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WV PURCHASING  
DIVISION

**Expression of Interest**  
**West Virginia – General Services Division**  
**Elevator Modernization - Various Facilities**  
**CEOI 0211 GSD1900000010**

**July 2, 2019**



**Department of Administration**  
**Purchasing Division**  
**2019 Washington Street East**  
**Charleston, WV 25305-0130**

General Structural Projects  
Capitol Exterior Facade Restoration  
Similar Projects Budget Delivery History  
Similar Projects Deadline Delivery History

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Designated Contact  
Addendum Acknowledgement Form  
Purchasing Affidavit

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## The Miller Engineering Difference



We are very pleased to submit our response for the WV General Services Elevator Modernization Project. Since our inception, Miller Engineering has frequently performed services matching the needs and goals expressed in the solicitation, often as the prime consultant. We have a notable history of then implementing documented recommendations from evaluation reports, from design through construction, and post warranty, with great success. Many projects have included evaluation of elevator systems in commercial and government building, including buildings with a historic context. We are adept at integrating design into existing systems then bidding and performing construction administration on such projects, including separately bid & phased construction.

We have also teamed with Richard A. Kennedy & Associates, Montum Architecture and CAS Structural for the building modification portions of the project. The team brings a wealth of practical experience and Carol brings a long history and knowledge base of the Capitol Complex and General Services work to the team. Miller, Kennedy, and CAS previous worked on elevator modernizations in such buildings as the Capital West Wing, Bldg. 3, Bldg. 5, Building 22 and the WV Supreme Court Storage Facility.

MEI, serving as prime has performed many infrastructure and equipment related projects. This includes many projects similar to the need expressed in the EOI. Kennedy is a nationally renowned fifty years plus elevator consultant, who some 10 years ago worked as a consultant and professional witness for WVGSD in an elevator based litigation; which was ultimately successful. As part of that work, Rick evaluated most every elevator shown on the project phasing list and retains his knowledge of the issues and concerns. Montum has extensive experience in the realm of historic building renovation and historical compliance, including most recently the 200 year old Berkley Springs Roman Bathhouse in Berkeley Springs, WV. We believe upgrades and renovations of this type are our team's forte and our commitment to doing them successfully shows through in each project we complete.

While an engineer at WVU, I was highly involved in the renovations of elevators in many of WVU's historic buildings such as Woodburn Hall, Stewart Hall, Colson Hall, and Oglebay Hall. These renovations involved approvals by the WVU Historic Preservation Committee and WV SHPO, to ensure the renovations both within the car and at the landings were made with minimal impact on the historic fabric of the building. Travis Taylor worked for a number of years as a MEP systems designer and project manager for a large electrical contractor supporting elevator renovations and installations, and serves as lead engineer at MEI. Our working knowledge of elevator systems is based in real world operations as well as engineering design.

We're not your typical MEP firm; we ensure our designs meet very specific, time-tested criteria, including but not limited to being constructible, operable, and maintainable. We want to set up our clients to be self-sufficient, but we work to be available every step of the way.

Our hands-on staff takes great pride in their construction and operations backgrounds, which help us visualize the project as it would be built instead of as just lines on paper. This is particularly important in phased projects where the needs of Owner are critical. We don't set

Clients down and lecture to them about what they're going to get; we listen to them so we can strive to deliver exactly what they want and need. It costs too much time and money (for both our clients and us) to not deliver exceptional service every single time, and we work tirelessly to keep projects on time and on budget. We're proud to say that our change order percentage over the last 10 years is less than 0.1%, and that's not just a statistic; it's a proclamation of our commitment and determination to make sure things are done right the first time, every time.

Miller Engineering has completed several projects for WV General Services in recent years, with great success. We believe our team has a unique knowledge of the elevator system types, history of the systems in questions, and the overall need; which will permit us to hit the ground running on the project. We have experience with the requirements and processes of state procurement, and can deliver a successful project from evaluation and design through bidding, construction, and close-out. I would like to personally thank you for considering the Miller Engineering team for the Elevator Modernization Project and wish you luck in the endeavor.

Best regards,

A handwritten signature in blue ink, appearing to read "Craig Miller", with a long horizontal flourish extending to the right.

Craig Miller  
President/Owner  
Miller Engineering, Inc.

# Richard A. Kennedy & Associates

## Elevator Consultants

1110 Independence Drive  
West Chester, PA 19382  
rakelevator@aol.com

Office 610-793-1372  
Cell 484-802-9201  
Fax 610-793-5093

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June 14, 2019

Craig Miller, PE  
429 Laurel Run Road  
Garards Fort, PA 15334

RE: WV EOI Elevator Modernization

Dear Mr. Miller:

Richard A. Kennedy & Associates (RAK) expresses a sincere interest to partner with you on the subject proposed solicitation. RAK has provided elevator consulting services to the GSD in the state of West Virginia for a period of five years 2003-2009. Currently, we are working with you on the modernization of the freight elevator in Building #5.

RAK has performed complete elevator modernization consulting services in various capacities. A few of our past projects are submitted for review.

- State of West Virginia  
Buildings 3, Capitol West Wing, Bldg 5, Bldg 22
- American Eagle Stores (Elevators & Escalators)  
New York City (5 locations, new & modernizations)  
Las Vegas, Philadelphia, San Francisco
- Resort Quest Properties  
Bethany Beach, DE  
(Modernization of 20 high rise residential properties)
- Harford County  
Bel Air, MD  
Modernization of elevators in various buildings



## TAB 1 – FIRM PROFILES







### Firm Profile

MILLER ENGINEERING is a solely held (S) corporation owned by Craig Miller PE, President. The corporation maintains a Certificate of Authority with the WV State PE Board and has carried professional liability insurance since its inception. Neither the firm nor its professional engineers have ever faced disciplinary action in any form from the states in which they are registered.

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



Over the past 14 years Miller Engineering, Inc. (MEI) has engineered solutions for over \$23.2M in MEP system upgrades, repairs and renovations for projects of all scopes and sizes, with clients ranging from private owners to local and state governments. With a strict attention to detail and commitment to delivering a job done well and done right the first time, every time, **MEI has accumulated a change order percentage of less than 0.1% over the past 8 years.**

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

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

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



### Engineering Design and Consultation

- Mechanical
- Electrical
- Plumbing
- HVAC Design
- Renovation
- New Construction
- Building Information Modeling

### Aquatic Facility Design

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

### Construction Administration

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

### Communication System

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

### Energy

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

### Facility Utilization

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

### Life Safety Inspection/Design

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

### Industry Experience

- Education
- Local & State Government
- Commercial Development
- Healthcare





## **Montum Architecture**

Montum Architecture, LLC was founded in 2017 to provide architectural design services to clients in West Virginia and western Maryland. Staff includes one licensed architect performing all tasks and duties. This ensures the utmost coordination of building plans and specifications with minimal potential for miscommunication. Extensive experience with projects of a historical nature and review and consent by both local historic AHJ's and the WV State historic Preservation Office.

### Legal Organization

Montum Architecture is a Limited Liability Corporation initially filed in the State of West Virginia. The company is also registered in the State of Maryland as a foreign LCC.

### Communication

Tom Pritts will be the primary point of contact for Montum's architectural services. Montum will serve as a sub-consultant to Miller Engineering.

### Project Budget

Previous work experience has shown a consistent +/-2% bid-to-budget ratio.

### Project Schedule

Montum will monitor and adjust the design tasks in order to complete the design work on the established timetables. They will also work diligently during project construction to maintain the contractual constraints placed as part of the contractor's bid.

### Design Software

Montum utilizes Autodesk Revit for all design projects incorporating three-dimensional modeling and parametric reporting.



## Firm Profile

**CAS Structural Engineering, Inc.** – CAS Structural Engineering, Inc. is a West Virginia Certified Disadvantaged Business Enterprise structural engineering firm located in the Charleston, West Virginia area.

Providing structural engineering design and/or analysis on a variety of projects throughout the state of West Virginia, CAS Structural Engineering has experience in excess of 30 years on the following types of building and parking structures:

- Governmental Facilities (including Institutional and Educational Facilities)
- Industrial Facilities
- Commercial Facilities

Projects range from new design and construction, additions, renovation, adaptive reuse, repairs and historic preservation (including use of The Secretary of the Interior's Standards for Rehabilitation) to evaluation studies/reports and analysis.

CAS Structural Engineering utilizes AutoCAD for drawing production and Enercalc and RISA 2D and 3D engineering software programs for design and analysis. Structural systems designed and analyzed have included reinforced concrete, masonry, precast concrete, structural steel, light gauge steel and timber.

Carol A. Stevens, PE is the firm President and will be the individual responsible for, as well as reviewing, the structural engineering design work on every project. Carol has over 30 years of experience in the building structures field, working both here in West Virginia and in the York, Pennsylvania vicinity. Carol is also certified by the Structural Engineering Certification Board for experience in the field of structural engineering.

