

# West Virginia Army National Guard

**Re: Solicitation No.  
CEOI 0603 ADJ1900000007**

**Camp Dawson  
Building 215  
Doors & Windows Design**

RECEIVED

2018 AUG 30 AM 10: 29

WV PURCHASING  
DIVISION

 **McKINLEY**  
ARCHITECTURE + ENGINEERING

*in association with:*

 **STAFFORD CONSULTANTS INCORPORATED**  
*Engineering, Design, Consulting, Planning, & Environmental Services*

28 August 2018

Stephanie L. Gale  
Department of Administration, Purchasing Division  
2019 Washington Street East  
Charleston, WV 25305-0130

Dear Ms. Gale and Members of the Selection Team,

McKinley Architecture and Engineering has teamed up again with Stafford Consultants (McKinley Team), and are pleased to provide the West Virginia Army National Guard with our expression of interest to provide architecture and engineering design to renovate Building 215 at Camp Dawson, which is in need of new windows and doors. As you review this submission, we emphasize the following strengths of the McKinley Team with respect to your project:

***McKinley Architecture and Engineering (McKinley & Associates)*** is a full-service architectural and engineering firm that has been providing design services since 1981. We support a professional staff of Architects, Engineers, Construction Administrators, LEED Accredited Professionals specializing in Building Design and Construction, and more.

Over the years, we have designed various **security architectural and engineering projects**, which you will see throughout our proposal. From these experiences, we have gained the knowledge to realize the multi-purpose nature of some of these specialized facilities; such as safety and security, public access vs. control access, sensitivity to the people using the facility, and much more. This includes projects that were renovated to insure building security, compliance with current building codes, force protection of the building, and much more.

We have experience designing exterior and interior security doors, windows, bullet/explosion resistance storefronts and entryways, security glazing and frames, sally ports and man-traps, video camera monitoring, intercom systems, access control systems, vandal resistant hardware, and other security enhancements on various buildings across the state, including State Police detachments, E-911 centers, State Government facilities, correctional centers, and multiple school projects just to name a few.

We have also designed windows and doors improvements that combine **design flexibility and high performance**, which involves **form, function, performance, and security** features. Many of these designs are better suited to protect against transference of heat and cold, but also are high security types, and have the option of light filter and black out. For example, we can specify windows that are **energy efficient** and allow natural daylight to enter, but at the same time also **obstructs exterior vision (looking in)**.

Our renovation experience has also included multiple different plans that minimized disruptions of daily operations of the building while construction was implemented. This has included phasing projects to work at various parts of the building at different times which keeps other areas

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open, or working during “off” hours such as nights or weekends, among other options. Close coordination between the owner, contractor, and our firm from the start - will ultimately lead to the smoothest plan. **We can do this!**

McKinley Architecture and Engineering recently performed a statewide school safety & vulnerability audit for the department of homeland security (includes all 705 schools in West Virginia!). The safety and security of students, staff, faculty and visitors is the underlying goal of this project, and windows and doors were a major focus of these assessments. From this contract, we now **have employees with various levels of Security Training and Background**, such as West Virginia State Police criminal background checks required of all staff that entered the buildings, FBI background checks and clearance, PCII (Protected Critical Infrastructure Information) “Authorized User Certification,” and all documents were loaded into ACAMS (Automated Critical Asset Management System).

*Stafford Consultants* was founded in 1985, and they provide **engineering** services for **structural**, civil/site, water, environmental projects, and more. They currently employ a total staff of eighteen, including five registered professional engineers. They will be responsible for any structural (possible door/window structure verification and/or stabilization) or civil work (if the entrances need to be expanded upon the buildings), if required.

**We are ready to begin immediately and will meet all your Goals and Objectives.** Thank you for reviewing our submission and considering the McKinley Team for your proposed project. We are very excited about the possibility of working with you again.

Sincerely,



Ernest Dellatorre

President

McKinley Architecture and Engineering

(304) 233-0140

[EDellatorre@McKinleyDelivers.com](mailto:EDellatorre@McKinleyDelivers.com)

# Project Goals and Objectives

**M**ckinley Architecture and Engineering has extensive experience with providing drawings and specifications for doors and windows renovations. This includes interior and exterior doors and windows that were renovated to insure building security, safety and security renovations and upgrades, man-traps, access control systems upgrades, hardware upgrades, compliance with current building codes, as well as force protection to name a few.

We have experience with different levels of security on various buildings across the state, including multiple State Police detachments, Correctional Centers, National Guard projects, E-911 Centers, Courthouses, Private clients (like the Orrick Corporation's Global Operations Center), State Office Complexes, and at schools to name a few.

We have the skill needed to provide drawings and specifications for addressing the door and windows issues effecting Building 215 at Camp Dawson. This would require on-site investigation. Our approach to design requires a dialog with the owners and the end users of the facility. To start your project, a kickoff meeting will be held with all available owners representatives along with facility walkthroughs for the design professionals. For your project team, we have included an architect, as well as a professional electrical engineer (*if your doors will need access control, or doors/ windows tied into security systems, etc.*), a professional structural engineer, and more. We are also willing to dedicate more professionals to your projects.

From this on-site meeting and investigation of Building 215, we will understand the problems or deficiencies in the current doors, windows, and hardware, and we will propose options for resolving the issues. At this point, the Owners Project Requirements will be defined and documented to be used as a guideline through the design phase. After this, we will verify existing conditions against any available building drawings and/or documentation. We will use all this information to aid in the design of the doors and windows renovation projects. This information will then be used to budget for the work and prepare for the actual corrections period. We can also provide multiple options pertaining to the quality and style of replacement or repair as related to the potential cost of construction.

Throughout the design process, we hold design workshops to get the critical information needed to achieve a design that meets your goals and objectives. We do not only depend on our experience, but on the day to day experiences of those who will use the building. We have found that this hands-on approach allows us to focus on your needs and desires and to achieve a better outcome for our client. We will successfully design these replacements to meet your goals and objectives.

You will see as part of our submittal the vast experience we have with the West Virginia State Police in renovating their facilities. By virtue of our experience having worked on dozens of State Police Detachments, we understand the need for security, especially where the public enters the detachment. We also design areas that are **employee only, including separate secure entrances**, especially for the detachments with E-911 centers. **Doors and windows have security glazing and insulation.** In addition to doors, we typically use block for **force and bullet protection**; but in an existing building where we have to use gypsum board partitions we would use fiberglass ballistic panels and expanded metal mesh behind the gypsum board, and on the inside of the wall we would use plywood under for **extra blast protection**. Providing security below the access floor can be addressed by using expanded metal mesh; allowing the wiring to pass through, but limiting access to the space above.



# Project Goals and Objectives

Our Firm as a whole brings a vast experience in working with **high security facilities**, which you will see throughout our proposal. We have completed hundreds of projects, small and large, gaining experience that we can apply to your project. Our high security and/or emergency service facilities experience ranges from you, the **West Virginia Army National Guard**, to the State Police, sheriff, ambulance authorities, fire departments/stations, emergency operations centers, and E-911 communications centers among others. From this experience, we have gained the knowledge to realize the multi-purpose nature of these specialized facilities; such as safety and security, sensitivity to the people using the facility, cost and energy efficiency, flexible environments, and much more. 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. The main reason we have been able to maintain this relationship is because we LISTEN to their needs. So that you don't only have to take our word for it; we encourage you to call our references.

Furthermore, from a State-Wide School Vulnerability Assessments Contract we were recently awarded, we now have **employees with various levels of Security Training and Background**, such as FBI background clearance, PCII (Protected Critical Infrastructure Information) "Authorized User Certification," and all documents are loaded into ACAMS (Automated Critical Asset Management System). We now have a great understanding of the information required by First Responders - which we utilize in our designs!

**Quality Control** is a constant process which begins with the initial project activity and continues through document submissions, construction and owner occupancy. Our history of completing successful projects is founded upon our commitment to this process. During the design phase all personnel become fully versed in your program, the project requirements and design standards. The design team is responsible for identifying for the WVARNG any potential conflicts between program criteria and design standards and resolving those conflicts to your satisfaction. Prior to the completion of each determined phase, a set of project documents is issued to each discipline and consultant (Stafford) for coordination, cross-checking and review. The following items are checked at that time: drawings and specifications for program compliance; drawings and specs for internal coordination; cost effectiveness of the design; drawing accuracy; and compliance with appropriate codes and client standards. As the design is developed, Thom Worledge, your Project Manager, will present the plans for review and comments to a plan group depending on the nature of the work; e.g. architects critiquing the architecture, and engineers commenting on the engineering. Once a consensus is reached, the plans advance in the process. After coordination check corrections are completed, Thom will review the documents and compares the completed documents with check prints to verify that corrections have been made in accordance with the project design criteria. Review sets are sent to the WVARNG, Fire Marshal and other governing authorities for preliminary review. Prior to the final release of the documents, revisions are checked by Thom and appropriately referenced on the drawings. Copies of the final documents will be distributed to the WVARNG, Fire Marshal and other governing authorities for final review comments, which are incorporated into the documents prior to issuance for bidding and construction. Bid documents are issued after a final check to verify that all bid packages have current revisions included and are appropriately identified. Bid sets are numbered and registered to bidders so that each bidder may be kept informed of clarifications and addenda. During construction, our Construction Administrators monitor the contractor's progress to ensure that they are following the Construction Documents. For all of our Clients we require a set of Operation & Maintenance Manuals be submitted from manufacturers as Closeout Documents. The 11-Month Walk-thru is specified to follow-up on the status of the completed work and to make it possible to review product performance and final installation standards have been met before the warranties expire.

