

WEST VIRGINIA DIVISION OF NATURAL RESOURCES

07/20/17 09:34:38
WV Purchasing Division

CEOI 0310 DNR1700000007
A/E Services -
Cacapon Lodge Addition
and Various Improvements



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

in association with:

TRIAD
TRIAD ENGINEERING, INC.

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July 18, 2017

Mr. Guy Nisbet
Department of Administration
Purchasing Division
2019 Washington Street, East
Charleston, WV 25305-0130

Dear Mr. Nisbet and Members of the Selection Team,

McKinley & Associates has teamed with Triad Engineering again, and are pleased to provide the West Virginia Division of Natural Resources with our Expression of Interest for architectural and engineering design services and contract administration for revisions to an existing design for improvements to Cacapon Resort State Park and construction of a new Lodge Addition. As you review this submission, we emphasize the following strengths of the McKinley/Triad Team with respect to your project:

McKinley & Associates is a full service architectural/engineering firm that has been providing design services since 1981. We recently became a 100% ESOP Company (Employee Stock Ownership Plan), so our employees now own 100% of our corporation! We support a professional staff that includes **Architects, MEP Engineers, Construction Administrators, LEED Accredited Professionals specializing in Building Design & Construction, an Interior Designer, Historic Preservationist, HVAC Qualified Commissioning Process Provider, and more.**

We have experience with similar projects, such as lodges, hotels, and other “hospitality and accommodation” structures. We can also provide you with Interior Design services; improving furnishings and finishes can increase overall comfort and guest satisfaction, which can ultimately lead to increased occupancy percentages and average daily room rates. Furthermore, our skilled historic preservation architect will create a design for the renovation at the Old Inn, which will respect the historic nature of the building, since your CCC era structure was first opened in 1937.

Triad Engineering is a multi-discipline engineering, consulting, and design firm specializing in geotechnical engineering, civil engineering, land surveying and mapping, environmental assessment and remediation, drilling and sampling, landscape architecture, construction materials monitoring and testing, and other related earth science disciplines. They were founded in 1975, and are an employee-owned ESOP firm of engineers and scientists. Triad includes a staff of nearly 200, which includes multiple Professional Engineers. Triad has built an extensive resume of related projects, including multiple projects for parks, golf courses, and much more.

Triad has offices in both northern and southern West Virginia (Morgantown and St. Albans), as well as 5 offices in Maryland, Ohio, Pennsylvania, and Virginia, which all are within a close geographical location to other parts of the State (for example, their MD and VA offices strategically surround the Eastern Panhandle – near the Cacapon Resort State Park).

McKinley & Associates has worked with Triad on dozens of projects over the years, including a few State projects. With Triad on our Team, we will provide you with all the services needed to make these projects successful.

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

For your convenience, we have ordered and answered our Expression of Interest by following your criteria listed in SECTION THREE: PROJECT SPECIFICATIONS – “Part 2. Qualifications and Experience.”

We love what we do, so we care about the results you get. We are ready to begin **immediately** and will meet all your Goals and Objectives. Thank you for reviewing our submission and considering the McKinley/Triad Team for your project. We are both very excited about the possibility of working with the West Virginia Division of Natural Resources!

Sincerely,



Ernest Dellatorre

President

McKinley & Associates

304-233-0140

edellatorre@mckinleyassoc.com



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

"Vendors will provide information regarding its employees, such as staff qualifications and experience in completing similar projects ..."

First and foremost, we can state that the McKinley/Triad Team will devote whatever time is necessary to provide the West Virginia Division of Natural Resources and the Cacapon Resort State Park with successful projects. If we are chosen for these projects; your project team is available to start immediately upon our being selected, and will provide the necessary hours to complete your projects on time.

The McKinley/Triad portfolios include multiple relevant projects; examples of which you will see later in our proposal. No project is too large or small; we have designed projects ranging from a few thousand dollars to multi-million dollar projects. Additionally, we have vast experience with designing multiple projects simultaneously, have experience with phasing construction if that is needed, and will coordinate your projects as required.

McKinley & Associates is on the forefront of innovative design. Sustainable Design is a fastly growing and supported philosophy. We can incorporate energy efficient "green" design into the projects. McKinley & Associates identifies the changes necessary in the design of today's buildings to meet the demands of the future. This approach helps to retain the buildings' long-term profitability and value, which achieves the buildings' sustainability. We offer proactive solutions to complex problems such as indoor air quality, resource depletion, water quality, and much more. It is with this experience that we are able to bring insight to the design to retain and improve your long term value. We have **LEED Accredited Professionals specializing in Building Design and Construction** on staff, which includes your Project Manager, Christina Schessler, AIA, LEED AP BD+C.

Over the years, our firm has won multiple local, State, and National awards and recognitions for our works. Some of these are: West Virginia AIA Honor Award, 3 West Virginia AIA Merit Awards, West Virginia AIA Craftsmanship Award, 5 Placemaker Awards (Energy Efficient "Green" Design), Building of America - Gold Medal Green Building Award, Governor's Award for Historic Preservation, 2 Preservation Alliance of West Virginia - Heritage Tourism Awards, West Virginia Department of Environmental Protection - Clean Energy Environmental Award, 2 U.S. Department of Education Green Ribbon Schools, 2 WV Department of Education's West Virginia Sustainable Schools - Black Bear Award for the Highest Achievement, American School & University Magazine's Architectural Portfolio - Outstanding Design, Best Outdoor Lighting Design in Western Pennsylvania Area, Friends of Wheeling - Architectural Preservation Award, and the City Council & Mayor's Award for Preservation to name a few.



Christina Schessler, AIA, LEED AP BD+C

Architect / LEED Accredited Professional / Historic Preservationist



EDUCATION:

The Pennsylvania State University
Bachelor of Architecture - 1988

Savannah College of Art & Design (SCAD)
Masters Degree in Historic Preservation - 2012

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Architect in:

Ohio
Pennsylvania
Virginia
West Virginia

NCARB Certificate - 2005

LEED® Accredited Professional

Member:

American Institute of Architects
City of Wheeling - Building Codes Board
of Appeals

Preservation Alliance of West Virginia
The Association for Preservation Technology
International

Former Member, Board of Director, & Treasurer:

The Midwife Center for Birth & Women's
Health / Pittsburgh, PA

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Wheeling, WV (2004 to present)

MacLachlan, Cornelius & Filoni Architects
Pittsburgh, PA (1999-2004)

Perfido Weiskopf Architects
Pittsburgh, PA (1996-1999)

T.L. Cox & Associates
Beaver, PA (1990-1996)

Valentour English Bodnar Architects
Mt. Lebanon, PA (1989-1990)

Kenny Williams & Williams Building Diagnostics
Maple Glen, PA (1988)

SUMMARY OF EXPERIENCE:

For over 25 years, Ms. Schessler has obtained a wide range of residential (multiple-types of work), historical preservation, emergency service, forensic, medical, educational, and commercial project experience. She recently completed her Masters in Historic Preservation, and has a passion for restoration, renovation, and modernization projects. For Independence Hall and Bennett Square, she won Heritage Tourism Awards from the Preservation Alliance of West Virginia. She also won a Pittsburgh History and Landmarks Restoration Award for the City Theater restoration project. She has had the opportunity to participate in the design of a few uncommon building types, such as a fire fighting training center, funeral homes, and animal research facilities to name a few. Ms. Schessler is adept at developing space and utilization programs with Clients who are unfamiliar with the architectural design process. As a volunteer and as a professional, Ms. Schessler has developed several projects for non-profit agencies on limited budgets. Christina will also be able to provide direction to your projects should you wish to develop a design that is intended to achieve **LEED Certification**.

NOTABLE PROFESSIONAL EXPERIENCES:

Sisters of St. Joseph - Mount St. Joseph Convent Living historic preservation, renovations
Sisters of St. Joseph - Deerfield Woods / Independent Living
West Virginia Independence Hall historic preservation, renovations
USPS Clarksburg Finance Station historic preservation, renovations
USPS Altoona exterior window restoration, Section 106 report
USPS Shenandoah Post Office historic condition report
USPS Monongahela historic preservation, renovations
Ft. Henry Building historic preservation, renovations
Bennett Square Office Building historic preservation, renovations
Wagner Building - Multiple Office renovations, historic preservation
Lincoln National Bank historic preservation, renovations
Washington & Jefferson College - Old Main historic preservation
Linsly School - multiple buildings / historic preservation, renovations
City of Steubenville historic façades & roofs rehabilitation program
Braxton County Senior Citizen Center renovations
Prototype Residence for Bovard-Anderson Company*
Harbor Point Housing renovations*
Milvue Acres housing remodel*
Ridge Custom Homes Projects*
Shiloh Apartments*
Tucker Apartments*
Rochester Villa*
Pineloch Estates*

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



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

Tim E. Mizer, PE, RA, QCxP

Architectural Engineer / Architect / Commissioning

Director of Operations

EDUCATION:

Kansas State University
B.S. Architectural Engineering - 1983

University of Cincinnati
Architecture

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineering in:
Ohio
West Virginia

Registered Architect in:
Ohio

Qualified Commissioning Process
Provider

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Director of Operations
Architect / Engineer / Commissioning
Wheeling, WV (1995 to present)

M.C.C. Engineering
Director of Design
Columbus, Ohio (1988-1995)

Schooley Caldwell and Associates
Electrical & Mechanical Design
Columbus, Ohio (1986-1988)

Mizer Design
Free Lance Architectural Engineering Design
Columbus, Ohio (1985-1986)

Envirotek, Inc.
Drafting and Electrical & Mechanical Design
Raleigh, NC (1984-1985)

SUMMARY OF EXPERIENCE:

Mr. Mizer is a very talented and unique professional being both a Registered Architect and Professional Engineer. In addition, he is also a Qualified Commissioning Provider. He joined McKinley & Associates in 1995, and has over 30 years of experience. Mizer's degree in Architectural Engineering has provided him with a total understanding of the architectural, engineering, and site components with the process necessary for integrating architectural design and building systems. As the Director of Operations, Mr. Mizer's presence is a key to the design procedures required to coordinate the functionality of the engineering systems into the aesthetics of a building space.

NOTABLE PROFESSIONAL EXPERIENCES:

Wheeling Park Commission - Wilson Lodge's Glassworks HVAC
Wheeling Park Commission - Wilson Lodge steam boiler replacement
Wheeling Park Commission - Wilson Lodge pizza concession
Wheeling Park Commission - Pine Room HVAC study & design
Wheeling Park Commission - White Palace HVAC Control
Wheeling Park Commission - White Palace Office HVAC
Holiday Inn Express & Suites - multiple locations
Willow Glen Mansion historic preservation / renovations
Hope VI - North Wheeling
Hope VI - Wheeling Heights
Sisters of St. Joseph - Mount St. Joseph Convent Living renovations
Sisters of St. Joseph - Deerfield Woods Independent Living
WVU Institute of Technology - Maclin Hall Dormitory renovations
Wheeling Island Hotel•Casino•Racetrack - Multiple Projects
West Virginia State Police - multiple renovations and new detachments
USPS - worked on dozens of Post Offices in WV & PA
Orrick's Global Operations Center
Millennium Centre Technology Park - multiple projects
Wheeling Children's Home
Cabela's Eastern Distribution Center
Wagner Building - multiple renovation projects
WV Independence Hall renovations
Capitol Theatre renovations
Bennett Square renovations
Ohio County Schools - multiple projects
Building 34: WV State Office Complex in Weirton
Building 55: WV State Office Complex in Logan, WV (LEED Certified)
Hancock Co. School District-Wide Construction Program (\$56+ million)
Wood Co. School District-Wide Construction Program (\$63+ million)



Scott D. Kain

Plumbing & Electrical Engineering Designer

EDUCATION:

Technology Education College /
Ohio State University
Associates in Mechanical Design - 1996

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Engineering Designer
Wheeling, WV (2001 to present)

HAWA Inc.
Mechanical Designer
Columbus, OH (1998-2001)

Autotool Inc.
Engineer
Columbus, OH (1995-1998)

SUMMARY OF EXPERIENCE:

Mr. Kain is an accomplished engineering designer who has performed in all the engineering trades we provide; specializing in electrical, plumbing, and fire protection. He has been utilized for various McKinley & Associates' projects that needed additional mechanical, structural, and architectural manpower. In addition, Mr. Kain has also provided 3D renderings, to aid in business development, during his long tenure at McKinley & Associates.