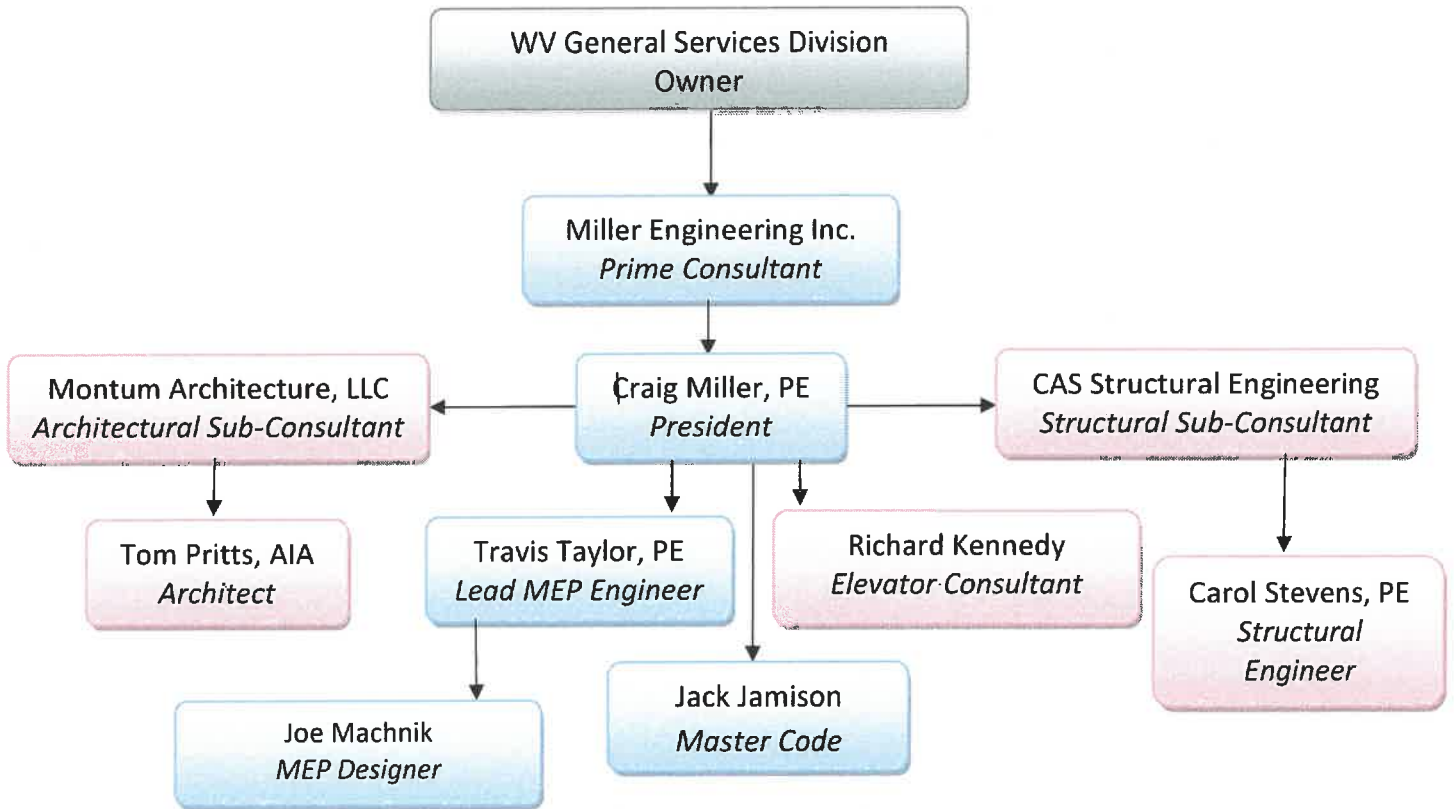
CAS Structural Engineering, Inc. maintains a professional liability insurance policy.

PO Box 469 • Alum Creek, WV 25003-0469  304-756-2564  304-756-2565  [www.casstruceng.com](http://www.casstruceng.com)

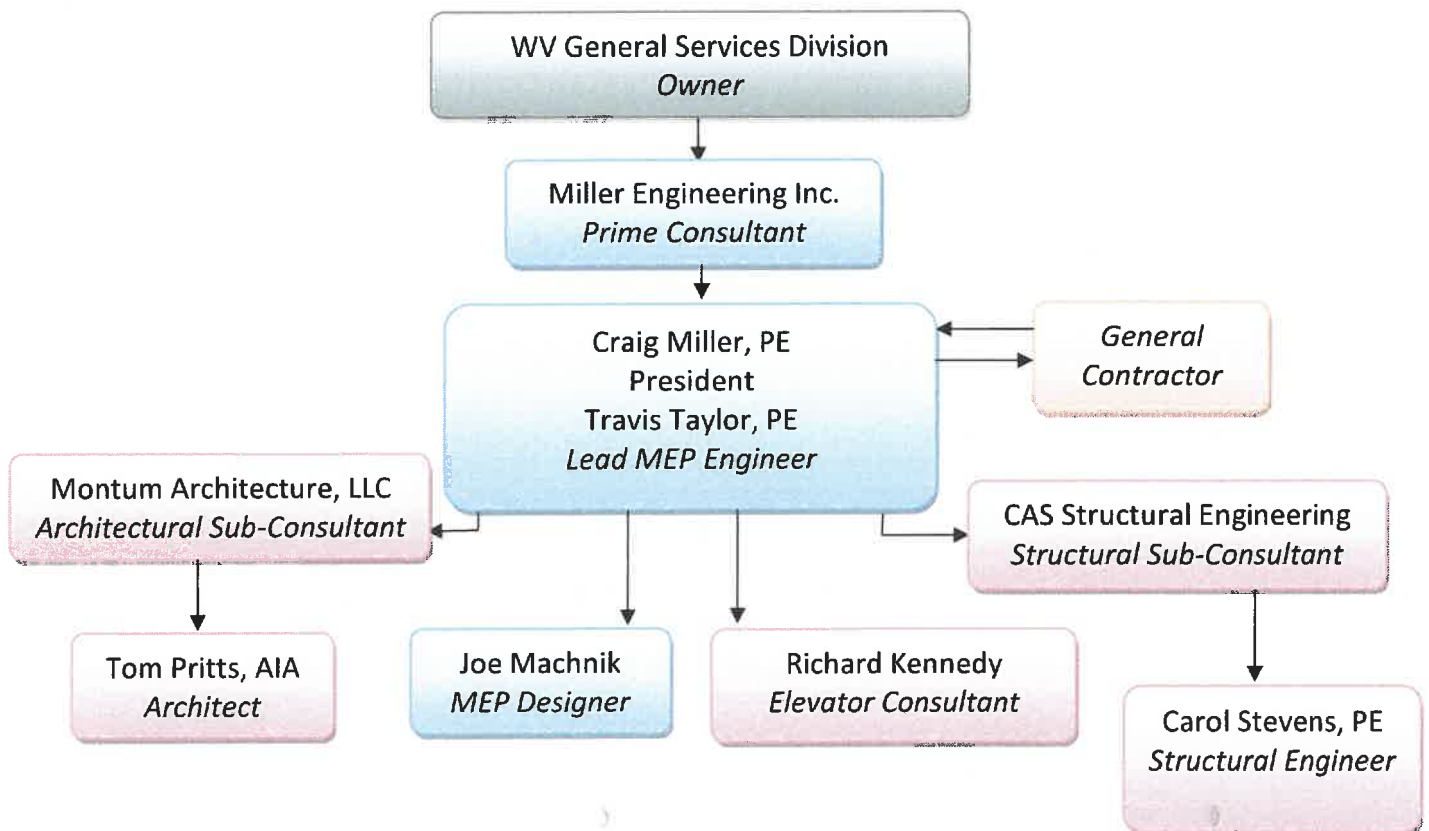
PROVIDING STRUCTURAL ENGINEERING SOLUTIONS FOR YESTERDAY, TODAY AND TOMORROW  
COMMERCIAL, GOVERNMENTAL AND INDUSTRIAL STRUCTURAL DESIGN, ANALYSIS AND RESTORATION  
A WEST VIRGINIA CERTIFIED DBE CONSULTANT • CERTIFIED IN THE PRACTICE OF STRUCTURAL ENGINEERING



# Organization Chart – Design



# Organization Chart – Construction





## TAB 2 – GOALS



## WVGSD Elevator Modernization – Multiple Facilities Project Goals

### **PROJECT GOALS**

Miller Engineering has reviewed the project description under Section Three of the Expression of Interest and offers the following outline of project approach concepts, methodologies, core-values, and prior pertinent experience. Note that the project data sheets in section four (4) further describe many of the projects referenced in this section.

### **GOAL ONE – Phased Elevator Modernization**

#### **EXPERIENCE**

As can be seen in the resumes and information included in this proposal, the team has performed many similar projects in the past. Miller, Kennedy and CAS previously performed like projects for GSD with both Craig and Rick having many years of experience of the type required by the project.

#### **EVALUATION**

Evaluation will be a three pronged approach. The first will be a review of the available data on the elevators, including services reports, inspection reports, and the previous evaluations by others. Secondly, we will perform field reviews of the elevators in question and document our findings related to them and the building systems supporting the elevators. Third, we will meet with the Owner and stakeholders to review any issues or concerns related to the elevators and incorporate those into a concerns/goals matrix which will be the basis our of design efforts. We will generate a written report with recommendations and initial budget numbers for each elevator system. We will then review this report in detail with the Owner.

#### **DESIGN AND TECHNICAL DOCUMENTATION**

Our approach for the project will be as a technical resource to the Owner in the review and decision-making regarding the report findings. We follow an interactive process of verbal, email, and formal written communications to allow the Owner to drive the decision process. We use the recommendation-based decisions of the Owner as our guidance on the project. Design review meetings, where the progress of the project is reviewed and verification of our assumptions and design path, are crucial to the effort. This involves stakeholders selected by the Owner and includes meeting minutes and post meeting feedback and follow by our team. We develop a list out potential and outstanding issues and concerns on both the technical and stakeholder sign and track them to resolution. We update estimates as project requirements change as we proceed through design. We used this process in the Building 36 design with great success, due to the complexity and nature of the renovation.

MEI initiates construction documents as part of the design process. As the documents relay the design intent to the bidders and eventually the performing contractor, we

believe documenting the design intent as clearly and concisely as possible is a Day One design goal. We have found this approach tends to identify concerns or issues sooner rather than later and allows us to more efficiently iterate and solidify the design. Our design efforts and drawings center around the Owner's goals and constructability – can it be built the way we show it? At each document submission phase, the product is peer reviewed three times prior to release. Enlarged views, sections, elevations, isometrics are all added as the design progresses. Details and schedules are developed and revised throughout the process. We will often note areas of concern or items requiring Owner input on the progress prints to call attention to the situation, we have found this very helpful in meetings.

As project drawings are developed, so are specifications. We have worked as prime consultant on many projects and are quite familiar with developing not just the technical specifications, but the full project manual. Our manuals include all the CSI Divisions required for the project plus supplemental information related to project delivery, conditions, and scope of work. We regularly work with Owners to incorporate their requirements in the “front end” sections of the manual. As the documents near completion, we conduct a final constructability review on the bidding documents and incorporate final Owner comments.

