

Architecture / Engineering Expression of Interest

For:

Hawks Nest CCC Museum and Pavilion

Solicitation Number: AEO DNR18*07



Submitted by:

L.R. Kimball

CDI-Infrastructure, LLC dba L. R. Kimball

July 31, 2018



500 Corporate Landing Road
Suite 200
Charleston, WV 25311
304-746-3500

July 31, 2018

Ms. Angela White Negley
West Virginia Division of Natural Resources
Property and Procurement Office
BID RESPONSE
324 4th Avenue
South Charleston, WV 25303

**RE: Request for A/E Expression of Interest for Hawks Nest CCC Museum and Pavilion
Solicitation No. AEOI DNR 18*09**

Dear Ms. Negley,

On behalf of CDI-Infrastructure, LLC dba L.R. Kimball (CDI / L.R. Kimball), we are pleased to submit our qualifications to provide A/E services for the Hawks Nest CCC Museum and Pavilion.

We believe this project at Hawks Nest State Park is an opportunity to re-vitalize the concept of a State Park. It gives the West Virginia Division of Natural Resources the opportunity to raise the park's profile as a destination for not just leisure activities but also as a place where small business conferences can take place in unique surroundings.

To successfully transform the Hawks Nest State Park requires a world-class team with diverse skill sets – something that is very difficult to find in a single organization. We have assembled a team of creative, experienced professionals to plan, design and transform Hawks Nest State Park.

Our team has worked together on past projects of similar scope and magnitude, ensuring a well-coordinated project approach that responds to not only your technical requirements, budget and schedule . . . but to your aspirational goals as well.

We invite your thorough review of our qualifications and look forward to the opportunity to present our team and approach at a formal interview.

Kind regards,

A blue ink signature of Gary J. Lopera, appearing as a stylized, cursive "GL" followed by a horizontal line.

Gary J. Lopera, FAIA
Vice President
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T: 609-510-772

A blue ink signature of Wesley Hevener, appearing as a cursive "Wesley Hevener".

Wesley Hevener, PE
Transportation Practice Leader
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“The journey of a thousand
miles begins with the first step.”

// Lao Tzu

While we will specifically work on this venue and location, our goal is to develop concepts that can be applicable throughout the Park System. Given the number of different venues at Hawks Nest, the lodging component and adjacent tourist attractions, we feel strongly that this is the ideal prototype for development.

Taking this approach, we see our mission centered around 4 core criteria / goals:

- > Repurposing of existing assets to increase ROI, expand brand awareness and attract a larger population from adjacent (highly populated) states.
- > Creation of new venues to differentiate Hawks Nest, which will create a more diverse, multi-generational, user group.
- > Maintain the integrity of the natural assets and create, physically and economically, sustainable plans for the 'NextGen' of WV parks.
- > Present concepts that are both immediately actionable and economically sound.

We see this project as the perfect complement to your recently launched and successful #AlmostHeaven tourism campaign. And with the implementation of The Tourism Act of 2017 which ended the outdated Matching Advertising Partnership Program and replaced it with a modern cooperative advertising program, this project can facilitate the identification and financial support of private companies to participate in the reinvention of Hawks Nest and other State Park properties.

The design process can be a  powerful tool to facilitate transformation.

And in response to your specific project needs, CDI / L. R. Kimball has crafted a world-class team of experts who have successfully worked with organizations across the globe to create and deliver projects that have contributed to sustainable growth and transformation.

Our team is committed to partnering with the DNR on this project and see our role as your guide on this journey of transformation.

As with any journey, you need an experienced guide. CDI / L. R. Kimball's knowledge and experience working for the State of West Virginia, combined with the expertise of our world-class consultants who have successfully worked with organizations across the globe to create parks and recreation venues that have support their growth and transformation.

We invite you to review our proposal and look forward to working with you.

“We are the right team to transform your natural resources, historic legacy and current facilities to create the 'NextGen' of State Parks for West Virginia.”

Section 1.0
Team Organization

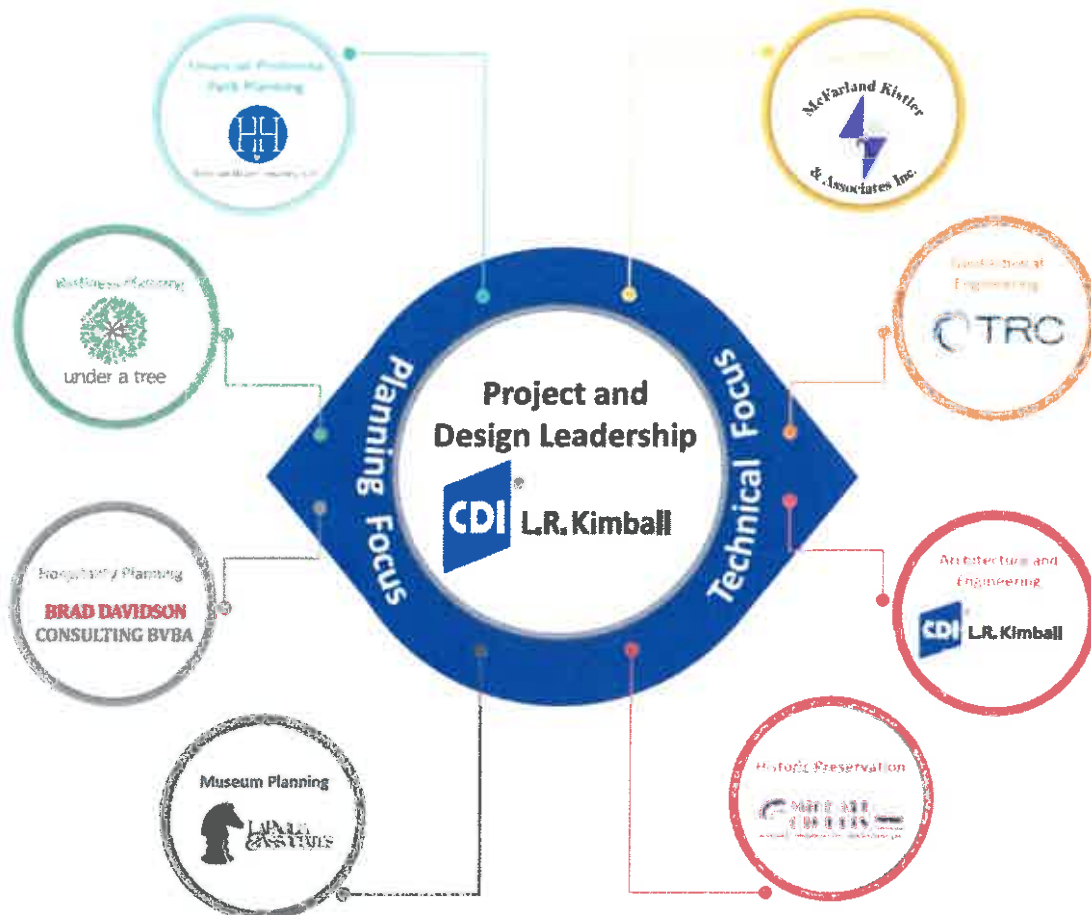
“I’ve learned that if you have right people in the right places right places doing the right things, you can be successful at whatever you do.”

*Roger Staubach
Former Quarterback
Executive Chairman, Jones Lang LaSalle*

Why this team?

To successfully transform the Hawks Nest State Park into a Next Generation travel destination requires a world class team with diverse skill sets – something that is very difficult to find in a single organization. Recognizing the wide-ranging planning, technical and design requirements for this project, we have developed a team that offers the State of West Virginia best-in-class innovation with a track record of successful execution.

The planning aspects of this engagement are critical, and the team we have identified have the resources available to begin immediately to jump start the project and develop the continuous momentum required to Document the **NOW**...Design the **NEW**...and Deliver the **NEXT** GENERATION of visitor experience at Hawks Nest.



Team Member Roles

Below, please find roles and responsibilities of each firm on the CDI / L. R. Kimball team. This team will be involved from CONCEPT to COMPLETION of the park transformation project.



Bringing over six decades of experience working in West Virginia, CDI / L. R. Kimball will be the lead firm for this project and will hold the contract with the West Virginia DNR. In this role, CDI / L. R. Kimball will provide the day-to-day leadership of the project team, ensuring that the project's quality, schedule and cost goals are met. In addition, CDI / L. R. Kimball will provide overall design direction as well as architectural documentation. In addition, the firm will provide mechanical, electrical, plumbing and structural engineering services.



Heller and Heller Consulting, LLC.

Park Master Planning
Park Strategic Planning
Financial Proforma Analysis

Heller and Heller Consulting has provided strategic planning and master planning for Park Systems across the United States. Heller and Heller will lead the master planning and financial analysis effort that will include demographics review, inventory and assessment of parks and facilities, recreation program analysis, review of sustainable practices, identification of gaps of service, capital listing of needed improvements, and strategic recommendations, including priorities and timeframes.



under a tree
Wellness Planning

under a tree is widely recognized as an innovator in transformational health and wellness programming and an expert in merging hospitality and wellness healthcare into integrated profitable business models. As the Wellness Planner on our team, under a tree will work with the design team to incorporate health and wellness programs and elements that will help to differentiate Hawks Nest to help attract visitors seeking a holistic wellness experience.

TEAM ORGANIZATION



Historic Preservation

Located in Sutton, WV, the firm of Michael Gioulis specializes in the preservation of historic structures and the preservation and interpretation of historic sites and has held a contract with the State of West Virginia as their Main Street West Virginia Design Contractor for over 20 years. His firm conducted an architectural and historical survey of all the Civilian Conservation Corps (CCC) constructed resources in sixteen of West Virginia's state parks. As Historic Preservationist on the team, the firm will ensure that all designs are consistent with and enhance the historic integrity of the site.



Geotechnical Engineering

TRC Engineers, Inc. (TRC) is an infrastructure and environmental engineering services company has been providing professional services in West Virginia for over 30 years. CDI / L. R. Kimball and TRC have completed multiple projects. As Geotechnical and Civil Engineer for this project, TRC will analyze the physical and structural properties of soil and rock, then formulate an effective plan of action for you to successfully build on and within those materials.

Full profiles for each firm on the CDI / L. R. Kimball team may be found immediately following this page.

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ROLE ON PROJECT

Financial Proforma
Park Master Planning

LEAD TEAM REPRESENTATIVE

Barbara Heller
President
Barbara@HellerHeller.com



CONTACT INFO

Heller and Heller Consulting, LLC
42 Eighth Street, Unit 4308
Charlestown, MA 02129
224-456-6934
www.hellerheller.com

Heller and Heller Consulting, LLC.

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FIRM PROFILE

Heller and Heller Consulting, LLC aspires to be a different kind of consulting group. By building loyal and lasting relationships, developing inspired and thoughtful insight, and continuously improving processes through client feedback, the group conveys a serious commitment to improving every agency they work with through.

No matter how large or small the project, all clients are treated with the same personal attention and commitment to excellent work. The Heller and Heller team likes to think of themselves as trusted partners rather than consultants. Partners are collaborators who associate in an endeavor of common interest. In the case of client relationships, Heller and Heller's common interest is building organizational capacity.

Heller and Heller Consulting intentionally seeks innovative and forward-thinking clients that share a vision of creating good government through value added continuous improvement. At the backbone of every project is an espoused commitment to each organizations' commitment to strategy mission, vision, and guiding principles, as well as a demonstrated strong commitment to their own mission, vision, and guiding principles in all of their work.

EXPERIENCE BREAKDOWN

Master Plans	29
Strategic Plans	23
Structure / Efficiency Studies	19
Program Assessments.....	10
Feasibility Studies	9
Needs Assessments	7
Other Miscellaneous Projects.....	6
Service Assessments.....	3
TOTAL	106

PERSONNEL BY DISCIPLNE BREAKDOWN

Project Managers.....	1
Financial Analyst	1
Park Planners	2
Administrative	2
TOTAL.....	6

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ROLE ON PROJECT

Hospitality Planning

LEAD TEAM REPRESENTATIVE

Brad Davidson

Director

braddavidsonconsulting@outlook.com

BRAD DAVIDSON
CONSULTING BVBA

CONTACT INFO

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FIRM PROFILE

Brad Davidson Consulting (BDC) advises owners and operators of hospitality-related properties to create a truly unique visitor experience. With over 30-plus years in the hospitality industry learning what makes visitors return again and again, Brad Davidson Consulting applies that knowledge to the design and development of hospitality venues that result in enhanced revenue generation opportunities.