NOTABLE PROFESSIONAL EXPERIENCES:

Wheeling Park Commission - Wilson Lodge's Glassworks HVAC
Wheeling Park Commission - Wilson Lodge steam boiler replacement
Wheeling Park Commission - Zoo Discovery Lab renovations
Holiday Inn Express & Suites - Highlands / Triadelphia, WV
Holiday Inn Express & Suites - Parkersburg, WV
Holiday Inn Express & Suites - Cambridge, OH
Holiday Inn Express & Suites - Washington, PA
Holiday Inn Express & Suites - Cumberland, MD
Candlewood Suites Hotel - Morgantown, WV
WVU Institute of Technology - Maclin Hall Dormitory renovations
Sisters of St. Joseph - Mount St. Joseph Convent renovations
Wheeling Island Hotel•Casino•Racetrack multiple projects
OVMC Nurses Residence Hall renovations
Hope VI - North Wheeling
Hope VI - Wheeling Heights
Wheeling Island Fire Station
West Virginia State Police - multiple projects state-wide
Building 55: WV State Office Complex in Logan (LEED Certified)
West Virginia Health & Human Resources Wheeling Office renovations
Maxwell Centre renovations
Orrick's Global Operations Center renovations
Wagner Building renovations
Bennett Square Office Building renovations
Capitol Theatre renovations
Catholic Heritage Center renovations
WV Independence Hall renovations
Dr. Ganzer Medical Office Building renovations
Cabela's Eastern Distribution Center



Michael J. Clark Sr.

Electrical Engineering Designer

EDUCATION:

Eastern Gateway Community College
A-ATS Electro-Mechanical Engineering - 2012

Jefferson Community College
A-ATS Electrical Trade Technology - 2003

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Certified in SMAW Weld Process & Basic
Welding and Applications 2002

West Virginia Journeyman License

Ohio Fire Alarm License

OSHA 30 Certified

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Electrical Engineering Designer
Wheeling, WV (2012 to present)

Arcelor Mittal
Maintenance Technician Electrician
Weirton, WV (2012)

M.J. Electric
Journeyman Electrician
Iron Mountain, MI (2010-2012)

Erb Electric Company
Journeyman Electrician
Bridgeport, OH (2009-2010)

Bechtel Group Inc.
Journeyman Electrician
Glendale, AZ (2009)

Cattrell Companies, Inc
Journeyman Electrician
Toronto, OH (1998-2009)

SUMMARY OF EXPERIENCE:

Mr. Clark is an Electrical Engineering Designer and a Certified Journeyman Electrician with over 20 years of industrial, commercial and residential experience. He is knowledgeable in all areas of the national electrical code and excels in analyzing and solving problems with various electrical controls and systems. Mr. Clark brings a cross-trained background to our projects, being skilled in both the design and the construction ends which gives him a unique ability to understand all aspects of a project. He is also adept in performing electrical and mechanical installations, maintenance and repairs in plant facilities. Furthermore, he is seasoned as an Electrical Foreman and Superintendent on both commercial and industrial job sites. His key skills include Electrical Systems & Controls, Installations & Maintenance, Electromechanical Repairs, Blueprints & Schematics, Generators & Transformers, Switches & Circuit Breakers, Electrical Code, Safety & QA, Wiring Diagrams, Troubleshooting, Testing Instruments, Motors & Conduit, CAD-2D/3D, Welding, & Residential construction.

NOTABLE PROFESSIONAL EXPERIENCES:

Holiday Inn Express Hotel & Suites / Cambridge, OH

Holiday Inn Express Hotel & Suites / Washington, PA

Candlewood Suites Hotel

Building 55: WV State Office Complex (LEED Certified)

Carenbauer Wholesale Corporation renovation & addition

Bennett Square renovations & office build-out

The Linsly School renovations

WVDRS Wheeling District's new office space fit-out

Grave Creek Mound Museum renovations

Jefferson County Courthouse renovations

Follansbee City Building

Wellsburg City Building

Silver Company - Moss Neck Storage Building

Union Bank renovations

City of Steubenville - Parks Lighting

West Liberty University - Football Field Lighting

Brooke County Schools - Adult Learning Center (ALC)

Grant County Schools - Maysville renovations

Hampshire County Schools - Animal Vet Science Center

Hancock County Schools - Weirton Elementary

Hancock County Schools - Oak Glen High renovations

Hancock County Schools - Weir High renovations



Michael A. Heath

HVAC & Fire Protection Engineering Designer

EDUCATION:

ITT Technical Institute
Associate Degree in Specialized Technology:
Computer-Aided Drafting Technology - 2000

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Mechanical & Fire Protection Designer
Wheeling, WV (2007 to present)

Janus, Inc.
AutoCAD Designer / Project Manager
Pittsburgh, PA (2002-2007)

Comunale Automatic Sprinkler
Fire Protection Designer
Pittsburgh, PA (July 05 - Oct 05)

S.A. Comunale Inc.
Fire Protection Designer
Pittsburgh, PA (2000-2002)

SUMMARY OF EXPERIENCE:

Mr. Heath brings a cross-trained design background to your project, and has vast knowledge in a diverse range of disciplines. He was trained by the National Fire Protection Association (NFPA) in Dallas, Texas, and has used these skills to work on projects from multiple business sectors and with various sizes, such as the 4 story, 1,500,000 square foot David L. Lawrence Convention Center in Pittsburgh, Pennsylvania. He has vast expertise in designing and calculating fire protection systems, standpipes, dry and wet systems, hydraulics, and water cannons; stock listing materials for systems; as well as surveying job sites and frequent business trips to coordinate jobs.

NOTABLE PROFESSIONAL EXPERIENCES:

Candlewood Suites Hotel

Holiday Inn Express Hotel & Suites

Fairmont State University - 3 new College Apartment Buildings

Wheeling Island Hotel•Casino•Racetrack - various projects

West Virginia Independence Hall renovations

Capitol Theatre renovations

Panhandle Cleaning & Restoration

Carenbauer Wholesale Corporation office renovations and warehouse addition

Bennett Square renovations / Dr. Chapman's Dental Office

Cabela's Eastern Distribution Center

West Virginia Health & Human Resources Wheeling Office

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

Ohio County Schools - Madison Elementary School renovations

Building 55: WV State Office Complex in Logan (LEED Certified)

West Virginia Army National Guard - Multipurpose Building at Camp Dawson

Silver Company - Moss Neck Storage Building

For 14 West Virginia counties; provided Fire Protection and Mechanical assessments at every school (160+ schools), for their 10-year Comprehensive Educational Facilities Plan (CEFP)

Boone County Schools - multiple projects

Marshall County Schools - multiple projects

Hancock County Schools - multiple projects

Ritchie County Middle/High School renovations

Wetzel County Schools - Long Drain Elementary renovations





Education

BS, Civil Engineering,
West Virginia Institute of
Technology

Professional Experience
19 Years

Registrations & Licenses

- Professional Engineer
 - West Virginia #1473
 - Kentucky # 25932
 - Ohio #73180

Skills

- Civil Engineering
- Transportation Engineering
- Site Development
- Planning and Surveying

Highlights of Experience

Mr. McCoy brings over 19 years' experience to Triad. Mr. McCoy has designed and managed projects in numerous disciplines including civil, structural and transportation engineering, site development, planning and surveying. These projects have included streets/highways, bridges, retail/commercial site preparation, airports, parking lots, buildings, retaining walls/foundations, sanitary structures, as well as recreational facilities. Duties have included field surveying, drawings and specification preparation, design, design drafting, construction inspection, quality control testing, shop drawing review, project management, contract administration and report preparation.

Relevant Project Experience

Child Development Center Sewer Line Extension, Hanging Rock, Ohio

As lead engineer on this project, Mr. McCoy was responsible for the initial study to determine the most feasible and cost effective method for upgrading the existing sanitary sewer collection system. Based on the results of the study, the option of extending the line to the City of Ironton, Ohio's Waste Water Treatment Plant was chosen. The project includes several thousand feet of 3 inch diameter force main line, booster stations, and road and creek crossings.

McCoy Road Sanitary Sewer Line Extension, Huntington, WV

Mr. McCoy was responsible for all sewer line design, permitting, and project management for a sewer extension to serve customers along McCoy Road in Huntington, WV.

Miller Road Sanitary Sewer Line Extension, Huntington, WV

Mr. McCoy was responsible for all sewer line design, permitting, and project management for a sewer extension to serve customers along Miller Road in Huntington, WV.

Putnam County Water Line Extensions, Putnam County, WV

Mr. McCoy was responsible for all water line design, permitting, and project management for multiple water line extensions in rural Putnam County, WV

Devonshire Development, Scott Depot, WV

As Project Manager and Lead Engineer, Mr. McCoy, was responsible for the project design and construction administrative services for a large resort style mix use residential development located in Scott Depot, WV. This development consists of apartments, townhouses and condominiums, state-of-the-art 6500 sq. ft. clubhouse and all amenities. This project includes grading, drainage, permitting, parking lot design, as well as many other aspects. Mr. McCoy was also responsible for all sanitary sewer collection and water system distribution design for the development.

Amazon Call Center – Huntington, WV

As Project Manager and Lead Designer, Mr. McCoy prepared construction documents for the construction of a 70,000 square foot call center with 9 acres of parking in Huntington, WV. This facility houses over 800 customer service employees. This project includes grading, drainage, detention, roadway expansion, parking lot design, and utility design including water and sanitary sewer, water quality design as well as many other aspects.



Education

West Virginia University
*BS Landscape
Architecture*

University of Colorado
*Structural Engineering
(Continuing Education)*

Professional Experience
20 years

Registrations

Registered Landscape
Architect

- Pennsylvania #2809
- Virginia #812
- West Virginia #279
- Maryland #3315

Skills Highlights

- Walkability Studies
- Feasibility Studies
- Site Inventory and
Analysis
Improvements
- Conceptual Design
and Development
Plans

Highlights of Experience

Mr. Ernstes manages Triad's Northwestern Regional Civil Engineering & Land Development department. He provides professional services in the areas of site inventory and analysis, planning, landscape architecture, and permitting. His responsibilities include project management, client project coordination, design production, quality control and quality assurance. Mr. Ernstes' experience includes land and infrastructure development, permitting, utilities, stormwater management and storm drain design / best management practices, and erosion and sediment controls. Mr. Ernstes provides clients with a variety of landscape architectural services including site inventory and analysis, program production, conceptual design and development, high-end graphic presentations, and construction document preparation and administration.

