDS'** organization has an unbeatable, long running, and well-known track record for meeting our clients' needs, on time and within budget, with outstanding quality.

ZDS views these characteristics as the foundation of Quality. We look forward to the opportunity to discuss our ideas with you and assist you by providing solutions for your needs with a full range of services from Planning to Commissioning.

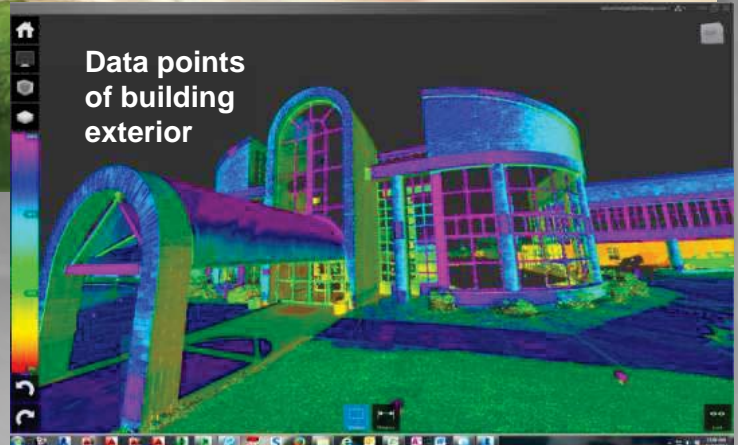


CLIENTS

- Charleston Area Medical Center
- Charleston National Bank/Chase
- Concord University Nick J. Rahall II Technology Center
- District 2 Headquarters' Building HVAC Renovations, Huntington
- General Motors North America Operations
- Harvard University Arboretum
- IMC Data Center, WV
- Kanawha County Schools County-wide
- Kanawha County Commission Courthouse and Judicial Annex Renovations/Additions
- Laidley Towers, Charleston
- Marshall University
 - Harris Hall HVAC Renovations
 - Smith Hall Renovations
- McDowell County Schools County-wide
- Meadowbrook & Burnsville Rest Areas
- Mercer County Courthouse
- Mercer County Schools
- Raleigh County Schools County-Wide
- Ritchie County Schools
- Tucker County Schools County-wide
- University of Charleston
- Veteran's Administration
- Webster County Development Authority
- Webster County Schools
- White Sulphur Springs Welcome Center
- WV Air National Guard
- WV Army National Guard
- WV Dept. of Education
- WV Division of Energy
- WV Dept. of Transportation
- WV Division of Health & Human Resources – State-Wide
- WV Division of Culture and History Renovations
- WV Division of Protective Services
- WV General Services Administration – Capitol Complex HVAC Renovations
- WV Higher Education Policy Commission
- WV Public Service Commission
- West Virginia University
- William R. Sharpe, Jr. Hospital

3D Digital Imaging for Facilities

Our 3D Laser Scanning Services helped William R. Sharpe, Jr. Hospital document existing conditions and integrate their 50-bed renovation.



Why 3D Laser Scanning is better:

3D laser scans reveal significant differences between existing conditions and the original drawings.

3D laser scans also provide superior details by capturing data that is more comprehensive and precise than conventional methods.

“With the 3D laser scanning service, ZDS saved us countless hours communicating to all project team members, even to those who work or live far away.

Also, we now have an accurate record of the existing conditions that DHHR can easily access now and into the future.”

Greg Nicholson, DHHR Chief Operations Officer



Web Share:

3D laser Scanning allows facility owners to view and measure areas with others on their planning and construction team.



3D Digital Imaging for Facilities

"The 3D laser imaging improves quality, saves time and money while providing a valuable resource now and into the future."

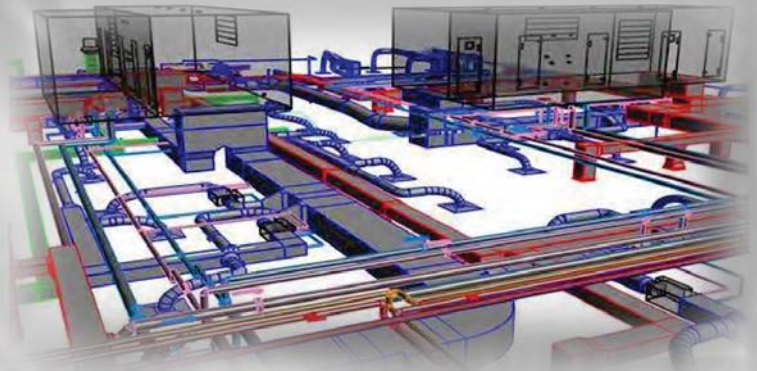
DHHR



"The 3D laser scans safely document hard-to-reach interior areas — this greatly reduces our risk for liability.

Also, the excellent details of the laser scans convert to accurate construction drawings, both architectural and engineering."

Ron Adkins, DHHR Director of Construction & Project Management



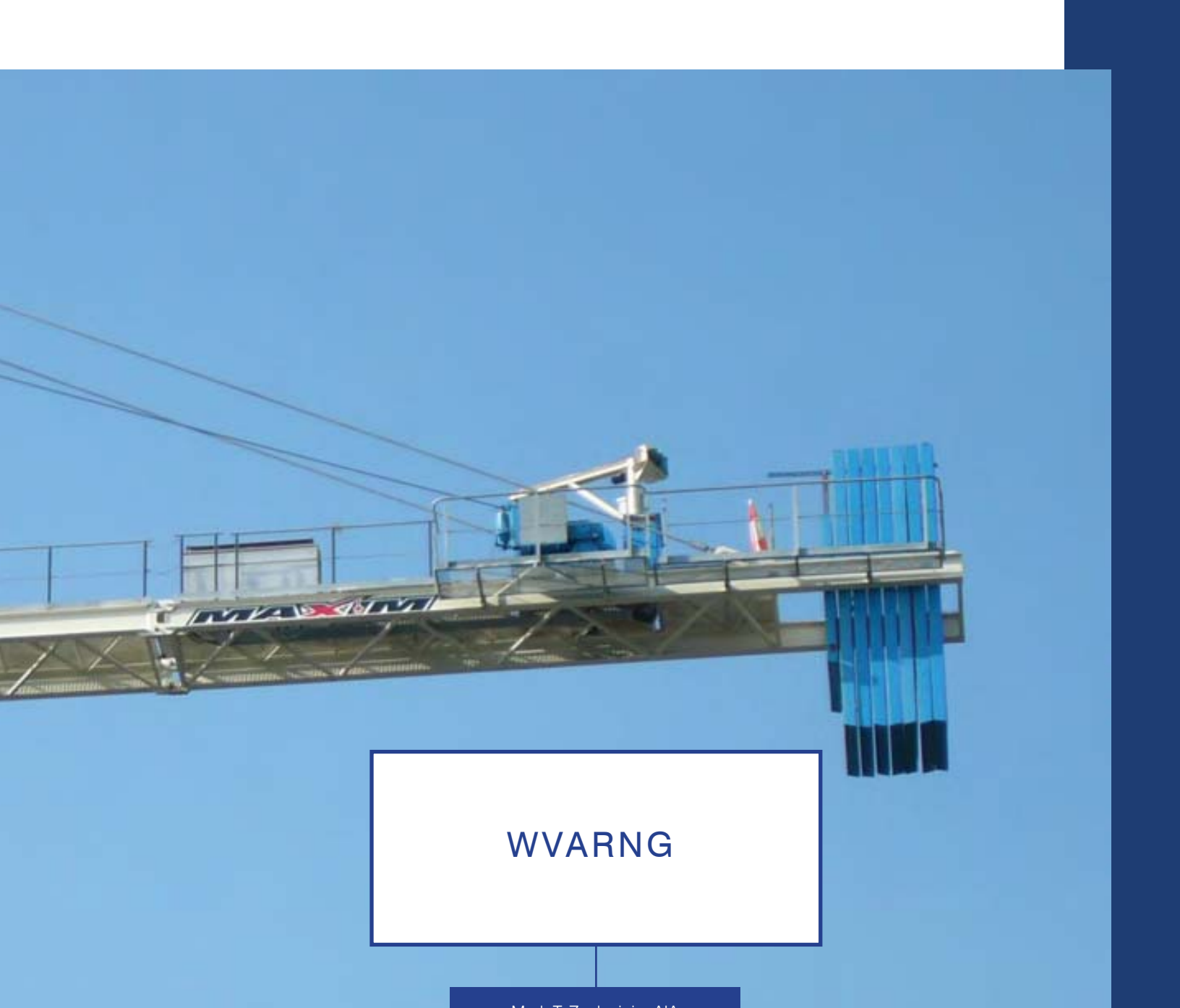
3D Engineering Drawing:
Sample of 3D mechanical drawing converted from 3D laser scan data points.

Web Share: Helps construction team members integrate existing conditions into BIM models.





02 YOUR PROJECT TEAM



WVARNG

Mark T. Zachwieja, AIA
Principal-in-charge

ARCHITECTURAL TEAM

Vivian A. Workman, AIA
Associate Principal/ Project Architect

Michael M. Phillips, AIA, LEED AP
Project Architect

ENGINEERING TEAM

ZDS Design/Consulting

Todd A. Zachwieja, P.E. C.E.M., LEED AP

Jennings L. Davis, II, P.E.

James W. Lowry, P.E.

Ted Zachwieja III, E.I., BSME

MARK T. ZACHWIEJA, AIA Principal-in-Charge

Principal in Charge and President of Kreps and Zachwieja Architects/Consultants, Inc. from 1999 to present. During that period Mark aggressively marketed the capabilities of the firm and successfully established relationships with new clients and rekindled some with previous clients. Under Mark's leadership, Kreps and Zachwieja Architects embarked into the most productive years in its 70 year history successfully completing more than \$200 million in construction through the region.

Most notable are the \$90 million Thomas Pavilions completed in late summer 2010 and the \$75 million KDMC Heart and Vascular Center originally completed in 2005 and currently expanding vertically.

Prior to joining Kreps and Kreps Architects, Mark worked for the Internationally renowned Architectural and Engineering firm BSA Life Structures of Indianapolis, Indiana. In his five years there, Mark developed an expertise in Medical Facility Planning and Design. He enjoyed working on several large projects for Charleston Area Medical Center and West Virginia University. In 1994 Mark left BSA and joined Kreps and Kreps Architects. In 1996 Mark was made a partner and in 1999 Mark purchased the firm from Jeffry Kreps, son of the original founder, William Kreps. Since then, Mark continues the tradition of design excellence and serious project leadership to bring Kreps and Zachwieja Architects to the forefront in Healthcare Facility Design in the mid-atlantic region of the United States. Today Kreps and Zachwieja Architects is leading the area using BIM and Revit to develop our most complex projects.

Mark's leadership of our talented team of architects, engineers, and specialty consultants gives our clients the assurance that their project will not only be under budget, but completed on time.



EDUCATION:

B. Arch, Virginia Polytechnic and State University - 1987

REGISTRATIONS:

WV

PROFESSIONAL AFFILIATION:

American Institute of Architects
AIA, West Virginia Chapter

OTHER

Certified by National Council of Architectural Registration Boards



Kings Daughters Medical Center
Ashland, KY

- 2007 Master Facility Plan
- \$50 Million Heart and Vascular Center and Patient Bed Tower
- 20,000 sf Center for Advanced Imaging
- 30,000 sf Outpatient Surgery Center
- 250,000 sf Medical Office Plaza A & B
- 20,000 sf Imaging Center

Thomas Memorial Hospital
South Charleston, WV

- 85,000 SF Medical Office Pavilion
- \$60 Million Clinical Pavilion and Bed Tower totaling 160,000 SF
- 30,000 SF New Emergency Department
- 10,000 SF Digital Imaging Center

Summersville Regional Medical Center
Summersville, WV

- 2006 Master Facility Plan
- New 18 bed Emergency Department
- New Intensive Care Unit
- New Hospital Lab
- Obstetrics Unit Expansion
- New Main Lobby, Gift Shop, and Outpatient Services Department



St. Mary's Hospital
Huntington, WV

- 100,000 SF Outpatient Surgery Center and Medical Office Building
- Hospital Hospitality House
- Radiation Oncology Center

Veterans Administration Medical Center
Beckley, WV

- 120 Bed Nursing Home Care Unit
- (Within the facility is a special 20-bed Psycho geriatric Unit)
- 12 Bed Specialty Clinic

Kanawha Hospice Care, Inc
Charleston, WV

- 24 Bed Inpatient Hospice Facility (This was the first Inpatient Hospice House to be constructed in West Virginia)

St. Francis Hospital
Charleston, WV

- 12,000 SF Center for Pain Relief
- 16 Bed Orthopedic Surgery Unit
- 32 Bed Geriatric Care Unit



VIVIAN WORKMAN, AIA
Associate Principal

As Project Architect, Ms. Workman is in charge of developing and coordinating projects from the programming phase through construction documents, contract administration and post-occupancy. Her responsibilities are project coordination, development of documents for bidding and construction and construction administration to include shop drawing review, construction job meetings and on-site observation. Ms. Workman is proficient at drafting specifications and coordinating efforts of all team members, consultants, and contractors.



