

# Model Cabin Project

Expression of Interest to Provide Professional  
Architectural/Engineering Design Services

West Virginia Division of Natural Resources

Solicitation Number CEOI 0310 DNR1600000001.



**Chapman  
Technical  
Group**

a division of  
GRW

200 Sixth Avenue  
St. Albans, WV 25177

304.727.5501  
304.727.5580 Fax

Buckhannon, WV  
Martinsburg, WV  
Lexington, KY

[www.chaptech.com](http://www.chaptech.com)



08/24/15 11:32:49  
WV Purchasing Division



**Chapman  
Technical  
Group**  
a division of  
GRW

August 27, 2015

Department of Administration  
Purchasing Division  
2019 Washington Street, East  
Charleston, West Virginia 25305-0130

**Re: A/E Services for  
Model Cabin Project**

Dear Selection Committee:

Chapman Technical Group is most interested in providing the architectural and engineering services for the design of the Model Cabin Project for the cabins at Watoga State Park and Cass Scenic Railroad State Park. Having designed many State Park cabins and having visited the cabins at Watoga and Cass, we are very familiar with all of the requirements and issues of the project.

***Our Communications:*** In Chapman Technical Group's project management system, the Project Manager will be the point of contact for the DNR for all communications related to the project. It will be the Project Manager's responsibility to ensure that all project team members receive design directives and are involved in resolving project issues. Having a single point of contact helps minimize confusion and is the most efficient communications method. The Project Manager will also coordinate all progress meetings and site visits during construction and will ensure that all communications are forwarded to the appropriate DNR personnel. For this project, Joe Bird will serve as the Project Manager.

***Our Budget Control:*** Chapman Technical Group has an excellent track record of completing projects in budget. We recently completed nearly \$9 million worth of ski area improvements at Canaan Valley Resort State Park within budget. Our two most recent projects include the \$4.1 million renovation of the Jane Lew Elementary School, which came in under budget and is currently under construction. We also recently completed a \$6.5 million building renovation in budget for the WV Division of Highways, District 1.

200 Sixth Avenue  
Saint Albans, WV 25177

304.727.5501  
304.727.5580 Fax

Buckhannon, WV  
Martinsburg, WV  
Lexington, KY

[www.chaptech.com](http://www.chaptech.com)



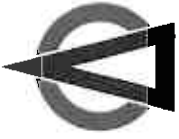
Selection Committee  
August 27, 2015  
Page 2

Our method of cost control includes developing accurate opinions of cost in the early stages of design, so that decisions regarding the scope of the project can be addressed early when adjustments to the design are easier to achieve. As the project progresses, we will consider alternate systems that can provide the required result in a way that is cost-effective, both short-term and long-term. We will also develop alternate bid items to ensure that the project stays within the budget. During construction, we will work with the contractors to establish a team relationship so that as issues arise, we can work together to find the most cost-effective solution. We are often able to find alternative means of construction that help to costs associated with unforeseen conditions.

***Our Schedule Control:*** We have completed many projects for the WV State Parks within the allotted schedule, including the Canaan Valley Ski Area Improvements project which was bid as eight separate contracts and involved many specialty consultants. We have a history of timely turnaround on many projects which have been provided by this project team and can meet any schedule required for this project. Our Project Manager will establish internal review deadlines with all parties which will ensure compliance with your schedule for bidding and construction. Our full service firm will allow us to address the peripheral issues of the project, such as water and sanitary sewer, effectively and efficiently.

During construction, we will strive to maintain a true team relationship so that issues are resolved quickly with input from all parties, including your field representative. As you know, work in West Virginia State Parks can be subject to extreme weather conditions, which must be taken into consideration when scheduling construction activities. As always, it takes a coordinated effort from the Architect and the Owner apply the appropriate pressure to keep the project moving expeditiously, while maintaining a positive relationship with the Contractor. I think we have demonstrated that balance in past projects.

***Our Expertise:*** The Chapman Technical Group team will include Joseph Bird, who will serve as Project Manager. Tom Cloer, AIA, has designed several projects for WV State Parks including the Blackwater Falls cabins, will be the lead architect for Model Cabin Project. Miller Engineering will provide mechanical/electrical and plumbing engineering and CAS Structural Engineering will provide structural engineering and expertise in log restoration.



Selection Committee  
August 27, 2015  
Page 3

You will find all of the requested information regarding our firm and our ability to execute the requirements of this project within this submittal. We would very much appreciate the opportunity to present our project team and further discuss your project. In the meantime, if you have any questions or need additional information, please contact me.

Sincerely,

**CHAPMAN TECHNICAL GROUP**

Joseph E. Bird, ASLA  
Vice President

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: Chapman Technical Group

Authorized Signature:  Date: 8/24/2015

State of West Virginia

County of Kanawha, to-wit:

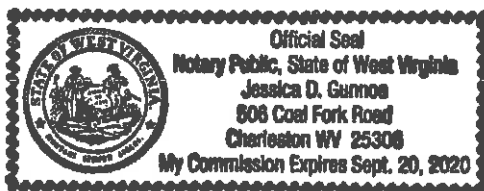
Taken, subscribed, and sworn to before me this 24<sup>th</sup> day of August, 2015.

My Commission expires September 20, 2020.

**AFFIX SEAL HERE**

**NOTARY PUBLIC** 

*Purchasing Affidavit (Revised 07/01/2012)*



**ADDENDUM ACKNOWLEDGEMENT FORM  
SOLICITATION NO.:**

Instructions: Please acknowledge receipt of all addenda issued with this solicitation by completing this addendum acknowledgment form. Check the box next to each addendum received and sign below. Failure to acknowledge addenda may result in bid disqualification.

Acknowledgment: I hereby acknowledge receipt of the following addenda and have made the necessary revisions to my proposal, plans and/or specification, etc.

**Addendum Numbers Received:**

(Check the box next to each addendum received)

- |   |  |
|---|--|
| <input type="checkbox"/> Addendum No. 1 | <input type="checkbox"/> Addendum No. 6  |
| <input type="checkbox"/> Addendum No. 2 | <input type="checkbox"/> Addendum No. 7  |
| <input type="checkbox"/> Addendum No. 3 | <input type="checkbox"/> Addendum No. 8  |
| <input type="checkbox"/> Addendum No. 4 | <input type="checkbox"/> Addendum No. 9  |
| <input type="checkbox"/> Addendum No. 5 | <input type="checkbox"/> Addendum No. 10 |

I understand that failure to confirm the receipt of addenda may be cause for rejection of this bid. I further understand that any verbal representation made or assumed to be made during any oral discussion held between Vendor's representatives and any state personnel is not binding. Only the information issued in writing and added to the specifications by an official addendum is binding.

Chapman Technical Group

Company

  
Authorized Signature

8/24/2015

Date

NOTE: This addendum acknowledgement should be submitted with the bid to expedite document processing.

