



ARCHITECTURAL, HISTORIC &
STRUCTURAL SERVICES

OLD FAYETTE COUNTY COURTHOUSE

RFP #30-2014

JUNE 17, 2014

PDP
PRESERVATION DESIGN PARTNERSHIP, LLC

EOP
architecture | interiors

LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT

OLD FAYETTE COUNTY COURTHOUSE

Architectural, Historic & Structural Services

RFP # 30-2014

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PDP's Dr. George Skarmas examines the Virginia State Capitol's Rotunda



The Virginia State Capitol Restoration and Expansion



June 17, 2014

Mr. Todd Slatin, Director
Lexington-Fayette County Urban County Government
Room 338, Government Center
200 East Main Street
Lexington, KY 40507

Re: Old Fayette County Courthouse
Architectural, Historic & Structural Services
RFP #30-2014

Dear Mr. Slatin and Members of the Selection Committee:

The Old Fayette County Courthouse has long been an important center of Lexington, even before a courthouse first occupied the site. The first schoolhouse in the Commonwealth was built there in 1783. Purportedly, it was there that John "Wildcat" McKinney, the schoolteacher, was attacked by and fought off a wildcat that had entered the school.

Today, the building is in dire need of design expertise to envision what comes next for the site. And because of the site's importance, the historic structure and their potential future uses, EOP Architects has brought in nationally recognized **Preservation Design Partnership (PDP)**. This collaboration has already been proved in our successful project for the c.1909 Jefferson Community & Technical College's Seminary Building in Louisville.

Our firms bring to this project unparalleled expertise in planning, design and historic preservation:

- EOP brings over 30 years of unparalleled experience in downtown Lexington
- PDP is one of the leading practices in the country specializing in delivering planning, design and architecture services for clients with historic sites and historic landmark structures

We have assembled a team of uniquely and highly qualified firms and individuals who understand this specific area of professional practice and have successfully developed numerous plans that have been implemented for the preservation, restoration and adaptive reuse of rare historic and cultural resources throughout the US. Each member of the team was hand-selected for the strengths that they will bring to the process:

EOP Architects — *Team Leadership / Architecture / Interior Design*
Preservation Design Partnership — *Architecture / Historic Preservation*
BFMJ — *Structural Engineering*
CMTA Engineers — *M/E/P Engineering*
Element Design — *Site Design/Landscape/Civil*
Air Source Technology — *Hazardous Materials*
Welsh Color & Conservation — *Paint Analysis*
International Consultants, Inc. — *Cost Estimating*

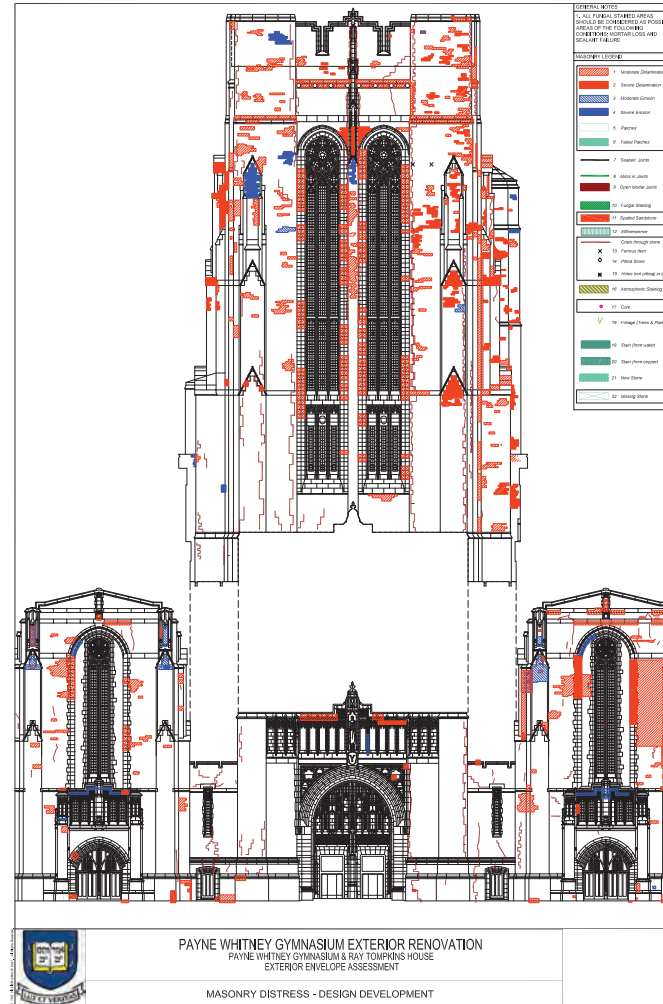




Old Main at Franklin & Marshall Colleges



Undine Barge Club



Oldfields-Lilly House & Gardens

The leadership of this team has successfully worked together before and continue to collaborate today on other major preservation projects throughout the US, including the **Wyoming State Capitol**, the **Executive New Jersey State House** and the **Cincinnati Museum Center** at the **Cincinnati Union Terminal**.

This important project is intended to create a “blueprint” that would help guide the preservation, restoration and adaptive reuse of the Old Fayette County Courthouse. The goals of the project are:

- Phase 1: Feasibility & Analysis — Develop a Rigorous Plan for its Preservation, Restoration and Adaptive Reuse
- Phase 2: Abatement, Demolition & Emergency Repairs

To accomplish Phase 1 and Phase 2 services several specific tasks need to be completed:

Task 1: Document the “As-Found” Conditions

There are several levels of documentation when it comes to historic landmark buildings, including original “design intent” drawings, historic drawings, construction documents, as-built drawings, etc.

For any entity that will be engaged in the process of determining what the options are of reusing this historic landmark structure, a set of “set-found” conditions is needed to document the building as it is today. This “baseline” documentation will be used as a reference set to add information in a series layers that will add additional dimensions, such as:

- Presence [or absence] of historic building fabric and character defining features
- Potential selective removals and demolition
- Critical pathways for utilities and systems, etc.

Additional information can be found in the Approach & Methodology Section of this submission.

Task 2: Visual Architectural and Structural Assessment

A comprehensive architectural and structural assessment of the building is necessary to understand its present condition, what issues need to be addressed urgently, what items can be deferred until a comprehensive renovation is undertaken and, more important, whether any specific items need to be monitored to ensure that future critical issues are managed properly and not under conditions of “crisis management.”

The observations and findings of the team will be documented on “layers” of information that would be added to the “baseline documentation.”

Task 3: Historic Fabric Analysis

Over the course of its history, the building has been subjected to a series of modifications and changes, most of which had adversely affected its **architectural and historic integrity**.

Through **focused historic research; visual analysis, limited probes** and **non-destructive evaluation**, our team can sort through changes overtime to determine:

- What was originally designed
- What was actually constructed
- What has been removed and
- What is remaining in place



Southland Christian Church, Richmond Road Campus



Kentucky Horse Park, Rolex Outdoor Arena



Main + Rose Mixed-use Development



University of Kentucky, College of Pharmacy/BioPharm Complex

For all of our work that deals with historic resources, such as this venerable building, we do create a set of documents that delineate two important dimensions as required by the Secretary of the Interior Standards: Integrity and Authenticity.

The RFP requires that three specific activities are included in this effort:

- Non-Destructive Evaluation
- Minimally Invasive Exploration [commonly referred to as probes]
- Paint and Finish Analysis [30 samples]

Our team has pioneered the integrated use of these activities in comprehensive plans and feasibility studies for monumental historic landmark structures such as the Old Fayette County Courthouse. Some examples include the **Virginia State Capitol**, the **Wyoming State Capitol**, the **Executive New Jersey State House**, the **Payne Whitney Gymnasium at Yale University** and **Cincinnati Union Terminal**.

Task 4: Preservation Philosophy and Goals

The Historic Fabric Analysis will provide the foundation for formulating the preservation philosophy and goals of the project based on sound research, experienced analysis by true experts in the field of historic preservation and decades of continuous engagement in the preservation, restoration and adaptive reuse of monumental national historic landmarks.

The Old Fayette County Courthouse is a monumental national historic landmark with a heroic rotunda that unfortunately has been adversely affected through the insertion of inappropriate additions. It is not an historic house museum. It is a public monumental structure that is intended to serve the community at multiple levels.

Establishing a sensible preservation philosophy and goals for the project will be critical in creating a long term sustainable solution for its long-term use.

Task 5: Preservation, Restoration and Adaptive [Re]Use Options and Costs

The future of the Old Fayette County Courthouse will be based on the creativity of the selected design team and its ability to create sensible, sensitive and sustainable solutions. More important, it will be based on:

- Expertise in accurately estimating the costs associated with the type of work required to preserve, restore and adaptively [re]use a monumental national historic landmark that has rare material and finishes that have been subject to excessive deferred maintenance and, in many cases, seriously compromised.
- Understanding of the financial and development tools that are available today through:
 - Public / private partnerships
 - Rehabilitation Investment Tax Credits
 - Façade Easements
 - New Market Credits, etc.
- Cost / Benefit Analysis
Buildings, such as the Old Fayette County Courthouse with heroic interior spaces, tend to have a rather low utilization rate. Understanding how a building such as this one can be used and how the return on investment can be optimized **without impacting its architectural or historic integrity**, are critical dimensions in the successful reuse of such a significant historic resource.

Our team has the experience, expertise and specialized knowledge to perform the work associated with this task at the highest level.



Washington Crossing McConkey Ferry Inn



President Lincoln Cottage at the Soldiers' Home



Girard Trust/Ritz-Carlton



Virginia School for the Deaf and Blind



Wyoming State Capitol



Virginia State Capitol

Task 6: Abatement, Demolition and Emergency Repairs

Resources that have been subjected to the conditions that the Old Fayette County Courthouse has experienced in its recent history have the following conditions:

- Significant moisture infiltration and saturation
- Building components that need to be either re-secured or removed for public safety
- Dirt, debris and loose fabric that may be hazardous

Preparing a building while protecting its architectural and historic integrity is a task that our team has performed on a number of occasions, as we assist our clients in their efforts to create a long term value out of an abandoned, neglected and abused historic resource.

This important work needs to be performed with speed but not haste. We understand the significance of key deadlines and milestones associated with grants, end-of-fiscal-year dates and other time limits. We work with our clients closely to develop sensible work plans that can balance all of these items to create a sensible and realistic plan that can be implemented successfully.

Our team includes consultants and experts with the experience and knowledge to successfully execute Phase 1 and Phase 2 services. Our experience gained through our continuous and specialized engagement in over...

- 100 projects involving nationally significant historic resources throughout the US
- 15 monumental national historic landmarks

...brings unparalleled planning, design and preservation experience and expertise to this project.

Our work has been recognized by over 100 awards of planning, design and preservation excellence and has been featured in all professional publications throughout the US as examples of best practices.

More important, our references can attest to the value we bring to all of our work.

We want to thank you for the opportunity of being considered on this important project. Our team is eager and ready to be engaged in this important project that will create a long term value out of this forgotten but unique historic resource.

Respectfully submitted,

Richard Polk AIA, LEED AP
EOP Architects

rpolk@eopa.com

Dominique M. Hawkins AIA, NCARB, LEED AP
Preservation Design Partnership

dhawkins@pdparchitects.com



*Berea College Lincoln Hall
First LEED-certified project in Kentucky*



Berea College Lincoln Hall

FORM NO. 1: PRIMARY CONSULTANT PROFILE

Lead Consultant Firm Name and Address:

EOP Architects
201 West Short Street, Suite 700
Lexington, KY 40507

Firm is:

Local

Year Firm Established:

1981

Years of Experience Providing Design Services:

33

Years of Experience with Municipal/Judicial Facilities:

33

Licensed to do Business in the State of Kentucky:

Yes

Name, Title, Telephone, Email of Principal to Contact:

Richard J. Polk, Jr., AIA, LEED AP
Project Principal
(859) 231-7538
rpolk@eopa.com

Address of Office to Perform Work:

201 West Short Street, Suite 700
Lexington, KY 40507

Number of Persons Committed to Project:

Richard Polk, Project Principal
Chris Estes, CID, LEED AP, Interior Design Principal
Andrew Moore, Assoc. AIA, LEED AP, Project Manager

List of Participating Firms:

Preservation Design Partnership | *Historic Preservation*
BFMJ | *Structural Engineering*
CMTA | *MEP Engineering*
Element Design | *Landscape/Site Design*
Air Source Technology | *Hazardous Materials*
Welsh Color & Conservation | *Paint Analysis*
International Consultants, Inc. | *Cost Consultant*

Has this Joint Venture Previously Worked Together:

This is not a joint-venture but EOP has worked with each of these consultant firms on historically significant projects.

EOP Architects is an architectural and interior design firm based in Lexington, Kentucky. Our design-focused culture is centered upon the passion that architecture has the responsibility to inspire, transform, and provide iconic, cultural and environmental value.

EOP has an established reputation in Lexington and the region for their innovative responses to many of the area's most high-profile projects. In addition, the firm has played a leadership role with regards to the importance of sustainability within the design profession and was the design architect on the first LEED-certified project in the Commonwealth. The firm has likewise played an integral part in the urban revitalization of Lexington through its design role on some of the city's most significant renovations and adaptive re-use projects as well as a number of new construction developments. EOP's renovation and adaptive re-use project examples include the Gratz Park Inn, the Court Square Building, Shorty's Urban Market, The Nunn Building, Southland Christian Church, Lexington Christian Academy, Urban Active Taylorsville Road, Kentucky Community and Technical College System Headquarters and both The Kentucky and State Theaters. Other EOP-identifiable projects in Lexington include the new University of Kentucky College of Pharmacy building and the Outdoor Stadium at the Kentucky Horse Park that was the feature venue for the 2010 World Equestrian Games.

The firm is led by five principals, Rick Ekhoﬀ, AIA, LEED AP; Paul Ochenkoski, AIA; Richard Polk, AIA, LEED AP; Brent Bruner, AIA, LEED AP; and Chris Estes, LEED AP. EOP's Rick Ekhoﬀ is on the mayor-appointed committee assigned to the task of developing design excellence guidelines for the downtown area.



Paris-Bourbon County Public Library



Berea College Lincoln Hall



BFMJ's Ballard County Courthouse



The U.S. Supreme Court Building

FORM NO. 2: KEY OUTSIDE CONSULTANTS

Structural Consultant:

BFMJ

620 East Euclid Avenue, Suite 300
Lexington, Kentucky 40502

Specialty/Role with this Project:

Structural Engineering

Worked with Lead Firm Before:

Yes

Year Firm Established:

1946

Years of Experience Providing Design Services:

68

Consultant No 1:

Preservation Design Partnership, LLC

30 South 17th Street, Suite #1301
Philadelphia, PA 19103

Specialty/Role with this Project:

Historic Preservation

Worked with Lead Firm Before:

Yes

Year Firm Established:

1995

Years of Experience Providing Design Services:

19

Consultant No 2:

CMTA Consulting Engineers

2429 Members Way
Lexington, KY 40504

Specialty/Role with this Project:

MEP Engineering

Worked with Lead Firm Before:

Yes

Year Firm Established:

1968

Years of Experience Providing Design Services:

47

Consultant No 3:

Element Design

400 Old Vine Street, Suite 206
Lexington, KY 40507

Specialty/Role with this Project:

Landscape Architect / Site Design

Worked with Lead Firm Before:

Yes

Year Firm Established:

Element Design: 2012 / DBA M2D Design Group: 2008

Years of Experience Providing Design Services:

Mark Arnold: 27 years/Ramona Fry: 15 years

Consultant No 4:

Air Source Technology

131 Prosperous Place, Suite 17
Lexington, KY 40509

Specialty/Role with this Project:

Hazardous Materials

Worked with Lead Firm Before:

Yes

Year Firm Established:

1994

Years of Experience Providing Design Services:

20

Consultant No 5:

Welsh Color & Conservation, Inc.

P.O. Box 767
Bryn Mawr, PA 19010-0767

Specialty/Role with this Project:

Paint Analysis

Worked with Lead Firm Before:

WCC has worked with PDP for over 20 years.

Year Firm Established:

1974

Years of Experience Providing Design Services:

40



The Rotunda at the Virginia State Capitol

Consultant No 6:

International Consultants, Inc.

221 Chestnut Street, Suite 200
Philadelphia, PA 19106

Specialty/Role with this Project:

Cost Consultant

Worked with Lead Firm Before:

Yes

Year Firm Established:

1970

Years of Experience Providing Design Services:

44



Patrick Henry Building



Historic Boone Tavern



Historic Gratz Park Inn



Court Square Building

FORM NO. 3: EXPERIENCE & REFERENCES

a) Project Name & Location:

THE PATRICK HENRY BUILDING

Richmond, Virginia

b) Completion Date (Actual or Estimated)

2005

c) Project Owners Name & Address:

Department of General Services
Commonwealth of Virginia
1100 Bank Street, Suite 420
Richmond, VA 23219

d) Project Owner's Contact Person, Title, Phone:

Mr. Richard Silwoski, PE, Director
(804) 786-3311

e) Estimated Cost (in Thousands) for entire project:

\$35,000

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$35,000

g) Scope of entire project:

The Patrick Henry Building is the first project in a series undertaken by George C. Skarmeas for the Department of General Services of the Commonwealth of Virginia. This relationship started in 2001 and continues to this day.

Originally known as the Old State Library, the Patrick Henry Building is a landmark Art Deco structure erected on Richmond's Capitol Square during the New Deal era. The building was designed to house the Commonwealth's Supreme Court, the State Library and the Archives.

Following a national search, the Commonwealth of Virginia selected the HillierARCHITECTURE [now RMJM] team, under the leadership of Dr. George C. Skarmeas, AIA, as the planning, design and preservation principal, to lead a multi-discipline design team in the restoration and adaptive reuse of the building as the first Executive Office Building of the Commonwealth to house the Governor's Office, the Governor's Cabinet, key state agencies and the General Assembly, while the Capitol building was undergoing restoration and expansion.

The main idea for the adaptive reuse of the building was

based on the original design of the building as a library, with a significant amount of stack areas, generous reading rooms, a monumental Courtroom and the structural capacity to accommodate additional loads needed for a new internal structural reconfiguration. The inspiration for the design came from a careful study of the history of the building that revealed that a major addition was completed in 1970 that added four additional levels of stack areas that became the key to reusing the building in a creative, sensible, sensitive and sustainable way.

The original building contained approximately 250,000 square feet of space, most of which was used for storage of books and documents. The design called for the removal of all stack areas and the creation of an atrium that would bring natural light to all windowless floor areas. A new core of elevators and stairs was created to meet the new program of the building and the two entrances were connected to allow the historic lobby to become the focal point of the new design.

The Reading Rooms were redesigned to accommodate the House and Senate Chambers and the Supreme Court Courtroom was adaptively reused to become the Governor's Cabinet Conference Room. The design resulted in a reduction of the gross area from 250,000 square feet to 211,000 square feet, thereby allowing significant structural loads to be traded to accommodate new floors, stairs and elevator cores.

For two sessions, the Patrick Henry Building provided 21st-century accommodations for the General Assembly and state-of-the-art offices for the Governor, Cabinet and key agencies. Today, the building continues to function as the Executive Office Building of the Commonwealth of Virginia and the reading rooms are used as multi-purpose areas and training facilities.

The project won several design and preservation awards and is viewed by the Department of General Services as one of the most successful reuse projects in the recent history of the Commonwealth.

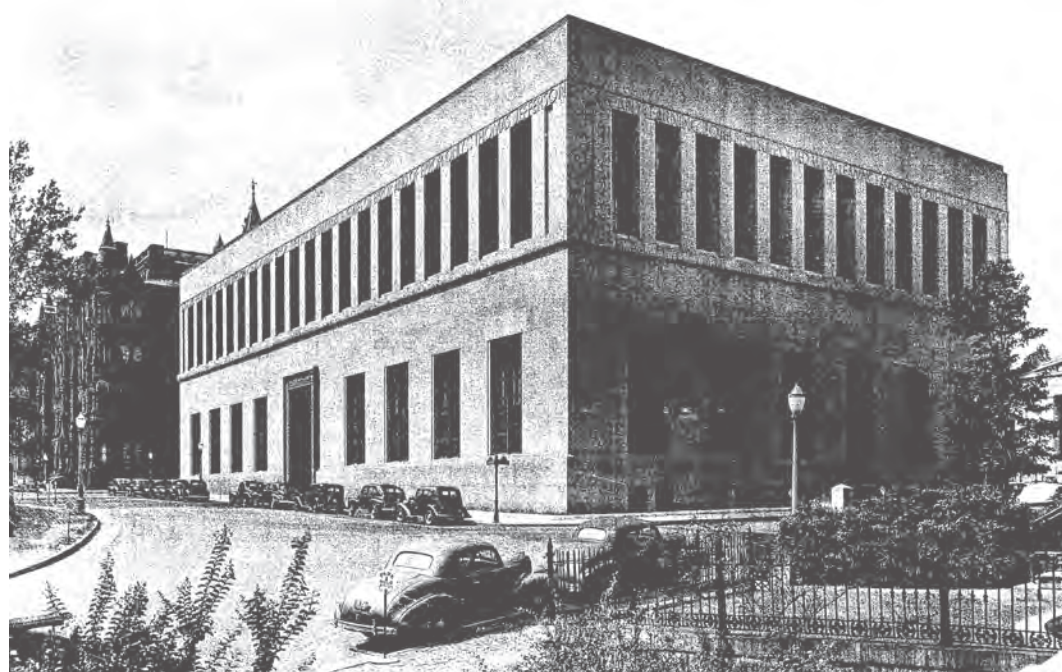
h) Nature of Firm's Responsibility:

Historic Preservation Architecture

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Dr. George C. Skarmeas, AIA, LEED AP
John Evans, LEED AP
Lisa Soderberg

The Structure



Historic Photograph of the Exterior Without the Upper Levels [ca. 1935]



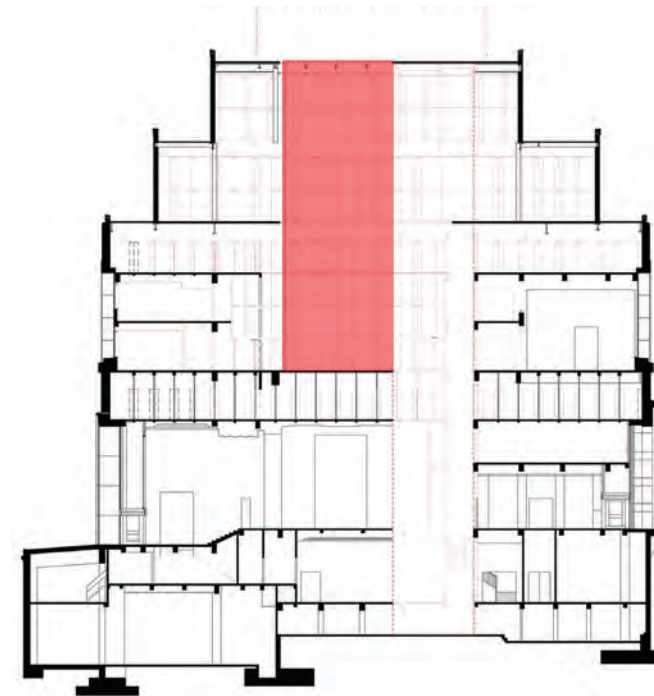
Historic Photograph of the Exterior Before Restoration [ca. 1975]

PDP

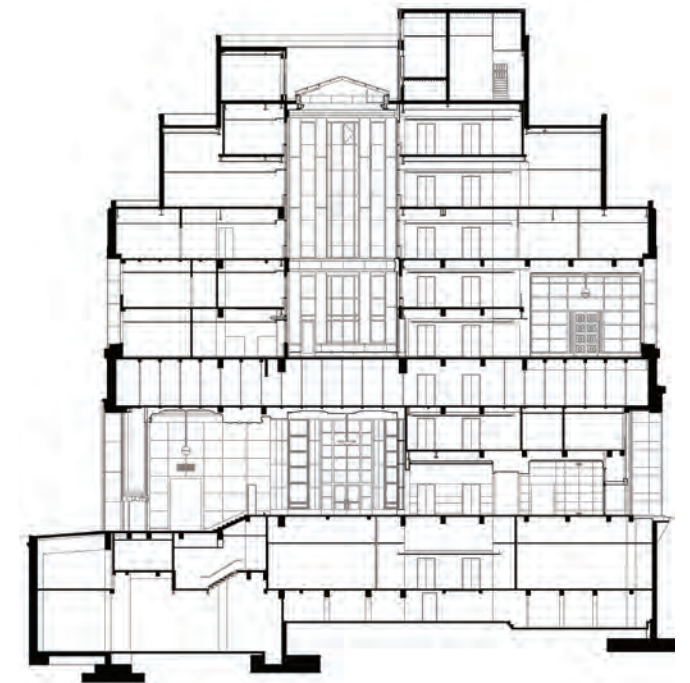
The Concept

The reuse concept was based on a simple idea: remove obsolete book stacks and spaces that had no relevance, once the building was no longer a functioning library and archives. "Trading loads," i.e., removing loads that were no longer needed and replacing them with new loads necessary for the new design, allowed for the reuse of the building without making intrusive and costly interventions.

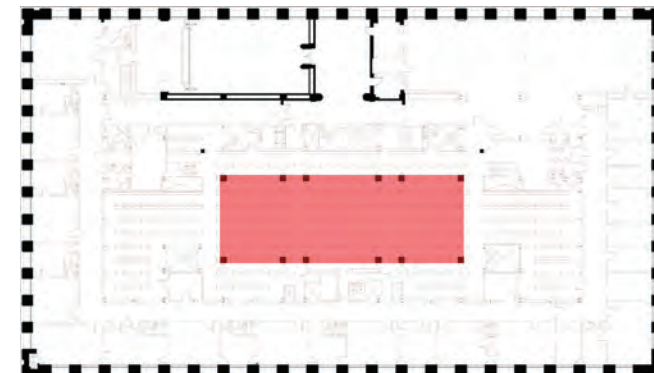
A comprehensive documentation package was created using laser scanning techniques. The level of accuracy was crucial, given the nature of the proposed intervention [illustrated below].



Before Section [Red Indicating Removed Area]



After Section with Light Court



Before 3rd-Floor Plan [Red Indicating Removed Area]



After 3rd-Floor Plan



The Atrium

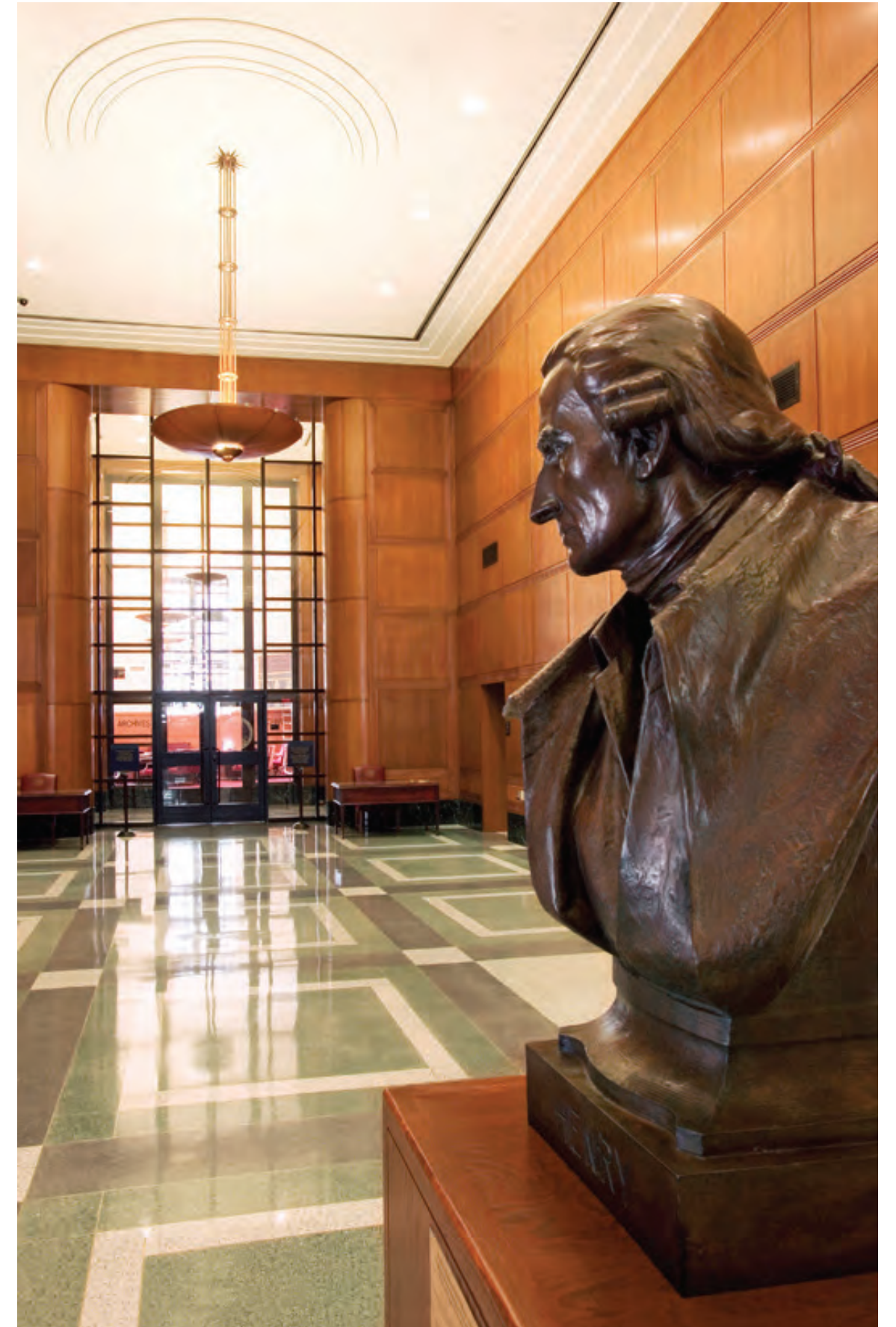
The new Atrium provided natural light to all levels of the building without compromising the historic and architectural integrity of the exterior building envelope and historic structure. This design solution met one of the most significant dimensions of sustainability, i.e., distributing natural light throughout the entire floorplate, without creating new windows that would have an adverse visual impact on the exterior architecture of the building. This sensitive, sensible and sustainable solution was applauded by the State Historic Preservation Office of the Commonwealth of Virginia by approving the project at the early concept / schematic design stage.