EDUCATION:

M. Arch - University of Tennessee - 2004

Bachelor of Arts -University of Pittsburgh - 2000

PROFESSIONAL REGISTRATIONS:

WV, KY

PROFESSIONAL AFFILIATION:

American Institute of Architects

AIA, West Virginia Chapter

Construction Specification Institute: CDT Certified

OTHER:

Certified by National Council of Architectural Registration Boards

Sub-Committee for the Architectural Registration Examination

A partial listing of projects she has been involved with includes:

*Kings Daughters Medical Center
Ashland, KY*

- 2007 Master Facility Plan
- \$50 Million Heart and Vascular Center and Patient Bed Tower
- 20,000 SF Center for Advanced Imaging
- 250,000 SF Medical Office Plaza A & B

*Summersville Memorial Hospital
Summersville, WV*

- 2006 Master Facility Plan
- New 18 bed Emergency Department
- New Intensive Care Unit
- New Hospital Lab
- Obstetrics Unit Expansion/Renovation
- New Main Lobby, Gift Shop, and Outpatient Services Department

*Thomas Memorial Hospital
South Charleston, WV*

- \$70 Million Clinical Pavilion and Bed Tower totaling 160,000 SF
- 10,000 SF Digital Imaging Center

*St. Mary's Medical Center
Huntington, WV*

- Gift Shop/Registration Renovation
- Pediatric Unit Renovation
- Nurse Station Redesign

*West Virginia School of Osteopathic Medicine
Lewisburg, WV*

- Center for Clinical Evaluation
- Center for Technology and Rural Medicine
- Admissions Center
- Student Activities Center Expansion

*St. Francis Hospital
Charleston, WV*

- 12,000 SF Center for Pain Relief
- 2 -OR addition to One Day Surgery Center

*Wetzel County Hospital
New Martinsville, WV*

- New 12 bed Emergency Department



MICHAEL M. PHILLIPS, AIA, LEED AP Project Architect

With over 20 years of experience in the Architectural Profession, Mr. Phillips, as Project Architect, has had the opportunity to provide successful design, leadership and management for many diverse projects; including new buildings, renovations and adaptive re-use. This experience, along with his LEED credentials, affords him the working knowledge to guide the design of resilient solutions that are; environmentally conscientious, functional and pragmatic as well as aesthetically pleasing, regardless of scale. This, coupled with a strong ethic of team communication and management provides the tools to make your project a success.

-A partial listing of projects Mike has been involved with includes:

Kreps and Zachwieja Experience:

- Boone Memorial Hospital
- Sacred Heart Preschool and Gymnasium
- Sacred Heart - Seton Hall Classroom modernization/renovation
- Marshall University - Smith Hall Renovations

West Virginia School of Osteopathic Medicine Lewisburg, WV

- *Center for Clinical Evaluation*
- *Center for Technology and Rural Medicine*
- *Admissions Center*
- *Student Activities Center Expansion*

St. Francis Hospital Charleston, WV

- *12,000 SF Center for Pain Relief*
- *2-OR addition to One Day Surgery Center*

Wetzel County Hospital New Martinsville, WV

- *New 12 bed Emergency Department*

Previous Experience

- 2010 Yeager Airport Terminal Renovations and Additions. New pedestrian bridge, elevator and lobbies connecting garages to terminal
- 2010 Millard, Pearl River County, Mississippi Storm Shelters - storm shelter to FEMA
- 2010 WV Emergency Response Center-WV Miner's Health Safety and Training facility
- 2010 WV Golf Hall of Fame Museum and Golf Association Offices
- 2009 Mountain State University - Student Center, Gymnasium and Parking facility -feasibility study
- 2009 Yeager Airport Terminal Renovations and Additions. New cantilever canopies and entrance, security upgrades, full facility fire suppression and new baggage claim system.
- 2007 Huse Memorial Park Administrative Office/Maintenance Facility and Mausoleum,



EDUCATION:

B. Arch - University of Tennessee - 1988

PROFESSIONAL REGISTRATIONS:

WV

PROFESSIONAL AFFILIATION:

American Institute of Architects
AIA, West Virginia Chapter

OTHER:

Certified by National Council of Architectural Registration Boards

LEED AP accredited Professional

AWARDS:

2006 ABC USA Design Award
- PE Tech Office Building -
Category under \$2 million
2005 Fiscal Year- Corporate Project Manager of the Year for Large Design Corporation with 15 Offices, 350 employees.



Todd has over 38 years of experience involving the analysis, design, construction management and specifications for mechanical engineering, heating, ventilating, air conditioning, plumbing, electrical and lighting, as well as indoor environmental quality analysis, building system commissioning and forensic engineering for educational, governmental, commercial, industrial and health care clients.

Prior to starting a consulting engineering firm, Todd Zachwieja coordinated comprehensive energy conservation programs resulting in annual energy savings of millions of dollars. He has managed a profitable regional office for one of the country's largest energy companies that service the southeastern United States. Todd also developed computer modeling programs for building energy analysis and monitoring. He has been invited as an industry leader to present technical papers and speak at professional conferences both regionally and nationally.

Some of Todd's project experience includes governmental and commercial, health care, educational and military facilities. Todd selected and designed the pilot project for one of the largest geothermal heat pump applications in the mid-Atlantic region. He has retro-commissioned HVAC systems and mechanical engineering at numerous automotive facilities in North America. He has been involved with many commercial structures including high-rise commercial building renovations. Todd designed three West Virginia schools which received Energy Star Certifications in 2013, placing them in the nation's top 25% of energy efficiency schools. *The College Planning and Management Magazine* featured Todd and his work with a major University for the performance contracting programs that save millions of dollars in energy and operating costs. Most projects also qualified for E Pact which requires buildings use over 40% less energy than buildings designed using ASHRAE 90.1-2001.

EDUCATION

Bachelor of Science in Mechanical Engineering from West Virginia Institute of Technology.

Masters of Science in Engineering Management from West Virginia University College of Graduate Studies.

Todd has completed extensive forensic education training, some of which was under direction of Peter Vallas, Sr., world-renowned forensic specialist. Such training included the role of Professional Engineering in fire/arson investigations, heavy equipment fires, structural failures, product liability investigation/failure analysis, mold and water damage, 2014 NFPA 921 and 1033 updates, accident reconstruction-hydroplaning, bodily injury, laboratory analysis/documentation/testing, evidence handling/spoliation prevention, slip-fall investigation, automotive and marine claims. He also has extensive training in subrogation claims investigation/reporting procedures, ethics in forensic engineering, and an expert witness experience with over 20 years of experience. **He is a member of the Investigative Engineers Association (I-ENG-A) and founder of I-ENG-A of the Tri-State Region.**



PROFESSIONAL REGISTRATIONS

Professional Engineer:

West Virginia [REDACTED]
Ohio [REDACTED]
Kentucky [REDACTED] 1
Virginia [REDACTED]
Pennsylvania [REDACTED]
Georgia [REDACTED]
North Carolina [REDACTED]
South Carolina [REDACTED]

Fire Investigation Certification under the direction of Peter Vallas, Sr.

Certified Energy Manager (C.E.M.)
National Certification No. [REDACTED]

LEED Accredited Professional, National
Certification through USGBC No. [REDACTED]



PROFESSIONAL AND COMMUNITY AFFILIATIONS

Member of Investigative Engineers Association (I-ENG-A) and founder of I-ENG-A of the Tri-State Region

Past President 2013-14, current Governor - WV ASHRAE Chapter, Served as ASHRAE's Energy and Technical Affairs Chairman for six years. Recognized by ASHRAE Region VII in 2014 with the David Levine Award of Excellence, Presidential Award of Excellence,

Recognized by the International Who's Who of Professionals

Recognized nationally as West Virginia's Business Man of the Year

Recognized by AEE nationally in 2007 as a Legend in Energy

Recognized by AEE nationally in 2008 as a Charter Legend in Energy

Charter Life Member of the Association of Energy Engineers

Professional Affiliate Member of the American Institute of Architecture

Associate Member West Virginia Society for Healthcare Engineering

Member of the International Code Council

Member of the National Society of Professional Engineers

OTHER RECOGNITIONS

Energy Star Certified for facilities in the nation's top 25% of energy efficiency

1st Place 2014 ASHRAE Technology Award, Region VII

LEED Silver Certified WVANG Fuel Cell/Maintenance Hangar, Charleston, WV

LEED Gold Certified Harvard Arboretum, Boston, MA

First ASHRAE bEQ certified building in West Virginia, 2015



GOVERNMENT AND COMMERCIAL PROJECTS

- Bank One – WV
- Bayer Material Science, South Charleston, WV
- Calvert County Aquatic Center, MD
- Culture Center HVAC, Fire Alarm, and Fire Protection renovations,
- General Motors Corporation of North America Re-commissioning Program
- Kanawha County Commission – 120,000 sf additions/renovations for the Judicial Annex/Kanawha County Courthouse – Charleston
- Kohl's
- Laidley Towers – Charleston
- Mercer County Courthouse Annex – Princeton
- Olin Corporation
- Phillip Morris USA
- Rhone-Poulenc
- Santa Anna Federal Building, CA
- WV Capitol Complex Central Heating Plant Renovations
- Sears
- Toyota Motor Manufacturer, WV Inc.
- Union Carbide/DOW
- United Center – Charleston
- Walker Machinery
- WV Air National Guard including Cx \$45M Fuel Cell/Maintenance Hangars at Yeager Airport for LEED Silver
- WV Army National Guard
- WV Department of Transportation/DOH
- WV Division of Protective Services
- WV Higher Education Authority
- WV General Services Division
- WV Public Service Commission Headquarters
- WV State Capitol Complex renovations
- Yeager Airport

Todd also designed one of the largest geothermal heat pump applications in the mid-Atlantic region, and retro-commissioned HVAC systems and mechanical engineering at many General Motors' facilities in North America.

HEALTH CARE PROJECTS

- Bluefield Regional Medical Center
- Cabell Huntington Hospital
- Charleston Area Medical Center (Memorial Division, General Division and Women & Children's Hospital)
- Charleston Surgical Center
- Family Practice Center
- Jackie Withrow Hospital
- John Manchin, Sr. Health Care Center
- Hometown Healthcare Center
- Hopemont Hospital
- Lakin Hospital
- Lewistown Outpatient Surgical Facility, PA
- Mercy Medical Center
- Mildred Mitchell-Bateman Hospital
- Monongalia General Hospital
- Montgomery General Hospital
- St. Joseph's Hospital
- St. Mary's Hospital
- Summersville Regional Medical Center
- Surgicare Center
- Thomas Memorial Hospital
- United Hospital Center
- VA Hospitals – Clarksburg & Huntington
- Wayne Memorial Hospital
- Webster Memorial Hospital
- Welch Community Hospital
- William R. Sharpe, Jr. Hospital Additions and Renovations

EDUCATIONAL PROJECTS

Colleges and Universities

Projects include Alderson Broadus College, Bluefield State College, Concord University, Fairmont State College, Harvard University – LEED Gold Certified, Marshall University, Ohio University's Athens and Chillicothe Campuses, Southern WV Community & Technical College, University of California-Davis, University of Charleston, Washington & Lee University, WVU Institute of Technology, West Virginia State University, West Virginia University and West Virginia Wesleyan College.

Todd was recognized nationally for his work with Ohio University in development of multiple performance contracting programs that are anticipated to save \$2.5 million annually in energy and operating costs. He has been involved in hundreds of higher education facilities.

Schools

M/E/P design for schools in West Virginia Counties of Calhoun, Clay, Fayette, Grant, Greenbrier, Hardy, Harrison, Jackson, Kanawha, Lewis, Logan, Marion, McDowell, Mercer, Mingo, Monroe, Ohio, Pocahontas, Putnam, Raleigh, Randolph, Ritchie, Summers, Taylor, Tucker, Upshur, Webster and Wyoming.

Some of Todd's project experience includes development and design of a pilot geothermal heat pump HVAC with variable speed pumping system at Webster County High School, which reduced electric bills by more than 40% while meeting IAQ requirements.

In 2013 Elkins Middle School, Webster Springs Elementary and Glade Elementary/Middle School were given Energy Star Certification, placing them in the nation's top 25% of energy efficiency schools.



Jennings has over 25 years of experience as an engineer involving the design, project management and construction management of heating, ventilating and air conditioning (HVAC), plumbing, electrical, lighting and specialized systems for health care, institutional and commercial facilities. His experience also includes indoor environmental quality analysis, building system commissioning and forensic engineering.

Prior to joining ZDS, Jennings' professional experience included working as an Owner's Representative at West Virginia University (WVU) in the positions of Staff Engineer and Construction Project Manager, and as a Mechanical Engineer for the West Virginia Department of Education (WVDE).

During his employment at WVU, Jennings was responsible for management of major repair and capital construction projects and in-house design of smaller projects. While working for the WVDE, he was responsible for quality control of design documents for various school system construction projects throughout the state of West Virginia; troubleshooting issues related to HVAC systems and Indoor Air Quality (IAQ); re-commissioning of HVAC systems to original design parameters; recommendations for HVAC operational and energy savings procedures; and training of county school systems' maintenance personnel. He performed annual investigations of facilities concentrating primarily on HVAC operation and occupant safety. Tasks included IAQ measurements such as temperature, humidity and carbon dioxide; HVAC equipment visual inspection; life safety assessment; and building component checks.

As a Project Engineer, Jennings specializes in developing scope, budget and design parameters; establishing program requirements through interaction with Owners and other Team members; design reviews; budget analysis and control; schedule control; complete design oversight and task assignment; construction administration and project closeout.

PROFESSIONAL REGISTRATIONS

Professional Engineer:

- West Virginia [REDACTED]
- Pennsylvania [REDACTED]
- Virginia [REDACTED]

Jennings has completed multiple forensic education courses, some of which were under the direction of Peter Vallas, Sr. Such training included structural failures, fire investigations, product failures, mold and water damage, accident reconstruction and bodily injury, among others. **He is a member of the Investigative Engineers Association (I-ENG-A) of the Tri-State Region.**



EDUCATION

Bachelors of Science in Mechanical Engineering from West Virginia University

PROFESSIONAL AFFILIATIONS

Member of Investigative Engineers Association (I-ENG-A) of the Tri-State Region. Fire Investigation Certification under the direction of Peter Vallas, Sr.

President - American Society of Heating, Refrigeration and Air Conditioning Engineers (ASHRAE) West Virginia Chapter

Associate Member West Virginia Society for Healthcare Engineering



AWARDS AND RECOGNITIONS

Selected to assist in training of Code officials and the design community on the new ASHRAE 90.1-2007 State Energy Code adopted by West Virginia in 2013.