As previously stated, renovations are at the core of our work. Renovations involve an evaluation and recommendation phase being followed by design, detailing, and construction documents. We believe this is where the emphasis on understanding the Owner's needs and goals, along with a detailed understanding of the facility, benefit the project. The interactive nature of the evaluation and the documentation prepared result in a smooth transition from Evaluation to implementation. We never assume we have all the answers and there is a great deal of design and detailing work that must be accomplished. The recommendations will be broken down with such items as “mandates” and others as “options” for further evaluation. We review these in detail with the Owner and utilize the Owner's decisions to prepare documents for competitively bidding the renovation. The following projects were all performed using this methodology:

Building 36 HVAC Renovations  
WV State Building 25 Piping and 6<sup>th</sup> Floor Fit Out  
Monongalia County Schools - MTEC and Mountainview HVAC Renovations  
Alderson Broaddus Withers Hall HVAC Evaluation and Renovations  
WV Division of Natural Resources - Elkins Operations Center  
Dominion Post Electrical

#### CONSTRUCTION CONTRACT ADMINISTRATION

MEI does not disappear once the Owner has bidding documents in hand. We will conduct the pre-bid meeting, working with the Owner, and answer bidder questions, vendor substitution requests; creating addenda as needed. We will evaluate the bids and make recommendations for acceptance or rejection of the bids. Once under construction, MEI will make frequent site visits, both formal and informal, to ensure the



project work is on track. We call this our “boots on the ground” approach. This is coupled with the normal regimen of meetings and documented project communications. MEI will involve and communicate with the Owner throughout the construction to ensure everyone remains “on the same page”. We see this as even more crucial when the Owner retains occupancy of parts of the building during construction, as indicated in the EOI.

Since most of the staff at MEI have construction backgrounds, we understand that delays cost both the contractor and the project money. RFIs from contractors take precedence in the office, and are often answered within 24 hours to ensure the project stays on schedule and to minimize change orders. We will witness many aspects of the installation such as: startup and testing of equipment, testing and balancing, and personnel training. We will require and review all record “red line” drawings and O&M Manuals for accuracy and completeness. We will remain involved to help resolve and enforce any warranty concerns that might arise.

As demonstrated during construction of the Building 22 2nd floor HVAC project, which had ongoing issues with the computer room air conditioning units, MEI stayed involved as the design engineer, and pressed for a resolution involving the contractor, subcontractors, suppliers, and factory; and ensured that the project concerns were resolved. Our change order rate is significantly below industry average, and we believe our aggressive construction administration is part of the reason.

## **GOAL TWO – Modernization to Meet Current Codes**

While Craig has worked on many elevator modernization projects through the years, particularly at WVU, Rick Kennedy is the team resource for elevator code compliance. We often refer to him as a ‘walking human code book’ when it comes to elevators. Rick brings a unique knowledge not only of elevator codes, but of the interaction and requirements that elevators place on other systems such as HVAC, Electrical, and Fire Alarm. Coupled with years of practical knowledge, he can ensure the final system meets current codes.

The team, led by Craig and Rick, will review the previous evaluations while making their own field reviews of the systems in question. The existing evaluations are a roadmap but must be coupled with professional diligence by our team. The reviews include not only the mechanics of the elevator, but the shaft, fire protection, fire alarm, mechanical, structural, architecture and historical context of the elevators. Our team will meet with GSD and review the previous findings, along with our findings, to determine the best path for the renovation work. The condition of any individual elevator may be a factor in the phasing of the work with more critical needs prioritized higher than others. This is one of the most important aspects of the schematic design phase. Another is ensuring that the existing building systems are capable of supporting the renovations, and if not, recommend and implement the changes to the building systems in a clear, concise fashion.

As a point of discussion, it is likely that West Virginia will adopt the newest version of the elevator Code within the next 2 years. We believe it is important to perform a look ahead as part of the project and discuss any code change related impact with the Owner early in schematic design. This will allow WV GSD to make any decisions related to the impact of an impending code revision.

### **GOAL THREE – Multi-Phase Construction and Owner-Occupied Facilities during Construction**

MEI has designed many phased projects to permit the Owner to use part of a facility while the rest was renovated. A district plant represents a challenging but executable continued use. It requires a very high level of discussion, coordination, and planning with the Owner to address the Owner's operational realities. The detailed evaluation of the systems in goal number one is an important piece of this process. It helps us understand what is needed and when in terms of bringing the elevators into code compliance and helps highlight and spot the windows of opportunity to perform work requiring partial shutdowns or outages. By interacting with the stakeholders and incorporating the phased construction plan into the documents, the risk of change orders due to use and occupancy concerns can be reduced.

Many of MEI's projects are retrofits or renovations which have required a phased approach, by either multiple bid projects or phased scheduling. McKeever Lodge in Pipestem State Park utilized both methods. The HVAC piping replacement was designed and documented in a manner in which only a small portion of guest rooms were unavailable at any given time. Each phase of construction was clearly documented to indicate the sequence of work flow. MEI was involved during construction acting as a communication conduit between the contractor and owner to coordinate any disruptions and maintain the lodge's utilization.

MEI will review each of the facilities to document existing conditions, challenges, and possible solutions for each location. MEI has reviewed the initial phasing plan put forth in these documents. We will review our findings with the owner after performing initial site visits to verify if the initial sequencing is the best option. A similar approach was used during the Building 36 HVAC and Building 5 Elevator renovations project. Extensive site review and discussions with the facilities staff provided an understanding of several possible approaches to performing an extensive renovation while minimizing occupant disruption. MEI reviewed our recommendations with WV General Services Division, and prepared documents which show a specific phased approach. The documents were organized and labeled by phase, with a project narrative in the specifications to supplement and help clearly state the sequencing of construction.

Both of the above mentioned projects required the contractor to clearly prepare a schedule and the documents contained language pertaining to staying on the prepared schedule. MEI will regularly verify that the projects remain on schedule and will help communicate to the building's staff the sequencing of construction and help devise methods to keep both the construction flow and maintain building utilization.

Further examples of projects which used either phased construction or multiple phased bids include:

- Building 22 2nd Floor Renovations
- Building 25 HVAC Piping
- Building 25 Facade & 6th Floor Renovation
- Building 5 Elevator Replacement
- Morgantown High School Area 4 HVAC Renovations
- Bartlett House Phases I & II
- McKeever Lodge Multiple Bid Projects - Electrical Repairs, HVAC Piping Repairs, Fire Alarm, Plaza

In terms of continued occupancy, our current project at WV Bldg. 5 to replace the service elevator is being performed with continued Owner occupancy. At the Dominion Post Building, MEI's design incorporated multiple separate projects that were not funded at the time of design but had to coordinate to achieve the desired result in the end. The work at Pipestem State Park was broken down into a large electrical repair, a fire alarm upgrade, pool HVAC repair, and a large piping replacement (some 10,800 feet of HVAC piping was replaced while keeping the facility operational and under reasonable HVAC control). Projects at WV Buildings 25 and 22 had continuous owner occupancy with minimal negative effect on operations.

#### **GOAL FOUR – Historical Preservation Interface/ Compliance**

Miller Engineering and Montum Architecture have worked in significant historic buildings across the state. They recently renovated the circa 1815 Old Roman Bathhouse at Berkeley Springs State Park, working with the State Historic Preservation Office through that design process. This building is listed in the Town of Bath Historic District and required coordination and review by the local historic commission and WV SHPO.

Miller Engineering currently is replacing the service elevator in Building 5, a building under the purview of the Capitol Building Commission. During Craig Miller's tenure at WVU, he oversaw the elevator modernization program. This included work in historic campus buildings such as: Woodburn Hall, Stewart Hall, Colson Hall, and Oglebay Hall.

Tom Pritts previously designed a replacement elevator for Morgantown High School to replace a 1918 elevator with a modern, ADA-compliant elevator. This required enlarging the elevator shaft within the existing footprint of the building. This approach minimized the aesthetic impact to the historic structure, as the owner's initial concept was a freestanding elevator shaft on the exterior of the building which would have been a major disruption to the look of the exterior facade.

The general preservation approach is to establish the design intent of the original architect, retain the significant features if possible, and match the original aesthetic where replacement is necessary; all on the palette of meeting the most current codes. Where structural or functional parameters require a modern configuration, dialog with

the Capitol Building Commission, thru the State Historic Preservation Office, will present the design approach as to whether "in the style of" or "recognizably different" is the best course of action.

Rick Kennedy previously lead a team with CAS and Miller as sub-consultants and performed upgrades in several WV GSD buildings including the Main Capital Building West Wing, Bldg. 3, Bldg. 5, Bldg. 22, and the Supreme Court Storage Facility (Old Liquor warehouse). Rick has both performed and consulted on modernizations of elevators in historic structures throughout the Northeast United States.



## TAB 3 –STAFF QUALIFICATIONS



## Staff – Proposed Staffing Plan

<b>Team Leader/ Primary Point of Contact</b>	<i>Craig Miller, PE</i>
<b>Engineer in Responsible Charge</b>	<i>Craig Miller, PE</i>
<b>Elevator Consultant</b>	<i>Richard Kennedy</i>
<b>Electrical Code Specialist</b>	<i>Jack Jamison</i>
<b>Lead MEP Engineer</b>	<i>Travis Taylor, PE</i>
<b>Lead Designer/BIM Specialist/ BIM Coordinator</b>	<i>Joseph Machnik</i>
<b>Architect</b>	<i>Tom Pritts, AIA</i>
<b>Structural Engineer</b>	<i>Carol Stevens, PE</i>

*\*Staff Resumes to Follow*





## **B. Craig Miller, PE**

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

Manager" for Miller Engineering as the main communication interface between the Owner, the design team, contractors and end users.

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

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

### **Professional Project Highlights**

- Bobtown Elementary HVAC
- WVU Life Sciences Building and Student Recreation Center – Owner's Engineer
- Hawks Nest/Twin Falls HVAC
- Mapletown High School HVAC Replacement Phase I & II
- Advanced Surgical Hospital
- Holly River State Park Primary Electric Service Replacements Phase I & II
- Beech Fork State Park – MEP New Construction Design
- Cheat Lake Elementary & Middle School Renovations

### **Professional History**

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

### **Education**

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

### **Licenses and Certifications**

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



## **Travis Taylor, PE**

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

### **Project Role: Lead MEP Engineer**

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

### **Professional Project Highlights**

- Blackwater Falls Lodge Boiler Replacement
- MTEC Welding Shop
- North Elementary Boiler Replacement
- WV State Building 36 HVAC Upgrades
- WV State Building 25 HVAC Piping Replacement
- Graftek Steam Systems Evaluations and Modifications
- Bobtown Elementary School HVAC Upgrades
- Holly River State Park Primary Electric Service Replacements Phase I & II
- Pipestem Lodge McKeever Lodge HVAC Piping Replacement

### **Professional History**

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

### **Education**

2006 West Virginia University, BS – Mechanical Engineering

### **Licenses and Certifications**

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

# Staff – Qualifications and Experience



**Jack Jamison**

Jack brings 20 years as an electrical/building inspector and over 25 years of experience in the commercial electrical construction industry. His knowledge and experience are valuable resources to Miller’s complete assessment process.