**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.

Chapman Technical Group

(Company)

 Joseph E. Bird, VP

(Authorized Signature) (Representative Name, Title)

304 727 5501, 304 727 5580, 8/24/2015

(Phone Number) (Fax Number) (Date)

# COMPANY OVERVIEW



Established in 1984, Chapman Technical Group has steadily grown to a diverse firm of professionals, many of whom were educated in West Virginia colleges and universities. We have achieved an outstanding reputation for providing high-quality design projects, while meeting client schedules and budgets and have received numerous awards for our work. In late 2013, Chapman Technical Group was acquired by the Lexington Kentucky based A/E firm of GRW, allowing us to provide a wider range of services while expanding our resources. We are a full-service consulting firm with offices in St. Albans, Buckhannon, and Martinsburg, West Virginia offering an extensive range of professional services.



*Chapman Technical Group offers a broad range of professional services.*

- Airport Design
- Architecture
- Civil Engineering
- Interior Design
- Landscape Architecture
- Recreational Facilities
- Roads, Highways, & Bridges
- Site Development
- Space Planning
- Surveying
- Water & Wastewater Systems
- Geospatial



# AWARDS



- WV CHAPTER, AMERICAN SOCIETY OF LANDSCAPE ARCHITECTS - HONOR AWARD FOR EXCELLENCE IN PLANNING & DESIGN PROJECTS, 2012 - Upper Big Branch Miners Memorial.
- WV CHAPTER, AMERICAN SOCIETY OF LANDSCAPE ARCHITECTS - MERIT AWARD FOR EXCELLENCE IN PLANNING & DESIGN PROJECTS , 2012 - Nuttallburg Mine Complex.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2012, Gold Award - Water & Wastewater Category for the Corporation of Shepherdstown Wastewater Treatment Plant Project.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2012, Gold Award - Transportation Category for the Appalachian Regional Airport Project, Mingo County.
- WINNER - "COMMISSIONER'S ENGINEERING ACHIEVEMENT AWARD", WVDOT - DIVISION OF HIGHWAYS - 2013, Large Roadway Category for WV10 Rum Creek to Stollings; 2013, Small Roadway Category for Corridor H Paving WV 42/93 Interchange to 2.8 miles east WV 42/93; 2011, Large Roadway Category for WV10 North Davy Branch to Rum Creek; 2000: Large Bridge Category for WV10 Buffalo Creek Bridge, Logan County, West Virginia.
- WV CHAPTER, AMERICAN INSTITUTE OF ARCHITECTS - MERIT AWARD FOR EXCELLENCE IN ARCHITECTURE, 2009 - Interstate 79 Rest Areas.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2009, Gold Award - Special Projects Category for the Mercer County Airport Runway Safety Area Project
- AMERICAN SOCIETY OF CIVIL ENGINEERS, 2009, National Superior Employer in the Private Sector Award.
- WV CHAPTER, AMERICAN INSTITUTE OF ARCHITECTS - HONOR AWARD FOR EXCELLENCE IN ARCHITECTURE, 2008 - Upshur County Courthouse Restoration and Renovations.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2008, Bronze Award - Wastewater Category for the Spring Run State Fish Hatchery Improvements
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2007, Silver Award - Structures Category for the Mercer County Airport Runway Safety Area Project.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 2003, Gold Award - Water Treatment Category for the City of Fairmont Water Treatment Plant Project.
- FINALIST - "COMMISSIONER'S ENGINEERING ACHIEVEMENT AWARD", WVDOT - DIVISION OF HIGHWAYS - 1999: Large Roadway Category for WV10 Buffalo Creek-Taplin Project; 2000: WV10 Buffalo Creek-Huff Junction Project, both in Logan County, West Virginia.
- WV CHAPTER, AMERICAN COUNCIL OF ENGINEERING COMPANIES - ENGINEERING EXCELLENCE AWARD, 1999, Silver Award - Water and Wastewater Category, for the City of Beckley Piney Creek Wastewater Treatment Plant Project.
- ENTREPRENEUR OF THE YEAR AWARD - FINALIST, 1999 and 2000, Sharon L. Chapman, President, was named one of twenty finalists in the West Virginia Area Entrepreneur of the Year Award. Sharon was recognized for leading Chapman Technical Group to become one of the most highly regarded engineering firms in the state after the death of her husband and company founder, Harvey R. Chapman.
- "EXPECT THE BEST FROM WEST VIRGINIA AWARD", 1998, Charleston Regional Chamber of Commerce.
- WV CHAPTER, AMERICAN SOCIETY OF LANDSCAPE ARCHITECTS - HONOR AWARD, 1994, Shrewsbury Street Area Redevelopment Plan, for excellence in planning and design projects. Joseph E. Bird, ASLA, Project Manager.
- "GOVERNOR'S AWARD FOR ENGINEERING EXCELLENCE", 1990, The West Virginia Chapter of the American Public Works Association, in recognition of outstanding Public Works Engineering and Design of Projects within West Virginia.
- "GEORGE WARREN FULLER AWARD", Harvey R. Chapman, P.E., 1984, Robert G. Belcher, P.E., 2001, and Sharon L. Chapman, 2005, American Water Works Association, for distinguished service in the water supply field in the State of West Virginia.



**WV Division of Natural Resources  
Blackwater Falls Cabins  
324 Fourth Avenue  
South Charleston, West Virginia**

Chapman Technical Group was selected to provide the architectural, civil engineering, and landscape architectural design to construct 13 new cabins in the environmentally-sensitive Blackwater Falls State Park. The project also included site development and utility system upgrades. One of the goals in developing the project was to have as little environmental site impact as possible. A plan to cluster the cabins was developed that would minimize the footprint of the cabin development. As much as possible, the existing grade remained unchanged to preserve the natural vegetation. A natural planting plan was developed using indigenous or naturalized plant species, with a special effort made to provide habitat vegetation for endangered animal species in the area. As part of the project, a low-impact wastewater treatment plant was designed and will result in water clean enough to discharge into the natural waterways of the park. More than a mile of potable water line was also upgraded, which will benefit other areas of the park as well.

# ARCHITECTURE



**WV Division of Natural Resources**  
**Beech Fork State Park Cabins**  
324 Fourth Avenue  
South Charleston, West Virginia

Chapman Technical Group designed \$4.5 million worth of improvements at the state park near Barboursville including a 50-meter swimming pool, bathhouse, six modern cabins, and campground upgrades. The cabins provide the warmth of natural materials such as wood and stone, yet are fully equipped with modern conveniences including air conditioning and microwaves.



# ARCHITECTURE



**WV Division of Natural Resources**  
**Canaan Valley Resort State Park - Tube Park Lodge**  
Canaan Valley, West Virginia



Chapman Technical Group is leading a team of specialists in developing a wide range of improvements at the ski area of Canaan Valley Resort State Park. The upgrades include new facilities that will have a major impact on the resort's operations; others will be little-noticed but important improvements to the resort's infrastructure. A new tubing park will be developed and will feature a 12-lane tube run in excess of 800 feet long with a vertical drop of 90 feet. A new boardwalk conveyor will carry tubers back up the hill. A tubing lodge will feature a wood-burning fireplace, restrooms, and a concession stand for hot drinks, and an outdoor patio will include a wood-burning fire pit. A storage building will house tubes and snow grooming equipment. In the same area, a wobble clay shooting range will be developed as a seasonal activity. Another major improvement will be a new beginners slope and ski school area. This new slope will be easily accessible by beginning skiers and will include new snow guns

and lighting for night skiing. A boardwalk conveyor will carry skiers back to the head of the slope, enabling them to ski at their skill level as long as they want. The main ski lodge, the Bear Paw Lodge, is relatively new, but the older buildings at the base of the ski slopes will get a much-needed face lift. New wall and floor finishes, new furnishings, new lighting and upgrades to the heating and ventilation systems, will make the lodge buildings much more comfortable. The pub will likewise be upgraded with an expanded bar area. Outside, a new plaza with a fire pit will provide more options for outdoor seating. Important infrastructure improvements will include upgrades and major maintenance to the existing ski lifts; snow-making waterline repairs and upgrades; new snow guns; and major storm drainage improvements. A new waterline from the Canaan Valley golf course ponds will provide expanded snow-making capabilities.