Recognizing that each property has unique elements and appeal, BDC can provide insight regarding on all aspects of the public space, back of the house and guest services areas, identify specific areas for replacement/refurbishment/renovation that will offer the most ROI, provide assessments within the local market against similar competitors and identify short, medium and long terms repair and maintenance requirements.

BDC recognizes one strategy doesn't fit everyone. BDC's experience on a range of property types allows the firm's principals to quickly solve problems that arise, relying on a huge arsenal of tactics to create something uniquely effective for any situation or marketplace. By addressing the distinctive issues and revenue requirements of each client individually BDC can identify weaknesses, create opportunity, develop critical analysis to create demand and secure market share to provide positive outcomes.

PROFESSIONAL SERVICE CAPABILITIES

- Hospitality Planning
- Hotel Interior Design
- Hotel Operational Structure
- Hotel Financial Structure
- Hotel Asset Management

PERSONNEL BY DISCIPLNE BREAKDOWN

Design/Architecture Director	1
Operational/Asset Director	1
Total	2

ROLE ON PROJECT

Food Service Consultant

LEAD TEAM REPRESENTATIVE

Kenneth M. Kistler, FCSI

President / CEO

kkistler-mka@comcast.net



CONTACT INFO

1130 Perry Highway, Suite 105

Pittsburgh, PA 15237

(412) 367-1905

FIRM PROFILE

McFarland Kistler & Associates, Inc. (MKA) is a fully disciplined food service facilities analysis, design and operations firm, independent of affiliation with any manufacturer, supplier or purveyor. In our 63rd year of business, MKA is currently ranked in the top 10% of all Food Service Consultants in the country, based upon the volume of specified equipment.

The firm's reputation has been built upon personalized service regardless of the project size. MKA promotes a highly collaborative design process with the Owner, all stakeholders, and the balance of the project team to enable incorporation of the most efficient, cost effective food service component to meet/exceed expectations.

The firm brings experience in the design of virtually every type of food service facility, including churches, colleges, universities, hospitals, nursing homes, hotels, convention centers, arenas, institutions, prisons, clubs, office buildings, schools, vocational/technical facilities, restaurants and employee cafeterias.

PROFESSIONAL SERVICE

CAPABILITIES

- Food Service Planning
- Laundry Consultants

PERSONNEL BY DISCIPLNE

BREAKDOWN

Project Managers	1
Senior Designer	1
CAD Technicians	2
Administrative	2
TOTAL	6

ROLE ON PROJECT

Geotechnical Engineering

LEAD TEAM REPRESENTATIVE

Todd Griffith, PE
Geotechnical Engineering Manager
tgriffith@trcsolutions.com



CONTACT INFO

One Kenton Drive
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Charleston, WV 25311
304-346-2599
www.trcsolutions.com

FIRM PROFILE

TRC Engineers, Inc. is a highly progressive engineering, design and consulting firm that offers a diversity of expertise in the areas of infrastructure, energy, oil and gas, and environmental consulting to both public and private-sector clients throughout the United States. Substantiating their strength in the industry, TRC was recently ranked No. 19 among the Top 500 Design Firms as determined by *Engineering News-Record* magazine. Nationally, their firm employs over 4,700 administrative, engineering and technical personnel in more than 120 offices.

Based locally in Charleston, WV since 1996, TRC's core values of Safety, Quality, Integrity, Creativity, Accountability, Teamwork and Passion are behaviors that each employee works to exemplify with each project. Their staff also works collaboratively across disciplines to leverage their diverse expertise toward developing innovative technical solutions to meet the project goals of their clients. A formal Quality Management Program ensures their achievement of client quality and performance objectives through customized quality programs that are founded on corporate directives and incorporate project-specific quality requirements.

PROFESSIONAL SERVICE CAPABILITIES

- Geotechnical Engineering
- Test Borings
- Soils and Concrete Lab Testing
- Civil Engineering
- Roadway Design
- Bridge Design / Safety Inspections
- Construction Management
- Construction Inspection

PERSONNEL BY DISCIPLINE BREAKDOWN (WV OFFICE)

Project Managers.....	2
Geotechnical Engineers	4
Structural Engineers	3
Civil Engineers.....	3
Administrative	1
Construction Managers	2
Construction Inspectors	30
TOTAL.....	45



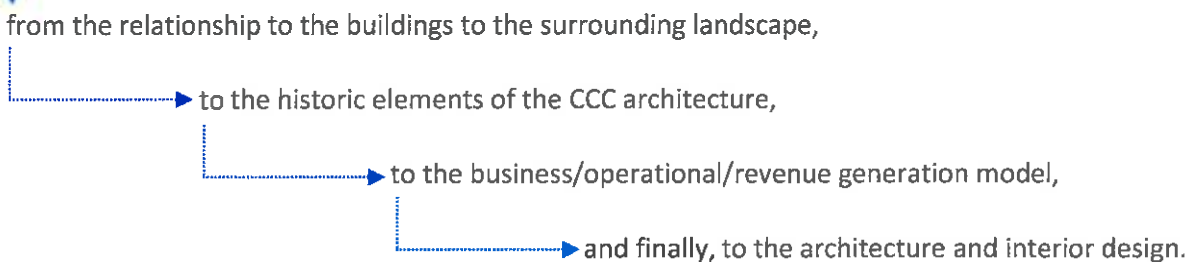
Section 2.0

Thoughts and Opportunities

“There is nothing so American as our parks. The fundamental idea behind the parks...is that the country belongs to the people, making for the enrichment of the lives of all of us.”

*Edwin C. Bearss
Chief Historian, National Park Service*

The CDI / L. R. Kimball team is extremely excited about the opportunities presented in transforming Hawks Nest State Park into a travel destination and a benchmark facility as one of the ‘Next Generation’ of state parks. In preparing our proposal, our team has begun discussions regarding design drivers for the project. These can be viewed on both a macro- to micro-scale:



A State/National Park, from a hospitality point of view, should be treated in a similar way to a resort. It is a destination that people go to so that they can experience something different, relax and enjoy themselves. In designing/planning a resort we give the guest as many options as possible, we look to delight and surprise them. We need to give them great memories to take home and tell people about.

We believe that this project at Hawks Nest State Park is an opportunity to begin to re-vitalize the concept of a State Park. It will give the park an opportunity to raise its profile as a destination for not just leisure activities but also as a place where small business conferences can take place in unique surroundings.

Our team has identified several design drivers, opportunities and challenges we below. We look forward to the opportunity of meeting with WV DNR representatives to learn more about your goals and objectives and become fully immersed in the project.

Revenue. Revenue. Revenue. One of the outcomes of investing in improved park amenities is the ability to gain a good return on investment in dollars spent. This includes creating expanded services for year-round opportunities and ensuring revenue sources all twelve months of the year. Revenue optimization includes identifying features and amenities that are revenue producing and appealing to consumers of today and tomorrow, including interactive exhibits and services that appeal to all ages. Creating additional excitement within the park yields an ability to serve a broader regional tourism market. Growing revenue also involves a review of pricing techniques to ensure services are correctly priced according to costs to deliver the service and pricing dynamics in the marketplace. Analysis of marketing approaches is also required.



Back of house impacts the bottom line. Give the operations team the best opportunity to deliver on the bottom line. To do this you have to ensure that the design team have the best possible information with regards to the operations profile for the property. The back of house/support areas planning is just as important as the front of the house. These spaces have to be afforded the same thought and consideration given to them as the guest areas.



Begin with the end in mind. To realize the best results, the consultant team must be properly and fully briefed at the very beginning of the process. It is essential that the aspirational goals as well as the operational requirements of the project are clearly identified. There needs to be a balance between the guest experience and the service support levels to ensure that the property addresses market demand and remains durable and competitive for as long as possible.



Embrace History. The building itself is an excellent example of recreational planning and concepts prevalent during the early to mid-twentieth century and featuring the “rustic” wilderness approach to design in parks and forests; similar to the Adirondack style lodges. It represents the work of the National Park Service in creating this archetype for our national and State Parks. We need to investigate how to restore and preserve the building’s historical significance while creating a meaningful museum experience.



Think beyond the park borders. Due to its significant CCC-era buildings, there is an opportunity to increase the profile of this specific property by connecting it to other New Deal Era buildings in the state. Hawks Nest is an excellent example of CCC/New Deal architecture, there are other facilities as well in the WV State Park System as well as across the state such as courthouses, city halls, fire stations etc. Other historic resources that fit into this category include 4H camps such as Camp Caesar; Morgantown stone walls; Thomas Historic District retaining walls and stairs and Charleston’s Kanawha Boulevard, and others. By utilizing a Multiple Property Nomination, you can widen your potential visitor market.



Section 3.0

Qualifications and Experience

QUALIFICATIONS & EXPERIENCE

“The only source of knowledge is experience.”

Albert Einstein

The CDI / L. R. Kimball team offers the West Virginia Division of Natural Resources extensive experience in planning, designing and executing projects similar in scope, magnitude and complexity to the Hawks Nest museum and pavilion project.

Our team is not the result of a “shot gun marriage” cobbled together solely for the purposes of this project. Team members were selected not only on the experience they brought to the table, but also because we have worked together on previous projects.

- > CDI / L. R. Kimball is well up the learning curve of working in West Virginia. We have designed educational, correctional and transportation projects throughout the state and we were recently awarded an open-end contract with the West Virginia Department of Natural Resources to provide architecture and engineering services. Our single source architecture / engineering team is ready to hit the ground running on this project.
- > Many of our West Virginia projects were done in conjunction with TRC Engineers, who is on our team to provide Geotechnical engineering services. Our track proven track record as collaborators will benefit the Hawks Nest project team.
- > A key component of this project will be the food service upgrade to create a cost-efficient catering kitchen that will allow the Hawks Nest Park to host revenue generating events. Our team includes McFarland Kistler & Associates (MKA) as Food Service Consultant. CDI / L. R. Kimball and MKA have completed over 150 projects together, including many for hospitality-focused venues. Our designers have a solid track record of providing innovative and efficient dining solutions for our clients.
- > The circa-1930 Civilian Conservation Corps buildings are at the core of this project. Preserving and enhancing their historical legacy is central to the success of this project. We have included the West Virginia-based firm of Michael Gioulis Consulting who specializes in the preservation and interpretation of historic sites. His firm conducted an architectural and historical survey of all the Civilian Conservation Corps (CCC) constructed resources in sixteen of West Virginia's state parks. He has been a guest lecturer for the Preservation Alliance of West Virginia and is the author of several books and documentaries focused on West Virginia historical resources.