**Project Role: Master Code Official**

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

**Professional History**

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

**Education**

1971 Fairmont State College, BS-Engineering Technology-Electronics

**Licenses and Certifications**

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



## **Joseph Machnik**

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

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

- *Revit/CADD Coordination of New Construction and Renovation Designs*
- *Building Information Modeling Specialist*

### **Professional Project Highlights**

- Bobtown Elementary HVAC
- WV State Building 25 HVAC Piping Replacement
- Blackwater Falls Boiler Replacement
- Suncrest Middle Gym HVAC
- North Elementary Gym HVAC
- Graftek Steam Systems Evaluations and Modifications
- WV State Building 36 HVAC Upgrades
- Pipestem Lodge HVAC Piping Replacement
- Westwood Middle Cooling Tower

### **Professional History**

2010 – Present Miller Engineering, Inc. MEP Designer

### **Education**

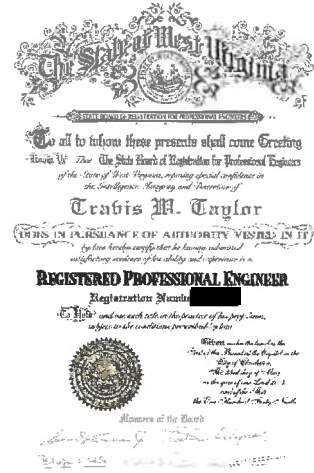
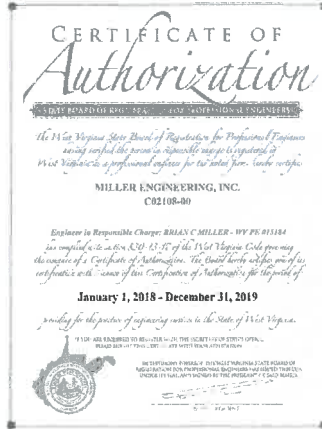
2008 Penn State – Fayette, AS - Building Engineering Systems Technology: *Building Environmental Systems Technology*

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

### **Additional Training**

2016 – Shippenburg Pump Company – Steam Systems Training

# Staff – Proposed Staffing Plan



West Virginia State Board of Registration  
for Professional Engineers

**BRIAN C. MILLER**  
[REDACTED]

This is to certify that the above named **PROFESSIONAL ENGINEER** has met the requirements of the law, is duly registered and is entitled to practice engineering in the State of West Virginia.

EXPIRES December 31, 2020

West Virginia State Board of Registration  
for Professional Engineers

**TRAVIS M. TAYLOR**  
[REDACTED]

This is to certify that the above named **PROFESSIONAL ENGINEER** has met the requirements of the law, is duly registered and is entitled to practice engineering in the State of West Virginia.

EXPIRES December 31, 2020



# Richard A. Kennedy & Associates

## Elevator Consultants

1110 Independence Drive  
West Chester, PA 19382  
rakelevator@aol.com

Office 610-793-1372  
Cell 484-802-9201  
Fax 610-793-5093

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### CURRICULUM VITAE

Occupation: President, C.E.O., Kencor Inc.

Date of Birth: January 14, 1948

Education: Widener University, Chester, Pa.  
Degree: Masters in Business (MBA) 1977  
Villanova University, Villanova, Pa.  
Degree: Arts & Science (A & S) 1969

Work Experience: 1982-Present: **KENCOR INC., ELEVATOR SYSTEMS**  
Work Duties: C.E.O., primarily responsible for interfacing all Departments, responsible for design specifications, Marketing, consulting to A. & E.. Actively engaged in all aspects of field operations.

1981-Present **RICHARD A. KENNEDY & ASSOCIATES**  
Work Duties: Principle/Owner primarily responsible for consulting in all areas of the elevator field, including escalators, moving walks, dumbwaiters, and other lifting devices. Provide expert witness forensic services and testimony for the legal profession, insurance companies, and building owners.

1994-1996 **DELCO Elevator Equipment Sales, Inc.**  
Work Duties: C.E.O., primarily responsible for interfacing all departments of a hydraulic elevator manufacturing company.

1978-1981 **ELEVATOR SALES & SERVICE, INC.**  
Work Duties: C.E.O. primarily responsible for interfacing all departments, responsible for design specifications, marketing, consulting to A. & E., actively engaged in all aspects of field operations, Directly responsible for all union negotiations and education.



1972-1978     **SALES MANAGER/SERVICE MANAGER**

Work Duties: Directed all marketing efforts and provided field supervision where required to union field personnel.

1969-1972     **SERVICE ENGINEER**

Work Duties: Primarily responsible for the maintenance and servicing of vertical transportation equipment associated with the elevator trade.

Associations/  
Appointments/  
Awards:

President of the National Association of Elevator Constructors (2010-11);  
Board of Directors of the National Association of Elevator Contractors (2009-2011);  
Certified Elevator Inspection Agency for State of PA;  
Member of the National Association of Elevator Safety Authorities (NAESA);  
Qualified Elevator Inspector (Q.E.I.) Certificate [REDACTED]  
Certified Elevator Technician (C.E.T.) Certificate [REDACTED]  
Board of Directors of Elevator Contractor's Council of the Association of Building Contractors (ABC);  
State of Maryland Elevator Mechanic's License;  
State of Delaware Special Limited Electrical License for Elevators;  
State of New Jersey Elevator Mechanic's License;  
National Association of Elevator Contractor's Recipient of the "William Sturgeon" Award, September 2014;  
Chairperson of the Vertical Transportation Management Course, NAEC, 2010 to present;  
Member, MWAA (Metropolitan Washington Airports Authority) Board of Directors, Presidential Appointment confirmed by U.S. Senate July 2014 (term ended May 2016).



### **Thomas Pritts, AIA, LEED-AP, CSI-CCS**

Tom founded Montum Architecture in 2017. He has more than 15 years experience in design, specification, and project management. During his former employment, Tom has designed and managed dozens of built projects. His experience encompasses a wide range of projects including K-12 and higher education facilities, financial Institutions, emergency services buildings, and automotive dealerships. A native of Mineral County, Tom is member of the West Virginia Chapter of American Institute of Architects and was involved in the establishment of the US Green Building Council's West Virginia chapter. He is highly skilled in the design of complex building systems, technical construction detailing and specifying, and construction contract administration. These skills were critical in the development and maintaining of many multi-year, multi-project relationships with Clients in his previous employment.

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

- Principal in Charge
- Design and Project Management
- Concept and Construction Design
- Quality Assurance and Control

#### **Professional History**

2017- Present	Montum Architecture	Architect
2004-2017	Alpha Associates	Associate and Architect
2003	Marshall Craft Associates	Architectural Intern

#### **Education**

2004	Virginia Tech	Bachelors of Architecture
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#### **Licenses and Certifications**

- Licensed Architect (West Virginia, Maryland)
- NCARB Certificate
- Construction Specifier Institute – Certified Construction Specifier
- LEED-AP Certified
- Part 107 Remote Pilot
- 30-hour OSHA Card

#### **Associations and Memberships**


- American Institute of Architects
- Mineral County Chamber of Commerce – 1<sup>st</sup> Vice President

#### **Professional Project Highlights**

- Potomac State College – Bachelor of Nursing Renovation
- Wyoming East High School HVAC Renovation – Wyoming County Schools, WV
- Mountainview and MTEC HVAC Renovation – Monongalia County Schools, WV
- Berkeley Springs State Park – Pool Bathhouse Roof Replacement
- Berkeley Springs State Park – Old Roman Bath Renovation
- Blackwater Falls State Park – Boiler Room Renovation
- Our Lady of the Mountains Parish – Bathroom Renovation
- Mountain View Assembly of God – Rec Hall Ceiling Design

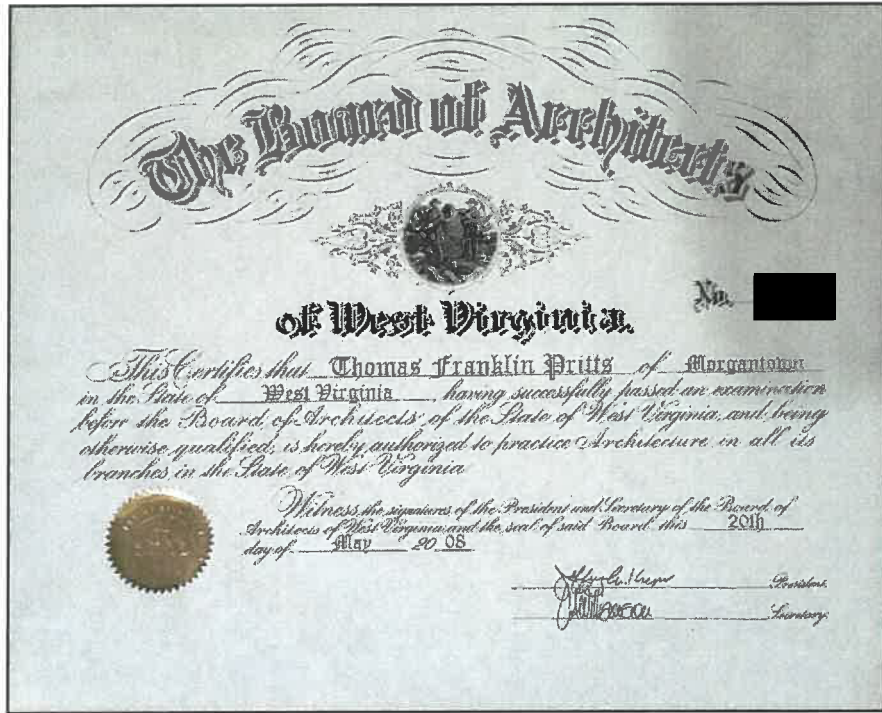
#### **Professional Project Highlights (former employment built projects)**