# Design Team Flow Chart



## Project Manager / Point of Contact

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

## Architecture

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

*Architect  
Energy Efficient Design*

## Engineering Team

**Bruce A. Kennedy, PE**  
*Electrical Engineer*

**Tim E. Mizer, PE, RA, QCxP**  
*Architectural Engineer  
Qualified Commissioning Process Provider*

**Kenneth R. Crowe, PE** *Ⓢ*  
*Structural Engineer  
Site/Civil Engineer*

## Construction Administration

**Robert E. Smith**

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

## Architect / Specialized LEED Accredited Professional



### EDUCATION:

Virginia Polytechnic Institute & State University  
Master of Architecture - 1992

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

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

#### Registered Architect in:

West Virginia  
Ohio  
Pennsylvania  
Tennessee  
Virginia

#### National Board Certification:

NCARB # [REDACTED]

#### President:

West Virginia Society of Architects

#### Member:

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

#### Founder & Chairman of the Board:

US Green Building Council's WV Chapter

#### Former Voting Member:

ASHRAE 90.1 Int'l Energy Code Committee

### PROFESSIONAL EMPLOYMENT:

McKinley Architecture and Engineering  
Manager, Charleston Office  
Charleston, WV (2005 to present)

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

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

TAG Architects  
Charleston, WV (1985-1990)

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

### SUMMARY OF EXPERIENCE:

Mr. Worledge is a skilled **Architect** with over 30 years of experience, who has been the former President of the WV chapter of AIA, has received State-wide and National design awards, and placed in National and Global design competitions. Thom was the **first LEED AP in West Virginia**, has been a member of the USGBC since 2001, and is a Founder & Chairman of the Board for USGBC's West Virginia Chapter. As a **LEED Accredited Professional specializing in Building Design & Construction** and a **recognized sustainable design expert**, he has **2 LEED Certified, multiple LEED Registered, CHPS Registered, and other energy-efficient projects**; had articles published in state and national trade publications; spoken before architectural students, ASHRAE chapters, and business groups on sustainable design issues; was a featured speaker at multiple National conferences; served on the committee that sets the standards for the International Energy Code; and as a professional trainer for the Sustainable Building Industries Council, he teaches other design professionals in the art of High Performance design. He is also a **Recognized Educational Facility Professional (REFP)** as designated by the A4LE.

### NOTABLE PROFESSIONAL ACHIEVEMENTS:

United States Postal Service - Open-End IDIQ (Indefinite Delivery / Indefinite Quantity) contract / multiple projects across WV

West Virginia State Police - Open-End A/E contract / multiple projects across WV, including WVSP Academy's renovations to Buildings A, B, & C; new Buildings D & Multi-Purpose Building. New Logan Detachment

West Virginia School Building Authority - State-Wide School Safety/Vulnerability Assessments. New construction & renovations for multiple districts, including Boone, Hancock, Marshall, & Wood County Schools

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

WVDHHR's new Ohio County office fit-out / renovations

Veterans Affairs Medical Centers - multiple VAMCs around WV and PA

West Virginia University - Open End A/E contract / University Police Building office fit-out & WVU Tech's Maclin Hall Dormitory renovations

Fairmont State University - "University Terrace" College Student Housing Apartments 3 Building Complex

Southern WV Community & Technical College - Wyoming/McDowell Campus renovations and Williamson Campus renovations

West Virginia State University - Gus R. Douglass Economic Development Center (DigiSo) renovations/repurpose

Charleston Enterprise Center office renovation (**2009 WV AIA Design Award winner / energy efficient "green" design**)

Natural Energy Design (N&D) Building (**energy efficient "green" / 2013 Placemaker Award**)

Marshall County Schools - Hilltop Elementary School (**LEED Certified - won multiple WV and National Awards & Recognitions**)

Williamson Redevelopment Authority's SMART Office fit-out (**LEED Registered / 2013 Placemaker Award**)



# Bruce A. Kennedy, PE

## Electrical Engineer

### EDUCATION:

The University of North Dakota  
B.S. Electrical Engineering - 1975

DeVry Institute of Technology

### MILITARY SERVICE:

US Air Force - Honorable Discharge

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

Registered Engineer

### PROFESSIONAL EMPLOYMENT:

McKinley Architecture and Engineering  
Electrical Engineer  
Wheeling, WV (2018 to present)

Advanced Electrical Simulations LLC  
Owner/Principal Engineer  
Spring, TX (2014 to present)

Cameron International  
Principal Electrical Engineer  
Houston, TX (2011-2014)

### SUMMARY OF EXPERIENCE:

Mr. Kennedy has been an **Electrical Engineer** since 1975. He is an experienced power electronics/electrical systems design engineer with extensive electrical simulation experience using ETAP, SKM, EasyPower and PSIM. He personally owns and maintains ETAP license. He has completed electrical system designs for industrial, office, medical, educational, retail construction, and more. Your doors and windows renovation project might require electrical systems tie-ins, such as access control, power, and safety & security alarm systems.

### NOTABLE PROFESSIONAL EXPERIENCES:

WVDOT, Division of Highways - District 6 Moundsville Headquarters

The Towers Building renovations

Wetzel County Schools - Valley Field House

Harrison County Schools - Johnson Elementary School

Facilities arc-flash, short-circuit fault, protective device coordination, load flow and harmonics studies.

Facilities electrical system existing conditions, code compliance and problem solving surveys.

Drilling rig short-circuit fault current, protective device coordination, load flow and harmonics studies.

Application of NEC, IEC and ABS standards to mobile offshore drilling rig electrical systems.

Computer data center electrical system design and onsite project management.

Data center short-circuit fault current, protective device coordination and arc-flash studies.

Electrical system designs for medical, industrial, office and retail construction.

Building load analyses, emergency generator sizing and fault current studies.

Electrical system designs for hospitals, medical clinics and educational buildings.

Short-circuit fault current, protective device coordination and arc-flash studies.

Industrial battery charger and UPS systems power electronics design.

Custom power conversion equipment/systems design.



# Tim E. Mizer, PE, RA, QCxP

Architectural Engineer / Architect / Commissioning Provider

## Director of Operations

### EDUCATION:

Kansas State University  
B.S. Architectural Engineering - 1983

University of Cincinnati  
Architecture

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

#### Registered Engineering in:

West Virginia  
Ohio

#### Registered Architect in:

Ohio

#### Qualified Commissioning Process Provider

### PROFESSIONAL EMPLOYMENT:

McKinley Architecture and Engineering  
Architect / Engineer  
Wheeling, WV (1995 to present)

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

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

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

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

### SUMMARY OF EXPERIENCE:

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 Architecture and Engineering in 1995, and has over 25 years of experience. Mizer's background as an Architect and Engineer has provided him with a total understanding of the engineering components and 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. He will be key in the coordination of all of the engineering systems within your door and window renovations.