# LANDSCAPE ARCHITECTURE



## **West Virginia Division of Natural Resources Canaan Valley Resort State Park - Ski Area Improvements Canaan Valley, West Virginia**

Chapman Technical Group led a team of specialists in the development of a wide range of improvements at the ski area of Canaan Valley Resort State Park.

A new tubing park features a 10-lane tube run in excess of 800 feet long with a vertical drop of 90 feet. A new boardwalk conveyor carries tubers back up the hill and at the base, a tubing lodge includes a wood-burning fireplace, rest rooms, and a concession stand for hot drinks, and an outdoor patio. In the same area, a wobble clay shooting range will be used as a seasonal activity.

Another major improvement is the new beginners slope and ski school area. This new slope will be easily accessible by beginning skiers and includes snow guns and lighting for night skiing. A boardwalk conveyor



carries skiers back to the head of the slope.

The original ski lodge buildings received a much-needed face lift, including new wall and floor finishes, new furnishings, new lighting and upgrades to the heating and ventilation systems. Outside, a new plaza with a fire pit provides more options for outdoor seating. Important infrastructure improvements include upgrades and major maintenance to the existing ski lifts; snow-making waterline repairs and upgrades; new snow guns; and major storm drainage improvements. A new waterline from the Canaan Valley golf course ponds provides expanded snow-making capabilities.

# LANDSCAPE ARCHITECTURE CIVIL ENGINEERING



## **West Virginia Division of Natural Resources Blackwater Falls State Park Sled Run Improvements Davis, West Virginia**

The Sled Run at Blackwater Falls State Park had long been a winter-time attraction, despite the antiquated rope-tow system used to carry sledders to the top of the hill. Phase I of the project replaced the rope tow with a state-of-the-art boardwalk conveyor for sledders and cross-country skiers. The 1300-foot conveyor is one of the longest of its kind on the east coast.

Phase II provided snow-making capabilities and included a new water storage pond, a new well to furnish water for the pond, and snow-making water distribution system, and snow guns.





*After Reconstruction*

## **Marlinton Depot Project** Marlinton, West Virginia

The project scope was originally an interior and exterior renovation, but a fire consumed the entire depot and the owner then engaged Chapman Technical Group to design a "new" depot. The new depot replicates the original structure very closely. The project also includes renovations to the original restrooms in a separate building, which serves the Greenbrier River Trail. Chapman Technical Group worked with the Marlinton Depot Owners for nearly five years to help procure grants and funding for the construction.



*Original Depot*



## **New Pocahontas County Wellness Center** Marlinton, West Virginia

The Wellness Center was constructed adjacent to, but separate from, the existing Marlinton Elementary School. The Pocahontas County Board of Education provided the property in exchange for daytime use of the gymnasium, which the school did not have. The new construction is approximately 13,000 square feet and includes a middle-school size gym and basketball court; a wellness center; two multi-purpose rooms, one of which can be divided into two classroom size rooms with a folding, sound attenuating partition; a racquetball court; and a warming kitchen/concession stand.

The facility is configured with separate entries to allow use by the school and the public at all times of the day while limiting or prohibiting interaction of the various groups.







## **WV Division of Highways** **State Road Commission Building Renovation** **Charleston, WV**

As part of the West Virginia Division of Highways District One Campus Renovation, the former State Road Commission Building was renovated to serve as an office building for various DOH personnel. The historical 40,000 square-foot facility retained many historical features, including many original doors and transoms, while providing energy-efficient and cost-effective systems throughout. In addition to a complete interior makeover that included a historic information center and radio studio, the building also received new exterior doors, windows, roofing and a new elevator. A skywalk connects the building to a new Headquarters Building being constructed beside the SRC Building, and a courtyard between the two will be provided for employee use.





*American Institute of Architects, Honor Award, 2008*

**Upshur County Commission**  
**Upshur County Courthouse Renovations**  
38 West Main Street  
Buckhannon, West Virginia

Since the design and construction of the courthouse annex in 1995, Chapman Technical Group has been involved in several improvement and restoration projects at the Courthouse in Buckhannon. In 2005, a lift was installed and the plaza renovated to make the original courthouse accessible. In 2006, the Courthouse dome and clock tower were completely restored. In 2007, the Courthouse portico stonework was restored, and in 2008 the work was honored by the AIA/WV for Excellence in Architecture.





**Lewis County Board of Education**  
**Jane Lew Elementary Addition**  
239 Court Avenue  
Weston, West Virginia

The project includes five new classrooms, an updated officer suite, and a new building entrance and bus loop. Toilet rooms will also be renovated and new floor finishes will be installed throughout the building. A new HVAC system will serve the addition, and a new sprinkler system and fire alarm will be installed for the entire school. New ceilings and lighting will also be provided throughout. The renovations will allow the students to be housed in a single building that provides the safety, security and educational spaces that are required in a modern school.

# ARCHITECTURE



*American Institute of Architects, Merit Award, 2009*



## **WV DOT Division of Highways**

**Burnsville Rest Area**  
Burnsville, West Virginia

The Burnsville Rest Areas are the first of the new standard rest areas to be built around the state for the West Virginia Department of Transportation. A dual-facility layout ensures that demand will be met for many years. Native materials, including smooth cut and rough stone, were used inside and out. Low maintenance but highly durable materials including

the tern-coated stainless steel roof, glass, aluminum, wood, polished groundfaced CMU, and epoxy terrazzo were used throughout. The design plays off of West Virginia imagery and creates safe, warm, and welcoming spaces. Separate maintenance and vending buildings complement the main structures.

---

# Joseph E. Bird, ASLA

## Vice President

## Project Officer



**Years of Experience:** 37  
**Years with Chapman:** 30

### Education

B.S., Landscape Architecture,  
1981, West Virginia University

### Registration

Landscape Architect: WV, KY

### Affiliations

WV Chapter, American Society of  
Landscape Architects

### Awards

Honor Award, WV ASLA  
Shrewsbury Street Development Plan

### Projects Include

St. Albans Streetscape Improvements  
(St. Albans, WV)

Robert C. Byrd Federal Courthouse  
Site Design (Beckley, WV)

VA Medical Center Healing Garden  
and Site Design (Huntington, WV)

Canaan Valley State Park Ski Facility  
Improvements (Canaan Valley, WV)

Lewisburg L & R Recreation Trail  
(Greenbrier County, WV)

Smith Street Streetscape Improvements  
(Charleston, WV)

Sixth Street Streetscape Improvements  
(Covington, KY)

## Qualifications

### Site Development

Site planning and project management for numerous projects throughout West Virginia ranging from small campus sites to large sites for commercial, government, industrial, and institutional development. Projects include military complexes, campuses, public housing developments and other public facilities.