# Montum



## Architecture

- Potomac State College – ADA Connector Building, Church-McKee Plaza, Shipper Library Façade
- WVU Engineering Sciences Building – East Wing Addition, 10<sup>th</sup> Floor Fit-Out, Basement Renovation
- WVU Engineering Research Building – G07 & G08 Renovation
- WVU Equine Education Center
- WVU College of Physical Activities and Sports Sciences/ Student Health Center
- WVU Center for Alternative Fuel Engines and Emissions
- WVU Colson Hall Water Infiltration Repairs
- WVU Mountainlair Water Infiltration Repairs
- WVU Chemistry Research Laboratories Fit-Out
- WVU Creative Arts Center Wheelchair Lift
- Alderson Broaddus University – Pyles Arena Deck Replacement
- Glenville State College – Morris Stadium Skybox
- Washington High School, Jefferson County Schools, WV
- Pineville Elementary School, Wyoming County Schools, WV
- Huff Consolidated School, Wyoming County Schools, WV
- Aurora School Addition, Preston County Schools, WV
- Riverview High Field House Design-Build, McDowell County Schools, WV
- Safe School Entries, Monongalia County Schools, WV
- Morgantown High Elevator, Monongalia County Schools, WV
- 2010 Comprehensive Education Facilities Plan- Monongalia County Schools, Wyoming County Schools
- Clear Mountain Bank Branches, Oakland, MD - Reedsville, WV - Kroger-Sabraton, WV
- Grant County Bank, Petersburg, WV
- Fairmont Federal Credit Union, Bridgeport, WV
- Freedom Ford, Kia, and Volkswagen Automotive Dealerships, Morgantown and Clarksburg, WV
- Jenkins Subaru Addition, Bridgeport, WV
- Elkins Fordland Renovation - Elkins Chrysler Dealership, Elkins, WV
- Harry Green Nissan Design-Build, Clarksburg, WV
- Cool Green Automotive Addition and Renovation, Shepherdstown, WV
- Veteran's Affairs – OI&T Office Fit-Out, Shepherdstown, WV
- OPM, Eastern Management Development Center Addition, Shepherdstown, WV
- National Energy Technology Laboratory – Building B-8 Roof Replacement, Morgantown, WV
- US Coast Guard – Conference Room Renovation, Martinsburg, WV
- Eastern Panhandle Transit Authority Addition, Martinsburg, WV
- Cacapon State Park – Old Inn HVAC and Interior Renovation
- WV National Guard - Armory Office Fit-out, Parkersburg, WV
- South Berkeley Fire Station, Inwood, WV
- Jefferson County Emergency Services Agency – New Headquarters
- Berkeley County Ambulance Authority – South Station Renovation and Addition
- Poolhouse Renovation, McMechen, WV
- Community Center, Ridgeley, WV
- Wastewater Treatment Plant Renovations, Martinsburg, WV
- Public Works Building, Fairmont, WV
- Oatesdale Park Little League Fields, Martinsburg, WV
- St. Luke Canopy Replacement, Morgantown, WV
- Freshwater Institute – Aquaculture Building, Shepherdstown, WV
- Clarion Hotel Renovation, Shepherdstown, WV
- Shenandoah Village Apartments – Façade and Deck Replacement, Martinsburg, WV
- Regional Eye Associates/ Surgical Eye Center, Morgantown, WV
- Bavarian Inn – Infinity Pool/ Pool Bar, Shepherdstown, WV



**The West Virginia Board of Architects**

certifies that

**THOMAS F. PRITTS**

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, 2020.*



Barry R. Hager  
Board Administrator

# Carol A. Stevens, PE, F.ASCE

## Structural Engineer



### EDUCATION

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

### PROFESSIONAL REGISTRATION

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

### BACKGROUND SUMMARY

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

### PROFESSIONAL ASSOCIATIONS

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

### EXPERIENCE

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

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

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

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

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

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

**West Virginia, Lewis County Courthouse:**  
Structural investigation for work required to update structure and apply for grant monies through WVCFIA.

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

PO Box 469 • Alum Creek, WV 25003-0469 **PHONE** 304-756-2564 **FAX** 304-756-2565 **WEB** [www.casstruceng.com](http://www.casstruceng.com)

PROFESSIONAL CIVIL ENGINEER, REGISTERED PROFESSIONAL ENGINEER, CIVIL ENGINEER, CIVIL AND ENVIRONMENTAL  
COMMERCIAL, GOVERNMENTAL AND INDUSTRIAL STRUCTURAL DESIGN, ANALYSIS AND RESTORATION

MEMBER OF THE AMERICAN SOCIETY OF CIVIL ENGINEERS, NATIONAL SOCIETY OF PROFESSIONAL ENGINEERS, AMERICAN CONCRETE INSTITUTE, AMERICAN INSTITUTE OF STEEL CONSTRUCTION

WV VA KY OH MO PA



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

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

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

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

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

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

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

**West Virginia, Hampshire County Courthouse:** Structural design for new elevator for existing historic building.

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

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

## **PREVIOUS EXPERIENCE**

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

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

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

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

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

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

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

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

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

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

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



*What our satisfied customers have to say...*

“Hard working, do-whatever-it-takes, diligent team that provides excellent customer service is what you can expect from Miller Engineering.”

*--Chris Halterman*

“As a design/build team, working with Miller Engineering, our project involving a private surgical hospital together was a success – completed ahead of schedule and on budget. Miller worked with us throughout the project to consult, engineer and inspect the mechanical systems. Craig Miller, PE and his staff are working with us again, and are very important members of our design/build team. I highly recommend their services.

*--Richard J. Briggs*

**Brad Leslie, PE**  
*Assistant Chief  
 WV Division of Natural  
 Resources  
 State Parks Section  
 324 4<sup>th</sup> Avenue  
 South Charleston, WV 25303  
 (304) 558-2764 ext. 51823  
[Bradley.S.Leslie@wv.gov](mailto:Bradley.S.Leslie@wv.gov)*

**Kerri J. Wade, MSW**  
*Extension Agent - Kanawha  
 County  
 West Virginia University  
 4700 MacCorkle Avenue, SE  
 Suite 101  
 Charleston, WV 25304  
 304.720.9573  
[Kerri.Wade@mail.wvu.edu](mailto:Kerri.Wade@mail.wvu.edu)*

**J. Douglas Carter**  
*General Manager  
 Potomac Valley Transit  
 Authority  
 185 Providence Lane  
 Petersburg, WV 26847  
 (304) 257-1414  
[jcarter@potomacvalleytransit.org](mailto:jcarter@potomacvalleytransit.org)*

**Bob Ashcraft**  
*School Safety & Loss  
 Coordinator  
 Monongalia County Schools  
 533 East Brockway Street  
 Morgantown, WV 26501  
 (304) 276-0152  
[rbashcraft@access.k12.wv.us](mailto:rbashcraft@access.k12.wv.us)*

**Mike Trantham**  
*Program Administrator Senior  
 WVU Environmental Health &  
 Safety  
 P.O. Box 6551  
 975 Rawley Avenue  
 Morgantown, WV 26506  
 (304) 293-5785  
[Mike.Trantham@mail.wvu.edu](mailto:Mike.Trantham@mail.wvu.edu)*

**Richard J. Briggs**  
*Vice President  
 Lutz Briggs Schultz & Associates  
 Inc.  
 239 Country Club Drive  
 Ellwood City, PA 16117-5007  
 (724) 758-5455  
[lbsa@zoominternet.net](mailto:lbsa@zoominternet.net)*

*From Jonathan Miller, Mechanical Project Manager, Nitro Mechanical:*

“Miller Engineering is not your average engineering company; they work with the owner AND the contractor to solve all issues that arise throughout the project to make the process as fluid as possible.



P.O. Box 558  
2155 Park Avenue  
Washington, PA 15301

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**General Construction & Consulting**

Phone 724/229-0119  
Fax 724/225-1180

To whom it may concern,

As the Vice-President and Lead Project Manager of MacBracey Corporation, a commercial and industrial general contractor located in Washington, PA, I am writing to support and endorse Miller Engineering and their ability to provide construction design services as well as project management.

MacBracey has found Miller Engineering's drawings and specifications to be both thorough and accurate as to the in-field conditions. Any issues that have come about throughout a construction project Miller Engineering is quick to develop a corrective plan and ensured the project doesn't face delays.

I have found Miller Engineering to go above and beyond the industry standard throughout the entire construction process to make sure everything stayed on track. I have spoken with many members of Miller Engineering "after hours" to solve an issue that needed addressed by the following morning. This is a characteristic that you don't see with a lot of design teams.

I found the entire Miller Engineering team to be both knowledgeable and professional. We at MacBracey would enjoy the opportunity to work with Miller Engineering again in the future. It is truly refreshing to work with a design team that has a passion for the industry and is willing to work with everyone involved to ensure the project gets done correctly and in a timely manner.

Sincerely,

*Patrick Bracey*

Patrick Bracey  
Vice President,  
MacBracey Corporation

***PENNINGTON PLUMBING & HEATING INC.***

301 George St. Beckley WV 25801

License WV 001456

April 17, 2019

To Whom it May Concern,

Re: Miller Engineering Design Firm

Pennington Plumbing & Heating has worked with Miller Engineering on numerous projects throughout the years, ranging in size from several hundred thousand dollars to several million. We have always found their firm to be professional, competent, and helpful.

We have found that they are always available to help on challenging situations on different projects, and their designs have had great success on the projects that we have been involved with. They have the capability to handle MEP designs of any size and are always open to modifications that allow the owner to save time and money while maintaining the highest quality and design intent.

We would have no issue recommending their firm to building owners seeking design and construction administration.

Should you have any questions please do not hesitate to contact me.

Best Regards,

Eric Mahaffey  
President.



June 6, 2018

RE: Miller Engineering

To Whom it May Concern,

I have worked on several project with Miller Engineering, over the last few years. Craig Miller and his staff are some of the most detail-oriented engineers I have met. They take extra time, and care, to ensure that their design meets the requirements set forth by the owner and that trades are coordinated properly. Their staff make routine visits to the jobsite to ensure the quality of installation meets their specified standards.

Miller Engineering is also willing to help with value engineering, if required, to meet budgets. However, they are not willing to sacrifice the quality, set forth, in their original design standards. This is an admirable trait in today's engineering world. Many times, value engineering is done without the original designer's review or they may allow substandard products and quality is sacrificed as a result.

In closing, Craig Miller always states that "working with them is different". He's correct. In a world where things are done with little input or involvement by the engineering firm during construction, they stand out as a firm who truly cares. They put thought into their design and the functionality of buildings and the results speak for themselves. Their designs are quality and built to last.

