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Header 1

 List View

General Information

Contact

Default Values

Discount

Document Information

Clarification Request

Procurement Folder: 2024719

Procurement Type: Central Purchase Order

Vendor ID: 000000206169 

Legal Name: PICKERING ASSOCIATES INC

Alias/DBA:

Total Bid: \$0.00

Response Date: 08/06/2026 

Response Time: 9:24

Responded By User ID: PickAssoc 

First Name: Christopher

Last Name: Burk

Email: cburk@pickeringusa.com

Phone: 3044645305

SO Doc Code: CEOI

SO Dept: 0603

SO Doc ID: ADJ2700000001

Published Date: 7/23/26

Close Date: 8/6/26

Close Time: 13:30

Status: Closed

Solicitation Description: EOI - Wheeling AASF#2 HVAC
Renovations Design

Total of Header Attachments: 1

Total of All Attachments: 1



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

State of West Virginia
Solicitation Response

Proc Folder: 2024719
Solicitation Description: EOI - Wheeling AASF#2 HVAC Renovations Design
Proc Type: Central Purchase Order

Solicitation Closes	Solicitation Response	Version
2026-08-06 13:30	SR 0603 ESR08062600000000817	1

VENDOR
000000206169
PICKERING ASSOCIATES INC

Solicitation Number: CEOI 0603 ADJ2700000001
Total Bid: 0
Response Date: 2026-08-06
Response Time: 09:24:41
Comments:

FOR INFORMATION CONTACT THE BUYER
David H Pauline
304-558-0067
david.h.pauline@wv.gov

Vendor		
Signature X	FEIN#	DATE

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

Line	Comm Ln Desc	Qty	Unit Issue	Unit Price	Ln Total Or Contract Amount
1	Wheeling AASF#2 HVAC Renovations Design				0.00

Comm Code	Manufacturer	Specification	Model #
81101508			

Commodity Line Comments:

Extended Description:

Provide professional architectural and engineering design services per the attached documentation.



WHEELING AASF#2 HVAC RENOVATION DESIGN CEOI ADJ2700000001

AUGUST 6, 2026



EST. 1988

OUR PURPOSE...

*...is to enrich our
communities through
service to our clients.*

West Virginia Purchasing
David H. Pauline
2019 Washington Street, East
Charleston, WV 25305-0130



Mr. Pauline,

Pickering Associates is pleased to submit this proposal for providing architectural and engineering services for the West Virginia Army National Guard Wheeling AASF#2 HVAC Renovations located in Wheeling, West Virginia. Our design team is uniquely positioned to provide design services for this project because of our team of qualified experts, our depth of experience with similar projects in the area, and our ability to build strong and lasting relationships with the project team.

As a firm, Pickering Associates has been privileged to work with a variety of government agencies like yourself to design, improve and renovate city halls, municipal offices and judicial centers. We have a long, successful history of delivering similar designed projects for the West Virginia Army National Guard, West Virginia Department of Natural Resources, City of Parkersburg, and many others. We have completed similar renovation and HVAC work for the Eleanor Armed Forces Center and for the State at Building 22.

As the leading architectural and engineering firm in the state, our experience is unparalleled. We understand the intricacies and details that are involved with renovating and upgrading an existing office. In addition, we have extensive experience working with the West Virginia Purchasing, West Virginia Department of Environmental Protection, and the State Fire Marshall, allowing us a familiar understanding of their requirements and how to address them.

Through the years, we have taken pride in finding unique solutions to some of the industry's most challenging problems. We have delivered a variety of different projects ranging from short-notice schedule requirements for emergency work, to limited or stretched budgets. You will find a growing list of repeat clients who come back to Pickering time and time again because of the importance we place on meeting the specific requirements of every single client we work with.

The following proposal outlines our qualifications, technical expertise, management and staffing capabilities, and related experience providing high-quality engineering and architectural services for your proposed project. As you know, teamwork is the spirit and foundation of any project, and our organization operates accordingly. We are dedicated to providing timely, excellent quality services in congruence with our administrative procedures, overall organization and depth of experience. Our focused approach offers advantages in methodology and delivery, elevating the success of your project both now and for years to come.

Our expertise sets our team head and shoulders above any other. We look forward to personally discussing our qualifications to complete this project on time, within budget and exceeding the standards of any firm you may have worked with previously. Should you have any questions regarding this proposal, we are available to swiftly respond to your needs.

Respectfully submitted,

A handwritten signature in blue ink, which appears to read "Mark A. Welch", is positioned below the "Respectfully submitted," text.

Mark Welch, PE
Director of Commercial Design
mwelch@pickeringusa.com

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**WE ARE COMMITTED TO THE PROFESSIONAL
DEVELOPMENT AND TECHNICAL ADVANCEMENT OF
OUR EMPLOYEES.**

ABOUT THE COMPANY

Founded in 1988, Pickering Associates has been providing architectural, engineering, and surveying services throughout West Virginia and Ohio for over thirty five years.

Our company is the product of three generations, and over 75 years of construction experience. This experience plus state-of-the-art engineering practices create a full-service multi-discipline architectural, engineering, and surveying firm serving a wide range of clients and featuring innovative, customized solutions. Our highly qualified staff includes licensed professional engineers, professional surveyors, licensed architects, designers, and drafters, as well as administrative leadership and support personnel.

Our service disciplines include architecture, surveying, project management, civil engineering, structural engineering, mechanical engineering, electrical engineering, process engineering, automation and control, and construction administration; with project types ranging from education, government, healthcare, industrial, oil and gas, and the private sector.

ABOUT THE PEOPLE

When you choose to partner with Pickering Associates, you can move forward with complete confidence that your project will be performed to your specifications, with frequent and efficient communication to keep you up-to-date on the status of the project. Our sole focus is your full satisfaction.

Our team has successfully executed more than 10,000 projects in our history, building a tremendous wealth of experience and gaining insight into what works for each unique client. Those lessons learned add depth of knowledge and substance to our product, enabling us to provide our clients with unparalleled value.

Our objective is to seamlessly interface with our clients' team to improve performance, flexibility, life-cycle cost, sustainability, and ultimately, the well-being of our communities.

PROJECT APPROACH





WHAT FULL SERVICE MEANS

GOVERNMENT BUILDINGS

For owners and designers, government buildings present a unique set of challenges and opportunities in an effort to maintain, renovate and expand services provided within the facility as well as service a wide range of individuals all with different needs and abilities. While some projects allow a design team to start from the ground up, many civic building projects involve the adaptive reuse of an existing facility or an addition to an existing facility in order to facilitate the owner's continued demand for growth. Performing extensive evaluations, prior to design, is key in providing our clients with a design that is effective and efficient in daily operation.

It is also important for owners to find a team with the depth of experience in dealing within the restrictions of limited budgets, governing regulations, multiple phase oversight and approving agencies.

Throughout the years, Pickering Associates has been able to engage with many government agencies to provide design and consultant services on multiple projects including court room designs, upgrades and renovations, 911 Command Centers, office facilities, and fire stations — as well as several projects for the WV Army National Guard.