GOVERNMENT AND COMMERCIAL PROJECTS

- WV Air National Guard including commissioning for recent \$45M Fuel Cell/Maintenance Hangars at Yeager Airport for **LEED Silver Certified**
- WV Public Broadcasting Station HVAC design for transmitter station
- Federal Government Facility Cafeteria and Food Court Renovations, Electrical Vault Renovations

HEALTH CARE PROJECTS

- Children’s National Medical Center (CNMC)– Washington, D.C.: 7-story East Wing Addition and Fit Out, multiple office suite renovations, Pediatric Intensive Care Unit (PICU) renovations, Hearing & Speech Outpatient Suite renovations, Quarantine Infection Control System Modifications, Pulmonary Outpatient Renovations, and Pharmacy Renovations
- Friendship Ridge – Beaver, PA: Bulk Oxygen System and Facility Distribution Upgrade
- Heritage Valley Health Systems (HVHS)/Sewickley Valley Hospital (SVH) - PA: Radiology Reading and Processing Suite Renovations, Outpatient Clinic and Emergency Department Renovations, 5th Floor Central/West Inpatient Wing Renovations
- HVHS/Moon – PA: Imaging X-Ray Relocation
- HVHS/The Medical Center (TMC) of Beaver - PA: Helipad Study, Bulk Oxygen Supply and Storage Replacement, Radiology Reading and Processing Suite Renovations, RIS-PACS Data Storage Facility
- Indiana Regional Medical Center (IRMC) - PA: New Blairsville Medical Office Building, IT Data Storage Room HVAC Upgrade, Dialysis Treatment Suite HVAC Upgrade
- Mount Nittany Medical Center (MNMIC) - PA: Commissioning for East Wing addition, ED renovations, Central Utility Plant upgrades, Special Services/Computer Services Building
- Somerset Hospital - PA: ADL Suite Fit-out, New Medical Office Building, Renovations to Cath Lab, CT Replacement, X-Ray Replacement, and Pharmacy Relocation
- VAMC Clarksburg - WV: 4th Floor Renovations (Psychiatric Suite)
- VAMC Coatesville - PA: New Hospice Facility
- VAMC Huntington - WV: Mental Health-Psychiatric Residential Rehabilitation Treatment Program (MH PR RTP) Addition and Renovations
- VAMC Philadelphia - PA: Renovations to Canteen, Dental Lab, Emergency Department and Patient Processing, Home Health Suite, Medical Records, MRI, CT Scan, Angio Suite, and Specialty Clinic; OR Suite HVAC System Upgrades; Chiller and Cooling Tower Replacements; New Patient Transport Elevator; Clean Steam System for Facility Wide Humidification
- WV Department of Health and Human Resources:
 - Jackie Withrow Hospital, Beckley: Master Planning Study, new central steam plant and renovations to heating and lighting systems
 - Hopemont State Hospital, Terra Alta: Master Planning Study, renovations to heating and lighting systems
 - John Manchin, Sr. Health Care Center, Fairmont: Master Planning Study, renovations to heating and lighting systems
 - Lakin State Hospital, West Columbia: Master Planning Study and exterior envelope renovations and lighting systems
 - Mildred Mitchell-Bateman Hospital, Huntington: Master Planning Study and lighting renovations
 - Welch Community Hospital, Welch: Master Planning Study and lighting renovations
 - William R. Sharpe, Jr. Hospital, Weston: 50 bed forensic addition and renovations to entire existing hospital while building remains in use including new central heating/cooling plant, 1,800 KW emergency power station and comprehensive HVAC and electrical renovations throughout the facility.

EDUCATIONAL PROJECTS

- West Virginia University (WVU)
 - Wise Library addition and renovation
 - Engineering Sciences Building chiller replacement
 - Coliseum’s new primary 23kV power feed to existing sub-station
 - Engineering Research Building hydrogenation reactor lab
 - Armstrong Hall HVAC and sprinkler renovation
 - Numerous research laboratory renovations and hood installations
 - Elevator system upgrades in several buildings
 - Roof replacements for several buildings
 - White Hall Computer and Study Lab renovation
 - White Hall Chiller Plant
 - Lighting upgrade projects at various Morgantown campuses.
 - New Life Sciences Building on the downtown campus
 - Downtown Campus 4 KV electrical loop system upgrades.
 - Numerous minor renovation projects in various campus buildings
- Shepherd University Ikenberry Hall HVAC Renovation



JAMES W. LOWRY, P.E.
HVAC, FIRE PROTECTION, PLUMBING
AND COMMISSIONING ENGINEER

James has over 15 years of experience in the building construction design industry. James specializes in design and project management for HVAC, Fire Protection, Plumbing and Commissioning engineering. James is an innovative problem solver in engineering design, communication methods and project management.

James' experience includes the Project Management, Engineering Design and Commissioning for heating, ventilating, air conditioning, plumbing, electrical and lighting for health care, industrial, educational and commercial facilities. He researches and applies International Building Codes, NFPA, ASHRAE standards, NEC and FGI Guidelines for Design and Construction of Health Care Facilities.

James implements ZDS' 3D Scanning services which have assisted in collecting key existing conditions for renovation projects, forensic engineering, historical preservation, and high definition reality capture. James has in-depth experience on collection, registration, and scan to BIM processes. His 3D scanning experience includes educational, health care, industrial and commercial facilities.

James maintains an active membership to the ASHRAE professional society and Association of Energy Engineers. He maintains an active continuing education towards today's standards and codes as well as participates in ASHRAE at both a local and society level.

EDUCATION

BS in Mechanical Engineering from West Virginia University
Institute of Technology, Montgomery, WV

PROFESSIONAL REGISTRATIONS

Professional Engineer:

- West Virginia [REDACTED]
- Ohio [REDACTED]

OTHER RECOGNITIONS

LEED Silver Certified WVANG Fuel Cell/Maintenance Hangar,
Charleston, WV

LEED Gold Certified Harvard Arboretum, Boston, MA



PROFESSIONAL AFFILIATIONS

Member of Investigative
Engineers Association
(I-ENG-A) of the Tri-State
Region



American Society of Heating,
Refrigeration and Air
Conditioning Engineers
(ASHRAE), Chapter
Technology Transfer
Committee (CTTC) Chair for
ASHRAE's West Virginia
Chapter



Association of Energy
Engineers (AEE)



OTHER RECOGNITIONS

Energy Star Certified for
facilities in the nation's top 25%
of energy efficiency



GOVERNMENT AND COMMERCIAL PROJECTS

- Bayer Material Science
- Bluefield Area Transit Authority Administration and Maintenance Facility design.
- Building 11, Capitol Complex HVAC Renovations.
- Burnsville Rest Areas North and South Bound – *AIA Merit Award Recipient*
- Cultural Center Fire Alarm and Fire Protection Renovations
- Department of Transportation Rest Area prototype
- Department of Transportation Welcome Center prototype
- Hardy County Daycare Center
- I-70 Welcome Center
- Jackson County Libraries Renovations
- Jackson County Courthouse Annex
- Kanawha County Judicial Annex Renovations
- Mason County Courthouse/Annex
- Meadowbrook Rest Areas North and South Bound
- Morgantown Welcome Center
- Pendleton County Courthouse additions/renovations
- Pocahontas County Community Center
- Point Pleasant River Museum addition
- Redmond House Renovations design.
- Sacred Heart Pavilion and Daycare Center
- Saint Patrick Church Renovations
- Tucker County Courthouse renovations
- Webster County Multi-tenant build-out
- West Union Bank **AIA Award Winning** new facility
- WV Army National Guard Indoor Firing Range HVAC renovations at four locations.
- WV Air National Guard – Commissioning for \$43 million maintenance and fuel cell hangars – **LEED Silver Certified**
- WV Capitol Complex Performance Contracting HVAC Retrofits and Master Planning for Security/Fire Alarm/Life Safety systems
- White Sulphur Springs Welcome Center

HEALTH CARE PROJECTS

- Charleston Area Medical Center (Wound Center)
- Charleston Surgical Center
- United Hospital Center
- VA Hospital, Huntington – Evaluation of existing campus steam distribution system and extension/upgrades to the steam distribution system, main hospital domestic water line replacement and CT Scan renovations
- Woodcrest Medical Center
- WV Department of Health and Human Resources:
 - Jackie Withrow Hospital, Beckley: Master Planning Study, new central steam plant and renovations to heating and lighting systems
 - Hopemont State Hospital, Terra Alta: Master Planning Study, renovations to heating and lighting systems
 - John Manchin, Sr. Health Care Center, Fairmont: Master Planning Study, renovations to lighting systems
 - Lakin State Hospital, West Columbia: Master Planning Study and exterior envelope renovations and lighting renovations
 - Mildred Mitchell-Bateman Hospital, Huntington: Master Planning Study and lighting renovations
 - Welch Community Hospital, Welch: Master Planning Study and lighting renovations
 - William R. Sharpe, Jr. Hospital, Weston: fifty bed forensic addition and renovations to entire existing hospital while building remains in use including new central heating/cooling plant, 2,100 KW emergency power station and comprehensive HVAC and electrical renovations throughout the facility

EDUCATIONAL PROJECTS

- Davis Thomas Elementary/Middle School Renovations
- Eastern Greenbrier Middle School addition
- Elkins Middle School HVAC/electrical renovations - *2013 Energy Star Certified*
- Glade Elementary/Middle School renovations – *2013 Energy Star Certified*
- Greenbrier West High School additions/renovations
- Harvard University Weld Hill Research and Administration Arnold Arboretum – **LEED Gold Certified**
- Jaeger/Panther Elementary School
- Independence Middle School
- James Monroe High School HVAC renovations
- Man/Central Elementary addition
- Marshall University
- Mercer County Schools, Princeton High School, Bluefield Middle School, Vo-Tech, Lashmeet/Matoaka School, Montcalm High School, and Spanishburg Elementary Renovations.
- New McDowell County Southside K-8 School
- Park Middle School HVAC renovations
- Pleasant Hill Elementary renovations
- Ritchie County Middle/High School HVAC/plumbing renovations
- Shady Spring Elementary School
- Smithville Elementary School additions/renovations
- South Charleston High School Evaluation
- Tucker County High/Career Center HVAC renovations
- WV University Institute of Technology – Engineering Building Evaluation
- WV Higher Education Policy Commission (WVHEPC) South Charleston Tech Center – Campus Comprehensive Infrastructure Evaluation
- Woodrow Wilson High School HVAC/Electrical Renovations



Ted has over eleven years of experience in building construction design industry. Ted has specialized in Building Information Modeling as well as managing the processes, technology, and communication methods at ZDS. Ted is an innovative problem solver in engineering design, communication methods and management of BIM models between stakeholders during a design project. His responsibility includes the strategic development and deployment of ZDS' BIM standards, initiating in-house training and overseeing day to day operations on the IT Systems and office processes.

Ted developed ZDS' 3D Scanning services which have assisted in collecting key existing conditions for renovation projects, forensic engineering, historical preservation, and high definition reality capture. Ted has in depth experience on collection, registration, and scan to BIM processes. He has provided training and developed materials for best practices when using 3D scan data. Ted's 3D scanning experience includes educational, health care, industrial, and commercial facilities.

Ted develops and manages the IT systems. The experience encompasses development and deployment of central server systems to networked client computer systems, strategic development for ZDS' Integrated Design Processes, and research and development into new technologies to continue staying on the cutting edge at ZDS.

Ted's project experience includes the commissioning and design for heating, ventilating, air conditioning, plumbing, electrical and lighting systems for educational, health care, industrial and commercial facilities. His experience encompasses working both on new construction as well as renovation projects.

Ted maintains an active membership to the ASHRAE professional society and also has a lifetime membership to the Association of Energy Engineers. He maintains an active continuing education towards today's standards and codes as well as participates in ASHRAE at both a local and society level.

EDUCATION

Bachelors of Science in Mechanical Engineering from Rochester Institute of Technology, Rochester, NY

PROFESSIONAL REGISTRATIONS

West Virginia State Board of Registration for Professional Engineers—West Virginia E.I. 9569

Ted has completed multiple forensic education courses, some of which include structural failures, fire investigations, product failures, mold and water damage, accident reconstruction and bodily injury. **He is a member of the Investigative Engineers Association (I-ENG-A) and I-ENG-A of the Tri-State Region.**



PROFESSIONAL AFFILIATIONS

Member of Investigative Engineers Association (I-ENG-A)

American Society of Heating, Refrigeration and Air Conditioning Engineers (ASHRAE)

Incoming West Virginia ASHRAE Chapter Secretary.

Membership Promotion Chair and Board Member of ASHRAE's West Virginia Chapter

Lifetime Member of the Association of Energy Engineers (AEE)

Associate Member West Virginia Society for Healthcare Engineering

AWARDS AND RECOGNITIONS

Awarded 2012 Legend in Energy by the Association of Energy Engineers
Awarded acceptance into **ASHRAE's 2015 Leadership University**. Only 4 engineers globally selected each year.