Governor's Cabinet Room



The Restored Lobby





a) Project Name & Location:

VIRGINIA STATE CAPITOL RESTORATION & EXPANSION

Richmond, Virginia

b) Completion Date (Actual or Estimated)

2007

c) Project Owners Name & Address:

Department of General Services
Commonwealth of Virginia
1100 Bank Street, Suite 420
Richmond, VA 23219

d) Project Owner's Contact Person, Title, Phone:

Mr. Richard Silwoski, PE, Director
(804) 786-3311

e) Estimated Cost (in Thousands) for entire project:

\$104,500

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$104,500

g) Scope of entire project:

Designed in 1785, the Virginia State Capitol is one of the most historic structures in America, in continuous use since 1788. One of four buildings designed by Thomas Jefferson, it is considered the first major public project constructed after the signing of the Declaration of Independence and the first to introduce the classical vocabulary to American architecture, the appropriate architectural expression of America's fledgling democracy.

Following a national search, the Commonwealth of Virginia selected a multi-discipline team of nationally recognized experts in all areas of historic preservation, with George C. Skarmeeas as Design Principal*, to undertake this iconic landmark's restoration and expansion. This team included Dominique M. Hawkins of PDP, who acted as a specialty consultant dealing with several sensitive preservation issues.

The project addressed a wide range of issues including but not limited to:

- Identification, dating and documentation of the historic fabric of the building
- Extensive historic research to determine the period of significance
- Long-term preservation and restoration of materials, systems and assemblies

- Unobtrusive introduction of new building systems and 21st-century technology
- Security enhancements
- Design of a below-grade visitor center and support facility
- Retention and restoration of the John Nottman landscape design
- Interpretation of significant historic artifacts in the overall visitor experience

The design followed the highest standards of historic preservation, extending the life of the building and its support systems for approximately 30 more years. All work was planned in a manner that respects the integrity of the historic structure without loss of valuable building fabric. This approach also allowed for future renovations and systems replacements to be undertaken without impacting the building's historic architecture.

The restored Capitol was re-dedicated in May 2007, as part of the Jamestown 400th anniversary celebration, hosting an address by Queen Elizabeth, honoring the first English-speaking settlement in America.

In 2008, the Capitol was nominated for inclusion in the US Tentative List of World Heritage Sites. The project has won several national, regional, state and local awards for preservation and design excellence.

h) Nature of Firm's Responsibility:

Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Dr. George C. Skarmeeas, AIA, LEED AP
Dominique M. Hawkins, AIA, NCARB, LEED AP
John Evans, LEED AP
Lisa Soderberg

History

The Virginia State Capitol was designed in 1785 by Thomas Jefferson, one of America's most significant architects and one of our nation's founding fathers; its construction was completed in 1789. It is a building of several superlatives: it is the first major public building constructed in the United States following the signing of the Declaration of Independence; it is the first building to introduce the classical vocabulary as the proper architectural expression of the new American Democracy; it houses the oldest legislative body in the western hemisphere; and it is located on Capitol Square, the first urban park in America.

Jefferson's design was based on the ancient temple Maison Carrée in Nimes, France, a choice he made following his discussions with Charles-Louis Clerisseau, the noted French architect and scholar of classical architecture. A model of the proposed design, commissioned by Jefferson in France and prepared by Jean-Pierre Fouquet, was shipped to the United States to serve as a basis of design for the new Capitol Building.

Jefferson selected the most prominent site in Richmond, at the top of a promontory with views of the James River and the fledgling new capital city. It was and still is the perfect location for creating the "Temple on the Hill," as Jefferson originally envisioned. Benjamin Henry Latrobe captured this image in his iconic painting during his visit and brief working period in Richmond.

The Capitol survived several major calamities, including the Civil War, always remaining the symbol of democracy dominating Richmond's skyline, and has witnessed major political, cultural and historic events that shaped the nation.

Careful historic research and physical investigations indicated that there were at least eleven building campaigns, the most significant being the 1904-09 renovation and expansion by John Kevan Peebles, one of Virginia's most respected architects. Peebles added two symmetrical wings to house the new House and Senate chambers. His design included the monumental steps leading to Jefferson's Portico that were never executed in the 18th century original construction. Peebles design was a triumph of classicism, celebrating Jefferson's "Temple on the Hill," protecting his vision and his design intent.



Fouquet's Model of the Capitol



Latrobe Rendering, c.1797



The Capitol in the Aftermath of the Civil War (c.1860)



View of the Capitol After 1904-1909 Renovation



Corroded Drain Pipe



Moisture Damage at House Chamber



Aerial View of the Capitol in 2004

Project Approach & Scope of Work

By the end of the 20th century, the Capitol had fallen into a state of disrepair; there were significant building systems failures, deteriorated finishes and significant moisture intrusion and saturation throughout.

The Commonwealth of Virginia and the Design Team agreed and made the commitment that the highest standards and best practices of conservation, preservation and design would be used, given the architectural significance of the building and the role it played in over 200 years of American history. The Design Team developed a philosophical framework based on the Venice Charter, the Secretary of the Interior Standards and the New Orleans Charter. A project Constitution was created that governed all decisions throughout all phases of the project.

Upon completion of the design effort, the Commonwealth of Virginia convened a series of Blue Ribbon Peer Reviews, engaging a wide range of conservation experts and respected architects, all of which concluded that the research, the analytical work, the design approach and the proposed preservation treatment of the building were the most appropriate courses of action, fully endorsing all recommendations of the Design Team.

The design effort was organized in three very intensive phases of work, namely Pre-Design, Design and Construction Documentation. The Pre-Design [Preservation Planning] Phase included an intensive non-destructive testing program, performance-based code analysis, structural modeling, moisture studies and energy analysis. The design effort developed a Scope of Work that included:

- Installation of a new roofing system based on Jefferson's design intent, research and construction documentation from the 1904-09 campaign
- Removal of all exterior coatings, comprehensive repair program for masonry and installation of a period appropriate stucco system with accurate finish and colors, meeting contemporary performance standards
- Installation of a new infrastructure system to support a totally new HVAC, fire alarm, fire suppression, security, tele-data and voting systems
- Restoration of all spaces to their 1909 appearance with appropriate finishes, colors, period carpets and furniture
- Space enhancements to accommodate new programmatic needs for a 21st century environment for the General Assembly and Governor's Office
- Construction of a new below grade addition that would impact the historic foundations, the integrity of the Jeffersonian section of the Capitol and would interfere with "Temple on the Hill"
- Restoration of the historic landscape of Capitol Square, conceived by John Notman, restoring one of the most historic landscapes in America, the focal point of the City of Richmond.

All work was planned, designed and executed in a reversible manner, to the extent possible. Provisions were made that all future interventions could utilize the existing distribution and pathways in the building, eliminating the need for future destructive work. All interventions were planned to have a minimum of a 30-year life span.



Completed Restoration

Developing a Detailed Plan for Implementation

At the beginning of the project, **Design & Preservation Principal George Skarmas** led an intense pre-design/preservation planning effort, to carefully examine assumptions made as part of previous feasibility studies and guide the restoration/rehabilitation of this important National Historic Landmark.

The original design by Thomas Jefferson called for a set of monumental steps leading to the historic portico, a design element that was not built until the 1908 building expansion. A feasibility study undertaken prior to the 2005 restoration proposed a new entrance to be placed on the north side of the square, reversing Jefferson's design. At the beginning of the project, **Dr. Skarmas** led a **series of design charettes**, which concluded that the new addition should be placed at the south apron and not the north side of the building. The southern location allowed a sensitive connection that avoided underpinning of the Jeffersonian building maintaining its parti and creating a new entrance on Bank Street along the south edge of Capitol Square.

Along with this recommendation for the location of the new addition, this plan addressed details of phasing, implementation and cost and became the guiding document for the multi-year restoration and rehabilitation effort to follow.

The collage includes several key documents from the project:

- Virginia State Capitol Pro-Design Assessment Report** (Project # W35-07358.000): Contains text such as "In 1904 a bill was passed charging that \$250,000 be expended to enlarge the Capitol through wing in accordance with Peckler's plan..." and "The final bid accepted for this work was 10% less than the money appropriated, allowing the full design to be completed..."
- General Summary of Findings**: Lists findings for various rooms including the Rotunda, Old Senate Chamber, and Old House of Delegates.
- Historic Landscape Significance**: Discusses the landscape of Capitol Square and its connection to the building's history.
- Methodology of Construction Evaluation**: Details the planning and construction conditions for the Rotunda.
- Photographs**: Shows the Rotunda interior, the exterior of the Capitol building, and a view of the surrounding landscape.
- Cross-section Diagram**: A vertical cutaway of the Rotunda showing the dome structure, including the brickwork, brickwork, and concrete layers.

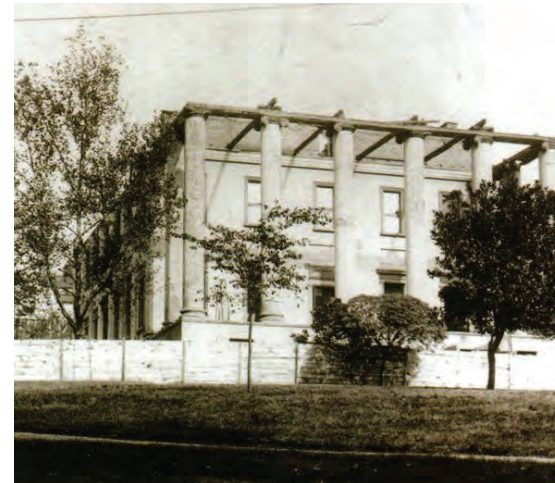
Detailed Archival Research

The significance of the Capitol and its early history were documented by Fiske Kimball in his pivotal treatise in the early 20th century. His work raised significant questions and several conflicting theories regarding the presence, authenticity and integrity of the building's fabric were developed by scholars. A historic photo taken just before the 1904-09 renovation shows the building without a roof, presumably open to the elements. This photograph was the basis of a widely accepted assumption that the building was completely stripped of its interior finishes during that building campaign.

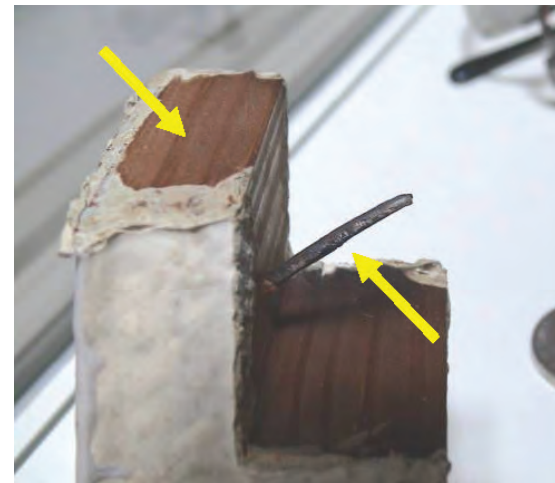
Careful scientific analysis and research – using thermal imaging, infrared photography, ground penetrating radar, metal detection, ultrasounds and analytical testing – concluded that a significant amount of the Jeffersonian fabric had survived intact, with a complete and intact paint layer structure dating to the original construction of the building.

Through a carefully organized fabric authentication effort, it was possible determine that a significant amount of 18th century building fabric, including most decorative wood in the Rotunda and other areas of the Jeffersonian section of the building dated to the late 18th century period.

This level of scholarship, scientific research and careful authentication of the historic building fabric was undertaken throughout the entire building to understand its developmental history over two centuries of building occupancy and renovations.



1904 Photograph of the Capitol without Roof or Portico



Removed Dentil Showing Original Paint Layers and Cut Nail

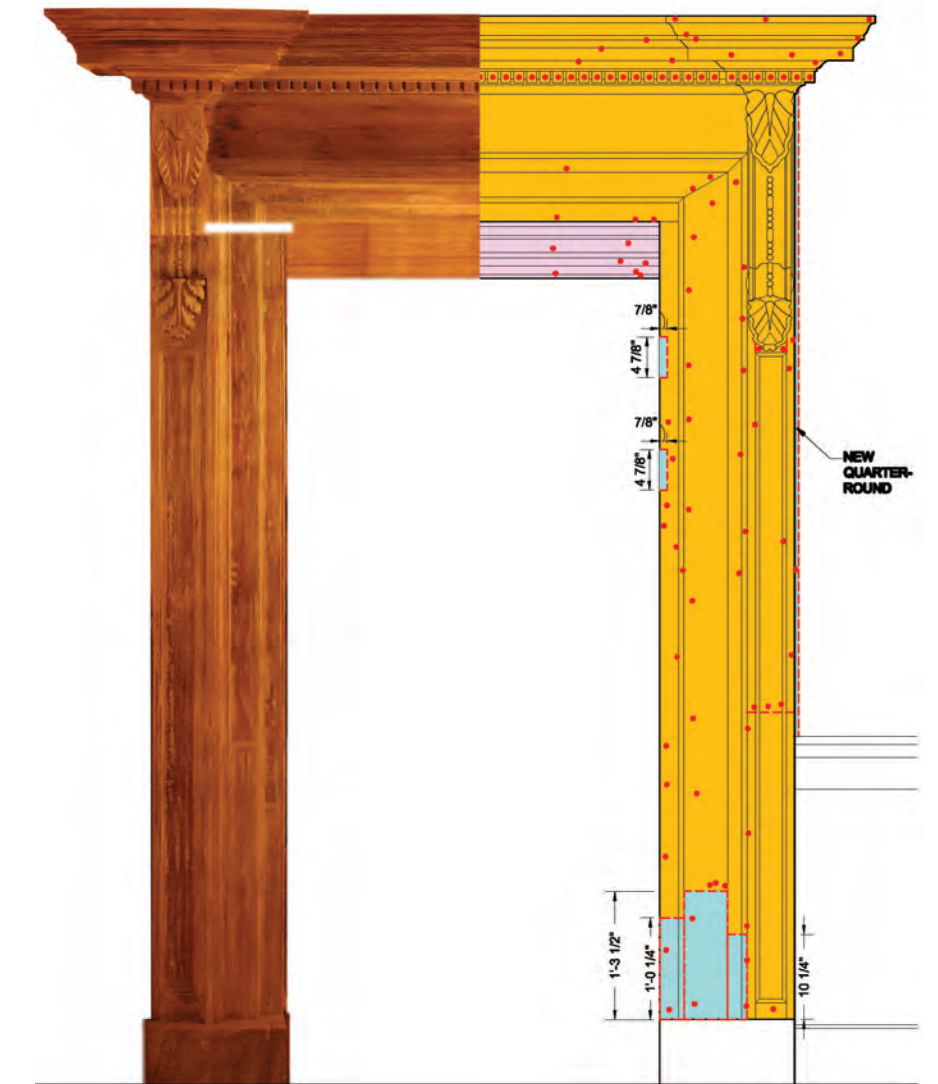


Photograph of 17th-Century Wood Cornice During Paint Removal

Documentation of 18th-Century Millwork



Over 4,000 high-resolution digital photographs were taken, documenting all aspects of the 18th-century millwork and creating a permanent record for posterity.



Composite Photograph/Drawing Showing Detailed Documentation of 18th-Century Millwork

Detailed Documentation of As-Found Conditions

The preparation of a set of accurate as-found conditions documents was critical to the success of the project. Led by Dr. Skarmeas, the team preparing these documents also included John M. Evans and Peter Aaslestad. The final drawings - produced using photogrammetry and orthophotography - exceeded the accuracy and level of detail required by HABS.



Interior Discoveries

A comprehensive program of analytical and scientific research was organized to address all aspects of the project. Archival research provided valuable information on several decorative painting building campaigns from 1906 through the early 1960s. Careful on-site research allowed all layers of these campaigns to be identified, analyzed, dated and placed in the proper historical context. After careful review and using the highest standards of conservation science, the 1906-08 campaign was established as the restoration period for the Capitol Building.

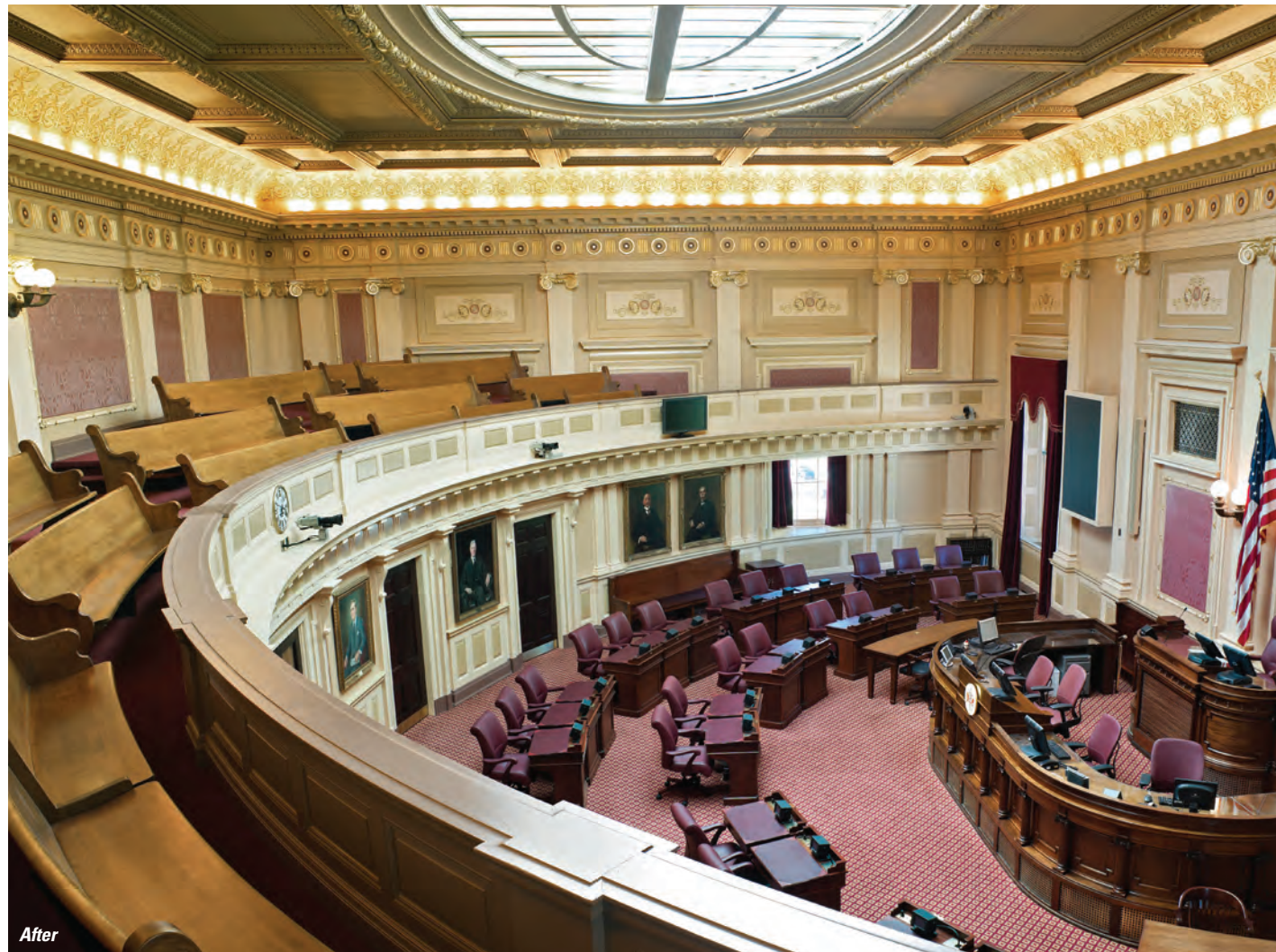


*Laylight Over Rotunda Dome
Exposure of 1904-1908 Decorative Painting
Decorative Stencil in Senate Chamber Revealed
Examining the Existing Decorative Interior Plaster for Water Damage
Exposure of Paint on Canvas Glued to the
Plaster Wall in House Chambers*

Senate Chambers



Before



After

Governor's Office and Conference Room



Governor's Office



Cabinet Room



a) Project Name & Location:

CINCINNATI MUSEUM CENTER AT THE CINCINNATI UNION TERMINAL

Cincinnati, Ohio

b) Completion Date (Actual or Estimated)

Master Plan - Completed 2008
 Project One - Completed 2010
 Sustainability Workshop - Completed 2011
 Comprehensive Restoration - [2014-2019]

c) Project Owners Name & Address:

Cincinnati Museum Center
 1301 Western Avenue
 Cincinnati, OH 45203

d) Project Owner's Contact Person, Title, Phone:

Mr. Douglass W. McDonald, President and CEO
 (513) 287-7006

e) Estimated Cost (in Thousands) for entire project:

\$150,000,000 for the Masterplan
 \$10,000,000 for Project One

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$150,000,000 for the Masterplan
 \$10,000,000 for Project One

g) Scope of entire project:

Cincinnati Union Terminal is one of the most significant Art Deco buildings in America. Designed by noted architecture firm Fellheimer and Wagner of New York with lead designer Paul Philippe Cret, it was the architectural, planning & urban design tour-de-force of its era.

The 500,000 square foot Terminal brought together seven railroad companies in one facility, creating one of the earliest intermodal transportation hubs in America, connecting trains, buses, light rail and automobiles, in a spectacular design composition. The Terminal became the "Gateway to the West," reaching its peak during World War II, when tens of thousands of passengers and military personnel were transported across the country.

Following the decline of the railroads, the Terminal deteriorated and was threatened by demolition after a series of unsuccessful reuse attempts. In the late 1980s, a grass roots effort saved the Terminal, and the building became a museum with the help of a tax levy. Known today as the

Cincinnati Museum Center, it is the home of the Cincinnati History Museum, the Museum of Natural History & Science, the Duke Energy Children's Museum and an Omnimax Theater. This early renovation focused on allowing the organizations comprising the Cincinnati Museum Center to move into the Terminal without addressing all the critical issues of the building and its aging building infrastructure.

In 2005, the Museum undertook a national search for a design team to help create a vision for the future and address a significant number of pressing issues, ranging from deferred maintenance to obsolete building systems, ADA compliance and need for new uses to enhance the overall visitor experience. The Museum selected a multi-discipline team that included Preservation Design Partnership and glaserworks, as the local planning and design entity with George C. Skarmeeas as Planning & Design Lead Architect.

The team prepared a detailed Renovation/Restoration Master Plan [2006] that identified a program of \$175 million in capital improvements and a sequence of implementation and an additional \$100 million in site improvements, parking and support facilities. It also identified a \$10 million program to begin the process of restoring the Terminal and addressing urgent needs that were identified in the plan.

Following a series of reviews with the Board, the plan was adopted and its implementation started in 2008 with the first project as outlined in the Master Plan. The \$10 million "Project One" was completed in 2010. Project 1 was carefully structured to:

- Address significant areas constraining rare finishes and murals that were at risk
- Repair several areas of the south end of the building that had severe deterioration and extensive deferred maintenance
- Recapture unused areas that were vacant for decades and create long term value for the Museum
- Begin the comprehensive infrastructure replacement program, following the framework that was set by the Master Plan

h) Nature of Firm's Responsibility:

Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Dr. George C. Skarmeeas, AIA, LEED AP
 Dominique M. Hawkins, AIA, NCARB, LEED AP
 John Evans, LEED AP
 Lisa Soderberg

The Master Plan

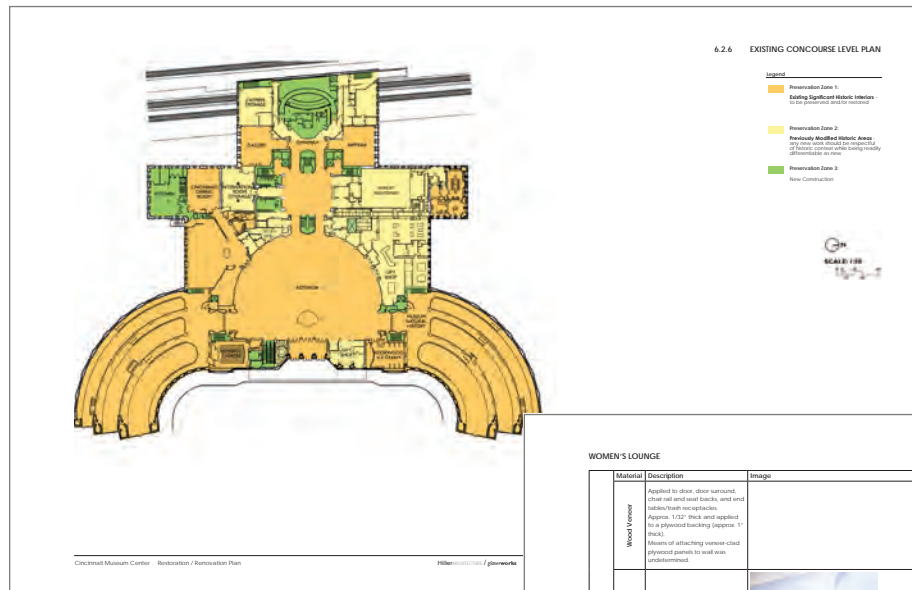


The Renovation/Restoration Plan [Master Plan] for the Cincinnati Museum Center was developed to guide the future of the 500,000 gsf Union Terminal Building and the surrounding landscape. The plan examined the full range of issues, from “big-picture” concepts, such as the Museum’s role in the surrounding community, to the identification of “preservation zones” within the building and the detailed study of specific building materials and decorative elements. Working closely with the Museum leadership, the team - led by **George Skarmeas** and **Dominique Hawkins** - developed a comprehensive plan that addressed:

- The preservation/restoration of the building’s historic fabric and spaces
- Prioritization of repair and restoration work
- Detailed options for implementation and phasing, including detailed cost estimates for each approach



On the following pages, selected images of “Project One” are presented, including the Historic Dining Rooms and the Cincinnati Dining Room. The Scope of Work included the restoration of veneers, murals, decorative painting, and historic lighting, as well as the introduction of state-of-the-art building infrastructure and audio visual systems.



Above: Plan showing Preservation Zones developed as part of the Master Plan, to guide the Renovation/Restoration work within the building.

Right: Detailed matrix from the Master Plan, cataloging individual building materials [including decorative artwork], categorizing them by significance and condition, and including recommendations for treatment options.