### Parks and Recreation

Projects include swimming pools, bathhouses, cabins and support facilities for the West Virginia Division of Natural Resources and similar facilities for county and municipal park systems. Also involved in the design of facilities such as softball fields, fishing access facilities, recreation facilities for prisons, as well as passive recreation areas for public and private clients.

### Miscellaneous

Other project experience includes the urban planning and development, streetscape design, roadway and storm drainage projects, as well as the project management of numerous major architectural projects throughout West Virginia. His recent relevant project experience includes the design and/or management of major recreation projects including the Beech Fork State Park Campground Improvements; the Beech Fork State Park Cabin Project; the Beech Fork State Park Swimming Pool and Bathhouse; the Blackwater Falls Cabin Projects; the Canaan Valley Golf Course Drainage Improvements Project, and the Canaan Valley Ski Area Improvements Project.

---

# W. Thomas Cloer, III, NCARB, AIA

## Project Architect



**Years of Experience:** 14  
**Years with Chapman:** 9

### Education

B.S., Architecture, 2001  
University of Tennessee

### Registration

Architect: WV, VA

### Affiliations

National Council of Architectural  
Registration Boards  
WV Chapter,  
American Institute of Architects  
St. Albans Property and Maintenance  
Board Member  
St. Albans Historic District  
Committee Member

## Qualifications

### Architectural Design

Experience ranges from drafting, detailing and design through project management and construction administration of building projects throughout West Virginia and Virginia.

### Experience Includes

- Public School Facilities
- Government Facilities
- Office Buildings
- Medical Office Facilities
- Single Family Housing
- Multi-Family Housing
- Recreational Facilities
- ADA Assessments
- Site Planning

### Projects Include

Smithville Elementary School Renovation/Addition  
(Ritchie County, WV)

Man K-8 School Addition  
(Logan County, WV)

Jane Lew Elementary School Addition  
(Lewis County, WV)

New Blackwater Falls State Park Cabins  
(Davis, WV)

New Canaan Valley State Park Ski Lodge  
(Canaan Valley, WV)

---

# Phillip A. Warnock, NCARB, AIA

## Project Architect



**Years of Experience:** 22  
**Years with Chapman:** 12

### Education

B.S., Architecture, 1995,  
University of Tennessee

### Registration

Architect: WV, KY

### Affiliations

National Council of Architectural  
Registration Boards  
American Institute of Architects

### Awards

Honor Award, WV AIA  
Upshur County Courthouse

Merit Award, WV AIA  
I-79 Burnsville Rest Area

## Qualifications

### Architectural Design

Experience ranges from design, detailing and drafting through project management and construction administration of building projects in various states, including West Virginia, Tennessee, Kentucky and South Carolina.

### Experience Includes

- Public School Facilities
- Historic Preservation/Restoration/Adaptive Reuse
- Community/Recreation Centers
- Aviation Facilities
- Governmental Facilities
- Health Care/Pharmaceutical Facilities
- Military Support Facilities/Armories
- Multi-Family Housing
- ADA Assessments
- Research and Development Labs
- HUD 811, 202 and ECHO Facilities
- Office Buildings
- Rest Areas and Welcome Centers
- Public Safety Facilities

### Projects Include

Upshur County Courthouse Projects  
(Buckhannon, WV)

State Road Commission Building Renovation  
(Charleston, WV)

New WV DOH Rest Areas and Welcome Centers  
(21 Locations throughout WV)

New Roark-Sullivan Lifeway Center Men's Shelter  
(Charleston, WV)

Mercer County Airport Terminal Building Renovation  
(Bluefield, WV)

New Pocahontas County Community Center  
(Marlinton, WV)

New Whitestown Maintenance Garage  
(Whitestown, IN)

---

# Sharon L. Chapman

## Interior Designer



**Years of Experience:** 24

**Years with Chapman:** 24

### Education

B.A., Carlton Department of Art and Interior Design, 1993, University of Charleston

### Registration

Allied Member, American Society of Interior Designers

### Affiliations

Allied Member, ASID  
St. Albans Rotary  
Thomas Memorial Hospital Foundation  
STARDA Board  
BB&T Advisory Board  
Gabriel Project of WV

### Awards

Academic Achievement Award, Art and Design, University of Charleston  
Finalist, Entrepreneur of the Year, 1999  
Finalist, Entrepreneur of the Year, 2000  
St. Albans Renaissance Group, Business Person of the Year, 2002  
Junior Achievement, Chairman's Award, 2002-2003  
St. Albans Renaissance Group, Appreciation Award, 2005  
George Warren Fuller Award, 2005  
Thomas Memorial Foundation, Quiet Hero Award, 2009  
Alumni Achievement, University of Charleston, 2012

## Qualifications

### Space Planning and Interior Design

Space planning, interior design, material selections and furniture layouts for new and renovation projects including a courthouse annex, city hall renovations and other public buildings, private offices, commercial facilities, recreation facilities, industrial buildings, and residential properties. Also involved in building renovation feasibility studies and use analyses, and building facade renovation projects.

### Projects Include

Upshur County Courthouse  
(Buckhannon, WV)

State Road Commission Building  
(Charleston, WV)

WV DOH Rest Areas and Welcome Centers  
(21 Locations throughout WV)

Roark-Sullivan Lifeway Center Men's Shelter  
(Charleston, WV)

Mercer County Airport Terminal Building  
(Bluefield, WV)



---

# Stephen M. Johnson, P.E.

## Civil/Environmental Group Manager



**Years of Experience:** 11  
**Years with Chapman:** 9

### Education

B.S., Civil Engineering, 2004,  
West Virginia University  
Institute of Technology

### Registration

Civil Engineer: WV, NC, VA

### Affiliations

Water Environment Association  
WV American Water Works Association  
WV & VA Rural Water Association  
Water for People

### Miscellaneous

NEC Certified, 2011  
SDI Certified SCUBA Diver

### Projects Include

Bluefield Sanitary Board  
Wastewater System Improvements  
(Bluefield, WV/VA)

St. Albans Water/Wastewater/Stormwater  
Improvements (St. Albans, WV)

Elkins Road PSD Water System Improvements  
(Elkins, WV)

Middle Creek Decentralized Wastewater  
System Improvements  
(Tazewell County, VA)

## Qualifications

### Water Systems

Overall experience includes planning, design, bidding, and construction administration/management of various public and private water system projects throughout West Virginia, Virginia, and North Carolina. Specific project experience includes distribution systems, river crossings, horizontal directional drills, wells, raw water intakes, transmission lines, booster stations, treatment plants, ground and elevated water storage tank design, painting, and rehab, SCADA systems, computer modeling, treatment process evaluation, and problem troubleshooting in existing systems.

### Wastewater Systems

Overall experience includes comprehensive system master plans, design, bidding, construction administration and management of various public and private wastewater system projects throughout West Virginia, Virginia, and North Carolina. Specific project experience includes gravity and low-pressure collection systems, pump stations and force main transmission systems, treatment plant process evaluation and design, trenchless pipeline rehabilitation, bypass pump system design, odor and corrosion control, effluent infiltration ponds, decentralized and alternative on-site disposal systems, and SCADA systems.