### NOTABLE PROFESSIONAL EXPERIENCES:

West Virginia Army National Guard - multiple projects

West Virginia State Police - dozens of renovations and new detachments state-wide / also surveyed, reviewed, projected, budgeted, and documented 72 police facilities

Building 34: WV State Office Complex in Weirton

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

West Virginia Health & Human Resources Wheeling Office renovations

WVU University Police Department

Ohio County Justice Center renovations

Marshall County Justice Center

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

Wheeling Island Fire Station

Jefferson County (OH) Courthouse upgrades

Raleigh County Emergency Services Authority's 911 Center and Emergency Operations Center renovations

West Virginia School Building Authority - dozens of school renovations and new construction projects across the state, including School Access Safety upgrades (door and windows)

Orrick's Global Operations Center renovations

United States Postal Service - dozens of renovation projects

West Virginia Independence Hall renovations

Capitol Theatre renovations

Maxwell Centre office building renovations

Wagner Building office building renovations

Bennett Square office building renovations

VAMC Beckley renovations



**KENNETH R. CROWE, P.E.**  
**VICE PRESIDENT**

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**EDUCATION:**

West Virginia Institute of Technology  
Bachelor of Science, Civil Engineering (1976)

**REGISTRATIONS/AFFILIATIONS:**

Registered Professional Engineer in  
West Virginia (1980) and Virginia (1981)

**EXPERIENCE:**

Stafford Consultants Incorporated (1985 to present)  
Gates Engineering Company (1981 to 1985)  
Westmoreland Coal Company (1976 to 1981)

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**PROJECT MANAGER AND DESIGN ENGINEER:**

- Cameron High School, Marshall County – site work
- Weirton Elementary School, Hancock County – site work
- Hilltop Elementary School, Marshall County – site work
- Williamstown High School renovations, Wood County – site work
- Bayer Federal Credit Union, Ohio County – site work
- Brooke County Middle School, Brooke County – structural and site work
- Oak Glen High School Multi-use Stadium, Hancock County – site work
- Marshall University Married Student Housing, Huntington, WV – structural renovation work
- Princeton Renaissance Theater Renovations, Princeton, WV – structural renovation work
- Mercer County Health Center in Green Valley, WV – structural and site work
- Oakvale Elementary School in Oakvale, WV – structural and site work
- North Central Advanced Technology Center in Marion County, WV – structural work
- Merriman Athletic Facilities building at Virginia Tech – structural and site work
- 25 projects for the WVDoH including Cass Arch Bridge (*WVDoH Small Bridge Engineering Excellence Award Winner*), Mineral Wells I-77 Interchange Overpass Bridge (*WVDoH Small Bridge Engineering Achievement Award Finalist*), Camden Avenue I-77 Bridge, Grapevine Creek Bridge (*WVDoH Small Roadway Engineering Excellence Award Winner*), North Lewisburg Road Widening (*WVDoH Small Roadway Engineering Achievement Award Finalist*), and Mullens Overhead Bridge.
- 21 mine reclamation projects for the WVDEP, including Williamson Nursing Home Slide, Milburn Red Dog Pile, Mill Branch Refuse Piles, Canebrake Complex, and Matoaka Refuse Pile.

# Robert E. Smith

## Construction Administrator

### EDUCATION:

University of Pittsburgh  
M.S. Industrial Engineering - 1989

United States Air Force Academy  
B.S. Behavioral Science /  
Human Factors Engineering - 1983

### PROFESSIONAL AFFILIATIONS AND REGISTRATIONS:

#### Board Member:

Indian Creek School District (elected in 2009)

#### Instructor:

Mechanical Engineering, Eastern Gateway  
Community College

#### President:

Mingo Business Association (2007 to present)

#### Commander:

American Legion Post 351 (2008 to present)

### PROFESSIONAL EMPLOYMENT:

McKinley Architecture and Engineering  
*Construction Administrator*  
Wheeling, WV (2009 to present)

Jefferson County Regional Planning Commission  
*Regional Planner*  
Steubenville, OH (2008-2009)

Edison Local School District  
*Director of Operation* (1999-2008)  
*Transportation Supervisor* (1998-1999)  
Hammondsville, OH

### MILITARY SERVICE:

Wright Patterson Air Force Base - Dayton, OH  
*Chief B-2, Block 20 Field Retrofit, \$300 million*  
*B-2 Systems Program Office* (1994-1996)  
*Team Leader, Process Improvement Technology*  
Armstrong Laboratory (1989-1994)

Randolph Air Force Base - San Antonio, TX  
*Chief, Test Construction Section*  
Occupational Measurement Center (1987-1988)  
*Quality Control Psychologist*  
Occupational Measurement Center (1985-1987)  
*Supervisor of Test Construction Team*  
Occupational Measurement Center (1983-1985)

### SUMMARY OF EXPERIENCE:

Mr. Smith is a self confident, articulate and highly motivated individual with superior interpersonal and teamwork skills. He has a plethora of experience in mid to upper level personnel management, advanced information systems integration, training, acquisition, contract management, transportation and maintenance, and quality control. He is currently a member of the Board of Education for the Indian Creek School District in Jefferson County, Ohio. He is also an Adjunct Professor at Eastern Gateway Community College in Steubenville, Ohio, where he is teaching Mechanical Engineering. In addition, has 23 years of direct supervisory experience, as well as **13 years of documented success as an Air Force Officer.**

### NOTABLE PROFESSIONAL EXPERIENCES:

WV Army National Guard - AASF#1 Hangar renovations  
USPS Clarksburg Financial Office renovations  
USPS Parkersburg Carrier Annex & Hub renovations  
City of Steubenville - 4 Parks' Exterior Safety & Security Lighting  
Jefferson County Commission - Ohio Valley Towers renovations  
Steel Valley Regional Transit Authority renovations  
Cameron American Legion exterior renovations  
Harrison County Courthouse roof  
Follansbee City Building renovations  
Cabela's Eastern Distribution Center  
Lincoln National Bank Building  
Fairmont State University's College Apartments Housing Complex  
Brooke County Schools - Follansbee Middle renovations  
Grant Co. Schools - Union Educational Complex renovations  
Hampshire County Schools - Animal Vet Science Center  
Hancock Co. Schools - Senator John D. Rockefeller IV Career Center renovations  
Hancock Co. Schools - New Manchester Elementary renovations  
Hancock Co. Schools - Oak Glen High renovations  
Hancock Co. Schools - Weirton Elementary  
Marshall Co. Schools - Cameron High (LEED Registered)  
Marshall Co. Schools - Hilltop Elementary (LEED Certified)  
Tyler Co. Schools - 3 HVAC renovation projects  
The Linsly School - Baner Hall & Coudon Ogden Library  
The Linsly School - Behrens Gym



# Corporate Information

## Firm History

Founded in 1981, McKinley Architecture and Engineering is a multi-discipline full service Architectural & Engineering firm, offering comprehensive professional services in Architecture, Engineering, Interior Design, Energy Efficient and Sustainable (LEED) Design, Commissioning, Construction Administration, Learning Environment and Educational Facility Planning, and Historic Preservation. We have a broad range of skill and experience for projects involving governmental, emergency service, commercial, industrial, PK-12 schools, higher educational, sports & recreation, private sector, and more. Over the years, our firm won multiple State and National awards and recognitions for our designs.



## Firm Information

Ernest Dellatorre  
President

Tim Mizer, PE, RA, QCxP  
Director of Engineering

Patrick J. Rymer, AIA, ALEP  
Director of Architectural Services

## Date of Incorporation

July 1, 1981  
Wheeling, West Virginia

## Number of Professionals

Total Size	24
Architects	5
Engineers	2
Arch./Eng. Designers	6
Construction Admins.	2
Interior Designer	1
LEED AP BD+C	2
ALEP (CEFP) / REFP	2
Commissioning Provider	1
Historic Preservationist	1

## Locations

32 Twentieth Street  
Suite 100  
Wheeling, WV 26003  
P: 304-233-0140  
F: 304-233-4613

129 Summers Street  
Suite 201  
Charleston, WV 25301  
P: 304-340-4267

416 Longridge Drive  
Pittsburgh, PA 15243  
P: 724-223-8250

## Credentials

McKinley Architecture and Engineering is a member of the following organizations:

A4LE (formerly CEFPI), ACI International, AIA, ASCE, ASHRAE, ASPE, AWI, BOCA, NCARB, NFPA, WVEDC, and more.

## Follow Us

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Instagram: @McKinleyDelivers





# Sustainable "Green" Design

**B**uildings designed today will need to meet the demands of the future; McKinley Architecture and Engineering identifies the changes necessary to meet these demands. This approach helps to retain the buildings' long-term profitability and value, which achieves the buildings' **sustainability**.