Vice President and Social Chair for Phi Kappa Psi, a predominant scholastic fraternity celebrating over 20 years at Rochester Institute of Technology (RIT)

Distinguished by the RIT Dean's List for outstanding scholastic achievement

Numerous scholarships to Rochester Institute of Technology (RIT) including Recipient of RIT Presidential Scholarship

ASHRAE Blue Ribbon Award of Excellence

Energy Star Certified for facilities in the nation's top 25% of energy efficiency



COMMERCIAL AND INDUSTRIAL PROJECTS

- WV Air National Guard Maintenance Hangar and Fuel Cell Hangar, Charleston, WV – **LEED Silver Certified**
- Bayer Material Science
- Coal Heritage Trails Center Renovations
- Meadowbrook Rest Areas
- I-70 Welcome Center
- Morgantown Welcome Center
- Pocahontas County Community Center
- Servia Rest Areas
- WV State Capital Complex Central Heating Plant
- White Sulfur Springs Rest Area

EDUCATIONAL PROJECTS

M/E/P design for schools in the following West Virginia counties includes:

- Davis-Thomas Elementary/Middle School Renovations
- South Charleston Middle School Evaluations
- Elkins Middle School Renovations – **2013 Energy Star Certified**
- Greenbrier West High School Additions/ Renovations
- Iaeger/Panther Elementary School
- Lashmeet/Matoaka Elementary School Renovations
- Marshall University, Huntington
- Mercer County Technical Education Center Renovations,
- Montcalm High School Renovations
- Princeton High School Renovations
- Raleigh County Schools – County-Wide Domestic Water Service Upgrades Smithville Elementary Schools additions and renovations.
- Spanishburg Elementary School Renovations
- Webster County - Glade Elementary/Middle School Renovations – **2013 Energy Star Certified**
- Woodrow Wilson High School HVAC/electrical renovations
- WV Higher Education Policy Commission (WVHEPC) South Charleston Tech Center – Campus Comprehensive Infrastructure Evaluation

HEALTH CARE PROJECTS

- West Virginia Department of Health and Human Resources Hospitals:
 - Jackie Withrow Hospital, Beckley: Master Planning Study, new central steam plant and renovations to heating system and lighting renovations.
 - Hopemont State Hospital, Terra Alta: Master Planning Study, renovations to heating system and lighting systems.
 - John Manchin, Sr. Health Care Center, Fairmont: Master Planning Study, renovations to lighting systems.
 - Lakin State Hospital, West Columbia: Master Planning Study and exterior envelop and lighting renovations.
 - Mildred Mitchell-Bateman Hospital, Huntington: Master Planning Study and lighting renovations.
 - Welch Community Hospital, Welch: Master Planning Study and lighting renovations.
 - William R. Sharpe, Jr. Hospital, Weston: fifty bed forensic addition/renovations to entire existing hospital while building remains in use including new central heating/cooling plant, 1,800 KW emergency power station and comprehensive HVAC and electrical renovations throughout the facility





Vecellio & Kreps (c. 1960)



Kreps & Kreps (c. 1996)



Kreps Zachwieja Architects (future)



PROJECT IDEALS: Establishing the Identity of the Project

Every project has a set of overriding ideals that help to drive the vision of the completed building and it's site. These may include:

Creating an Iconographic Image

Community Involvement

Technology

Sustainability

Flexibility

Growth and Expansion

Longevity

Award Winning Design

Successful Projects can incorporate a multitude of these ideals in a harmonious way. The key is establishing these goals early in the process and periodically reviewing them throughout the project design. Complex and exciting projects need not be maintenance intensive. Through careful selection of appropriate systems, materials and finishes, the maintenance impact of the project can be minimized.

MARSHALL UNIVERSITY SMITH HALL

Huntington, West Virginia



Recently completed is the complete window and sanitary stack replacement for Smith Hall, Smith Music and Smith Communications. Replacement of the original windows with newer more thermally efficient system involved significant investigation into an appropriate system that could be retrofitted into the existing structure without significant changes to the appearance of the building. Documents were produced on a very tight schedule and the phased project is currently on schedule for a phase I completion this summer and a phase II next year. Adding to the difficulty in of this project is the retrofit for new window system and the need to complete the classroom window replacement and sanitary piping replacement portions of the work in the main tower during the summer when classes are not in session. Photographic renderings of multiple options for window system options allowed the owner to make a quick decision on style and color for the completed glazing system.

Through careful coordination and standardization of design, KZA was able to cut the project duration to just one building shut-down and substantial savings to the owner.



WEST VIRGINIA SCHOOL OF OSTEOPATHIC MEDICINE

Lewisburg, West Virginia

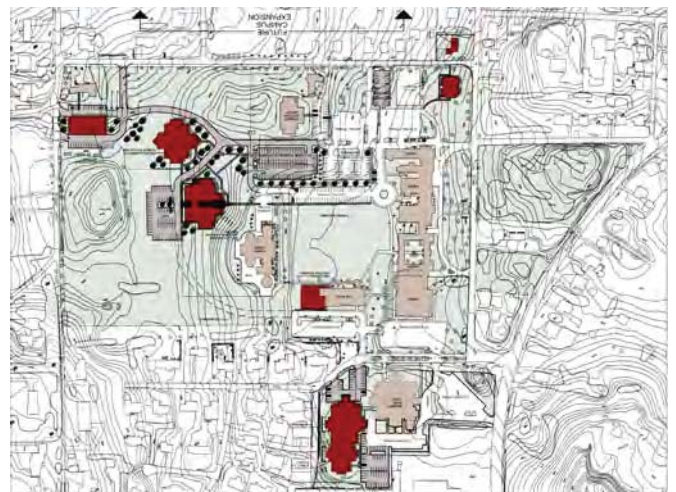
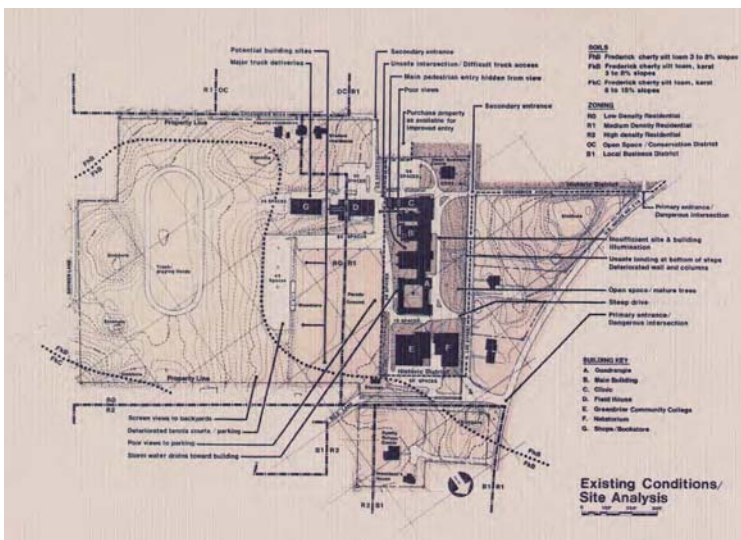
Construction Cost: \$3,000,000 + \$1,700,000

Completion Date: 1992, 2005

Size: 26,000SF



WSOM is an institution intimately connected with its community. The site still retains the memory of its military school heritage with an on-campus museum and its sensitivity to the local vernacular design style. When the state legislature organized West Virginia School of Osteopathic Medicine, we were called upon to convert the historic military school site into a state of the art medical school. In a span of 20 years, we have designed 9 new buildings and renovated nearly every existing building on campus. Pictured above is the main administration building, which has undergone numerous interior and system renovations over the past 20 years.



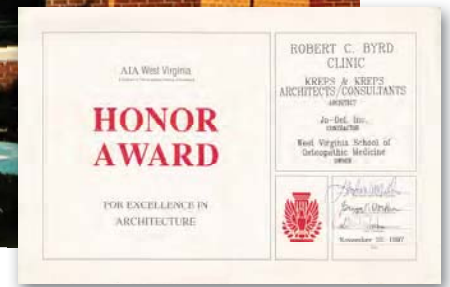
WEST VIRGINIA SCHOOL OF OSTEOPATHIC MEDICINE

Lewisburg, West Virginia

Construction Cost: \$9,000,000 (combined)

Completion Date: 1997, 2002, 2004

Size: 53,170 SF



The two buildings pictured, the Robert C. Byrd Clinic and the Center for Clinical Evaluation, enable the community to receive a level of healthcare while allowing the students to gain valuable hands-on experience. The newly completed Center for Clinical Evaluation includes robotic simulation rooms in addition to space for volunteer patients for the students to diagnose.

Construction Cost: \$4,800,000

Completion Date: 2009

Size: 21,400SF



WEST VIRGINIA SCHOOL OF OSTEOPATHIC MEDICINE

Lewisburg, West Virginia

Construction Cost: \$4,000,000

Completion Date: 2006

Completion Date: 2006

Size: 21,000SF



Keeping up with the latest technology is always a challenge. WVSOM realized that they needed a new state-of-the-art facility where large scale interactive lectures could be conducted utilizing the latest technology available. This facility, the Center for Technology, houses 2-205 seat tiered lecture halls and also serves as the hub for the students, campus data and communications.

Below is the Frederic W. Smith Lab which houses gross anatomy, morgue, animal quarters and research laboratories for the medical school. This building was expanded in 2005 to accommodate an increase in class size.



NED CHILTON 911 CENTER

South Charleston, West Virginia

Construction Cost: \$3,800,000

Completion Date: 2005

Size: 13,000SF



This 13,000 square foot facility houses the Ned Chilton 911 Center and the G. Kemp Melton Emergency Operations Center for Kanawha County. It is located on the southern boundary of Charleston, West Virginia, and serves nearly every community in Kanawha County. Along with advanced communications and security systems, the building also features a sub-surface geothermal heating and cooling system that is resistant to terrorist attack and acts of nature.



BOONE MEMORIAL HOSPITAL

Madison, WV



Kreps and Zachwieja have been selected to be the Architect of Record for the Critical Access replacement hospital that is to be constructed adjacent to the existing hospital site. Currently the programmed area for the new facility stands at 79,000 gsf with an estimated cost of \$25.3 Million. Highlights include a 25-bed Nursing Unit, Emergency Department, Imaging Department including an MRI and CT scanner, Endoscopy/Operating Department, Physical and Cardiac Therapy, on-site Pharmacy and Lab. The project is currently under construction.

The Project is totally funded through the USDA and is the largest award in the history of the State of West Virginia.



KING'S DAUGHTERS MEDICAL CENTER

Ashland, Kentucky

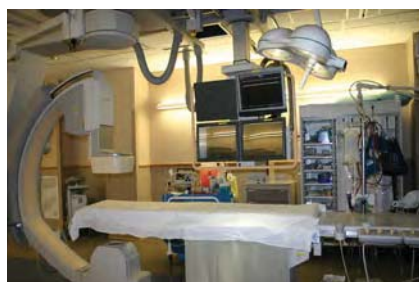
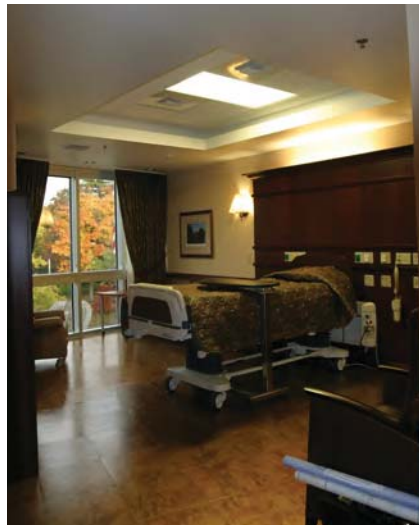
Construction Cost: \$62,000,000

Completion Date: 2006, 2010

Size: 200,000SF



Over the last 12+ years, our team has been involved in numerous projects both on and off the King's Daughters Ashland Campus. The Heart and Vascular Center (HVC), pictured right, is a synthesis of these efforts. Since its completion in 2004, the HVC has become one of the more recognizable buildings in the region and serves as the identity of the Hospital. Currently additional floors are under construction with the remaining 3 (for a total of 10) scheduled to be built in the next 5 years. During construction, all existing areas of the building remain in operation along with adjacent facilities.



KING'S DAUGHTERS MEDICAL CENTER

Ashland, Kentucky

Construction Cost: \$7,000,000

Completion Date: 2006

Size: 20,000SF



I want this building to look “High-Tech” but feel “High-Touch.” That was the challenge behind the design of the new Center for Advanced Imaging. To achieve this unique design, the team looked at what processes were occurring inside the facility and how these could help shape the design. Transparency, slicing and peering are all functions of the modalities housed inside. Exposed structural and mechanical systems are visible as a way of peering inside the skin. Currently built to 2 stories, the images below show the future 5 story building, complete with the “pulled open” offices cantilevered on the front.

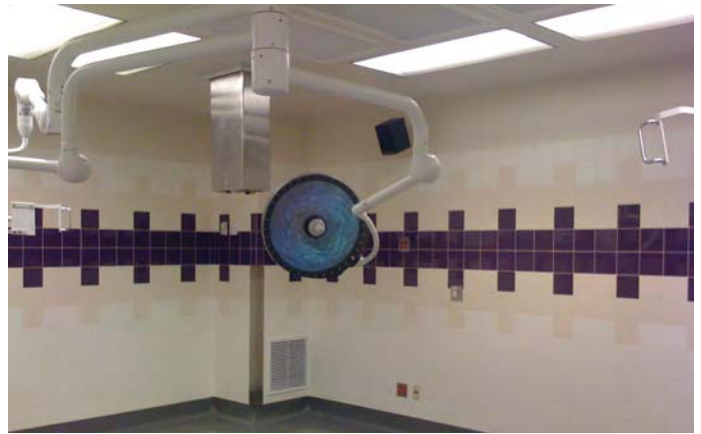


KING'S DAUGHTERS MEDICAL CENTER

Ashland, Kentucky



Too frequently, Design Teams only want to design the exciting and glamorous new buildings and neglect the Owner's need to re-use and rehabilitate their existing facilities. We believe that expansion occurs both internally and externally. As such, developing service lines and rehabilitating facilities to that purpose comprises a largest part of our workload. We work on a wide variety of services from renovating existing spaces, to entire wings, to modernizing specific areas, to complete master planning.



New O.R. Suite



Before



After

ST. MARY'S MEDICAL CENTER

Huntington, West Virginia

Construction Cost: \$100,000,000+ (combined)

Completion Date: On-going since 1956

Projects: Outpatient Surgery Center

New Convent

New Education Center



In 1960 a project that could be classified as our first major addition to the hospital was completed. The 6-story East Building project began a relationship that has lasted for over 50 years and has led to other work within the Pallotine Mission Healthcare Organization. The hospital once again underwent major construction in the 1970's thru 1990's with a replacement hospital and a new patient bed tower. This changed the face of the hospital and provided them with a new facility to match their state-of-the-art care, which continues to this day. The tower, with all private patient rooms, overlooks the river and integrates the healing environment with that of nature. These building still serves their needs of the hospital today. The New Outpatient Surgery Center increased cardiovascular services for outpatient and provided the hospital with much needed medical office space. Work continues to expand the facility's service lines with current renovations and new construction.