---

# Roger J. Kennedy, ASLA

Landscape Architect  
Project Manager



**Years of Experience:** 26  
**Years with Chapman:** 25

## **Education**

B.S., Landscape Architecture,  
1990, West Virginia University

## **Registration**

Landscape Architect: WV, KY

## **Affiliations**

Trustee, WV Chapter,  
American Society of  
Landscape Architects  
President, St. Albans Rotary Club  
Member, Sigma Lambda Alpha Honor  
Society of Landscape Architects

## **Qualifications**

### **Site Development**

Responsibilities include grading design, site planning and layout, analysis of existing features and services, storm water design and management, erosion control, as well as project management. Projects include prisons, landfills, military complexes, banks, airports, subdivisions, gas stations and other public facilities.

### **Bridge and Highway**

Responsibilities include the design of horizontal and vertical road alignments, superelevation design, intersection layout, slope design and quality control review. Projects include several multi-lane highways and bridges throughout West Virginia.

### **Miscellaneous**

Other experience includes the use of various civil design software packages for use in site development and road design, digital terrain modeling, hydraulic analysis and related computer aided design tools. Additional responsibilities include the development and management of the computing resources of the company. This includes the management of software and hardware inventories, as well as the development and management of all local area networks in each office and the wide area network which links them.

---

# Robert D. Dinsmore, PLA

## Landscape Architect, Project Designer



**Years of Experience:** 5  
**Years with Chapman:** 5

### Education

B.S., Landscape Architecture,  
2010, West Virginia University

### Registration

Architect: WV, KY

### Affiliations

WV Chapter, American Society of  
Landscape Architects Director  
Sigma Lambda Alpha Landscape  
Architecture Honorary WVU President  
G.E.R.M.A.N. Club of Virginia Tech  
Sunnyside Up Campus Neighborhoods  
Revitalization Corporation Volunteer

### Awards

Honor Award, WV ASLA  
Design Excellence

Merit Award, WV ASLA,  
Design Excellence

Honor Award, ASLA Student

Merit Award Nominee,  
ASLA Student

## Qualifications

### Urban Design

Designed and developed a master plan as part of his senior thesis for the Boston waterfront development.

### Recreation Design

Developed master plans and designs for various facilities as part of scholastic studies.

### Landscape Design

Designed and installed numerous landscape plans for high end residential and resort projects constructed in Florida.

### Projects Include

Upper Big Branch Miners Memorial  
(Whitesville, WV)

Nuttallburg Mine Complex Trails  
(New River Gorge, WV)

Teays Acres Master Plan  
(Putnam County, WV)

Blackwater Falls State Park Cabins  
(Davis, WV)

Canaan Valley State Park Ski Area Improvements  
(Canaan Valley, WV)



### Firm Profile

*Our engineered solutions involve a detailed assessment process: investigation, observation, communication with stakeholders, system analysis, building modeling, and engagement from our entire team. We approach each and every project with this process and the guiding principle that buildings are designed to be livable and function in their intended purpose.*

*Over the past 13 years Miller Engineering has engineered solutions for over \$17.2M in mechanical system upgrades, repairs, and renovations for projects of all scopes, with clients ranging from private owners to local and state governments.*



*Our team has engineered repairs and stabilized systems to assist an owner to plan for required upgrades, system repair or develop a maintenance plan to extend the life of a system.*

*Our team has unique skill-sets regarding engineered renovation solutions. Each member of the team has hands-on mechanical system installation, construction, design, and maintenance experience.*

Miller Engineering takes pride in being ***different by design***, and that difference shines through in all phases of our work and continued relationships with our clients.

### Additional Benefits

- Experienced and Licensed Professional Engineers
- Quality, Value-Engineered Project Delivery
- Qualified Construction Representative on Staff
- LEED-AP Certified
- Below Industry Change Order Status
- Building Information Modeling
- Interactive Solutions Provider
- Emergency Facility Response



### Engineering Design and Consultation

- Mechanical
- Electrical
- Plumbing
- HVAC Design
- Renovation
- New Construction

#### Aquatic Facility Design

- Public Pools & Areas
- ADA Compliance
- Indoor & Outdoor (air flow)
- Chlorination/Filtration

#### Construction Administration

- Maintenance/Facility Improvement Plans
- Contract Administration
- Code Observation

#### Communication System

- Intercomm & Public Address
- Voice/Data/CATV
- Urgent Response

#### Energy

- Power Supply (main & backup)
- Green & Renewable Consulting
- Systems Utilization & Upgrades
- Sustainable Solutions

#### Facility Utilization

- Systems Assessment & Solutions
- Adaptive Re-use
- Planning/Life-Cycle Control
- Engineered Replacement

#### Life Safety Inspection/Design

- Fire Protection & Alarm Systems
- Access Control
- Fire & Electrical Investigation

#### Industry Experience

- Education
- Local & State Government
- Commercial Development
- Healthcare
- Public Pools (indoor & outdoor)
- Department of Parks & Recreation



## **MILLER ENGINEERING, INC.**

### **SUMMARY**

Miller Engineering, Inc. (MEI) provides professional services to facility owners and operators, architects, and contractors throughout West Virginia, Pennsylvania, Ohio, and Western Maryland. MEI services range through all facets of mechanical, electrical, and plumbing design as well as construction administration and project management. We utilize the abilities of designers with many years experience in their area of expertise, teamed with younger designers on a "best resource for the project approach". We also provide project management services at levels ranging from general oversight to complete project delivery through all phases of design and construction. Our personnel have worked in both the private and public sector and are familiar with many methods of project delivery from classic design/bid/build to full design/build with partnering.

MEI has developed the following philosophy to guide the performance of its services:

- Provide superlative design services to our clients in new construction, renovations, and daily operations.
- Perform work in a timely, accurate, and professional manner.
- Present multiple alternative and solutions whenever possible.
- Work with our clients to control first and life cycle costs.
- Be a technical "sounding board" for our clients in all situations.
- Strive to maintain professional competency through continuing education and training.

MEI utilizes a "practical application" approach to all projects throughout the design process to provide a "well rounded" result. This methodology emphasizes the best overall solution, meeting all the client's needs, instead of just the best technical solution. We believe our small size provides a distinct advantage to our clients and affords us the freedom to easily team with the clients to achieve the overall best possible result.



## The Miller Engineering Difference



When people ask me what it is exactly we do here at Miller Engineering, I like to explain our craft as “the stuff that makes people’s eyes roll into the back of their heads when we go into detail”. Our work isn’t exciting or pretty – it’s the behind-the-scenes stuff that makes the pretty, exciting facilities functional – but we know we’ve done the job right if nobody knows we were ever there.

I founded Miller Engineering in 2002 when, after 6 years working for West Virginia University and 20 years spent in facilities operation and maintenance, I decided it was time to provide a solution that was different by design. We’re not your typical MEP firm; we ensure our designs meet very specific, time-tested criteria, including but not limited to being constructible, operable and maintainable. It’s an improved process that, in short, helps owners and their staffs effectively operate and maintain their systems. We want to set up our clients to be self-sufficient, but we work to be available every step of the way.