Our depth of experience and staffing provides owners with the knowledge and resources to

complete their projects effectively. We understand and execute projects to create facilities which meet ADA compliance, higher security through knowledgeable design practices and the use of technology, and greater occupancy safety. To do this, we provide our clients with scheduled

Communication is truly at the forefront and necessary to realize a successful project.

phase gate review points for proper oversight and approval, concise project management to maintain budget and schedule oversight and assistance throughout the review and approval process with governing agencies.

Our project manager, Mark Welch, will communicate with each design discipline through all phases of design and construction to ensure the project is well coordinated. He will keep the WVANG informed throughout the entire process and confirm information is distributed to the entire team. Communication will be consistent from the project kickoff meeting through closeout. Mark will also lead in the development of the project schedule in conjunction with WVANG.



WHAT FULL SERVICE MEANS

Goal/Objective 1:

Provide a complete design including all engineering, including mechanical, electrical and plumbing and architecture disciplines to prepare construction bid documents for West Virginia State Purchasing. Key design elements include utilizing energy efficient, economically sustainable and maintenance friendly equipment.

Pickering Associates endeavors to produce an accurate and well-coordinated set of construction documents for every project that we work on. We are very familiar with West Virginia State Purchasing procedures and guidelines.

Our design process will begin with examining the existing conditions any equipment and facilities. The results of the examination will be incorporated into a schematic design. We feel that time spent with your staff to better understand the project, will allow us to be more efficient in completing the schematic design phase for this project and progress us to the next phase in a timely manner, therefore allowing us to meet your anticipated design schedule.

We always involve the authorities-having-jurisdiction during the schematic design to make certain that we address any and all concerns that they may have, thus reducing costly changes during design and/or construction. We have a close

working relationship with agencies such as the West Virginia State Fire Marshal's Office and are familiar with the local and state requirements that need addressed for a wide range of projects.

At the end of the schematic design phase Pickering will present draft sketches to the owner for approval. These sketches will provide the owner with the opportunity to verify that we have correctly interpreted your desired functional relationships between various activities and spaces.

The design development phase is a transitional phase where the design team moves into developing the contract documents. In this phase, the architects and engineers prepare drawings and other presentation documents to crystallize the design concept and describe it in terms of architectural, electrical, mechanical, and structural systems. In addition, we will also prepare an estimate of probable construction costs so you will have a better indication of anticipated project costs. By preparing this estimate early in the design process, it will allow us to identify potential cost savings that may be required to keep the project within your anticipated budget. At the end of the design development phase, the architect will provide the client with drafted-to-scale drawings that will illustrate the project as it would look when it's constructed. These drawings will specifically define the site plan, floor plans and exterior elevations. It is important that the client provide

input to the project manager at this time as the design development drawings are used as the basis for the construction drawings and used to further develop and refine the estimate of probable construction costs for the project.

Once the team prepares detailed working drawings, we progress into the construction document phase of the project. During this time, final drawings and specifications are produced for the project. These documents will be used for bidding the project to contractors. These drawings and specifications become part of the construction contract. The construction documents will include all necessary information to ensure that the project will be constructed as conceived by the owner and design team.

Goal/Objective 2:

Designer shall be responsible for researching and investigating the location of existing utilities, and to provide drawings and specifications of any and all aspects of the project as needed and directed by the owner and/or state agency, utility company or other approval authority for Wheeling, West Virginia.

Pickering Associates will use our survey crew to document the existing utilities. The design documents will show all locations and required changes to the existing utilities.

Goal/Objective 3:

Drawings, specifications and cost estimates are to be submitted at 35%, 65%, 95% and 100% design milestones. Cost estimates are to be revised and submitted with each 35%, 65%, 95% and 100%.

We know the importance of not only understanding our client's budget, but also ensuring that the project is designed to fit into (and stay within) that budget. We utilize cost control methods to make sure that the overall project budget does not increase without the client's prior approval. We will provide an updated estimate of probable construction costs for 35%, 65%, 95% and 100% phases of design, thus monitoring and providing control for the project budget. Drawings and specifications will be submitted along with the cost estimates at the designated milestones. If scope items are added to the project during the design phase, we make certain that the client understands the implications and costs associated with each change or addition — prior to officially adding it to the project.

**OFFICE LOCATION:
HEADQUARTERS**

11283 Emerson Ave.
Parkersburg, WV 26104

CONTACT INFORMATION:

Mark Welch, PE
Director of Commercial Design
(P) 800.954.5305 EXT: 1301
(E) mwelch@pickeringusa.com

SERVICES:

Architecture
Interior Design
3D Model Design
Landscape Architecture
Civil Engineering
Structural Engineering
Electrical Engineering
Automations & Controls
Mechanical Engineering
Piping Engineering
Process Engineering
Surveying
Marketing Development
Construction Services
Project Management

**Rated as one of the
TOP
Engineering Firms in
West Virginia.**

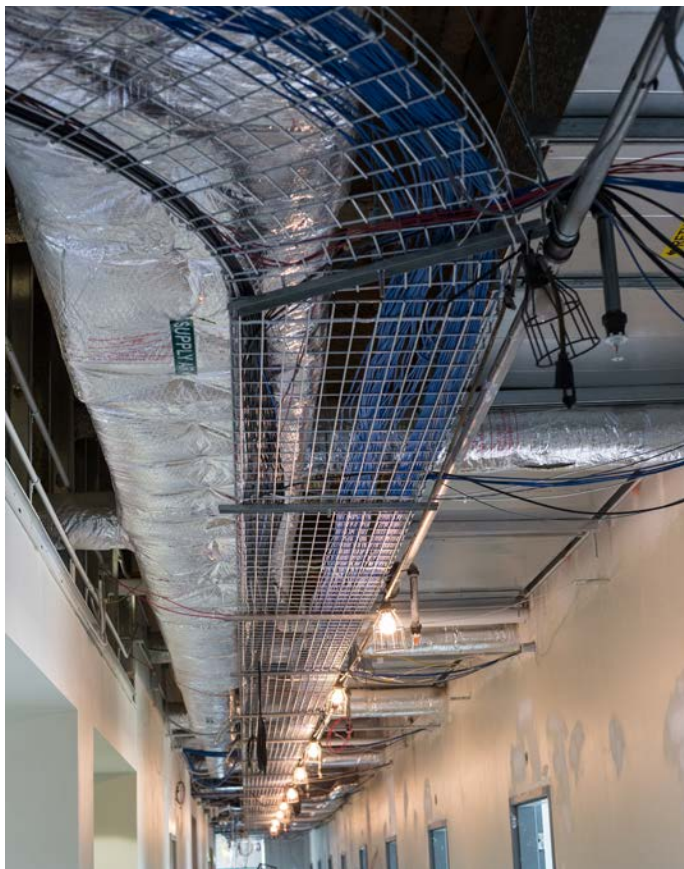
- The State Journal

We submit cost estimates with the document submissions. Our cost estimates are line item estimates. We do not use square foot cost estimates. In order to provide estimates for probable construction costs with accuracy, Pickering Associates subscribes to and utilizes RS Means CostWorks On-Line. This tool provides comprehensive, localized, and up-to-date construction costs to help us create reliable estimates for our projects.