QUALIFICATIONS & EXPERIENCE

In selecting our team's project experience to share with you, we took into consideration the criteria you included in your RFP pertaining to size, cost, program and similarity. Because our team feels this project presents the WV Division of Natural Resources an opportunity to leverage this project to "jump start" a change initiative across all your state parks, we applied aspirational criteria as well:

TRANSFORMATIONAL

This project needs to facilitate the transformation of Hawks Nest State Park into a travel destination that attracts visitors year-round and offers activities and facilities that visitors want to experience again and again. Our team has experienced firsthand how the design and planning process can act as a catalyst for change. We selected projects where *our team has used the design process to guide and support our client's transformational goals.*

INNOVATIVE

Ideas are the currency of transformation and innovation is the benchmark of success. We have selected *projects that feature innovation in many different forms and context.*

FLEXIBLE/ADAPTABLE

We understand the solutions we provide must not only support your current program requirements, but those of the next twenty to thirty years – so flexibility and future adaptability are key. We selected projects where *we have supported and aligned the design solution with our client's current and future needs.*

HERITAGE-INFUSED DESIGN

We understand this project involves the preservation, restoration and revitalization of buildings with historic significance. We have selected projects where our team has *successfully balanced the heritage of the past with the emerging requirements of the future.*

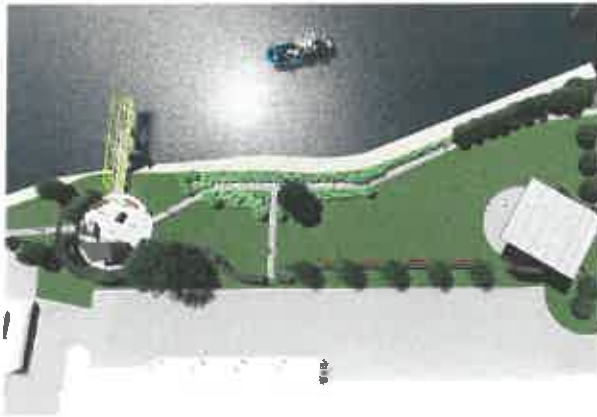
BRAND ENHANCEMENT

This project needs to be transformational, yet it also needs to reflect, enhance and extend the brand profile of the West Virginia Park System. We have selected projects *where our team has successfully enhanced an organization's brand through holistic design solutions.*

VALUE-FOCUSED RESULTS

We understand that the West Virginia DNR is a publicly funded department. The eyes of the entire state government and citizens of West Virginia will be on this project, so it is critical that it is designed in a cost-effective manner. We have selected *projects that were designed within similar cost constraints and received public review.*

We invite you to review the project sheets on the following pages that highlight the experience of CDI / L. R. Kimball and our consultant team.



Facility Master Plan | Allegheny County Sanitation Authority (ALCOSAN)

Objective

The Allegheny County Sanitation Authority (ALCOSAN) recognized the need to upgrade and improve the water quality for the city of Pittsburgh and its surrounding 83 communities. In addition, they wanted to encourage green initiatives and SMART city objectives to building consensus for strategy and achieve a holistic solution for the region. Specific objectives called for context specific urban design strategies for above grade tunnel / shaft utility connections, reinforcement of pedestrian connections between existing park / trail systems and the Three Rivers and the identification of impact – low investment designs would provide the basis for future private / public development.

Project Goals

Specific project goals called for context-specific urban design strategies for above grade tunnel / shaft utility connections, reinforcement of pedestrian connections between existing park / trail systems and the Three Rivers, and the identification of high impact – low investment designs would provide the basis for future private / public development. CDI / L. R. Kimball designed a “once in a generation” transformation of the infrastructure at ALCOSAN communities as a part of the proposal process. This design was intended to be a “catalyst” for socio-economic growth and a unifying element for the region.

Solution

By utilizing a cost effective “kit of parts” system, which included wayfinding, interactive educational signage, and by incorporating seating and performance spaces that featured vegetation walls, paving and docks, the Master Plan reinforced Green initiatives that reduced runoff and while contributing to the natural ecosystem of the river ways.

Results

Globally, cities and regions that have recognized the greatest return on investment for large Infrastructure projects embrace solutions that are simultaneously effective and impactful. The Advanced Facility Master Plan was intended to identify collateral benefits inherent in the ALCOSAN water system, which includes greater connectivity to the three rivers, economic development, and more sustainable and healthy communities.



Burke Mountain Master Plan | Crave Real Estate

Objective

Located in the Northeast Vermont, the Burke Mountain area offers some of the finest 3-season resorting in the North-Eastern United States. After years of disjointed real estate development that had not produced tangible economic revenue generation, the region embarked on a journey to re-envision the development of Burke Mountain, and produce a new Master Plan and development strategy.

Envisioning, Master Plan, Resort White Paper and related economic analysis. Burke Sales Book.

Project Goals

Burke Mountain is one of the most accessible Vermont ski areas for guests traveling from Boston and is within a three-hour drive of several major American cities including Boston and Springfield Massachusetts, Hartford, Connecticut and Providence, Rhode Island. To the north the Resort is easily accessed from Montreal and Quebec City, Quebec. The Master Plan needed to identify targeted, contextually appropriate development opportunities and associated economic analysis as well as marketing collateral.

Solution

An intensive Envisioning Session was held that included regional businesses, local community members and potential private development firms. This session helped identify key development goals for the region that economically, socially and environmentally sustainable. It also revealed that a "one size fits all" approach would not be financially viable.

Results

The Master Plan provided a roadmap for development by responding to unique requirements of specific visitor groups and their needs. Residential concepts were developed that offered a range of outdoor experiences, from high end ski lodge accommodations to yurt-like eco-friendly "pop up" cabins. Conference venues were also identified in the Master Plan to appeal to off-site business meetings. Sports-focused and wellness venues were included to appeal to active lifestyle visitors.



Park Financial and Operations Strategic Plan | Kentucky State Parks

Objective

The Kentucky State Parks desired a comprehensive look at their entire statewide park operation and financial review. The Plan included analysis of the financial system, operations, program and service offerings, golf course operational review, hospitality review, marketing review, methods to increase revenues, and an overall internal operations assessment.

Project Goals

A major focal point of this study was establishing sustainable operational practices for the 17 state resort parks that all feature lodges and restaurants. Revenue optimization, reduce deficits of golf course operations, strengthen marketing approaches to increase tourism dollars, realign the organizational structure, and recommendations for improvement to internal operations.

Solution

Recommendations included restructuring the organization, contracting golf course operations, strengthening brand and image, improving positioning of programs and services, and expanding untapped markets such as wedding venues.

Results

The plan resulted in over \$6 million in annual cost avoidance and nearly \$2 million in additional revenue production. Additionally, the plan provided a strategic capital improvement plan for the campground portfolio of Kentucky State Parks, identifying strategies to enhance the facilities and generate additional campground revenue for the park system. Performance improvement recommendations were developed as a comprehensive action plan for producing near-term outcomes that meet the goals of performance improvement established by the leadership of state parks, the Tourism, Arts and Heritage Cabinet, and the Governor's Office.



Gulf State Park Strategic Plan | Alabama State Parks

Objective

The overall objective included the need to be supportive of maintaining and expanding growth in visitation while preserving the resources that make the area inviting. Also, the master plan included a comprehensive approach to future development that allows for consideration of cost efficient solutions to any infrastructure issues and environmental restoration.

Project Goals

Assessment of the park's brand and image, an emphasis on education and research, and the ability of the park to be a significant economic driver of the region. Other important goals included improving park walkability, connectivity to the local community, environmental sustainability, and collaborative operations.

Solution

Recommendations were developed to streamline park operations through changes in the organizational structure, construction of a park lodge, recommendations for improvements to internal operations, programs and services, marketing approaches, and visitor enhancements.

Results

Dune restoration has begun, an Interpretive Center opened in May 2018, a Learning Campus facility has been designed, the Lodge is currently being rebuilt, trail enhancements have been underway, new interpretive and wayfinding signage has been developed, and two pedestrian bridges have been constructed. Sasaki and Heller and Heller Consulting are currently discussing follow up work for the project including assistance with operationalizing the recommendations as part of an organizational assessment.



Park Master Plan | Washington Park – Michigan City, MI

Objective

Worked with Hitchcock Design Group in completing a park master plan, operational assessment and financial pro forma for renovated park operations of a 100-acre multi-faceted park, an iconic park located on Lake Michigan. Park amenities included a senior center, zoo, amphitheater, splash park, rental facilities, amphitheater and pavilion, and programs and services.

Project Goals

The overall park goals included: Connect: Increase connectivity through park, Enhance: Enhance overall park features and aesthetics, Highlight: Highlight the cultural and historic fabric of the park, Activate: Provide a variety of uses to activate the site year-round and Restore: Preserve and restore the parks natural features.

Solution

The work included an operational review related to park maintenance, which included an analysis of current park operations and staffing, structure, maintenance practices, recreation programs, and financial results. Another important goal was the development of a five-year pro forma of revenue and expense as a result of anticipated park renovations.

Results

Developed an environmental stewardship plan, hired a new position for a recreation director, updated website, social media and communication venues, contracted with a private vendor to offer architectural boat cruises, restored Bismarck Hill, prepared a topographic survey of the park, and seeking a private operator for Bismarck Hill adventure park.



Land Management Plan | Rancho Cacachilas,

Objective

Rancho Cacachilas determined they needed to plan for the development of their property in a sustainable way that allowed for community interaction, economic development, and robust ecotourism.

Project Goals

Specific objectives called for developing a business plan that supported the goal of managing, protecting, and enhancing the lands, producing a proforma that supported their goals for a sustainable business, and arranging for pilot programs to determining gaps in their staffing model.

Solution

By developing a relationship with the local residents, working with experts in the field of ranch management to implement responsible, long-term, productive ranching practices, and offering educational programs in natural history, ranching, ecotourism and other responsible land management topics we were able to develop a successful business model that met the needs of the community, environment, and owner.

Results

A sustainable mosaic of long-term activities that support a holistic, alternative approach to land management while supporting the local economy, building robust ecotourism, and ultimately, protecting the land.

CC BY-NC-SA



Statue of Unity National Park | Sardar Vallabhbhai Patel Rastriya Ekta Trust

Objective

The country of India wanted to honor Sardar Vallabhbhai Patel India's first Home Minister, an ardent patriot who unified over 562 disparate princely states when the British Raj came to an end to create the country of India. When complete, the Statue of Unity will be the world's tallest statue at 182 meters (597 feet).

Project Goals

The project goals are both to commemorate Sardar Patel and to catalyze tourism in the region and within the client's 2,200-acre preserve. The preserve extends along the Narmada River from the town of Kevadia to the Sardar Sarovar Dam, a major hydroelectric dam that is also a tourist attraction. The Statue of Unity project is the first phase of development of the preserve that also includes the phased development of a hotel, convention center, memorial garden, visitor's center, a quarter mile long bridge connecting the visitor center to Sadhu Island and the statue, and miles of roadways and bridges that connect the statue to the town of Kevadia.

Solution

A significant portion of the project entailed engineering and significantly reinforcing this rocky outcrop in the middle of the Narmada river bed in order to accommodate the massive sculpture and the base on which it sits which will, when complete house visitor services, and a series of display halls dedicated to Saradar Patel, the history of India's struggle for and ultimate achievement of independence, and the construction of the statue itself.

Results

Once completed, it is anticipated that The Statue of Unity will become a highly sought and prominent travel destination for both domestic and international audiences. The project will provide an engaging and memorable experience which will include architectural and experiential features such as a visitor's center with cable suspended stretched skin canopy, interactive museum, expansive food and beverage market and a breathtaking viewing deck 160 meters above the waters of the Narmada River.



Ballpark Masterplan | The Cordish Companies

Objective

Washington, DC wanted to redevelop in the Anacostia riverfront bounded by M Street, South Capitol Street and the Anacostia River with the goal of bringing a major league baseball team to the city. They solicited master planning proposals for a new ballpark.

Project Goals

The 2-million S.F. building program includes entertainment, restaurants and retail, an office building, housing, and two hotels, one a business hotel adjacent to the stadium and the other a hotel with serviced apartments and conference facilities sited along the river.

Solution

In keeping with Washington's emphasis on the public realm, the design created a hierarchical system of open space that organizes the district and created major circulation spines, large-scale plazas and parks, and smaller scale courtyards that create an inter-connected series of large-scale outdoor "rooms."

Results

With distinctive landscaping, paving patterns, lighting, site furniture, garden elements, water features and artwork, these public spaces create a cohesive and dynamic sense of place.



A&E Services | Allegheny County Department of Public Works

Objective

L.R. Kimball has been providing architectural and engineering services under an open-end contract with the Allegheny County Department of Public Works since 2013 to improve various parks and infrastructure across the County.

Project Goals

Projects under the A/E Open End Contract Include:

South Park Master Plan

The Allegheny County Department of Public Works requested a master plan study of the existing VIP Center and adjacent area along Corrigan Drive (approximately seven acres) at South Park located in the municipality of Bethel Park, PA. The Master Plan included recommendations for repurposing and/or replacing the VIP Center and the adjacent site.