Relevant Project Experience

The Bluffs at Falling Water, Monongalia County, WV

As Project Manager, Mr. Ernstes provides planning and civil engineering services for a recreation trail for the upscale Bluffs at Falling Water. The trail provides residents private access to the existing Cheat Lake trail owned and operated by First Energy. The trail routes residents to private docks along the Morgan Run backwaters of Cheat Lake and include a spur to the existing trail. Project scope includes preparation of construction documents and local review / approvals.

Terra Alta Walkability Study, Terra Alta, WV

Mr. Ernstes was responsible for the preparation of a Walkability Study through WVASLA to increase pedestrian and non-motorized accessibility within the Town of Terra Alta. Project scope involved meeting with town stakeholders to develop a list of program elements and needs, exploring Safe Routes to Schools opportunities, developing a final master plan, and presenting the final master plan to the town of Terra Alta.

Heartland of Clarksburg, Clarksburg, WV

As Project Manager, Mr. Ernstes was responsible for the preparation of Construction Plans for a 2,600 square foot building addition to the existing Heartland of Clarksburg facility, related parking, drainage, and site improvements. Scope included preparation of site layout, grading, utility, storm drainage and erosion and sediment control plans. Mr. Ernstes obtained the required state and local permits for construction and provides ongoing coordination with the construction contractor and client for all surveying and construction inspection tasks.

Falling Water, Morgantown, WV

As Project Manager, Mr. Ernstes was responsible for the development of a 194-acre, 300+ unit planned residential development adjacent to Cheat Lake. An initial Master Plan was followed by Construction Plans for the first two phases of the development. The project entailed permitting through WVDEP, USACOE, DNR & US fish and wildlife, Public Land Corporation and the WVSHPO. Surveying tasks that have been completed throughout this ongoing project have been Aerial mapping, Record Platting, Construction Stakeout, As-built topography and setting of property corners. Marketing Illustratives were prepared for marketing and publications.

Broadlands South, Arcola, VA

As Project Manager, Mr. Ernstes was responsible for preliminary subdivision plans for this mixed use planned unit development. Development encompassed 1,465 residential units (single family detached, single family attached, single family patio, and multifamily units) and related commercial, parks and community uses. He adhered to proffered regulations and coordinated with applicable federal, state, and local agencies for approvals.

**Education**

Woodson School of
Surveying

Professional Experience

40 Years

**Registrations/
Certifications**

- Professional Surveyor
— West Virginia #2117
- OSHA Certificate
- CADD Certificate

Professional Affiliations

- WV Association of
Professional
Surveyors

Skills Highlights

- FEMA Flood Surveys
- ALTA / NSPS Land
Title Surveys
- Boundary
- Subdivision
- Construction Stake
Out
- As-Built
- Bridge & Highways
- Industrial

Highlights of Experience

Mr. Graham brings over 40 years of diverse surveying and construction management experience to the Triad team. He coordinates field and office survey work and crews. Mr. Graham has provided survey services to municipalities, residential, commercial and industrial developments and construction groups. His background includes experience as a Professional Surveyor, Field Engineer, Consultant, Construction Supervision, and Project Management.

Relevant Project Experience**ALTA / NSPS Land Title Surveys**

Surveys performed involved field run surveys to locate boundary, buildings, and all existing features including utilities such as electric, telephone lines, cable, fiber optics, waterlines, sanitary system (including pipe inverts) and storm water systems (including structure inverts, Storm Water Management Ponds, and outfall structure details).

- World Bank, Falls Church, VA
- Navy Federal Credit Union, Sterling, VA
- Sterling Industrial Park, Sterling, VA
- Ashburn Day Care, Ashburn, VA
- Silver Diner, Tyson's Corner, VA
- Flying J, Winchester, VA

Boundary and Subdivision Surveys

Duties included direction of field and office staff in the preparation of record research and initial computations, field run surveys, and assessment of field collected information to make final resolution of project boundary and certified plat preparation for recordation.

- Broadlands PUD, Broadlands, VA
- Falling Waters subdivision, Morgantown, WV
- Raspberry Falls Golf and Hunt, Leesburg, VA
- Red Cedar, Leesburg, VA
- Lenah Woods, Lenah, VA
- Round Hill Rural Estates, Round Hill, VA
- Mountain Valley, Round Hill, VA

Construction Stake Out / As-Built Surveys

As Manager of Field Operations, Mr. Graham directed field and office efforts for many construction projects. The work included computations for stakeout by field crews, performing quality control evaluations for post stakeout data, providing clients with cutsheets and layout schematics. Mr. Graham was responsible for all final as-built plans and submissions from direction of field efforts through final plan preparation. As-Built depicted final constructed locations for all features on a given project including invert elevations for all sanitary and storm systems. Final Storm water management ponds, volumetrics, and outfall structure details. Final plans were submitted to appropriate government agency for acceptance.

- Safeway, Broadlands, VA
- Ashburn Business Park, Ashburn, VA
- Washington Redskins Practice Facility and fields, Ashburn, VA
- Greenwood Commons, Round Hill, VA
- Navy Federal Credit Union, Sterling, VA



Education

State University of New York at Buffalo
BS, Civil Engineering

Professional Experience

26 Years

Registrations and Licenses

- Professional Engineer
- Pennsylvania #PE04544E
- West Virginia #013515
- Maryland #22G91
- Ohio #PE61912
- New York #75021

Affiliations

- ASCE
- SAME Pittsburgh

Skills Highlights

- Project Management
- Geotechnical Evaluations
- Energy Sector
- Slope / Stability
- Soils Classification
- Construction Materials Engineering & Testing

Highlights of Experience

Mr. David Hooper brings more than 26 years of geotechnical engineering and project management experience to Triad Engineering, Inc., where he leads engineering projects for operations in West Virginia and Western Pennsylvania. Mr. Hooper's specialties include geotechnical engineering assessments and design for transportation, public works, energy, and other public and private projects. He provides management of projects and staff personnel to ensure contractual, schedule and budgetary requirements and met.

Relevant Project Experience

Carlisle Hospital, Carlisle, PA

As Geotechnical Project Manager, Mr. Hooper was responsible for the geotechnical design and construction quality control for the construction of a five story hospital facility on drilled shaft foundations. He provided additional recommendations for drilled shaft installation to accommodate highly variable karst conditions encountered during construction.

Phoenixville Hospital Expansion, Phoenixville, Pennsylvania

Mr. Hooper provided foundation recommendations for the expansion of Phoenixville Hospital with additions to the existing hospital, various other structures, and a new parking garage.

Mountaineer Race Track and Gaming Resort, Chester, WV

Mr. Hooper provided foundation recommendations for the construction of a new gaming facility including a five story hotel, event center, dormitory and various other infrastructure including water towers and pavements.

Student Activities Center, Penn State Behrend, Erie, PA

Mr. Hooper provided foundation recommendations and construction quality assurance for the design and construction of the building. In addition to foundation recommendations, he provided recommendations for the stability of deep excavations and retaining walls.

NYCDPR, Ocean Breeze Park Field House, Staten Island, NY

Mr. Hooper provided geotechnical engineering design services for the construction of a new field house and for site work at the 80 acre park in Staten Island for the City of New York Parks and Recreation Department. The new athletic field house that includes an indoor track and other recreation opportunities was supported on auger cast piles.

Pigot's Run Disposal Area, West Virginia

Mr. Hooper performed review and prepared reports for the evaluation of proposed concepts for the protection of ground water resources for a flu gas desulphurization disposal facility. Additional responsibilities included review and refinement of the costs for mine grouting, liner installation, collection, and transportation of combined leachate/mine water, excavation, and general site work.

Mahanoy and Waste House Dams, Mahanoy City, PA

Mr. Hooper directed the geotechnical investigation, analysis, and design for the rehabilitation of four earth dams. He performed analysis and design required to satisfy Army Corps of Engineers requirements for upstream and downstream stability. As part of the work, compatibility of synthetic drainage material, aggregate drainage material, and natural soils was determined to address the existing embankment and foundation seepage conditions. Mr. Hooper was responsible for the preparation of contract drawings and technical specifications for construction of the geotechnical aspect of the project.

Deb Blakeman, NCIDQ #015070

Interior Designer



EDUCATION:

University of Charleston
Bachelor of Arts, Interior Design - 1992

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

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

Associate Member:

The American Institute of Architects

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Charleston, WV (2004 to present)

HDMR Group Inc
Charleston, WV (2000-2004)

Custom Office Furniture
Charleston, WV (1994-2000)

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

Interior Design
Charleston, WV (1992-1994)

Freeland Furniture Company
Charleston, WV (1981-1987)

Interior Reflections
Logan, WV (1980-1981)

SUMMARY OF EXPERIENCE:

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

NOTABLE PROFESSIONAL EXPERIENCES:

Sisters of St. Joseph - Convent / Assisted Living historic preservation and renovation project

WVU Institute of Technology - Maclin Hall Dormitory renovations

West Virginia State Police Academy renovations

Braxton County Senior Center renovations

Catholic Diocese Saint John XXIII Pastoral Center renovations

St. Joseph Rectory renovations

Bennett Square Office Building renovations

Wagner Building renovations

WVDHHR's Ohio county (Wheeling) office renovations

Panhandle Cleaning & Restoration

Ohio Co. Schools - Madison Elementary renovations

The Linsly School's Baner Hall

Wheeling Island Hotel•Casino•Racetrack renovations

West Virginia Northern Community College - The Education Center

West Virginia Northern Community College - B. & O. Building historic preservation and adaptive reuse

Building 55: West Virginia State Office Complex (LEED Certified)

Marshall County Schools - Hilltop Elementary School (LEED Certified)

Marshall County Schools - Cameron High School (LEED Registered)

Charleston Enterprise Center renovations (WVAIA Design Award)

West Virginia University - State Fire Training Academy

West Virginia State Police - Logan Detachment

West Virginia University - Colson Hall

WVSU's Gus R. Douglass Economic Development Center / DigiSo

Fairmont State University addition at Braxton County High School

Mythology Marketing office fit-out



Michael L. Price

Construction Administrator

EDUCATION:

Belmont Technical College
Certified Surveyor

Licensed E.I.F.S. Technician

PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Board Member:

West Virginia Capitol Building Commission

Member:

Wheeling Central Catholic Boosters
Our Lady of Peace Church
O.L.P. Basketball Coach

Vice President:

Circus Saints & Sinners

Former President:

Mt. Olivet Baseball Association

PROFESSIONAL EMPLOYMENT:

McKinley & Associates
Construction Administrator
Wheeling, WV (2009 to present)

Wheeling Hospital
Project Administration Carpentry Dept.
Wheeling, WV (2006-2009)

Main Street Bank
Foreclosure Property Inspector
Wheeling, WV (2003-2009)

Michael Price Construction, LLC
Owner
Wheeling, WV (2004-2007)

J.D. Fletcher Construction
Foreman, Supervisor and Estimator
St. Clairsville, OH (1989-2004)

National Road Utility Company
Sales, Product Inventory and Delivery
(1987-1989)

Real Contracting and Drywall
Framer, Finisher
(1985-1987)

SUMMARY OF EXPERIENCE:

Mr. Price has over 30 years of experience in the construction industry, especially in the residential, commercial, health care, and education construction, and his previous job was a Project Administration for the Carpentry Department at Wheeling Hospital. From his background he will bring vast insight to your project with his thorough understanding of building construction, codes, standards, and regulations. In addition, he has close work with architects and engineers in print takeoff and design. He joined McKinley & Associates in 2009 as a Construction Administrator; observing the construction progress of multiple notable projects, such as the award-winning West Virginia Independence Hall historic preservation project, the Capitol Theatre rehabilitation, and the award-winning J.B. Chambers Performing Arts Center at Wheeling Park High School among others. Mr. Price was recently appointed by Governor Earl Ray Tomblin to the Capitol Building Commission.