Material	Description	Image	Condition	Recommendation	Priority	Quantity	Cost
Wood Veneer	Applied to door, door surround, chair rail and wainscoting, and on select wall niches. Approx. 1/2" thick and applied to a plywood backing (approx. 1/2" thick). Means of attaching veneer (staples/paper) to wall was undetectable.		Veneer is significantly worn, with numerous areas of loss (the doorway in the women's room and the chair rail behind the bench in seat). The door leaf is also damaged from wear and appears to have been reattached.	Consult with a furniture conservator to develop an appropriate plan for the conservation and restoration of the veneer in the room. The plan should include assessment, investigation, treatment of damaged areas, recommendations for the restoration of the veneer's original look and a maintenance plan for the veneer surface.	High	1	\$1,000 - \$11,000 (depending on degree of treatment performed)
Wood Veneer	Decorative wall covering, covered by white Fibre Brattle, one located on the 1st wall behind the bench seat and surrounding the opening to the corridor. They are thick and heavy (they appear to be covered out of a masonry piece of brickwork, approx. 12" thick, and are finished with a high-gloss paint or glass coat. Bubbles in places) for protection in perforations and reduce reflect.		There is a conspicuous water leak in the ceiling just west of the door to the women's room that is regularly fixed and re-fixed. The leak has caused damage to the Fibre Brattle paper along the perimeter of the door. The paper is delaminated, and the underlying brickwork is exposed. The brickwork is in fair condition, but the brickwork is exposed to weather and will damage the brickwork unless the leak is immediately addressed.	<ul style="list-style-type: none"> Investigate and verify source of water damage of ceiling. Have object conservator clean and re-attach Fibre Brattle paper attached to brick. 	High	1	\$1,000 - \$11,000 (depending on source of water leak)
Wood Veneer	The individual brickwork panels (approx. 7' x 4') are attached to the brick wall with an adhesive. The brickwork is in fair condition, but the brickwork is exposed to weather and will damage the brickwork unless the leak is immediately addressed.		General Condition (see in detailed below)	<ul style="list-style-type: none"> To address general condition issues, consult with an object conservator to create a Comprehensive Conservation Plan for the brickwork (can be created for both veneer and brickwork). The plan should include assessment, investigation, and treatment of damaged areas. 	High	1	\$1,000 - \$11,000 (depending on source of water leak)
Wood Veneer	An area of damage to the brickwork wall covering from a water leak above. This is adjacent to the brickwork.		The paint/glass contains sensitive decorative, which appears to extend through the brickwork and may be due to backfilling of the brickwork (most likely from utility in temperature and moisture/humidity).	Plan have object conservator document condition of paint/glass and cause of condition, and make recommendations for maintenance.	High	1	Included in Comprehensive Conservation Plan
Wood Veneer	Some of pieces of thin concrete blocks are missing or delaminated. The blocks appear to be attached to the brickwork in place, and the brickwork is exposed to weather and will damage the brickwork unless the leak is immediately addressed.		There is no visible staining of the brickwork at the brick holes, as might be expected when supporting such a heavy material in this fashion. General condition of the edges of the brickwork at the water leak is noted.	<ul style="list-style-type: none"> To be addressed in Comprehensive Conservation Plan have object conservator assess overall condition of brickwork, determine original techniques and materials used to create the work, perform treatment to clean and stabilize brickwork, and make recommendations for its maintenance. 	High	1	Included in Comprehensive Conservation Plan

Restoration of Historic Interiors, Cincinnati Dining Room



Historic View of the Cincinnati Dining Room

Before Restoration



After Restoration

Restoration of Historic Interiors, Private Dining Rooms



Historic View of the Private Dining Rooms

Before Restoration



After Restoration



a) Project Name & Location:

**RITZ CARLTON HOTEL
ADAPTIVE REUSE**

Philadelphi, Pennsylvania

b) Completion Date (Actual or Estimated)

2000

c) Project Owners Name & Address:

The Arden Group
Seven Penn Center
1635 Market Street, 17th Floor
Philadelphia, PA 19103

d) Project Owner's Contact Person, Title, Phone:

Craig Spencer, President/CEO
(215) 735-1313

e) Estimated Cost (in Thousands) for entire project:

Client will not disclose

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

Client will not disclose

g) Scope of entire project:

The historic Girard Trust buildings were originally designed by the prominent New York firm of McKim Mead & White for the Girard Trust Company, one of the leading financial institutions in the Philadelphia area.

The first structure to be erected was the Dome Building, which was completed in 1908. Modeled after the Pantheon in Rome, the Dome Building was intended to be the most impressive retail banking facility in the city and the place, where the well heeled Philadelphians would do their banking, complete with two of the region's largest vaults and safe deposit box areas.

The adjacent 30-story tower was completed in 1931 and was designed to house bank offices and space for other business based in Philadelphia.

The Girard Trust Company was acquired by the Mellon Bank in the 1980s and separated the two buildings into two distinct facilities. Following a catastrophic fire at the adjacent Meridian Building, the Girard Trust tower sat empty for several years until it was acquired by the Arden Group.

Recognizing the potential of both the Tower and the Dome building as key locations in Center City, the Arden Group

launched an effort to re-use the two structures as a premier hotel, anchoring the Avenue of the Arts, next to Philadelphia's City Hall.

Following an invited search, the Arden Group selected HillierARCHITECTURE [now RMJM] to lead a design and preservation team in the creation of a world class five star hotel facility reusing the two historic structures under the leadership of **Dr. George C. Skarmeas**.

The reuse plan called for the reuse of the Dome Building as the Lobby of the new hotel, housing a world class restaurant and creating a small ballroom at the Lower Level, where the vaults and the safe deposit areas used to be.

An important and very relevant dimension of this project was the installation of a totally new building infrastructure in both the Tower and the Dome building, without impacting their architectural and historic integrity. This was especially critical in the areas where utilities servicing 30 floors were collected above monumental spaces without creating any adverse impacts.

The tower provided the needed floor plates to accommodate 330 guestrooms, and a series of small meeting rooms. The 29th Floor Boardroom became the Club Lounge, a unique space with some of the most spectacular views of the city.

The project was one of the largest private investments of the period in Philadelphia. The Arden Group and their investors undertook a Certified Rehabilitation meeting the Secretary of the Interior Standards, under the National Park Service's Rehabilitation Investment Tax Credit Program.

Dr George C. Skarmeas was the Design and Preservation Principal, working closely with Craig Spencer, leader of the Arden Group, from early concepts through completion. He was responsible for planning, design, preservation and review services at all levels including the preparation of Part I, II, and III Tax Certification.

h) Nature of Firm's Responsibility:

Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

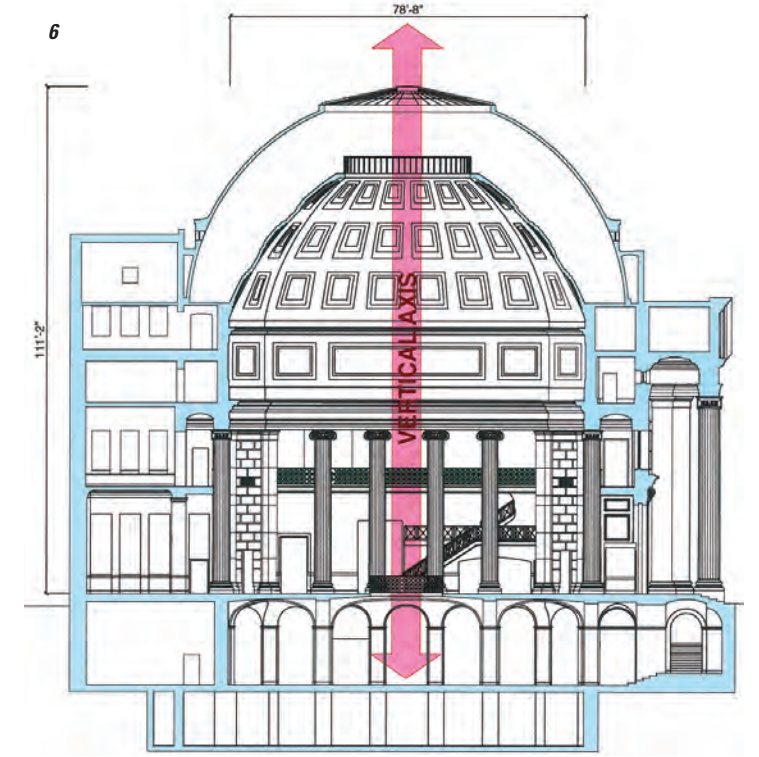
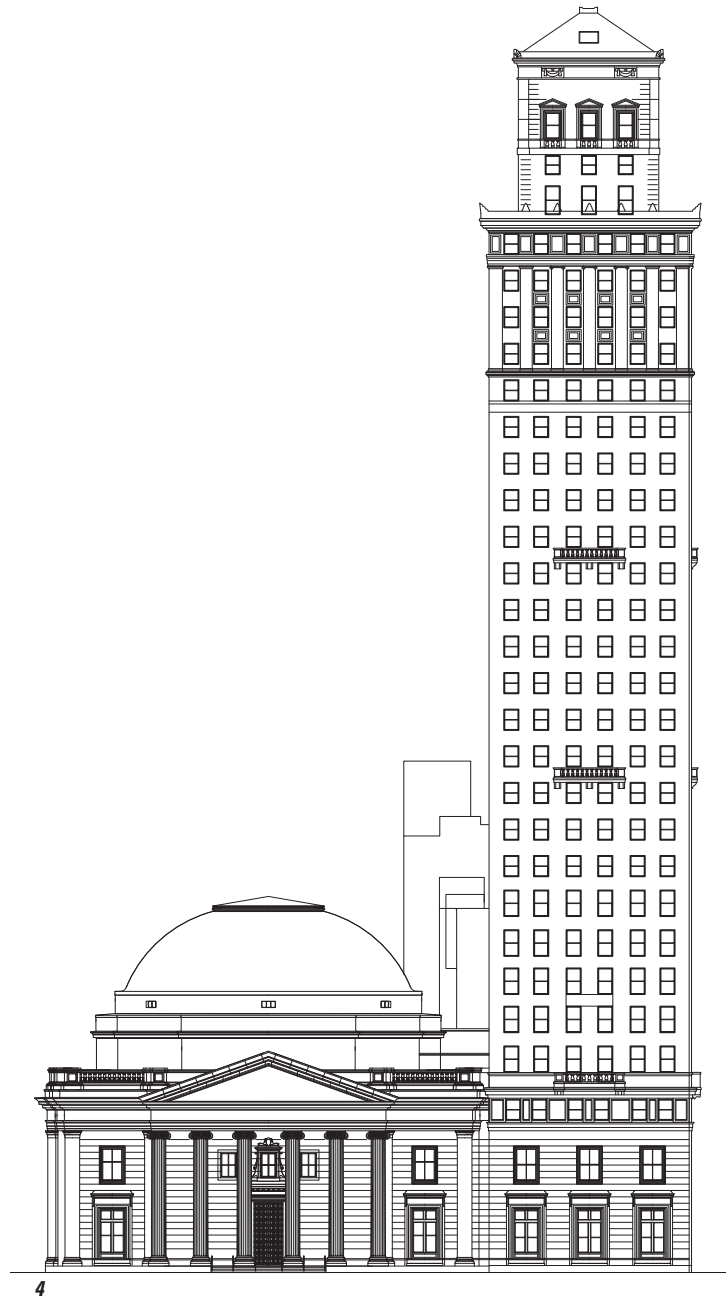
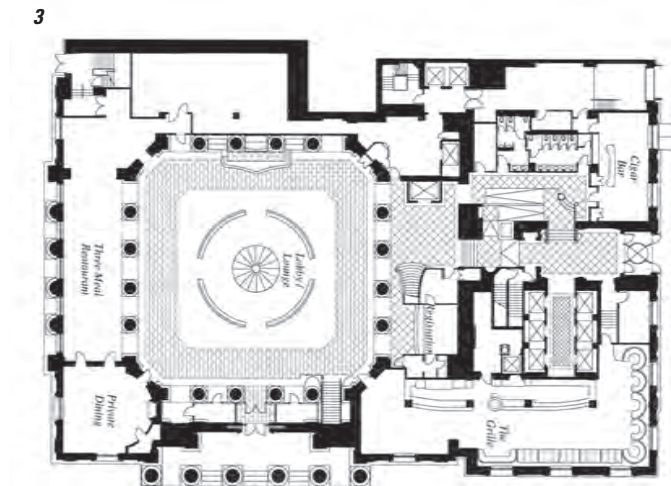
Dr. George C. Skarmeas, AIA, LEED AP
Lisa Soderberg

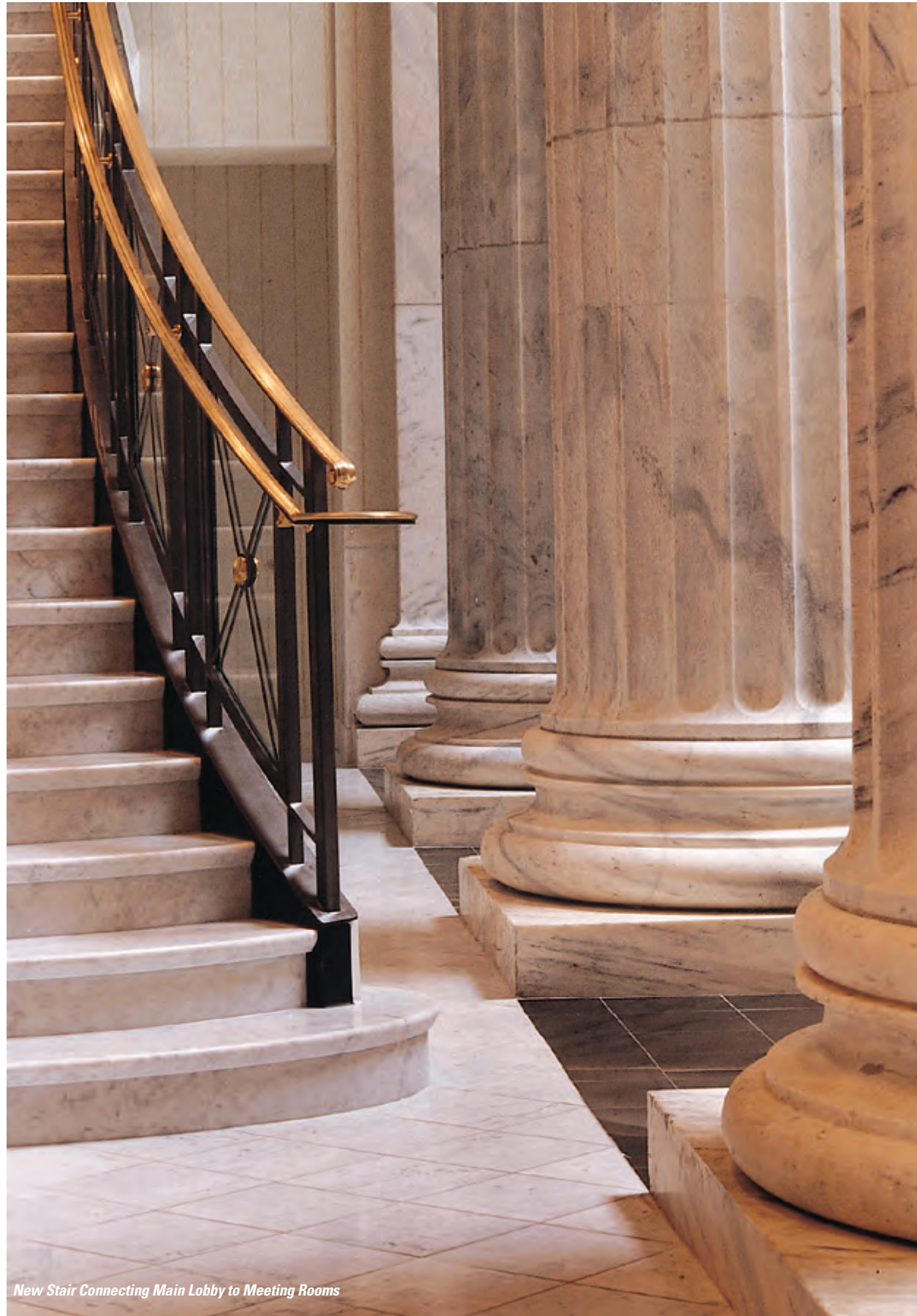
* Project undertaken by George C. Skarmeas as Design Principal and Director of Preservation Design Studio at HillierARCHITECTURE / RMJM [from 1996-2010]

The Concept



- 1. Historic Exterior View
- 2. Historic View of Rotunda
- 3. First Floor Plan
- 4. East Elevation
- 5. Rotunda During Construction (Opposite)
- 6. Section of Rotunda Dome (Opposite)
- 7. Restored Rotunda (Opposite)





New Stair Connecting Main Lobby to Meeting Rooms



Board Room After Restoration



Lobby After Restoration



The Wyoming State Capitol



The Wyoming State Capitol at night

a) Project Name & Location:

WYOMING STATE CAPITOL & CAPITOL SQUARE REHABILITATION AND RESTORATION

Cheyenne, Wyoming

b) Completion Date (Actual or Estimated)

In Progress

c) Project Owners Name & Address:

State of Wyoming Office of Construction Mgmt.
Department of Administration & Information
700 W 21st Street
Cheyenne, WY 82002

d) Project Owner's Contact Person, Title, Phone:

Ms. Suzanne Norton, AIA, Project Coordinator
suzanne.norton@wyo.gov
(307) 777-7271

e) Estimated Cost (in Thousands) for entire project:

\$115,000

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$115,000

g) Scope of entire project:

The **Wyoming State Capitol** is a National Historic Landmark located in the heart of Cheyenne's historic core, dominating the skyline of the City with its imposing Dome.

The building was completed in three construction campaigns in 1888, 1890 and 1917. In the 1960s, 70s and 80s, several interior renovations impacted the integrity of the original design.

In 2012, following a national search, the State of Wyoming selected the team of **HDR Architecture, Inc.** in association with the **Preservation Design Partnership, LLC [PDP]** and **Plan 1**. The structure of the team is as follows:

- **PDP is the lead planning, design and preservation entity with George C Skarmeeas as the lead planner, designer, and preservation architect.**
- HDR-Denver is the Executive Architect / Architect of Record
- Plan 1 is the Wyoming based support entity

The team completed a comprehensive Level I & II Study [Feasibility Study, Master Plan and Pre-Design Phase] which included the following items:

1. An intensive research effort to develop the history of the building and understand the impacts of generations of interventions on the architectural and historic significance and integrity of the building
2. **Laser scanning** and the creation of a highly detailed BIM Model
3. A comprehensive visual assessment of the building to document all visible areas of deterioration and deferred maintenance
4. A focused **Non-Destructive Evaluation Program [NDE]** to identify areas of concealed deterioration and moisture penetration
5. Multiple interviews and a detailed programming effort to determine the current and projected needs of the House, the Senate, the Governor's Office and other key statewide elected officials
6. A detailed systems evaluation and assessment leading to a comprehensive systems replacement program
7. A thorough security analysis and development of options
8. A **performance based code analysis** that would address significant life safety issues and challenges without compromising the integrity of the monumental interiors of the building
9. Planning for 21st century technology and systems to support the legislative process and allow for transparency in government

The Level I & II Study identified a program of \$259 million of restoration and new construction that includes:

- The comprehensive exterior and interior restoration of the Capitol
- The re-design of the site
- The renovation the Herschler Building immediately behind the Capitol
- The re-design of the Connector, an underground passage connecting the Capitol to the Herschler building

h) Nature of Firm's Responsibility:

Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Dr. George C. Skarmeeas, AIA, LEED AP
Dominique M. Hawkins, AIA, NCARB, LEED AP
John Evans, LEED AP
Lisa Soderberg



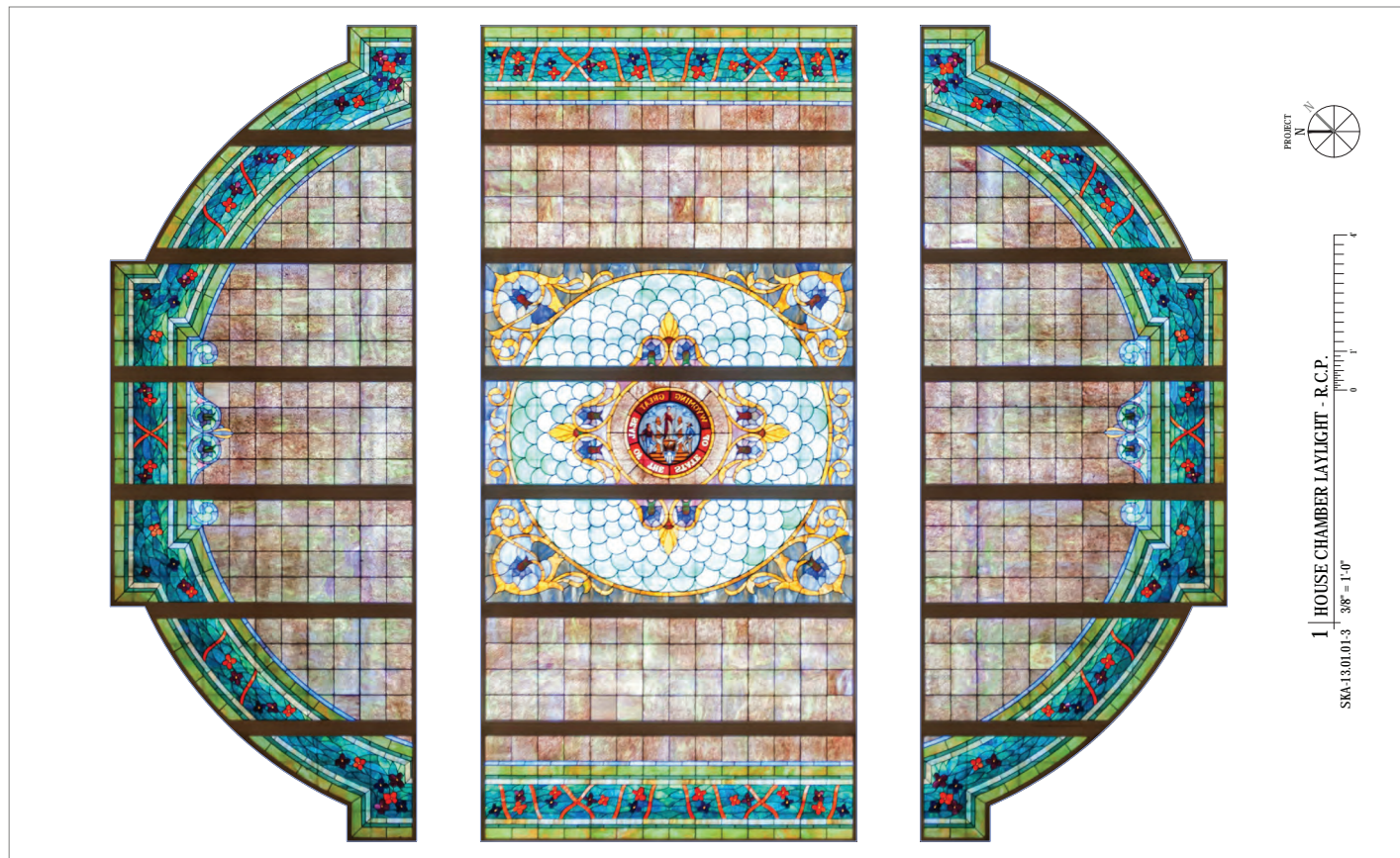
The House Chamber

It is important to note that, as part of the Level I&II Study, the Design Team developed a Logistics Plan that includes the relocation of all occupants from the Capitol to temporary spaces and their return to the renovated complex.

A central utility plant that would provide the necessary support for the required energy loads for the restored Capitol and the renovated support facilities

The Level I&II Study was approved by the House and the Senate [87 to 3] and was fully endorsed by the Governor.

The Design Team is currently under Phase III of the contract [Design and Construction Administration], with the completion of the project projected for the Fall of 2017, in time for the Centennial Celebration of the Completion of the Capitol and ahead of the 2018 Session.



House Laylight - Orthophotography produced with digital photogrammetry



Capitol Building Rotunda Interior



a) Project Name & Location:

BEREA COLLEGE LINCOLN HALL RENOVATION

Berea, Kentucky

b) Completion Date (Actual or Estimated)

2003

c) Project Owners Name & Address:

Berea College
Berea, KY 40404

d) Project Owner's Contact Person, Title, Phone:

Steve Karcher, Vice President, Business & Administration
(859) 985-3180

e) Estimated Cost (in Thousands) for entire project:

\$5,400

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$5,400

g) Scope of entire project:

In the renovation of Lincoln Hall, EOP created a common link between students and faculty; a space where they could interact on a daily basis. The entire first floor is dedicated to student-related functions.

After a partial collapse of the building's central core, EOP was contracted to design the complete renovation. Our approach was not simply rebuild the collapsed portion of the building, but transform the tragic event into a positive milestone in the building's history.

Prior to the collapse, the interior was tight, dark and uninviting to visitors, so the design vision became "transparency." Leaving the central core open, natural light now floods the building, not only from perimeter windows, but from the new added skylight.

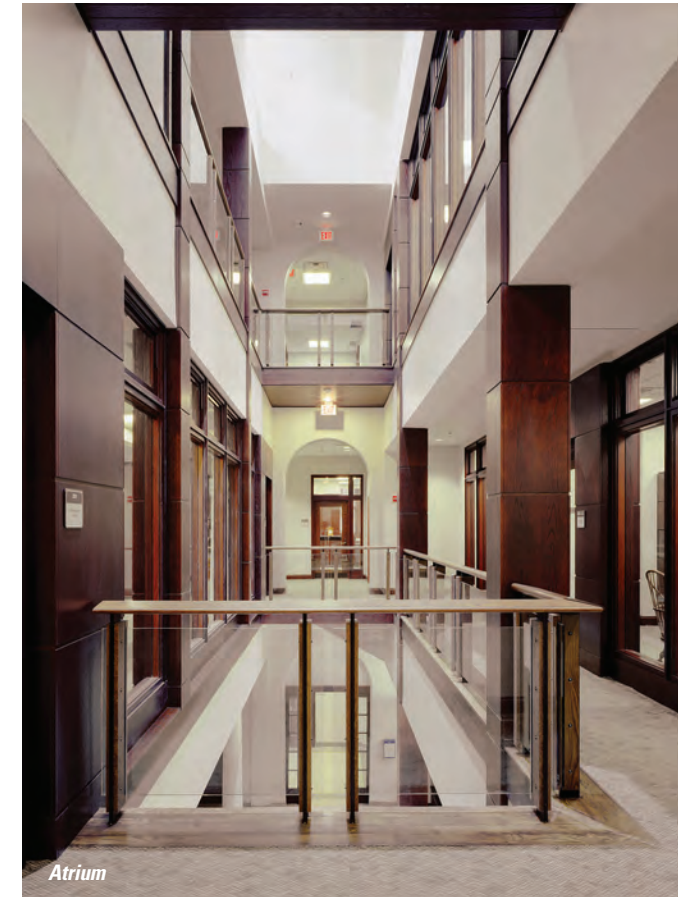
Lincoln Hall is the first LEED certified building in the Commonwealth of Kentucky, earning a Silver certification. The project won a 2005 AIA Kentucky Honor Award.

h) Nature of Firm's Responsibility:

Architecture/Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Richard Polk, AIA, LEED AP
Chris Estes, CID, LEED AP





The Court Square Building

a) Project Name & Location:

COURT SQUARE BUILDING RENOVATION

Lexington, Kentucky

b) Completion Date (Actual or Estimated)

1988

c) Project Owners Name & Address:

Court Square Associates

d) Project Owner's Contact Person, Title, Phone:

Building has changed ownership since EOP renovated.

e) Estimated Cost (in Thousands) for entire project:

\$3,500

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$3,500

g) Scope of entire project:

The renovation of the eight-story Court Square Building required compliance with the Department of Interiors' Standards for Historical Renovation. Also included was the addition of a glass "pyramid" penthouse and ninth floor. The project involved complete interior and exterior renovation including masonry restoration, window replacement, new elevators and exit stairways, interior finishes, HVAC, electrical, fire protection, and structural repair.

Upon the project's completion, it was awarded recognition from the Kentucky Historical Commission.

h) Nature of Firm's Responsibility:

Architecture/Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Richard Polk, AIA, LEED AP





a) Project Name & Location:

SOUTHLAND CHRISTIAN CHURCH

Lexington, Kentucky

b) Completion Date (Actual or Estimated)

2012

c) Project Owners Name & Address:

Southland Christian Church
2349 Richmond Road
Lexington, KY 40502

d) Project Owner's Contact Person, Title, Phone:

Craig Avery, Board of Elders
(859) 619-8292

e) Estimated Cost (in Thousands) for entire project:

\$21,000

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$21,000

g) Scope of entire project:

EOP Architects' design for Southland Christian Church transforms the vacant Lexington Mall on Richmond Road into an additional campus for the church. Southland requested a contemporary, iconic design that is welcoming, inspirational and transformational.