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

**Our Philosophy** is to provide our clients with experienced leadership as well as state-of-the-art and **innovative** design expertise to accomplish the goals of your projects. **Function, economics and versatility**, in addition to the development of **strong aesthetic appeal**, are crucial elements in our design process. We also believe that enhancement of the physical environment in which each individual lives and works should add significantly to the enjoyment of life. Our firm has dedicated our professional skills to attain these goals. **For a few recent sustainable awards**, we were honored to have won **5 Placemakers Awards from West Virginia GreenWorks** at the Building Conference in Morgantown. In addition, **Cameron Middle/High School won the Black Bear Award for the Highest Achievement for the West Virginia Sustainable Schools program**, and was selected as a **2014 U.S. Department of Education Green Ribbon School!**

**Moreover, Hilltop Elementary School** is one of our many projects that we designed using **energy efficient and sustainable design** approaches. It was not until **after** construction had commenced that the Owner decided to submit for LEED Certification. This required a great deal of coordination with the architects, engineers, subcontractors and suppliers. Since we incorporated **good sustainable design practices** from the beginning, this allowed for an easy transition, and for the project to be successfully completed in July 2009. **This is the first LEED Certified school in the state of West Virginia.** Hilltop won a **Gold Medal Green Building Award by Building of America**. Hilltop also won the West Virginia Department of Environmental Protection's **Clean Energy Environmental Award**. Hilltop received the **Black Bear Award for the Highest Achievement for the West Virginia Department of Education's Green Ribbon Schools program**. In addition, Hilltop won a **Placemaker Award for Leadership of/for Place from the West Virginia GreenWorks**. Moreover, in April 2012, Hilltop was one of 78 schools (which span 29 states and D.C.) to be awarded the **first-ever U.S. Department of Education Green Ribbon Schools!**



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



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



# Leadership in Energy and Environmental Design



**LEED® (Leadership in Energy and Environmental Design) Green Building Rating System™** developed by the U.S. Green Building Council (USGBC) is the nationally accepted standard for the design, construction, and operation of high performance green buildings ([www.usgbc.org](http://www.usgbc.org)). In January 2001, our firm was the **first organization in West Virginia to join the USGBC**. No other WV firm joined until nearly 2 years later! We have **LEED Accredited Professionals** on staff, along with our skilled architectural/engineering team, who will efficiently and cost effectively achieve certification under this standard or we can guide you through the process in order to develop sustainability goals specific to your project.

We have **LEED® Accredited Professionals specializing in Building Design & Construction** on staff:

- Christina Schessler, AIA, LEED AP BD+C
- Thomas R. Worlledge, AIA, LEED AP BD+C, REFP
- **Your Project Manager**



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

- Hilltop Elementary School** in Sherrard, WV (LEED for Schools 2.0)
- Building 55: West Virginia State Office Complex** in Logan, WV (LEED NC 2.2)

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

- Bellann in Oakhill, WV (LEED EB O&M)
- Cameron Middle/High School in Cameron, WV (LEED for Schools 2.0)
- SMART Office in Williamson, WV (LEED CI)

The LEED AP Specialty Logos signify advanced knowledge in green building practices and specialization in a particular field.



The LEED AP BD+C designation that both Thom and Christina have achieved represents specialization in commercial design and construction.



**Thomas R. Worlledge, AIA, LEED AP BD+C, REFP** has been a member of the USGBC since 2001; he was the first LEED Accredited Professional in the state of West Virginia! As a professional trainer for the Sustainable Building Industries Council, he teaches other design professionals in the art of High Performance School

design. He is also a Founder & Chairman of the Board for the US Green Building Council's West Virginia Chapter.



**Christina Schessler, AIA, LEED AP BD+C** has been a member of the USGBC since 2009. In 2012 she received her Masters in Historic Preservation, so not only can she incorporate LEED "Green" aspects into new buildings; she can even incorporate energy efficient design into renovation/preservation

projects. Twenty percent of a building's energy consumption is embodied in the existing physical structure itself!

The 'USGBC Member Logo' is a trademark owned by the U.S. Green Building Council and is used by permission.



# Construction Administration & On-Site Representation

**Construction Administrator Involved from the Beginning of the Design Phase**

**Observe the Construction Progress**

**Liaison between the Owner, Contractor, and Architects/Engineers**

**Responsible for All Construction Progress Meetings and Minutes**

**Monitor the Construction Schedule**

**Ensure that the Contractor is Following the Construction Documents**

**Verify Pay Application and Change Orders**

**Typically On-Site Once Every Two Weeks  
(Provide Additional On-Site Representation if Requested)**



Our **Construction Administrators** have an extra responsibility than what most firms' Construction Administrators have; our CAs are a part of the design process 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. Our CAs have an important role as being the **liaison between the Owner, Contractor, and Architect**. The primary objective of the Construction Administration services is to ensure completion of work the way the client wants it - **as scheduled and as budgeted**. Our CAs evaluate the quality of the work to verify that it meets the level required by clients; in addition, they monitor the contractor's progress to ensure that they are following the Construction Documents. They observe the construction progress, are responsible for all construction meetings and minutes, and they verify pay application and change orders. The Construction Administrator is typically on-site once every two weeks, but we can provide additional on-site representation if requested.

# References

## **WVDHHR's Ohio County Office Building**

Mr. David J. Hildreth  
WV Department of Administration  
Real Estate Division  
1409 Greenbrier Street  
Charleston, WV 25311  
304 / 558-1295

## **Multiple WVSP Detachments**

Captain Stephen Tucker  
Superintendent  
West Virginia State Police  
4124 Kanawha Turnpike  
South Charleston, WV 25309  
304 / 746-2211

## **Orrick's Global Operations Center**

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

## **Multiple Schools with Doors / Windows Renovations**

Mr. Jeff Lancaster  
Treasurer/CFO  
Wetzel County Schools  
333 Foundry Street  
New Martinsville, WV 26155  
304 / 455-2441 x129

## **Multiple Schools with Doors / Windows Renovations**

Mr. Mark Dziazkowicz  
Facilities/Maintenance Director  
Hancock County Schools  
104 North Court Street  
New Cumberland, WV 26047  
304 / 564-3411



# Client Testimonial



**West Virginia State Police**  
725 Jefferson Road  
South Charleston, West Virginia 25309-1698  
Executive Office

**Earl Ray Comblin**  
Governor

**Colonel C. R. "Jay" Smithers**  
Superintendent

September 8, 2011

Subject: Reference for McKinley & Associates

To Whom It May Concern:

The West Virginia State Police have had a professional relationship with McKinley & Associates since 1996. Not only do their Architects and Engineers listen to the needs of our law enforcers; they have gone beyond the call of duty to ensure our projects are top quality, run smoothly, and are completed on time.

Sincerely,

A handwritten signature in blue ink that reads "Colonel C.R. 'Jay' Smithers".

Col. C.R. "Jay" Smithers,  
Superintendent

Equal Opportunity Employer



## CORPORATE PROFILE

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### SERVICES:

Stafford Consultants is a full service engineering firm providing services in Civil, Structural, Highway, Bridge, Airport, Environmental, and Sanitary Engineering. We have been providing engineering services for water, sewer, and general civil projects for more than 31 years. Although our main emphasis is toward the municipal utility market, our firm is highly qualified and capable of completing varied civil and structural projects. The football stadiums at West Virginia and Marshall Universities, the Merriman Athletic Facilities building at Virginia Tech, the Chuck Mathena Center in Princeton, sidewalks for the City of Princeton, artificial turf for the Princeton Senior High School football field, structural design and sitework for the Oakvale Elementary School, and master planning of athletic facilities at Virginia Tech and Marshall University are just a few examples.

Stafford works closely with our clients to develop projects that meet their needs and can be constructed in a timely and cost effective manner. We assist the client from the beginning to end of their project with complete project services – preliminary study reports, preliminary design, final design, bidding, and complete construction administration services.

### HISTORY:

Stafford Consultants Inc. was formed in 1985 from a core group of employees of Gates Engineering Company. After many successful years of operation, Gates Engineering Company was bought by a large design / build firm that later decided to divest the consulting engineering firm. Six employees have been with the firm since its inception.

Our office has been located in Princeton since opening for business. While the majority of our clients are located in the southern part of the state, Stafford has worked throughout West Virginia and also provides services in Virginia.

### COMMITMENT:

Stafford is committed to providing quality engineering services to our clients, completed on time and at a fair price. Continuity of the project management team is paramount. The engineer preparing the proposal and presenting our qualifications at the interview is the same engineer that will be managing your project.

Our design teams utilize the latest versions of AutoCAD and AutoCAD Civil 3D software, in addition to various other structural, hydraulic, and hydrology packages. We utilize Ajera Complete to track all project time and expenses to make sure projects remain on schedule and within budget.