NOTABLE PROFESSIONAL EXPERIENCES:

Holiday Inn Express & Suites - Triadelphia, WV
Holiday Inn Express & Suites - Cambridge, OH
Holiday Inn Express & Suites - Washington, PA
Holiday Inn Express & Suites - Cumberland, MD
Candlewood Suites Hotel - Morgantown, WV
Wheeling Island Hotel•Casino•Racetrack multiple renovation projects
West Virginia Independence Hall renovations / historic
Capitol Theatre renovations / historic
Bennett Square Office Building renovations / historic
WVDHHR Wheeling Office renovation
Carenbauer Wholesale Corporation addition and renovations
Ohio County Schools - J.B. Chambers Performing Arts Center
Ohio County Schools - Madison Elementary renovations / historic
Ft. Henry Club Building renovations / historic
Grave Creek Mound Museum renovations
Main Street Bank, multiple locations
United States Postal Service - multiple projects across West Virginia
Bayer Heritage Federal Credit Union
West Liberty University - Football Stadium Lighting
Hampshire County Schools - Animal Vet Science Center
Ritchie County Middle/High School renovations
Tyler County Schools - multiple renovations
Wetzel County Schools - multiple renovations



... references ...

We feel that the best way to demonstrate our strengths and leadership in design is by referring to our past and present clients. We have an ever-growing list of repeat clients, which include having multiple recent projects for Holiday Inn Express Hotels & Suites and Candlewood Suites Hotels. Furthermore, we have multiple open-ended contracts with organizations such as the West Virginia State Police (WVSP Academy dormitories), the Wheeling Island Hotel • Casino • Racetrack, West Virginia University (WVU IOT Maclin Hall dormitory), as well as 2 United States Postal Service IDIQ contracts to name a few. We are able to respond to their needs, and we are certain that we are able to respond to all of your needs as well. So that you don't only have to take our word for it; here is a list of references that we encourage you to call:



*(5 Holiday Inn Express Hotels & Suites -
2 Candlewood Suites Hotels)*

Mr. Gerry Hamerski
Wheeling Hospitality, LLC
250 Scott Avenue - Suite 205
Morgantown, WV 26508
304 / 284-9989

*(Multiple Recreational and Athletic
Complexes & Field)*

Mr. John Thompson
West Virginia University
P.O. Box 6570
975 Rawley Lane
Morgantown, WV 26506
(304) 293-3625

*(3-Building "University Terrace" College
Student Apartments Housing Complex)*

Mr. Tom Tucker
Fairmont State University
1201 Locust Avenue
Fairmont, WV 26554
304 / 367-4139

*(Sheepskin Rail Trail
& Point Marion Park)*

Mr. Art Strimel
Borough of Point Marion
P.O. Box 236
Point Marion, PA 15474
(724) 725-9560

*(West Virginia Independence Hall,
and other historic projects)*

Mr. Randall Reid-Smith
WV Division of Culture & History
1900 Kanawha Boulevard, East
Charleston, WV 25305
304 / 558-0220

(WVHTF)

Mr. Jim Estep
WV High Technology Foundation
1000 Technology Drive, Suite 1000
Fairmont, WV 26554
(304) 333-6814

... copies of any staff certifications or degrees applicable to this project ...

Included is a copy of Christina Schessler's (*your project manager / lead architect*) Registration & Authorization Certificate to provide Architectural Services in West Virginia (Certificate Number 3810). In addition, a listing of all the professionals' degrees and licenses are found on their resumes in the first section. Moreover, copies of McKinley & Associates' various certifications and licenses are found on the upcoming pages, followed by Triad's certification for engineering.

The West Virginia Board of Architects

certifies that

CHRISTINA ANN SCHESSLER

is registered and authorized to practice
Architecture in the State of West Virginia.

In testimony whereof this certificate has been issued
by the authority of this board.

Certificate Number 3810

The registration is in good standing until June 30, 2018.



A handwritten signature in cursive script, reading "Emily Papadopoulos", is written on a light-colored rectangular background.

Board Administrator



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN



CERTIFICATE

I, Ken Hechler, Secretary of State of the State of West Virginia, hereby certify that
by the provisions of Chapter 81, Article 1, Sections 27 and 28 of the West Virginia Code, the Articles of Incorporation of

McKINLEY & ASSOCIATES, INC.

conform to law and are filed in my office. I therefore declare the organization to be a Corporation for the purposes set forth in its Articles, with the right of perpetual existence, and I issue this

CERTIFICATE OF INCORPORATION

to which I have attached a duplicate original of the Articles of Incorporation.

Given under my hand and the Great Seal of the State of West Virginia, on this

FIFTEENTH day of
DECEMBER 19 89

Ken Hechler

Secretary of State



State of West Virginia



Certificate

*I, Natalie E. Tennant, Secretary of State of the
State of West Virginia, hereby certify that*

MCKINLEY & ASSOCIATES, INC.

was incorporated under the laws of West Virginia and a Certificate of Incorporation was issued by the West Virginia Secretary of State's Office on December 15, 1989.

I further certify that the corporation has not been revoked by the State of West Virginia nor has the West Virginia Secretary of State issued a Certificate of Dissolution to the corporation.

Accordingly, I hereby issue this

CERTIFICATE OF EXISTENCE

Validation ID:0WV3W_CQTDH

October 27, 2015

Natalie E. Tennant

Notice: A certificate issued electronically from the West Virginia Secretary of State's Web site is fully and immediately valid and effective. However, as an option, the issuance and validity of a certificate obtained electronically may be established by visiting the Certificate Validation Page of the Secretary of State's Web site, https://apps.wv.gov/soe/biz/assess/entry/search_validate.aspx entering the validation ID displayed on the certificate, and following the instructions displayed. Confirming the issuance of a certificate is merely optional and is not necessary to the valid and effective issuance of a certificate.



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

**WEST VIRGINIA
STATE TAX DEPARTMENT
BUSINESS REGISTRATION
CERTIFICATE**

ISSUED TO:
**MCKINLEY & ASSOCIATES INC
32 20TH ST
WHEELING, WV 26003-3750**

BUSINESS REGISTRATION ACCOUNT NUMBER: **1040-9524**

This certificate is issued on: **06/28/2011**

*This certificate is issued by
the West Virginia State Tax Commissioner
in accordance with Chapter 11, Article 12, of the West Virginia Code*

*The person or organization identified on this certificate is registered
to conduct business in the State of West Virginia at the location above.*

This certificate is not transferrable and must be displayed at the location for which issued.

This certificate shall be permanent until cessation of the business for which the certificate of registration was granted or until it is suspended, revoked or cancelled by the Tax Commissioner.

Change in name or change of location shall be considered a cessation of the business and a new certificate shall be required.

TRAVELING/STREET VENDORS: Must carry a copy of this certificate in every vehicle operated by them.
CONTRACTORS, DRILLING OPERATORS, TIMBER/LOGGING OPERATIONS: Must have a copy of this certificate displayed at every job site within West Virginia.

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McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

CERTIFICATE OF *Authorization*

STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS

*The West Virginia State Board of Registration for Professional Engineers
having verified the person in responsible charge is registered in
West Virginia as a professional engineer for the noted firm, hereby certifies*

MCKINLEY & ASSOCIATES, INC.

C00366-00

Engineer in Responsible Charge: TIM E MIZER - WV PE 013169

*has complied with section §30-13-17 of the West Virginia Code governing
the issuance of a Certificate of Authorization. The Board hereby notifies you of its
certification with issuance of this Certification of Authorization for the period of:*

January 1, 2015 - December 31, 2017

providing for the practice of engineering services in the State of West Virginia.

IF YOU ARE REQUIRED TO REGISTER WITH THE SECRETARY OF STATE'S OFFICE,
PLEASE SUBMIT THIS CERTIFICATE WITH YOUR APPLICATION.



IN TESTIMONY WHEREOF, THE WEST VIRGINIA STATE BOARD OF
REGISTRATION FOR PROFESSIONAL ENGINEERS HAS ISSUED THIS COA
UNDER ITS SEAL AND SIGNED BY THE PRESIDENT OF SAID BOARD.

BOARD PRESIDENT



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

CERTIFICATE OF *Authorization*

STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS

*The West Virginia State Board of Registration for Professional Engineers
having verified the person in responsible charge is registered in
West Virginia as a professional engineer for the noted firm, hereby certifies*

TRIAD ENGINEERING, INC.

C00516-00

Engineer in Responsible Charge: RANDY L MOULTON - WV PE 008885

*has complied with section §30-13-17 of the West Virginia Code governing
the issuance of a Certificate of Authorization. The Board hereby notifies you of its
certification with issuance of this Certification of Authorization for the period of:*

January 1, 2016 - December 31, 2017

providing for the practice of engineering services in the State of West Virginia.

IF YOU ARE REQUIRED TO REGISTER WITH THE SECRETARY OF STATE'S OFFICE,
PLEASE SUBMIT THIS CERTIFICATE WITH YOUR APPLICATION.



IN TESTIMONY WHEREOF, THE WEST VIRGINIA STATE BOARD OF
REGISTRATION FOR PROFESSIONAL ENGINEERS HAS ISSUED THIS COA
UNDER ITS SEAL AND SIGNED BY THE PRESIDENT OF SAID BOARD.

BOARD PRESIDENT

... proposed staffing plan ...

The work to be performed by your design team is very clear; to evaluate, prioritize and design within budget to meet the needs of the West Virginia Division of Natural Resources and the Cacapon Resort State Park. You will see in the submittal that the McKinley/Triad Team has included several professionals to handle all aspects of the RFP. We are available to start immediately upon our being selected, and our Team is available to dedicate the necessary effort and hours to complete your project on time.

We believe our strength lies in the quality of the people we employ. Our seasoned staff has an unsurpassed knowledge of the business and the dedication it takes to make each project a success. All of our project managers, Architects and Engineers, write their own specifications for a project. By doing so, the specifications are written for - and pertinent to - only your project.

We know this Team possesses the required expertise to address all facets of your project - from architectural and engineering services, to implementing renovations at various types of facilities, site and infrastructure improvements, minimizing disruption to concurrent operations of the facilities, meeting codes, developing plans to allow all facilities of the resort to function together, etc. We can also provide other services which you might desire, such as historic preservation reports and design, possible interior design services, and more.

Our approach to design requires a dialog with the Owners and representatives of the Cacapon Resort State Park. Throughout the design process, we can hold design workshops at the discretion of the Owner to get the critical information needed to achieve a design that meets your needs and budget. The most important element of the entire process becomes **communication from you** to our designers. We use and welcome your input throughout the project. We continually achieve success in projects by maintaining time and cost management, quality control and excellent communication amongst the client and contractors. We can and will perform for you on time and within your budget.

The way that we have historically achieved success with ANY construction project is by understanding fully the needs pertinent to the project by reviewing with the building Owner as early on as possible. Initial meetings with the users and staff will incorporate references to the standard with the object goal of determining budget, design and logistical priorities for the project.

At the kickoff of the project, the McKinley/Triad will meet with the Client to review scope and gather project information. We will review this existing material provided by the client and prior work completed to ascertain if this information can be incorporated into the Clients' current program.

Upon completion of this step, Triad will acquire all new information sufficient for use as base mapping, and will commence Schematic Design in connection with the design team and focus on civil, landscape and wastewater project aspects. McKinley & Associates will focus on the lodge, Old Inn, and other structures.