Hemlock Court Wedding Pavilion

The Allegheny County Department of Facilities Management requested design services for the Hemlock Court Wedding Pavilion project located behind the mansion at Hartwood Acres. This project involved the construction of a pre-engineered metal/steel pavilion structure with an accessible parking area and route to the new structure.

North Park Ice Skating Rink, Concessions Building Evaluation/Roof Replacement and Repairs to Viewing Deck

This project involved design services for the roof replacement and repairs to the existing viewing deck at the North Park Ice Skating Rink Concessions Building. This scope of work was the second stage of our design process and was based on the final Assessment Report completed in the first stage.

Solution

Every project has its own challenges but our team's strength is our ability to diligently manage multi-discipline teams to deliver a variety of projects simultaneously, on time and within budget. While we are a full-service team, we also have a successful track record with specialty consultants, where we have successfully completed projects. We employ those consultants when necessary.

Results

With 25 successful projects to date under this contract, the County continues to trust our team. Our most recent project is a new, \$3.5 Million Facility with spaces for Vehicles, Warehouse and Garage space, Salt Storage, as well as Offices to support the County's many duties.



Community Development Center | Ebensburg Municipal Authority

Objective

A group of local volunteers wanted to provide a community recreation center for the benefit and welfare of the children of the Cambria County area.

Project Goals

L.R. Kimball designed and provided periodic construction review for a state-of-the-art recreational complex that includes three baseball/softball fields, a soccer field, concession stand, shed, modern restrooms and a 19,000 SF recreation center for basketball and other activities. L.R. Kimball also played a key role in identifying and obtaining DCNR funding for the complex.

Solution

The overall impact of the project is monumental because the project is constructed along the Ghost Town Trail in Ebensburg, Pennsylvania. A bike/pedestrian, non-motorized trail, constructed by the Cambria County Conservation and Recreation Authority. L.R. Kimball coordinated the YPCC design with the trail organization and the Ghost Town Trail Extension.

Results

The YPCC and the Memorial Fields Recreation Complex are a complete success. The self-sustaining community center is a highly utilized activity center where events like baseball and softball games, flag football, basketball tournaments, soccer leagues, craft shows, music lessons, meetings, and youth dances are constantly held and have been extremely beneficial to the surrounding communities.



Historical Survey | West Virginia State Historic Preservation Office

Objective

An architectural and historical survey was conducted of all the Civilian Conservation Corps (CCC) constructed resources in sixteen of West Virginia's state parks. Work consisted of identifying, documenting, photographing, mapping and measuring all CCC resources. These included bridges, culverts, roadways, administration buildings, rental cabins, pump houses, cisterns, etc.

Project Goals

Recommendations were made for potential individual National Register eligibility as well as historic district eligibility. Extensive research was conducted into the nationally significant CCC program as well as the history of West Virginia' state parks, and individuals who had been in the CCC were interviewed.

Solution

The state parks and forests that were part of the resources survey were: Babcock, Cabwaylingo, Cacapon Resort, Cooper's Rock, Droop Mountain Battlefield, Greenbrier, Hawks Nest, Holly River, Kanawha, Kumbrabow, Lost River, Panther, Pinnacle Rock, Seneca, Tom's Run, and Watoga.

Results

In addition to the surveys the Gioulis firm served as a consultant to Preservation Alliance of West Virginia, in partnership with WV SHPO, to develop a brochure for a state-wide driving tour of New Deal resources. Text and photographs for specific resources were provided, as well as comments and editing on the layout and design of the brochure.



Courthouse Assessments | WV Courthouse Facilities Improvement Authority

Objective

All 55 county courthouses of West Virginia were evaluated by a team of professionals as part of an extensive facilities assessment study. The team visited each courthouse to determine its overall appearance, identify repair issues and future maintenance needs, and document historically significant characteristics.

Project Goals

The assessment was intended to be used to identify and prioritize facilities deficiencies, offer recommendations, and assist in developing project budgets. The buildings were investigated both on the exterior and the interior, and from basement to roof. The assessment was limited to what was readily observable of the systems that could be reasonably accessed.

Solution

A comprehensive report with full photographic documentation and budget estimates was prepared for each courthouse. The report identified building code and ADA compliance issues, the condition and usability of the building systems, and is organized to align with the WV Courthouse Facilities Improvement Association's grant application program.

Results

The report provides bulleted lists of recommended immediate actions, code compliance issues, and general maintenance issues, and then follows a general description and history of the courthouse with construction dates, physical layout and characteristics, architectural style, and issues of historical significance.



Historic Structures Report | Cass Scenic Railroad Historic Park

Objective

The town of Cass, Pocahontas County, West Virginia, is significant due to its association with the railroad and lumber industries in West Virginia. Mike Gioulis to provide ongoing consulting for the town's preservation efforts of its historic buildings. He also prepared the Master Plan for the town as the initial step in the preservation and development process of the historic town's resources.

Project Goals

Mr. Gioulis conducted a historic structures report for the Doctor's House, which was used as a basis for the ensuing rehabilitation work. The house, which is part of the Cass company town, was built in 1902 and served as the company doctor's home until 1943. The building is a two-story frame residential building located in the historic district. The house was in very deteriorated condition, although still retained much of its original fabric and configuration.

Solution

Rehabilitation plans were developed and divided into several phases. These included repair or replacement of both exterior and interior structures; roof, gutter and downspouts; windows and doors; and plumbing and electric systems. Additional items to be addressed included the exterior siding; chimney masonry; interior finishes; and landscape grading for proper drainage.

Results

A review was also conducted for the Cass School, with recommendations for a planned rehabilitation. The first school was built in 1902; the second in 1908. Mr. Gioulis served on the task force which was created in 2005 to enhance efforts already underway by the DNR to preserve the town of Cass. The task force was also charged with undertaking the listing as a National Historic Landmark, a step beyond Cass' listing in the National Register of Historic Places.



Renovations & Additions to Historic Courthouse | Blair County, PA

Objective

The Blair County Courthouse, built in 1875-1876 and designed in the Gothic Revival style and an addition was built in 1906. Featuring by two square, three-story towers with truncated pyramidal roofs, the building was added to the National Register of Historic Places in 1976. The building was no longer serving the residents appropriately and it needed to be expanded.

Project Goals

L. R. Kimball completed the programming phase of the project we concluded a need for a 132,000 square foot addition. Due to the proximity of the addition to the original building, the design of the addition needed to respect the historical context.

Solution

The County moved forward with an 89,000 square foot, four- story addition with a landscaped plaza. The addition included new courts and court support facilities, Sheriff's Department, County administrative offices, and Human Service agencies. The design adhered to the requirements of the historic district where the courthouse resides. State-of-the-art security and communications systems were also planned for the court functions. ADA upgrades and renovations to the existing courthouse building were also completed. L.R. Kimball also provided A/E services for a new parking garage with spaces for approximately 200 cars.

Results

The Blair County Courthouse remained operational during the construction of these additions and renovations and the project was successful. This project was selected by the AIA and ACA for its 1998 Architecture for Justice Exhibition.



The Louwman Museum | Evert Louwman

Objective

To honor his father Piet, who in the early 1930's founded the first Dodge and Toyota dealership in the Netherlands, 1930s, Evert Louwman wanted to showcase the family's extraordinary vintage automobile collection. A gift to the people of the Netherlands, the Louwman Collection is home to the world's largest collection of automotive art compiled by two generations of the Louwman family.

Project Goals

The museum's design needed to complement its historic surroundings: located on a sensitive site near the Queen's Palace in beautiful Den Haag. In addition, the museum needed to include venues for special events to provide additional revenue generation

Solution

The design utilizes industrial building technologies to produce an efficient, economical, and sustainable place for storing and displaying cars. Steeply sloped peaked roofs and dormers, characteristic of traditional Dutch architecture, give the building's exterior the visual aspect of a typical pre-modern carriage house, while breaking down the scale of the overall composition to be sympathetic to a nearby residential district.

Results

The 185,000 square foot museum contains temporary and permanent exhibition galleries, a reception hall, conference facilities, an auditorium, food service facilities, and workshops for conservation and repair of cars.



International Bluegrass Music Museum | Owensboro, KY

Objective

Kentucky is home to many of the great Bluegrass musicians and the Owensboro, KY hosted an annual festival that drew significant crowds. The town felt that a museum dedicated to this most American of music styles would encourage tourists to stay longer in the area.

Project Goals

The goal of the museum was to capture the essence and display memorabilia associated with the founders of the genre. The ability to share audio recordings was a critical element of the project.

Solution

LaPaglia and Associates analyzed existing artifacts and recommended and executed new object acquisition strategies. The firm provided project coordination that included progress reviews, exhibit designer and fabricator selection. LaPaglia & Associates worked closely with exhibit designers to develop a final graphic identity and to complete a draft of all written text for exhibit labels and media script.

Results

By researching and developing a storyline sequence and exhibit conceptual gallery statements, LaPaglia & Associates assembled Interpretive Sourcebooks containing information about objects, documents, photographs and graphics appropriate for exhibits. Throughout the development and planning of the permanent exhibition, LaPaglia & Associates worked closely with staff, board and consultants to ensure a quality visitor experience. The museum was extremely successful and popular, increasing tourism and museum visitors which resulted in the need for a new museum currently under construction.



Thomas J. Boyd Museum | Wytheville, VA

Objective

Wytheville's founding father Thomas Jefferson Boyd was an attorney, mayor, surveyor, builder, hotelier and state legislator. So wide and respected was his influence and contributions to the town, that a museum on Tazewell Street is named in his honor.

Project Goals

The Boyd Museum contains a large collection of artifacts and exhibits on local history, the Civil War and the polio epidemic in Wythe County. The project needed an museum planner to develop a cohesive narrative to tie the diverse collection together.

Solution

LaPaglia and Associates provided interpretive planning, exhibit design and project management and lead museum staff through the process of research, storyline development, artifact and image selection, scripting, design, fabrication and installation. The project was completed in five months with a limited budget.

Results

The project was completed in five months with a limited budget and has been very successful. The town recently received a donation from Boyd family descendants, including an important collection of the textbooks that Thomas J. Boyd had while in the first graduating class from the University of Virginia, and the two portraits of him and his wife as young adults.



Concept Design for a New Museum | Southern Alleghenies Museum of Art

Objective

The museum had, in its 30-year history, outgrown its location in a renovated gymnasium on the campus of Saint Francis University in Loretto. The museum intended to house a permanent collection of artwork and host special exhibitions throughout the year.

Project Goals

L.R. Kimball provided conceptual design services for a new museum for the Southern Alleghenies Museum of Art. High-Performance Integrated Building Design services were provided for this new 43,000 SF community-based art museum.

Solutions

This integrated systems design process incorporated computer-simulated energy modeling utilizing PowerDoe software, systems and materials selections based on Life Cycle Analysis (LCA) comparisons produced on BEES software, the potential for detailed LCA analysis utilizing the Athena Environmental Impact Estimator software, and computer-simulated daylighting analysis utilizing Radiance and Skycalc software. This project was designed as a LEED Gold Level facility and was to be the first community-based visual arts museum in the U.S. to register for LEED certification.

Results

Unfortunately, this project did not proceed to construction due to a lack of funding.



51° Resort | Crave Real Estate Ventures

Objective

Crave Real Estate Ventures wanted to create a 5-star luxury hotel and residential complex in Leukerbad, Switzerland, an Alpine town famous for its natural beauty, within the Loèche les Bains thermal spring area. The area has been known since the Roman times for its thermal waters that pour out at 51° Celsius, or 124° Fahrenheit. The concept of the project was to celebrate the famous water both inside and out, in harmony with the site and surrounding village. In addition, they were seeking to appeal to global trends and market demands in order to drive sales, maximize the target consumer and minimize the negative impact of their expansion.

Project Goals

The property's design needed to pay homage to the iconic chalets of Switzerland and offer 360-degree views of the three great surrounding mountains. Specific project goals called for the creation of a preliminary concept brief and proforma analysis to outline spa positioning recommendations and growth strategy for the initial phase of development, as well as the second phase expansion. By establishing a preliminary concept and development strategy and by assessing the spa business's revenue potential, the layout and design of the property could better support and augment future growth and prosperity.