**1105 Mercer Street  
Princeton, WV 24740  
304-425-9555**



## Water

### Summersville Water Plant



- ▶ Over 30 storage tanks ranging from 30,000 to 750,000 gallons
- ▶ Surface water treatment plants from 50 to 2,000 gallons per minute
- ▶ Transmission and distribution systems ranging in costs from \$100,000 to over \$30,000,000
- ▶ Pumping stations designed with the needs and desires of the client in mind



Alderson Water Storage Tanks

## Site Development



Glade Springs Village

Stafford Consultants provides engineering services to public and private clients such as:

- ▶ grading
- ▶ site utilities
- ▶ stormwater permitting
- ▶ structural analysis
- ▶ construction monitoring
- ▶ expert witness

Typical projects like Chapmanville, Williams-town, Parkersburg and Parkersburg South High Schools included:

- ▶ site grading
- ▶ utilities
- ▶ stormwater



Parkersburg South High School

## Wastewater

### Princeton Wastewater Treatment Plant



### Athens Wastewater Treatment Plant



Stafford projects include:

- ▶ treatment systems from 10,000 gallons per day to 5 million gallons per day
- ▶ conventional activated sludge, extended aeration, "orbal" oxidation ditch and sequencing batch reactor treatment systems
- ▶ conventional sewer systems and innovative systems such as pressure systems, vacuum systems, septic tank effluent systems and constructed wetlands

## Some of Stafford's Satisfied Clients

Town of Alderson, West Virginia  
 Alleghany County, Virginia  
 Town of Ansted, West Virginia  
 Town of Athens, West Virginia  
 Big Bend P.S.D., Talcott, West Virginia  
 Town of Blacksburg, Virginia  
 City of Bluefield, West Virginia  
 Bluefield Sanitary Board, Bluefield, Virginia  
 Town of Bramwell, West Virginia  
 Bramwell P.S.D., Bramwell, West Virginia  
 Cooper Land Development, Inc., Beaver, WV  
 City of Gary, West Virginia  
 Greenbrier Valley Airport, Lewisburg, WV  
 City of Hinton, West Virginia  
 City of Lewisburg, West Virginia  
 Logan County PSD, Logan, West Virginia  
 Marshall University, Huntington, West Virginia  
 McDowell County PSD, Coalwood, West Virginia  
 Mercer County Commission, Princeton, WV  
 New Haven PSD, Fayetteville, WV  
 Nicholas County Commission, Summersville, WV  
 Oakvale Road PSD, Princeton, West Virginia  
 City of Princeton, West Virginia  
 Princeton Sanitary Board, Princeton, West Virginia  
 City of Welch, West Virginia  
 WV Division of Highways, Charleston, WV  
 WV Department of Environmental Protection, WV  
 White Oak PSD, Scarbro, West Virginia  
 Wilderness PSD, Mt. Nebo, West Virginia

\*\*\*\*\*

Lyle Huntington, former Manager of Oakvale Road PSD said: "Oakvale Road has done service with Stafford Consultants since 1989. They have handled over \$50,000,000 worth of water and sewer projects. Stafford Consultants does exceptional work. You will not be disappointed if you should choose Stafford Consultants. I will continue to use them for future projects."

## Transportation

### Devil's Backbone Bridge



- ▶ 19 bridge design projects for WV Division of Highways
- ▶ 5 roadway design projects for WV Division of Highways
- ▶ 3 Engineering Achievement Awards for Bridge and Roadway Designs



Mullens Bridge

## A Client-Caring and Serving Company

# STAFFORD CONSULTANTS INCORPORATED



Whether your needs are for utilities, transportation, athletic facilities, structures or site development, you can trust the **EXPERIENCED** Engineers at **STAFFORD CONSULTANTS.**

Engineering, Design and Consulting

1105 Mercer Street  
 Post Office Box 5849  
 Princeton, West Virginia 24740  
 Phone: (304) 425-9555  
 Fax: (304) 425-9557  
 E-Mail: staffordconsultants@frontiernet.net



Open-Ended Contract

# West Virginia State Police

## Owner

West Virginia State Police

## Construction Cost

These projects were completed under 3 multi-year open-ended agreements

## Project Architects-Engineers

McKinley Architecture and Engineering

McKinley Architecture and Engineering have completed design services on dozens of renovations, multiple new detachments, and several additions on West Virginia State Police detachments throughout the State. Some buildings have E911 Centers which have a higher level of security. By virtue of our experience having worked on dozens of State Police Detachments, we understand the need for security throughout the entire buildings, especially where the public enters the detachment. There are various levels of secure windows and doors. The windows are usually bullet-proof glass, some are tinted and insulated secure-lined glass, some allow daylight but also obstruct exterior vision (looking in). At the WVSP Academy, we designed a shooting range control center with a watch tower that is windowed on three sides with full view of the range (with insulated & safety glass), as well as a staging area that is enclosed with a glass wall toward the range, with space for 50 cadets with tables for gun cleaning and check. In addition at the WVSP Academy, we renovated 3 buildings and includes all new windows which are both energy efficient and secure. In addition, we design multiple energy-efficient and sustainable design aspects to the various buildings, such as the Logan Detachment uses a daylight clearstory to let natural daylight into the internal squad and conference rooms (seen to the bottom right). Typically we use block for force and bullet protection; but in an existing building where we have to use gypsum board partitions we would use fiberglass ballistic panels and expanded metal mesh behind the gypsum board, and on the inside of the wall we would use plywood under for extra blast protection. Providing security below the access floor can be addressed by using expanded metal mesh; allowing the wiring to pass through, but limiting access to the space above. We have extensive experience designing secure interior and exterior doors and associated access control systems on dozens of WVSP Detachments.

Architectural and Engineering design for new addition and renovations to the detachment in Pendleton (Franklin). The 3,170 SF addition was for a 911 Center (E911) that included 2 offices, a communications room, a transmitter room, a kitchen and a vestibule. The 3,840 SF of renovations included providing security for the secretary, replacing door hardware to more secure hardware, a bunkroom, ADA upgrades, exit and emergency lights, and an emergency generator to name a few.



A new 3,465 SF Mason County Detachment in Point Pleasant includes secured/separate access to the main WVSP areas which has a squad room with gun storage, Sergeant's office, evidence room, additional/separate evidence lockers, interview room, kitchen, day room, restrooms, file room, garage, and secretary's room with view of commons area. The commons area includes a separate access vestibule, lobby, restroom, conference room, mechanical room, and an additional storage area.



The new 13,000 SF Logan Detachment is now the Back-Up Data Center for the WVSP Headquarters facility in South Charleston; therefore, it needed much of the same security, emergency and power distribution systems since the facility must remain in operation 24/7. We designed secured entrances, doors and windows; a 350 kW backup generator for the entire building; an uninterruptible Power Supply (UPS) room; raised access floors; and more. There is a daylight clearstory window system to let natural daylight into the internal rooms.





# WV Department of Health and Human Resources Office Building

Wheeling, West Virginia

## Owner

WV Department of Administration:  
Real Estate Division

## Size

56,783 SF

## Construction Cost

\$2 million

## Project Architects-Engineers

McKinley Architecture and Engineering

## Project Architect

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



BEFORE and AFTER



We were asked by our client to **renovate** a former car showroom and service area into an office building (now called the Mary Margaret Laipple Professional Building). The first fit-out includes space for the West Virginia Department of Health & Human Resources' new Ohio County office. The building was concrete and designed for cars; not people. The first challenge was to remove a large ramp that connected two floors of the building and level the concrete floors. We worked with our client to fit the DHHR's program into the space and maximize the use of the space. We had to work around the existing structural walls and columns and provide fire escapes at the different floor levels of the floor structure. The project was built in **three phases: the exterior was completed first (including new doors, windows, skin, etc.)**, next the interior (including secure doors and windows), and then the parking lot so the project could be fast tracked to meet the Owner's 2013 move-in requirements. The building was divided into three distinct spaces: **secure office space, Client space, and training areas. The Office space is secured from the client area by an access control system.** The training space was designed to be stand alone for use by other State staff training. **The showroom windows were mostly in-filled because of the sensitive nature of the materials in the building, but windows high on the wall provide natural daylight in the space.** We worked with the local and state code officials to bring the building into compliance with the current building and fire codes and provide access to all of the occupied areas of the building. We worked with the owner of the building to allow a **separate entrance for future tenants** of the upper two floors and to keep the renovation cost to a minimum while providing a state of the art facility for the DHHR's use.

Allied Plate & Glass was hired for the Phase I secure exterior doors and hardware (as well as windows). There are exterior doors at 3 locations, which are heavy-duty hollow-metal doors and frames. There is front glaze aluminum storefront framing for 3 entrances, 6 exterior fixed frame windows, and 4 sections of continuous fixed frame windows. This included 112 pieces of glass (both tempered and annealed) in the doors, frames, and windows. The entrances have door frames that are 2" x 4-1/2" thermally broken front glaze transom door frames with front glaze sidelites. The doors and sidelite glazing are 1" overall thickness insulated *tempered* units, where the transom glazing is 1" overall thickness insulated *annealed* units. The entrance frame size at 101B is 100" x 129", at 179B is 136" x 129", and at 125A is 138" x 129". All doors are 72" x 84" pairs with continuous hinges and rim panic devices, wide stile doors, 1-3/4" thick with 10" bottom rails & 6" cross-rails. There are two sets of custom hardware, which includes head receptors and aluminum sill flashing with end dams.