Upon completion of the Schematic Design Phase, we will prepare a preliminary cost estimate of expected costs. Our Team will meet with you and discuss these findings and based upon



conclusion of this meeting move forward with the preparation of the Design Development Phase. We will provide a milestone progress set for the client to review and provide comment at the completion of the Design Development phase.

After conclusion of this phase, the McKinley/Triad Team will prepare Final Construction Plans and Specifications and a final cost estimate for all aspects of the project. We will also submit necessary applications for jurisdictional permitting to allow construction.

Triad will assist McKinley & Associates in bid preparation and selection, and upon contract award provide Construction Phase assistance for related civil, landscape and wastewater tasks.

We know your project will also provide for the construction contract administration, and McKinley & Associates has Construction Administrators on staff to fulfill this need as well (and Triad will provide assistance for related civil, landscape and wastewater tasks).

In addition, our Eleven Month Walk-Through is a process where our professionals return to your facility eleven months after the project is completed. At that time they review all the work that was completed and check all warranties. We are making sure all of the covered work is in order and that the warranties do not expire with equipment or product not working properly. We have been doing this walk-through long before it being adopted as part of the AIA 101 Standard.

We also conduct Post Occupancy Evaluations with the Owner to find out how well we matched the Owners' needs.

With our Teams' previous experience on multiple renovations projects; lodges, hospitality and accommodation projects; our vast experience with codes; and our great working relationship with various State agencies; we are confident that we have the talent and technology needed to make this Cacapon Lodge Addition and Various Improvements project successful.



... Descriptions of past projects completed entailing the location of the project, project manager name and contact information, type of project, and what the project goals and objectives were and how they were met."

Oglebay Park and Wheeling Park projects

Location: Wheeling, West Virginia

Contact: Mr. Curt Byrum
Wheeling Park Commission
465 Lodge Drive
Oglebay Resort
Wheeling, WV 26003
304 / 243-4004

Type of Project: Hospitality and Accommodation, Renovations, Historic Preservation

Project Description, Goals, and Objectives: McKinley & Associates has worked with the Wheeling Park Commission multiple times in the past at **Oglebay Park** and **Wheeling Park**. Some of these projects have similarities to your proposed project; multiple projects include rustic and wooden structures; projects also include various lodges, chalets, reception areas, welcome centers, recreational projects, merchandise & gift shops, concession areas, clubhouses, restaurants, and more. These projects included investigations, studies, reports, and design including renovations and additions. The **Oglebay Mansion** is located on the **National Register of Historic Places** (NRHP Reference #79002595).



Our projects have included (this list includes McKinley & Associates' project name/brief description) the Wilson Lodge Lobby HVAC Design, Pine Room HVAC Study, Wilson Lodge Office & Hickman Lounge Room HVAC Design, Oglebay Animal Hospital, Pine Room Design, Speidel Golf Course Clubhouse Cooling Loads Calculations, Wheeling Park Amphitheater Inspection, Banquet Room at Wilson Lodge, White Palace Ball Room HVAC Replacement Recommendations, Roof over Pool at Wilson Lodge, Oglebay Good Zoo HVAC Evaluation, Wilson Lodge Security, Glessner Addition, Aviary, Good Lake Site Design, Wilson Lodge Corridor, Oglebay GlassWorks Restaurant HVAC Study, Wheeling Park Comm Human Resources Building HVAC Design, Oglebay Amphitheater Structural Design, Oglebay Mansion, Wilson Lodge Steam Boiler Replacement, Oglebay GlassWorks HVAC Design, Pool Concessions at Wilson Lodge, Oglebay Park Stifel Center, Oglebay Carriage House, Pizza Shop at Wilson Lodge Pool, Oglebay Park Stables Riding Arena, Wheeling Park Commission White Palace Office HVAC, Good Zoo Discovery Lab Renovation, Stone Room HVAC, White Palace HVAC RTUs, Schenk Lake Lighting, Oglebay Mansion HVAC, Electrical to Chalets at Wilson Lodge, Zoo Office Controls, and White Palace HVAC Control.



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

"University Terrace" College Student Apartments Housing Complex

Location: Fairmont, West Virginia

Contact: Mr. Tom Tucker
Fairmont State University
1201 Locust Avenue
Fairmont, WV 26554
304 / 367-4139



Type of Project: New Construction

Project Description, Goals, and Objectives: McKinley & Associates led the team that designed the 3 building, \$30 million "University Terrace" College Student Apartments Housing Complex. Since the conditions and availability of student housing was of high importance to the University, this project was a high priority. This project kicked off with programming meetings, where we got the Owner's input to develop a priority list that was used as a guideline throughout the entire design phase. Defining this from the start was important, for it set a tone for the project, where every entity was on board from the beginning, and we helped transform FSU's ideas into realities. The project includes construction of a new housing complex on an existing parking lot, followed by the demolition of 4 current wood frame three-story apartment buildings which were beyond their lifespan, and new parking lots will be built on the site of the former apartment buildings. The demolition and construction was well-planned so that there was as little downtime as possible for available student housing accommodations. There were 216 beds in the existing college apartments; we increased the number of beds to 345. The ground-breaking was in April 2015 and the 3 buildings were all completed between July-October 2016. The structures consist of metal and steel frame buildings with CMU stair and elevators towers; two of these buildings are linked with a glass enclosed connector. With this new 105,706 SF complex, the hope is that potential students will see this facility and will want to come to this University. Students want state-of-the-art facilities; they love new. The Apartments were designed to provide a welcoming, comfortable and home-like environment that will be conducive to the achievement of individual goals while also establishing a sense of community for student growth and interaction.

University Terrace will provide fully furnished living space to students; consisting of both apartment and suite-style living. There are 103 units, including 41 quads and 35 semi suites, 14 doubles, and 13 singles; there are multiple ADA Compliant rooms. These all have their own bedroom, living, kitchen, and bathroom spaces (but semi-suites have a shared bathroom). There is WI-FI throughout the buildings. There are multiple lobbies, lounges, multi-purpose spaces, study halls, laundry rooms, elevators and stairwells, and more. There are staff spaces, a Residence Director office, and RD double apartment. The support spaces include rooms for plumbing/fire protection, electrical, data/telecom, housekeeping and maintenance storage. The buildings are located on the west, north and east sides of the site; creating a large courtyard for student functions, which includes landscaping and hardscaping along with a small amphitheater. The goal was to incorporate a space for students to congregate; to create a gathering space that creates a sense of community. There are many energy-efficient design elements throughout the apartments. For example, we designed for this to be one of the first buildings in West Virginia with all LED interior and exterior lighting, and the bid came in for the same cost as conventional florescent lighting. For interior design & FF&E; specific color and texture selections on the floors, walls, ceilings, and furnishings will enhance the lighting in the space, will create a comfortable home-like atmosphere, and were made with a focus on incorporating a neutral toned color palette and fresh accents to offer interest and contrast while establishing a timeless base that will avoid becoming tired or dated. While LEED certification is not a project requirement, all material and finish selections, in addition to meeting practical criteria, also consider sustainability aspects.



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TRIAD
TRIAD ENGINEERING, INC.

Holiday Inn Express & Suites Hotels

Location: Triadelphia, West Virginia (and in MD, OH, PA, and Parkersburg, WV)

Contact: Mr. Gerry Hamerski
Wheeling Hospitality, LLC
250 Scott Avenue - Suite 205
Morgantown, WV 26508
304 / 284-9989

Type of Project: Hospitality and Accommodation

Project Description, Goals, and Objectives: A 54,636 SF Holiday Inn Express & Suites was recently completed in The Highlands development in Triadelphia, West Virginia. This three-story hotel consists of 87 units with a lobby, pool building, and entrance canopy. **There is a maximum occupancy of 684, and there are multiple ADA Accessible units.** The **primary structure is wood framed** except for several structural steel transfer beams. The porte-cochère is a decorative, drive-under design with a stamped concrete drive. This has a specialty HVAC system, especially for dehumidification in the pool/spa room, which involves thermostats and humidistats, and a special vestibule to "separate" this area from the main hotel. Their Laundry and Housekeeping Services includes laundry, dry cleaning pickup, on-site guest self-laundry facility (washer/dryer), daily housekeeping, and weekly housekeeping services.

The 21,108 SF first floor, in addition to the pool building and 17 units, also consists of a 1,500 SF meeting room, 2,700 SF of office/laundry/pantry/misc, and a 2,800 SF great room/breakfast room/lobby. There is a vending area adjacent to the elevators on every floor. The second and third floors are both 16,764 SF, and both consist of 35 units. The 87 rooms consist of 54 King units and 33 Queen units. There are 5 ADA rooms. The King rooms consist of 6 Single Business Suite A, 2 Single Business Suite B, 1 Single ADA Business Suite C, 16 Single Suite D, 19 Single C, 1 Single D, 2 Single D1, 1 Single ADA Roll-In, 4 Single Executive B, and 2 Single Executive B1 units. The Queen rooms consist of 1 Double ADA Business Suite, 2 Double Business Suite, 2 Double Executive B1, 2 Double Executive B2, 2 Double ADA, and 24 Double A.

This project has led to subsequent projects, and we currently are designing and/or in construction of more Holiday Inn Express & Suites hotels in Parkersburg, West Virginia, Washington, Pennsylvania, Cambridge, Ohio, and Cumberland, Maryland.



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Candlewood Suites Hotels

Location: Morgantown, West Virginia (and another in Northern Panhandle of West Virginia)

Contact: Mr. Gerry Hamerski
Star City Lodging, LLC
250 Scott Avenue - Suite 205
Morgantown, WV 26508
304 / 284-9989



Type of Project: Hospitality and Accommodation

Project Description, Goals, and Objectives: We designed the new Candlewood Suites Hotel in Morgantown, WV, right off of I-79 (Star City Exit), which opened in late 2015. This **3 story hotel** includes **82 rooms**; the first floor consists of 22 units, while the second and third floors both consist of 30 units. This hotel is **designed for extended stay**; it has the amenities to help keep the visitors' daily routine, including a large workspace and full kitchen in every suite, Fitness Center, Business Center, free Guest laundry facilities, daily and/or weekly housekeeping (limited or full service), the "Candlewood Cupboard" for food items, an outdoor gazebo grill with grilling utensils, picnic tables, the Lending Locker for games and appliances, a free movie library, and free high-speed wired and Wi-Fi internet. The on-site Business Center is open 24 hours a day, and business services are available such as copying, office supplies, printer, scanner, etc. The on-site Fitness Center is also open 24 hours a day, and consists of two treadmills, stationary bike, elliptical, free weights, and a star trac workout machine. This is also a pet friendly hotel.

The **core space** includes the entry vestibule, lobby with registration desk, staff office, break room with kitchenette and employee lockers, sales office, business center, fitness center, both regular laundry and guest laundry rooms, accessible public restrooms, 2 elevators, and more.



For the rooms, the **studio-option bedroom/living area** includes queen- or king-sized beds, flat-screen TV, overstuffed recliner, DVD and CD player, full-size ironing board, and much more. The **suite-option** has a separated bedroom from living room, and includes an extra television, a sofa, coffee table, and more. The **full kitchen** includes a full-size fridge with icemaker, stovetop, microwave, toaster, dishwasher, pots, pans, plates, silverware, utensils, glasses, and plenty of counter space. The living room includes a **flexible workspace** with a work desk, lamp, and desk-level electrical outlet.