Goal/Objective 4:

Provide construction administration and bidding services to the owner.

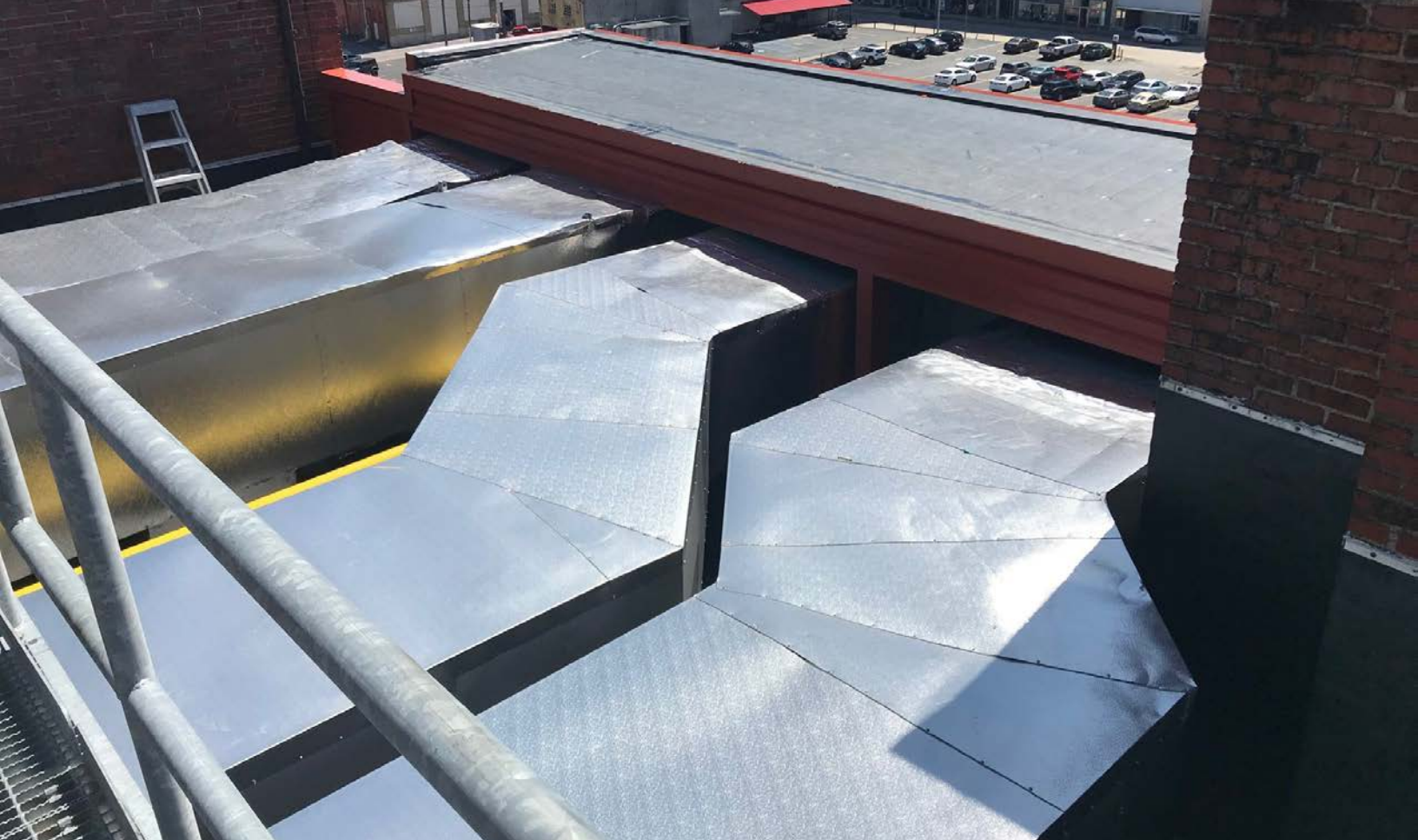
Pickering Associates can handle the bidding & negotiation phase of the project with our experienced in-house construction administration team. We have systems in place, and are equipped to electronically distribute the bidding documents to contractors and equipment suppliers interested in bidding the project, as well as produce hard copies as required. We will assist in contacting contractors to get interest in bidding the project; answer requests for information during the bidding process; assemble addendums; schedule, coordinate and lead a pre-bid meeting; and assist the owner with bid opening and contractor evaluation.



During construction contract administration Pickering Associates can be an agent of the owner, overseeing construction to ensure conformity to construction drawings, specifications, and standards. Pickering will assist the owner in awarding the contract, lead and coordinate weekly construction meetings, produce meeting agendas and meeting minutes, answer RFI's from contractors, review submittals, process change orders and pay applications, perform regular site visits, complete a punch list at the end of the project, and keep the owner informed throughout the entire process. This closely monitored approach helps to ensure that the final project represents the intended design as indicated in the construction documents.

With the selection of Pickering Associates, your organization gains the full depth of our organization. All projects are scheduled out through all phases of delivery by our resource manager and the project manager, assigning the necessary resources to perform to the schedule necessary for that project and highlight major milestones long before they could become an issue. With more than 70 professionals on staff, you can be confident that Pickering Associates has the resources to meet your project schedule. Because we are a full-service firm, we are able to provide a better coordinated project than firms who are required to use outside consultants. Our close coordination efforts have proven valuable in many cases where the design schedule is accelerated and/or where there is equipment in the project that requires the effort and coordination of several disciplines.

Pickering Associates has invested in state-of-the-art 3D Scanning technologies to more quickly and accurately document existing site conditions. This helps our design teams capture existing site data in more detail and in a format that blends well with our 3D modeling and BIM workflows. This tool allows us to send a small scanning team into an existing building/space and virtually document the conditions of the area in three dimensions, including detailed color photographs throughout the scanned area for design teams to reference throughout the project. This data capture implementation is safer and more efficient for our designers. It reduces the time and equipment needed for traditional hand-measuring that our industry has been accustomed to throughout the years.



We acknowledge the importance of a quick turn-around and excellent quality services which our administrative procedures, overall organization and depth of experience are posed to provide you. As you will see from our resumes and company experience, we are uniquely qualified to offer the professional services required and to ensure that your vision becomes a reality.

Our Unique Qualities:

Pickering Associates has many unique qualities that set us apart from other firms. Below is a list of qualities that we feel are worth calling attention to:

1) Full Service Firm: Pickering Associates is a Full-Service A/E firm. We have all architects and engineers in-house, including surveyors. Being a full-service design firm, we can effectively and efficiently communicate with our entire team thus ensuring a well-coordinated design effort.

2) Our Experience: We have completed design projects similar to your HVAC renovation project and have assembled an experienced project team that works well together. We understand the needs of your facility and believe that our work with the WVANG on prior projects gives us an insight to the scope and design that other firms may not offer.

3) Our Technology: Pickering Associates uses Building Information Modeling (BIM), 3D Scanning, Virtual Reality, and 3D printing technology in developing our project concepts throughout the design process, as needed. These tools also allow for us to better communicate the final layout and look of the project with our clients and allows our clients to experience what the project will look like prior to construction.