ST. MARY'S MEDICAL CENTER

Huntington, West Virginia

Construction Cost: \$15,000,000 + (combined)

Completion Date: 2009 - 2015

Size: 127,000 SF (fitted-out)



The task: Convert an old grocery store into a new and modern School of Nursing. The design team also programmed much needed conference/educational facilities for the main Medical Center Campus (just a few blocks away). The interactive learning center spaces developed here have set a new standard for medical education facilities in this region.

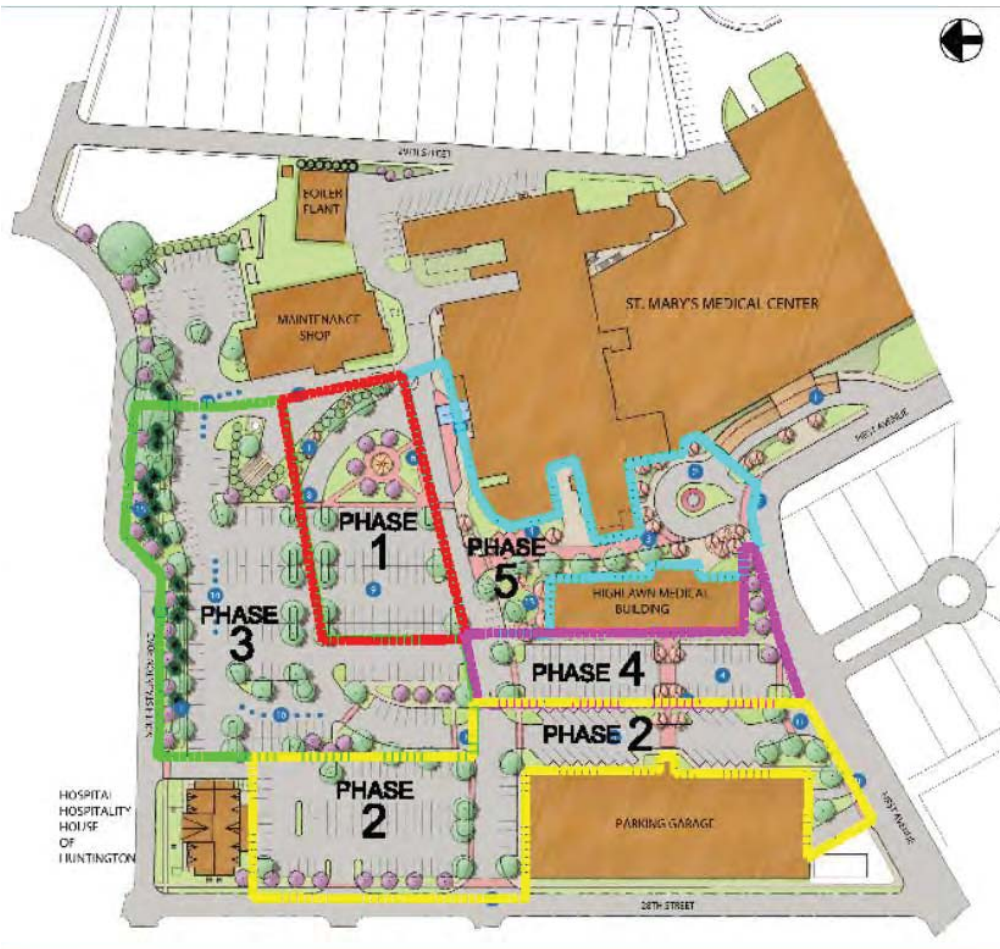
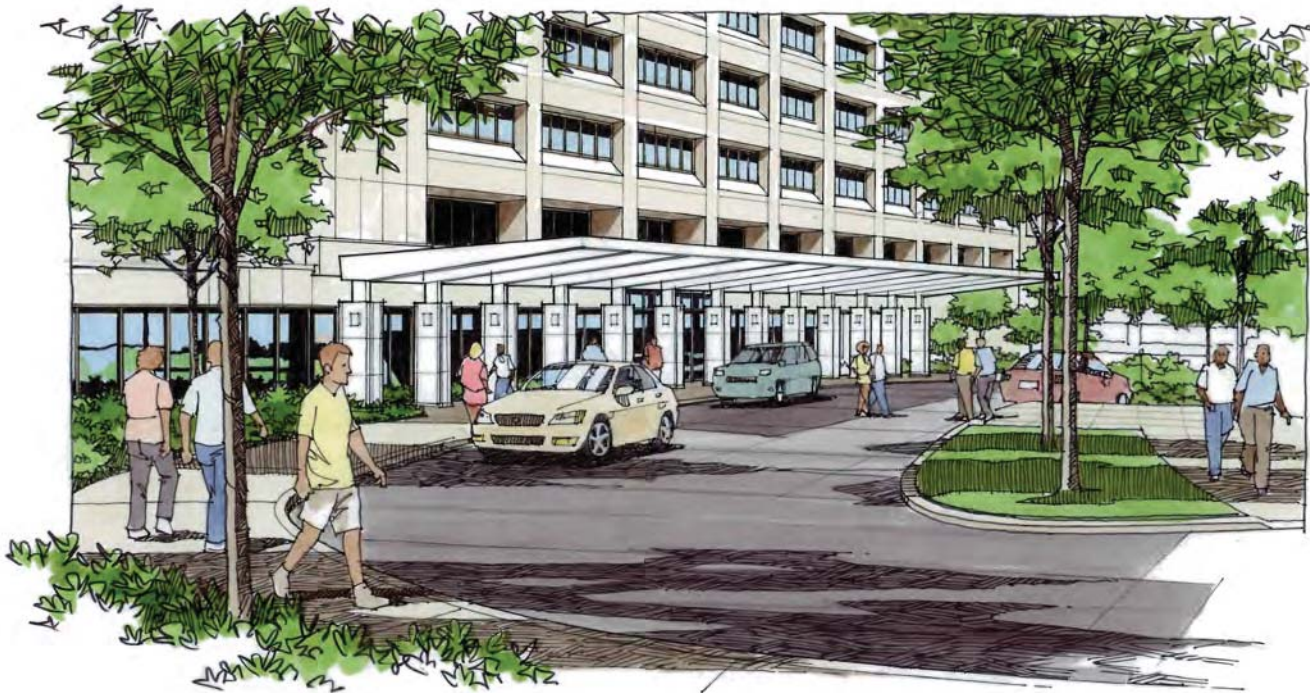


When St. Mary's School of Nursing discontinued their student residence program, St. Mary's Medical Center turned to Kreps and Zachwieja to find a new and appropriate use for this structure. Through facility assessment and masterplanning efforts by Kreps and Zachwieja, the owner developed a low-cost medical office program for this building. This program created 70,000 sf of office space quickly because the project scope was limited to interior renovations of the residence floors into medical office suites. Complete HVAC and electrical system upgrades have added years of life to this structure and gave the medical center much needed office space. Careful phasing of the program allowed for minimal disruption of the tenants already occupying the building in earlier phases.

In 2013, at the end of its useful life, the building was demolished as part of the campus beautification plan. This also opened up the back side of the campus to more natural light, future expansion (as needed) and helped ease congested traffic patterns.

ST. MARY'S MEDICAL CENTER

Huntington, West Virginia



Recently completed are the New Front Entrance Canopy and Campus Beautification projects. Light and airy, this new canopy design allows more daylight to enter into the building while expanding the drive lane to 3. The Campus Beautification Project works to introduce more greenspace on the St. Mary's campus, breaking up the currently overbearing asphalt and providing a more healing and healthy environment for patients, visitors, and staff alike.

These projects completed the redesign of the Main Entrance, which started with the new lobby, admissions and gift shop.

ST. MARY'S MEDICAL CENTER

Huntington, West Virginia



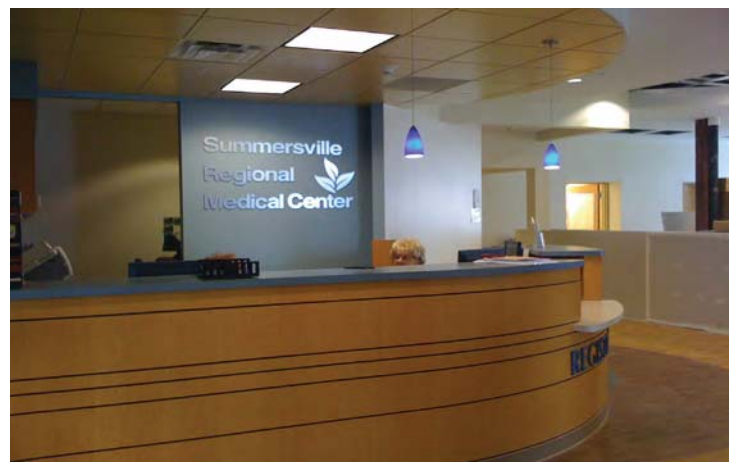
SUMMERSVILLE REGIONAL MEDICAL CENTER

Summersville, West Virginia

Construction Cost: \$8,000,000 (Combined)
Completion Date: 2009-2012



Kreps and Zachwieja performed a master planning services to include both the expansion and renovation of existing hospital facilities in 2006. This Masterplan identified the first project to be a multi-phased construction of a new I.C.U. (completed April 2009), a new 18 bed Emergency Department, a new Hospital Lab, Outpatient Services, new Lobby and Main Entrance and expansion of the Obstetrics Unit. Recently completed is a new 5 private bed addition to the Medical/Surgical Nursing Unit. Currently slated for construction is the renovation of the existing PACU, radiology and obstetrics departments. Future phases planned propose a new 60 bed Replacement Nursing Home and campus improvement plans to include nature trails developed around storm water management ponds.



SUMMERSVILLE REGIONAL MEDICAL CENTER

Summersville, West Virginia



PHASE I

Kreps and Zachwieja's first additions to the building included a new ER department and ICU wing that were completed in 2008. Another 5 additional patient rooms were added as well and completed late 2010. The expansion fit the growing services and expanding operations of the Summersville Medical Center.



PHASE II

Future expansions for Summersville include adding an assisted living facility that provides the community a transition area between a nursing home and independent living. Additional space for medical offices and leasable space will also be developed, as well as the damming of existing ravines to create water retention ponds to collect storm water from the additional impervious surfaces which will be converted into a future site feature.

THOMAS HEALTH SYSTEMS

South Charleston/Charleston, West Virginia

Construction Cost: \$90,000,000+ (combined)

Completion Date: Ongoing since 1949

Projects: Thomas Medical Office Pavilion

Thomas Clinical Pavilion

Thomas Oncology Center



Our association with Thomas Memorial Hospital began in 1949. Early additions and alterations for Thomas in the 1950's and 1960's by our original founders Vecellio and Kreps have been eclipsed by recent projects by Kreps and Kreps and Kreps and Zachwieja Architects. More recent projects of note include the Medical Pavilion and Clinical Pavilion. These projects are the culmination of several years of planning. Their combined cost of over \$65 million represents the largest investment at their South Charleston Campus in hospital history.

Kreps & Zachwieja Architects has also completed projects at the St. Francis Campus, both before and after the merger. Highlighted is the 2-OR addition to the St. Francis One Day Surgery center. The project included the construction of two new Operating Rooms along with a renovated and expanded PACU and Stage II recovery nurse station. The addition increased the capacity of the surgery center to 6 rooms and the new addition is constructed to allow vertical expansion of the facility.



OFFICE BUILDING PULLMAN, FOWLER & FLANNIGAN

Charleston, West Virginia



In 2005 the law firm of Pullman, Fowler and Flannigan had outgrown their office space in downtown Charleston and purchased a building in the heart of Charlestons Historic District. The partners hired Kreps and Zachwieja Architects to rehabilitate the building which previously contained retail and office space.

The program required a complete historic rehabilitation including historic window replacement. The owner also received Rehabilitation Investment Tax Credits (R.I.T.C.). The work was monitored by the WV State Historic Preservation Office in order to comply with the Department of the Interior Standards for Historic Rehabilitation. The building was completed in 2006 and was the recipient of an ABC Excellence in Construction Award.



ZDS Design/Consulting Services

Project Name: *New Fuel Cell & Maintenance Hangars Commissioning*

Client: *West Virginia Air National Guard*

Contact: Captain Harry Netzer, Project Mgr.
WV Air National Guard
130th Civil Engineering Squadron
Charleston, WV 26311
Harry.Netzer@ang.af.mil
(304) 341-6649

Services: HVAC/Lighting Controls/DWH commissioning services involving direct digital controls (DDC); operating and maintenance; energy recovery; VFD's; variable water volume pumping; boiler optimization; and chiller optimization.



Project Description

ZDS Design/Consulting Services worked with the West Virginia Air National Guard on the Commissioning for their new Replacement Aircraft Maintenance Hangar and Shops plus a new Fuel Cell Hangar. The first phase of the program initiated in early 2008 and continued until 2011. This facility included a larger maintenance hangar, miscellaneous maintenance shops, central boiler plant and chiller plant. The goal of the project was to achieve LEED Silver Certification with commissioning being an integral part of that certification.

“ZDS’s commissioning services were invaluable in helping us understand our facility and ensure the systems were installed as intended and optimized for long-term operating benefits. We would recommend them again!”

Captain Harry Netzer, WVANG Project Manager

PROJECT EXPERIENCE

The commissioning scope met the LEED Energy and Atmosphere requirements for obtaining LEED certification. The HVAC system was comprised of a mixture of ten constant air volume and variable air volume (VAV) HVAC air handling systems plus four make-up air handling units with comprehensive DDC controls. The VAV units served about 77 VAV terminal boxes with a mixture of both heating hot water and electric reheat coils. The complex has 38 exhaust fans and 11 ceiling fans to serve the variety of spaces. Some of the specialty areas included the fuel cell hangar with a corrosion control room, welding shop, computer center, and telecom room. The commissioning process refined the proper control strategies to meet actual conditions.