The 140,000 sf space that formerly housed Dillard's department store has been renovated into educational spaces. Adjacent to this, a 49,000 sf addition houses a 2,800-seat auditorium. In addition to the building renovation and addition, the project includes the redevelopment of the 30-acre campus. The plan includes a plaza and parking for 1,800 vehicles.

h) Nature of Firm's Responsibility:

Architecture/Interior Design

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Richard Polk, AIA, LEED AP
Chris Estes, CID LEED AP





a) Project Name & Location:

**PARIS-BOURBON COUNTY
LIBRARY RENOVATION &
ADDITION**

Paris, Kentucky

b) Completion Date (Actual or Estimated)

In Progress

c) Project Owners Name & Address:

Paris-Bourbon County Library
716 Main Street
Paris, Kentucky 40361

d) Project Owner's Contact Person, Title, Phone:

Mark Adler
(859) 987-4419

e) Estimated Cost (in Thousands) for entire project:

\$4,500

f) Estimated Cost (in Thousands) for work which firm was/is responsible:

\$4,500

g) Scope of entire project:

This small-town library is long on history but was short on space. EOP Architects' goal was to restore an existing 1904 Carnegie Library to its former glory, removing incongruous additions and alterations, and adding a complementary addition to suit the library's evolving role.

The project brings natural light into the inwardly focused historic building, and creates a flexible and unified space for increased library programming. The refined volumes of the addition utilize indigenous stone and wood, connecting the architecture to the agrarian landscape of Bourbon County.

h) Nature of Firm's Responsibility:

Architecture/Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:

Richard Polk, AIA, LEED AP
Chris Estes, CID, LEED AP



a) Project Name & Location:
**GRATZ PARK INN
 RENOVATION**

Lexington, Kentucky

b) Completion Date (Actual or Estimated)
 2000

c) Project Owners Name & Address:
 CRM Companies
 270 South Limestone
 Lexington, KY 40508

d) Project Owner's Contact Person, Title, Phone:
 Wayne Wellman, Founder, President, CEO
 (859) 225-3680

e) Estimated Cost (in Thousands) for entire project:
 Confidential

f) Estimated Cost (in Thousands) for work which firm was/is responsible:
 Confidential

g) Scope of entire project:
 EOP adapted an existing historical medical office building into a luxury suite hotel and restaurant. The project required the addition of a third floor area and extensive interior and exterior renovation and restoration.

The project was designed in accordance to the Department of Interiors Standards for Historical Renovation and received the highest recognition from the Kentucky Historic Commission upon its completion.

This restored historic landmark features 41 beautifully appointed individually decorated luxurious rooms including 33 rooms and 8 suites. Each room is filled with antique reproduction furniture, fine woods and rich fabrics, and regionally produced art. Other amenities include a library/business office, lounge and restaurant.

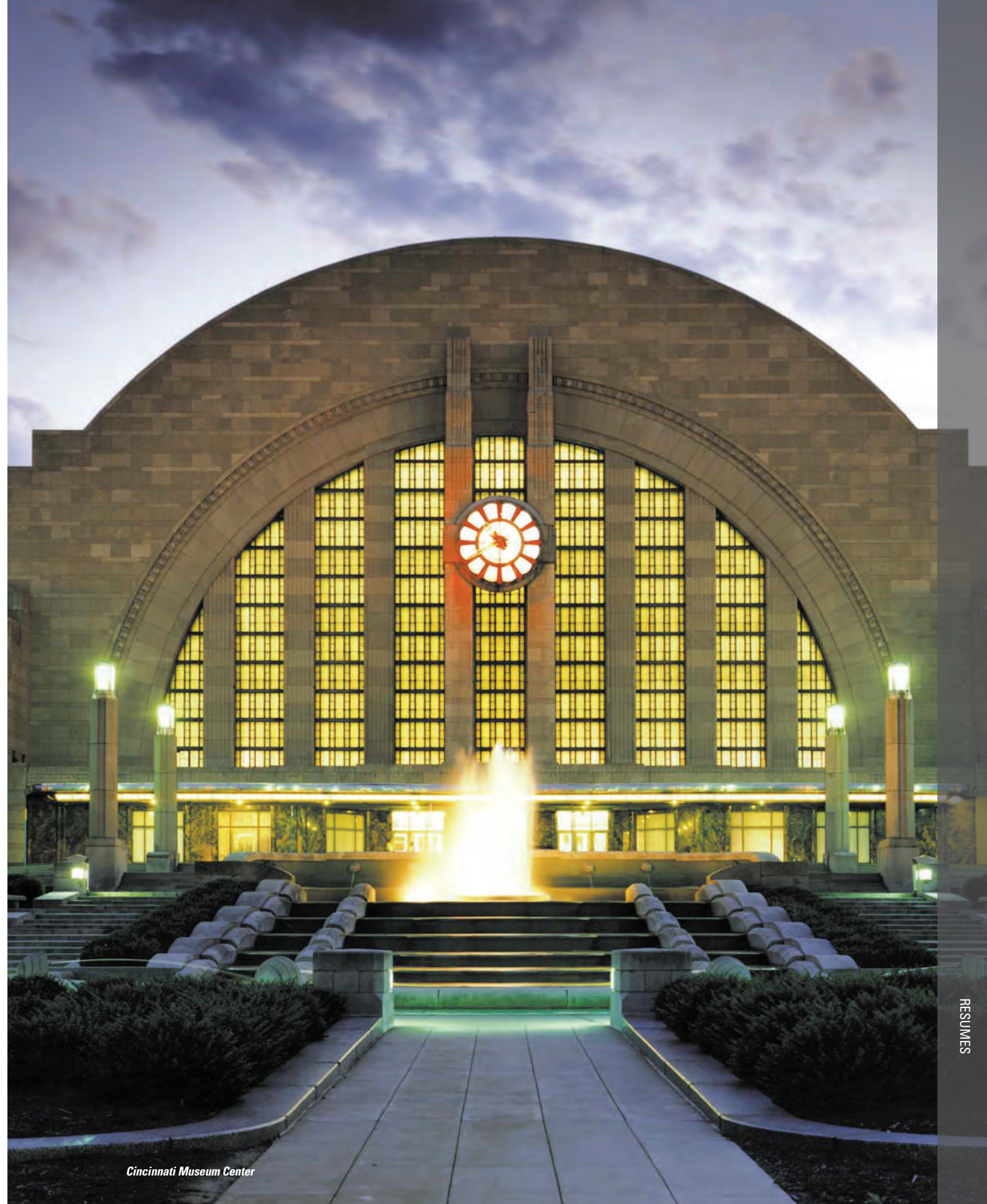
h) Nature of Firm's Responsibility:
 Architecture/Historic Preservation

i) Firm's Personnel who worked on stated project that shall be assigned to project:
 Richard Polk, AIA, LEED AP





LFUCG OLD FAYETTE COUNTY COURTHOUSE



Cincinnati Museum Center

FORM NO. 4: RESUMES OF KEY PERSONNEL

a. Name and Title:

RICHARD POLK, AIA, LEED AP

Principal

b. Project Assignment:

Project Principal

c. Name of Consultant Firm with which associated:

EOP Architects

d. Years Experience:

With this firm: 30 | other firms: 4

e. Education: Degree(s)/Year/Specialization:

Bachelor of Architecture/1980/Architecture

f. Active Registration: Year First Registered/Discipline

Registered Architect, Kentucky #2932/1984

LEED Accredited Professional/2001

g. Other Experience & Qualifications relevant to the proposed project:

Since joining the firm in 1984, Richard has provided planning, programming and management services for educational, government, military, office, laboratory/research, civic, health care, and industrial facilities. His experience includes numerous renovation and historic restoration projects including projects listed on the National Historic Register. Richard also specialized in adaptive reuse and transformation projects.

Richard's primary responsibilities include the oversight of the firm's most demanding projects and supporting project managers as needed to ensure adherence to schedule, budget, and client service.

Professional Affiliations

American Institute of Architects

President, AIA, Kentucky, 2011, 2012

Vice President, AIA Kentucky, 2010

Secretary, AIA Kentucky, 2009

Treasurer, AIA Kentucky, 2008

Past Treasurer, AIA East KY Chapter

U.S. Green Building Council

Relevant Project Experience:

- JCTC Seminary Building, Louisville, KY
- West Mignon Hall Renovation, Morehead State University, Morehead, KY
- Health Science Campus New Instructional Building, University of Louisville, Louisville, KY
- Biological Pharmaceutical Complex, University of Kentucky College of Pharmacy, Lexington, KY
- Lincoln Hall Renovation, Berea College, Berea, KY
Kentucky's first LEED Certified building
- Boone Tavern Renovation, Berea College, Berea, KY
LEED Gold Certified
- Urban Campus Master Plan, Gateway Community & Technical College, Covington, KY
- Newtown Pike Campus Master Plan, Bluegrass Community & Technical College, Lexington, KY
- Technology Center, Maysville Community & Technical College, Maysville, KY
- Presser Hall College of Music Renovation & Addition, Berea College, Berea, KY
- Kentucky Transportation Cabinet Office Building, Frankfort, KY
- Boone National Guard Army Aviation Support Facility, Frankfort, KY
- KCTCS Administrative Offices and Headquarters, Versailles, KY
- Southland Christian Church, Lexington, KY

a. Name and Title:

CHRIS ESTES, CID, LEED AP

Interior Design Principal

b. Project Assignment:

Interior Design Principal

c. Name of Consultant Firm with which associated:

EOP Architects

d. Years Experience:

With this firm: 16 | other firms: 22

e. Education: Degree(s)/Year/Specialization:

Bachelor of Housing & Interior Design/Graduated with Distinction/University of Kentucky

f. Active Registration: Year First Registered/Discipline

NCIDQ - Certificate #013781

Kentucky Certified Interior Designer #0092CID

LEED Accredited Professional

g. Other Experience & Qualifications relevant to the proposed project:

Chris serves as the director for the interior design studio at EOP Architects. Since joining the firm in 1998, his efforts have been focused on ensuring that the design commitment of EOP is executed appropriately with respect to the interior environments of all projects.

Chris' client base during his tenure with the firm is widely diversified and includes project types for retail, hospitality, commercial, corporate, education and many others. Chris was an instrumental project team member during the development of the firm's AIA award winning projects: the Transportation Cabinet Office Building in Frankfort, Kentucky and the state's first LEED certified building, Lincoln Hall on the campus of Berea College.

Professional Affiliations

National Council for Interior Design Certification

Former President OH & KY Chapter, IIDA

KY Interior Design Legislative Organization

U.S. Green Building Council

Academic & Civic Activities

Adjunct Instructor, UK College of Design

Relevant Project Experience:

- JCTC Seminary Building, Louisville, KY
- West Mignon Hall Renovation, Morehead State University, Morehead, KY
- KCTCS Administrative Offices and Headquarters Versailles, KY
- Southland Christian Church, Lexington, KY
- Kentucky Transportation Cabinet Office Building Frankfort, KY
- Boone National Guard Army Aviation Support Facility, Frankfort, KY
- District Five Office Building, Louisville, KY
- Kentucky Transportation Cabinet Louisville, KY
- Lincoln Hall Renovation, Berea College, Berea, KY Kentucky's first LEED Certified building
- Hilary J. Boone Faculty Club Renovation, University of Kentucky, Lexington, KY
- Biological Pharmaceutical Complex, University of Kentucky College of Pharmacy, Lexington, KY
- Lexhold Technology Center, Coldstream Research Campus, Lexington, KY
- ACS Government Systems Corporate Office Renovation, Lexington, KY
- Shorty's the Urban Market, Lexington, KY

a. Name and Title:

ANDREW MOORE, ASSOC. AIA, LEED AP

Project Manager

b. Project Assignment:

Project Manager

c. Name of Consultant Firm with which associated:

EOP Architects

d. Years Experience:

With this firm: 9 | other firms: 17

e. Education: Degree(s)/Year/Specialization:

Bachelor of Architecture/2000/Auburn University

f. Active Registration: Year First Registered/Discipline

LEED Accredited Professional

g. Other Experience & Qualifications relevant to the proposed project:

Andrew has managed many of EOP's complex renovations including the recently completed Union College Nursing and Health Sciences building. This project took an abandoned, derelict former hospital and reused it as a teaching lab classroom building.

Relevant Project Experience:

- JCTC Seminary Building, Louisville, KY
- Biological Pharmaceutical Complex, University of Kentucky College of Pharmacy, Lexington, KY
- Boone Tavern Renovation, Berea College, Berea, KY LEED Gold Certified
- Union College Nursing and Health Sciences, Barbourville, KY
- Newtown Pike Campus Master Plan, Bluegrass Community & Technical College, Lexington, KY
- Boone National Guard Army Aviation Support Facility, Frankfort, KY
- Southland Christian Church, Lexington, KY
- Rupp Arena Renovation, Lexington, KY

a. Name and Title:

DOMINIQUE M. HAWKINS,
AIA, NCARB, LEED AP

Partner/Managing Principal



b. Project Assignment:

Historic Preservation Principal

c. Name of Consultant Firm with which associated:

Preservation Design Partnership

d. Years Experience:

With this firm: 19 | other firms: 3

e. Education: Degree(s)/Year/Specialization:

Master of Architecture, University of Pennsylvania [1992]

Master of Science, Historic Preservation, University of Pennsylvania [1992]

Bachelor of Arts, Design of the Environment, University of Pennsylvania [1988]

f. Active Registration: Year First Registered/Discipline

The American Institute of Architects [AIA] ID#304000016

National Council of Architectural Registration Boards [NCARB], #49040

LEED® AP [Leadership in Energy and Environmental Design]

Pennsylvania Architectural License #RA-015175-B

New Jersey Architectural License #AI 13991

Delaware Architectural License #S5-0005989

Virginia Architectural License #013226

West Virginia Architectural License #4280

Maryland Architectural License #16414

Florida Architectural License #AR95558

District of Columbia License #ARC101815

g. Other Experience & Qualifications relevant to the proposed project:

Dominique M. Hawkins, the founding principal of Preservation Design Partnership [PDP], was the first individual to complete dual Masters degrees in Architecture and Historic Preservation at the University of Pennsylvania. After completing her degrees in 1992, she apprenticed with two of the most respected preservation firms in the Mid-Atlantic Region - John Milner Associates and the Vitetta Group - and served as a Preservation Specialist with the New Jersey Historic Preservation Office.

In 1995, Dominique established **Preservation Design Partnership** as a planning and design practice focusing exclusively on offering high-quality professional services for clients with nationally significant historic sites and buildings. From small projects, such as the **Shovel Shop in Cheltenham Township** to multi-million dollar undertakings, such as the **Cincinnati Union Terminal**, Dominique's work has maintained the highest standards of planning, design and preservation, resulting in long-lasting relationships, some of which span over a decade of continuous involvement and service.

One of the unique dimensions in Dominique's portfolio is her nationally recognized and pioneering work in developing Design Guidelines for historic communities and districts throughout the country, including the 14 Historic Districts of New Orleans; Newton, Massachusetts; Oak Park, Illinois and Ft. Lauderdale, Florida to name a few. Through this work, Dominique has developed unique skills in working with client groups, stakeholders and community leaders in shaping projects, achieving consensus and reaching conclusions in an efficient way.

Dominique's biggest strength, however, is her ability to organize a project and systematically sequence an approach to reach a successful conclusion. Some of the most recognizable projects that have benefited from her organizational and execution skills include: the preparation of the Master Plan for the Cincinnati Museum Center at the Cincinnati Union Terminal; the preparation of Construction Documents for the Virginia State Capitol [as consultant to HillierARCHITECTURE]; the documentation of the **Jeffersonian Millwork at the Virginia State Capitol**; and the coordination of the Construction Documents for the refurbishment of the three iconic buildings at Independence National Historical Park [Independence Hall, Congress Hall, and Old City Hall].

Dominique has served as the Preservation Officer for the Lower Merion Township [1997 - present] and Morris County, NJ [2003 - present], chairs the **Architectural Committee of the Philadelphia Historical Commission** and is a member of the full Historical Commission.

Her work has been recognized with several preservation and design awards.

Associations

President, AIA, Kentucky, 2011, 2012

Vice President, AIA Kentucky, 2010

Secretary, AIA Kentucky, 2009

Treasurer, AIA Kentucky, 2008

Past Treasurer, AIA East KY Chapter

U.S. Green Building Council

Project Experience

Vieux Carre Commission Foundation - New Orleans, LA
Design Guidelines [2014 - present]

Wyoming State Capitol - Cheyenne, WY
Level I & Level II Study, Level III Schematic Design,
Rehabilitation/ Restoration [2013-present]

Washington Crossing Historic Park - Bucks County, PA
Site Improvements [2013-present]

City of Paterson, NJ
Design Guidelines for the Downtown Commercial Historic
District [2013-present]

Carnegie Library at Mount Vernon Square - Washington, D.C.
Exterior Architectural Assessment [2013]

City of Cape May, NJ
Intensive Level Survey of Historic Resources, Expansion
Survey [2013]

Intensive Level Survey of Historic Resources [2011]

New Jersey Executive State House - Trenton, NJ
Restoration [2013-present]

Arlen Specter Center for Public Service at the Roxboro
House, Philadelphia University - Philadelphia, PA
Construction Documents [2012-present]
Schematic Design + Planning Report [2010-2011]
Stabilization of Historic Structure [2007-2008]
Condition Assessment Report [2006]

Preservation Alliance for Greater Philadelphia, PA
Survey of Historic Resources - Tacony [2013]
Survey of Historic Resources - Yorktown [2010-2011]
Digital Survey Methodology for Identifying Significant
Properties [2009]
Digital Survey Methodology for Scattered Historic Sites
Frankford [2007]
Parkside Philadelphia Register Nomination in Digital
Format [2005-2006]



New Jersey State House - Executive Wing



Cincinnati Museum Center



Washington Crossing Historic Park



The Roxboro House

Virginia School for the Deaf and the Blind - Staunton, VA
Master Plan for the Main Hall and Chapel [2012-2013]

General Motors Technical Center - Warren, MI
National Historic Landmark Nomination [2011-2013]

Village of Oak Park, IL
Architectural Review Guidelines for Historic Properties
[2011-2014]

Morris County Historic Preservation Trust Fund, NJ
Historic Preservation Consulting [2003-present]

City of Newton Historical Commission, MA
Historic Preservation Design Guidelines [2011-2012]

City of Fort Lauderdale, FL
Historic Preservation Design Guidelines [2011-2012]

Township of Lower Merion Historic Architectural Review Board, PA
Historic Preservation Consulting and Technical Assistance
[1997-present]

Review of Community Development Block Grant Projects
[2003-2007]

Township Campus Surveys [2004-2006]

Design Guidelines [2001-2002]

Historic Resources Survey [2000]

Historic District Landmarks Commission - New Orleans, LA
Design Guidelines [2009-2011]

Marshall Building at the George School - Newtown, PA
Interior Renovation [2011]

George K. Heller School / Cheltenham Center for the Arts - Cheltenham, PA
Exterior Window and Woodwork Restoration [2010-2011]

Architectural Conservation Assessment Report [2007]

National Register Nomination [1999-2000]

Philadelphia Historical Commission - Philadelphia, PA
Study of the Rules and Regulations [2010]

Tate House at The George School - Newtown, PA
Interior and Exterior Renovation [2007-2010]

LEED Assessment [2007]

Matlack Carriage House, Philadelphia University - Philadelphia, PA
Emergency Stabilization [2010]

Feasibility Study [2010]

Town of Riverhead Landmarks Preservation Commission - Riverhead, NY
Design Guidelines [2008-2009]

University Barge Club, Boathouse Row - Philadelphia, PA
Architectural Conservation Assessment Report [2007-2008]

Roslyn Landmark Society - Village of Roslyn, NY
Design Guidelines [2006-2007]



George K. Heller School



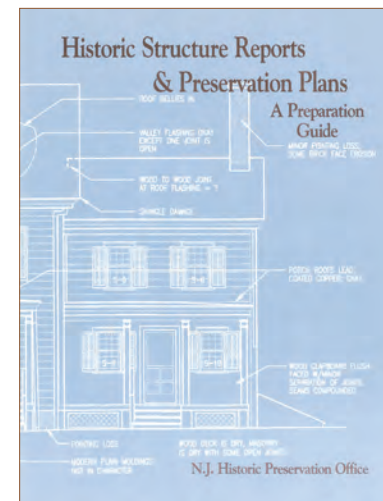
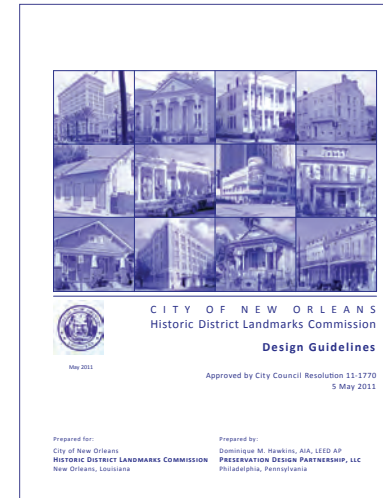
University Barge Club



The Rowland House / Shovel Shop



Curtis Hall



Borough of Phoenixville, PA
Design Guidelines [2006-2007]

Curtis Hall - Wyncote, PA
Exterior Repairs [2006-2007]
Building Assessment Report [2004]
National Register Nomination [1999-2001]

Cincinnati Museum Center at the Cincinnati Union Terminal - Cincinnati, OH
Restoration / Renovation Plan, with HillierARCHITECTURE
[2005-2007]

Virginia State Capitol - Richmond, VA
Eighteenth-Century Millwork Documentation [2006]
Project Coordination for Construction Documents, w/
HillierARCHITECTURE [2004]

Historic Preservation Commission - Township of Hopewell, PA
Design Guidelines: Maintaining & Rehabilitating Historic
Buildings and Landscapes [2005]

Township of Cheltenham, PA
Update to Cultural Resources Survey [2005]
Cultural Resources Survey [1999]
Design Guidelines [2002-2004]
Historic Preservation Consultant [1996-1998]

City of Bethlehem, PA
Design Guidelines for the South Bethlehem Conservation
District [2003-2004]

Tredyffrin Township, PA
Preparation of Historic Resources Survey, Database and
GIS Survey [2003]

The Rowland House [Shovel Shop] - Cheltenham, PA
Exterior and Structural Repairs [2002-2003]

Pennsylvania Department of Conservation and Natural Resources, PA
Historic Architectural Preservation Consultation Services
IDIQ [2000-2005]

Borough of Newtown Historical and Architectural Review Board - Newtown, PA
Preservation Consulting [1999-2007]
Preparation of Technical Assistance Brochures [2001]

a. Name and Title:

GEORGE C. SKARMEAS, PhD, AIA, AICP, NCARB

Partner/Planning & Design Director



b. Project Assignment:

Historic Preservation Principal

c. Name of Consultant Firm with which associated:

Preservation Design Partnership

d. Years Experience:

With this firm: 3 | other firms: 33

e. Education: Degree(s)/Year/Specialization:

Doctor of Philosophy in Architecture [PhD], University of Pennsylvania [May 1983]

Master of City and Regional Planning [MCRP], The Ohio State University School of Architecture [June 1980]

Master of Architecture [MArch], The Ohio State University School of Architecture [December 1978]

Bachelor of Architectural Engineering [BArch-Eng], The National Technical University of Athens, Greece [June 1977]

f. Active Registration: Year First Registered/Discipline

The American Institute of Architects [AIA] ID#30099155

National Council of Architectural Registration Boards [NCARB], #68748

The American Institute of Certified Planners [AICP] Certificate #11066

Registered Architect, Greece - National Registration

Pennsylvania Architectural License #405340

Rhode Island Architectural License #3834

Ohio Architectural License #8909212

New Jersey Architectural License #A11892000

Associations

US/ICOMOS

Board Member [2005-2013]

Chair [2010-2013]

US National Commission of UNESCO

Commissioner [2011-2013]

Preservation Alliance of Greater Philadelphia

Advisory Board Member [1992-1994]

Delaware Valley Chapter, The Association for Preservation Technology

Board Member [1991-1993]

g. Other Experience & Qualifications relevant to the proposed project:

George C. Skarmeads joined PDP as Partner and Planning & Design Director in June 2010, following several collaborations with Dominique Hawkins over fifteen years.

Prior to joining PDP, Dr. Skarmeads was a leader [Studio Director] of VITETTA's Preservation Studio [1986-1996] and Founding Director / Planning & Design Principal of the Preservation Design Studio at HillierARCHITECTURE [now RMJM].

While at RMJM/Hillier, George was the Design Principal and leader of planning and design teams responsible for the restoration of several nationally significant historic landmarks and sites, including the US Supreme Court Building, Thomas Jefferson's Virginia Capitol, the Cincinnati Museum Center at the Cincinnati Union Terminal and the West Virginia Capitol Complex.

His work has been recognized with nearly forty national, regional, state and local preservation and design awards and has been featured in virtually all professional publications, as well as national media, including the Wall Street Journal and the Washington Post.

One of the hallmarks of his professional practice is his ability to plan, design, and deliver complex projects that involve large historic buildings and monumental national historic landmarks for government, institutional, and private sector clients. He is currently working on the restoration of the **Wyoming State Capitol** [in association with HDR-Denver], the exterior restoration of the **New Jersey State House Executive Wing** [in association with H2L2], and several other historic landmarks throughout the Delaware Valley area.

This engagement in Monumental National Historic Landmarks, State Capitols and other government buildings started in 1986 and includes the following historic structures:

- The Bellevue [1986-1989]
- Reading Terminal Train Shed [1989-1994]
- Independence National Historical Park [1992-1996]
- Philadelphia City Hall [1992-1996]
- Pennsylvania State Capitol [1994-1996]
- New Jersey State House Annex [1997-1999]
- Ritz-Carlton Hotel [1997-2001]
- United States Supreme Court Building [1998-2014]
- Patrick Henry Building [2001-2005]
- Virginia State Capitol [2003-2007]
- West Virginia Capitol Master Plan [2009-2010]
- New Jersey State House [2013-present]
- Wyoming State Capitol [2013-present]

A researcher, author and educator, Dr. Skarmeads has served as a guest lecturer, visiting critic and faculty at the University of Pennsylvania, Ball State University, Tulane University, University of Maryland, Louisiana State University, the California Polytechnic State University [San Luis Obispo], and the University of Texas San Antonio. He has delivered over 30 lectures in national, regional, state and local architecture and preservation conferences.

His philosophy can be summarized in a simple sentence, "The building and the site will always give us the right answers to develop sensitive, sensible and sustainable solutions of long-lasting value."

Selected Publications

"From HABS to BIM: Personal Experiences, Thoughts, and Reflections" from The Journal of Preservation Technology, Vol. 41, No. 4, p47. [December 2010]

"Ch. 2 Architecture as a Reflection of Evolving Culture. Viewpoint: Great Buildings, Lost, Saved and Threatened" from Salomon, Nancy, Architecture: Celebrating the Past, Designing the Future: Commemorating the 150th Anniversary of the American Institute of Architects. New York: Visual Reference Publications, 2008, p. 61.