4) Our Communication: Our Project Manager will provide consistent communication with all project stakeholders throughout the project design. We make sure that the project scope and schedule are aligned with the project requirements, and the client's desires and expectations.

YOUR PROJECT TEAM



Project Owner

WV Army National Guard
Construction and Facilities Management Office



LEADERSHIP

Sector Director

Mark Welch, PE
Director of Commercial Design
Civil/Structural Engineer

Mark will serve as the
main point of contact and
coordinate all Pickering
Associates work.

DESIGN TEAM

Architecture

Sean Simon, AIA, NCARB

Structural Engineering

Joe Tucker, P.E.

Mechanical Engineering

Jeff Hosek, P.E., LEED AP

Electrical Engineering

Mark Moore, P.E.

Plumbing Engineering

David Boggs, P.E.

Construction Administration

Sean Simon, AIA, NCARB



WHAT'S THE BIM IDEA?

Pickering Associates' Integrated Design Execution Approach - our "IDEA", is a big deal, and will help your project be successful.

Integrated - we want our clients, contractors and end users engaged in the process of design. When the right people are involved, accessing the best information, good decisions are made.

Design Execution- refers to how we develop and optimize your project. We focus on the questions that have the most impact. We assign the right staff with the right tools

Approach- recognizes that projects are constantly changing and evolving as the project progresses. We tailor a plan for the project objective then maintain and monitor the plan so we remain optimized to achieve project goals efficiently.

Building Information Modeling is a process that aligns to all aspects of our "IDEA." It is integrated, allowing easy access to project information. The software we use help us understand the proposed design and coordinate to identify the critical problems that need answers. Most importantly, Building Information Modeling is a process that fits with our Approach, allowing the project team to evolve seamlessly as more information is available and new stakeholders are brought onto the team.

Efficient visual communication and an in-depth design understanding are the greatest assets that BIM brings to the table at Pickering Associates. The composite model allows our team to accelerate project development and simplify conversations during design reviews. Having the capability to visualize the design models together in a single review session aides both inter- and intra-department collaboration with all project

stakeholders like never before. Capturing all client and designer comments and feedback within a 3D model live during a review session saves countless hours of paging through "redlines" generated from traditional 2D physical paper reviews. The added capacity to search and export reports of these digital comments allows our team to capture and track design communications more efficiently than ever before.

Pickering Associates has invested in state-of-the-art 3D Scanning technologies to more quickly and accurately document existing site conditions. This helps our design teams capture existing site data in more detail and in a format that blends well with our 3D modeling and BIM work flows.

This tool allows us to send a small scanning team into an existing building/space and digitize the as-built conditions of the area in three dimensions, including detailed color photographs throughout the scanned area for design teams to reference. This data-capture implementation is safer and more efficient for our designers. It reduces the time and equipment needed for traditional hand-measuring that our industry has been accustomed to throughout the years. Granting our designers the ability to measure from a 360 degree image or point cloud with higher accuracy and faster than field measurements.

Building Information Modeling is a process that starts at integrating the team, provides access to project information, incorporates tools to understand design execution, and allows teams to focus on what matters most for the project. It perfectly complements Pickering's Integrated Design Execution Approach, and we can't wait to show you BIM and our "IDEA!"

MUNICIPAL AND HVAC EXPERIENCE

West Virginia Army National Guard **Charleston, West Virginia**

Huntington Tri-State Armory-HVAC Renovation
Kenova Vehicle Exhaust HVAC Upgrades
Eleanor Readiness Center HVAC Renovations
Camp Dawson Building 215 Windows and Door Replacements
Camp Dawson Rappel Tower Renovation
Camp Dawson Structural Repairs
Camp Dawson Airfield Support Facility
Camp Dawson Cottages Renovations
Camp Dawson Bldg 215 Medical Wing Renovation

West Virginia Air National Guard **Charleston, West Virginia (Yeager Airport)**

Fire/Crash Rescue Station 130th Airlift Wing

West Virginia State Capital Complex **Charleston, West Virginia**

Governor's Mansion Roof Replacement
Building 8 Evaluation
Building 22 HVAC Renovations
Building 13 Parking Garage Evaluation

West Virginia DNR **Parkersburg, West Virginia**

District 6 Office Complex Conceptual Concepts and Construction Designs
Chief Logan State Park
Park Recreation Center
North Bend State Park
Lodge Renovations

Wood County Schools **West Virginia**

Parkersburg High School Library HVAC Renovation
Jefferson Elementary School 2nd Floor HVAC Renovation
Blennerhassett Middle School Kitchen HVAC
Jackson Middle School HVAC Replacement
Franklin Elementary HVAC Renovations (Multi-year Phased)
Martin Elementary HVAC Renovations (Multi-year Phased)
PHS Library HVAC Renovations
Parkersburg High School Auxiliary Gym HVAC Replacement
Emerson Elementary HVAC Replacement

Wirt County Schools **Elizabeth, West Virginia**

Wirt County Middle School HVAC Renovations

WVU - Parkersburg **Parkersburg, West Virginia**

4th Floor HVAC Replacement
IT Room HVAC Systems
4th Floor HVAC VFD
Caperton Center HVAC Renovation

Charleston Area Medical Center **Charleston, West Virginia**

CDL 2 HVAC
W&C Patient Room HVAC Renovation
OR HVAC Air Exchange Design

Camden Clark Medical Center **Parkersburg, West Virginia**

OHFLAC HVAC Resolution
Oxygen Storage Room HVAC

City of Parkersburg **Parkersburg, West Virginia**

Engineering Assistance with Boiler I
Old Sumner School Site and Building Evaluation
Downtown Electrical Lighting Design
Emerson New Fire Station Design & Construction Administration
Covert Street New Fire Station Design & Construction Administration
Liberty Street New Fire Station Design
City of Parkersburg Master Planning Design
New Recreation Center

City of Vienna **Vienna, West Virginia**

New Building Addition for Police Phase 1&2
Police Department Redesign
New Senior Center Addition

Vienna Volunteer Fire Department **Vienna, West Virginia**

Vienna Volunteer Fire Station Addition
Police Station Generator Renovation

FEATURED PROJECTS





WVANG - ELEANOR ARMED FORCES CTR

HVAC RENOVATIONS

PROJECT SPECS:

PROJECT COST
\$646,400

DESIGN COMPLETION
AUGUST 2020

CONSTRUCTION COMPLETION
FEBRUARY 2021

SERVICES PROVIDED

ELECTRICAL
MECHANICAL
CONSTRUCTION MANAGEMENT
PROJECT MANAGEMENT

The West Virginia Army National Guard selected Pickering Associates to design improvements to their HVAC equipment.

The existing shower and locker room incorporated a new cooling unit and two other existing units were also replaced due to age. Pickering Associates worked with the client to select a energy recover unit with a cooling coil and heating coil to save on energy as well as control humidity within the shower and locker space. Two large packaged rooftop units were included in the design as alternates.

During the design the client desired to include a control sequence to close off all openings into the building as well as de-energize all air moving equipment.