The chilled water system consists of three variable speed pumps and two air-cooled chillers piped in parallel. The central heating hot water system consisted of five variable speed pumps and six condensing boilers. Commissioning of the HVAC equipment documented actual operating conditions, which allowed for the system to be fine-tuned to operate effectively and efficiently for the long term. The domestic hot water system and lighting controls were also commissioned.



“ZDS performed a stellar job, going above and beyond what was expected. We would recommend them again!” says Mr. Tom Warner, RA, LEED AP who was the LEED Coordinator for SAIC for both phases of the project. Mr. Warner adds with reassurance, “Please ask anyone to give me a call at (651) 209-2802.”

The projects involved working cooperatively with the Owner, Contractors and the Design Professional (SAIC) personnel and meeting difficult construction phasing requirements. The commissioning program’s work expanded for Phase II as WVANG continued to realize the value from the commissioning program that helps them ensure the facilities operate more efficiently and effectively.

Commissioning allowed for construction issues to be identified early in the process while the contractors were still heavily involved with the project saving both the contractor and Owner from future issues. Commissioning also allowed for the Owner to gain a better understanding of how the systems are operated through extensive review of the DDC controls and communication between the contractor, Owner and design professional in a way that all could understand the issues and focus on resolving any challenges in an effective manner.

Project size	128,715 ft²
Project Costs for both Phase I & II	\$43,000,000
General Contractor	BBL Carlton, Charleston, WV
Design Professional	SAIC, with LEED Coordinator from St. Paul MN

ZDS LEED Project Experience



Air National Guard

130th Airlift Wing at Yeager Airport, Phase I and Phase II
Aircraft Maintenance Fuel Systems Hangars and Shops

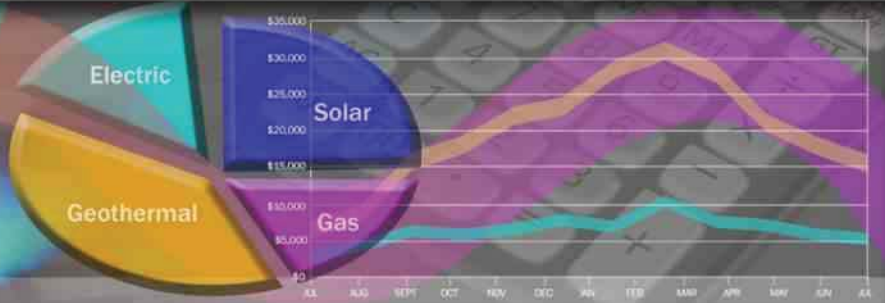
Awarded Two LEED Silver Certifications



Design/Consulting Services

Energy Management Engineering

energy

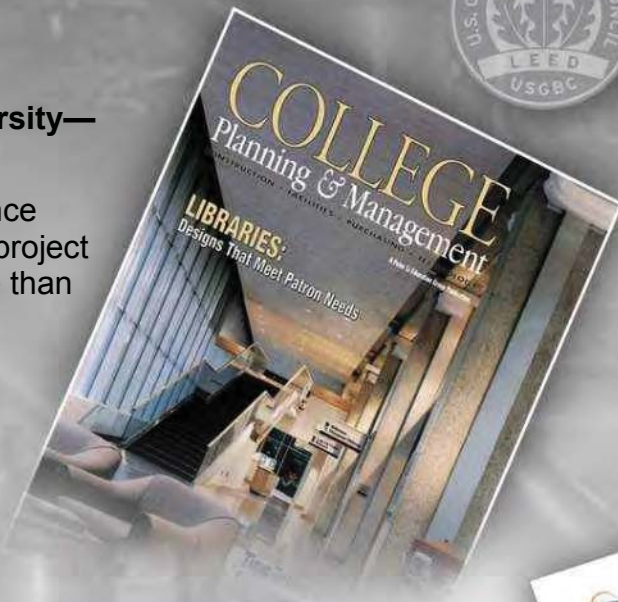


NATIONALLY RECOGNIZED FOR ENGINEERING EXCELLENCE



Ohio University—Athens

A performance contracting project saving more than \$2,500,000 annually in energy costs.



ZDS offers these and other energy management services:

- Compliance with LEED
- Utility Monitoring & Forecasting
- Energy Audits
- Performance Contracting Management
- Utility Savings Verification
- Utility and Government Funding
- Staff Training

West Virginia Center for Culture and History

ZDS initiated the HVAC renovations and reduced HVAC operating costs up to 50%.

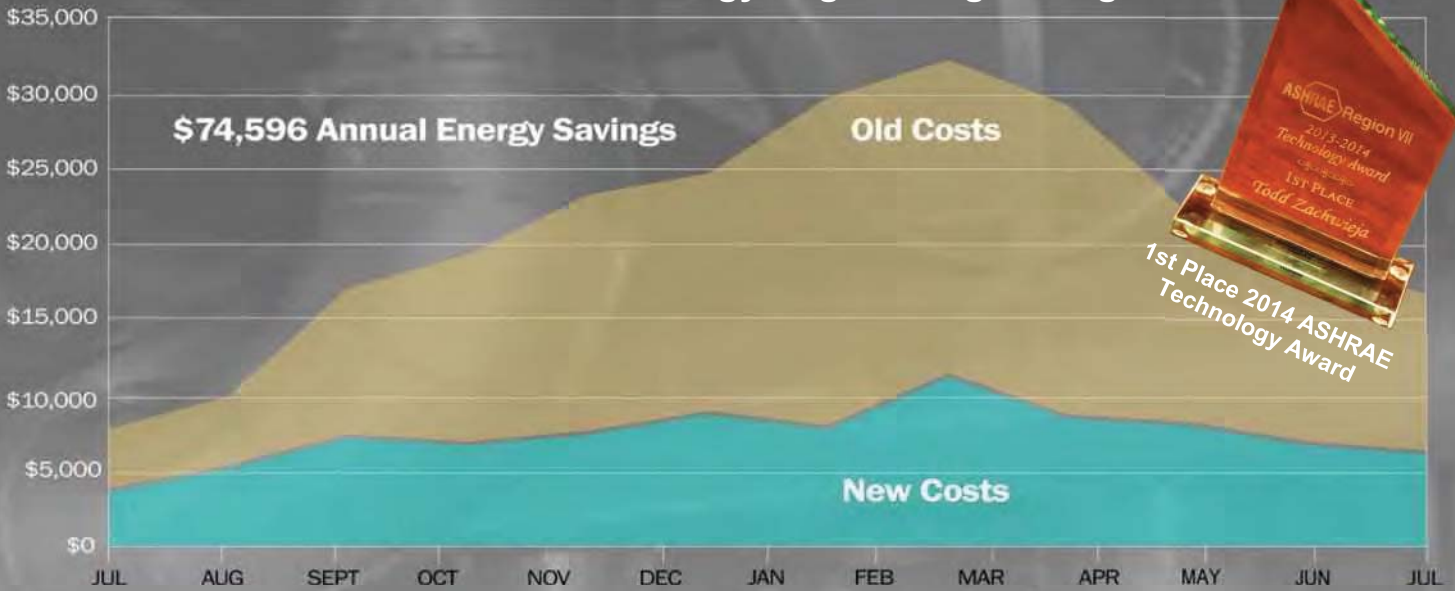


ZDS designed a geothermal system saving Webster County High School \$75,000 in annual energy costs.

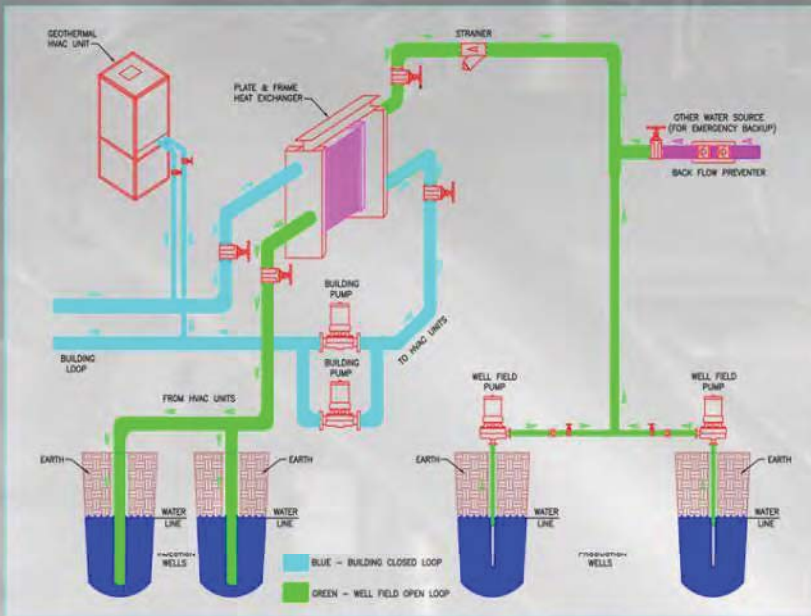


Design/Consulting Services

ZDS Geothermal Energy Engineering Savings



**“We’re very pleased with the system.
We’ve seen energy savings and have had zero maintenance problems.”**
Webster County Schools



ZDS designed an open-loop geothermal system making Webster Springs Elementary one of the most energy efficient schools in the nation.



Webster Springs Elementary



One of the first K-8 schools awarded a 2013 Energy Star Certification.

Design/Consulting Services

ZDS Design/Consulting Services

Client: *West Virginia Army National Guard*

Client Contact: Joe McClung, Energy Manager
West Virginia Army National Guard
1740 Coonskin Drive, Charleston, WV 25311
(304) 561-6548



Emergency Generator Stations

Project Description

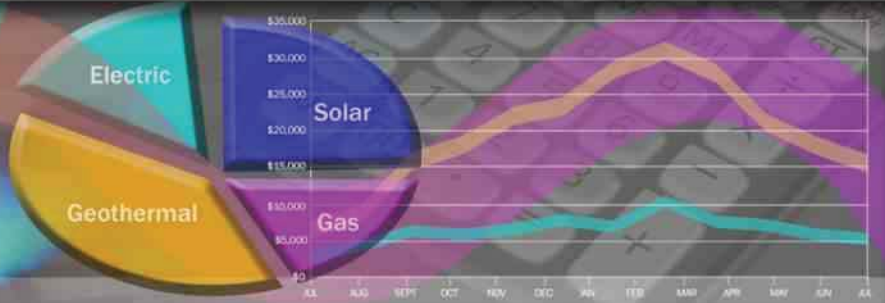
ZDS Design/Consulting Services and its principals Ted and Todd Zachwieja were involved in many mechanical/electrical/plumbing design projects for the West Virginia Army National Guard and the West Virginia Air National Guard. Two recent **ZDS** projects with the Army National Guard include providing electrical design/build engineering and project management for emergency power for the Army Headquarters Building and Annex Building in Charleston, West Virginia. This project was completed ahead of schedule and within budget.

Previous West Virginia National Guard experience of **ZDS** personnel includes numerous HVAC and electrical renovations to facilities at Camp Dawson and Charleston including the Maintenance Engineering Building, Squadron Operations Building, AVGAS Facility, Air Guard Headquarters, Air Craft Hangar Heating & Ventilation, Paint Spray Booth HVAC, Barracks HVAC/Electrical/ Security Renovations, Mess Hall MEP Renovations and many more.

Total MEP Project Cost: **Over \$4,000,000**

Energy Management Engineering

energy

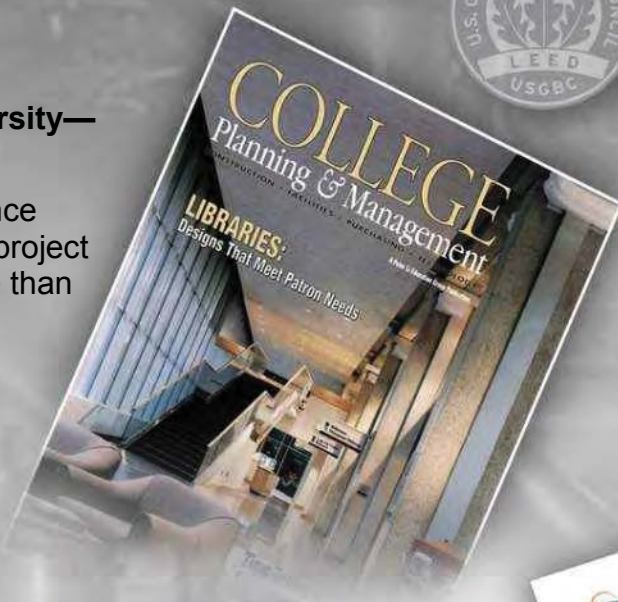


NATIONALLY RECOGNIZED FOR ENGINEERING EXCELLENCE



Ohio University—Athens

A performance contracting project saving more than \$2,500,000 annually in energy costs.



ZDS offers these and other energy management services:

- Compliance with LEED
- Utility Monitoring & Forecasting
- Energy Audits
- Performance Contracting Management
- Utility Savings Verification
- Utility and Government Funding
- Staff Training

West Virginia Center for Culture and History

ZDS initiated the HVAC renovations and reduced HVAC operating costs up to 50%.



ZDS designed a geothermal system saving Webster County High School \$75,000 in annual energy costs.



Design/Consulting Services



Building 5

Building 6

Building 7



Building 3



Building 4



Below: East Wing



West Wing



LEED
Certified Candidate

West Virginia Capitol Complex

An integration of nine buildings involving over 1.9 million square feet of building space.

The initial year savings of \$1,079,296 paid for the \$10,108,102 investment cost over time.

Project savings include a new central heating plant serving nine buildings that replaced the older, inefficient boilers and heating systems.