We designed for **dispersion**; all room styles are equally accessible to those with physical disabilities. For this hotel, there are **7 ADA accessible rooms**, with locations on all 3 floors. They are in all styles of rooms, including the studio, extended studio (versions with a tub and a version with shower), suite, and extended suite rooms. Furthermore, there are also **13 Hearing Impaired accessible rooms** dispersed among the various types of guest rooms offered. These are located on all 3 floors, and includes 3 studios, 3 extended studio, 5 suites, and 2 extended suites. Moreover, there is 1 suite that is both ADA accessible and also Hearing Impaired accessible.



This project has lead to subsequent projects, and we are currently designing another Candlewood in the Northern Panhandle of West Virginia.



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Braxton County Senior Center

Location: Gassaway, West Virginia

Contact: Ms. Leigh Ann Singleton
Braxton County Senior Citizen Center, Inc.
715 Elk Street
Gassaway, WV 26624
304 / 364-5604

Type of Project: Renovations and Addition

Project Description, Goals, and Objectives: We completed full-service **Architectural and Engineering design**, as well as **interior design and construction administration**, for the adaptive reuse of a former steak house restaurant into a 13,965 SF multi-use **senior citizen center**. The facility was also designed to support events within the center, such as weddings, receptions, bingo, meetings, and much more. The \$2.8 million project involved the **renovation of existing building**, a single story addition, **ADA compliance including entry**, landscaping improvements, roof replacement, an automatic sprinkler system, site grading and drainage, renovation and expansion of parking areas, gravel overflow lot, and more. Included in the structure are offices, exercise room, arts & crafts room, conference room (used weekly for Veteran meetings), flex space, community room, lounges, and much more.

The client wanted the building to be **warm and inviting**. Since this is located in a rural area, we **designed the building to have a rustic look that resembles a cabin or a lodge**. The community room features the cozy ambience of a **stone fireplace** (a gas fireplace with stone veneer), includes **multiple windows** to allow an abundance of **natural light**, and the **ceiling is accentuated with an exposed truss system intended to simulate wood timber beams found in a cabin**. The interior and exterior also feature **neutral, earth toned color schemes**.

Furthermore, there is a wrap-around porch with rockers; giving the building a charming appeal.



BEFORE
and **AFTER**



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Overview

Triad Engineering, Inc. (Triad) worked closely with Rich Perin, PE, CNX Land Resources / Mon View Development, a division of CONSOL Energy (property owner) and a number of private developers, consultants, and contractors to establish and expand the University Town Center (UTC) retail, hotel, and residential complex, located just outside of Morgantown, WV. The development, adjacent to Interstate 79, sits atop a former strip and underground mining complex, which required detailed geotechnical engineering work including site investigations, core drilling and sampling, and grout verification as well as quality control construction monitoring and materials testing. Additionally, the necessary infrastructure to create the development such as access roads, curbs, gutters, sediment and drainage ponds, and utilities were supported by the Triad design and construction team.

The Exchange

The Exchange (currently known as The Domain) is an off-campus student housing facility located within the University Town Center Shopping District. This complex advertises as resort-style living which includes a pool with a swim up bar, hammock lounge, and clubhouse. 1-4 bedroom luxury apartments are located in 14 buildings within the complex.



Triad completed the design for this \$28M, 22 acre student housing development adjacent to University Town Center. It consists of 16 three-story buildings that are part of a residential apartment building complex.

FF Development, L.P., a Texas firm, contracted with Triad to provide a variety of services including drilling, civil engineering and site design (including 4000 lf of water mains), geotechnical investigations, design (including deep mining assessment), and environmental services (Phase I ESA, Wetlands Delineation), and an ALTA survey.



Triad provided a feasibility study addressing the various development issues including a conceptual grading plan, permitting requirements, construction cost estimates for infrastructure development including water, sewer, and storm drainage, and a general feasibility checklist recommendations.

Project Type:
Off-Campus Student Housing

Year Completed:
2009

Project Location:
I-79 Interchange between Exits 52 and 55 – University Town Center

Project Owner:
FF Development LP

Triad Services:

- Geotechnical Engineering
- Construction Observation
- Construction Monitoring
- Laboratory Testing
- Survey Services
- Environmental Services
- Civil Design

Project Highlights:

- Subsurface Exploration
- Drilling and Sampling
- Quality Control Construction Monitoring
- Materials Testing
- Civil Design
- Survey Stakeout
- Phase I ESA
- Wetlands Delineation

Overview

Triad Engineering worked with the Timber Lake Homeowner's Association in 2016 to update the subdivision's recreational amenities.



Survey services were provided to prepare an Existing Conditions Base Mapping for the existing pond and drainage area. A field run survey and office services were provided in order to prepare the base mapping. This feature included utility locations, planimetric, and topographic features. Field survey was conducted to determine the

current lake contours to compare with original lake contours.

Site Civil Design Services were provided by Triad's Civil Design team. Triad developed a conceptual Master Plan and cost estimate for recreational improvements associated with the lake within the development. Recreational amenities included improvements to the Gazebo, lighting upgrades, trail updates, lake contouring, earth berm modulation, the addition of a fishing pier, measures to prevent aviary nuisances, general landscaping, addition of fitness / exercise stations, trail bridge amenities, lake dredging and selective tree clearing. A preliminary volume calculation was generated to determine the approximate amount of material for dredging consideration.

A cost estimate, as published by RS Means, PENNDOT, and other database sources, of probable construction cost for phasing improvements was prepared.

In 2017, the Timber Lake Homeowner's Association commissioned Triad to prepare final design drawings and associated detail from the Master Plan, as stated above. The final design drawings included a pedestrian crossing, 4' wide asphalt trail, 20' wide tree clearing and brush removal, site lighting, trail bridge, landscape berms and landscaping, seating areas, pavilion improvements, landscape boulder barrier to prevent parking on grass, and fence repair. Design calculations and document approval by the Professional Engineer in the Commonwealth of Pennsylvania were provided.

Triad is in the process of preparing a construction document package which will include a Legend and general notes, Existing Conditions Plan, Layout Plan, Grading Plan, Utility Plan, Erosion and Sediment Control Plan, Landscape Plan, and Site Construction Details. During the completion of the Construction Plan Phase, Triad will file the site plan permit applications to WCSDC, PADEP NPDES, and Peters Township required to facilitate construction.



Project Type:
Recreation

Year Completed:
2016 & 2017

Client:
Timber Lake Homeowner's
Association
Mr. Mike McNulty
100 Timber Lake Drive
Venetia, PA 15367

Project Location:
Venetia, PA

Triad Services:

- Civil Design
- Surveying

Project Highlights:

- Survey Services
- Master Planning

Overview

Triad Engineering has been a member of the design team providing indefinite quantities of services for Frederick County Parks and Recreation. The services include design of new parks along with additions and renovations of existing parks. Two of the projects that Triad has worked on under this contract include: Phase II of Utica Park near Thurmont, Maryland and Point of Rocks M.A.R.C. Trail.



Utica Park Phase II consisted of providing design for a quarter mile of roadway with a vehicular/pedestrian bridge over a wetland / stream, three (3) multi-purpose fields, lighting of fields in existing Phase I, water distribution system, three (3) playground areas, associated parking areas, and the grading for two (2) baseball fields and a multi-purpose field for a future phase. Triad performed design plans for a new synthetic turf field that was included as an alternate and the design of multiple innovative storm water management water quality structures that eliminated the need for large ponds.



The Point of Rocks project consisted of providing a paved trail from a residential area through the existing park to access the M.A.R.C. station. As part of the paved trail, Triad designed a new parking area and storm water management structure.

Services Provided

Services provided by Triad have included extensive civil engineering design, planning, surveying, and Geotechnical Engineering. Geotechnical services have included performing over 50 soil borings between the two projects and providing detailed design and construction recommendations associated with challenging groundwater and stream crossing conditions.



Project Type:
Parks and Recreation

Year Began:
2008

Client:
Frederick County Parks and Recreation

Project Location:
Frederick County, MD

Triad Services:

- Civil Engineering Design
- Surveying
- Geotechnical Engineering

Project Highlights:

- Subsurface Exploration
- Site Design
- Survey Stakeout

Overview

Triad Engineering has been a member of the design team providing indefinite quantities of services for Warren County Parks and Recreation. The services include design of four (4) baseball and Three (3) soccer athletic fields, refurbishing existing restrooms, and constructing new restrooms, expansion of existing septic drain fields, associated parking lots and drive aisles, and stormwater management facilities.

As part of the stormwater management, Triad designed multiple innovative storm water management water quality structures that eliminated the need for large ponds.

Geotechnical services included performing approximately 15 soil borings and providing detailed design and construction recommendations associated with challenging karst area and the expansion of the existing septic field.

As part of the restroom refurbishing and new construction, Triad calculated the existing and proposed sewer capacity, designed sewer and water line placement, and performed fracture analysis for the drilling of a new well.

Services Provided

Services provided by Triad have included extensive civil engineering design, planning, surveying, and geotechnical engineering.



Project Type:
Parks and Recreation

Year Completed:
2014-2015

Client:
Land Planning and Design
Associated

Project Location:
Frederick County, MD

Triad Services:

- Civil Engineering Design
- Surveying
- Geotechnical Engineering

Project Highlights:

- Subsurface Exploration
- Site Design
- Survey Stakeout

Overview

The Sheepskin Rail Trail site consists of 82.12 noncontiguous acres of land located on the former Baltimore and Ohio (B&O) Railroad bed. The site passes through primarily rural or residential properties and is part of the Rails-to-Trails project.

Triad implemented a sampling and laboratory testing program and, as a result, a site specific risk assessment was recommended under the guidance and oversight of the Pennsylvania Department of Environmental Protection (PADEP). This resulted in the development of an environmental cleanup plan. Appropriate clean-up plans and reports were submitted for remediation as applicable.

A railroad right-of-way limits survey was performed for the project area. A Topographic and Planimetric survey was performed to assist in the trail renovations and upgrades.

Civil Design included 1 ½ miles of graded trail; taking the trail over existing rail bed and conformance with environmental remediation recommendations. Trailhead parking was designed to include grading, stormwater drainage, and erosion and sediment controls. ADA accessibility, bench seating, fencing, landscaping, and wayfinding were included in the trail and parking area design.

Point Marion Park - Triad performed survey services to assist in the preparation of Land Development Plans for the proposed renovations to a +/- 6-acre parcel. A field run survey was performed to collect data for site base mapping. Field information for sanitary sewer and stormwater pipe size, type, flow direction and inverts were identified. Buried utilities were identified through the utility company.



The Civil Design consists of a scaled layout and grading plans for the park improvements that is suitable for construction layout. The design will consist of landscaped entrance, gateway signage, improved site access travel ways and paved parking areas, an informational kiosk, and an all-purpose field. An erosion and sediment control plan is proposed in conformance with the PADEP requirements. Additionally, a Stormwater Management Plan is proposed. A landscape plan to enhance hardscape improvements is prepared to meet required jurisdictional agency landscaping requirements. The plan includes a planting list, plant details, and landscape notes.

The project is beginning the construction phase which is expected to be complete in 2017.

Project Type:
Recreation and Park

Year Completed:
2008 to Present

Client:
Borough of Point Marion
Mr. Art Strimel,
Borough Manager
PO Box 236
Point Marion, PA 15474

Triad Services:

- Site Civil Design
- Surveying
- Environmental

Project Highlights:

- Civil Design
- Land Development Planning
- Construction Documents & Bidding
- Phase 1 Environmental Site Assessment
- Survey Services

Overview



Mylan Park is a 300 acre recreation, social facilities, and educational complex. The mixed-use area is on reclaimed surface-mined property. Triad Engineering has worked with the owners in the development of this unique community resource.