The equipment and controls were awarded, and constructed on time and under budget.

CLIENT CONTACT

DAVID UNRUE, PROJECT MANAGER
P) (304) 561-6775
E) DAVID.R.UNRUE.NFG@MAIL.MIL





STATE OF WEST VIRGINIA

BUILDING 22 HVAC RENOVATIONS

PROJECT SPECS:

PROJECT COST
\$2,308,775

DESIGN COMPLETION
MAY 2020

CONSTRUCTION COMPLETION
APRIL 2021

SERVICES PROVIDED

ARCHITECTURE
STRUCTURAL
PLUMBING
ELECTRICAL
MECHANICAL
CONSTRUCTION MANAGEMENT
PROJECT MANAGEMENT

CLIENT CONTACT

SCOT R. CASDORPH, PE
ARCHITECTURE & ENGINEERING MANAGER
P) (304) 957-7145
E) SCOT.R.CASDORPH@WV.GOV

General Services Division's Building 22 houses WV State Tax Department. The building is four floors with a mezzanine and a full basement.

The project included removal of an existing roof top chiller, installation of two new roof top units, installation of a dry cooler, replacement of all VAV's thru out the building, removal of all existing air handlers, installation of new ductwork from the roof top units down to each floor in an exterior enclosure, and new controls for all VAV's and roof top units. There are CRAC units on the second floor which were changed over to operate with the roof mounted dry cooler since the chiller was removed.

The work was completed while the building was occupied. With a great deal of preplanning and a team approach each bi-weekly job meeting included discussion of progress and any needed changes were made relating to the schedule and relocation of staff. The most important factor was to keep the Tax operations working and this was accomplished.



WV ARMY NATIONAL GUARD

KENOVA SHOP VEHICLE EXHAUST

PROJECT SPECS:

PROJECT COST
\$130,000

SQUARE FOOTAGE
N/A

DESIGN COMPLETION
APRIL 2019

CONSTRUCTION COMPLETION
JANUARY 2020

Pickering Associates provided professional engineering services to The West Virginia Army National Guard for the renovations to an existing vehicle exhaust system in the field maintenance shop (FMS) at their Kenova facility. The renovations had to meet the HEMTT vehicle exhaust flow rate of 500 cubic feet per minute (CFM).

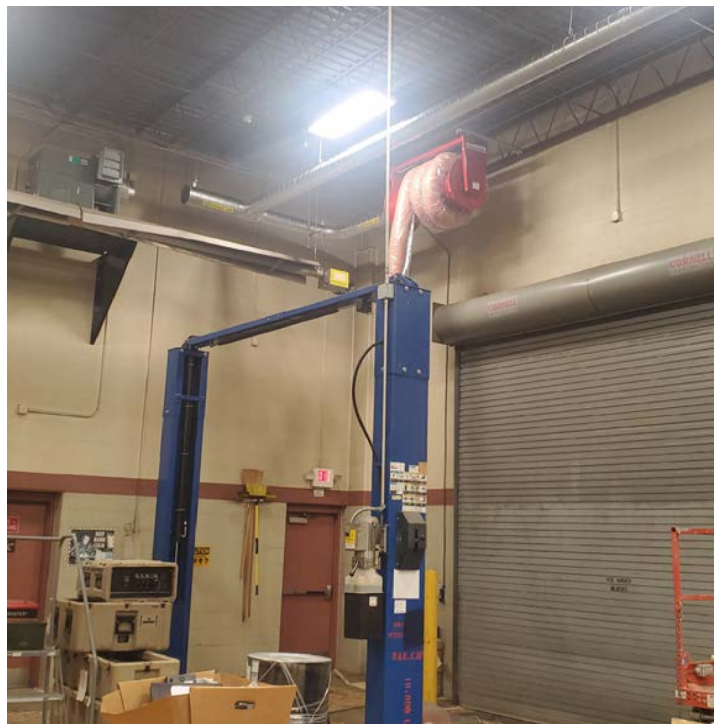
The scope of work included replacement of two existing engine exhaust fans with two new fans including two hose reels per system, for a total of four. Project included documentation of existing building, development of construction documents, preparation of probable construction cost, bidding, contracting and construction administration.

SERVICES PROVIDED

MECHANICAL ENGINEERING
ELECTRICAL ENGINEERING
CONSTRUCTION MANAGEMENT
PROJECT MANAGEMENT

CLIENT CONTACT

DAVID UNRUE
PROJECT MANAGER
P) 304.561.6775
E) DAVID.R.UNRUE.NFG@MAIL.MIL





WVANG - CAMP DAWSON

AIRFIELD SUPPORT FACILITIES RENOVATION

PROJECT SPECS:

ESTIMATED PROJECT COST
\$992,240

DESIGN COMPLETION
FALL 2021

CONSTRUCTION COMPLETION
NOVEMBER 2023

SERVICES PROVIDED

ARCHITECTURE
CIVIL
ELECTRICAL
MECHANICAL
PLUMBING
STRUCTURAL
CONSTRUCTION ADMINISTRATION
PROJECT MANAGEMENT

CLIENT CONTACT

JONATHAN NEAL
PROJECT MANAGER, WVANG-CFMO
P) 304.791.4138
E) JONATHAN.I.NEAL.NFG@MAIL.MIL

The West Virginia Army National Guard selected Pickering Associates to design renovations to two existing buildings which serve as support facilities for the airfield at Camp Dawson.

One building is a single-story structure that provides temporary lodging for pilots while onsite. Renovations will include all new blast-resistant exterior doors and windows, new interior doors, upgraded plumbing, HVAC and electric, and all new interior finishes.

The other building is also one story, and houses the control room for the airfield and miscellaneous offices. Renovations will include all new blast-resistant doors and windows, a new roof, new interior doors, construction of new offices, a conference room, a new ADA restroom, and a garage for a utility vehicle. In addition, the building will receive all new interior finishes and ADA improvements, and the plumbing, HVAC, and electric will be upgraded.



WVANG - CAMP DAWSON

BUILDING 215 WINDOW AND DOOR REPLACEMENT & MEDICAL WING RENOVATIONS

PROJECT SPECS:

ESTIMATED PROJECT COST
\$1,800,000

DESIGN COMPLETION
WINDOWS AND DOORS - SPRING 2019
MED WING - MARCH 2022

CONSTRUCTION COMPLETION
WINDOWS AND DOORS - FALL 2021
MED WING - MARCH 2024

The West Virginia Army National Guard Command was seeking architectural and engineering professional services to renovate Building 215 at Camp Dawson. This facility houses West Virginia National Guard troops for training and medical examination.

Two separate projects took place. One project included complete replacement of doors and windows with new blast-resistant exterior doors and windows and all new interior doors. The second project included complete demolition and reconstruction of the medical wing to provide new waiting rooms, exam rooms, a dental suite, EKG room, hearing testing, as well as multiple private offices, consultation rooms, and restrooms.