"A New Face for Timeless Architecture," Contemporary Stone and Tile Design [Fall 2000]

"The Future of Preservation, Roundtable Discussion," Architecture. [February 1998]

"The Coming of Age in America: The Evolving Practice of Preservation." AIA Architect [July 1997]

"The 'Re-Restoration' of the Conner House," Chapter in Building a Home Preserving a Heritage: The William Conner House, Fishers, Indiana. [1993]

Selected Lectures / Presentations

HABS Documentation [2009]

The Association for Preservation Technology International [APTI] Conference, Los Angeles, CA

The Practice of Historic Preservation in the Modern World [2007]

AIA New Jersey, Ocean Grove, NJ

Restoration and Expansion of the Virginia State Capitol [2007] Design on the Delaware 5th Annual Regional Conference, AIA Philadelphia

Large Scale Preservation Projects: From Planning through Construction [2007]

Traditional Building Exhibition and Conference, Boston, MA

The Rehabilitation of the Virginia State Capitol [2006]

Traditional Building Exhibition and Conference, Washington, DC, 2006

A Practitioners' Panel: Additions & Historic Settings [October 4-7, 2006]

Traditional Building Exhibition and Conference, Chicago, IL

What's Past is Prologue: Roundtable Discussion on the Continuing Use of Historic University Buildings [1999] Society for College and University Planning Conference, Atlanta, GA

Civil Engineering and Historic Preservation: Forming a Better Alliance [1996]

The Southern New Jersey Chapter of the American Society of Civil Engineers, Philadelphia, PA

The Restoration of the Reading Terminal Train Shed [1991]

The Association for Preservation Technology Annual Conference

Academic Experience

Historic Preservation Certificate Program, Drew University - Madison, NJ

Guest Lecturer - Sustainability and Preservation [2011]

Historic Preservation Program, Philadelphia University - Philadelphia, PA

Adjunct Professor [2011]

Guest Lecturer [2001]

University of Maryland

Guest Lecturer and Architecture Critic [2009, 2008, 2007]

Tulane University

Guest Lecturer [2008]

University of Texas, San Antonio

Guest Lecturer [2008, 2007]

California Polytechnic State University - San Luis Obispo, CA

Guest Lecturer [2006]

Ball State University - Muncie, IN

Assistant Professor of Architecture [September 1983 - May 1986]

Member of Curriculum Committee

University of Pennsylvania - Philadelphia, PA

Teaching Fellow / Lecturer [September 1980 - May 1983]

Assistant to the Chairman [Peter McCleary]

* Projects included the preparation of the Proposal to Establish the Graduate Program in Historic Preservation [Proposal was accepted by the University and implemented by the Graduate School of Fine Arts in April of 1982]



General Motors Technical Center



Virginia State Capitol



The Cincinnati Museum Center



Charity Hospital

Selected Projects

New Jersey Executive State House - Trenton, NJ
Restoration [2013-present]

Wyoming State Capitol - Cheyenne, WY
Level I & Level II Study, Level III Schematic Design, Rehabilitation/ Restoration [2013-present]

Washington Crossing Historic Park - Bucks County, PA
Site Improvements [2013-present]

Virginia School for the Deaf and the Blind - Staunton, VA
Master Plan for the Main Hall and Chapel [2012-present]

General Motors Technical Center - Warren, MI
National Historic Landmark Nomination [2011-present]

Arlen Specter Center for Public Service at the Roxboro House, Philadelphia University - Philadelphia, PA
Schematic Design + Planning Report [2010-2011]

Cincinnati Museum Center at the Cincinnati Union Terminal - Cincinnati, OH
Sustainability Workshop [2010-2011]
Phase I: Restoration of Historic Dining Rooms and Exterior Envelope [2008-2010]
Preparation of a Restoration / Renovation Plan [2005-2007]

West Virginia Capitol Complex - Charleston, WV
Master Plan for Long-Term Preservation and Use [2009-2010]

William J. Nealon Federal Building - Scranton, PA
Façade Masonry Restoration [2008-2010]

United States Supreme Court Building - Washington, DC
Modernization and Expansion, Master Plan [1998-2010]

Medical Center of New Orleans, Charity Hospital - New Orleans, LA
Charity Hospital Feasibility Study [2009]

Payne Whitney Gymnasium and Ray Thompkins House at Yale - New Haven, CT
Comprehensive Exterior Envelope Restoration [2005-2009]

Navy Arctic Research Laboratory - Barrow, AK
Preliminary Planning Report for the Barrow Arctic Science Consortium [2007-2008]

President Lincoln's Cottage and Visitor Education Center - Washington, DC
Restoration of Cottage, Adaptive Reuse of Visitor Education Center [2003-2008]

John Hay Estate - Newbury, NH
Feasibility Study and Long-Term Plan Update [2004-2008]

Virginia State Capitol - Richmond, VA
Restoration and Expansion [2003-2007]

St. Louis Public Library - St. Louis, MO
Restoration & Rehabilitation, Schematic Design and Master Plan [2001-2007]

Capitol Square Historic Properties at 8th, 9th, Grace & Broad Street - Richmond, VA
Master Plan [2006]

Decatur House - Washington, DC
Renovation as Historic House Museum [2002-2006]

The Pennsylvania Farm Show - Harrisburg, PA
Preservation and Rehabilitation of the Convention Facility & Arena [2002-2006]

Kline Biology Tower, Yale University - New Haven, CT
Existing Conditions Analysis and Exterior Preservation / Rehabilitation Plan [2002-2005]

The Patrick Henry Building [Old State Library] - Richmond, VA
Renovation and Adaptive Re-Use as the Executive Office Building [2001-2005]

Brown University - Providence, RI
Campus-Wide Preservation Planning [2002-2003]

The US Custom House - Philadelphia, PA
Condition Assessment / Exterior Restoration Study [2002-2003]

Oldfields at the Indianapolis Museum Of Art / J.K. Lilly House - Indianapolis, IN
Historic House Museum Master Plan & Restoration [1997-2002]

Girard Trust/Ritz-Carlton Hotel - Philadelphia, PA
Restoration & Adaptive Reuse as a Luxury Hotel [1997-2001]

Undine Barge Club - Philadelphia, PA
Restoration of Historic Boathouse [1996-1998]

Genesee Country Museum - Mumfords, NY
Livingston-Backus House Restoration and Addition [1996-1998]

Pennsylvania State Capitol - Harrisburg, PA
Multiple Projects [1994-1996]

Philadelphia City Hall - Philadelphia, PA
Multiple Projects [1992-1996]

Grey Towers National Historic Landmark - Milford, Pennsylvania
Master Plan [1993-1996]

Independence National Historical Park - Philadelphia, PA
IDIQ for Historic Architecture [1992-1996]

Reading Terminal Train Shed, Pennsylvania Convention Center Authority - Philadelphia, PA
Restoration / Preservation / Adaptive Use [1989 - 1994]

William Conner House, Conner Prairie Pioneer Settlement - Fishers, IN
Restoration [1991 - 1993]
Restoration Study and Long-Range Master Plan [1988-1989]

Saint Mark's Episcopal Church - Philadelphia, PA
Long-Range Planning for Exterior Restoration [1989]

The Bellevue - Philadelphia, PA
Restoration and Adaptive Reuse [1986-1989]
Restoration Plan and Tax Certification Application [1988-1989]

Saint Luke's Episcopal Church - Granville, OH
Emergency Stabilization, Phased Restoration and Long-Range Restoration Study [1983-1984]



Decatur House



John Hay Estate



Livingston-Backus House



United States Supreme Court Building



Virginia State Capitol



Patrick Henry Building



Oldfields at the Indianapolis Museum of Art



Undine Barge Club

Selected Design & Preservation Awards

Cincinnati Museum Center

AIA Ohio, Excellence in Architectural Design [2011]
Cincinnati Design Awards, Honor Award - Architectural Advancement [2010]

Virginia State Capitol Restoration and Expansion

Style Magazine, Richmond, Virginia - Building of the Decade [2009]
AIA Virginia Design Awards, Excellence in Architecture [2008]
National Trust For Historic Preservation, Honor Award [2008]
Palladio Award, Adaptive Re-Use/Sympathetic Additions [2008]
Project of the Year Award, Greater Richmond Association for Commercial Real Estate, Best Institutional Project [2008]
AIA Virginia, Award of Excellence in Architecture [2008]
Building Design and Construction, Reconstruction Award [2007]
Mid-Atlantic Construction, Best Of 2007
AIA Pennsylvania, Citation of Merit [2007]
AIA New Jersey, Honor Award of Excellence in Architecture - Built Category for Design and Sustainability [2007]

President Lincoln's Cottage and Visitor Education Center

Victorian Society Award [2009]
Mid-Atlantic Construction, Best of 2008, Project of the Year: Restoration [2008]

Patrick Henry Building - Old State Library

AIA Pennsylvania, Architectural Excellence Honor Award [2007]
AIA Philadelphia Design Awards [2006]
Mid-Atlantic Construction Overall, Project of the Year [2005]

Oldfields Lilly House and Gardens

American Society of Landscape Architects, Vermont Chapter, Professional Award of Merit [2003]
Midwest Construction, Historic Preservation, Best Overall Project [2002]

Girard Trust / Ritz-Carlton Philadelphia

AIA Philadelphia [2001]
18th Annual Reconstruction Awards, Building Design and Construction [2001]
Philadelphia Chapter, AIA "Award of Recognition for Completed Projects." [2000]

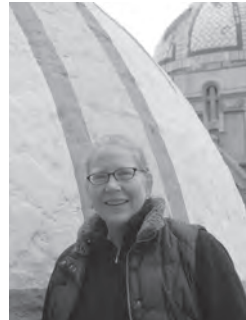
Undine Barge Club

AIA Philadelphia, Recognition Award [1998]

a. Name and Title:

LISA SODERBERG

Associate, Senior Project Coordinator



b. Project Assignment:

Envelope Analysis

c. Name of Consultant Firm with which associated:

Preservation Design Partnership

d. Years Experience:

With this firm: 1 | other firms: 36

e. Education: Degree(s)/Year/Specialization:

Master of Architecture, University of Pennsylvania [1992]

Master of Arts - American Civilization and Material Culture,

Museum Program with Smithsonian Insitute, George

Washington University [1980]

Bachelor of Arts - American Civilization, American Literature,

History and Architectural History, Wheaton College [1974]

f. Active Registration: Year First Registered/Discipline

Delaware Valley Chapter, The Association for Preservation

Technology

Board Member [2000-2008]

g. Other Experience & Qualifications relevant to the proposed project:

Lisa Soderberg joined PDP in February 2013 providing building conservation and construction administration services for several restoration projects. Lisa has over thirty years of experience in the field of Historic Preservation focusing on masonry and material conservation, building envelope performance, facade restoration and condition assessments for historic landmark buildings, as well as contemporary structures. Lisa's past experience includes: Christ Church, New Brunswick, NJ; The First Unitarian Society of Plainfield, NJ; Saint Francis de Sales Church, Philadelphia, PA; and Saint Peter the Apostle Church, New Brunswick, NJ.

In 1992, Lisa joined the Vitetta Group, beginning a collaboration with George C. Skarmear, the Planning &

Design Director of PDP, that continues to this day. They continued this work relationship at RMJM [formerly Hillier Architecture] until 2010.

Their collaboration [1992-2010] included, among others:

- The Pennsylvania State Capitol *
- The Philadelphia City Hall *
- The New Jersey State House Annex **
- Old Main, Franklin and Marshall College **
- Payne Whitney Gymnasium, Yale University **

Today, Lisa Soderberg and George C. Skarmear continue their collaboration with the Executive Wing of the New Jersey State House and the Restoration of the Wyoming State Capitol.

**While with VITETTA
** While with Hillier Architecture*

Selected PUBLICATIONS

“The Effects of Selected Cleaning Techniques on Berkshire Lee Marble: A Scientific Study at Philadelphia City Hall,” US Department of Interior, US Geological Survey [2002]

“Roofs, Cornices, and Related Elements” from Society Hill Historic District: A Guide for Property Owners; and The Rittenhouse/Fitler Square District Manual, The Spring Garden Historic District Manual, and the Diamond Street Historic District Manual: A Guide for Property Owners, Preservation Alliance for Greater Philadelphia [1998-2004]

“Historic Bridges and Tunnels in Washington State,” Washington State Office of Archeology and Historic Preservation [1986]

“The Potential of Historic Preservation Fund Grants as a Source for Local and Statewide Revolving Funds,” Supplement of 11593, Vol. 3, No. 3 [October 1978]



Franklin & Marshall College



President Lincoln's Cottage



United States Supreme Court Building



Undine Barge Club

Selected Projects

New Jersey Executive State House - Trenton, NJ
Restoration [2013-present]

Wyoming State Capitol - Cheyenne, WY
Level I & Level II Study, Level III Schematic Design, Rehabilitation/ Restoration [2013-present]

William J. Nealon Federal Building and Courthouse - Scranton, PA
Exterior Terracotta Cornice and Steel Window Restoration [2009-2013]

Franklin & Marshall College - Lancaster, PA
Old Main Tower Repair & Restoration [2009-2010]

PS 98, NYC School Construction Authority - New York, NY
Building Envelope Repair, Brick and Terra Cotta Restoration [2006-2008]

Payne Whitney Gymnasium + Ray Thompkins House at Yale - New Haven, CT
Exterior Envelope Assessment [2005-2009]

President Lincoln's Cottage and Visitor Education Center - Washington, DC
Restoration of Cottage, Adaptive Reuse of Visitor Education Center [2005-2008]

United States Supreme Court Building - Washington, DC
Modernization and Expansion, Master Plan [1998-2010]

Kline Biology Tower, Yale University -New Haven, CT
Exterior Envelope Assessment, Masonry Restoration [2002-2005]

Annenberg Hall, Peddie School - Hightstown, PA
Exterior Rehabilitation of Steel Framing, Masonry Restoration, Structural Repairs [2008-2009]

The Patrick Henry Building [Old State Library] - Richmond, VA
Renovation and Adaptive Re-Use as the Executive Office Building [2001-2005]

Girard Trust / Ritz-Carlton Hotel, The Arden Group - Philadelphia, PA
Masonry Repair and Restoration, Interior Renovations [2000]

Undine Barge Club, Boathouse Row - Philadelphia, PA
Masonry Repair and Restoration, Interior Renovations [1998]

First Unitarian Church - Philadelphia, PA
Condition Assessment of Building Envelope [2005]

Philadelphia City Hall - Philadelphia, PA
Master Plan, Restoration of East Center Pavillion [1994-1996]

Pennsylvania State Capitol Annex - Harrisburg, PA
Masonry Repair / Restoration of Building Envelope, Interior Restoration [1996]

Roman Catholic High School - Philadelphia, PA
Wood Window Restoration [1993]

College Hall, University of Pennsylvania - Philadelphia, PA
Masonry Restoration [1990-1991]

Weaver Barn, New Bolton Center, University of Pennsylvania - Philadelphia, PA
Adaptive Re-Use Feasibility Study [1990-1991]

Old Economy Village - Ambridge, PA
Historic Structures Report [1989-1990]

a. Name and Title:

JOHN M. EVANS, LEED AP

Associate, Project Coordinator



b. Project Assignment:

Project Coordinator

c. Name of Consultant Firm with which associated:

Preservation Design Partnership

d. Years Experience:

With this firm: 3 | other firms: 9

e. Education: Degree(s)/Year/Specialization:

Master of Science - Historic Preservation [A.B.T.], University of Pennsylvania [2003]

Bachelor of Science - History and Policy, Minor in Architecture, Carnegie Mellon University [2001]

f. Active Registration: Year First Registered/Discipline

LEED® AP [Leadership in Energy and Environmental Design]

g. Other Experience & Qualifications relevant to the proposed project:

John M. Evans joined PDP in August 2010 as project coordinator and preservation specialist for several projects.

Prior to joining PDP, John was involved in preservation projects in the Philadelphia area as a project manager, architectural conservator, and restoration contractor. While studying Historic Preservation at the University of Pennsylvania, he apprenticed at the Fairmount Park Historic Preservation Trust in Philadelphia, utilizing his unique combination of hands-on skills and technical expertise. He later joined the Trust as a full-time employee, leading the Restoration/Rehabilitation of Rockland Mansion and collaborating on a variety of other projects within Fairmount Park.

In 2005, John joined the Preservation Design Studio at HillierARCHITECTURE/RMJM, beginning a collaboration with George C. Skarmas that continues to this day. In his five years there, John served in a variety of roles in the

studio including: project manager for the Franklin & Marshall Old Main Tower Restoration, project coordinator for the Cincinnati Museum Center [Phase I Construction Project for the Restoration and Renovation of the Dining Room Wing], lead designer for the President Lincoln's Cottage and Visitor Education Center, and designer/construction administrator for the Virginia State Capitol Restoration and Expansion.

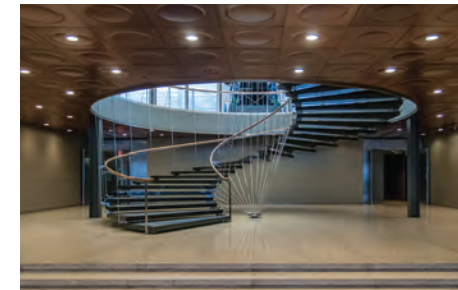
Since joining PDP, John has taken a leadership role in key projects including the Arlen Specter Center for Public Service at the Roxboro House and the **Marshall Building at the George School**. In addition to his involvement in individual projects, his role at PDP is to lead the coordination of technology and documentation techniques applied to preservation projects. This includes the implementation of BIM and GIS, as well as coordination of orthophotography and non-destructive testing into design and construction documentation. He plays a key role in the integration of sustainable design and preservation in PDP's work, and he has been a guest lecturer in a Philadelphia University course on sustainable preservation.

John recently completed photographic and orthophotographic documentation for the **Wyoming State Capitol**. His current project at PDP includes multi-phase Site Improvements at Washington Crossing Historic Park, consisting of exterior and interior renovations, preservation of historic structures, and renovation of other park features.

John is an adjunct faculty member in the Historic Preservation Program at Bucks County Community College, where he teaches Restoration Workshop courses each semester.

Academic Experience

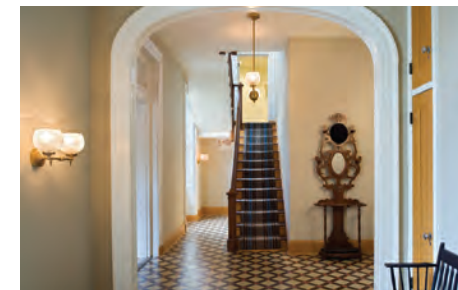
Bucks County Community College - Newtown, PA
Part-Time Faculty, Historic Preservation [2010-present]
Guest Lecturer in Sustainable Preservation at Philadelphia University - Philadelphia, PA [January 2011 - March 2011]



General Motors Technical Center



Franklin & Marshall College



President Lincoln's Cottage



Glen Fern Springhouse

Selected Projects

Washington Crossing Historic Park - Bucks County, PA
Site Improvements [2013-present]

Arlen Specter Center for Public Service at the Roxboro House, Philadelphia University - Philadelphia, PA

Schematic Design Report [2010-present]

General Motors Technical Center - Warren, MI

National Historic Landmark Nomination [2011-2012]

City of Newton Historical Commission - Newton, MA

Historic Preservation Design Guidelines [2011-2012]

City of Fort Lauderdale, FL

Historic Preservation Design Guidelines [2011-2012]

City of Cape May, NJ

Intensive Level Survey of Historic Resources [2011]

Preservation Alliance for Greater Philadelphia - Philadelphia, PA

Survey of Historic Resources - Yorktown [2010-2011]

Marshall Building at the George School - Newtown, PA

Interior Renovation [2011]

Cincinnati Museum Center at the Cincinnati Union Terminal - Cincinnati, OH

Sustainability Workshop [2010-2011]

Phase I: Restoration of Historic Dining Rooms and Exterior Envelope [2008-2010]

Preparation of a Restoration / Renovation Plan [2005-2007]

Matlack Carriage House, Philadelphia University - Philadelphia, PA

Stabilization [2010]

Vladivostok City + Primorsky Region, Russian Federation

Master Plan for the Historic City Center and Waterfronts [2010]

Franklin & Marshall College - Lancaster, PA

Old Main Tower Repair & Restoration [2009-2010]

Building Assessment Report for Old Main, Diagonthian, and Goethean Halls [2009]

Payne Whitney Gymnasium + Ray Thompkins House at Yale - New Haven, CT

Comprehensive Exterior Restoration [2005-2009]

President Lincoln's Cottage and Visitor Education Center - Washington, DC

Restoration of Cottage, Adaptive Reuse of Visitor Education Center [2005-2008]

Virginia State Capitol - Richmond, VA

Restoration and Expansion [2005-2008]

John Hay Estate - Newbury, NH

Feasibility Study and Long-Term Plan Update [2008]

St. Louis Public Library - St. Louis, MO

Restoration & Rehabilitation, Schematic Design [2006-2007]

Navy Arctic Research Laboratory - Barrow, AK

Preliminary Planning Report for the Barrow Arctic Science Consortium [2007]

Rockland Mansion - Philadelphia, PA

Restoration and Adaptive Reuse [2003-2005]

Glen Fern Springhouse - Philadelphia, PA

Restoration and Reconstruction [2004]

a. Name and Title:

ETHAN BUELL, PE

Principal/CFO

b. Project Assignment:

Structural Principal

c. Name of Consultant Firm with which associated:

BFMJ

d. Years Experience:

With this firm: 32 | other firms: 10

e. Education: Degree(s)/Year/Specialization:

B.S.C.E. / 1972 – Structural Engineering

Purdue University

f. Active Registration: Year First Registered/Discipline

Kentucky #11644

Also registered in:

IN, MO, OH, WV, TN, LA

g. Other Experience & Qualifications relevant to the proposed project:

From 1972 to 1974 Mr. Buell was employed by the Indiana Department of Transportation Research and Training Center. Included in his responsibilities was serving as an Engineer doing research and training of the Department of Highway personnel.

From 1974 to 1979 Mr. Buell served as a Design Engineer for Black & Veatch, one of the top six Engineering/Architectural firms in the United States and was responsible for the structural steel design of the largest feed mill plants ever built in the United States. He also designed precipitator support steel and smoke stacks for various power plants and very large heating plants.

From 1979 to 1982 Mr. Buell was the Chief Structural Engineer for a major Kentucky A/E firm. Mr. Buell oversaw the structural design of many multimillion-dollar projects.

In July of 1982 Mr. Buell started his own consulting structural engineering firm. Buell Engineering Co. had the same mission as BFMJ still has today, to provide the highest quality of innovative structural engineering design and consulting services for all types of buildings and related structures.

During these past 24 years Mr. Buell has served as President of the company and has been personally involved in the structural design and construction administration of hundreds of building projects, ranging from small renovations to new, multi-million dollar office and science/research facility

projects. Included in Mr. Buell’s expertise are investigations/ reports on all building types including historical structures, commercial and residential structures, office buildings, industrial buildings, warehouses and churches.

Mr. Buell’s knowledge in investigation as well as design includes all types of building materials including wood framing, pre-engineered and heavy timbers, light gage and structural steel, concrete, and masonry. He has served as Project Manager or Principal-in-Charge on investigative as well as design work for private individuals and corporations, state government, private colleges and public universities and the federal government.

Publications

Co-author – *Rebuilding Wood Trusses with Steel*; Modern Steel Construction, 1998

Design Awards

1987 - Kentuckiana Masonry Institute

Award of Merit Ohavay Zion Synagogue Lexington, Kentucky

1988 - Award for Design Excellence for Outstanding Achievement For the Government of the United States
Blue Heron State Park
Stearns, Kentucky

1998 - First Annual Steel Joist Institute Awards
First Place Winner Projects Under 100,000 sf Starstruck
Office Building and Recording Studio
Nashville, Tennessee

2001 – Kentucky Masonry Institute
Award of Merit
Madisonville Community College Science and Technology Center
Madisonville, Kentucky

2004 – LEEDS Silver Certification by the US Green Building Council
Berea College – Lincoln Hall Renovation
First LEEDS certified building in Kentucky
2007 – LEEDS Platinum Certification by the US Green Building Council

Bernheim Forest Visitor’s Center
First LEEDS Certified Platinum Building in Four State Region

2008 – LEEDS Silver by the US Green Building Council,
Resonance Residence, Lexington, Kentucky, First LEEDS Certified Residence in Kentucky

Past Project Experience

Lincoln Hall, Berea College
Berea, Kentucky

Cox Building
Maysville, Kentucky

Hume Hall, Kentucky State University
Frankfort, Kentucky

Kentucky State Reformatory, Tower Stabilization
LaGrange, KY

Fitchburg Furnace Stabilization Project
Estill County, Kentucky

Blue Heron Interpretive Center / Comfort Station / Ghost Structures
Stearns, Kentucky

McDowell House
Danville, Kentucky

Morehead State University
Historic Folk Museum
Morehead, Kentucky

Bourbon Manor Hotel
Paris, Kentucky

Ballard County Courthouse Renovation
Wickliff, Kentucky

Kennett Tavern
Inspection/Repair
Falmouth, Kentucky

Kentucky Dam Village
State Resort Park/Lodge Complex Renovation
Gilbertsville, Kentucky

Old Mulkey Meeting House
Renovation State Shrine
Tompkinsville, Kentucky

Pine Mountain State Resort Park
Lodge Renovation/Addition
Pineville, Kentucky

Samuel May House
Prestonsburg, Kentucky

Woodford Hotel
Renovation
Versailles, Kentucky

Ft. Knox Auditorium / Classroom Building
Ft. Knox, Kentucky

a. Name and Title:

SAM CLAXTON

Mechanical Engineer

b. Project Assignment:

Mechanical Engineer

c. Name of Consultant Firm with which associated:

CMTA

d. Years Experience:

With this firm: 13 | other firms: 3

e. Education: Degree(s)/Year/Specialization:

B.S./Mechanical Engineering

f. Active Registration: Year First Registered/Discipline

Kentucky – Mechanical Engineer, Fire Protection Engineer - 27243

g. Other Experience & Qualifications relevant to the proposed project:

Mr. Claxton’s experience encompasses a wide range of facilities including higher education, athletics, research facilities, convention centers, resorts and office buildings.

During his career he has designed HVAC and smoke management systems and performed energy audits for new and existing facilities. Mr. Claxton has designed LEED facilities. He is knowledgeable about energy models and the affect of HVAC systems on the building’s overall performance.

He is a licensed Fire Protection Engineer.

Project Experience

- Lexington Senior Citizens Center, Lexington, Kentucky
The new Senior Citizen Center will focus on flexible multi-purpose areas. Mr. Claxton is the Lead Mechanical Engineer of this project.
- Rupp Arena Redevelopment, Lexington, Kentucky
This project involves a major expansion and redevelopment of Rupp Arena and the Lexington Convention Center. Mr. Claxton was the mechanical engineer and fire protection engineer for this project.
- Multi-disciplinary Sciences Building
The \$2.7 million, 32,000 square foot renovation of the former Pharmacy Building converted the first three floors of the existing facility into the new Multi-Disciplinary Sciences Building. Mr. Claxton was a mechanical engineer on this project.

a. Name and Title:

BILL SHARP, PE

Electrical Engineer

b. Project Assignment:

Mechanical Engineer

c. Name of Consultant Firm with which associated:

CMTA

d. Years Experience:

With this firm: 14 | other firms: 3

e. Education: Degree(s)/Year/Specialization:

B.S./Electrical Engineering

f. Active Registration: Year First Registered/Discipline

Kentucky – Electrical Engineer #26908

g. Other Experience & Qualifications relevant to the proposed project:

Mr. Sharp’s has broad knowledge of building systems that include power distribution, lighting, sports and theatrical lighting, site and architectural lighting, lighting control, fire alarm, voice and data, mechanical drives, emergency power generators, UPS, lightning protection, security, CCTV, elevator control interface, MATV, and building automation. He is a LEED Accredited Professional and serves on the Board of Directors for the Kentucky Chapter of the USGBC.

Project Experience

- Lexington Senior Citizens Center, Lexington, Kentucky
The new Senior Citizen Center will focus on flexible multi-purpose areas. Mr. Claxton is the Lead Electrical Engineer of this project.
- Rupp Arena Redevelopment, Lexington, Kentucky
This project involves a major expansion and redevelopment of Rupp Arena and the Lexington Convention Center. Mr. Claxton was the electrical engineer.
- Multi-disciplinary Sciences Building
The \$2.7 million, 32,000 square foot renovation of the former Pharmacy Building converted the first three floors of the existing facility into the new Multi-Disciplinary Sciences Building. Mr. Claxton was electrical engineer on this project.

a. Name and Title:

MARK C. ARNOLD, RLA

Principal

b. Project Assignment:

Landscape Architect

c. Name of Consultant Firm with which associated:

Element Design

d. Years Experience:

With this firm: 2 | other firms: 25

e. Education: Degree(s)/Year/Specialization:

University of Kentucky - Bachelor of Arts in Art Education
University of Kentucky - Bachelor of Science in - Landscape Architecture

f. Active Registration: Year First Registered/Discipline

Landscape Architect – Kentucky #423
Landscape Architect – West Virginia # 376

g. Other Experience & Qualifications relevant to the proposed project:

Mark has provided long-range master planning, site planning, and detailed design services for a variety of state and national projects including: communities all over Kentucky, military bases across the nation, educational facilities, park and recreational facilities, cemeteries, golf courses, public and private housing developments, and roadway corridors throughout the region.

a. Name and Title:

RAMONA FRY, RLA, ALSA, LEED AP BD+C

Principal

b. Project Assignment:

Landscape Architect

c. Name of Consultant Firm with which associated:

Element Design

d. Years Experience:

With this firm: 2 | other firms: 15

e. Education: Degree(s)/Year/Specialization:

University of Kentucky - Bachelor of Science in Landscape Architecture, 1999
Idaho State University - Bachelor of Arts in Education, 1994

f. Active Registration: Year First Registered/Discipline

Landscape Architect – Kentucky #661

g. Other Experience & Qualifications relevant to the proposed project:

Ramona is a registered Landscape Architect with fifteen years of experience in project design and management. Her professional experience includes master planning, site design and development, preparation of construction documents and contract administration.