Our hands-on staff takes great pride in their construction and operations backgrounds, which help us see the project as being constructed instead of just lines on paper. We don’t sit clients down and lecture to them about what they’re going to get; we listen to them so we can strive to deliver exactly what they want and need. It costs too much time and money (for both our clients and us) to not deliver exceptional service every single time, and we work tirelessly to keep projects on time and on budget. We’re proud to say that our change order percentage over the last 7 years is less than 0.1%, and that’s not just a statistic; it’s a proclamation of our commitment and determination to make sure things are done right the first time, every time.

I want to personally thank you for reviewing our proposal and giving us the opportunity to learn more about you and earn your business. Miller Engineering would be privileged to add you to our long history of satisfied customers. If you have any questions for me personally, please don’t hesitate to reach out to me at 304-291-2234, [cmiller@millereng.net](mailto:cmiller@millereng.net) or stop by our new office at 240 Scott Avenue Suite 1.

Best regards,

Craig Miller  
President/Owner  
Miller Engineering, Inc.



**B. Craig Miller, PE**

Craig founded Miller Engineering in 2003, and serves as President and Principal Engineer. He has more than 20 years experience in design, specification, operations and project management. During his employment with WVU, Craig was directly involved with approximately \$130 million in new capital construction. His experience with a wide range of projects including HVAC, electrical, plumbing, infrastructure upgrades, building automation, energy efficiency and maintenance/renovation, among others, allows him to serve in multiple capacities within a given project. Craig will serve as the "Relationship Manager" for Miller Engineering as the main communication interface between the Owner, the design team, contractors and end users.

**Project Role: Relationship Manager – Primary Point of Contact**

- *Engineer in Responsible Charge*
- *Design and Project Management of Mechanical, Electrical, Plumbing Projects*
- *Concept and Construction Design*
- *Business Operations and Financial Management Oversight*
- *Quality Assurance and Control*

**Professional Project Highlights**

- WVU Recreation Center Indoor Pool – Owner’s Engineer
- WVU Life Sciences Building and Student Recreation Center – Owner’s Engineer
- Camp Virgil Tate
- Mapletown High School HVAC Replacement
- Advanced Surgical Hospital
- Holly River State Park Primary Electric Service Replacements Phase I & II
- Beech Fork State Park – MEP New Construction Design
- WVU Willowdale Walkway

**Professional History**

2003- Present	Miller Engineering, Inc.	President, Relationship Manager
2002-2003	Casto Technical Services	Existing Building Services Staff Engineer
2001-2002	Uniontown Hospital	Supervisor of Engineering
1995-2001	West Virginia University	Staff Engineer
1990-1995	BOPARC	Caretaker – Krepps Park
1983-1988	University of Charleston	Electrician/HVAC Mechanic

**Education**

1995	West Virginia University	BS- Mechanical Engineering
1988	University of Charleston	BA- Mass Communications

**Licenses and Certifications**

- Professional Engineer (West Virginia, Pennsylvania, Maryland, and Ohio)
- Licensed Master Plumber
- LEED-AP Certified



### **Jack Jamison**

Jack brings 15 years as an electrical/building inspector and over 25 years of experience in the commercial electrical construction industry. His knowledge and experience are valuable resources to Miller's complete assessment process.

#### **Project Role: Code and Construction Specialist**

- Facility Review, Code Research, and Project Evaluation
- Field Observations and Issue Resolutions

#### **Professional Project Highlights**

- Board Member of the WV Code Officials
- Founder and Secretary of the West Virginia Division of the International Association of Electrical Inspectors
- IAEI Ohio Chapter – Membership Chair

#### **Professional History**

2010- Present	Miller Engineering, Inc.	Code and Construction Specialist
1999-2010	Megco Inspections	Chief Inspector
1972-1998	Jamison Electrical Construction	Master Electrician

#### **Education**

1971 Fairmont State College, BS-Engineering Technology-Electronics

#### **Licenses and Certifications**

- Master Code Professional, IAEI Master Electrical Inspector, Class C Electrical Inspector – WV, PA, MD, & OH
- ICC Commercial Building, Building Plans, Commercial Plumbing, Residential Energy, and Accessibility Inspector/Examiner
- WV Master Electricians License
- NCPCCI-2B, 2C, 4B, 4C: Electrical & Mechanical General/Plan Review
- OSHA 30 Hour Course: General Industry
- NFPA Code Making Panel 14 – NEC 2014 Edition



### **Joseph Machnik**

Joe has experience with AutoCAD, MEP and Revit MEP. He provides design modeling, drafting and supervised design services and construction support for Miller Engineering.

#### **Project Role: MEP Designer**

*Revit/CADD Coordination of New Construction and Renovation Designs*

#### **Professional History**

2010 – Present Miller Engineering, Inc. MEP Designer

#### **Education**

2008 Penn State – Fayette, AS - Building Engineering Systems Technology: *Building Environmental Systems Technology*  
 2007 Penn State -- Fayette, AS - Building Engineering Systems Technology: *Architectural Engineering Technology*





**Robert Angus**

20 Years of maintenance, operations, and construction management precede Rob's engagement with Miller Engineering. Professional expertise of construction project management was gained as an owner of his own contracting company specializing in residential and commercial construction, electrical, plumbing, and HVAC projects. Rob's hands-on approach, common sense and valuable work history knowledge enables him to interface with construction personnel seamlessly alongside engineers and architects. He is adept at preventing and handling issues. Rob is involved at the estimation phase

to allow for continuity within the project's design and construction.

**Project Role: Construction Representative**

- Construction Project Representation and Management
- Project Cost Estimation
- Submittal Review
- RFI, RFPCO Review and Response

**Professional Project Highlights**

- 3<sup>RD</sup> Party Construction Observation – Canaan Valley Resort
- Advanced Surgical Hospital
- Cheat Lake Elementary HVAC Upgrade
- Suncrest Middle School Gym HVAC Upgrade
- North Elementary School Boiler/AC
- Mapletown Jr./Sr. High School HVAC/Boiler Upgrade
- WVU Research Building Office Renovation

**Professional History**

2009- Present	Miller Engineering, Inc.	Aquatic Construction Representative
2000-2009	Angus Contracting, LLC	Owner/Operator
1991-2000	BOPARC	Director of Maintenance

**Education**

2000	Monongalia County Technical Education Center	Heating, Cooling, and Refrigeration Certification
1996	West Virginia University	Recreation and Parks Administration

**Licenses and Certifications**

- Licensed West Virginia General Contractor
- Licensed West Virginia HVAC Contractor
- Certified HVAC Mechanic Contractor
- Licensed West Virginia Journeyman Electrician
- Licensed West Virginia Master Plumber
- OSHA 10-Hour Construction Safety & Health



**Travis Taylor, PE**

Experience in project management facilitates Travis's ability to create and design constructible projects. Prior to joining the Miller Engineering team he was directly responsible for managing \$10 million in electrical construction budgets. His experiences encompass both new construction and renovation. Travis maintains professional competencies by attending seminars and continuing education classes. As lead engineer he provides HVAC, mechanical, plumbing and electrical design solutions and services for our clients. In addition, he is part of our team's complete assessment process in both

planning and MEP design through construction administration.