SERVICES PROVIDED

ARCHITECTURE
ELECTRICAL
MECHANICAL
PLUMBING
CONSTRUCTION ADMINISTRATION

CLIENT CONTACT

JONATHAN NEAL
DEPUTY BRANCH CHIEF
P) 304.791.4138
E) JONATHAN.I.NEAL.NFG@MAIL.MIL





WVANG - CAMP DAWSON COTTAGE RENOVATIONS

PROJECT SPECS:

PROJECT COST
EST \$1.25 MILLION

SQUARE FOOTAGE
7,400SF TOTAL FOR 3 COTTAGES

DESIGN COMPLETION
JUNE 2024

CONSTRUCTION COMPLETION
TBD

SERVICES PROVIDED

ARCHITECTURAL
STRUCTURAL
CIVIL
ELECTRICAL
MECHANICAL
PLUMBING
CONSTRUCTION MANAGEMENT
PROJECT MANAGEMENT

The West Virginia Army National Guard selected Pickering Associates to design improvements to three residential cottages at their Camp Dawson facility in Kingwood, W.Va. The cottages are used by traveling staff and visitors at the base. Each cottage has its own style, ranging from rustic to elegant, and will receive upgrades and improvements inside and out.

Renovations include new exterior siding and stone, windows, doors, and site improvements such as new patios and ADA ramps. Interior upgrades include total energy-efficient HVAC and lighting replacement, electrical improvements, new plumbing fixtures, fully remodeled restrooms and kitchens, and new interior doors. Some rooms will be redesigned to create an open floor plan in the living/kitchen areas, and some guest rooms will be provided with new private bathrooms where they were originally shared between rooms. In addition, all flooring and trim will be replaced, and all walls and ceilings will be painted or covered. New gas fireplaces will be installed in all three cottages.

Once complete, the cottages will be entirely renovated for improved comfort, energy efficiency, and safety for all guests and visitors.

CLIENT CONTACT

JONATHAN NEAL
DEPUTY BRANCH CHIEF
P) 304.791.4138
E) JONATHAN.I.NEAL.NFG@MAIL.MIL



CHARLESTON AREA MEDICAL CENTER WOMEN & CHILDREN'S HVAC

PROJECT SPECS:

PROJECT COST
\$1,166,400

SQUARE FOOTAGE
N/A

DESIGN COMPLETION
FEBRUARY 2019

CONSTRUCTION COMPLETION
JANUARY 2020

SERVICES PROVIDED

ELECTRICAL
MECHANICAL
CONSTRUCTION MANAGEMENT
PROJECT MANAGEMENT

The hospital desired flexibility and redundancy to switch from one of two plants in the event of maintenance or equipment failure. Chilled water pumps serving each side were separated with a cross connection between the existing 350 ton and 250 ton chiller plants at the Charleston Area Medical Center (CAMC) Women and Children's Facility.

The 350 ton unit is currently feeding 200 gallons per minute (GPM) to the 250 ton chiller loop. With the additional chilled water demand and the future cross over to the 250 ton chiller on the existing pumping system the existing duty/stand-by pumps were not sufficient. Both the duty and stand-by pumps will be upgraded to meet the new flow requirements. The pumps were designed operate in tandem to supply the total connected flow. The pumps were provided with VFD's for future modulating control of the future cross over piping system.

The intent of the future cross over piping is to remove the existing cross connection and abandon it in place and install a new cross connection sized for 100% of the current load served by the 250 ton chiller. The new cross connection will continually feed the 250 ton chiller loop and during emergency situations feed 100% of the demand on the 250 ton chiller plant.

CLIENT CONTACT

DAVID CHILDES
CORPORATE DIRECTOR
P) (304) 388-4930
E) DAVID.CHILDRES@CAMC.ORG



WOOD COUNTY SCHOOLS

HVAC UPGRADES - 2021

PROJECT SPECS:

PROJECT COST
EST \$21 M

SQUARE FOOTAGE
VARIOUS

DESIGN COMPLETION
JAN 2022 - OCT 2023

CONSTRUCTION COMPLETION
VARIOUS

SERVICES PROVIDED

MECHANICAL
ELECTRICAL
ARCHITECTURAL
STRUCTURAL
PIPING
PLUMBING
CONSTRUCTION MANAGEMENT

Wood County Schools (WCS) desired to renovate existing HVAC systems in at least eight (8) facilities throughout the county. All projects were tied to Federal ESSERF Grants. The priority of the facilities were decided on Basic Services.

Pickering Associates provided design and construction administration (CA) services for each of the projects and bid each one out in separate packages. The original scope included Emerson Elementary, Edison Middle School, Jefferson Elementary, Martin Elementary, Parkersburg South High School, Parkersburg High School, Kanawha Elementary, Lubeck Elementary. Controls optimization for the fieldhouses of two high schools was added to the project At a later date.

Improvements include but are not limited to demolition of existing systems, procurement and installation of new equipment, associated architectural improvements, and electrical improvements to complete the HVAC Improvements to each facility.

CLIENT CONTACT

MICHAEL FLING
ASSISTANT SUPERINTENDENT
P) 304.420.9670 X172
E) MFLING@K12WV.US

NOBLE LOCAL SCHOOL DISTRICT

HVAC RENOVATIONS

PROJECT SPECS:

PROJECT COST
\$2.3M

SQUARE FOOTAGE
63,000 SF

DESIGN COMPLETION
JUNE 2017

CONSTRUCTION COMPLETION
SEPTEMBER 2017

SERVICES PROVIDED

ARCHITECTURE
ELECTRICAL
MECHANICAL
PIPING
PROJECT MANAGEMENT

Pickering Associates was hired by the Noble Local School District to renovate the K-8 Building to completely redo the entire HVAC and cooling systems for the entire building. Pickering Associates performed a complete evaluation of the structure and the conditions it was in as well as a development plan of where to put the new systems.

The project required the skill set of the Structural, Mechanical, Architectural, Plumbing, and Electrical design. The entire system was completely replaced and upgraded to improving heating efficiency as well as install a new cooling system that the school did not have prior to the renovations. Pickering Associates performed all the Bidding and Construction Administration for the construction phase of the project, and it was completed in the summer of 2017 and was completed within the three-month period while administrative staff occupied the facility.

CLIENT CONTACT

DAN LEFFINGWELL
SUPERINTENDENT
P) (740) 732-2084
E) DAN.LEFFINGWELL@GOZEPS.ORG





CITY OF CHARLESTON

COMMUNITY CENTERS HVAC RENOVATIONS

PROJECT SPECS:

PROJECT COST
VARIOUS

SQUARE FOOTAGE
APPROX 6,800 SF PER FACILITY

DESIGN COMPLETION
VARIOUS

CONSTRUCTION COMPLETION
VARIOUS

Pickering Associates completed design services for renovation projects for three of the City of Charleston's Community Centers. The renovations provided HVAC and Electrical upgrades plus adding Air Conditioning to all 3 gymnasiums. The design was done in the most economical way in order for the City to gain the most impact with the least amount of construction dollars.

The MLK Community Center and the North Charleston Community Center were completed in September 2022. The Kanawha City Community Center was completed in August of 2023.