Museum of Culture & History



The Governor's Mansion



Design/Consulting Services





Client References

David Henderson,
Summersville Regional Medical Center
400 Fairview Heights Road
Summersville, WV 26651
304.872.8402 dhenderson@smh.org

Ron May
Marshall University
One John Marshall Drive
Huntington, WV 25755
800.642.3463

Howard Harrison
Director of Facilities and Support Services
King's Daughters Medical Center
2201 Lexington Avenue
Ashland, KY 41101
606.327.4618
Howard.harrison@kdmc.net

Timothy M. Parnell
Vice President of Facilities and Support Services
St. Mary's Medical Center
2900 First Avenue
Huntington, WV 25702
304.526.1691
tparnell@st-marys.org

Stephen P. Dexter, CEO
Thomas Memorial Hospital
4605 MacCorckle, SW
South Charleston, WV 25309
304.766.3684
steve.dexter@thomaswv.org

Olen E. Jones Jr., Ph.D
Past President (1987-2009)
304.645.3308
ojones@osteo.wvsom.edu

George G. Couch, CEO
Ohio Valley Medical Center
2000 Eoff Street
Wheeling, WV 26003
304.234.0123

Penny G. Kroll, PT, Ph.D.
Chair and Professor
School of Physical Therapy
Marshall University
2847 5th Avenue Huntington, WV 25702
(o) 304.696.5614
(f) 304.696.5614
kroll@marshall.edu

Stephen H. Blaydes, M.D.
Blaydes Clinic
500 North Street
Bluefield, WV 24701
304.327.8182

Terry Webber, Facilities
Wetzel County Hospital
3 East Benjamin Drive
New Martinsville, WV 26155
304.455.9111
twebber@wetzhealth.org

Mark Linville, COO
Boone Memorial Hospital
701 Madison Avenue
Madison, WV 25130
(304)369-1230
mlinville@bmh.org



Contractor References

W.B. Fosson Co.
Michael Gullett, President
3321 Winchester Avenue
Ashland, KY 41105
606.325.4673

BBL Carlton Inc.
Todd Corey
900 Lee Street
Suite 1400
Charleston, WV 25301
304.345.1300

Neighborgall Construction
C.R. Neighborgall, IV
Vice President of Administration
1216 Seventh Avenue
Huntington, WV 25707
304.525.5181
crn4@neighborgall.com

MiRC Construction Services, Inc
Christopher Payne
P.O. Box 465
Scott Depot, WV 25560
304.757.0880
cpayne.mirc@hughes.net

Maynard C. Smith Construction Inc.
John Strickland, President
3410 Chesterfield Avenue
Charleston, WV 25304
304.925.3228

Jarrett Construction Company
John Jarrett
P.O. Box 5250
Charleston, WV 25301
304.344.9140

RC General Contractors
Tom Reece
318 Lee St. W Charleston, WV 25302
304.346.7307
TReece@rcgeneral.com



Dear Mark,

I am writing to recommend you and your company for the educational facility project that you indicated you would like to take on. Given the excellent job that you folks did with this facility, I can whole-heartedly recommend your firm to any company that looks to retain your services.

Having worked on a variety of professional and personal space renovations throughout my life, I can most assertively state that I have never worked with a group that was more attentive to our needs in designing this academic space. Your effort to understand how each room was to be utilized, and questions regarding the number of people who would be flowing through the room over time were quite refreshing! I particularly valued your attention to detail and attempt to design the space to function well, including maximizing storage for the program. Though we have no windows in the space, visitor continually note how open and airy the space looks—that of course is the result of an excellent eye for designing spaces that not only function well, but are comfortable to “live” in.

In addition, I particularly appreciated that you sought to inform me of any changes where required to be made due to unforeseen circumstances—and of course there are always a few. And, though I did not ask for many changes, you’re willingness to make those changes for us was also greatly appreciated.

So, again, I am most happy to recommend your firm to anyone. Please do not hesitate to give my contact information to anyone who would like to speak to me regarding the wonderful job you all did in designing this space.

Regards,

Penny

Penny G. Kroll, PT, PhD Chair and Professor
School of Physical Therapy

Marshall University

2847 5th Avenue

Huntington, WV 25702

Office Ph: 304-696-5614

Fax: 304-696-5614

Email: kroll@marshall.edu



Mark Zachwieja

From: "Jones, Olen" <OJONES@osteo.wvsom.edu>
Sent: November 27, 2012 1:53:02 PM EST
To: zach@kandzarchitects.com
Subject: Letter of recommendation

Dear Mark,

As past president of the West Virginia School of Osteopathic Medicine, I can't say enough good things about the professional staff of Kreps and Zachwieja Architects, Inc.; both professionally and personally.

Our twenty plus year relationship with your architectural firm was vital in the successes we achieved in the growth of our campus and programs. With a humble start from a single building to a nationally recognized program with a campus of over thirteen buildings; the school benefitted greatly from the talents of Kreps and Zachwieja Architects, Inc. for master planning and architectural design. For every assignment we knew we could count on prompt, professional service; on time and within budget.

Therefore, it would be my pleasure to recommend your firm to anyone in need of design services. Sincerely,

Olen E. Jones Jr., Ph.D.

Past President WV School of Osteopathic Medicine (1987–2009)
OJONES@osteo.wvsom.edu





Facilities Planning and Management

November 27, 2012

To whom it may concern:

During my 20 years with Marshall University, I have had the experience of working with many design firms in the State of West Virginia and the surrounding areas. One of the premier design firms relative to quality of design, owner oriented, and exhibiting professionalism in their performance was Kreps and Zachwieja Architects.

In 2010 they completed design and construction administration for the Smith Hall window replacement including restroom renovations, replacement of plumbing stacks, etc. This project came in under budget and was completed in record time.

Based on this relationship and performance, it is without hesitation that I recommend the firm Kreps and Zachwieja for any future endeavors they may become involved with.

Sincerely,

A handwritten signature in blue ink that reads 'Ronald J. May'. The signature is written in a cursive style.

Ronald J. May
Director
Facilities Planning and Management

RM/jh

WE ARE... MARSHALL™

One John Marshall Drive • Huntington, West Virginia 25755 • Tel 304/696-6415 • Fax 304/696-3297
A State University of West Virginia • An Affirmative Action/Equal Opportunity Employer



ELSWICK & ASSOCIATES, LLC

April 15, 2015

To Whom It May Concern:

I am distinctly honored to provide this letter of recommendation for ZDS Design/Consulting Services to your organization. I have known ZDS's principals and many of their staff since working with Ted and Todd Zachwieja at West Virginia Institute of Technology located in Montgomery, WV, from the 1970's, while I was the Physical Plant Director there. That relationship continues through today. Their knowledge of energy efficient systems related to Heating, Ventilating, and Air-Conditioning (HVAC), Building Automation Systems (BAS), lighting, power distribution, and plumbing systems has always been at the cutting edge of the industry. They have routinely provided innovative solutions to complex design challenges while minimizing energy and operating costs and enhancing maintenance efficiency. I have always considered their approach to engineering design and commissioning systems first for higher education, hospitals and schools to be superior and I would recommend them to anyone.

Throughout my career I have continued my working relationship with Ted and Todd Zachwieja and Jim Watters while I was Director of Facilities Management at Charleston Area Medical Center (CAMC), General Division, located in Charleston, WV. During that time, they provided mechanical, electrical, and plumbing (MEP), engineering, and construction administration services for all areas of CAMC's facilities. Their knowledge of health care code and practical design approach always provided the uniqueness required for the scope of the work. They understood the importance of operating and maintaining equipment and used their hands-on knowledge to ensure all our projects were on schedule and within budget. As a matter of fact, Todd led the first energy services performance contract in West Virginia. Through Todd's leadership, CAMC saved in excess of \$800,000.00 annually in energy costs and those savings were used for mechanical, electrical, and infrastructure upgrades at all three CAMC divisions. Ted, Todd, and Jim also assisted in many other projects at all CAMC divisions, including commissioning the work implemented as part of the energy savings program. Their combined engineering design and commissioning skills proved to be invaluable.

I also worked with ZDS Design/Consulting Services while I was Director of Facilities, Planning and Management at Washington & Lee University in the 1990's. They designed, acted as the construction project manager and commissioned the campus chilled water plant and distribution system to address the needs of the growing campus while fast tracking the project from start to finish in just nine months. I would always think of ZDS first whenever I was faced with a challenge, knowing that I would get the best technical expertise available.

513 Havana Dr.
Charleston, WV 25311
304.542.8877

Likewise, ZDS helped establish one of the first performance contracting programs in the State of Ohio's higher education system for Ohio University, saving the Athens campus millions annually while the savings were used for the mechanical, electrical and building automation improvements to generate the savings.

I have the utmost confidence in the technical expertise, the collaborative approach and ethical standards of ZDS Design/Consulting Services. Furthermore, these individuals are truly honorable professionals. In this regard, if you have questions or need additional information, please don't hesitate to contact me.

Sincerely,

A handwritten signature in blue ink, appearing to read "Bill Elswick", with a long, sweeping horizontal stroke extending to the right.

Bill Elswick, MBA, CEO



Ritchie County Schools

134 South Penn Avenue, Harrisville, WV 26362
Edward T. Toman, Superintendent

Telephone 304-643-2991
Fax 304-643-2994



August 6, 2013

To: Whom It May Concern

From: David B. Weekley, Director of Student Support Services

RE: ZDS Design/ Consulting Services

We have had the privilege of working with ZDS Design/ Consulting Services on construction projects for Ritchie County Schools. The first project was at Ritchie County Middle/High School. This was on an emergency basis with school closed due to indoor Air Quality issues with which all parties were struggling to determine the cause. ZDS promptly came to our need, assessed the issues, and identified solutions that helped immediately re-open the school. They developed a long-term plan while providing the design and construction administration services which solved the complex issues within the school. This job was ultimately completed to the satisfaction of all parties involved.

Ritchie County Schools had yet another opportunity to work with ZDS on the Smithville Elementary Addition and Renovation project. The professionalism exhibited by ZDS allowed their part of this project to progress smoothly and efficiently. Our community is still very proud of the facility they received.

ZDS Design/ Consulting Services works well with the West Virginia Department of Education, the School Building Authority, State Fire Marshal, and other agencies as needed. This has proven invaluable to Ritchie County Schools. They were very responsive to any issues raised and often offered ideas or suggestions that greatly benefit Ritchie County Schools. They are also very responsive long after these projects have been completed, helping our staff when requested in a prompt, professional manner.

I trust the staff of ZDS and their practical approach to solving challenging facility issues in both new construction and renovations. I would highly recommend ZDS Design/ Consulting Services as they are an exceptional company that is willing to do what it takes to provide a quality job.



Michael Pickens

172 Oak Street

Dunbar, WV 25064

(304) 400-9993

April 20, 2015

RE: ZDS Design/Consulting Services

I have had the privilege to work with ZDS Design/Consulting Services' principals and many of their staff since working at the School Building Authority in the 1990's in my roles at the School Building Authority to my current role as Executive Director of the Office of School Facilities at the West Virginia Department of Education.

When an emergency issue arose, they would immediately make themselves available to help. ZDS's principal, Todd Zachwieja, did not hesitate to board a helicopter during a weekend to help assess the damage to the State's school facilities when damaging floods occurred. Helicopters were the only way to reach many of the facilities because the roads had been washed away or were impassible. Anytime a challenging issue has arisen that no one knew how to resolve, ZDS has stepped up to solve the challenges. Their extensive engineering knowledge of energy efficient systems, HVAC, controls, lighting, power and plumbing systems has always been at the leading edge in the industry, providing innovative solutions that also minimize energy and operating costs. I have always considered their approach in engineering design and commissioning for buildings to be the best and would highly recommend them to anyone.

Their ability to work with the State Fire Marshal and other agencies – while guiding everyone to a practical design approach – always provided each project with the best value. They are much more than excellent design engineers; they also understand the importance of operating and maintaining equipment and have hands-on knowledge to troubleshoot and also commission to ensure our projects were a great success. Their combined engineering design and commission skills prove to be invaluable.

ZDS Design/Consulting Services was also selected to help the WV Department of Education and the School Building Authority in writing new codes and standards to raise the bar for the entire State. They were chosen because their projects were a success while we were having challenges with others. Todd Zachwieja was also asked to teach school facility staff members, and his reference books continue to be used today. I would always think of ZDS first whenever a challenge would occur, knowing I would get the best results possible.

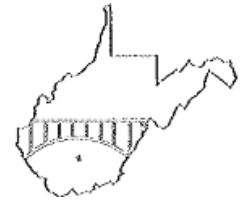
I trust ZDS's staff in their technical expertise and their approach in solving challenging engineering issues and believe that anyone who uses them will be as satisfied as I have been. They are worth it!

Sincerely,

Michael E. Pickens

Fayette County Board of Education

July 29, 2013



111 Fayette Avenue
Fayetteville, WV 25840
(304) 574-1176

To Whom It May Concern:

I have had the privilege of working with ZDS Design/Consulting Services from when I was a principal at a Beckley Stratton Middle School in Raleigh County in 1997 to my current position as Director of Operations for Fayette County Schools. ZDS is a firm we have come to rely on. When I worked for Raleigh County Schools, ZDS commissioned a new large school that helped resolve many complex control and HVAC issues after others tried but failed to correct. The ZDS staff is effective in communicating technical issues in ways administrative staff can understand. They have an excellent attention to important details that improve any project. Their expertise and services have added significant value on every project they have been involved with.



Ron Cantley II
Director of Operations

ZDS works well with administrators, maintenance, contractors, code officials, and others that benefit any project. They have technical acumen that is well respected among their peers. I value and strongly consider their opinions when we make capital improvement decisions, independently audit the work of other companies, correct stubborn problems, or reassure our constituents in regards to our educational facility activities. This assessment comes from multiple interactions over the years. I recommend ZDS for engineering and commissioning services for which they are asked to engage.

Respectfully,

A handwritten signature in blue ink that reads "Ronald Cantley II".