Ramona has a wide variety of project management experience that includes plazas, parks, sports facilities, campus planning and design and site development. Recent clients include the Commonwealth of Kentucky, the University of Kentucky, Berea College, the Kentucky Community and Technical College System (KCTCS), and the Kentucky Horse Park.

a. Name and Title:

FRANK WELSH

President

b. Project Assignment:

Paint Analysis Specialist

c. Name of Consultant Firm with which associated:

Welsh Color & Conservation

d. Years Experience:

With this firm: 39 | other firms: 3

e. Education: Degree(s)/Year/Specialization:

B.A. / Arts & Sciences

f. Active Registration: Year First Registered/Discipline

N/A

g. Other Experience & Qualifications relevant to the proposed project:

Frank S. Welsh has provided on-site consulting, investigation and microanalysis of historic architectural finishes, documentation, color matching, and recommendations for restoration of historic buildings in the United States, Canada, Europe and Asia since 1974.

The company serves architects, engineers, curators, historic site administrators, decorative painters, conservators and owners of private residences. Services range from comprehensive, on-site paint and finishes investigation and sampling to receiving samples taken by others. The laboratory analyses can cover basic color evaluation to in-depth study requiring extensive research and materials analysis. Our experience in the field, state-of-the-art laboratory and extensive collection of color samples offers clients unequaled accuracy and detail in architectural coatings analysis. The stereomicroscope, polarized light microscope, and spectrophotometer aid in determining the number of layers, colors and types of coatings on all architectural materials including wood, plaster, masonry, and metal. Paint pigments, wallpaper fibers, binders, and metals can be identified, as can decorative painting, such as graining, and stenciling or trompe l’oeil.

Our comprehensive reports are customized to suit each client’s needs. They document findings, present laboratory data, include photographs and color samples, and make specific recommendations. They serve as authoritative references for historic preservation projects. We maintain affiliations with other consultants, such as chemists, conservators, restoration specialists, and architectural historians, to effectively meet a wide range of client, project

and staffing requirements. The strength of our company is rooted in more than thirty-five years of experience in on-site investigation and microscopical analysis of paint and wallpaper evidence. We excel in relating technical findings to a broadly-based historical knowledge of numerous decorative painting and papering materials and techniques.

Completed projects range from the vernacular 18th-century buildings at Valley Forge, to World Heritage sites like Independence Hall, Monticello and the University of Virginia. Other well known sites include Colonial Williamsburg the White House, the homes of Abraham Lincoln and John D. Rockefeller, Grand Central Terminal, Frank Lloyd Wright’s Fallingwater and Eero Saarinen’s Dulles International Airport. National landmarks include the United States Capitol and state capitols from Pennsylvania and New Jersey to Virginia, Georgia and Florida, plus three centuries of American houses, churches, court houses, castles, and light houses, bridges, railroad cars. We often consult on and analyze objects of art for authentication purposes.

Frank S. Welsh holds a bachelors degree from West Chester University in Pennsylvania in the field of Arts and Sciences and certificates for advanced study in chemical microscopy at: the McCrone Research Institute in Chicago. He has completed advanced courses in history, chemistry, and geology at the University of Pennsylvania, Drexel University and Bryn Mawr College. He began his professional career in 1972 as an Architectural Technician for the National Park Service for the Denver Service Center at their field office at Independence National Historical Park in Philadelphia.

Awarded a Charles E. Peterson Fellowship for advanced study from the Athenaeum of Philadelphia in 1992-1993, Welsh undertook research on early American paints, colors and pigments, and wrote a chapter, “The Early American Palette: Colonial Paint Colors Revealed,” for the book Paint In America, published by Preservation Press. This chapter features period color samples from many national historic landmarks, including the Redwood Library, Monticello, Gunston Hall, Independence Hall, and the Miles Brewton House. Welsh’s work on historic sites has been featured in both scholarly and popular periodicals, such as the Architectural Record, Progressive Architecture, The Magazine Antiques, and Colonial Homes.

Frank S. Welsh has written and lectured extensively, drawing on over 30 years of experience in the field and work on over 1,500 restoration and art authentication projects. Two of his most recent articles received awards from the Association for Preservation Technology.

a. Name and Title:

MICHAEL C. FUNK

President/Senior Cost Estimator

b. Project Assignment:

Cost Estimator

c. Name of Consultant Firm with which associated:

International Consultants, Inc.

d. Years Experience:

With this firm: 35 | other firms: 2

e. Education: Degree(s)/Year/Specialization:

B.S. / 1977 / Construction Management

A.S. / 1975 / Construction Management

f. Active Registration: Year First Registered/Discipline

N/A

g. Other Experience & Qualifications relevant to the proposed project:

- 35 years of experience in the development of budgetary, schematic, design development and construction document cost estimates.
- Coordinator of all in-house cost consulting assignments.
- Extensive background in the development of estimates and schedules for projects initiated by both public and private “keepers” of historical places.

Representative Experience

Senior Cost Estimator for the Restoration, Renovations and Systems Upgrades to five residential Colleges, and the Exterior Restoration of the Gymnasium complex at Yale University:

- Berkley College
- Silliman College
- Pearson College
- Calhoun College
- Davenport College
- Payne Whitney Gym / R. Tompkins House

Senior Cost Estimator for the restoration of the fire damaged Patapsco Female Institute Ruins in Ellicott City, Maryland. Mr. Funk was recognized by the Maryland Historical Trust for his role in this award-winning project.

Senior Cost Estimator for cost consulting assignments for virtually every facility within Independence National Historical Park in Philadelphia, Pennsylvania. Projects include: Independence Hall, The Merchant’s Exchange Building, the First and Second Banks and most recently the Utility Improvement Project.

Memberships/Associations

American Association of Cost Engineers
Community Design Collaborative
National Trust for Historic Preservation
Preservation Alliance of Greater Philadelphia
Project Management Institute

a. Name and Title:

**BRUCE N. FERGUSON, CIH,
CIEC, PE**

Principal

b. Project Assignment:

Hazardous Materials Analysis

c. Name of Consultant Firm with which associated:

Air Source Technology

d. Years Experience:

With this firm: 31 | other firms: 10.5

e. Education: Degree(s)/Year/Specialization:

B.S. / 1978 / Electrical Engineering

f. Active Registration: Year First Registered/Discipline

South Carolina, Professional Engineer (inactive)

Certified Industrial Hygienists No. 10354

Radon Measurement Specialist No. NRSB 5SS0076

Indoor Environmental Consultant No. 0806027

g. Other Experience & Qualifications relevant to the proposed project:

President and owner of Air Source Technology, Mr. Ferguson is responsible for the overall planning, management and provides focus for sales and marketing. Responsible for expanding the company's technical capabilities and services through research and direct involvement in field methods and results. Lecturer at international industrial hygiene conferences regarding real-world measurement methods for indoor air quality and for the medical environment.

- Directly supervised and/or participated in over 5000 projects over past 10 years, split between industrial hygiene, indoor air quality projects, asbestos-related projects, and environmental consulting.
- Conducted and/or directly supervised industrial hygiene studies and safety assessments that includes the following different types of industrial operations: Large-scale consumer container screen printing; bulk soft goods manufacturing for military; medical facility pharmaceutical and anesthetic gas employee exposure; computer glass manufacturing; synthetic insulating blankets; foam forming & shaping; food handling products (plates, cups, etc.); furnace start-up operations; Auto parts manufacturing – (fuel distribution, body, accessories); International printer manufacturing (Laser, inkjet, chemical component safety); Mining support components; forklift manufacturing; International food product manufacturing (prepared foods, peanut butter, condiments, etc.); Furniture and furniture finish

chemicals; Glass lamp manufacturing (incandescent and florescent); Employee toxicological and chemical screening services; Electrical and metal forming manufacturing; combustible dust at various industrial operations; consumer cleaning products

- Developed the field sampling methods and directed the implementation of initial environmental testing for the Prentice Women's Hospital in downtown Chicago, a new 17 floor healthcare facility costing over \$1B. Conducted the pre-occupancy testing of the University of Kentucky Chandler Hospital addition from 2010 to the present, including critical care patient care areas. Performed environmental gap analyses of older hospital sections to assess suitability for upgrade to critical patient care service.
- Devised test protocols for various applications without established methods, ranging from high-volume air moving devices to support ram-jet combustion to DNA testing of fecal specimens for forensic purposes
- Supervised and developed the sampling methods for the new Biomedical/Biological Sciences Research Building (BBSRB) located on the University of Kentucky campus, which had experienced an extreme water event. Given the biological research nature of the facility, state-of-the-art PCR and other methods verified effective remediation of the resultant contamination
- Diagnosed numerous building envelope water intrusion issues, using principles of thermodynamics, building construction, and fluid dynamics. Lectured at national indoor air quality conferences regarding building science diagnostic methods.
- Supervised environmental cleanup of problematic industrial chrome-plating operations, designing post-remediation verification methods to comply with state guidelines
- Conducted comprehensive baseline testing, diagnostic examination, and post-remediation verification involving the highly- publicized mold cases with multiple issues, including HVAC design and operation, building envelope integrity, maintenance, construction cleanliness, and non-compliance to architect specifications.



The New Jersey State Capitol

FORM NO. 5: PROJECT APPROACH & METHODOLOGY

The Cover Letter presented an outline of the tasks that will be needed in performing the work outlined in the RFP. If we were to step back and consider the “big picture,” the project is about the following:

- a. Creating a record of what exists today
- b. Through careful research, understand the integrity and authenticity of the building fabric
- c. Establish a preservation approach
- d. Develop options for a respectful and sensible [re]use
- e. Address short term needs that present risks

In simple terms, the work is organized into two broad categories:

- Building-Driven
- Use-Driven

Our team is nationally recognized for its expertise in this area of specialization, i.e., developing planning and design solutions for the long term preservation and continuing use of historic resources.

The Building-Driven items will be done on site and in the EOP office, which faces the building!

We work in intense charrettes [workshops] that engage all of our consultants to produce studies that are comprehensive in nature and engage all disciplines, as well as key stakeholders.

We anticipate three such charrettes:

Charrette 1: Building Assessment

This charrette will focus on our findings regarding the building condition and what items need to be done immediately, i.e., urgent / critical; what needs to be considered in the next three to five years and what can be **safely and reasonably deferred** for a comprehensive renovation to achieve economies and efficiencies of scale.

Charrette 2: Reuse Options

This is the most critical cycle of the work. While technically we can develop outstanding preservation design and solutions, the best preservation of this resource would be its sustainable and continuous use.



Historic Photo of the Old Fayette County Courthouse



EOP Office's View of Old Courthouse



*Old State Library and Archives
(Adaptive Reuse as Patrick Henry State Office Building)*



Our team has an outstanding record of reusing monumental historic buildings and creating designs that can be implemented by:

- The public sector
- The private sector
- Private / public partnerships
- Certified rehabilitations [RITC] that utilize investment tax credits [ITCs]
- Grant driven reuse plans
- New market credits
- Enterprise zones, etc.

More important, however, it is imperative that the solutions understand the limitations of a resource such as the Old Fayette County Courthouse.

More specifically:

- Is the project a pure restoration, a general preservation or an interpretation?
- While recapturing the heroic rotunda space may be an important goal, should we considering reconstructing the stair faithfully or interpreting it?
- If the project is to meet the Secretary of the Interior Standards to qualify as a Certified Rehabilitation, what are the Scope items that need to be included in such approach and how the resource can be protected over the long term?
- Is the ratio of net usable space to gross space and gross volume adequate to sustain a long term use or would the building be very expensive to renovate and maintain?
- What alternatives exist and how can a sustainable solution be created?

Drawing spectacular interior reconstruction does not necessarily lead to sustainable preservation solutions. While we have [re]constructed and [re]created spectacular interiors and recaptured lost character defining features, this was done only after consultation with the State Historic Preservation Office and the National Park Service, in ways that meet the Secretary of the Interior Standards.

On the other hand, understanding historic buildings, figuring out what is **“necessary to do vs. nice to do”** and how the work can be organized, sequenced and / or deferred without compromising the architectural and historic integrity of a resource, is a dimension that very few design teams have and can only exist after years of specialization, specialized training and experience that lead to unique insights and solutions.



*Girard Trust Building
(Adaptive Reuse as Ritz-Carlton Philadelphia)*



Old Courthouse Rotudna (existing)



Cincinnati Union Terminal (Historic Rotunda)

The renovation and reuse of the **historic Bellevue Hotel**, as a mixed use property; the adaptive reuse of the **Girard Trust Buildings as the Philadelphia Ritz Carlton** and renovation and reuse of the **Richmond [VA] Old State Library, Archives and Supreme Court** as the **Patrick Henry Building** are three case studies among the many projects the leadership of our team has successfully produced over the years. All three cases involve monumental historic landmarks, all abandoned and vacant and all threatened with demolition. More important, however, close to Lexington, the **Cincinnati Union Terminal** is a project that has been supported by the leadership of PDP for approximately ten years now, and can provide invaluable lessons for the Old Fayette County Courthouse.

Charrette 3: Development of Final Deliverable[s]

The final charrette will focus on the most important deliverable, the Plan itself.

If we are to do our homework correctly, the plan will:

- Be the blueprint that will guide the future reuse of the building
- Provide a basis and a “point of departure” that would allow the City to make informed decisions and negotiate with private entities if this path is chosen
- Create a framework for an agreement with all agencies / authorities having jurisdiction over the project and
- Allow the city to manage current and future risks associated with the condition of the building.

To achieve economies of scale, optimize the use of our resources and work under a tight time frame, we would propose that **Phase 1** and **Phase 2** of this project are performed concurrently.



Bellevue Hotel



Cincinnati Union Terminal



Cincinnati Union Terminal (current)



The Ritz-Carlton Philadelphia

FORM NO. 6: DEGREE OF LOCAL EMPLOYMENT

Whenever possible, EOP Architects selects local consultants to provide consultant services. Because of the special nature of the Old Fayette County Courthouse Project, we have included national expertise on our team. The following local firms are indicated in **boldface** type:

Firm	Area of Specialization	% of Work
EOP	Architecture	40%
PDP	Historic Preservation	25%
BFMJ	Structural Engineer	10%
CMTA	MEP Engineer	5%
Element	Landscape/Site Design	3%
AirSource	HazMat	10%
Welsh	Paint Analysis	2%
ICI	Cost Estimating	5%

EOP Architects is aware of the Commonwealth's desire to utilize qualified minority owned design firms and/or consultants that require professional design services. EOP has undertaken a full good faith effort to identify and incorporate qualified minority business enterprises as part of our team for this project. EOP has thoroughly reviewed the engineering and planning disciplines listed/certified by the Commonwealth as Minority Business Enterprises, and is pleased to include **Preservation Design Partnership**, Philadelphia, Pennsylvania, on our team as Historic Preservation Architects.

PDP is a designated MBE/Woman-Owned Business Enterprise (WBE) in:

- Philadelphia
- Commonwealth of Pennsylvania
- Commonwealth of Virginia
- State of New Jersey

Also, included on the EOP team for planning and landscape architecture is **Element Design**, a five-partner, majority woman-owned business enterprise. Element's partnership is composed of Mark Arnold, David White, Ramona Fry, Liz Piper and Billie Motsch.

In addition to having a 52% female majority partnership, Element is also currently in preparation to seek WBE status through the Kentucky Transportation Cabinet. Their paperwork



is ready to be filed upon the completion of a few remaining M2D (Element's former name) contracts and the conversion of their per diem contracts and master agreements.

In the interim, we believe we have assembled the best creative and technically skilled design and planning team for this project, with the local knowledge and experience needed to get started quickly and see you through to completion of a successful project.



Virginia State Capitol
Governor's Conference Room (above)
Governor's Office (left)



FORM NO. 7: FINANCIAL PROPOSAL

Note the following:

Phase 1 portion of this project will be awarded on a Lump Sum (LS) basis only.

Following the completion of Phase 1 the project's consulting/ administrative activities will be halted until full additional project funding has been provided at a future time. **Phase 2** scope will be negotiated should the LFUCG choose to pursue Phase 2 independent of full restoration of the building.

Submit price proposal for Phase 1 and Phase 2

Provide lump sum cost for Phase 1 and a percentage of construction cost (demolition & stabilization) for Phase 2.

Phase 1: \$97,500

Phase 2:

Abatement, Demolition and Emergency Repairs

As indicated in the Cover Letter and Approach Section, our experience from similar projects, indicates that after a careful hazardous materials analysis is completed, there are three general categories of work that is required:

- Arresting moisture infiltration through carefully executed temporary repairs
- Resecuring—or carefully removing—loose building components and materials to protect the public
- Remove dirt, debris and loose fabric that may be hazardous

Over the course of several projects, we have found that a careful assessment is needed in order to make informed decisions, but more importantly, determining what the minimum amount of work is needed now vs. what can be deferred and be performed as part of the comprehensive renovation / restoration to get better value and achieve economies of scale.

Based on our current understanding of the desired and needed Phase 2 scope of services, our proposed compensation for Phase 2 is 8% (eight percent) of construction cost, which historically has ranged between 8% and 13% for similar hazmat and historic restoration/renovation work.



The Wyoming State Capitol

Firm Submitting Proposal: EOP Architects

Complete Address: 201 W. Short St, Ste 700 Lexington 40507
Street City Zip

Contact Name: Richard Polk, AIA Title: Project Principal

Telephone Number: (859) 231-7538 Fax Number: (859) 255-4380

Email address: rpolk@eopa.com



AFFIRMATIVE ACTION PLAN

EOP Architects, PSC will take the following Equal Employment Opportunity/Affirmative Action measures:

1. Equal and fair treatment will be provided to all employees regardless of race, color, religion, national origin, sex, age, or disability.
2. A complete up-to-date record of employees classified by race, sex, and job classification will be maintained.
3. All employees will be advised at the time of employment that EOP Architects, PSC is an equal opportunity/affirmative action employer and that hiring, promotion, or demotion is based on an individual's qualifications and ability to perform the work.
4. The company will cooperate with and support apprenticeship-training programs based on affirmative action.
5. Recruiting advertisements and all notices relating to employment will include the clause "An Equal Opportunity Employer (EOE)." Said clause will be printed on all correspondence and notices relating to employment.
6. A company policy statement outlining EOP Architects' commitment to equal employment opportunity and affirmative action will be posted in conspicuous places throughout our facility.
7. The company has appointed Richard J. Polk, Jr. to serve as the equal employment opportunity/affirmative action (EEO/AA) officer. The EEO/AA is authorized to supply reports and represent this company in all matters regarding this affirmative action plan.
8. The name, address and telephone number of the EEO/AA officer will be posted in conspicuous places throughout the facility. The officer will be responsible for the following:
 - A. Implementing all phases of the affirmative action plan;
 - B. Maintaining a close liaison with the compliance staff of the Commission on Human Rights regarding non-discriminatory requirements;
 - C. Conducting periodic audits of employment practices to ensure non-discrimination;
 - D. Semi-annual or more frequent instruction of all supervisory personnel about equal employment opportunity/affirmative action non-discrimination responsibilities;
 - E. Periodically instructing supervisors about their responsibilities to ensure that minorities are not subject to any type of discriminatory practices or harassment;



AFFIRMATIVE ACTION PLAN

- F. Semi-annual reviews with all supervisory personnel to ensure that the EEO/AA program is being implemented at all levels;
- G. Notification to all eligible employees regarding promotions or vacancies to ensure equal employment opportunity;
- H. Maintaining all facilities and activities on a non-discriminatory basis;
- I. Maintaining applicant flow data with the title of job, referral source, sex, race, and final action with reasons for any rejections; and
- J. Seeking to utilize minorities to the same degree as all others based on the following factors in the civilian labor area:
 1. The minority population of the labor area surrounding the facility;
 2. The size of the minority unemployment forces in the area surrounding the facility;
 3. The percentage of the minority workforce as compared with the total workforce in the area;
 4. The availability of minorities having requisite skills in the immediate labor area;
 5. The availability of minorities having requisite skills in the reasonable recruitment area;
 6. The availability of promotable and transferable minority employees in the company;
 7. The existence of institutions capable of training persons in the requisite skills; and
 8. The degree of training the company is reasonably able to undertake as a means of making all job classes available to minorities.

Signature of Company Official

Principal

Title

June 17, 2014

Date

AFFIDAVIT

WORKFORCE ANALYSIS FORM

Name of Organization: EOP Architects

Date: 6 / 17 / 14

Categories	Total	White		Latino		Black		Other		Total	
		M	F	M	F	M	F	M	F	M	F
Administrators	5	5								5	
Professionals	19	13	4				1		1	13	6
Superintendents											
Supervisors											
Foremen											
Technicians											
Protective Service											
Para-Professionals											
Office/Clerical	1		1								1
Skilled Craft											
Service/Maintenance											
Total:	25	18	5				1		1	18	7

Prepared by: Terri Slusher, Accountant - EOP Architects, PSC
Name & Title

Comes the Affiant, Richard J. Polk, Jr., and after being first duly sworn, states under penalty of perjury as follows:

1. His/her name is Richard J. Polk, Jr and he/she is the individual submitting the proposal or is the authorized representative of EOP Architects, the entity submitting the proposal (hereinafter referred to as "Proposer").

2. Proposer will pay all taxes and fees, which are owed to the Lexington-Fayette Urban County Government at the time the proposal is submitted, prior to award of the contract and will maintain a "current" status in regard to those taxes and fees during the life of the contract.

3. Proposer will obtain a Lexington-Fayette Urban County Government business license, if applicable, prior to award of the contract.

4. Proposer has authorized the Division of Central Purchasing to verify the above-mentioned information with the Division of Revenue and to disclose to the Urban County Council that taxes and/or fees are delinquent or that a business license has not been obtained.

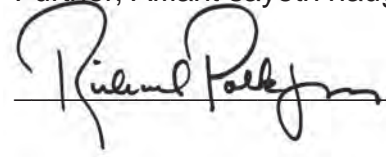
5. Proposer has not knowingly violated any provision of the campaign finance laws of the Commonwealth of Kentucky within the past five (5) years and the award of a contract to the Proposer will not violate any provision of the campaign finance laws of the Commonwealth.

6. Proposer has not knowingly violated any provision of Chapter 25 of the Lexington-Fayette Urban County Government Code of Ordinances, known as "Ethics Act."

Continued on next page

7. Proposer acknowledges that "knowingly" for purposes of this Affidavit means, with respect to conduct or to circumstances described by a statute or ordinance defining an offense, that a person is aware or should have been aware that his conduct is of that nature or that the circumstance exists.

Further, Affiant sayeth naught.



STATE OF Kentucky

COUNTY OF Fayette

The foregoing instrument was subscribed, sworn to and acknowledged before me

by _____ on this the _____ day

of _____, 2013.

My Commission expires: _____

NOTARY PUBLIC, STATE AT LARGE

EQUAL OPPORTUNITY AGREEMENT

The Law

- Title VII of the Civil Rights Act of 1964 (amended 1972) states that it is unlawful for an employer to discriminate in employment because of race, color, religion, sex, age (40-70 years) or national origin.
- Executive Order No. 11246 on Nondiscrimination under Federal contract prohibits employment discrimination by contractor and sub-contractor doing business with the Federal Government or recipients of Federal funds. This order was later amended by Executive Order No. 11375 to prohibit discrimination on the basis of sex.
- Section 503 of the Rehabilitation Act of 1973 states:

The Contractor will not discriminate against any employee or applicant for employment because of physical or mental handicap.
- Section 2012 of the Vietnam Era Veterans Readjustment Act of 1973 requires Affirmative Action on behalf of disabled veterans and veterans of the Vietnam Era by contractors having Federal contracts.
- Section 206(A) of Executive Order 12086, Consolidation of Contract Compliance Functions for Equal Employment Opportunity, states:

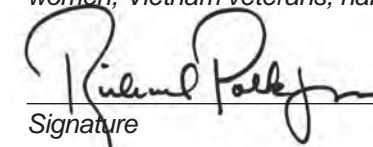
The Secretary of Labor may investigate the employment practices of any Government contractor or sub-contractor to determine whether or not the contractual provisions specified in Section 202 of this order have been violated.

The Lexington-Fayette Urban County Government practices Equal Opportunity in recruiting, hiring and promoting. It is the Government's intent to affirmatively provide employment opportunities for those individuals who have previously not been allowed to enter into the mainstream of society. Because of its importance to the local Government, this policy carries the full endorsement of the Mayor, Commissioners, Directors and all supervisory personnel. In following this commitment to Equal Employment Opportunity and because the Government is the benefactor of the Federal funds, it is both against the Urban County Government policy and illegal for the Government to let contracts to companies which knowingly or unknowingly practice discrimination in their employment practices. Violation of the above mentioned ordinances may cause a contract to be canceled and the contractors may be declared ineligible for future consideration.

Please sign this statement in the appropriate space acknowledging that you have read and understand the provisions contained herein. Return this document as part of your application packet.

Bidders

I/We agree to comply with the Civil Rights Laws listed above that govern employment rights of minorities, women, Vietnam veterans, handicapped and aged persons.


Signature

EOP Architects
Name of Business



LFUCG MWDBE PARTICIPATION FORM
 Bid/RFP/Quote Reference # 30-2014

The MWDBE subcontractors listed have agreed to participate on this Bid/RFP/Quote. If any substitution is made or the total value of the work is changed prior to or after the job is in progress, it is understood that those substitutions must be submitted to Central Purchasing for approval immediately.

MWDBE Company, Name, Address, Phone, Email	Work to be Performed	Total Dollar Value of the Work	% Value of Total Contract
1. Preservation Design Partnership, LLC 30 South 17th St, #1301 Philadelphia, PA 19103 (215) 842-3388 info@pdparchitects.com	Historic Preservation	TBD	25%
2. Element Design 400 Old Vine St #206 Lexington, KY 40507 (859) 389-6533 info@element-site.com	Landscape Architecture, Site Design, Civil Engineering	TBD	3%
3.			
4.			

The undersigned company representative submits the above list of MWDBE firms to be used in accomplishing the work contained in this Bid/RFP/Quote. Any misrepresentation may result in the termination of the contract and/or be subject to applicable Federal and State laws concerning false statements and false claims.

 EOP Architects
 Company

 June 17, 2014
 Date

 Richard Polk, AIA, LEED AP
 Company Representative

 Principal
 Title

GENERAL PROVISIONS

- Each Respondent shall comply with all Federal, State & Local regulations concerning this type of service or good.

The Respondent agrees to comply with all statutes, rules, and regulations governing safe and healthful working conditions, including the Occupational Health and Safety Act of 1970, 29 U.S.C. 650 et. seq., as amended, and KRS Chapter 338. The Respondent also agrees to notify the LFUCG in writing immediately upon detection of any unsafe and/or unhealthful working conditions at the job site. The Respondent agrees to indemnify, defend and hold the LFUCG harmless from all penalties, fines or other expenses arising out of the alleged violation of said laws.

- Failure to submit ALL forms and information required in this RFP may be grounds for disqualification.
- Addenda: All addenda, if any, shall be considered in making the proposal, and such addenda shall be made a part of this RFP. Before submitting a proposal, it is incumbent upon each proposer to be informed as to whether any addenda have been issued, and the failure to cover in the bid any such addenda may result in disqualification of that proposal.
- Proposal Reservations: LFUCG reserves the right to reject any or all proposals, to award in whole or part, and to waive minor immaterial defects in proposals. LFUCG may consider any alternative proposal that meets its basic needs.
- Liability: LFUCG is not responsible for any cost incurred by a Respondent in the preparation of proposals.
- Changes/Alterations: Respondent may change or withdraw a proposal at any time prior to the opening; however, no oral modifications will be allowed. Only letters, or other formal written requests for modifications or corrections of a previously submitted proposal which is addressed in the same manner as the proposal, and received by LFUCG prior to the scheduled closing time for receipt of proposals, will be accepted. The proposal, when opened, will then be corrected in accordance with such written request(s), provided that the written request is contained in a sealed envelope which is plainly marked "modifications of proposal".
- Clarification of Submittal: LFUCG reserves the right to obtain clarification of any point in a bid or to obtain additional information from a Respondent.
- Bribery Clause: By his/her signature on the bid, Respondent certifies that no employee of his/hers, any affiliate or Subcontractor, has bribed or attempted to bribe an officer or employee of the LFUCG.