**Project Role: Lead MEP Engineer**

- Design of Mechanical, Electrical, and Plumbing Systems
- Constructible Materials Evaluation
- Site Evaluation and Mechanical System Review
- Submittal and RFP Review
- RFI Coordination, Review, and Response
- Construction Observation

**Professional Project Highlights**

- Krepps Park ADA Upgrades
- Holly River State Park Primary Electric Service Replacements Phase I & II
- Beech Fork State Park Lodge Design Development
- Pipestem Lodge McKeever Lodge HVAC Piping Replacement
- WV Veterans Memorial Restoration
- Bobtown Elementary School HVAC Upgrades

**Professional History**

2011-Present	Miller Engineering, Inc.	Staff Engineer
2006-2011	Tri-County Electric, Co.	Project Manager
2006-2006	Schlumberger	Field Engineer Trainee - MWD

**Education**

2006 West Virginia University, BS -- Mechanical Engineering

**Licenses and Certifications**

- Professional Engineer - State of West Virginia
- OSHA 10-hour Course: Construction Safety & Health

## Project Experience: Development and Design

### Beech Fork State Park Lodge

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Cost Estimation
- Phased Plan for Pools

**Estimated Budget: \$20M**

**Facility Area: 74,000 ft<sup>2</sup>**

**Owner: West Virginia Division of  
Natural Resources**



Currently, the West Virginia Department of Natural Resources has engaged our team's services for design and development of a new, multi-million dollar lodge in the southern region of the state. Miller Engineering is providing all of the mechanical, electrical, plumbing and pool design for the Beech Fork State Park. This project includes coordination with ZMM Architects, EL Robinson, the West Virginia Department of Environmental Protection, the West Virginia Division of Highways and the US Army Corps of Engineers.

Development and design for guest, conference and public recreational areas, as well as commercial kitchen space, fire safety and public safety lighting are key elements of the project.

Project Contact:

*Bradley S. Leslie, PE, Assistant Chief*

*State Parks Section*

*Phone: (304) 558-2764*

## Project Experience: High Voltage Repair

### Holly River State Park

#### Services Provided:

- High Voltage Electrical Design
- Emergency Repair
- Installation

**Estimated Budget: \$2.4M**

**Facility Area: 8,101 acres of recreational space**

**Owner: West Virginia Division of Natural Resources**



Emergency electrical supply was restored to select areas of the park in phase 1 due to the timing of the storm and the onset of winter. Phase 1 was a priority for the owner (WVDNR) and went from start of design to bid in less than 4 weeks. Coordination with the DOH and the DEP were facilitated during this short turnaround in order to restore electrical supply to the administrative areas.

Our team designed and developed a plan to restore power to the park and reduce future outages. MEI's design solution opted for burying 2.5 miles of electrical supply cabling in conduit, demo of the existing storm damage prone overhead service, reclaiming PCB transformers and re-connecting all existing electrical loads. During Phase 1, MEI noted several concerns and safety issues which needed to be addressed long term.

MEI worked with the client to both document and estimate the cost to address code deficiencies and issues, which the client used to secure funding. Phase 2 design of the replacement of 9,000 feet of high voltage cabling and PCB transformers has been completed and is bidding.

Phase 2 addresses the long-term reliability and code deficiencies in the remainder of the park, particularly the campground areas.

#### Project Contact:

*Bradley S. Leslie, PE, Assistant Chief  
WVDNR Parks and Recreation  
(304) 558-2764 ext. 51826*

## Project Experience: Beach and Bathhouse

### Tygart Lake State Park

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Commercial Kitchen Update
- Construction Administration

**Estimated Budget: \$995k**

**Facility Area: 4 acres**

**Owner: West Virginia Division of  
Natural Resources**



Previously the beach area was nothing more than a concrete slab prone to algae infestation creating a slip hazard. Paths and recreation areas were ill-defined, lacking clear flow or direction and did not contribute to natural surroundings. After

a site review, an overall plan was developed by Miller Engineering and is now a successfully completed project. The State Park is a popular recreation destination for Morgantown area residents. The beach area and access, volleyball, horse shoe, grilling and bath house were all renovated. The kitchen received code compliant updates and additional electric capacity to add a concession stand in the future.

#### Project Contact:

*Bradley S. Leslie, PE, Assistant Chief*

*State Parks Section*

*Phone: (304) 558-2764*



# Carol A. Stevens, PE, F.ASCE

## Structural Engineer

### EDUCATION

West Virginia University, BSCE, 1984  
Chi Epsilon National Civil Engineering Honorary  
The Pennsylvania State University, ME Eng Sci, 1989

### PROFESSIONAL REGISTRATION

P.E.	1990	Pennsylvania
P.E.	1991	West Virginia
P.E.	1994	Maryland
P.E.	2008	Ohio
P.E.	2010	Kentucky
P.E.	2013	Virginia

### BACKGROUND SUMMARY

2001 – Present	President, Structural Engineer CAS Structural Engineering, Inc.
1999 – 2001	Structural Engineer Clingenpeel/McBrayer & Assoc, Inc.
1996 – 1999	Transportation Department Manager Structural Engineer Chapman Technical Group, Inc.
1995 – 1996	Structural Engineer Alpha Associates, Inc.
1988 – 1995	Structural Department Manager Structural Engineer NuTec Design Associates, Inc.
1982 – 1988	Engineer AAI Corporation, Inc.

### PROFESSIONAL ASSOCIATIONS

American Society of Civil Engineers  
National Society of Professional Engineers  
American Concrete Institute  
American Institute of Steel Construction  
West Virginia University Department of Civil and  
Environmental Engineering Advisory Committee  
West Virginia University Institute of Technology  
Department of Civil Engineering Advisory Committee

### EXPERIENCE

**West Virginia, State Capitol Complex, Holly Grove Mansion:** Structural evaluation report for preliminary condition assessment of building structure. Building is on the National Register of Historic Places and was constructed in 1815.

**West Virginia, State Capitol Complex, Main Capitol Building Parapet:** Exploratory investigation of limestone/brick parapet/balustrade of Main Capitol Building to determine cause of movement/cracking/ leaks. Construction contract for repairs has been completed. Building is on the National Register of Historic Places and was constructed in the 1920's and 1930's.

**West Virginia, Job's Temple:** Structural repairs to 1860's log structure. Building is on the National Register of Historic Places.

**West Virginia, Collett House Structural Repairs:** Structural renovations of 1770's log and framed structure to stabilize foundation and make repairs to log wall and floor. Building is on the National Register of Historic Places.

**West Virginia, First Presbyterian Church Restoration:** Structural renovations of steel in lantern level and terra cotta cornice, overview of repairs to limestone and terra cotta façade of 1920's structure.

**West Virginia, Hawks Nest State Park Lodge:** Repairs to spandrel beams at roof level and analysis and repairs of structural cracks in stairtower.

**West Virginia, State Capitol Complex, Governor's Mansion:** Structural analysis and design in addition to evaluation report for modifications and renovations to several areas of mansion. Building is on the National Register of Historic Places and was constructed in the 1920's.