Brian D. Gaudiano

Vice President



## Project Experience: Elevator

### Building 5 Elevator Replacement

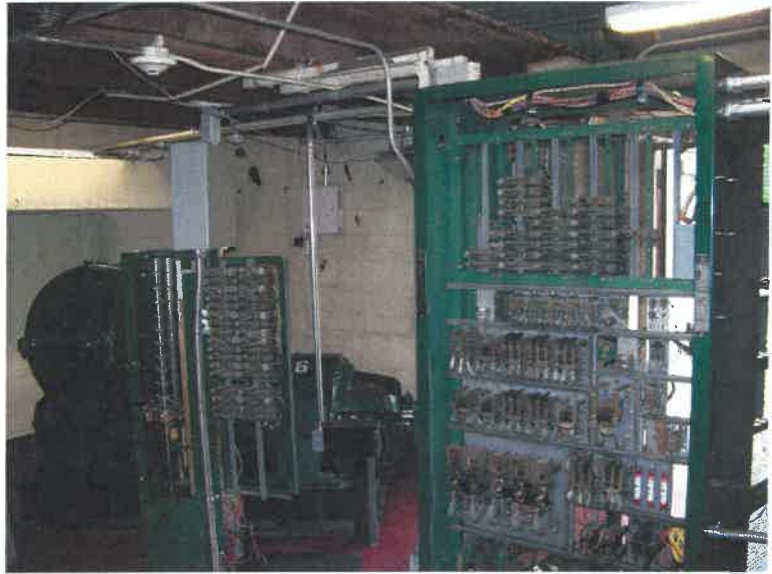
Charleston, WV

#### Services Provided:

- Mechanical
- Electrical
- General Trades

**Contract Amount: \$483k**

**Owner: State of West Virginia –  
General Services Division**



Miller Engineering was retained by WV General Services Division to design the replacement of service elevator #6 in WV Building 5. The hoisting system including motor generator, cable drive & cabling, sheaves, gear drive, controls, safeties, & slings are to be replaced. The cars, doors, calls, and indicators will also be replaced. The existing rails and door frames remain in place and will be modified. An existing rail leader which was run inside of the elevator shaft will be concealed with a drywall chase to meet elevator code. The elevator chase will be upgraded with new sump pump, lighting, receptacles, and fire alarm. The HVAC system in the elevator penthouse will be modified to better meet the equipment requirements. The project has specific means and methods called out in order to keep the remaining elevators in operation while #6 is being replaced. The project has been bid and is scheduled to begin in the near future.

Project Contact:  
*David Parsons, Operations and  
Maintenance Manager  
State Capitol, Room E-119  
(304) 957-7122*



## Project Experience: Elevators

### West Virginia State Capitol Complex

Charleston, WV

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Fire Protection

**Estimated Budget: \$3.5M**

**Facility Area: N/A**

**Owner: State of West Virginia**



The project was implemented in phases by priority, based on initial evaluation of systems for safety, availability of parts, maintainability and owner needs. Some systems had been condemned by the Department of Labor with mechanical and structural concerns requiring complete replacement. Some rope systems were replaced with a hydraulic system to alleviate structural concern. Upon completion of a facility review, Miller Engineering provided detailed evaluation of mechanical, electrical and plumbing systems which support elevator function in multiple buildings throughout the State Capitol Complex. MEP design, preparation of bid documents and construction administration for systems associated with the repair or replacement of the elevators was provided. All systems were successfully brought to current codes and standards including fire alarm and fire suppression. The facility, a Cass-Gilbert turn-of-the-century design, was preserved while adding modern equipment.

Project Contact:  
*Dennis Stewart*  
WV General Services Division  
(304) 558-4590



## Project Experience - HVAC Upgrade

### Building 22 2nd Floor Upgrades

Charleston, WV

#### Services Provided:

- Mechanical
- Electric
- Telecommunications
- Architectural
- Construction Administration

**Renovation Area: 7,400 sq ft**

**Contract Amount: \$398k**

**Owner: State of West Virginia –  
General Services Division**



#### PROJECT GOAL:

**Revise the floor plan, HVAC, Electrical and Data for new check processing equipment, while Owner working in adjacent spaces.**

**Goal met by intensive field investigation, detailed documents, close monitoring of construction. Post substantial equipment issues pursued until fully resolved.**

West Virginia State Building 22 required renovations to the 2nd floor, which houses the state tax office. New check processing equipment, which has specific cooling, power, and data requirements, was purchased by the state. The floor plan needed modifications to accept the equipment and improve work flow. This building is an extremely high security area. It houses the tax and revenue department for the State of WV. Approximately 2.5 million dollars is processed through the 2<sup>nd</sup> floor daily.

Miller Engineering, along with Montum Architecture, designed the renovations to the 2nd floor to accommodate the changes needed for the equipment. The existing space was served by a fan powered VAV AHU. The existing air distribution was modified to meet the requirements of the revised floor plan. The processing room and server rooms, which require year - around cooling, are being served with computer-room air conditioning (CRAC) units. The revised floor plan called for modifications to the power and telecommunications layouts for the integrated furniture systems. The grounding and bonding systems for the server room were upgraded as well. This project was completed in April, 2018. We followed and resolved some equipment issues related to initial startup until November 2018.

#### Project Contact:

*David Parsons, Energy Manager  
WV General Services  
112 California Ave  
Charleston, WV 25305  
(304) 957-7122*

## Project Experience - HVAC Upgrade

### West Virginia State

#### Building 25

Parkersburg, WV

#### Services Provided:

- Mechanical Piping
- HVAC
- Electric
- Lighting
- Construction Administration

**Estimated Budget: \$843k**

**Facility Area: 58,500 ft<sup>2</sup>**

**Owner: State of West Virginia –  
General Services Division**



#### PROJECT GOALS:

**Piping - Evaluate and replace HVAC Piping.**

**6th Floor - Provide full MEP service for fit-out of office space in 6th floor.**

**The piping project goal was met by extensive evaluation into existing conditions and review of original design documents. Thorough discussions with maintenance and operations staff allowed MEI to develop a complete and phased approach.**

**The 6th floor is currently under design. MEI is part of a design team with Alpha Associates. Experience with the existing project allowed MEI to design a practical solution which integrates into the existing MEP systems.**

#### Project Contact:

*David Parsons, Operations and  
Maintenance Manager  
State Capitol, Room E-119  
(304) 957-7122*

The PVC piping system at Building 25 had a history of leaking, along with smaller piping sagging over time and breaking, prompting the owner to replace the entire system. The building was a logistic challenge to design due to offset multi-level mezzanines, resulting in low deck-to-deck heights in the lower levels. A new, rolled-groove piping system was installed, including a new cooling tower and supporting structure, and connected to the original boilers. To eliminate the problems associated with manganese, which forms solids and clogs piping, the system was converted from water to propylene glycol with the flow rates adjusted to accommodate the change. The water source heat pumps which serve the building were flushed and cleaned to prevent contamination of the new water. MEI designed a phased approach to accomplish the piping, which was adjusted in consultation with the owner and contractor during construction to minimize the impact on the building occupants, who remained in the building during the entire construction period. MEI worked on an almost daily basis with the contractor to accomplish the re-piping of the building, providing support and real-time answers to questions and to work around challenges.

## Project Experience - HVAC Upgrade

### West Virginia State Building 36 (1 Davis Sq.)

Charleston, WV

#### Services Provided:

- HVAC System Replacement
- Mechanical Piping
- Electric
- Construction Administration

Estimated Budget: \$2.1M

Facility Area: 58,400 ft<sup>2</sup>

Owner: State of West Virginia –  
General Services Division



#### PROJECT GOALS:

**Design and implement the installation of a temporary chiller, then evaluate and design long terms HVAC renovations to the building.**

**The goals were met through immediate response to the need for a temporary chiller, including site visits on weekends and after hours. Once the temporary chiller was in place, intensive field work was used to verify and supplement the limited record drawings available. Evaluation and design was completed in a very short period for the project size. Detailed goal and concern tracking was used to avoid missing items in the abbreviated design timeline.**

#### Project Contact:

*David Parsons, Energy Manager  
WV General Services  
112 California Ave  
Charleston, WV 25305  
(304) 957-7122*

The 30-plus year old chiller serving Building 36 failed in the spring of 2016. MEI was retained to design the installation of a temporary rental chiller, which remains in service at this time. MEI was then retained to evaluate the HVAC systems and design a full HVAC retrofit to the building due to the condition of the air handlers, ductwork, VAV boxes, and associated systems. The building presented unique challenges as it was originally two buildings in which the common space was later in filled to create one building. The deck to deck heights in some areas are very limited, resulting in the need for accurate evaluation, design, and detailing in the construction documents. MEI designed a phased approach to accomplish the project. The phasing was developed directly with the owner to minimize the impact on the building occupants; who had to relocate to swing space phase by phase. Instead of just replacing the existing system in-kind, MEI designed a system utilizing three rooftop units ducted vertically through the building, which eliminates the sole source failures that have plagued the building for several years. The project was bid and then cancelled by the Owner.



## Project Experience – Electrical Upgrade and HVAC Renovation

### Dominion Post – Greer Building

Morgantown, WV

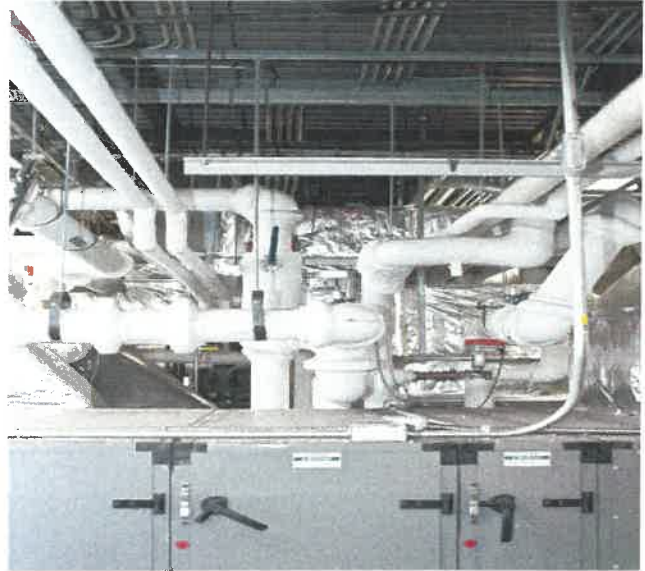
#### Services Provided:

- Field Study
- HVAC Upgrade
- Electrical Upgrade
- Construction Administration

Estimated Budget: \$1.8M

Facility Area: 18,000 ft<sup>2</sup>

Owner: Greer Industries, Inc.