Solution

The interior design embraces a water theme throughout. Private residences enjoy their own personal spa features in each suite. By positioning 51° as a modern experience of thermal waters, we were able to provide a highly attractive amenity to potential buyers, attract active and social travelers seeking a modern thermal retreat with wellness support, and provide a strategic foundation for hospitality partnership.

Results

The architecture of the buildings rises from a rough stone base of boulders up to glass walls and rustic timbers. The thoughtful design and careful development of the program appeals to winter sports enthusiasts, and hikers, bikers and climbers in summertime. Six Bloomberg International property awards, including Best Development, signify that design is a market differentiator.



Strategic Repositioning Plan | Mii amo, a Destination Spa

Objective

Enchantment Group retained Under a Tree to reposition the property as a world leader in destination spa experiences and drive recognition and revenue opportunities while remaining rooted in the brand pillars and guiding principles. These are stated as: the product and service experiences at Mii amo will clearly deliver on the expectations of Luxury, Authenticity, Place and Programming with each experience a proof point to their focus on creating transformative memories.

Project Goals

Specific goals called for redefining the Mii amo brand, the development of programming that embraced the brand pillars while remaining rooted in a sense of place and driving revenue.

Solution

By repositioning their initial brand pillars and developing rituals and ceremonies that allowed for guests to be guided through their own personal wellness journey, we were able to create the opportunity for Mii amo to tell its story, authentically support the guest experience, and create extended stay packages, thereby increasing guest spend. The research and permaculture design of an indigenous, living plant museum, labyrinth, crystal kiva, and outdoor functional fitness spaces that were surrounded by living food, allowed for both an art component for the property and multiple programming options.

Results

Mii amo was awarded #1 in the Travel and Leisure annual Top Ten Destination Spa award in 2018. The overwhelming success of the programming and packages has resulted in increased revenue. We continue to partner with them to further develop their programming and continue the momentum we've created by offering development and design support for their expansion in 2020, the development of ongoing signature treatments and journeys.



Food Service Upgrade | Albion College, Baldwin hall

Objective

Albion College's sole dining hall was sorely in need of a major overhaul to address an outdated, unattractive and inefficient kitchen and serving area.

Project Goals

The new kitchen needed to be properly- sized and provide appropriately positioned work areas and an efficient work flow. The new server meanders around the attractive dining area and boasts a wealth of display cooking stations, a coffee station, convertible breakfast station, island salad station featuring "ice rocks," Panini Station, American Grille; specialty Deli; and a number of complimentary stations. Durable, upscale finishes with soft curving counters create a "free-flowing" design, with an abundance of circulation space.

This new "state-of-the-

Solution

The new kitchen accommodates all production requirements for the servery, as well as all catering demands for the 1,900 student campus. The new servery meanders around the attractive dining area and boasts a wealth of display cooking stations, a coffee station, convertible breakfast station, island salad station featuring "ice rocks," Panini Station, American Grille; specialty Deli; and a number of complimentary stations. Durable, upscale finishes with soft curving counters create a "free-flowing" design, with an abundance of circulation space.

Results

This new "state-of-the-art" server has been a huge success in the expanded purchase of meal plans for "on campus" students and increased retail sales to commuter students, faculty, and visitors. The expanded menu options, bright/appealing surroundings, expeditious service, and wealth of healthy choice offerings has satisfaction rates higher than ever.



Food Service Upgrade | University of Pittsburgh, Titusville

Objective

A programming and design effort regarding the food service areas within the University of Pittsburgh's J. Curtis McKinney II Student Union Building at the Titusville Campus was undertaken in 2008 that identified a need for a major expansion of the production kitchen, scullery, and dishwashing areas.

Project Goals

To meet evolving student requests for different dining experiences, the incorporation of a new "main street" inspired servery, and a new 2,400 square feet retail food service area to support the 400-student population and large commuter enrollment was designed.

Solution

The new servery offers an abundance of menu items, prepared fresh and in view of the customer, with multiple cooking stations, healthy choice options and grab-and-go selections. The retail area offers an abundance of convenience items, quick sandwiches with extended operating hours.

Results

The net result was an increase in sales, increase in overall efficiency, decrease in labor costs, reduction in energy costs, and a higher rate of return.



Food Service Upgrade | Penn State Altoona Campus

Objective

The Penn State Altoona Port Sky Café's 1970 vintage server was obsolete due to design and functionality issues and was not meeting the needs of their student body.

Project Goals

The main kitchen needed be renovated, primarily limited to the replacement of the mechanical / electrical equipment, with new energy-efficient equipment of the proper size and capacity.

Solution

A new "food court" style servery, adjacent to a "main street" interior campus walkway was the successful result. Easily identifiable stations within the aesthetically-pleasing, "free-flowing" serverys include an Italian Bar complete with wood-fired oven and pasta area; specialty salad area; "all day" breakfast area; American Grille; specialty ice cream and homemade desserts island; multi-faceted Deli; six-pack style bottle cooler; pre-packaged refrigerated and a grab-and-go area.

Results

The renovated and expanded \$2.5 million facility is now considered the gem of the campus and has been a huge success with the students and faculty. The servery design has become the standard for PSU's similar-sized operations. In addition, the new meeting/banquet room, complete with adjacent food service pantry has been an excellent source for additional revenues on campus.



Commercial Kitchen
Photo Credit: RDB Imaging



Training Area / Sheetz Store Interior Replica
Photo Credit: RDB Imaging

New Operations Support Center | Sheetz, Inc.

Objective

When Sheetz, Inc., a convenience-store retailer, decided to relocate their headquarters 19 miles south of Altoona to Claysburg, PA, the company quickly began formulating their vision for an employee-focused, progressive and sustainable building design.

Project Goals

Situated between two protected wetlands, the client wanted to complement the elegant and humble agrarian structures of the western Pennsylvania landscape. Fluidity was a key conceptual driver and the building's plan is based on a simple, flexible, rectangular floor plan that encourages communication and collaboration.

Solution

This design evolved from a dynamic partnership between CDI / L. R. Kimball architects and engineers and Sheetz employees, and spurred a vibrant dialogue. Noteworthy building features include a large, southern-facing porch that allows employees to experience nature during the workday, first-floor test kitchens for Sheetz's own Made-To-Order (MTO) specialty food. The dining experience is conceived as a lodge and is an independent pavilion that extends into the lawn, while a large, southern-facing glazed porch encourages employees to experience nature during the workday, the company added. The most impressive attribute of the property, however, is the adjacent daycare center which includes a family conference room, stroller storage, a children's library, plus classrooms for infants and preschoolers.

Results

Sheetz is a rapidly growing company that cares about its employees, which is why its consistently named among *Fortune's* Best Places to Work. Sheetz Vice President of Design and Construction, Richard Cyman commented on the success of the project, "This landmark office complex accurately reflects our corporate objectives. It is progressive, innovative, and sustainable and the process was truly collaborative. It is an effective tool for helping us to realize our goals for the next 60 years."



Geotechnical Engineering | CVS Pharmacy Retail Store

Objective

Property line site constraints caused the need for a grade separation wall for the development and construction of a new CVS/Pharmacy in Charleston, West Virginia. The wall type and related design was required to balance cost and feasibility of construction due to the structures upslope of the wall and on adjacent properties.

Solution

TRC worked with the owner and the general contractor to determine the most economical and feasible wall type, given the known site constraints. TRC designed a 375-foot long MSE wall to consist of five (5) distinct design sections related to the varying height of the wall. The wall ranged from 3 to 20 feet in height, while the reinforced zone ranged from 8 to 22 feet. TRC obtained samples of the material proposed for use as reinforced backfill for the MSE wall and conducted in-house laboratory testing to determine the drained and undrained strength parameters of the soil. The results of the lab testing were used in the design of the MSE wall. Grading issues were encountered during wall construction which required design revisions.

Results

The revisions were performed expediently with no delay to the project schedule. In order for the on-site excavated material to be re-used as reinforced backfill, TRC also recommended a drainage system be incorporated along the entire length of the wall in order to ensure that detrimental water pressure would not build up at the face of the wall or behind the reinforced zone. This system consists of a composite geodrain placed on the face of the excavated slope, a drainage layer with subdrain pipes along the bottom of the excavation, and a drainage layer directly behind the face of the wall.



Geotechnical Engineering | Kanawha Falls Bridge Rehabilitation

Objective

Conduct a geotechnical investigation associated with the development of rehabilitation and repair options that would help stabilize this historic structure and maintain its longevity comparable to that of a new bridge. The bridge spans a Norfolk Southern Railroad track from the west, the Kanawha River, a CSX Corporation track, and Fayette County Route 13/2 from the east. The total length of the structure is 1001'.

Solution

TRC's geotechnical staff analyzed the existing pier substructures to accommodate additional loading as well as analyzed the need to replace Abutment 1. In addition to an analysis of existing piers, they also performed an analysis and developed recommendations for the following: replacement of Abutment 2; a soldier pile wall for maintaining global stability at Abutment 2; and recommendations for the stabilization of an existing area of instability adjacent to existing Pier 3.

Results

Associated work included the oversight of drilling and sampling, analysis of soil and bedrock conditions, development of foundation recommendations, slope stability analyses and development of recommendations regarding the construction of a soil nail wall. All laboratory testing was performed by TRC's in-house AASHTO/ASTM-certified laboratory.

Section 4.0
Staffing Plan

“The way a team plays determines its success. You may have the greatest bunch of individual stars in the world, but if they don’t play together, the club won’t be worth a dime.”

Babe Ruth

OVERVIEW

We have assembled a team of creative, experienced professionals to plan, design and transform Hawks Nest State Park. The members assigned to this project have worked together on past projects of similar scope and magnitude, ensuring a well-coordinated project approach that responds to not only your technical requirements, budget and schedule . . . but to your aspirational goals as well.

Our team offers:

- > Expertise and skills on projects of similar scope and magnitude that will benefit the WV DNR and Hawks Nest State Park.
- > Experience planning and designing parks and visitor-focused environments - all well up the learning curve regarding best-in-class programming strategies for increasing revenue generation opportunities.
- > Experience interfacing with community stakeholder groups and achieving consensus so the project can move forward.
- > Senior staff with proven experience, complemented by top performers in specific disciplines allowing our team to offer a full range of skills necessary to plan the diverse elements of the project.
- > Open interaction and communication coupled with complete transparency which is essential to successful team performance.

CONSULTANT SELECTION

Our philosophy regarding consultants is to work with the best and most appropriate team for each project and we are pleased to align ourselves with consultants with whom we have worked before and who offer extensive experience working on similar projects to the Hawks Nest Transformation project.



Amy McDonald: Wellness Planning Specialist

Amy is widely recognized as an innovator in transformational health and wellness programming and an expert in merging hospitality and wellness healthcare into integrated profitable business models. As the Wellness Planner on our team, Amy will work with the design team to incorporate health and wellness programs and elements that will help to differentiate Hawks Nest to help attract visitors seeking a holistic wellness experience.



Michael LaPaglia: Museum Planning Specialist

Specializing in the creation, renewal and expansion of museums, Michael has been involved with conceptual development, interpretive planning, exhibit development, design direction and project management for a wide range of cultural projects. As Museum Planner on this project, he will assist in maximizing the impact and educational content to enhance the visitor experience at Hawks Nest Park.