Deluxe Doors was hired for the Phase II secure interior doors, windows, and hardware. This included 80 interior door openings of knocked down primed steel frames, red oak clear pre finished wood doors and hardware and glazing. Furthermore, there are closers and reinforced frame heads to 17 doors, passage lever sets to 2 doors, and electrified trim to 2 doors. The video conference room includes a hollow metal, knocked down, primed frame with one way mirror. The reception window (*shown to the right*) includes aluminum tracking with security glass. The door contact and reader interface was installed by a security contractor.

West Virginia University

# University Police Building

Morgantown, West Virginia

## Owner

West Virginia University

## Size

11,768 SF

## Construction Cost

\$450,000

## Project Architects-Engineers

McKinley Architecture and Engineering

## Project Architect

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

McKinley Architecture and Engineering assisted West Virginia University in renovating a new space for the University Police Department. The design of this three-story building included security walls, force protection, and ballistic materials that were built into the existing gypsum board walls to provide security for the dispatch/emergency communication center. The waiting area required bullet/explosion proof drywall and glass windows; the transaction windows have a bullet resistant standard stainless steel frame, glazing, talk window, and pass thru. Also, a double door was added walking into the waiting area. Only exit/entrance doors will be on card swipe to allow entry into the building; all other doors are lock set with key. The dispatch room has card swipe access. There is an overnight evidence room off the existing double doors; this room has electronic lock and a different card swipe into the Secure Evidence. The next room is Fire Arms and storage; this room has card swipe and floor to deck above for security reasons, and the storage room also has a standard lock set for door. The front doors have card swipe access to the upper floors. The communications center monitors the CCTV locations around the campus, along with the security phone locations that are provided for campus safety. The dispatch center serves as the central hub of communications for all WVU campus security issues and acts as the link to the state police and other emergency services. The building houses the Campus Police, emergency dispatch center, secure evidence holding, interrogation rooms, and the police K-9 unit.



**McKINLEY**  
ARCHITECTURE + ENGINEERING



# Doors and Windows Renovations

## Wetzel County, WV - county-wide

### Owner

Wetzel County Schools

### Project Architects-Engineers

McKinley Architecture and Engineering

### Coordination Architect

Patrick J. Rymer, AIA, ALEP/CEFP

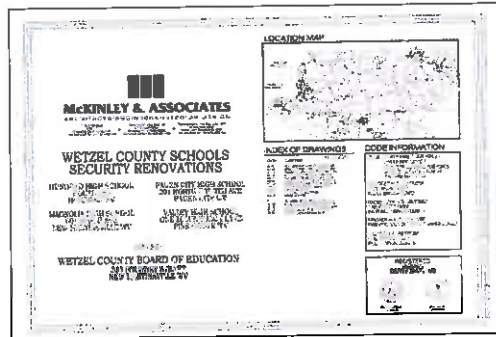
McKinley Architecture and Engineering recently completed **9 projects** for Wetzel County Schools of roughly **\$7 million dollars** in upgrades, achieved substantial completion on time or early, and were on budget with less than 1% Change Orders.

For one project, we completed County-Wide School Access Safety Plan updates including preliminary floor plans and elevations, as well as budget estimates, for safety and security renovations/additions to every school in Wetzel County from elementary, middle, high, and vocational technology facilities. From this study McKinley Architecture and Engineering and Wetzel County has further prioritized the order of renovations, and recently completed the first construction phase of this county-wide undertaking.

All 4 High School (Hundred, Magnolia, Paden City, & Valley) facilities just received safety and security enhancements, including door and window replacements with security glazing and frames, access controls, video intercom and surveillance systems, door position and latch monitoring, fire separation, vandal resistant hardware, and other security enhancements. There were various electrical requirements (such as for access controls, power supply, wiring), as well as

mechanical work (such as for duct connections at the louvers). These 4 projects were \$1.25 million total budget. Future phases of construction will include all of the above mentioned items as well as entry mantrap additions to other school facilities around the county.

For another project, we completed a 4 Elementary School Window Replacement Project, \$918,000 total budget, which includes replacement of all county elementary schools' aging windows [at Paden City, Long Drain, Short Line, & New Martinsville] with new units that include energy efficient, forced entry resistant, laminated safety glazing. Work includes fire rescue windows at schools without fire protection system and alarm notification. Buildings now meets present day Fire & Life Safety Code Requirements. Upgrades improved Building Security, Energy Efficiency, and Interior Building Acoustics. The total county window replacement project came in on time and on budget. For one school example, at Long Drain, we replaced single-pane windows that were mounted on the face of exterior block wall. The new window upgrades greatly enhance the building's internal environment.



Grant County Schools

# Union Educational Complex

## Mt. Storm, West Virginia

### Owner

Grant County Schools

### Size

6,319 SF

### Construction Cost

\$1.6 million

### Project Architects-Engineers

McKinley Architecture and Engineering

### Project Architect

Christina Schessler, AIA, LEED AP BD+C

### Contractor

Harbel Inc. Construction

The Union Educational Complex **addition and renovation project** involved a new **1,200 SF, floor to ceiling, aluminum storefront glazed ADA entry**, 3,800 SF of locker room and restroom renovations, HVAC, electrical upgrades, lighting, a new building skin/facade, 200 lockers, benches, shelving, toilet partitions and accessories, walls and ceilings painting, floors and ceiling tiles, wood repairs, and plumbing, to name a few.. **This project also included 26 new interior (face sheets fabricated from cold-rolled steel sheet) and exterior doors (face sheets fabricated from metallic-coated steel sheet);** consisting mostly of aluminum or hollow metal; a few wooden. The hollow metal doors had either a 60 or 90 minute fire protection; in addition, every door with windows had fire rated glass. There were 3 frame types and 4 doors specified. The doors also involved hardware, glazing, painting, and electrical connections including conduit and wiring for door controls and operators. The window replacements combine design flexibility and high performance. *"Fenestration" (both windows and doors)* for this day and age involves form, function, performance, and security. Some windows allow daylight, but also obstruct exterior vision (looking in). This \$1.6 million project involved 2 Phases of work. The project was completed both on time and budget.





Hancock County Schools

# A.T. Allison Elementary School

Chester, West Virginia

## Owner

Hancock County Schools

## Size

56,000 SF

## Construction Cost

\$5.3 million

## Project Architects-Engineers

McKinley Architecture and Engineering

## Project Architect

Christina Schessler, AIA, LEED AP BD+C

## Contractor

Jarvis, Downing & Emch, Inc.



The original Allen T. (A.T.) Allison Elementary School building was built in 1963, and we recently completed an addition/renovation project to bring it up to today's standards and codes.

For one, the building was brought up to today's standard of Security. This included a redesigned secure main entrance, new exterior doors and interior doors with insulated security glass, new security and energy efficient windows, the addition of Man Traps at every public entry point, security cameras and video monitoring of all access points, door position monitoring, and a building-wide access control system which controls and records all access to the building. This project also includes a 3-classroom pre-kindergarten addition with a separate entrance; this new entrance to the Pre-K addition features video cameras and a buzzer system for visitors.

Other improvements to A.T. Allison include a brand new cafeteria, 31 additional parking spaces, new heating, ventilating and air conditioning (HVAC) systems, restroom upgrades, landscaping, roofs, ceilings, elevators, data wiring and electrical upgrades and new sidewalks. A major school-wide life safety upgrade includes a new fire alarm, fully sprinklering the building, and the addition of egress corridors. Expanded parking will make drop-off and pick-up times safer for students by facilitating better traffic flow for private vehicles and school buses. The renovations/additions now gleam with the brightness of new lights, new ceilings, new flooring and new paint.



Before and After

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# Orrick's Global Operations Center

## Wheeling, West Virginia

### Owner

Orrick, Herrington & Sutcliffe LLP

### Size

88,000 SF approx.

### Construction Cost

\$8 million

### Project Architects-Engineers

McKinley Architecture and Engineering

### Project Architect

David B. McKinley, PE

### Contractor

John Russell Construction

This 100 year old warehouse was adaptive reused and renovated to create some of the most creative office space in the State. This four-story, 88,000 SF former historic warehouse is now a high tech "back office" for a major multinational company. The greatest challenge was to convert the 100 year old once very industrial wood-framed building into a modern "Class A" office facility while retaining the historical heritage of the structure. This \$8 million dollar project won a West Virginia AIA Merit Award. The entire exterior shell was designed and constructed in 6 months to attract a new tenant, which included reconstructing 120 dilapidated steel windows and glazing. It quickly became the home to the international law firm Orrick. This building soon became the company's Global Operations Center; no other firm has a 24/7 facility that rivals it. It provides the firm and its clients with a central business infrastructure that delivers comprehensive and reliable support services around the world, and around the clock; therefore, security was a major concern.