**West Virginia, Twin Falls Resort State Park Addition:** Structural design for new addition to existing facility.

**West Virginia, State Capitol Complex, Main Capitol**

**Building Dome:** Exploratory investigation of structural steel components of Lantern Level of dome and development of contract documents for repairs. Building is on the National Register of Historic Places and was constructed in the 1930's. Received a NYAIA Merit Award for Design Excellence.

**West Virginia, Twin Falls Resort State Park:** Structural evaluation of existing recreation building.

**West Virginia, Pipestem Resort State Park:** Structural evaluation of existing recreation building.

**West Virginia, Historic Putnam-Houser House (Parkersburg):** Designed system for stabilization and upgrades to floor framing of building that was constructed in the 1700's.

**West Virginia, Upshur County Courthouse:** Developed construction documents for structural repairs to main entrance, dome and monumental sandstone columns of 1899 structure. Work was recently completed and received a WVAIA Honor Award for Design Excellence.

**Ohio, Mahoning County Courthouse:** Completed preliminary structural observation report of exterior façade conditions to recommended phased repairs for terra cotta and granite façade. Building is on the National Register of Historic Places and was constructed in the early 1900's.

**West Virginia, State Capitol Complex, Building 5:** Structural design and analysis for support of new boilers and other mechanical equipment to be placed in mechanical penthouse.

**West Virginia, State Capitol Complex, Building 7:** Investigation and development of Construction Documents for new elevators.

**West Virginia, State Capitol Complex, Building 3:** Structural design and construction administration of repairs to limestone canopy. Building is eligible to be placed on National Register of Historic Places and was constructed in the 1950's.

**West Virginia, State of West Virginia Office Building #21, Fairmont, WV:** Preliminary structural observation report for condition assessment of building structure.

**PREVIOUS EXPERIENCE**

**West Virginia, State Capitol Building, North Portico Steps:** Designed structural system to replace deteriorated reinforced concrete slab at landing on north side of Capitol steps. Building is on the National Register of Historic Places and was constructed in the 1930's.

**West Virginia, Beech Fork State Park Pool, Bathhouse and Cabins:** Designed structure for new bathhouse, swimming pool and cabins.

**West Virginia, Moncove Lake State Park Pool:** Designed structure for new swimming pool.

**West Virginia, Upshur County Courthouse Annex:** Performed structural evaluation and design for repairs to existing multi-story Annex addition.

**West Virginia, Farrell Law Building:** Performed analysis of existing deteriorated structural sidewalk over parking area. Recommended repair solutions for reinforced concrete and aged terra cotta façade of 1920's building.

**West Virginia, Canaan Valley Resort and Conference Center:** Structural feasibility study to upgrade lodging units.

**West Virginia, West Virginia University Masterplan:** Investigated structural floor load capacity of several university buildings as a consultant to a large national architectural firm for masterplan.

**West Virginia, Morgantown High School Additions:** Designed steel framing and foundations for science classroom, cafeteria and gymnasium additions to existing education complex.

**West Virginia, Grafton High School Addition:** Designed steel framing and foundations for new science classroom addition to existing high school.

**Pennsylvania, York County Government Center:** Structural analysis and design of 1898 former department store converted to county government offices. Interior renovations included adding floor framing at mezzanine level, analyzing and redesigning deficient floor framing, and adding new elevators. Exterior renovations included complete façade rework to recreate original appearance.

**Pennsylvania, Metropolitan Edison Company, Headquarters:** Structural design for new 80,000 SF two-story office addition to existing complex.

## JOB'S TEMPLE

Glennville Vicinity, West Virginia



This log structure was constructed in the 1860's, having begun prior to the Civil War and completed afterward. The years had taken a toll on the main logs/beams at the top of the walls supporting the roof structure.

The uphill wall was exhibiting damage due to the condition of the beam at the top of the wall, allowing the wall to push out from thrust on the deteriorated beam.



The structure was originally constructed of local poplar trees and clay chinking. A replacement log was hand hewn to the required size for the beam on the uphill side. Epoxy repairs were made to the beam on the downhill side. A team of horses brought the log to the site.





## COLLETT HOUSE

Beverly, West Virginia



The original portion of this structure was constructed as a log cabin in the 1770's. This project included foundation stabilization and log wall and floor framing repairs.

The foundation had settled over the years. As a result, the rear portion of the building had to be jacked up approximately 6-inches and new foundation supports were installed.



# STRUCTURAL INVESTIGATION HAWKS NEST STATE PARK LODGE

Ansted, West Virginia

Project includes investigation into causes of structural cracking in existing lodge facility and providing solution to the problem.



Currently completing a report for the Owner with photo documentation of conditions found and recommendations for repairs and associated construction cost estimates.



Part of the investigation included having a contractor perform probes to observe the condition of the structural elements and connections.



# STRUCTURAL INVESTIGATION PIPESTEM STATE PARK RECREATION BUILDING

Pipestem, West Virginia



The pool deck is supported by this structure, thus the severe deterioration due to leaking joints in the deck. Once the decking is repaired, a new coating system must be installed to prevent chemically treated water from deteriorating the structural members.



A steel pipe column was added below the bearing end of this beam due to the severe deterioration at the end of the beam.



Project includes investigation into causes of structural cracking in existing recreation building and preparing a construction cost estimate for repairs.



# STRUCTURAL INVESTIGATION TWIN FALLS STATE PARK RECREATION BUILDING & LODGE

Mullens, West Virginia



Project includes investigation into causes of structural cracking in existing lodge and recreation buildings and preparation of a construction cost estimate for repairs.

Steel pipe columns have been installed in many locations due to the excessive amount of deterioration that is present at



The structural steel beam within the concrete beam has rusted due to water infiltration through the wall system. Additionally, the steel beam was not designed for current code-related deflection requirements.



---

## REFERENCES



Honorable Richard Callaway, Mayor  
City of St. Albans  
Post Office Box 1488  
St. Albans, WV 25177  
(304) 727-2971

*"Your design work has resulted in the renovation of our 32,000 square-foot research and office complex, which has enhanced the facility's appearance and increased the building's energy efficiency. Your attention to detail and the guidance of the contractor made the renovation process painless."*

Roger Anderson, WV DNR

Mr. Travis Knighton, PE  
WV DOH District One Maintenance Engineer  
1338 Smith Street  
Charleston, WV 25301  
(304) 356-3840

*"I wish to express the appreciation of my department for your work in renovating the third floor of the Morrow Library. We had a thoroughly pleasant experience while you were working on this project."*

Lisle Brown, Marshall University

Mr. John Gerlach, County Administrator  
Mason County  
200 Sixth Street  
Pt. Pleasant, WV 25550  
(304) 675-1110

*"Your design, expertise and foresight brought this elementary facility into the 21st century. The diligence and professionalism demonstrated by your staff made the entire construction experience more pleasant and rewarding for all involved."*

David Weekley, Ritchie County Schools

Mr. Zack Brown  
WV DNR Wildlife Resources  
324 4th Avenue  
South Charleston, WV 25303  
(304) 558-2771

Ms. Christy Bailey  
National Coal Heritage Area Authority  
Post Office Box 15  
Oak Hill, WV 25901  
(304) 465-3720