Michael Gioulis: Historic Preservation Specialist

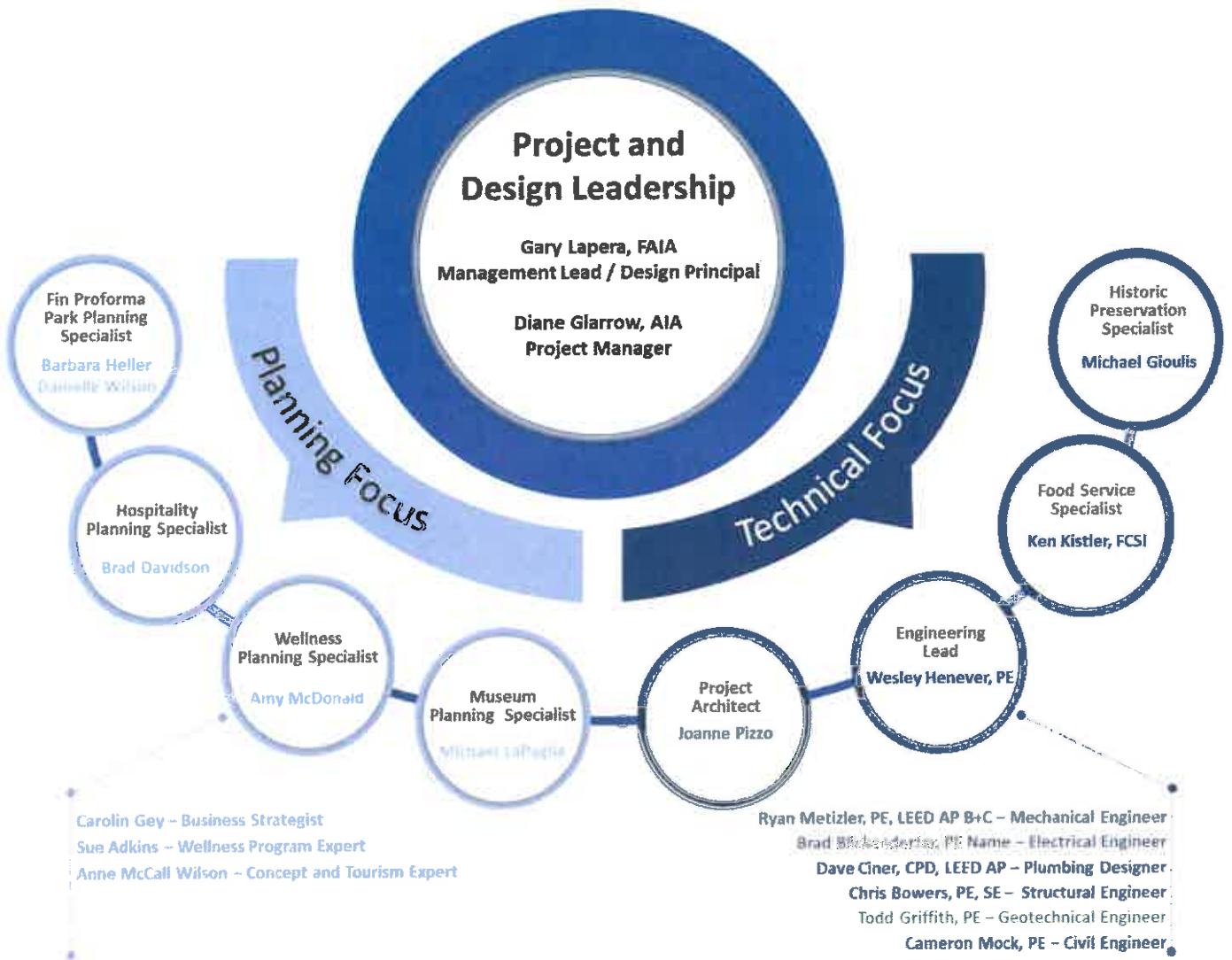
Michael specializes in the preservation of historic structures and the preservation and interpretation of historic sites and has held a contract with the State of West Virginia as their Main Street West Virginia Design Contractor for over 20 years. His firm conducted an architectural and historical survey of all the Civilian Conservation Corps (CCC) constructed resources in sixteen of West Virginia's state parks. As Historic Preservation Specialist on the team, Michael will ensure that all designs are consistent with and enhance the historic integrity of the site.



Ken Kistler: Food Service Planning Specialist

Ken has been associated with the food service industry for over thirty-eight years, specializing in commercial/institutional food service programming and design. As the Food Service Planning Specialist on the team, he will ensure that the catering kitchen design is efficient, cost effective and can support revenue generating events.

PROJECT ORGANIZATION CHART



Resumes for key personnel may be found immediately following this page.



DIANE GLARROW, AIA Project Manager

As CDI/L.R. Kimball's "project management guru", Diane Glarrow brings sure and certain knowledge and over 35 years of experience to every project she is involved with. And, as knowledge + experience = wisdom, Diane's "big-picture" vision keeps complex projects on track, on time and on-budget. Diane, in her role as project manager with extensive expertise in the design of new and renovated commercial and government agency facilities, will manage all technical aspects of your project and serve as the DNR's primary point-of-contact.

Her relevant experience includes:

Firm: CDI / L. R. Kimball

Education:

B.S., Architecture
The Pennsylvania State, University

Registrations:

WV, Registered Architect, 2012
PA, MD, NY, NC, TX, VA

Affiliations:

American Institute of Architects

Commercial / Planning

- > Allegheny County DPW, South Park Master Plan, Pittsburgh, PA
- > Sheetz Inc.
 - Corporate Headquarters and Training Center, Claysburg, PA
 - Renovations to Existing Corporate Offices (Four Buildings), Altoona, PA and Claysburg, PA
 - Architectural/Engineering Services for Prototype Stores, New Stores, and Renovations to Existing Stores in PA, MD, NC, OH, VA, and WV
- > Additions/Renovations to Peoples Natural Gas Park, Johnstown, PA
- > Amici's Ristorante, Banquet Room Renovations, Ebensburg, PA
- > California University Technology Park Hotel/WCRA, California, PA
- > New Hyatt Hotel at the Pittsburgh International Airport, Pittsburgh, PA
- > Hyatt Hotel and Resorts, Pittsburgh, PA
 - Restroom Renovations
 - Restaurant Renovations (Schematic Design through Construction Documents)
- > Penn Highlands Community College, Master Plan, Johnstown, PA
- > McLanahan Corporation, New Office Building, Hollidaysburg, PA

Recreation

- > Boy Scouts of America, Camp Seph Mack Lakefront Lodge Project at Yellow Creek State Park, Indiana County, PA
- > Mount Aloysius College, New Convocation Center, Cresson, PA
- > Cambria County War Memorial Roof Repairs, Johnstown, PA
- > Clarion University, Waldo S. Tippin Gymnasium/Natatorium Replacement Feasibility Study and Athletics Master Plan, Clarion, PA
- > Evolution Sports Science Sudbury LLC, D. J. Bosse Fitness Center, Sudbury, MA
- > PA Department of General Services, Rehabilitation of Existing Marina Docks at Prince Gallitzin State Park, Patton, PA
- > East Hills Recreation Commission, Master Plan for New Recreation and Fitness Complex, Johnstown, PA
- > Oxford Development Company, Artificial Turf Replacement for the Pittsburgh Steelers/University of Pittsburgh Football Field at UPMC Sports Performance Complex, Pittsburgh, PA
- > The Pennsylvania State University, Jeffrey Field Soccer Facility Feasibility Study Revisions, University Park, PA



DANNIELLE WILSON

Park Planning Specialist

As a practitioner and consultant in the recreation industry for more than 15 years, Dannielle Wilson brings strong analytical skills and innovative strategic thinking to clients nationwide. She offers a fresh approach to real world solutions, and a constant focus on revenue management and process improvement.

With a Bachelor's of Science degree in Recreation and Leisure Studies from Winona State University in Minnesota and Master of Science degree in Recreation Administration from Indiana University in Bloomington, she is committed to the role of parks and recreation as a healthy mechanism to balance our busy lives and enhance community well-being. Dannielle's leadership roles in customer service and senior-level management at two park districts have shaped her philosophy of customer-centric decision making and creative managing.

Her professional passions included helping park and recreation agencies reach their full potential through project support, assessments, and trends research. Personal passions include recreating Wisconsin state parks with her family.

Her experience includes:

Consultant

- > Heller and Heller Consulting, Inc., Senior Consultant, 2016 to present

Practitioner

- > West Chicago Park District, West Chicago, IL, Superintendent of Recreation, 2015-2016
- > Carol Stream Park District, Carol Stream, IL, 2006-2015
 - Superintendent of Administrative Services, 2015
 - Recreation Director, 2013-2015
 - Strategic Initiatives Facilitator, 2012-2013
 - Service Team Superintendent, 2009-2012
 - Service Team Supervisor, 2006-2009
- > RecPlex, Village of Pleasant Prairie, WI, Guest Services Director, 2003-2006

Firm: Heller and Heller Consulting

Education:

Master of Science
Recreation Administration
Indiana University

Bachelor of Science
Recreation and Leisure Studies
Winona State University

Memberships and Affiliations:

National Recreation and Parks
Association

Illinois Park and Recreation
Association

Oswegoland Park Foundation Board
Member

NRPA Revenue Development and
Management School Graduate, 2013

Speaking Engagements:

National Recreation and Parks
Association Congress, 2010

Illinois Parks and Recreation
Association annual conference: 2018,
2013, 2011

Ohio Parks and Recreation
Association annual conference, 2018



AMY MCDONALD Wellness Planning Specialist

A 30-year veteran of the spa and hospitality industries, Amy McDonald is widely recognized and sought after as an innovator in transformational health and wellness programming and an expert in merging the best of resort hospitality and urban healthcare into integrated models.

After years of managing several award-winning properties, including the renowned Miraval destination spa in Tucson, Arizona, Amy followed her passion to create authentic health and wellness experiences from the ground up through her own company, Under a Tree Consulting.

Over the last 7 years, working with a diverse blend of seasoned industry experts, Amy leads teams through concept development and execution on an array of projects with global brands such as Four Seasons Hotels and Resorts, Starwood Capital Group, Cirque du Soleil, Bliss and renowned wellness destination Mii amo to ensure that relevant health and wellness services and facilities are designed to support innovative programming and services.

Collectively her team identifies the goals of the business and designs the facility and or programs to ensure; offerings fit the health and wellness needs of the target guest, the fiscal goals and are in alignment with the standards and regulations of each location.

Clients range geographically from Switzerland, China, Mexico and Canada and are typically privately held companies with a strong commitment to preventive health and optimal aging.

Her accomplishments have received acclaim in such publications as Travel + Leisure and Condé Nast Traveller, while her personal expertise has been cited in O, The Oprah Magazine, Harper's Bazaar, and Real Simple among others. She is also a frequent guest speaker on health and wellness trends, sustainability and merging healthcare with hospitality.

Her relevant experience includes:

- > Strategic Development/Positioning: Mii amo, a destination spa, Sedona, AZ
- > Land Management/Development: Rancho Cacachilas, El Sargento, Baja California Sur, Mexico
- > Creative: 51° spa residences, Leukerbad, Switzerland
- > Design Development:
 - Four Seasons, multiple properties
 - Two Bunch Palms (Desert Hot Springs, CA, US)
 - Terrain at Styers (Philadelphia, PA, US)
 - Turtle Bay Resort and Nalu Kinetic Spa (HI, US)
 - Chablé Resort (Chocholá, Mexico)
 - Le Guanahani (St Bart's, FVI)
- > Feasibility Studies:
 - Four Seasons, multiple properties
 - Fairmont Chateau Lake Louise (AB, CA)
 - Hotel Californian (Santa Barbara, CA, US)
- > Terrain at Styers (Philadelphia, PA, US)

Firm: Under a Tree

Affiliations:

Global Wellness Institute: Chair of Hot Springs Initiative, Member of Sustainability Initiative

Board Member of Global Halotherapy Solutions

Speaking Engagements:

2017-2015, Led panel at Global Wellness Summit of Global Hot Springs Experts (GWS)

2016, Presented at the Economy for the Center for Responsible Travel (CREST) on Wellness and the impact of sustainability on the Economy

2015, Global Wellness Summit, Led Interview & presented on the Business of Entertainment with Cirque du Soleil

2014, Presented at Professional Spa Conference, London, UK on How to Implement Wellness Successfully into Diverse Hospitality Businesses

2014, Presented at Washington Spa Alliance on Water and Wellness



Firm: Under a Tree

SUE ADKINS **Wellness Program Expert**

Sue Adkins brings over 30-years of experience in the wellness programming and hospitality industry with a background focused in operations and development.