SERVICES PROVIDED

MECHANICAL
ELECTRICAL
PROJECT MANAGEMENT
CONSTRUCTION MANAGEMENT

CLIENT CONTACT

JAMIE BOWLES
PURCHASING DIRECTOR
P) 304.348.8014 X176
E) JAMIE.BOWLES@CITYOFCHARLESTON.ORG



OUR TEAM





MARK WELCH, P.E.

DIRECTOR OF COMMERCIAL & MUNICIPAL DESIGN
PRINCIPAL CIVIL/STRUCTURAL ENGINEER

BACKGROUND:

EDUCATION

MARSHALL UNIVERSITY
M.S. ENGINEERING MANAGEMENT

WEST VIRGINIA UNIVERSITY
B.S. CIVIL ENGINEERING

LICENSES

PROFESSIONAL ENGINEER
WEST VIRGINIA., OHIO, LOUISIANA., PENNSYLVANIA.,
INDIANA., TENNESSEE

YEARS EXPERIENCE

21 YEARS

- Project Manager for State of West Virginia Building 22 Interior Renovations.
- Project Manager for State of West Virginia Building 32 Water Infiltration Issues.
- Project Manager and Construction Manager for a \$16 million-dollar capital improvement project at a manufacturing facility in West Virginia.
- Civil/Structural Engineer and Project Manager for a \$1.5 million-dollar environmental compliance project at a manufacturing facility in West Virginia.
- Project Manager and Construction Manager for over 20 different capital improvement and maintenance projects at a manufacturing facility in West Virginia.
- Civil/Structural lead and Project Manager for the construction of a \$25 million-dollar LNG storage facility in Louisiana.
- Lead Civil and Structural Engineer and project manager for development of numerous oil and gas well pads and production facilities throughout the Ohio/W.Va.
- Lead Civil and Structural Engineer in designing high voltage (138-69kV) substations.
- Project Manager and Civil Engineer for a brownfield development of approximately 30 acres for a new manufacturing facility.
- Civil Engineer for a polymer recycling facility located in the Polymer Alliance Zone in Davisville, W.Va.
- Civil Engineer for an expansion of operations at a refinery in Marietta, Ohio.
- Designed storm water system and new grading layout for a fire department annex in Vienna, W.Va.

“THE JOY OF ENGINEERING
IS TURNING TODAY’S
DREAM INTO
TOMORROW’S REALITY.”



SEAN G. SIMON, AIA, NCARB

GROUP MANAGER
PRINCIPAL ARCHITECT

BACKGROUND:

EDUCATION

CONSTRUCTION SPECIFICATIONS INSTITUTE
CONSTRUCTION DOCUMENT TECHNOLOGIST

UNIVERSITY OF TENNESSEE
PROFESSIONAL BACHELOR OF ARCHITECTURE

LICENSES

PROFESSIONAL ARCHITECT
WEST VIRGINIA, OHIO

YEARS EXPERIENCE

32 YEARS

- Project and Construction Administration for State of West Virginia Building 22 Interior Renovations.
- Project Manager for State of West Virginia Building 32 Water Infiltration Issues.
- Project Manager for State of West Virginia Building 22 HVAC Replacement.
- Project Architect for WV Governor's Mansion exterior evaluation and renovations.
- Project Architect for WV State Tax and Revenue Building Renovations.
- Project Architect for Mathias/Baker Fire Station.
- Project Architect for South Branch Cinema 6. This project included a 6 screen movie theater, which included 3 different theater sizes and a total of 800 seats.
- Project Architect for over 10 different banking facilities located throughout Virginia and West Virginia.
- Project Architect for a one story facility for the Beckley State Police/ Department of Motor Vehicle.
- Project Architect for a new Urgent Care facility in Moorefield, W.Va.
- Project Architect for the Monumental sign for Robert C. Byrd Courthouse in Charleston, W.Va.
- Project Architect for a renovation project for the Social Security and Department of Labor Office in Parkersburg, W.Va.
- Project Architect for construction a new vet clinic for the Lost River Vet Clinic.
- Project Architect for the construction of the original Eastern Community College.

“QUALITY IS NOT AN ACT,
IT IS A HABIT.”
Aristotle



JOE TUCKER, P.E.

PRINCIPAL STRUCTURAL ENGINEER
CONSTRUCTION ADMINISTRATION

BACKGROUND:

EDUCATION

OHIO UNIVERSITY
B.S. CIVIL ENGINEERING

LICENSES

PROFESSIONAL ENGINEER
WEST VIRGINIA, OHIO

YEARS EXPERIENCE

45 YEARS

- Structural Engineer for City of Parkersburg's Fire Station #2.
- Structural Engineer for City of Parkersburg's Fire Station #4.
- Structural Engineer for exterior masonry wall replacement for Meigs County Highway Department.
- Structural Engineer for the renovations of the Capitol Market in Charleston, W.Va.
- Structural review for equipment replacements at Cabell Huntington Hospital in Huntington, W.Va.
- Structural Engineer for elevator addition to the Arc of the Mid-Ohio Valley offices in Parkersburg, W.Va.
- Structural Engineer for elevator addition to the Oil and Gas Museum in Parkersburg, W.Va.
- Structural Engineer for water line upgrades to the Minnie Hamilton Health Services Grantsville Campus in Grantsville, W.Va.
- Civil and Structural review of Construction Documents for the Mountaineer Food Bank Expansion in Gassaway, W.Va.
- Structural assessment and review of college dormitory building to address slippage due to storm water in Parkersburg, W.Va.
- Civil and Structural design and site development for Marietta College softball and soccer fields in Marietta, Ohio.
- Structural engineering designs for renovations to install an elevator in a private residence.
- Project Manager for new pedestrian bridge crossing Sandy Creek and connecting the City of Ravenswood W.Va. to Ravenswood River Front Park.

“OPPORTUNITY IS MISSED
BY MOST PEOPLE
BECAUSE IT IS DRESSED
IN OVERALLS AND LOOKS
LIKE WORK.”

Thomas A. Edison



JEFFREY HOSEK, P.E. LEED AP

GROUP MANAGER
PRINCIPAL MECHANICAL ENGINEER

BACKGROUND:

EDUCATION

UNIVERSITY OF AKRON
B.S. MECHANICAL ENGINEERING

LICENSES

PROFESSIONAL ENGINEER
WEST VIRGINIA, OHIO, KENTUCKY,
PENNSYLVANIA, LOUISIANA, VIRGINIA,
MINNESOTA

LEED AP (BD&C)

YEARS EXPERIENCE

26 YEARS

SOMETIMES THE QUESTIONS ARE COMPLICATED AND THE ANSWERS ARE SIMPLE.