Triad prepared the civil design for Mylan Park Lane, approximately 1.2 mile main access road which goes throughout the park. Through diligent site planning and

project management during construction, the road came in at more than \$100,000 under budget, and within the scheduled time frames.

Triad provided Construction Management for the \$1.5M water and sanitary sewer project. This was performed in conjunction with the road construction.

During the eight years that the site was in the development phases, Triad Engineering provided surveying, drilling, civil design, construction management, and NPDES permitting.

Facilities in the complex include, but are not limited to: Baseball and Softball Field Complexes including a fully accessible field, Pro Sports Plex, Mylan Park Elementary School, Monongalia County Alternative Learning Center, Monongalia County School Transportation Center, Stepping Stones Recreation facility for people with disabilities, PACE Enterprises' job training center for people with disabilities, a Cross Country Course, Vets Welcome Home Center and a Special Events Center



Project Type:
Community Park

Year Completed:

Client:
Anna Rittenhouse
Director of Operations
Mylan Park
Mylan Park Lane
Morgantown, WV 26501
304.983.2283

Project Location:

- Chaplin Road
Morgantown, WV

Triad Services:

- Civil Design
- QC
- Construction Management
- Survey
- Drilling
- Permitting

Project Highlights:

- Subsurface Exploration
- Site Preparation
- Site Stabilization
- Survey Stakeout
- Construction Monitoring
- Construction Testing
- Surface Water Runoff

Overview

Triad Engineering has been a been involved in numerous athletic and recreational endeavors throughout it's conception in 1975. Services provided include: geotechnical exploration, infiltration testing, Quality Control / Inspection, Construction Materials Testing, Environmental Study and Hazardous Materials Assessment, Civil Design, and / or Survey services.

Sampling of Work

- West Virginia University – Morgantown, WV
 - Mylan Puskar Football Stadium
 - Football Practice Field
 - DreamsWork Field Soccer Practice Facility
 - Dick Clesk Soccer Stadium
 - Mountaineer Tennis Courts
 - Coliseum Visitor's Center
 - Alumni Center
 - Art Museum
 - Student Recreation Fields
 - Basketball Practice Facility
- County Schools Board of Education
 - Clay-Battelle Fields, Blacksville, WV
 - Westwood Middle School Athletic Field, Morgantown, WV
 - Spring Mills High School, Berkeley County, WV
 - Martinsburg High School, Martinsburg, WV
- Your Place Fun & Fitness, Petersburg, WV
- Greenbrier Golf Course, Greenbrier County, WV
- Camp Mountaineer Zip Line, Morgantown, WV
- Adventure WV Outdoor Education Center, Cooper's Rock, WV
- Adventure Sports Complex, McHenry, MD
- Trail (Hiking, Walking)
 - Sheepskin Rail Trail and Point Marion Park, Point Marion, PA
 - Green Circle Trail, Winchester, VA
- City Parks
 - Welch Riverfront Park
 - Tournament Park

Project Type:
Athletic Complexes

Year:
1975 - Present

Clients:

- Municipalities
- Universities and Colleges
- K-12 BOE
- Architect
- Developer

Triad Services:

- Civil Engineering Design
- Survey Services
- Geotechnical Engineering
- Construction Monitoring and Materials Testing
- Laboratory Services
- Environmental Services

Project Highlights:

- Subsurface Exploration
- Site Design
- Master Planning
- Survey Stakeout
- As-Built Survey
- Boundary Survey
- Water Management and Engineering
- Hazardous Materials Assessment
- Wetlands Assessment

2.1. a. The successful firm or team must demonstrate a clear procedure for communication with the owner during all phases of the project.

Will will successfully complete your Goal/Objective 1: Review existing plans and conditions as well as the operation of the park and evaluate while communicating effectively with the owner to determine a plan that can be implemented in a manner that will minimize disruption to concurrent operation of the facility and meet all objectives.

We have experience with projects in multiple sectors of business, and have vast experience with phased projects which minimize disruption to concurrent operation of the facilities. For example, for the renovation of existing lodge and sleeping rooms, this might include renovating the rooms on a floor-by-floor basis to only have one floor closed at a single time. Or, it could involve completing the addition, new construction, and renovations during your "off-seasons," especially the golf course renovations to not disrupt the prime summer season.

To start your project, an on-site kickoff meeting will be held with all pertaining Owners representatives along with all our Teams' design professionals. From this meeting the Owners Project Requirements will be defined and documented, to be used as a guideline through the design phase. We will use this information to aid in the design of the project. The project begins with this initial project activity and continues through document submissions, construction and owner occupancy. The longevity and size of the firms and our histories of success completing projects of all kinds is founded upon our commitment to the schedule. During the design phases, we hold weekly meetings to discuss your project, the budget, schedule and quality assurance. We provide Documented Minutes of all of our meetings and encourage the Owner to participate in as many of these meetings as possible. Also during the design phases, all needed personnel become fully versed in the Client's program, project requirements and design standards. The design team is responsible for identifying for the Client any potential conflicts between program criteria and design standards and resolving those conflicts to the client's satisfaction.

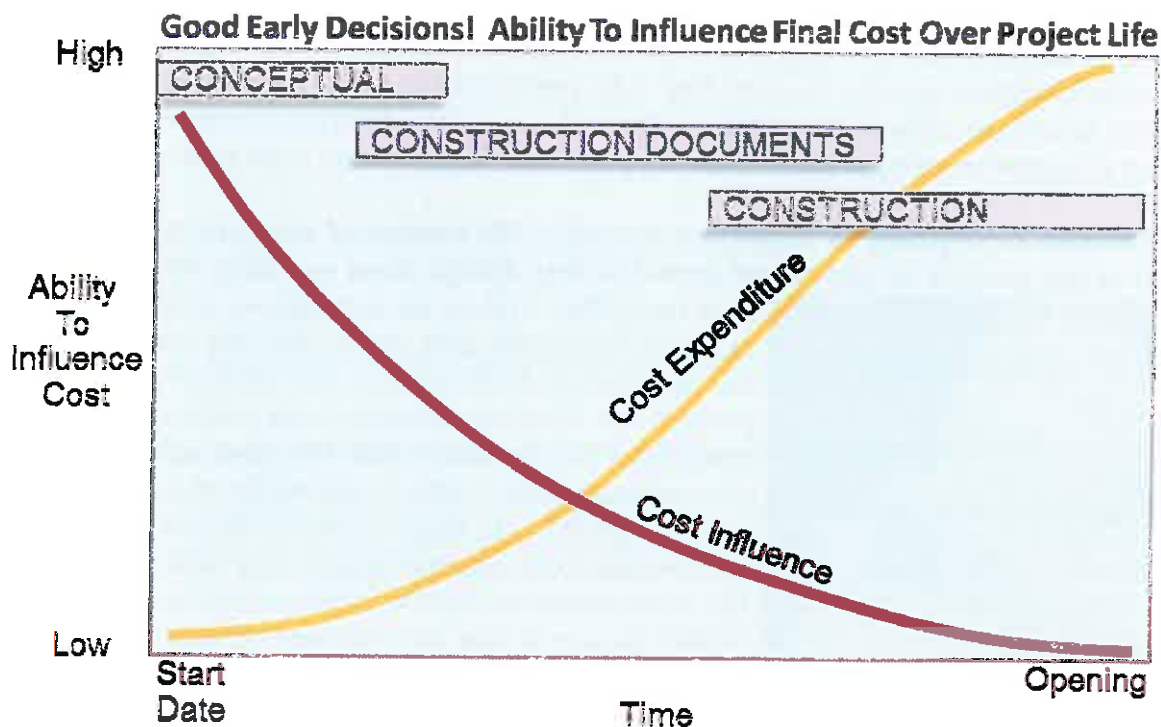
During the kick-off meeting, interviews will take place to learn what you, the Owner, want in the structures and grounds. This is a very important step as it sets up the remainder of the project. Armed with this information, the McKinley/Triad professionals start the process of schematic drawings (SDs). This is the first time thoughts and dreams are put on paper. At the end of this phase the product is a first look at what the floor and site plans might look like, as well as a preliminary cost estimate. **You will have a chance to review these plans.** During the design development (DDs) drawings phase, plans start to take shape and changes are made. This is a very exciting time in the project as you are finalizing concepts and ideas, but also a very important time as this is the last chance to easily make changes. **You will have a chance to review these plans as well.** Next is the time that the McKinley/Triad professionals take all of the information gained from the meetings and the SD and DD drawing phases and produce the construction drawings (CDs) and specifications for the project. The CDs provide the tool needed for the contractors to bid the project and information and details necessary to construct the building. Changes become difficult at this point. **Copies of the final documents will be distributed to you for final review and approval.** Afterwards is the actual bidding of the project. We will conduct a pre-bid meeting to handle all bidding information as well as conduct the bid opening and reporting. Finally, the Construction Administration phase involves the construction of the project. Our professionals now act as your agent and watch over the project. We will be on site approximately once every 1-2 weeks and work with the contractors to make sure they are building what we designed and specified and are doing it correctly. We handle all paperwork from the contractor and provide the owner with approved pay requests. This phase is very important to ensure that you get what you are paying for.



2.1. b. The successful firm or team must demonstrate a history of projects that met the owner's budget and a clear plan to insure the project can be constructed within the project budget. This plan must be described in detail.

Will will successfully complete your Goal/Objective 2: As a portion of this process outlined in Objective 1, provide all necessary services to design the facilities described in this EOI in a manner that is consistent with The Division of Natural Resources needs, objectives, current law, and current code; while following the plan to design and execute the project within the project budget.

For meeting the Owner's **budget**; the work to be performed by your design team is very clear; to **evaluate, prioritize and design within budget** to meet the needs of the WVDNR and Cacapon Resort State Park. We continually achieve success in projects by maintaining **cost and time management, quality control and excellent communication** amongst the client and contractors. **Quality control** is a constant process which begins with the initial project activity and continues through document submissions, construction and owner occupancy. All documents will be prepared with the current WV State Building Code and WV State Fire Code as well as all State and Federal Codes, Regulations, and Ordinances. **Understanding your needs through good communications up-front** will help ensure your project scope is known from the beginning; which will in-turn help save costs throughout the design and construction phases.



McKinley & Associates tracks the budget through all of the programming and design phase documents, and ensures that the total building scope continues to stay within the budgeted amount. The more we understand your project, and our ability to develop quality documents, ultimately create a better end-product, which will cut down on costs. In addition, during construction, the primary objective of our Construction Administration service is to ensure completion of work the way the client wants it - **as scheduled and as budgeted**. Through these efforts we hope you can see that we have been and will continue to supply our clients throughout West Virginia with great buildings that come in on/under budget.



2.1. c. The successful firm or team must demonstrate a history of projects that have been constructed in the time allotted in the contract documents and a clear plan to insure this project will be constructed within the agreed construction period. This plan must be described in detail.

Will will successfully complete your Goal/Objective 3: Provide Construction Contract Administration Services with competent professionals that ensures the project is constructed and functions as designed.

Construction Administration by definition is, literally, the administration of the Construction Contract. Generally, this has been translated to include all forms of communication and interaction between the Architect and the General Contractor, and the coordination of regular progress meetings on site.

During the construction, the processing of shop drawings and submittals will be controlled and monitored by Ms. Schessler, your Project **Architect**, and includes the receipt, logging, review and return of submittals. Your Project **Architect (and Engineers)** will also be a part of some on-site meetings and will be available to answer RFIs during the construction portion of the project; moreover, one of our **Construction Administrators (CAs)**, **Mike Price**, will now take the more active role.