**GOALS:** Evaluate and make recommendations for HVAC issues.

Goals were accomplished by studying the building and making and implementing the recommendations of the study. The resulting 2 projects upgraded the electrical system, reconnected the backup generator, and upgraded the HVAC, with Owner continued occupancy, in a multi-phase approach.

MEI was asked to evaluate the HVAC systems and report our findings. During the field study, Miller Engineering learned of HVAC system disintegration, air quality concerns, and interconnection of air systems between two levels of the building. Our study revealed the need for a complete HVAC upgrade but also for the need to upgrade the power prior to the HVAC work. MEI design an electrical upgrade and implemented that while completing the HVAC design work. Our study included an evaluation of the existing backup generator, which we determined could be re-used. The goal of the project was to be a phased approach that integrated, updated and stabilized temperatures throughout the current floor plan, building levels and pending office reconfigurations. The main air handling systems, piping and ductwork were replaced and reconfigured as a necessity to serve the building's multiple levels and floor plan. The project was a success as a newly designed system was implemented into the existing floor plan and designed as scalable for future needs of the building's owner. Temperature control issues were resolved and the residents of the building could enjoy a more hospitable, consistent working environment. The Greer Building also serves as an emergency broadcast center for north central WV. MEI coordinated all aspects of construction with the owner to ensure there were no issues preventing the operation of the facility during construction.

Project Contact:

*Chris Halterman, Director of Operations*

*The Dominion Post*

*Greer Industries, Inc.*

*Phone: (304) 376-2642*

## Project Experience – Electrical, HVAC Piping, Fire Alarm

### Pipestem McKeever Lodge

Pipestem, WV

#### Services Provided:

- HVAC
- Plumbing
- Electrical
- Fire Alarm
- Accommodation of Existing Systems

**Estimated Budget: \$2.7M**

**Facility Area: 63,000 ft<sup>2</sup>**

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



#### PROJECT GOALS:

**Coordinate and deliver multiphase project over multiple years with continued use of the building.**

**Goals met thru detailed use of BIM modeling to plan follow on phases early in initial design. Implemented interconnect of two separate chiller and boiler systems to permit continued operation. Repairs included plans for follow on mechanical, HVAC, Electrical, and fire alarm work.**

The original HVAC piping at McKeever Lodge had exceeded its lifespan and had been suffering from corrosion leading to multiple leaks, including one causing an electrical service outage. Miller Engineering was hired to investigate the existing piping, discovering all of the some 10,000 linear feet of piping required replacement. As this lodge is regularly occupied for larger conferences, the project had to be phased to minimize the amount of guest rooms taken out of service at one time. MEI also designed provisions to interconnect the lodge's two separate boiler/chiller plants so one plant could operate the entire lodge at a partial capacity while the other plant was replaced and re-piped. This interconnect also allows the lodge to operate in the event of a boiler or chiller outage.

Power was provided to new equipment, and motor control centers were added to control the building loop pumps. A new building CW and HW plant control system was installed to allow the equipment to run at optimum efficiency while meeting the lodges heating and cooling needs. A follow on Fire Alarm Replacement constituted the last phase of the project.

Project Contact:  
*Brad Leslie, PE, Chief*  
*WV DNR State Parks Section*  
*(304) 389-7663*

## Descriptions of Past Projects Completed – MEP

### Mapletown Junior/Senior High School Elevator Addition

#### Services Provided:

- Elevator Addition
- MEP Relocation
- Elevator Lobby Construction

**Estimated Budget: \$650K**

**Facility Area: 18,500 ft<sup>2</sup>**

**Owner: Southeastern Greene  
School District**



The Southeastern Greene School District in Pennsylvania made the decision to add an elevator to Mapletown Jr/Sr High School.

Miller Engineering was hired to provide design consultation on the project. After walking the facility and meeting w/ facilities staff, it was determined that the loading dock would be the best location for the elevator. A three stop hydraulic elevator will be installed. Miller hired Alpha Associates for assistance with architectural and structural design related to the elevator shaft and new elevator lobby that will be created on the second floor. Existing mechanical, electrical, and plumbing systems had to be relocated for the elevator installation as well as new MEP extended to serve the elevator.

The project is currently under construction to be completed in August 2017.

Project Contact:  
*Patrick Bracey*  
*MacBracey Corporation*  
*(724) 229-0119*

## Project Experience – HVAC, Electric

### Withers Brandon Hall

Philippi, WV

#### Services Provided:

- Electrical
- HVAC

MEP Budget: \$700k

Facility Area: 31,800 ft<sup>2</sup>

Owner: Alderson Broaddus  
University

Status: Bidding



#### PROJECT GOALS:

Evaluate HVAC and design new system to be completed during summer.

MEI determined that converting to WSHPs would save insulation costs while causing minimal disturbances out in office / class space. The majority of new piping and ductwork will be in mechanical areas. This will meet the compressed schedule requirement.

As part of renovations to Withers Brandon Hall at Alderson Broaddus University, MEI was brought in to evaluate and design upgrades to the HVAC system. The existing chiller and piping insulation had failed. The existing system was a two-pipe system with chiller and boilers serving fan coil units. MEI proposed to re-use the piping and replace the fan coil units with water source heat pumps (WSHP). This allows the existing piping to be re-used and piping insulation would not have to be replaced. The chiller will be replaced with a fluid cooler located outside the building. The three non-condensing boilers will be replaced with a much more efficient modulating condensing "double stack" boiler. The ventilation units are located in the unconditioned attic space and are difficult to perform maintenance on. New ducted heat pumps tied to energy recovery ventilators will tie into the existing fresh air duct to provide ventilation and relief air. The design limits the amount of modifications outside of the mechanical rooms which will aid with the compressed construction schedule. The project is out for bid to be complete by August 2019.

Project Contact:  
David Snider, AIA  
Omni Associates, Inc  
(304) 367-1417



## Project Experience – MEP

### Morgantown High School Boiler Replacement/ Area 4 HVAC Renovation

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Fire Alarm

Estimated Budget: \$1.0M

Contract Amount: \$1.038M

Owner: Monongalia County Board of  
Education

Status: Complete

#### PROJECT GOALS:

Improve air quality while keeping  
budget and school disruption to a  
minimum.

A detailed set of plans allowed the  
replacement of HVAC equipment to tie  
into existing piping and ductwork with  
minor modifications. This kept the  
contract amount down and allowed the  
construction schedule to occur during  
the summer months, limiting  
interruption to student activities.

Project Contact:  
*Robert Ashcraft*  
*Monongalia County Facilities*  
*Phone: (304) 291-9210*



Morgantown High school, like others throughout the state, has seen many changes through the years. Unfortunately the steam boiler plant remained in operation but with little maintenance for a number of years. The 40 year old boilers had exceeded their operational life and were experiencing reliability issues. MEI Evaluated the boilers and the associated 80 year old steam systems, recommending their replacement. Steam heating control was a significant issue.

Previous projects installed split DX refrigerant based systems in several classrooms within the science and technology wing. These units were obsolete and required replacement with a more reliable system, which can meet current ventilation standards. Additionally, there were 3 classrooms, which were heating only with little or no control, that required addition to the overall solution for this section of the building. Based on the conditions of the steam systems piping and devices, new hot water boilers were installed.

This project was completed in late 2017.

## Project Experience – MEP Deferred Maintenance

### MCBOE DEFERRED MAINTENANCE PROJECTS

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Fire Alarm

**Estimated Budget: \$3.0M**

**Contract Amount: \$3.0M**

**Owner: Monongalia County Board of Education**

**Status: Phase 1 in construction**



#### PROJECT GOALS:

**Initially, design and implement deferred maintenance projects.**

#### PRIORITY GOAL:

**React to and implement a plan to address an AC failure in a large school.**

**The goal was achieved using an “all hands on deck” approach to evaluating, designing, and bidding a project on a significantly accelerated schedule.**

Project Contact:  
*Drew Schaefer*  
 Clerk of the Works  
 Eckles Group  
 Phone: (412) 523-1443

Monongalia County Schools has begun taking steps to address some significant deferred maintenance concerns in buildings throughout the county. Several mechanical systems have reached the end of, or exceeded, their operational life and need significant repair or replacement. Miller Engineering was retained to design and implement the projects. As a first step, MEI was asked to evaluate the Owner’s list of projects and review the facilities in question and make recommendations to modify, re-prioritize, or change the list based on the review.

As MEI was doing our review work in October, the AC system in one building failed and we were tasked with evaluating the building and making, then implementing recommendations to ensure the building had AC on 1 April 2019. The school year leaves little opportunity to take systems offline for major renovation. No accurate drawings of the systems existed resulting in intensive field work to re-create the original design. We planned and bid an HVAC upgrade with realistic milestone dates (such as new AHU coils installed over Christmas break) that made the deadline possible. An accelerated design permitted us to bid and receive bids in time for Board approval that resulted in the AHU coils be ordered and installed over the break. Additional milestone were met and the cooling was available as requested by the Owner.

The next phase of the project is in work.

## Descriptions of Past Projects Completed – Renovation

### Wesley UMC

#### Services Provided:

- Mechanical
- Electrical
- Plumbing
- Fire Protection
- Fire Alarm
- Elevator

**Estimated Budget: \$1.2M**

**Owner: Wesley United Methodist Church**



Photos Courtesy of Mills Group



Project Contact:  
*Michael Mills, AIA*  
*The Mills Group*  
*Phone: (304) 296-1010*

Miller Engineering teamed with the Mills Group to improve ADA access to the Wesley United Methodist Church in Morgantown, WV. The main entrance was renovated and extended to allow for ADA access. The reception / vestibule area between the gymnasium and sanctuary was modified to improve passage between the areas. A passenger elevator was added to allow ADA access from the main lobby to the upper levels. As part of the project, existing areas of the church were renovated. Miller Engineering was tasked with the addition and modification of mechanical, electrical, & plumbing systems to accommodate the new layout, as well as MEP services for the passenger elevator. The front facade of the church was improved as well through accent lighting.