Ronald Cantley II
Director of Operations
Fayette County Board of Education

TIM HOLBROOK

305 East Foster Street, Lewisburg, WV 24901

Phone: 304-645-1073 Cell: 304-546-1893



July 8, 2013

Re: ZDS Design/Consulting Services.

To Whom It May Concern:

I have had the recent privilege to work with ZDS Design/Consulting Services on several construction projects for the Greenbrier County Board of Education. In my role as the Clerk of the Works (owner's representative) for these projects, I was fortunate to be able to work with a company possessing their level of knowledge and expertise as an important part of our design team.

ZDS was on board from the conceptual design/development phase through the completion of construction and close out of the project. They constantly pushed to see that work progressed as it should and was done right.

Their personnel was extremely qualified and easy to work with. They were immediately responsive to any questions, problems, or issues that came up, and often called offering ideas and suggestions that could benefit the owner.

They were also instrumental in helping the board secure some rebates and credits that helped with the project costs.

I would be very happy to do another project with ZDS as they were a first class company, willing to do what it took give the owner a quality job. I highly recommend them for any mechanical and electrical construction project you may have.

Very truly yours,

A handwritten signature in black ink that reads "Tim Holbrook". The signature is written in a cursive, flowing style.

Tim Holbrook

CERTIFICATION AND SIGNATURE PAGE

By signing below, or submitting documentation through wvOASIS, I certify that I have reviewed this Solicitation in its entirety; understand the requirements, terms and conditions, and other information contained herein; that I am submitting this bid, offer or proposal for review and consideration; that I am authorized by the vendor to execute and submit this bid, offer, or proposal, or any documents related thereto on vendor's behalf; that I am authorized to bind the vendor in a contractual relationship; and that to the best of my knowledge, the vendor has properly registered with any State agency that may require registration.

Kreps Zachwieja Architects
(Company)


(Authorized Signature) (Representative Name, Title)

(304 346 5361) (304 346 5365) (5/29/15)
(Phone Number) (Fax Number) (Date)



Purchasing Division
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

State of West Virginia
 Centralized Expression of Interest
 02 – Architect/Engr

Proc Folder: 102412

Doc Description: MCA Bathhouse Addition/Dorm Renovation EOI Design Services

Proc Type: Central Purchase Order

Date Issued	Solicitation Closes	Solicitation No	Version
2015-05-04	2015-06-02 13:30:00	CEOI 0603 ADJ1500000008	1

BID RECEIVING LOCATION

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

VENDOR

Vendor Name, Address and Telephone Number:

FOR INFORMATION CONTACT THE BUYER

Tara Lyle
 (304) 558-2544
 tara.l.yle@wv.gov

Signature

FEIN # 31-1126048

DATE 5/20/2015

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

INVOICE TO		SHIP TO	
DIVISION ENGINEERING & FACILITIES ADJUTANT GENERALS OFFICE 1707 COONSKIN DR		DIVISION ENGINEERING & FACILITIES ADJUTANT GENERALS OFFICE 1707 COONSKIN DR	
CHARLESTON	WV25311	CHARLESTON	WV 25311
US		US	

Line	Comm Ln Desc	Qty	Unit Issue
1	MCA Bathhouse Addition and interior renovations		

Comm Code	Manufacturer	Specification	Model #
81101508			

Extended Description :

The WV Purchasing Division for the agency, WV Army National Guard's Division of Engineering and Facilities, is soliciting expression of interests for professional design services to architectural and engineering design services for the interior renovation of Building No. 228 and Building No. 229 and the addition of a new Bathhouse, as needed at the Mountaineer Challenge Academy, located at Camp Dawson, near Kingwood, WV.

Vendors should submit one (1) original copy and five (5) convenience copies.

ADJ150000008	Document Phase Final	Document Description MCA Bathhouse Addition/Dorm Re novation EOI Design Services	Page 3 of 3
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ADDITIONAL TERMS AND CONDITIONS

See attached document(s) for additional Terms and Conditions



Purchasing Divison
 2019 Washington Street East
 Post Office Box 50130
 Charleston, WV 25305-0130

State of West Virginia
 Centralized Expression of Interest

Proc Folder: 101543

Doc Description: Addendum #2 Architectural/Engineering Service Restroom Reno

Proc Type: Central Contract - Fixed Amt

Date Issued	Solicitation Closes	Solicitation No	Version
2015-05-14	2015-05-21 13:30:00	CEOI 0926 PSC1500000020	3

BID RECEIVING LOCATION


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

VENDOR

Vendor Name, Address and Telephone Number:

FOR INFORMATION CONTACT THE BUYER

Laura E Hooper
 (304) 558-0468
 laura.e.hooper@wv.gov

Signature 

FEIN # 31-1126048

DATE 5/20/2015

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

STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

MANDATE: Under W. Va. Code §5A-3-10a, no contract or renewal of any contract may be awarded by the state or any of its political subdivisions to any vendor or prospective vendor when the vendor or prospective vendor or a related party to the vendor or prospective vendor is a debtor and: (1) the debt owed is an amount greater than one thousand dollars in the aggregate; or (2) the debtor is in employer default.

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

DEFINITIONS:

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

"Employer default" means having an outstanding balance or liability to the old fund or to the uninsured employers' fund or being in policy default, as defined in W. Va. Code § 23-2c-2, failure to maintain mandatory workers' compensation coverage, or failure to fully meet its obligations as a workers' compensation self-insured employer. An employer is not in employer default if it has entered into a repayment agreement with the Insurance Commissioner and remains in compliance with the obligations under the repayment agreement.

"Related party" means a party, whether an individual, corporation, partnership, association, limited liability company or any other form or business association or other entity whatsoever, related to any vendor by blood, marriage, ownership or contract through which the party has a relationship of ownership or other interest with the vendor so that the party will actually or by effect receive or control a portion of the benefit, profit or other consideration from performance of a vendor contract with the party receiving an amount that meets or exceeds five percent of the total contract amount.

AFFIRMATION: By signing this form, the vendor's authorized signer affirms and acknowledges under penalty of law for false swearing (W. Va. Code §61-5-3) that neither vendor nor any related party owe a debt as defined above and that neither vendor nor any related party are in employer default as defined above, unless the debt or employer default is permitted under the exception above.

WITNESS THE FOLLOWING SIGNATURE:

Vendor's Name: KREPS AND ZACHWIEJA ARCHITECTS, INC.

Authorized Signature: [Signature] Date: 5/20/2015

State of West Virginia

County of Kanawha, to-wit:

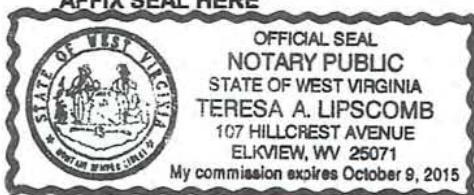
Taken, subscribed, and sworn to before me this 20th day of May, 2015

My Commission expires October 9, 2015.

NOTARY PUBLIC [Signature]

Purchasing Affidavit (Revised 07/01/2012)

AFFIX SEAL HERE



State of West Virginia VENDOR PREFERENCE CERTIFICATE

Certification and application* is hereby made for Preference in accordance with **West Virginia Code**, §5A-3-37. (Does not apply to construction contracts). **West Virginia Code**, §5A-3-37, provides an opportunity for qualifying vendors to request (at the time of bid) preference for their residency status. Such preference is an evaluation method only and will be applied only to the cost bid in accordance with the **West Virginia Code**. This certificate for application is to be used to request such preference. The Purchasing Division will make the determination of the Vendor Preference, if applicable.

- 1. **Application is made for 2.5% vendor preference for the reason checked:**
 Bidder is an individual resident vendor and has resided continuously in West Virginia for four (4) years immediately preceding the date of this certification; **or**,
 Bidder is a partnership, association or corporation resident vendor and has maintained its headquarters or principal place of business continuously in West Virginia for four (4) years immediately preceding the date of this certification; **or** 80% of the ownership interest of Bidder is held by another individual, partnership, association or corporation resident vendor who has maintained its headquarters or principal place of business continuously in West Virginia for four (4) years immediately preceding the date of this certification; **or**,
 Bidder is a nonresident vendor which has an affiliate or subsidiary which employs a minimum of one hundred state residents and which has maintained its headquarters or principal place of business within West Virginia continuously for the four (4) years immediately preceding the date of this certification; **or**,
- 2. **Application is made for 2.5% vendor preference for the reason checked:**
 Bidder is a resident vendor who certifies that, during the life of the contract, on average at least 75% of the employees working on the project being bid are residents of West Virginia who have resided in the state continuously for the two years immediately preceding submission of this bid; **or**,
- 3. **Application is made for 2.5% vendor preference for the reason checked:**
 Bidder is a nonresident vendor employing a minimum of one hundred state residents or is a nonresident vendor with an affiliate or subsidiary which maintains its headquarters or principal place of business within West Virginia employing a minimum of one hundred state residents who certifies that, during the life of the contract, on average at least 75% of the employees or Bidder's affiliate's or subsidiary's employees are residents of West Virginia who have resided in the state continuously for the two years immediately preceding submission of this bid; **or**,
- 4. **Application is made for 5% vendor preference for the reason checked:**
 Bidder meets either the requirement of both subdivisions (1) and (2) or subdivision (1) and (3) as stated above; **or**,
- 5. **Application is made for 3.5% vendor preference who is a veteran for the reason checked:**
 Bidder is an individual resident vendor who is a veteran of the United States armed forces, the reserves or the National Guard and has resided in West Virginia continuously for the four years immediately preceding the date on which the bid is submitted; **or**,
- 6. **Application is made for 3.5% vendor preference who is a veteran for the reason checked:**
 Bidder is a resident vendor who is a veteran of the United States armed forces, the reserves or the National Guard, if, for purposes of producing or distributing the commodities or completing the project which is the subject of the vendor's bid and continuously over the entire term of the project, on average at least seventy-five percent of the vendor's employees are residents of West Virginia who have resided in the state continuously for the two immediately preceding years.
- 7. **Application is made for preference as a non-resident small, women- and minority-owned business, in accordance with West Virginia Code §5A-3-59 and West Virginia Code of State Rules.**
 Bidder has been or expects to be approved prior to contract award by the Purchasing Division as a certified small, women- and minority-owned business.

Bidder understands if the Secretary of Revenue determines that a Bidder receiving preference has failed to continue to meet the requirements for such preference, the Secretary may order the Director of Purchasing to: (a) reject the bid; or (b) assess a penalty against such Bidder in an amount not to exceed 5% of the bid amount and that such penalty will be paid to the contracting agency or deducted from any unpaid balance on the contract or purchase order.

By submission of this certificate, Bidder agrees to disclose any reasonably requested information to the Purchasing Division and authorizes the Department of Revenue to disclose to the Director of Purchasing appropriate information verifying that Bidder has paid the required business taxes, provided that such information does not contain the amounts of taxes paid nor any other information deemed by the Tax Commissioner to be confidential.

Under penalty of law for false swearing (West Virginia Code, §61-5-3), Bidder hereby certifies that this certificate is true and accurate in all respects; and that if a contract is issued to Bidder and if anything contained within this certificate changes during the term of the contract, Bidder will notify the Purchasing Division in writing immediately.

Bidder: KREPS AND ZACHWIEJA ARCHITECTS, INC. Signed: [Signature]
 Date: MAY 20, 2015 Title: PRESIDENT

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STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

MANDATE: Under W. Va. Code §5A-3-10a, no contract or renewal of any contract may be awarded by the state or any of its political subdivisions to any vendor or prospective vendor when the vendor or prospective vendor or a related party to the vendor or prospective vendor is a debtor and: (1) the debt owed is an amount greater than one thousand dollars in the aggregate; or (2) the debtor is in employer default.

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

DEFINITIONS:

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

"Employer default" means having an outstanding balance or liability to the old fund or to the uninsured employers' fund or being in policy default, as defined in W. Va. Code § 23-2c-2, failure to maintain mandatory workers' compensation coverage, or failure to fully meet its obligations as a workers' compensation self-insured employer. An employer is not in employer default if it has entered into a repayment agreement with the Insurance Commissioner and remains in compliance with the obligations under the repayment agreement.

"Related party" means a party, whether an individual, corporation, partnership, association, limited liability company or any other form or business association or other entity whatsoever, related to any vendor by blood, marriage, ownership or contract through which the party has a relationship of ownership or other interest with the vendor so that the party will actually or by effect receive or control a portion of the benefit, profit or other consideration from performance of a vendor contract with the party receiving an amount that meets or exceeds five percent of the total contract amount.

AFFIRMATION: By signing this form, the vendor's authorized signer affirms and acknowledges under penalty of law for false swearing (W. Va. Code §61-5-3) that neither vendor nor any related party owe a debt as defined above and that neither vendor nor any related party are in employer default as defined above, unless the debt or employer default is permitted under the exception above.

WITNESS THE FOLLOWING SIGNATURE:

Vendor's Name: Kreps Zachwieja Architects

Authorized Signature: [Signature] Date: 5/28/2015

State of West Virginia

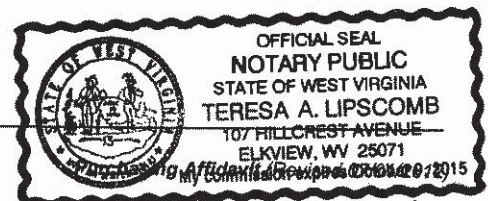
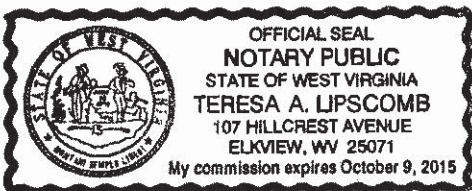
County of Kanawha, to-wit:

Taken, subscribed, and sworn to before me this 28th day of May, 2015.

My Commission expires October 9, 2015.

AFFIX SEAL HERE

NOTARY PUBLIC



Teresa A. Lipscomb



**KREPS
ZACHWIEJA
ARCHITECTS, INC.**

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304.346.5361
kandzarchitects.com