For 17 years Sue worked at Miraval Resort & Spa in Arizona in several management capacities. As the Director of Programs, she provided leadership, staff training, program development, and brand/culture direction for this award-winning destination spa.

As a consultant, she is sought out for her unique perspective on the wellness market and ability to create meaningful experiences that embrace a sense of place and allow the guest to flourish while growing revenue opportunities.

In her most recent role as Vice President of Program Development with Miraval Group, she evaluated suitability for partnerships and real estate locales for the brand, assessed spa and programming operations, developed brand training initiatives, and lead program development companywide; notably in support of the company's initiative to add full-service Miraval resorts in key destination markets and Miraval Life in Balance Spas in submarkets.

Her relevant experience includes:

Wellness Program Development / Recreational

- > Miraval Resort & Spa, Tucson, AZ
- > Travaasa Experiential Resorts, Austin, TX
- > Monarch Beach Resort, Orange County, CA

MICHAEL LAPAGLIA Museum Planning Specialist



Firm:

Michael LaPaglia & Associates

Education:

Bachelor of Art, Political Science
Emory University

M.F.A, Theatre Design and Production
University of North Carolina
Chapel Hill

Affiliations:

Alabama Museums Association
Louisiana Association of Museums
Mountain-Plains Museums Association
Southeastern Museums Conference
Tennessee Association of Museums
Virginia Association of Museums

Michael S. LaPaglia has consulted with community-based non-profits; federal, state and local government agencies; corporations; cultural organizations; and High-net-worth individuals throughout the nation regarding historical treasures, interpretative opportunities and unique experiences.

From the Smithsonian Institution, to small towns throughout the country, Michael has worked with government budgets, grant funding, and private contributions to craft public spaces and conversations surrounding history, culture, technology, everyday life and momentous events.

Michael's cultural and museum clients include:

Museums

- > Alabama Museum of Natural History
- > Aliceville Museum
- > American Museum of Faith
- > The American Jazz Museum
- > Bible Museum on the Square
- > Birmingham History Center
- > Booth Western Art Museum
- > Delta Blues Museum
- > Fort Worth Museum of Science & History
- > Georgia State Museum of Science & Industry
- > Henry B. Plant Museum
- > International Bluegrass Music Museum
- > Jackson Hole Historical Society & Museum
- > Kentucky Derby Museum
- > Littleton Historical Museum
- > Louisville Slugger Museum
- > National Civil War Museum
- > National Cowboy & Western Heritage Center
- > National Cowgirl Hall of Fame
- > National Museum of American History
- > National Museum of the Civil War Soldier
- > National Railroad Hall of Fame
- > Northeast Mississippi Museum
- > Old Capital Museum of Mississippi History
- > Oren Dunn Museum
- > Paul W. Bryant Museum
- > Peoria Historical Society
- > Richard Petty Museum
- > Scurry County Museum
- > Smithsonian Institution
- > Spartanburg County Museum of Art
- > Texas Energy Museum
- > Thomasville Cultural Center
- > Western North Carolina Historical Assoc.



WESLEY HEVENER, PE Lead Engineer

Wesley is a registered professional engineer, with a BS and MS in Civil Engineering along with a Master's in Business Administration from West Virginia University. He brings over 16 years of experience and expertise in the transportation industry through project management, bridge design, and inspection. He has been involved with the management and design of a wide array of transportation projects varying in complexity and delivery methods including large design-build projects. In addition to design, he brings experience and expertise with NBIS bridge inspections having recently served as the Project Manager for the Veteran's Glass City Skyway Bridge in Toledo, OH. Wesley assists our team in the growth of our multi-discipline operations throughout West Virginia. His relevant project experience includes:

Firm: CDI / L. R. Kimball

Education:

MBA, West Virginia University

MS, Civil Engineering
West Virginia University

BS, Civil Engineering
West Virginia University

Registrations:

- WV, Professional Engineer, 2008
- Registered Professional Engineer in 10 Other States
- ODOT AASHTOWare BrDR Seminar and Training, 2015

Affiliations:

- American Council of Engineering Consultants (ACEC) - Director for Joint Transportation Committee
- West Virginia Chamber of Commerce
- West Virginians for Better Transportation

- > Charleston Riverfront Park Design
City of Charleston, Kanawha County, WV
Design Engineer to perform the coordination of the design of the retractable canopy foundations and design specifications. In addition, he served as the Engineer of Record for the conceptual structural drawing plans for the design-Build contract. He also worked on the layout of the two retaining walls for the Overlook structure, including design and detailing, and performed the anchor bolt calculations to verify the design loads met defined bolt dimensions and configurations. Additionally, responsible for the design of the foundations and anchor bolts for the 18" diameter sign poles along the project and the coordination and completion of the US Army Corp of Engineers permit application for a proposed boat dock structure to be located within the Kanawha River.
- > Marion County Visitor's Center, West Virginia Division of Highways, Marion County, WV
Design Engineer responsible for the shop drawing review of all structural components related to the project in addition to coordination of the other review for architectural, electrical, and ventilation drawings with responsible design personnel.
- > Victory Storage Facility, West Virginia Division of Highways, Lewis County, WV
Design Engineer responsible for the coordination and completion of various WVDOH permits for the right-of-way transfer of land along County Route 8/1 to Chesapeake Energy and coordinated the permit process for water well abandonment permit and flood plain coordination with the area director.

Additional Experience with the West Virginia Division of Highways

- > Henrietta Bridge – Calhoun County, WV
- > US Route 35 P3 – Mason County, WV
- > Coalfields Expressway P3 – Wyoming County, WV
- > Admiral T.J. Lopez Bridge - Kanawha County, WV
- > Kanawha Falls Bridge - Fayette County, WV
- > Thomas Buford Pugh Bridge - Fayette County, WV
- > Bridge Street Bridge - Taylor County, WV



MICHAEL GIOULOUT Historic Preservation Specialist

Michael started his own consulting practice in 1984 and works on a wide range of historic preservation projects for many types of clients. He is fully versant in interpreting standards for the rehabilitation of existing and historic buildings and meets the Secretary of the Interior's professional qualifications for Architectural Historian as outlined in 36 CRF 61 through the West Virginia Division of Culture and History, State Historic Preservation Office. This certification assures that the Gioulis firm is qualified and has a background in the performance of historic preservation in accordance with specified standards.

Firm:

Michael Gioulis Historic Preservation Consultant, Inc.

Education:

Bachelor of Science in Architecture;
Bachelor of Science
City University of New York, City College

Ongoing workshops, conferences and training related to advancements in historic preservation and tax incentives for historic rehabilitation

Registration:

Certified Architectural Historian under 36 CRF 61 through WV Division of Culture & History, SHPO

Affiliations:

West Virginia Preservation Alliance Board Member

Speaking Engagements:

National Main Street Conferences
Preservation Alliance of West Virginia
Shepherd College
Pittsburgh Art Institute
City University of New York, Hunter
Charleston College of Graduate Studies

Publications:

Wonderful West Virginia
Goldenseal
WV Encyclopedia and E-Encyclopedia
Historic Resource Surveys in WV
Tax Credits for Historic Properties
Courthouses of WV Documentary
Home Grown Video
Downtown Property Owner's
Maintenance Manual

Mike's expertise includes rehabilitation projects, master plans, building analyses, design guidelines, tax credit applications, Section 106 proceedings, National Register nominations, historic surveys, and grant applications and management. He has been the Design Consultant to the Main Street West Virginia Program since 1988. His Main Street services relating to design assistance programs for downtown structures have resulted in over 1,000 individual design projects, as well as numerous workshops, committee trainings, resource team visits and technical assistance responses.

His relevant experience includes:

- > Architectural and Historical Survey, Civilian Conservation Corps Resources, Multiple Locations, WV
- > Historic Structures Report / Master Plan, Cass Scenic Railroad Historic Park, Cass, WV
- > Historic Resource Surveys
Reconnaissance and intensive surveys to document existing resources in cities, towns, and counties; New Deal Era resources in Monongalia County; and CCC resources in selected WV state parks and forests.
- > WV Main Street/On Trac Program
Design assistance for 20+ communities including rehabilitation recommendations, consulting, conceptual design drawings, workshops, committee training, resource team visits, technical assistance response. Annual contract since 1988
- > Section 106 Reports
Review and documentation for projects including federal, state, and municipal buildings; housing projects; commercial buildings; flood mitigation areas; mine sites; schools; refuse piles; railroad depots; coal company stores; and individual properties.
- > Courthouse Projects
Rehabilitation recommendations for exterior and interior work, master plans, facilities studies, ADA compliance, and renovation designs for courthouses and courtrooms.



BRAD BLICKENDERFER, PE **Electrical Engineer**

Firm: CDI / L. R. Kimball

Education:

B.S., Electrical Engineering
University of Pittsburgh
at Johnstown

Registrations:

WV, Professional Engineer, 2012

Professional Engineer in Seven
Additional States

Brad has 20 years of experience in electrical, lighting, telecommunications, and security systems design for new construction and renovation projects. His responsibilities include site inspections and field surveys, cost estimating, coordination of various building systems with electrical and lighting requirements, preparation of reports and specifications, and ensuring compliance with all applicable codes and equipment specifications.

Brad's responsibilities during the construction administration phase include shop drawing/submittal processing, review of value engineering and change order requests, and punch lists.

Brad's experience includes a wide variety of project types including commercial, recreational, and industrial, education and sports, hospitals, office buildings, correctional facilities, institutional facilities. Brad's relevant project experience includes:

- > Bimbo Bakeries USA, Distribution Center Study, Rand, WV
- > Southern Alleghenies Museum of Art, Archive Storage Expansion, Loretto, PA
- > Allegheny County Department of Public Works,
 - New South Park District 5 Warehouse, Pittsburgh, PA
 - South Park Master Plan, Pittsburgh, PA
- > North Central Recreation Center, Complete Electrical Design of New Ice Arena (Ebensburg Skate Park), Ebensburg, PA*
- > Sheetz, Inc., New Corporate Headquarters and Training Center, Claysburg, PA
- > New Stadium and Athletic Fields Master Plan, Armstrong School District, Kittanning, PA
- > Jamestown Ice Arena, Jamestown, Complete Electrical Design of New Dual Surface Ice Arena, NY*
- > Hancock County, WV, New Office of Emergency Management/911 Center and Health Department Building Complex, New Cumberland, WV
- > Armstrong School District, New Stadium and Athletic Fields (Schematic Design through Construction Documents), Kittanning, PA
- > Department of the Air Force, 911th Airlift Wing IDIQ Contract, Coraopolis, PA
 - Repair Airfield Lighting (East and West Apron)
 - Repair/Add to Security Forces Building 221
- > PA Department of General Services, New Armstrong County Maintenance Facility, Salt and Equipment Storage Buildings and Site Development (Schematic Design), Kittanning, PA

*Indicates project experience prior to joining CDI/L.R. Kimball

CAMERON MOCK, PE Civil Engineer



Firm: CDI / L. R. Kimball

Education:

BS, Civil Engineering Technology
University of Pittsburgh at
Johnstown, 1977

Registrations:

WV, Professional Engineer, 1985

Registered Professional Engineer in 6
Additional States

Cameron is a Civil Engineer with over 40 years of experience on a variety of project types. His expertise includes water/wastewater and land development projects including water systems, sewerage systems, site development, stormwater management, hydrology, hydraulics, and complicated updates to water treatment plants and sanitary sewer systems. Additional experience includes highway design, earth sciences, erosion and sedimentation control, mine permitting, mine waste disposal facilities design and permitting, municipal engineering, engineering surveying, construction inspection, and construction contract management.