McKinley & Associates has developed a more comprehensive role for the Construction Administrator assigned to your project. Our CAs performs the traditional tasks of monitoring construction to ensure compliance with Contract Documents, observing construction progress, conducting progress meetings, administering payment requests and change orders, and more.

But our CAs also constitutes an important thread in the texture of project continuity: our CA is part of the project development from the first design team meeting. Since they are here from **Day 1** (they are not thrown into the project only when construction starts; they are here from the beginning), so they know the ins-and-outs of the project. He becomes familiar with project objectives and conditions concurrently with the other team members, and subsequently is able to maintain an informed, but usefully peripheral, coordination role that adds value to the process, both during design, and during construction. His position as site liaison is thus extended to include project liaison-in-house wherever he sees a missing link in communication. As his primary tasks are construction related, often, what he brings to the table is good construction sense. Also, as mentioned before, during construction the primary objective of our Construction Administration service is to ensure completion of work the way the client wants it - **as scheduled and as budgeted.**



There are many ways to help the construction schedule. One tool that we could recommend and have utilized successfully is to specify the longer lead time equipment as early as possible in the design period. We then break these out for owner direct purchase from the manufacturer. This affords a quicker delivery due to any delay by the more typical contractor submittal process and will not hold up the Construction Period by waiting for the new equipment.



McKINLEY & ASSOCIATES
ARCHITECTS • ENGINEERS • INTERIOR DESIGN

TRIAD
TRIAD ENGINEERING, INC.

2.1. d. The successful firm or team must demonstrate competent and acceptable experience in all expected professional disciplines necessary for the design and completion of the project.

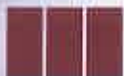
We know the McKinley/Triad Team possesses the required **expertise** to address all facets of your included projects, and we will provide you with all the disciplines and services needed to make these projects a success. **The experience of your Team members is seen in their resumes at the start of our submittal, along with the project sheets we included.**

We are confident we can meet your program requirements. The McKinley/Triad Team has experience with similar structures and grounds, such as lodges, hotels, and other “hospitality and accommodation” facilities. We have worked with owners in many different sectors of business and have been able to comply with their various requirements and standards, including Federal Agencies such as the NPS, EPA, USPS, DOD, FAA, and HUD, and also State Agencies such as West Virginia State Police, WVARNG, West Virginia University, Marshall University, West Virginia School Building Authority, DOE, and the Department of Culture & History to name a few. We are able to respond to their needs, and we are certain that we are able to respond to all of your needs as well.

You appropriately recognize how codes, and State / federal regulations are important to a successful project. Our professional’s design within these codes daily, as our practice is and remains a West Virginia practice and we are dedicated more than ever to the state in which we live. All documents will be prepared with the current WV State Building Code and WV State Fire Code as well as all State and Federal Codes, Regulations, and Ordinances. We are members of many organizations, and follow their standards, such as NFPA, AWI, WVEDC, AIA, NCARB, ASCE, ASPE, BOCA, ASHRAE, A4LE, and ACI International among others.

Our **architectural** design has been recognized with numerous State & National awards. Our **engineering** staff is known for innovative solutions, and has recently had special opportunities and experience related to various typical and atypical building types. For example, McKinley & Associates designed the first Chilled Beam HVAC System in the State of West Virginia, one of the first Variable Refrigerant Volume / Air-Cooled DX Multi-Zone System in the State, and one of the first buildings utilizing all-LED lighting in West Virginia. We have a well rounded range of experiences and are not afraid to take on new challenges. **We know the new technology and we know how and when to apply it effectively.**

We have **vast renovation, addition, and new construction experience** and are also qualified and experienced with projects that **respect the historic nature of the building (like the Old Inn)**. Our team is uniquely experienced in historic preservation, restoration, and/or renovation projects because we are similarly involved in the development of multiple structures, including our office in Wheeling among other buildings. We are very familiar with the Secretary of Interior (NPS) Standards and have completed many listings on the National Register. Furthermore, your Project Architect, Christina Schessler, RA, AIA, LEED AP, is an architect with a Masters Degree in historic preservation.



Per your request on the "General Terms and Conditions" Part 8 "Insurance," on the following pages you will see copies of our various Insurance Coverages.

ACORD™		CERTIFICATE OF LIABILITY INSURANCE			DATE (MM/DD/YYYY) 01/30/2017	
THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.						
IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).						
PRODUCER Paul Associates 1311 Chapline Street P. O. Box 990 Wheeling, WV 26003-0123				CONTACT NAME: III, Lee Paul PHONE (A/C, No, Ext): 304.233.3303 FAX (A/C, No): 304.233.3333 E-MAIL ADDRESS: PRODUCER CUSTOMER ID #:		
INSURED McKinley & Associates, Inc. The Maxwell Centre 32-20th Street Wheeling, WV 26003				INSURER(S) AFFORDING COVERAGE NAIC # INSURER A: Cincinnati Insurance Co. 10677 INSURER B: Brickstreet Ins Brick INSURER C: INSURER D: INSURER E: INSURER F:		
COVERAGES CERTIFICATE NUMBER: 15/18 Liab w/workers comp REVISION NUMBER:						
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
INSR LTR	TYPE OF INSURANCE	ADDITIONAL INSURER (INSR) / WVO	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY		EPP0146335	08/15/2015	08/15/2018	EACH OCCURRENCE \$ 1,000,000
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY					DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR					MED EXP (Any one person) \$ 10,000
	GENL AGGREGATE LIMIT APPLIES PER:					
						GENERAL AGGREGATE \$ 2,000,000
						PRODUCTS - COMP/OP AGG \$ 2,000,000
						\$
A	AUTOMOBILE LIABILITY		EPP0146335	08/15/2015	08/15/2018	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	<input type="checkbox"/> ANY AUTO					BODILY INJURY (Per person) \$
	<input type="checkbox"/> ALL OWNED AUTOS					BODILY INJURY (Per accident) \$
	<input type="checkbox"/> SCHEDULED AUTOS					PROPERTY DAMAGE (Per accident) \$
	<input checked="" type="checkbox"/> HIRED AUTOS					\$
<input checked="" type="checkbox"/> NON-OWNED AUTOS					\$	
A	UMBRELLA LIAB	<input checked="" type="checkbox"/>	EPP0146335	08/15/2015	08/15/2018	EACH OCCURRENCE \$ 1,000,000
	EXCESS LIAB	<input type="checkbox"/>				AGGREGATE \$ 1,000,000
	<input type="checkbox"/> CLAIMS-MADE					\$
	DEDUCTIBLE					\$
	RETENTION \$					\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		WCB1018014	12/30/2016	12/30/2017	<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in WV)	<input type="checkbox"/> Y/N	WV DELIBERATE INTENT COVERAGE INCLUDED "MANDOLDIS"			E.L. EACH ACCIDENT \$ 1,000,000
	DESCRIPTION OF OPERATIONS below	N/A				E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
						E.L. DISEASE - POLICY LIMIT \$ 1,000,000
DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required) SPECIMEN COPY TO BE HELD BY MCKINLEY AND ASSOCIATES.						
CERTIFICATE HOLDER				CANCELLATION		
SPECIMEN				SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.		
				AUTHORIZED REPRESENTATIVE <i>John Clark</i> 1/30/2017		
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ACORD 25 (2008/09)		The ACORD name and logo are registered marks of ACORD				



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
10/5/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER The James B. Oswald Company 1100 Superior Avenue, Suite 1500 Cleveland OH 44114		CONTACT NAME: Patricia Cholawa PHONE (A/C No. Ext): 216-839-2807 FAX (A/C No.): E-MAIL ADDRESS: PCholawa@oswaldcompanies.com	
INSURED McKinley & Associates, Inc. 32 20th Street #100 Wheeling WV 26003		INSURER(S) AFFORDING COVERAGE INSURER A - Continental Insurance Company NAIC # 18313 INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :	

COVERAGES **CERTIFICATE NUMBER: 268224512** **REVISION NUMBER:**

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

INSR LTR	TYPE OF INSURANCE	ADDITIONAL INSURER	W/O	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	GENERAL LIABILITY <input type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COMP/OP AGG \$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in WV) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				WC STATU-TORY LIMITS <input type="checkbox"/> OTH-ER <input type="checkbox"/> E L EACH ACCIDENT \$ E L DISEASE - EA EMPLOYEE \$ E L DISEASE - POLICY LIMIT \$
A	Professional Liability Claims Made Retro Date: 9/10/1981	N	Y	AEH591893924	10/10/2016	10/10/2017	Each Claim \$1,000,000 Aggregate \$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Waiver of Subrogation as designated above is provided when required of the Named Insured by written contract or agreement.

CERTIFICATE HOLDER Specimen For Purposes of Evidencing Coverage Only WV 26003	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE <i>Patricia A Cholawa</i>
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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: 348702

Doc Description: A/E Service-Cacapon Lodge Addition and Various Improvements

Proc Type: Central Contract - Fixed Amt

Date Issued	Solicitation Closes	Solicitation No	Version
2017-07-07	2017-07-20 13:30:00	CEOI 0310 DNR1700000007	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:

*000000206862
 McKinley & Associates, Inc.
 32 20th Street
 Wheeling, WV 26003
 (304) 233-0140


FOR INFORMATION CONTACT THE BUYER

Guy Nisbet
 (304) 558-2596
 guy.l.nisbet@wv.gov

Signature X  FEIN # 55-0696478 DATE July 18, 2017

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

DESIGNATED CONTACT: Vendor appoints the individual identified in this Section as the Contract Administrator and the initial point of contact for matters relating to this Contract.



 (Name, Title)
 Ernest Dellatorre, President

 (Printed Name and Title)
 32 20th Street - Suite 100, Wheeling, WV 26003

 (Address)
 (304) 233-0140 | (304) 233-4613

 (Phone Number) / (Fax Number)
 edellatorre@mckinleyassoc.com

 (email address)

CERTIFICATION AND SIGNATURE: By signing below, or submitting documentation through wvOASIS, I certify that I have reviewed this Solicitation in its entirety; that I understand the requirements, terms and conditions, and other information contained herein; that this bid, offer or proposal constitutes an offer to the State that cannot be unilaterally withdrawn; that the product or service proposed meets the mandatory requirements contained in the Solicitation for that product or service, unless otherwise stated herein; that the Vendor accepts the terms and conditions contained in the Solicitation, unless otherwise stated 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.

McKinley & Associates

 (Company)



 (Authorized Signature) (Representative Name, Title)

Ernest Dellatorre, President

 (Printed Name and Title of Authorized Representative)

July 18, 2017

 (Date)

(304) 233-0140 | (304) 233-4613

 (Phone Number) (Fax Number)

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 §31-5-5) 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: McKinley & Associates

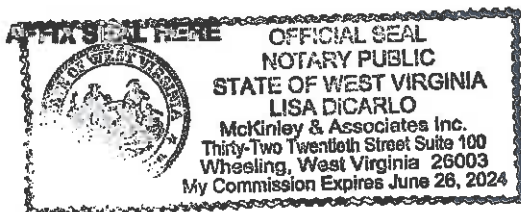
Authorized Signature: [Signature] Date: July 18, 2017

State of West Virginia

County of Ohio, to-wit:

Taken, subscribed, and sworn to before me this 18 day of July, 2017.

My Commission expires June 26, 2024.



NOTARY PUBLIC

[Signature]