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

We designed the interior and exterior doors to comply with various levels of ANSI 250.8 for level and model, ANSI A250.4 for physical-endurance level, NFPA 80 for clearances for fire-rated doors, and other relevant codes. The exterior doors, panels, and frames were fabricated from metallic-coated steel sheets. The exposed faces of the interior doors and panels, including stiles and rails of nonflush units, were fabricated from cold-rolled steel sheet. Reinforce doors and frames received surface-applied hardware. For glazing, there are nonremovable stops on outside of exterior doors and on secure side of interior doors for glass, louvers, and other panels in doors, as well as screw-applied, removable, glazing stops on other side of interior doors.



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ARCHITECTURE + ENGINEERING



# Building 55 West Virginia State Office Complex



## Logan, West Virginia

**Owner**  
State of West Virginia

**Size**  
52,300 SF approx.

**Project Architects-Engineers**  
McKinley Architecture and Engineering

**Project Architect**  
Thomas Worlledge,  
AIA, LEED AP BD+C, REFP

**Contractor**  
Massaro Corporation

**Commissioning Agent**  
Iams Consulting, LLC

This new 5-story West Virginia State Office Complex underscores its major role in the development and revitalization of downtown Logan by uniting office space for 127 employees for 6 State agencies under one roof, whom were once scattered throughout the city. The agencies include the Department of Health and Human Resources, Division of Rehabilitation Services, the Offices of the Insurance Commissioner, State Tax Department, WorkForce West Virginia, and Workforce Investment Board. The 53,200 SF building provides current technology, flexibility for future growth, and security features for existing and future tenants. In March 2014, this project became **LEED Certified**.

There were secure exterior and interior doors, with various hardware and glazing. The exterior doors and storefront included aluminum, galvanized hollow metal, or steel (garages) doors and frames materials. The interior doors are mainly wooden with hollow metal frames. Many are fire rated for 60 or 90 minutes.

At the request of the Owner, the building was designed to be energy efficient "green" and meet sustainable design goals. To help achieve this, a tight building envelope was created with closed cell foam insulation and thermal efficient windows. The windows are both energy efficient and secure. One of the unique features of the building is the daylight system. The design takes clues from older buildings that were designed to let daylight penetrate deep into the buildings by necessity. To enhance this effect we added "light louvers" which are devices that redirect daylight to the ceiling and diffuse natural light throughout the space. The open offices were placed around the exterior of the building and the enclosed offices along the interior wall so more of the tenants receive quality light. In addition, interior windows allow the daylight to pass to the center offices.



View Showing Both Natural Daylighting with Light Louvers, as well as Light from Bulbs







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: 482006

Doc Description: Camp Dawson Building 215 Doors & Windows Design

Proc Type: Central Purchase Order

Date Issued	Solicitation Closes	Solicitation No	Version
2018-08-08	2018-08-30 13:30:00	CEOI 0603 ADJ1800000007	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 Architecture and Engineering  
 32 20th Street - Suite 100  
 Wheeling, WV 26003  
 (304) 233-0140

**FOR INFORMATION CONTACT THE BUYER**

Stephanie L Gale  
 (304) 558-8801  
 stephanie.l.gale@wv.gov


Signature X

FEIN # 55-0696478


DATE 28 August 2018

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@mckinleydelivers.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 Architecture and Engineering  
\_\_\_\_\_  
(Company)  
  
\_\_\_\_\_  
(Authorized Signature) (Representative Name, Title)  
Ernest Dellatorre, President  
\_\_\_\_\_  
(Printed Name and Title of Authorized Representative)  
  
28 August 2018  
\_\_\_\_\_  
(Date)  
  
(304) 233-0140 | (304) 233-4613  
\_\_\_\_\_  
(Phone Number) (Fax Number)

STATE OF WEST VIRGINIA  
Purchasing Division

**PURCHASING AFFIDAVIT**

**CONSTRUCTION CONTRACTS:** Under W. Va. Code § 5-22-1(i), the contracting public entity shall not award a construction contract to any bidder that is known to be in default on any monetary obligation owed to the state or a political subdivision of the state, including, but not limited to, obligations related to payroll taxes, property taxes, sales and use taxes, fire service fees, or other fines or fees.

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

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

**DEFINITIONS:**

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

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

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

**AFFIRMATION:** By signing this form, the vendor's authorized signer affirms and acknowledges under penalty of law for false swearing (W. Va. Code §61-5-3) that: (1) for construction contracts, the vendor is not in default on any monetary obligation owed to the state or a political subdivision of the state, and (2) for all other contracts, 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 Architecture and Engineering

Authorized Signature: [Signature] Date: 28 August 2018

State of West Virginia

County of Ohio, to-wit:

Taken, subscribed, and sworn to before me this 28 day of August, 2018.

My Commission expires 16 August, 2020.



NOTARY PUBLIC [Signature]  
Purchasing Affidavit (Revised 01/19/2018)



West Virginia Ethics Commission  
**Disclosure of Interested Parties to Contracts**

(Required by W. Va. Code § 6D-1-2)

Contracting Business Entity: McKinley Architecture and Engineering Address: 32 20th Street - Suite 100  
Wheeling, WV 26003

Authorized Agent: Ernest Dellatorre Address: (same as above)

Contract Number: CEOI 0603 ADJ1900000007 Contract Description: Camp Dawson Building 215 Doors & Windows Design

Governmental agency awarding contract: West Virginia Army National Guard, Construction and Facilities Management Office

Check here if this is a Supplemental Disclosure

List the Names of Interested Parties to the contract which are known or reasonably anticipated by the contracting business entity for each category below (attach additional pages if necessary):

1. Subcontractors or other entities performing work or service under the Contract

Check here if none, otherwise list entity/individual names below.

Stafford Consultants

2. Any person or entity who owns 25% or more of contracting entity (not applicable to publicly traded entities)

Check here if none, otherwise list entity/individual names below.

3. Any person or entity that facilitated, or negotiated the terms of, the applicable contract (excluding legal services related to the negotiation or drafting of the applicable contract)

Check here if none, otherwise list entity/individual names below.

Signature: 

Date Signed: 8-28-17

**Notary Verification**

State of West Virginia, County of Ohio

I, Ernest Dellatorre, the authorized agent of the contracting business entity listed above, being duly sworn, acknowledge that the Disclosure herein is being made under oath and under the penalty of perjury.

Taken, sworn to and subscribed before me this 28 day of August, 2018.

  
Notary Public's Signature

**To be completed by State Agency:**

Date Received by State Agency: \_\_\_\_\_

Date submitted to Ethics Commission: \_\_\_\_\_

Governmental agency submitting Disclosure: \_\_\_\_\_





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: 482006

Doc Description: Addendum; Camp Dawson Building 215 Doors & Windows Design

Proc Type: Central Purchase Order

Date Issued	Solicitation Class	Solicitation No	Version
2018-08-24	2018-08-30 13:30:00	CEOI 0603 ADJ1900000007	2

**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 Architecture and Engineering  
 32 20th Street - Suite 100  
 Wheeling, WV 26003  
 (304) 233-0140

**FOR INFORMATION CONTACT THE BUYER**

Stephanie L Gale  
 (304) 558-8801  
 stephanie.l.gale@wv.gov

Signature X

FEIN # 55-0696478

DATE 28 August 2018

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

**ADDENDUM ACKNOWLEDGEMENT FORM**  
**SOLICITATION NO.: CEOI 0603 ADJ190000007**

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


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

**Addendum Numbers Received:**

(Check the box next to each addendum received)

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

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

McKinley Architecture and Engineering  
 \_\_\_\_\_  
 Company  
  
 \_\_\_\_\_  
 Authorized Signature  
 28 August 2018  
 \_\_\_\_\_  
 Date

**NOTE:** This addendum acknowledgement should be submitted with the bid to expedite document processing.  
Revised 6/8/2012



# WV Licenses & Registrations

For your convenience, you will see copies of our key individual's and firm's various licenses & registrations as evidence that we are currently registered in the State of West Virginia. On this page is Thomas Worlledge's (*your Project Manager / Architect*) Registration and Authorization to Practice Architecture in West Virginia (Certificate #2874), and his LEED AP BD+C certificate is on the next page. On the pages following, you will see our firm's Certificate of Incorporation, Certificate of Good Standing, Business Registration Certificate, and Certificate of Authorization for providing Engineering Services in West Virginia. We would be happy to provide you with copies of other Professionals' licenses if you wish to see them. In addition, a listing of all the professionals' certifications, degrees, and licenses are found on their resumes in the "Design Team" tab.