# POTOMAC STATE COLLEGE BACHELORS IN SCIENCE OF NURSING RENOVATION

# Montum

## Architecture



West Virginia University - Potomac State College received the former National Guard Armory in 2016. In addition to recreational facilities, the newly named J. Edward Kelley Center will house the 4-year WVU School of Nursing BSN program. The project converted former meeting spaces into demonstration nursing laboratories and lecture spaces. Office spaces were renovated. Electrical and HVAC systems were updated to meet the new needs.

COMPLETED: 2018

BUDGET: NOT DISCLOSED

SIZE: 3,900 SF RENOVATED

LOCATION: KEYSER, WV

CONTACT:  
Mike Simpson  
Director of Facilities  
304-788-6886



Montum Architecture, LLC

37 ER Path, Keyser, WV 26726 • 304-276-7151 • tom@montumarch.com • montumarch.com

# WYOMING COUNTY SCHOOLS WYOMING EAST HIGH SCHOOL HVAC AND ROOF REPLACEMENT



The West Virginia School Building Authority funded replacement of the HVAC systems and roofing at the existing Wyoming East High School in 2017. Montum Architecture is the architect-of-record for the HVAC project and integrated the roofing design consultant's information into bid package scenarios. Work is being performed within an occupied building with close coordination of school daily schedules and calendar of events. Many of the units are being replaced one-for-one with some zones being split into multiple units to allow flexibility of new curriculum within the spaces or needs for additional comfort control. Ceilings are being replaced to meet updated guidelines for educational facility acoustics.

COMPLETION: SUMMER 2019

BUDGET: \$3.2M

SIZE: 130,000 SF EXISTING

LOCATION: NEW RICHMOND, WV

CONTACT:  
Donald Clay  
Director of Facilities  
304-732-6262

*Montum* Architecture, LLC

37 ER Path, Keyser, WV 26726 • 304-276-7151 • tom@montumarch.com • montumarch.com



## NORTH PORTICO STEPS—MAIN CAPITOL BUILDING CAPITOL COMPLEX Charleston, West Virginia

This project consisted of developing a method to repair or replace the deteriorated reinforced concrete stair landing on the north side of the Main Capitol Building. The area was enclosed, without ventilation, since its original construction in the 1930's.



The deteriorated concrete was removed, galvanized metal deck was put in place and a new reinforced concrete slab was poured.



Additional work included epoxy injection of brick masonry, removal and re-laying of brick at the cheek walls and cutting an opening in the brick and granite to install a grill to provide ventilation to the space.

Schedule was a factor due to the Governor's Inauguration that was due to take place in a relatively close time period.



This project was completed while working for a previous employer.



## Project Experience



### **CAPITOL PARAPET WALL REPAIRS**

Charleston, West Virginia

This project included an exploratory investigation and preparation of construction documents for repairs to the limestone and brick parapet wall and balustrade at the top of the Capitol Building.

### **CAPITOL DOME RESTORATION**

Charleston, West Virginia

This project included an exploratory investigation and preparation of construction documents for repairs to the structural steel in Capitol Dome.





## Project Experience



### **BUILDING 3 CANOPY REPAIRS**

Charleston, West Virginia

Structural design of repairs to existing limestone canopy and supporting structural elements. Discovered that as-built conditions differed from original design documentation



### **GEORGE WASHINGTON HIGH SCHOOL**

Charleston, West Virginia

Structural design of additions to include new 3-story classroom addition, new entrance/commons addition, and new gymnasium addition for Kanawha County Schools.



### **COVENANT HOUSE**

Charleston, West Virginia

This 3-story structure utilized a structural steel frame and light-gauge steel roof trusses for the structural system. The 13,700 SF building was designed to appear as a residential structure, with vinyl siding, asphalt shingles, dormers and gingerbread accents.

## Project Experience



### **JOHNSON AVENUE PROFESSIONAL BUILDING**

Bridgeport, West Virginia

Structural design of new 9,400 SF steel framed office building.



### **YORK COUNTY GOVERNMENT CENTER**

York, Pennsylvania

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



### **METROPOLITAN EDISON**

Reading, Pennsylvania

The two-story, 5000 SF lobby replaced an outdated 1200 SF lobby and business office. The lobby addition, which serves as a focal piece for the Headquarters Complex, contains several conference rooms and a second floor bridge spanning the width of the lobby. The lobby addition consisted of structural steel framing. An 80,000 SF office addition was constructed during the second phase of this project. A semi-circular cafeteria addition was located at the rear of the complex.



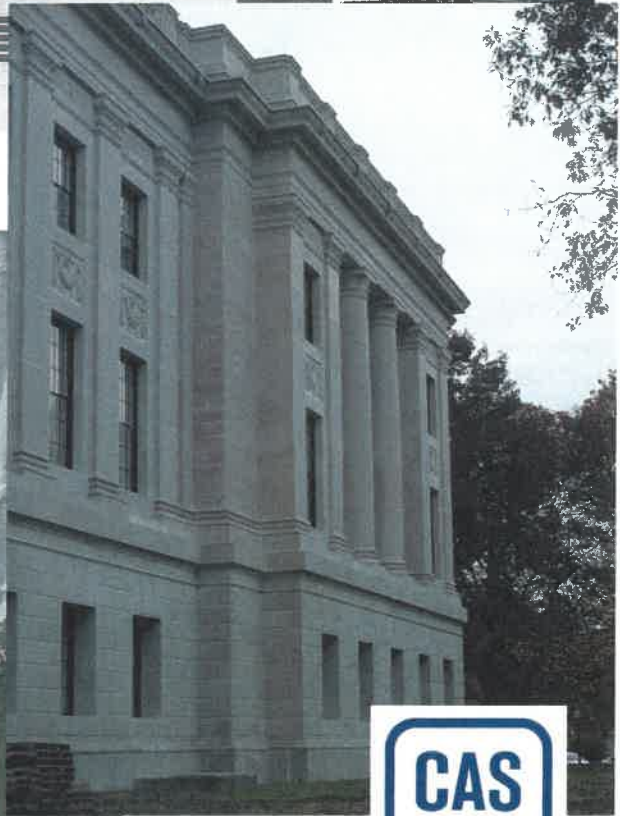


# EXTERIOR FAÇADE RESTORATION MAIN CAPITOL BUILDING

Charleston, West Virginia



Exterior façade restoration included cleaning, pointing, and repairs to the limestone and terra cotta components, windows and doors.





Portions of the limestone cornice were damaged to the point that they fell when work was being conducted and had to be pinned back in place.



Other repairs included various spall repairs, pinning and epoxy injection of larger cracks and lifting and pinning keystones over windows.



## Budget and Timeline History

Project Name	Project Type	Budget	Cost	Notes
Bluestone State Park	Pool Replacement	\$1,000,000	\$935,600	On budget
West Virginia State	HVAC Piping Renovation	\$650,000	\$533,400	On budget
Canaan Valley Resort	Emergency Electrical Repairs	\$225,000	\$129,829	On budget
Holly Grove Manor	Renovation	\$885,000	N/A	On hold
Mapletown Jr/Sr High School	HVAC Renovation	\$1,050,000	\$1,105,900	5.19% over budget
Pipestem – McKeever Lodge	HVAC Piping Replacement	\$1,600,000	\$1,776,000	10.43% over budget
Tygart Lake State Park	Beach and Bathhouse	\$750,000	\$695,000	On budget



**= Delivered on budget/on time**



## Budget and Timeline History

Project Name	Project Type	Contract Length	Contract Delivery	Notes
Blackwater Falls State Park	Boiler Replacement	120 days	180 days*	*Extended 60 days due to equipment delivery issues
Bluestone State Park	Pool Replacement	180 days	180 days	Delivered on time
Canaan Valley Resort	Construction Administration	3.5 years	3.5 years	Long-term project with varying facets – no direct schedule
Twin Falls/Hawks Nest Lodge	HVAC Renovation	90 days	90 days*	*Expedited delivery
Mapletown Jr/Sr High School	Boiler/ HVAC Renovation	180 days	180 days	Delivered on time
Pipestem – McKeever Lodge	HVAC Piping Replacement	365 days	365 days	Delivered on time
Tygart Lake State Park	Beach and Bathhouse	270 days	270 days	Delivered on time



## TAB 5 – PROJECT FORMS







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: 579236

Doc Description: EOI: Elevator Modernization - Various Facilities

Proc Type: Central Contract - Fixed Amt

Date issued	Solicitation Closes	Solicitation No	Version
2019-05-15	2019-06-18 13:30:00	CEOI 0211 GSD1900000010	1

**BID RECEIVING LOCATION**

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

**VENDOR**

Vendor Name, Address and Telephone Number:

**FOR INFORMATION CONTACT THE BUYER**

Jessica S Chambers  
 (304) 558-0246  
 jessica.s.chambers@wv.gov

Signature X


FEIN #

-1386

DATE June 27, 2019

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)  
Craig Miller, Owner  
\_\_\_\_\_  
(Printed Name and Title)  
240 Scott Ave, Suite 1, Morgantown, WV 26508  
\_\_\_\_\_  
(Address)  
304-291-2234  
\_\_\_\_\_  
(Phone Number) / (Fax Number)  
cmiller@millereng.net  
\_\_\_\_\_  
(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.

Miller Engineering, Inc.  
\_\_\_\_\_  
(Company)  
  
\_\_\_\_\_  
(Authorized Signature) (Representative Name, Title)

Craig Miller, Owner  
\_\_\_\_\_  
(Printed Name and Title of Authorized Representative)

June 27, 2019  
\_\_\_\_\_  
(Date)

304-291-2234  
\_\_\_\_\_  
(Phone Number) (Fax Number)

**ADDENDUM ACKNOWLEDGEMENT FORM**  
**SOLICITATION NO.: CEOI GSD1900000010**

**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.

Miller Engineering, Inc.

Company

Authorized Signature

June 27, 2019

Date

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

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: Miller Engineering, Inc.

Authorized Signature:  Date: June 27, 2019

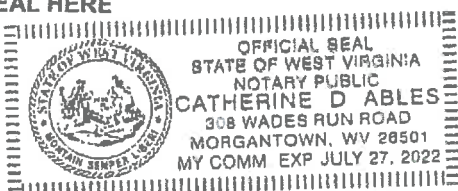
State of WV

County of Monongalia, to-wit:

Taken, subscribed, and sworn to before me this 1<sup>st</sup> day of July, 2019.

My Commission expires July 27<sup>th</sup>, 2022.

**AFFIX SEAL HERE**



NOTARY PUBLIC



Purchasing Affidavit (Revised 01/19/2018)