Dr. Seuss

- Project Manager and Mechanical Engineer on WVANG Eleanor Armed Forces Center in Red House, W.Va.
- Project Manager on WVANG Kenova Shop Vehicle Exhaust in Kenova, W.Va.
- Lead Mechanical Engineer - HVAC Camp Dawson Cottages in Kingwood, W.Va.
- Lead Mechanical Engineer - HVAC Camp Dawson Building 215 Medical Wing Renovation in Kingwood, W.Va.
- Lead Mechanical Engineer - HVAC Rappel Tower Support Renovation in Kingwood, W.Va.
- Lead Mechanical Engineer - HVAC Camp Dawson Airfield Support Facility in Kingwood, W.Va.
- Lead Mechanical Engineer - HVAC Wood County Schools 2021 HVAC Upgrades Wood County, W.Va. (Approx \$21 Million)
- Project Manager CAMC Womens & Children HVAC Renovation Charleston, W.Va.
- Lead Mechanical Engineer - HVAC State of WV Building 22 HVAC Renovations in Charleston, W.Va.
- Project Manager for Noble Local School District K-8 Building HVAC Replacement Noble County, Ohio
- Lead Mechanical Engineer West Virginia University - Parkersburg Caperton Center HVAC Rework in Parkersburg, W.Va.
- Lead Mechanical Engineer for West Virginia Dept of Natural Resources District 6 Complex in Parkersburg, W.Va.
- Lead Mechanical Engineer for West Virginia Dept of Natural Resources North Bend Lodge Renovation in Parkersburg, WV in Cairo, W.Va.



MARK MOORE, P.E.

ELECTRICAL ENGINEER

BACKGROUND:

EDUCATION

WEST VIRGINIA UNIVERSITY INSTITUTE OF
TECHNOLOGY
B.S. ELECTRICAL ENGINEERING

LICENSES

PROFESSIONAL ENGINEER
WEST VIRGINIA, MARYLAND

YEARS EXPERIENCE

20 YEARS

“SUCCESS IS NO ACCIDENT.
IT IS HARD WORK, PER-
SEVERANCE, LEARNING,
STUDYING, SACRIFICE
AND MOST OF ALL, LOVE
OF WHAT YOU ARE DOING
OR LEARNING TO DO”

Pele

- Electrical Engineer on WVANG Eleanor Armed Forces Center in Red House, W.Va.
- Electrical Engineer on WVANG Kenova Shop Vehicle Exhaust in Kenova, W.Va.
- Electrical Engineer on WVANG Camp Dawson Rappel Tower in Kingwood, W.Va.
- Electrical Engineer State of WV Building 22 HVAC Renovations in Charleston, W.Va.
- Electrical Engineer for West Virginia Dept of Natural Resources North Bend Lodge Renovation in Parkersburg, WV in Cairo, W.Va.
- Electrical Engineer for HVAC renovations for Cabell Huntington Hospital located in Huntington, W.Va.
- Electrical Engineer for Randolph County Development Authority at Armstrong Manufacturing in Beverly, W.Va.
- Electrical Engineer for a Commercialization Station for the City of Bluefield, W.Va.
- Electrical Engineer for upgrades and installation of a new building complex that allows for Fermentation, Chiller Relocation in Maxwelton, W.Va.
- Electrical Engineer for Ona Transmitting Station Electrical Study for WSAZ television station located in Charleston, W.Va.
- Electrical Engineer for renovations made at the Memorial EP Lab Charleston Area Medical Center in Charleston, W.Va.
- Electrical Engineer for renovations performed in the Wound Care Clinic at Cabell Huntington Hospital in conjunction with Ed Tucker Architects, in Huntington W.Va.



DAVID BOGGS, P.E.

PRESIDENT
PRINCIPAL MECHANICAL ENGINEER

BACKGROUND:

EDUCATION

MARSHALL UNIVERSITY
M.S. ENGINEERING MANAGEMENT
VIRGINIA TECH.
B.S. MECHANICAL ENGINEERING

LICENSES

PROFESSIONAL ENGINEER
WEST VIRGINIA & OHIO

YEARS EXPERIENCE

30 YEARS

- Lead Plumbing Engineer for State of West Virginia Building 22 Interior Renovations.
- Lead Plumbing Engineer for State of West Virginia Building 22 HVAC Replacement.
- Project Manager and Plumbing Engineer of record for the MEP services on a \$25MM high-rise dormitory in Glenville, W.Va.
- Project Manager and Plumbing Engineer of record for a dual boiler system replacement to a school in Parkersburg, W.Va.
- Project Manager and Plumbing Engineer of record for a potable water system repair in an elementary school in Vienna, W.Va.
- Project Manager for the conversion of a multi-unit HVAC system into a more efficient single unit system on a university campus in Parkersburg, W.Va.
- Project Manager and Lead Mechanical/Plumbing Engineer for multiple dormitory bathroom renovation projects at a college in Marietta, Ohio.
- Project Manager and Lead Mechanical Engineer for multiple projects at Ohio University in Athens, Ohio.
- Lead Mechanical/Plumbing Engineer of record for a new \$7MM medical office facility in Parkersburg, West Virginia.
- Lead Mechanical/Plumbing Engineer of record for a \$1MM medical/dental office facility in Parkersburg, West Virginia.
- Lead Mechanical/Plumbing Engineer of record on the design of a new science facility on a university campus in Vienna, W.Va.

“DETERMINE THAT THE
THING CAN AND SHALL
BE DONE, AND THEN WE
SHALL FIND THE WAY.”

Abraham Lincoln

REFERENCES



REFERENCES



Tom Joyce, Mayor of Parkersburg
(P) 304.464.5282



West Virginia
General Services

State of WV General Services
Charleston, WV

Scot Casdorff, PE
Architecture & Engineering Manager
(P) 304.957.7145



West Virginia University - Parkersburg
Parkersburg, W.Va.

Torie Jackson, President
(P) 304.424.8000



Randolph County Development Authority
Elkins, WV

Robert L. Morris, Jr., Executive Director
(P) 304.637.0803
(E) ROBBIE@RCDA.ORG



Mark Mondo- Building and Excavating, Inc.
City, Ohio

John H. Anderson, Project Manager, Business Development
(P) 740.376.9396
(E) john@mondobuilding.com

Larry Lang Excavating, Inc.
Beverly, Ohio

Larry Lang, President
(P) 740.984.4750
(E) doubledozer@lidozer.com

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.

(Printed Name and Title) _____

(Address) _____

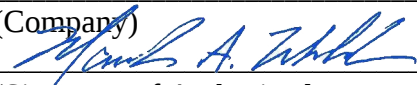
(Phone Number) / (Fax Number) _____

(email address) _____

CERTIFICATION AND SIGNATURE: By signing below, or submitting documentation through wvOASIS, I certify that: I have reviewed this Solicitation/Contract 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/Contract 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 this bid or offer was made without prior understanding, agreement, or connection with any entity submitting a bid or offer for the same material, supplies, equipment or services; that this bid or offer is in all respects fair and without collusion or fraud; that this Contract is accepted or entered into without any prior understanding, agreement, or connection to any other entity that could be considered a violation of law; 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.

By signing below, I further certify that I understand this Contract is subject to the provisions of West Virginia Code § 5A-3-62, which automatically voids certain contract clauses that violate State law; and that pursuant to W. Va. Code 5A-3-63, the entity entering into this contract is prohibited from engaging in a boycott against Israel.

(Company)


(Signature of Authorized Representative)

(Printed Name and Title of Authorized Representative) (Date)

(Phone Number) (Fax Number)

(Email Address)