## The West Virginia Board of Architects

certifies that

THOMAS R. WORLLEDGE

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 [REDACTED]

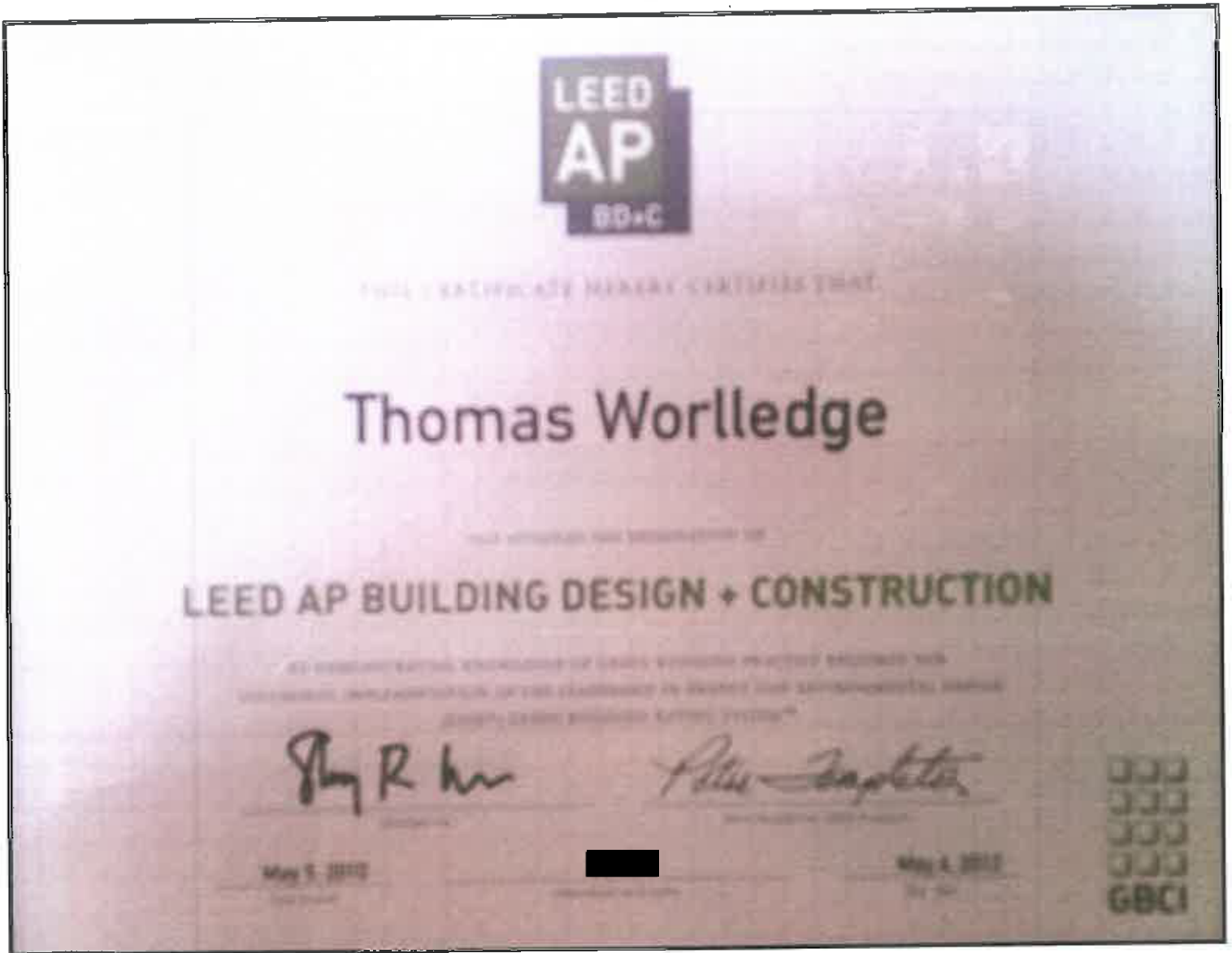
*The registration is in good standing until June 30, 2019.*



A handwritten signature in cursive script, likely of the Board Administrator.

Board Administrator

# WV Licenses & Registrations



# WV Licenses & Registrations

BOOK 66 PAGE 793



*I, Ken Hechler, Secretary of State of the State of West Virginia, hereby certify that*

by the provisions of Chapter 31, 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.*





# WV Licenses & Registrations

## 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



*Given under my hand and the  
Great Seal of the State of  
West Virginia on this day of  
October 27, 2015*

*Natalie E. Tennant*

*Secretary of State*

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/soa/businessentitysearch/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.

# WV Licenses & Registrations

**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.

atL006 v.4  
L0539442304

# WV Licenses & Registrations

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, 2018 - December 31, 2019**

*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



# Insurance

Per your request, you will find copies of our various Insurance Coverages on this and the following page.

<b>ACORD</b>		<b>CERTIFICATE OF LIABILITY INSURANCE</b>		DATE (MM/DD/YYYY) <b>06/19/2018</b>			
<p><b>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.</b></p>							
<p><b>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).</b></p>							
<b>PRODUCER</b> Paul Associates 1311 Chapline Street P. O. Box 990 Wheeling, WV 26003-0123			<b>CONTACT</b> NAME: PHONE (A/C, No, Ext): <b>304.233.3303</b> FAX (A/C, No): <b>304.233.3333</b> E-MAIL: ADDRESS: PRODUCER CUSTOMER ID #:				
<b>INSURED</b> McKinley & Associates, Inc. The Maxwell Centre 32-20th Street Wheeling, WV 26003			<b>INSURER(S) AFFORDING COVERAGE</b>		<b>NAIC #</b>		
			<b>INSURER A:</b> Cincinnati Insurance Co.		<b>10677</b>		
			<b>INSURER B:</b> Brickstreet Ins		<b>Brick</b>		
			<b>INSURER C:</b>				
			<b>INSURER D:</b>				
			<b>INSURER E:</b>				
			<b>INSURER F:</b>				
<b>COVERAGES</b>		<b>CERTIFICATE NUMBER: 2018-2019 COI's</b>		<b>REVISION NUMBER:</b>			
<p><b>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.</b></p>							
LINE	TYPE OF INSURANCE	ADDITIONAL INSR	WYO	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY			EPP/EBA0146335	06/16/2018	06/15/2019	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: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000
A	AUTOMOBILE LIABILITY			EPP/EBA0146335	06/15/2018	06/15/2019	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 checked="" 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"/>	OCCUR	EPP/EBA0146335	06/15/2018	06/15/2019	EACH OCCURRENCE \$ 1,000,000
	EXCESS LIAB	<input type="checkbox"/>	CLAIMS-MADE				AGGREGATE \$ 1,000,000
	DEDUCTIBLE						\$
	RETENTION \$						\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		Y/N	WCB1018014	12/30/2017	12/30/2018	WC STATU-TORY LIMITS <input checked="" type="checkbox"/> OTH-ER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)		N/A				E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						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) <b>CERTIFICATE ISSUED AS PROOF OF INSURANCE.</b>							
<b>CERTIFICATE HOLDER</b>				<b>CANCELLATION</b>			
MCKINLEY & ASSOCIATES, INC. ATTN: LISA DICARLO 32-20TH STREET WHEELING, WV 26003				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 			
				© 1988-2009 ACORD CORPORATION. All rights reserved.			
ACORD 25 (2008/08)		The ACORD name and logo are registered marks of ACORD					

# Insurance



## CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
10/6/2017

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  
The James B. Oswald Company  
1100 Superior Avenue, Suite 1500  
Cleveland OH 44114

CONTACT NAME: <b>Serena Turchik</b>	
PHONE (A/C No. Ext): <b>216-777-6134</b>	FAX (A/C No.):
E-MAIL ADDRESS: <b>sturchik@oswaldcompanies.com</b>	
INSURER(S) AFFORDING COVERAGE	
INSURER A: <b>Continental Insurance Company</b>	NAIC # <b>18313</b>
INSURER B:	
INSURER C:	
INSURER D:	
INSURER E:	
INSURER F:	

INSURED **MCKIN-1**  
McKinley & Associates, Inc.  
32 20th Street #100  
Wheeling WV 26003

### COVERAGES

CERTIFICATE NUMBER: **1919827327**

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	ADDL INSR	SUBR WVD	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						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COMP/OP AGG \$
	GEN'L AGGREGATE LIMIT APPLIES PER <input type="checkbox"/> POLICY <input type="checkbox"/> PRG. IECT <input type="checkbox"/> LOC						\$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED 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						EACH OCCURRENCE \$ AGGREGATE \$
	DED <input type="checkbox"/> RETENTION \$						\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						WC STATUTORY LIMITS OTHER 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	10/10/2017	10/10/2018	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  
*Serena C Turchik*

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ACORD 25 (2010/06)

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