9. Additional Information: While not necessary, the Respondent may include any product brochures, software documentation, sample reports, or other documentation that may assist LFUCG in better understanding and evaluating the Respondent's response. Additional documentation shall not serve as a substitute for other documentation which is required by this RFP to be submitted with the proposal,
10. Ambiguity, Conflict or other Errors in RFP: If a Respondent discovers any ambiguity, conflict, discrepancy, omission or other error in the RFP, it shall immediately notify LFUCG of such error in writing and request modification or clarification of the document if allowable by the LFUCG.
11. Agreement to Bid Terms: In submitting this proposal, the Respondent agrees that it has carefully examined the specifications and all provisions relating to the work to be done attached hereto and made part of this proposal. By acceptance of a Contract under this RFP, proposer states that it understands the meaning, intent and requirements of the RFP and agrees to the same. The successful Respondent shall warrant that it is familiar with and understands all provisions herein and shall warrant that it can comply with them. No additional compensation to Respondent shall be authorized for services or expenses reasonably covered under these provisions that the proposer omits from its Proposal.
12. Cancellation: If the services to be performed hereunder by the Respondent are not performed in an acceptable manner to the LFUCG, the LFUCG may cancel this contract for cause by providing written notice to the proposer, giving at least thirty (30) days notice of the proposed cancellation and the reasons for same. During that time period, the proposer may seek to bring the performance of services hereunder to a level that is acceptable to the LFUCG, and the LFUCG may rescind the cancellation if such action is in its best interest.

A. Termination for Cause

- (1) LFUCG may terminate a contract because of the contractor's failure to perform its contractual duties
- (2) If a contractor is determined to be in default, LFUCG shall notify the contractor of the determination in writing, and may include a specified date by which the contractor shall cure the identified deficiencies. LFUCG may proceed with termination if the contractor fails to cure the deficiencies within the specified time.
- (3) A default in performance by a contractor for which a contract may be terminated shall include, but shall not necessarily be limited to:
 - (a) Failure to perform the contract according to its terms,

conditions and specifications;

- (b) Failure to make delivery within the time specified or according to a delivery schedule fixed by the contract;
- (c) Late payment or nonpayment of bills for labor, materials, supplies, or equipment furnished in connection with a contract for construction services as evidenced by mechanics' liens filed pursuant to the provisions of KRS Chapter 376, or letters of indebtedness received from creditors by the purchasing agency;
- (d) Failure to diligently advance the work under a contract for construction services;
- (e) The filing of a bankruptcy petition by or against the contractor; or
- (f) Actions that endanger the health, safety or welfare of the LFUCG or its citizens.

B. At Will Termination

Notwithstanding the above provisions, the LFUCG may terminate this contract at will in accordance with the law upon providing thirty (30) days written notice of that intent, Payment for services or goods received prior to termination shall be made by the LFUCG provided these goods or services were provided in a manner acceptable to the LFUCG. Payment for those goods and services shall not be unreasonably withheld.

13. Assignment of Contract: The contractor shall not assign or subcontract any portion of the Contract without the express written consent of LFUCG. Any purported assignment or subcontract in violation hereof shall be void. It is expressly acknowledged that LFUCG shall never be required or obligated to consent to any request for assignment or subcontract; and further that such refusal to consent can be for any or no reason, fully within the sole discretion of LFUCG.
14. No Waiver: No failure or delay by LFUCG in exercising any right, remedy, power or privilege hereunder, nor any single or partial exercise thereof, nor the exercise of any other right, remedy, power or privilege shall operate as a waiver hereof or thereof. No failure or delay by LFUCG in exercising any right, remedy, power or privilege under or in respect of this Contract shall affect the rights, remedies, powers or privileges of LFUCG hereunder or shall operate as a waiver thereof.
15. Authority to do Business: The Respondent must be a duly organized and authorized to do business under the laws of Kentucky. Respondent must be in good standing and have full legal capacity to provide the services specified under this Contract. The Respondent must have all necessary right and lawful authority to enter into this Contract for the full term hereof and that proper corporate or other action has been duly taken authorizing the Respondent to enter into this

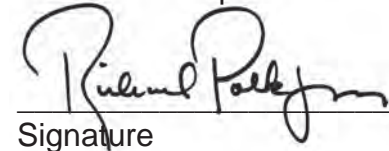
Contract. The Respondent will provide LFUCG with a copy of a corporate resolution authorizing this action and a letter from an attorney confirming that the proposer is authorized to do business in the State of Kentucky if requested. All proposals must be signed by a duly authorized officer, agent or employee of the Respondent.

16. **Governing Law:** This Contract shall be governed by and construed in accordance with the laws of the Commonwealth of Kentucky. In the event of any proceedings regarding this Contract, the Parties agree that the venue shall be the Fayette County Circuit Court or the U.S. District Court for the Eastern District of Kentucky, Lexington Division. All parties expressly consent to personal jurisdiction and venue in such Court for the limited and sole purpose of proceedings relating to this Contract or any rights or obligations arising thereunder. Service of process may be accomplished by following the procedures prescribed by law.

17. **Ability to Meet Obligations:** Respondent affirmatively states that there are no actions, suits or proceedings of any kind pending against Respondent or, to the knowledge of the Respondent, threatened against the Respondent before or by any court, governmental body or agency or other tribunal or authority which would, if adversely determined, have a materially adverse effect on the authority or ability of Respondent to perform its obligations under this Contract, or which question the legality, validity or enforceability hereof or thereof.

18. Contractor understands and agrees that its employees, agents, or subcontractors are not employees of LFUCG for any purpose whatsoever. Contractor is an independent contractor at all times during the performance of the services specified.

19. If any term or provision of this Contract shall be found to be illegal or unenforceable, the remainder of the contract shall remain in full force and such term or provision shall be deemed stricken.


Signature

June 17, 2014

Date



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

10/31/2013

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

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

PRODUCER The Underwriters Group, Inc. 1700 Eastpoint Parkway P.O. Box 23790 Louisville, KY 40223	CONTACT NAME:	
	PHONE (A/C, No. Ext): 502-244-1343	FAX (A/C, No): 502-244-1411
	E-MAIL ADDRESS:	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A: Travelers Indemnity Co Of America	25666
	INSURER B: Travelers Property Casualty Co of Amer	25674
	INSURER C: Travelers Indemnity Company	25658
	INSURER D: Charter Oak Fire Insurance Company	25615
	INSURER E: Evanston Insurance Company	35378
	INSURER F:	

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

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

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR		6801479L639TIA13	05/01/2013	05/01/2014	EACH OCCURRENCE	\$1,000,000
						DAMAGE TO RENTED PREMISES (Ea occurrence)	\$1,000,000
						MED EXP (Any one person)	\$10,000
						PERSONAL & ADV INJURY	\$1,000,000
						GENERAL AGGREGATE	\$2,000,000
						PRODUCTS - COMPIOP AGG	\$2,000,000
							\$
B	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS	<input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS	BA2698L92613GRP	05/01/2013	05/01/2014	COMBINED SINGLE LIMIT (Ea accident)	\$1,000,000
						BODILY INJURY (Per person)	\$
						BODILY INJURY (Per accident)	\$
						PROPERTY DAMAGE (Per accident)	\$
							\$
C	<input checked="" type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> EXCESS LIAB	<input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS-MADE	CUP6209Y14A1347	05/01/2013	05/01/2014	EACH OCCURRENCE	\$1,000,000
						AGGREGATE	\$1,000,000
							\$
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/> N/A	VMP0UB4059T50013	05/01/2013	05/01/2014	<input checked="" type="checkbox"/> WC STATUTORY LIMITS	\$500,000
						E.L. EACH ACCIDENT	\$500,000
						E.L. DISEASE - EA EMPLOYEE	\$500,000
						E.L. DISEASE - POLICY LIMIT	\$500,000
E	Professional Liability		AE822458	12/10/2012	12/10/2013	Each Claim	1,000,000
						Aggregate	2,000,000

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

For Informational Purposes Only
For Informational Purposes Only
For Informational Purposes Only

For Informational Purposes Only

CERTIFICATE HOLDER

For Informational Purposes Only
For Informational Purposes Only
For Informational Purposes Only
For Informational Purposes Only
For Informational Purposes Only

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2010/05)

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DS#4828760



Lexington-Fayette Urban County Government
DEPARTMENT OF FINANCE & ADMINISTRATION

Jim Gray
Mayor

William O'Mara
Commissioner

ADDENDUM #1

RFQ Number: **#30-2014**

Date: May 27, 2014

Subject: Old Fayette County Courthouse Architectural, Historic & Structural Services

Address inquiries to:
Todd Slatin
(859) 258-3320

TO ALL PROSPECTIVE SUBMITTERS:

Please be advised of the following clarifications to the above referenced RFP:

1. Posting of Brownfield Analysis and Phase 2 Report. See attached files "**Brownfield Analysis.pdf**" and "**Phase 2 Report.pdf**".

Todd Slatin, Director
Division of Central Purchasing

All other terms and conditions of the RFP/RFI/RFQ and specifications are unchanged.

This letter should be signed, attached to and become a part of your proposal.

PROPOSAL OF: EOP Architects

ADDRESS: 201 W Short Street, Ste 700
Lexington, KY 40507

SIGNATURE OF SUBMITTER:



Lexington-Fayette Urban County Government
DEPARTMENT OF FINANCE & ADMINISTRATION

Jim Gray
Mayor

William O'Mara
Commissioner

ADDENDUM #2

RFQ Number: **#30-2014**

Date: May 29, 2014

Subject: Old Fayette County Courthouse Architectural, Historic & Structural Services

Address inquiries to:
Todd Slatin
(859) 258-3320

TO ALL PROSPECTIVE SUBMITTERS:

Please be advised of the following clarifications to the above referenced RFP:

1. On page 40(Form No. 3) of the RFP document titled "RFP #30-2014 Old Fayette County Courthouse Architectural, Historic & Structural Services.doc", the last line of the first paragraph should read:

"List no more than ten (10) projects:"

Todd Slatin, Director
Division of Central Purchasing

All other terms and conditions of the RFP/RFI/RFQ and specifications are unchanged.

This letter should be signed, attached to and become a part of your proposal.

PROPOSAL OF: EOP Architects

ADDRESS: 201 W Short Street, Ste 700
Lexington, KY 40507

SIGNATURE OF SUBMITTER:



Lexington-Fayette Urban County Government
DEPARTMENT OF FINANCE & ADMINISTRATION

Jim Gray
Mayor

William O'Mara
Commissioner

ADDENDUM #3

RFQ Number: **#30-2014**

Date: June 11, 2014

Subject: Old Fayette County Courthouse Architectural, Historic & Structural Services

Address inquiries to:
Todd Slatin
(859) 258-3320

TO ALL PROSPECTIVE SUBMITTERS:

Please be advised of the following clarifications to the above referenced RFP:

1. Posting of link to scanned original drawings of old courthouse with 1959 markups.

LINK:

<https://www.wetransfer.com/downloads/34e5ff3fd4392aeab9298ad46d273a2820140604170657/eb144cab1605f499f6bc9579e44d844f20140604170657/8b54fa>

Todd Slatin, Director
Division of Central Purchasing

All other terms and conditions of the RFP/RFI/RFQ and specifications are unchanged.

This letter should be signed, attached to and become a part of your proposal.

PROPOSAL OF: EOP Architects

ADDRESS: 201 W Short Street, Ste 700
Lexington, KY 40507

SIGNATURE OF SUBMITTER:



Lexington-Fayette Urban County Government
DEPARTMENT OF FINANCE & ADMINISTRATION

Jim Gray
Mayor

William O'Mara
Commissioner

ADDENDUM #4

RFQ Number: **#30-2014**

Date: June 13, 2014

Subject: Old Fayette County Courthouse Architectural, Historic & Structural Services

Address inquiries to:
Todd Slatin
(859) 258-3320

TO ALL PROSPECTIVE SUBMITTERS:

Please be advised of the following clarifications to the above referenced RFP:

1. Re-posting of scanned original drawings of old courthouse with 1959 markups. See attached file "1898 courthouse plan 1959 markups.pdf".

Todd Slatin, Director
Division of Central Purchasing

All other terms and conditions of the RFP/RFI/RFQ and specifications are unchanged.

This letter should be signed, attached to and become a part of your proposal.

PROPOSAL OF: EOP Architects

ADDRESS: 201 W Short Street, Ste 700
Lexington, KY 40507

SIGNATURE OF SUBMITTER:

EXHIBITS

ABOUT PRESERVATION DESIGN PARTNERSHIP [PDP]

The **Leadership of PDP** brings to this project:

- Over 100 years of experience in planning, designing and delivering projects involving **significant historic sites and buildings**
- Over 15 successfully completed projects involving **monumental National Historic Landmarks**
- Nationally recognized expertise and leadership in successfully planning and designing monumental National Historic Landmarks involving **State Capitols** [Pennsylvania, New Jersey, Virginia, West Virginia and Wyoming]
- Over \$1 billion of aggregate construction value successfully completed and in place, involving historic landmarks throughout the Eastern seaboard
- Close to 50 national, regional, state and local awards of preservation and design excellence



The Virginia State Capitol



The Cincinnati Museum Center

In 1995, **Dominique M. Hawkins**, AIA, NCARB, LEED AP, founded Preservation Design Partnership [PDP], as a small “boutique” practice specializing in planning and design services for historic sites and buildings. Since its inception, the firm has selected its projects and clients carefully and collaborated closely with the country’s foremost experts in the field, providing excellence in preservation planning and design.

Over the last 19 years, Ms. Hawkins and PDP have forged an impressive record of accomplishments in a wide range of historic preservation practice areas, including preservation planning, design guidelines, project management, state-of-the-art surveys, and small restoration projects. Ms. Hawkins is recognized nationally for her expertise in preparing design guidelines for historic districts, with a portfolio that encompasses some of the most historic cities in the country, including New Orleans, LA; Oak Park, IL; Newton, MA, and Ft. Lauderdale, FL. Her work in this area of preservation planning has been recognized as pioneering and is used as the standard by several State Historic Preservation Offices.

Several of PDP’s most significant commissions - including the **Cincinnati Union Terminal** and the **Virginia State Capitol** - were collaborations with **George C. Skarmeeas**, PhD, AIA, NCARB, AICP, the nationally-recognized award-winning architect and an expert in historic preservation. Dr. Skarmeeas was the founding Principal and Director of the Preservation Studio at RMJM [formerly HillierARCHITECTURE] from 1996 to 2010. In June 2010, Dr. Skarmeeas joined PDP as Partner and Planning & Design Director.

In 2010, Dr. Skarmeeas joined the firm as part of a carefully structured strategic plan that would enable the firm to provide leadership in preservation planning and design beyond the traditional markets of the firm. Prior to joining PDP, he was the lead planner, designer and architect for several projects involving major iconic national historic landmarks, including the **US Supreme Court**, the **Virginia State Capitol**, **President Lincoln’s Cottage**, the **Cincinnati Museum Center** at the Cincinnati Union Terminal, and several projects at **Yale University’s Science Hill**.

Through a series of carefully organized and managed strategic alliances and teaming opportunities, PDP has been able to lead multi-discipline teams on major projects throughout the country, including the **Wyoming State Capitol**, the **Executive New Jersey State House**, and the **Senator Arlen Specter Center at Philadelphia University**.

The hallmarks of the firm are the direct involvement of its partners in all projects, commitment to design and preservation excellence, attention to detail, and collaboration with the country’s foremost experts in specialized areas of historic preservation. These principles have remained as the guiding forces and have been enhanced through the arrival of a series of highly talented experts in this specialized area of professional practice.

PDP continues to create sensible, sensitive and sustainable solutions with a long-term value, through the careful treatment of architectural, cultural and historic resources.

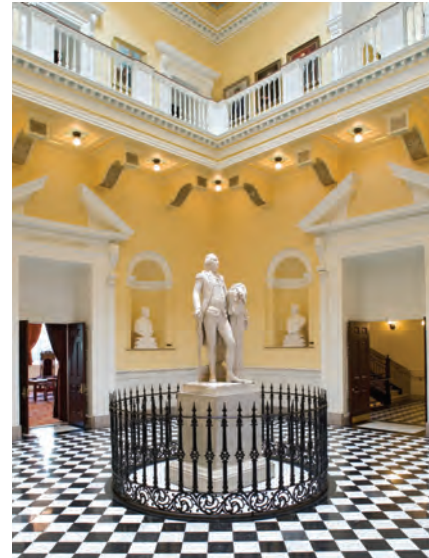
PDP is certified as a Woman-Owned / Minority Business Enterprise.

PHILOSOPHY

Intervening in historic settings and buildings requires specialized knowledge and technical expertise, but, most of all, it demands design sensitivity, combined with an in-depth understanding of the cultural and historic significance of our built environment.

At Preservation Design Partnership, our philosophy is based on a simple premise: **the site and the building will always provide us with the right answers, if we look carefully and we ask the right questions.** While ephemeral trends fade very quickly, timeless and sustainable design endures and creates long-lasting value.

Our personal attention to detail, commitment to planning and design excellence, expert knowledge and collaboration with the country's foremost experts in specialized areas of heritage planning and design have been the hallmarks of our practice. This philosophy produces for our clients sensitive, sensible and sustainable solutions with long-lasting value.



Virginia State Capitol Complex - Rotunda



The United States Supreme Court Building

SERVICES

PDP provides its clients the highest quality planning and design services for the preservation, restoration, and adaptive reuse of historic sites and buildings. **In addition to Comprehensive Architectural / Engineering services**, PDP offers a wide range of expertise, including:

- Architectural and Historic Research
- National Register of Historic Places and National Historic Landmark Nominations
- Architectural Surveys
- Geographic Information System [GIS] / Digital Documentation of Historic Resources
- Design Guidelines for Historic Districts and Properties
- Preservation Planning
- Master Planning
- Architectural Photography
- Building Documentation [Including HABS]
- Section 106 Review and Compliance
- Historic Building Assessments
- Historic Building Forensics
- Building Diagnostics and Monitoring
- Programming
- Sustainability Planning and Design
- Preservation Grant Administration
- Tax Certification Applications for Certified Rehabilitations
- Project Management



OUR EXPERIENCE WITH NATIONAL HISTORIC LANDMARKS [NHL]

Wyoming State Capitol [Cheyenne, WY]

New Jersey State House - Executive Wing [Trenton, NJ]

Cincinnati Museum Center [Cincinnati, OH]

West Virginia Capitol Complex [Charleston, WV]

Virginia State Capitol [Richmond, VA]

President Lincoln Cottage & Visitor Education Center [Washington, DC]

Decatur House [Washington, DC]

Oldfields at the Indianapolis Museum of Art [Indianapolis, IN]

Grey Towers National Historic Landmark [Milford, PA]

Undine Barge Club [Philadelphia, PA]

Philadelphia City Hall [Philadelphia, PA]

Reading Terminal Train Shed [Philadelphia, PA]

Independence Hall [Philadelphia, PA]

In addition to the above projects, the leadership of PDP has been involved in over 100 projects involving properties listed on the National Register of Historic Places and State / Local Registers.



The Cincinnati Museum Center



The City of New Orleans



Virginia State Capitol



Roxboro House at Philadelphia University



The Virginia School for the Deaf & the Blind



President Lincoln Cottage

OUR DESIGN & PRESERVATION AWARDS

Design Guidelines for the City of Fort Lauderdale

Florida Trust for Historic Preservation - Education / Media Category [2013]

Design Guidelines for the City of New Orleans

Society of American Registered Architects, Pennsylvania Chapter - Design Award, Land Planning Category [2011]

AIA Pennsylvania - Honor Award, Special Initiatives Category [2012]

Cincinnati Museum Center

AIA Ohio, Excellence in Architectural Design [2011]

Cincinnati Design Awards, Honor Award for Architectural Achievement [2010]

Rittenhouse Plaza

Preservation Alliance of Philadelphia, Preservation Achievement Award [2010]

Virginia State Capitol

Style Magazine (Richmond, VA), Building of the Decade [2009]

AIA Virginia Design Awards, Excellence in Architecture [2008]

National Trust for Historic Preservation, Honor Award [2008]

Palladio Award, Adaptive Re-Use / Sympathetic Addition [2008]

Greater Richmond Association for Commercial Real Estate, Project of the Year: Best Institutional Project [2008]

Associated General Contractors of America, Build America Award in Construction Management Renovation [2008]

National Construction Management Association of America, Project Achievement Award [2008]

AIA Virginia, Award of Excellence in Architecture [2008]

Building Design and Construction, Reconstruction Award [2007]

Construction Management Association of America National Capital Chapter, Project Achievement Award [2007]

Associated General Contractors of America of Washington, DC, Best Overall Project [2007]

Mid-Atlantic Construction, Best of 2007 Awards, [2007]

AIA Pennsylvania, Citation of Merit [2007]

AIA New Jersey, Honor Award of Excellence in Architecture, Award for Design & Sustainability [2007]

President Lincoln Cottage & Visitor Education Center

Mid-Atlantic Construction, Best of 2008 Awards, Project of the Year: Restoration [2008]

Lincoln Cottage Restoration - Victorian Society, Award [2009]

Design Guidelines for Hopewell Township

- New Jersey Historic Preservation Award [2006]
- New Jersey Planning Officials - Achievement in Planning Award [2006]

Patrick Henry Building

- AIA Pennsylvania, Architectural Excellence Honor Award [2007]
- AIA Philadelphia, Design Award [2006]
- Mid-Atlantic Construction, Overall Project of the Year [2005]
- Mid-Atlantic Construction, Adaptive Re-Use: Project of the Year [2005]

Design Guidelines for Hopewell Township

- New Jersey Historic Preservation Award [2006]

Tredyffrin Township Historical Resources Survey

- Pennsylvania Historic Preservation Award [2004]

Undine Barge Club

- AIA Philadelphia, Recognition Award [1998]
- Pennsylvania Historical & Museum Commission, Historical Properties Construction Award [1998]

Girard Trust / Ritz-Carlton Hotel

- AIA Philadelphia Award [2001]
- Building Design and Construction, 18th Annual Reconstruction Awards [2001]
- AIA Philadelphia, Award of Recognition for Completed Projects [2000]

Reading Terminal Train Shed

- Pennsylvania Historical and Museum Commission, Historic Preservation Commendation for Outstanding Rehabilitation Achievement [1995]
- Preservation Coalition of Greater Philadelphia, Preservation Achievement Award [1995]
- National Terrazzo and Mosaic Association, Honor Award [1994]
- American Concrete Institute, Delaware Valley Chapter, Grand Prize Award for Cast-in Place Frame Construction [1994]

The Bellevue

- Monitor, The Shopping Center Industry Magazine, Centers and Stores of Excellence, Honorable Mention [1990]
- Center City Residents' Association, 1st Annual Building Design Awards Program, 1st Prize for Best Commercial Project [1990]
- Philadelphia Magazine, "The Best of Philly", Best Rehab of the Decade [1989]



Patrick Henry Building



Ritz-Carlton Hotel



William Conner House



Virginia State Capitol Complex - South Portico

OUR EXPERIENCE WITH MONUMENTAL GOVERNMENT BUILDINGS

- Wyoming State Capitol Complex [Cheyenne, WY]
- New Jersey Executive State House [Trenton, NJ]
- Virginia State Capitol [Richmond, VA]
- West Virginia Capitol Complex [Charleston, WV]
- United States Supreme Court Building [Washington, DC]
- Pennsylvania State Capitol [Harrisburg, PA]
- Philadelphia City Hall [Philadelphia, PA]
- William J. Nealon Federal Building [Scranton, PA]
- Patrick Henry Executive Office Building [Richmond, VA]

HISTORIC PRESERVATION PROJECTS - SELECTED LIST

Vieux Carré Commission Foundation - New Orleans, LA
Preparation of Design Guidelines [2014-present]

Wyoming State Capitol - Cheyenne, WY

Level I & Level II Study, Level III Schematic Design, Rehabilitation/ Restoration [2013-present]

Washington Crossing Historic Park - Bucks County, PA
Site Improvements [2013-present]

City of Paterson, NJ

Design Guidelines to the Downtown Commercial Historic District [2013-present]

City of Cape May, NJ

Intensive Level Survey of Historic Resources, Expansion Survey [2013-present]
Intensive Level Survey of Historic Resources [2011]

New Jersey Executive State House - Trenton, NJ
Restoration [2013-present]

Senator Arlen Specter Library at the Roxboro House - Philadelphia University

Construction Documents [2012-present]
Schematic Design + Planning Report [2010-2011]
Stabilization of Historic Structure [2007-2008]
Condition Assessment Report [2006]

Historic District Landmarks Commission - New Orleans, LA
Preparation of Design Guidelines [2009-2011]

Philadelphia Historical Commission - Philadelphia, PA
Study of the Rules and Regulations [2010]

Virginia School for the Deaf and the Blind - Staunton, VA
Master Plan for the Main Hall and Chapel [2012-present]

General Motors Technical Center - Warren, MI
National Historic Landmark Nomination [2011-present]

West Virginia Capitol Complex - Charleston, WV
Master Plan for the Long-Term Preservation and Use [2009-2010]*

William J. Nealon Federal Building - Scranton, PA
Façade Masonry Restoration [2008-2010]*

United States Supreme Court Building - Washington, DC
Modernization and Expansion, Master Plan [1998-2010] *

Township of Lower Merion Historic Architectural Review Board - Lower Merion, PA
Historic Preservation Consulting and Technical Assistance [1997-present]
Review of Community Development Block Grant Projects [2003-2007]
Township Campus Surveys [2004-2006]
Design Guidelines [2001-2002]
Historic Resources Survey [2000]

Franklin & Marshall College - Lancaster, PA
Old Main Tower Repair & Restoration [2009-2010]*



Wyoming State Capitol



Washington Crossing Historic Park



Curtis Hall



Franklin & Marshall College

HISTORIC PRESERVATION PROJECTS - SELECTED LIST [CONTINUED]

City of Fort Lauderdale, FL
Historic Preservation Design Guidelines [2011-2012]

Medical Center of New Orleans, Charity Hospital - New Orleans, LA
Charity Hospital Feasibility Study [2009]*

Tate House at The George School - Newtown, PA
Interior and Exterior Renovation [2007-2010]
LEED Assessment [2007]

Town of Riverhead Landmarks Preservation Commission - Riverhead, NY
Preparation of Design Guidelines [2008-2009]

Payne Whitney Gymnasium and Ray Thompkins House at Yale - New Haven, CT
Comprehensive Exterior Envelope Restoration [2005-2009]*

Navy Arctic Research Laboratory - Barrow, AK
Preliminary Planning Report for the Barrow Arctic Science Consortium [2007-2008]*

President Lincoln's Cottage and Visitor Education Center
Restoration of Cottage, Adaptive Reuse of Visitor Education Center [2003-2008]*

Preservation Alliance for Greater Philadelphia - Philadelphia, PA
Survey of Historic Resources - Tacony [2013-present]
Survey of Historic Resources - Yorktown [2010-2011]
Digital Survey Methodology for Identifying Significant Properties [2009]
Digital Survey Methodology for Scattered Historic Sites - Frankford [2007]
Parkside Philadelphia Register Nomination in Digital Format [2005-2006]

John Hay Estate - Newbury, NH
Feasibility Study and Long-Term Plan Update [2004-2008] *

University Barge Club, Boathouse Row - Philadelphia, PA
Preparation of Architectural Conservation Assessment Report [2007-2008]

Virginia State Capitol - Richmond, VA
Restoration and Expansion [2003-2007]*

St. Louis Public Library - St. Louis, MO
Restoration & Rehabilitation, Schematic Design and Master Plan [2001-2007]*

Capitol Square Historic Properties at 8th, 9th, Grace & Broad Street - Richmond, VA
Master Plan [2006] *

Decatur House - Washington, DC
Renovation as Historic House Museum [2002-2006]*

Curtis Hall - Wyncote, PA
Exterior Repairs [2006-2007]
Building Assessment Report [2004]
National Register Nomination [1999-2001]

Historic Preservation Commission - Township of Hopewell, PA
Design Guidelines: Maintaining & Rehabilitating Historic Buildings and Landscapes [2005]

Township of Cheltenham, PA
Update to Cultural Resources Survey [2005]
Cultural Resources Survey [1999]

* Project undertaken by George C. Skarmas as Design Principal and Director of Preservation Design Studio at HillierARCHITECTURE / RMJM [from 1996-2010]

* Project undertaken by George C. Skarmas as Design Principal and Director of Preservation Design Studio at HillierARCHITECTURE / RMJM [from 1996-2010]

HISTORIC PRESERVATION PROJECTS - SELECTED LIST [CONTINUED]

- Design Guidelines* [2002-2004]
Historic Preservation Consultant [1996-1998]
- City of Bethlehem, PA**
Design Guidelines for the South Bethlehem Conservation District [2003-2004]
- The Pennsylvania Farm Show - Harrisburg, PA**
Preservation and Rehabilitation of the Convention Facility & Arena [2002-2006]*
- Kline Biology Tower, Yale University - New Haven, CT**
Existing Conditions Analysis and Exterior Preservation / Rehabilitation Plan [2002-2005]*
- The Patrick Henry Building [Old State Library] - Richmond, VA**
Renovation and Adaptive Re-Use as the Executive Office Building [2001-2005] *
- Brown University - Providence, RI**
Campus-Wide Preservation Planning [2002-2003] *
- The US Custom House - Philadelphia, PA**
Condition Assessment / Exterior Restoration Study [2002-2003] *
- Oldfields at the Indianapolis Museum Of Art / J.K. Lilly House - Indianapolis, IN**
Historic House Museum Master Plan & Restoration [1997-2002] *
- Girard Trust/Ritz-Carlton Hotel - Philadelphia, PA**
Restoration & Adaptive Reuse as a Luxury Hotel [1997-2001] *
- Undine Barge Club, Boathouse Row - Philadelphia, PA**
Restoration of Historic Boathouse [1996-1998]*



Patrick Henry Building



Undine Barge Club

SELECTED CLIENT REFERENCES

VIRGINIA STATE CAPITOL & THE PATRICK HENRY BUILDING

Mr. Richard Sliwoski, PE, Director
Department of General Services
Commonwealth of Virginia
1100 Bank Street, Suite 420
Richmond, VA 23219
richard.sliwoski@dgs.virginia.gov
804.786.3311

CINCINNATI MUSEUM CENTER

Mr. Douglass W. McDonald
President and Chief Executive Officer
Cincinnati Museum Center
1301 Western Avenue
Cincinnati, OH 45203
513.287.7006

WYOMING STATE CAPITOL

Ms. Suzanne Norton, AIA
Project Coordinator
State of Wyoming Office of Construction Mgmt.
Department of Administration & Information
700 W 21st Street
Cheyenne, WY 82002
suzanne.norton@wyo.gov
307.777.7271

EXECUTIVE NEW JERSEY STATE HOUSE

Raymond Arcario
Former Deputy Director
Division of Property Management & Construction
20 West State Street, 3rd Floor
Trenton, NJ 08608
609.633.3745

Current Position:

Vice President in Charge of Construction Operations
NJ Schools Development Authority
32 East Front Street
Trenton, NJ 08625
609.858.5129



The Cincinnati Museum Center

* Project undertaken by George C. Skarmas as Design Principal and Director of Preservation Design Studio at HillierARCHITECTURE / RMJM [from 1996-2010]

Boone Tavern Renovation

Berea College, Berea, KY



Built in 1909, Boone Tavern has been a continually operating hotel and restaurant serving the needs of Berea College for the last 100 years.

EOP provided design services for the exterior and interior renovation of historic Boone Tavern. Highlights include the addition of a double porch on the exterior of the building, as well as interior renovations throughout the entire facility. Boone Tavern is the first LEED certified hotel in Kentucky, acquiring LEED Gold.



Size 67,100 sf

Cost \$6.5 million

Status Completed 2009

Contact Berea College, 859-985-3180

LEED Certification LEED Gold Certified

College of Pharmacy/Biological Pharmaceutical Complex
University of Kentucky, Lexington, KY



Size 300,000 sf
 Cost \$132 million
 Status Completed 2010
 Contact Patrick McNamara, PhD, University of Kentucky College of Pharmacy, 859-257-7896
 Contact Dall Clark, Capital Project Management Division University of Kentucky Room 222 Peterson Service Building Lexington, KY 40507 (859) 257-5911 ext. 234





The University of Kentucky College of Pharmacy / Biological Pharmaceutical Complex consists of approximately 300,000 gsf of space on seven levels, including a full basement and a mechanical penthouse.

The new home of the UK College of Pharmacy contains approximately 40% academic & administrative space and 60% research space. Two 220 seat lecture halls, teaching lab suite, patient assessment and interaction suite, and a variety of other classroom types are included. Research facilities include over 120,000 sf of biology, pharmaceutical and chemistry laboratories.



Awards
 AIA Kentucky Honor Award
 Kentuckiana Masonry Institute "M" Honor Award
 South Central Construction Best of 2010 Award
 Midwest Construction Best of 2010 Award
 AGC Build Kentucky Award

Shorty's The Urban Market
Lexington, KY



Size 2,500 sf fit-up

Status Completed 2011

Contact Short Street Market, LLC
(859) 309-3813

“A good, small scale grocery store is often the key to the successful revitalization of long neglected neighborhoods and downtowns. EOP’s renovation of a former bank on a downtown street not only provides that much-needed amenity, but does so with wit and charm that are perfectly in tune with the sensibilities of urban dwellers.”
—AIA Design Awards Jury



Shorty's The Urban Market is Lexington's first downtown grocery in 40 years. The 2,600 sf store is located in a portion of an old bank in an early 20th-century seven-story high-rise. At the time of renovation, all evidence of the earlier bank usage had been removed, leaving only the bank vault (installed in 1960) remaining.

The design intent was to invoke a sense of the traditional neighborhood grocery while utilizing modern detailing and materials befitting an urban setting. Original load-bearing brick walls were left exposed as were the riveted steel columns. The existing vault door remains as a design highlight, along with a stainless steel and mirror-covered



rear vault wall. Re-claimed barn wood flooring was added throughout the store (the vault floors were stripped of tile and the concrete stained and polished).

Perimeter shelving is ten-foot high wood/marble custom casework (with rolling library ladder). The aluminum storefront (circa 1975) was replaced with custom steel doors with a modern wood and stainless steel canopy was added at the entry to create additional shading and shelter. Light fixtures at the checkout area are made from old-style milk bottles. Architectural services included finding antique tables, column bases, tables and all other visual display items.

Gateway Community & Technical College Covington, KY



EOP is working with Gateway Community & Technical College on the Master Development Plan for the relocation and further development of their existing campus. All programs on this campus are being relocated to the new Urban Campus in Covington. The expanded Urban Campus is sited on approximately 23 acres.

The area includes community assets which will complement and benefit the campus including the main branch of the Kenton County Public Library, city- and state-owned parking structures, a major public transportation route, and property available to be acquired for the new facilities.

EOP is currently renovating several buildings in Covington to serve as campus facilities. These renovations include the Marx Building, Abode Building, Link Building and a former Senior Citizens Center.

Size 23 acres

Cost \$268,000 (planning services)

Status Master Plan Completed; Renovations in progress

Contact Dr. Edward Hughes, President & CEO
Gateway Community & Technical College
(859) 442-1175

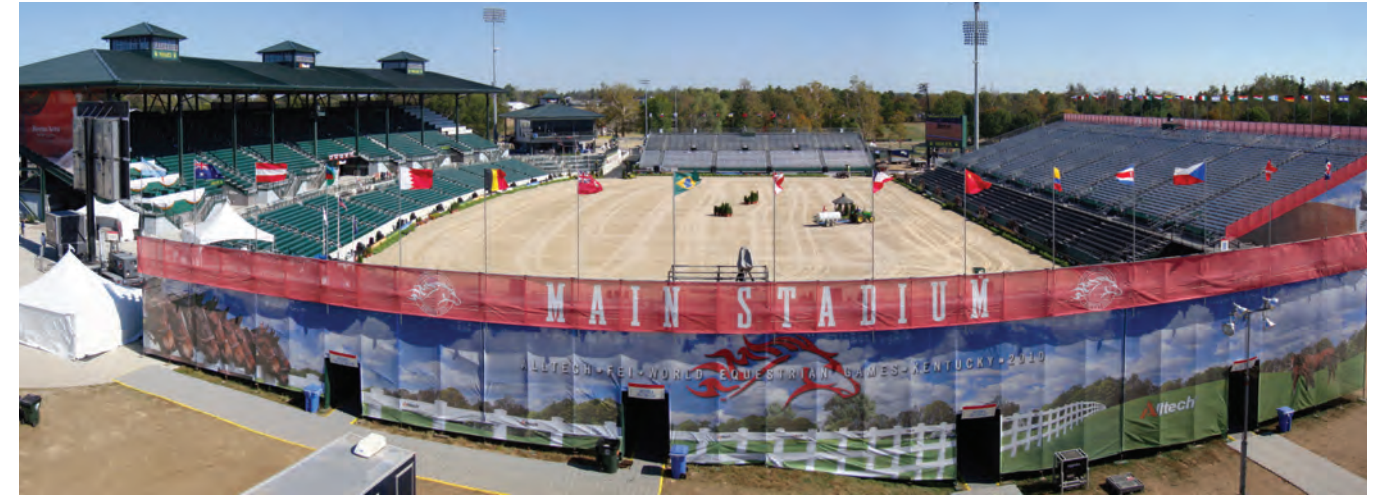


Kentucky Horse Park Outdoor Stadium

Lexington, KY



A landmark event for the Commonwealth of Kentucky, the 2010 Alltech FEI World Equestrian Games were attended by over 400,000 people from more than 40 nations. This event marks the first time the Games, generally referred as the “Olympics for the horse industry”, have ever been hosted outside of Europe.



Some of the challenges of this project included designing a 30,000 seat arena for the World Equestrian Games that also had to function as a 7,500 seat all weather arena for ongoing legacy events after the Games. Each year the Kentucky Horse Parks hosts between 250-300 events, like the Rolex Kentucky 3 Day event, the High Hope Steeplechase, and the national US Pony Club event.

Size 7,500 permanent seats, space to accommodate 30,000 temporary seats

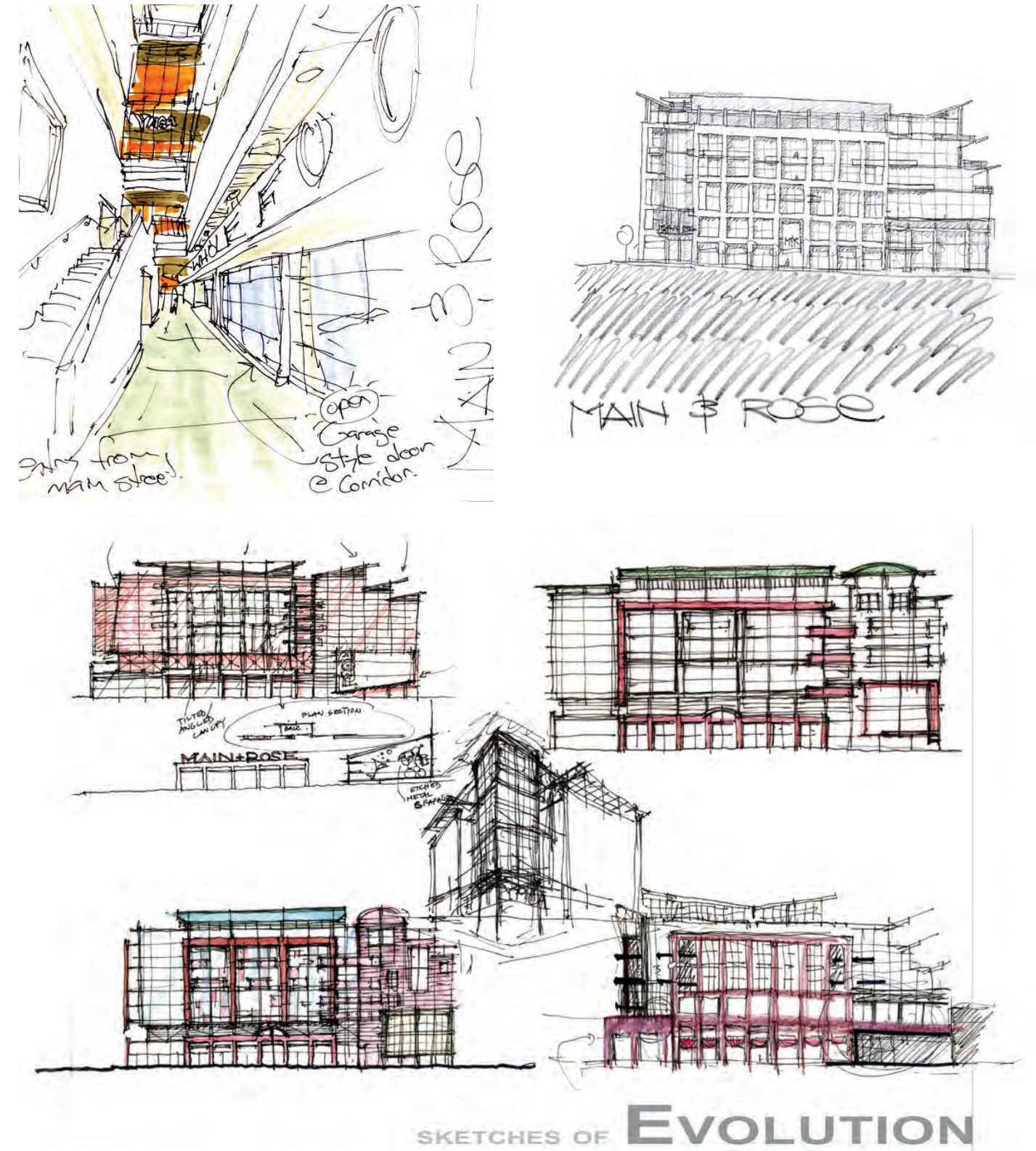
Status Completed 2009

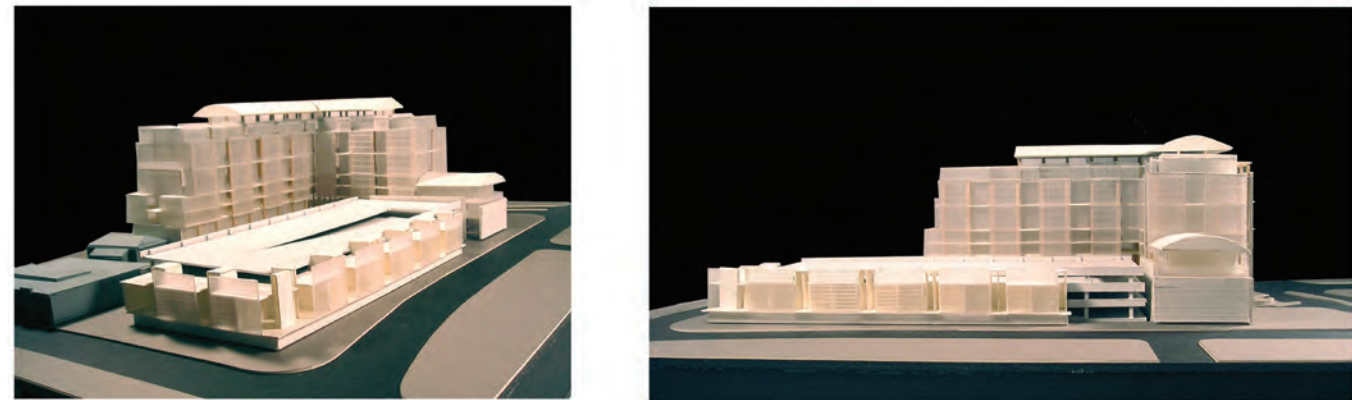
Contact John Nicholson
Executive Director
Kentucky Horse Park
859-259-4208

Main + Rose Mixed-Use Development
Lexington, KY

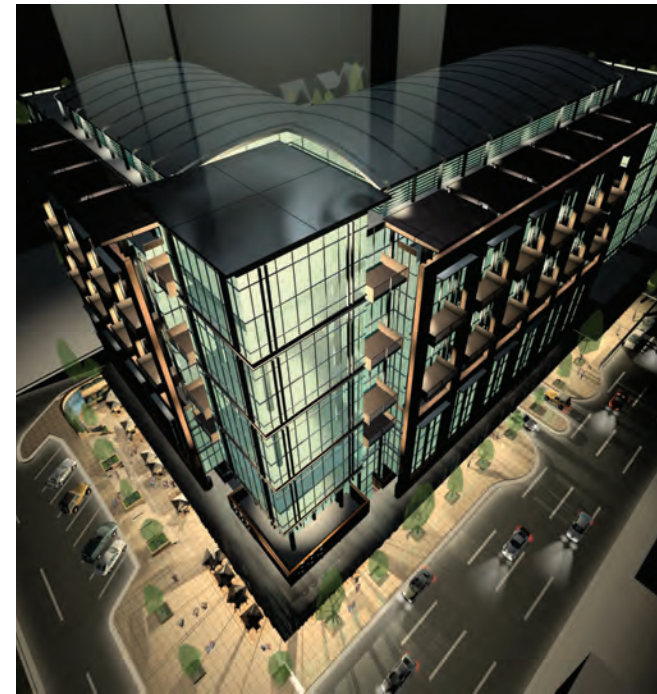


Main + Rose took what was once a large blighted parking lot at the eastern entry to downtown Lexington and transformed it into a vibrant mixed used development, bringing urban living to a largely neglected market.





SKETCH MODEL



The design team explored numerous design options that would contribute to the Lexington downtown urban core, both aesthetically and functionally, and create an engaging pedestrian-friendly streetscape along Main Street. The goal was to create the look and feel of a converted industrial warehouse, a building-type associated with the origins of the modern loft movement.



Total Size 244,000 sf
 Parking structure 67,474 sf
 Retail 26,245 sf
 Residential 149,570 sf

Status Completed 2008

Contact Phil Holoubek
 Lexington's Real Estate Company, 859-225-3476

Awards 2008 AIA Kentucky Citation Award, 2009
 Kentuckiana Masonry Institute "M" Honor Award

The Main + Rose project is a new mixed-use development, which includes both commercial and residential components. The design includes 27,000 square feet of street level retail space, a large concealed parking garage, a rooftop garden, and 96 residential loft condos on floors two through four. These lofts range in size from 750 square feet to approximately 3,000 square feet.

The design vision is realized through exterior elements including brick, exposed structural framing, floor-to-ceiling windows, large usable outdoor rooms, and metal canopies along sidewalks.

This development increased density of urban housing and retail helps to reduce pressures for urban sprawl eating away at the endangered rural bluegrass landscape.

Main + Rose Mixed-Use Development is the winner of a 2008 AIA Kentucky Citation Award and a 2009 Kentuckiana Masonry Institute "M" Honor Award.



Berea College

Lincoln Hall Renovation

Berea, Kentucky

Client: Berea College
CPO 2214
Berea, Kentucky 40404
Ms. Diane Kerby (859) 985-3131

Cost of Construction: \$5,000,000

"I am extremely pleased to present the appeal LEED certification report for # 0268 Lincoln Hall which awards your project with 35 points and a "LEED Silver" rating. Congratulations! This is an impressive accomplishment."

Emily Mensone Turk, LEED Architect & Certification Manager, U.S. Green Building Council, LEED Accredited Professional

You won't be able to tell from the outside, but the interior of Berea College's 116-year old Lincoln Hall has been renovated for a lighter, brighter, more energy-efficient future. But the greening of Lincoln Hall involves a lot more than replacing dark corridors with an atrium and skylight. The changes start at the basement floor and extend to the roof.



The \$5 million interior and exterior renovation followed friendly-to-the-environment guidelines developed by the U.S. Green Building Council. It serves to house the college's administrative offices. The building, named for Abraham Lincoln, is a civil rights icon because the college was the first college designed specifically to teach blacks and whites together. Now it will become important for another reason. It is expected to be the first building in Kentucky to be certified by the council's Leadership in Energy and Environmental Design program.

In the Lincoln Hall renovation the basement floor was lowered to make the space more useable. Instead of being hauled to a landfill, chunks of concrete from the old floor were crushed into gravel and used to improve drainage around the outside of the building. The new tiles of the roof look like slate but are made of recycled plastic. The old asphalt shingles were recycled.

Lincoln Hall's renovation was triggered by a remodeling attempt in May 2001. As workers tried to shore up a load-bearing wall, cracks appeared, and hallways on the second and third floors of the 24,500-square-foot building crashed into the first floor. BFMJ was called in on an emergency basis to help develop plans to stabilize the building structure. EOP Architects was then hired as the Prime Consultant with BFMJ to serve as the Structural Consultant for them. It was at that time that the Architect became interested in trying for LEED Certification.

BFMJ's design included bringing the building up to current day building code load carrying capacities. BFMJ repaired major trusses and floor structure due to the interior collapse. Then BFMJ's design called for reinforcing and rebuilding most of all the interior floors. In addition, the removal of many interior lower level existing walls to meet with the Architect's requirement to "open up" the building's interior required the design of new steel beams and columns to transfer the upper level loads, as much of the existing structural elements were retained and/or reused to assist in meeting the LEED Certification.



Owner/Contact:
Kentucky Court of Justice
Administrative Office of the Courts
100 Millcreek Park
Frankfort, KY 40601

Ballard County Courthouse

Wickliffe, Kentucky



The Ballard County Courthouse was originally constructed from 1900 to 1905 and added to the National Register of Historic Places in 1980. The design features an octagonal cupola atop the building, ionic porticos over three of the entrances and central pavilion on each side.

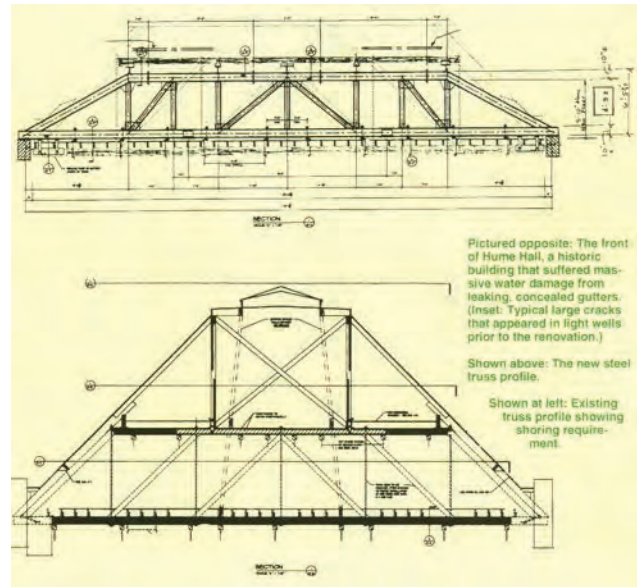
BFMJ served as the Structural Engineer of Record for the Courthouse renovation which solved a number of deficiencies in the existing building, including handicap accessibility, inadequate public toilet facilities and program space allocation. Other prime concerns included the aesthetic significance of the building facades, site orientation, position in the community and the location of the courthouse in seismic Zone 3. Preservation of the site also guided the development of the project.

Updating the interior involved rewiring for new telephone, communication and computer systems, as well as providing audio-visual recording equipment in each courtroom. The interior finishes and furnishings - even the lighting - were brought back to the period in which the courthouse was constructed.

The building was made completely accessible to the handicapped, and all systems were made to comply with the Kentucky Building Code.



Kentucky State University Hume Hall
Frankfort, Kentucky



The University's prominent administration building was showing signs of severe distress in the roof and ceiling structure. It had been renovated just a few years earlier but a continuous concealed gutter designed into the original roof system was allowing moisture to deteriorate wood trusses and finishes. A subsequent investigation revealed that the original wood roof trusses were creeping and deflecting causing large cracks in the drywall of the second floor and ceiling.

This particular building houses the President of the University. It was a uniquely designed building, designed by a black American Architect, William Sidney Pittman, around 1909 and established on the National Historical Register. The structure was load bearing exterior walls (20"+/- thick cut stone) with a blend of interior bearing walls and sporadic steel framing, where main corridors walls were relocated in a previous renovation phase.

The original design drawings were not available but we were told that the second floor was originally used as an auditorium. Hence, this interior space was free of support columns and the roof structure was supported with six equally spaced overhead wood trusses spanning approximately 52'-0". On top of these trusses were placed a series of stick framing wood posts, beams and rafters, so as to extend the main roof profile. A concealed gutter ran the perimeter of the building which leaked and caused water damage to the roof structure. The truss bottom chord served to support the wood framed attic or mechanical floor.



Cox Building
Maysville, Kentucky

Mr. Sam Baker, City Engineer
City of Maysville
216 Bridge Street
Maysville, KY 41056

The Cox building has been an icon of Maysville for over 100 years. Built as a part of a major downtown renovation to Market Street in the 1860's, the building has been used as a meeting place for the Masonic Templers, housed multiple shops, and has even been used for apartment living.

Recently, the Cox building was starting a new chapter in its storied history. BFMJ was part of a team tasked with restoring and repurposing the building to be used as a culinary arts school, art studio, bakery, and event hall. As part of this team, BFMJ and Scott-Klausing Architects worked with city experts to preserve the history of the structure while making it useful for the future. BFMJ provided inspection services of the existing building and provided construction documents of needed repairs.

In the process of repair work to the Cox building, an accidental fire caused major damage to the structure. Fortunately, the building was vacant and no one was severely injured (one firefighter did suffer minor injuries in his effort to battle the fire). Once learning of this event, BFMJ immediately sent engineers to Maysville to perform an initial inspection and inform city leaders of any structural concerns that might exist. Although tragic, the fire is a just a stumbling block in the path of this building and BFMJ is look forward to working with the city of Maysville and other design team partners to restore the Cox building to the grandeur it became known for.

CHAPTER PROJECT PROFILE



**BEREA COLLEGE
LINCOLN HALL RENOVATION
BEREA, KENTUCKY**

First LEED certified building in Kentucky

over **75%** of construction and demolition debris diverted from the landfill

35% of new building materials manufactured regionally

LEED® Facts

Lincoln Hall Renovation - Berea College
Berea, Kentucky

LEED for NC 2.0
Certification awarded October 19, 2004

Silver 35 points*

Sustainable Sites 7/14

Water Efficiency 3/5

Energy & Atmosphere 10/17

Materials & Resources 5/13

Indoor Environmental Quality 7/15

Innovation & Design 3/5

*Out of a possible 69 points

The information provided is based on that stated in the LEED® project certification submittals. USGBC and Chapters do not warrant or represent the accuracy of this information. Each building's actual performance is based on its unique design, construction, operation, and maintenance. Energy efficiency and sustainable results will vary.



Education, Arts and Humanities Cabinet

KENTUCKY HERITAGE COUNCIL

The State Historic Preservation Office

Paul E. Patton
Governor
Marlene M. Helm
Cabinet Secretary

David L. Morgan
Executive Director and
SHPO

March 20, 2003

To Whom It May Concern:

The Kentucky Heritage Council is pleased to have worked with Buell-Fryer-McReynolds, Inc. in Lexington, Kentucky. The firm has provided structural engineering service to the Kentucky Heritage Council on numerous occasions. Their expertise and appreciation of historic buildings has assisted with many crucial decisions relating to the treatment of historic buildings in Kentucky. I have appreciated having access to their expertise and am confident the recommendations they provide are objective and knowledgeable.

In addition to consulting on various historic preservation projects throughout the state, the firm provided valuable assistance to the property owner of the building in downtown Frankfort that houses our agency's offices. Their assistance provided the expertise to reinforce the major staircase in this historic house to accommodate the increased traffic resulting from its use as an office. The solution they presented was creative and effective and the results are undetectable as intrusions to the historic fabric and character of this 19th century structure. The structural stabilization project has been successful in reinforcing the stairs that are used daily in our office.

We have always found the principals of the firm to be extremely professional and willing to assist on a wide range of projects, often with little advanced notice. If you have any questions, or need any additional information about projects that Buell-Fryer-McReynolds has assisted us with, please do not hesitate to contact me at (502) 564-7005.

Sincerely,

David L. Morgan, Director
Kentucky Heritage Council and
State Historic Preservation Officer

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Frankfort, Kentucky 40601
An equal opportunity employer M/F/D



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