Cameron's relevant project experience includes:

- > PA Turnpike Commission, Open-End Contract for A&E Services
 - New Kegg Maintenance Facility, Manns Choice, PA
 - Bowmansville Maintenance Feasibility Study, Bowmansville, PA
- > PA Department of General Services, Various, PA
 - New Armstrong County Maintenance Facility, Salt & Equipment Storage Buildings, and Site Development (Schematic Design), Kittanning, PA
- > United States Gypsum Corporation
Synthetic Gypsum Auxiliary Storage Shed, Washingtonville, PA
- > Indiana County Board of Commissioners
Hoodlebug Trail Extension Consulting Services, Indiana, PA
- > Jefferson County Board of Commissioners, Jefferson County, PA
Parks Master Plan Study Contract Agreement, Cloe Lake Project
- > City of Pittsburgh, North Shore of the Ohio River Trail, Pittsburgh, PA
- > Borough of Franklin, Engineer of Record
Sanitary Sewer Improvement Project, Cambria County, PA
- > Upper Stonycreek Joint Municipal Authority, Somerset County, PA
 - Sewage Treatment Plant Upgrade and Expansion
 - Sanitary Sewer System Improvements Project
- > Cambria Township Sewer Authority, Cambria County, PA
 - Colver Wastewater Treatment Plant Upgrade
 - Sanitary Sewer System Improvements Projects
- > Municipal Authority of the Borough of Ebensburg, Cambria County, PA
 - Sanitary Sewerage Projects
 - Water System Improvement Project
- > City of Bethlehem, Bethlehem CSO-012 Relocation
Northampton County, PA
- > Johnstown Redevelopment Authority
Interceptor Evaluation, Johnstown, PA
- > City of Johnstown, Sanitary Sewer Evaluation, Johnstown, PA



TODD GRIFFITH, PE Geotechnical Engineer

Firm: TRC Engineers, Inc.

Education:

Master of Science, Civil Engineering,
Geotechnical Specialization
Virginia Tech

Bachelor of Science, Civil Engineering,
West Virginia University

Registrations:

WV, OH, PA, KY, MD
OSHA 30-Hour Occupational Safety
and Health Training

Affiliations:

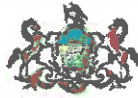
American Council of Engineering
Companies - WV Geotechnical
Committee

Mr. Griffith possesses more than over 13 years of geotechnical engineering experience on projects involving site and subsurface investigations, slope and excavation stability analyses, reinforced soil slope design, foundation design for bridges, buildings and retaining structures, engineering during construction, laboratory testing, and stream bank erosion mitigation. He is responsible for managing geotechnical projects for which he plans and develops field explorations and laboratory testing programs, as well as the preparation of project reports, proposals, and cost estimates. He additionally offers extensive knowledge and experience with working in the Pennsylvania aged New River formation which underlies the Charleston, WV area and is comprised predominantly of sandstone.

Associated computer software expertise includes: **Seep/W and Slope/W** - Seepage and Slope Stability analysis using Geoslope Software; **ReSSA 3.0** - Reinforced soil slope design using ReSSA 3.0 (Reinforced Soil Slope Analysis); **Microstation / AutoCAD** - Basic drawing and design functions of computer-aided drafting and design; **gINT version 8** - Presentation of boring information and laboratory testing information using gINT; and **DigiPro 2** - Analysis and presentation of data obtained from inclinometer readings.

Examples of his relevant experience include:

- > Parkersburg Riverfront Park, Parkersburg, WV
- > Camp Washington Carver Stage and Support Building, Fayetteville, WV
- > American Electric Power Pax Branch Substation, Pax, WV
- > Natural Gas Power Plant, Follansbee, Brooke County, WV
- > New Creek Wind Farm, New Creek Mountain, Grant County, WV
- > Beech Ridge Wind Farm, Greenbrier County, WV
- > Perkins Compressor Station, Doddridge County, WV
- > US Route 35 Public Private Partnership, Putnam & Mason Counties, WV
- > Coalfields Expressway Public Private Partnership, Wyoming County, WV
- > Kanawha Falls Bridge Rehabilitation, Fayette County, WV
- > Bridge Street Bridge Replacement, Taylor County, WV
- > Wellsburg Bridge Public-Private Partnership Project, Wellsburg, WV and Brilliant, OH
- > Tri-State Airport Access Road Retaining Wall / MALSR Road Slope Repair projects, Huntington, WV



BUREAU OF PROFESSIONAL AND OCCUPATIONAL AFFAIRS

P. O. Box 2649

Harrisburg, PA 17105-2649

07/02/2018

License Information

BRAD STEVEN BLICKENDERFER

Nicktown, Pennsylvania 15762

Board/Commission: State Registration Board for Professional Engineers, Land Surveyors and Geologists

Status Effective Date: 01/05/2016

LicenseType: Professional Engineer

Issue Date: 07/28/2006

Specialty Type:

Expiration Date: 09/30/2019

License Number: PE073716

Last Renewal: 09/25/2017

Status: Active

Disciplinary Action Details

No disciplinary actions were found for this license.

This site is considered a primary source for verification of license credentials provided by the Pennsylvania Department of State.



The West Virginia Board of Architects

certifies that

DIANE C. GLARROW

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

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

Certificate Number 4454

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



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

Board Administrator

Section 5.0

Approach and Methodology

“A goal without a plan is just a wish.”

Antoine de Saint-Exupéry

Author

OVERVIEW

The CDI / L. R. Kimball team will take a collaborative approach throughout the programming and design process and foster an open dialogue regarding the project. Listening, discussing, challenging, and discerning are key elements of our process. By understanding your physical and cultural context, we establish critical drivers that will make your project successful in ways that are meaningful to you. Good design is always sustainable, and this motto guides us in both the spatial development of a project as well as its physical realization.

Our team will be highly involved during all phases of a project and we maintain continuity in the project staffing from the kick-off meeting to the close-out visit implementing a process of solid, proven practices and procedures during all phases of the work. We outline our approach and methodology below.



Visioning is the act of articulating your **future**.

Why envision the future? In order for our team to transform Hawks Nest State Park into a ‘Next Generation’ State Park, we need to explore options for what the visitor experience can look like, feel like and be like. We need to understand how you want to be viewed by the community, and what your desired intended outcomes will be.

Our team will use a Value Tree approach to identify your aspirational goals and codify the Vision for the transformed Hawks Nest Park. The Value Tree provides a framework for decision making and contributes to achieving stakeholder consensus around what’s most important to the WV DNR.

The Visioning Session will include key members of the WV DNR, Hawks Nest operating staff and the specialty consultants (Hospitality, Wellness, Park Planning, Museum) we have included on our team. The discussion will result in the development of an overall park vision, and how the Museum and Pavilion will align with the transformed Hawks Nest vision.

Gaps in alignment between strategy and facility design will be quickly revealed through the Value Tree process—providing a higher level of focus around design decisions that will support your transformation process. It becomes a filter through which all design decisions are viewed.



Framing the **Design Brief** provides a **roadmap** for design alternatives.

During the design process we will engage in open, honest conversations with you about your budget, space requirements and overall expectations. Often, clients will discover that some of their desires or needs are in direct conflict with their budget or other goals. Talking about the way your current facility meets or fails to meet your needs will give insight as to how your project will come together. The end result of the programming phase will be a roadmap to guide the development of design alternatives: The Design Brief should address the following issues:

Function - How will the new spaces support the transformation of Hawks Nest State Park?

- > People
- > Activities
- > Relationships

Form - What needs to be done to transform it to better meet your current and future needs?

- > Existing Conditions
- > Quality of Finishes
- > Acoustics

Cost - How much will it cost, now and over time? What aesthetic quality are you looking for?

- > Initial budget
- > Operating costs
- > Life cycle costs

The resulting Design Brief will include a review of recommended architectural and engineering recommendations generated by the team, and address marketing approaches, increasing tourism visitation, improving revenues, leveraging technology, and ensuring streamlining processes and operations as a result of the A/E recommendations. Another essential element of the Design Brief will be identifying the impact of improvements on ongoing park operations and maintenance activities.

**“Research is formalized curiosity.
It is poking and prying with a purpose.”**

*Nora Zeale Hurston
Author*



Communication and connectivity is critical to collective **creativity**.

Today's business environment demands that people stay connected. And technology has transformed the way every business operates. Clients demand expertise and want it delivered cost effectively. The members of the CDI / L. R. Kimball team have worked for clients around the world. We manage timelines, project deadlines, client expectations and build and maintain successful teams and happy clients by leveraging technology. We do this to be efficient, reduce costs for our client and ensure we have the best team of experts regardless of their geography.

We meet the client where they are and offer options; conference lines, skype meetings, screen sharing, google hang outs, zoom meeting – every client has a different culture and level of comfort. Our team will accommodate to meet your needs. CDI / L. R. Kimball uses state-of-the-art file sharing platforms that allow project files and drawings to be accessed and viewed with out design software. This allows facilitates input and review by all team members wherever they may be located.



Keeping Hawks Nest Park **operational** will be our focus during **construction administration**.

We understand the need to maintain Hawks Nest State Park operations during the renovation. CDI / L. R. Kimball 3 brings extensive experience with working in occupied environments, having designed and provided Construction Administration services for similar renovations for academic, municipal and state clients.

During construction, we take a pro-active approach maintaining a frequent on-site presence. We actively participate in assisting the General Contractor in identifying and addressing any stumbling blocks that may be encountered. Our team will focus on the swift turnaround of submittals and RFI's in order to help maintain the project schedules working with the contractor to ensure a successful on time completion of projects. We also recognize that a project does not end at substantial completion. Contract close-out, move-in and other related activities are just as important as earlier ones. Our team will remain attentive during this period ensuring that the projects design goals are successfully realized. We will review close-out materials and provide record documents that will assist in the future use of these buildings.




Quality control begins on day **one**.

As Project Manager, Diane Glarrow will be responsible for Quality Control and she will meet regularly with the entire team to ensure that the scope of work is accurately and professionally completed. Continuous communications through face-to-face project meetings, carefully prepared minutes and a variety of means of electronic communications serve to avoid misunderstandings.

As the project continues through the various stages of development, Diane will track critical issues and details. Prior to completion of Contract Documents, she will have reviewed and assisted in the coordination between all consultants. As this project proceeds into construction, Diane will continue her involvement to ensure the completed project fulfills the team's and the design intent.

The CDI / L. R. Kimball will utilize the following tools to facilitate the quality assurance process:

- > *Design and Program Criteria Checklist:* This checklist, whose completion is part of the schematic design process, establishes all the code and construction criteria for the project, as well to confirm the program against the schematic design (i.e., existing, types of construction, separation required etc.)
- > *Construction Documents Checklist:* These checklists provide content and coordination for open issues and/or progress critical issues during CD production.
- > *Periodic Constructability Review:* Reviews at 100% DD and 50% CD's to ensure constructability of the building, systems and detailing.
- > *Consultant Coordination Charrette:* All consultants convene at the completion of DD documents and at 90% CD's for an intensive overlay of coordination meetings. These two intensive sessions will be in addition to regular coordination meetings among the design team, made to facilitate the ongoing integrated development of the design.
- > *Designer Review of Shop Drawings:* In addition to construction administration personnel, designers responsible for the project shall review pertinent shop drawings to ensure functional and aesthetic continuity.



Section 6.0
Required Forms



State of West Virginia
 Expression of Interest
 Architect/Engr

Procurement Folder : 463508

Document Description : A/E Services for Hawks Nest CCC Museum and Pavilion

Procurement Type : Agency Contract - Fixed Amt

Date Issued	Solicitation Closes	Solicitation No	Version	Phase
2018-06-26	2018-07-31 13:30:00	AEOI 0310 DNR1800000007	1	Draft

SUBMIT RESPONSES TO:	VENDOR
BID RESPONSE DIVISION OF NATURAL RESOURCES PROPERTY & PROCUREMENT OFFICE 324 4TH AVE SOUTH CHARLESTON WV 25303-1228 US	Vendor Name, Address and Telephone CDI-Infrastructure, LLC dba L.R. Kimball 615 West Highland Avenue Ebensburg, PA 15931 814-419-7898

FOR INFORMATION CONTACT THE BUYER
 Angela W Negley
 (304) 558-3397
 angela.w.negley@wv.gov

Signature X 

FEIN # 27-2620523

DATE July 25, 2018

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

STATE OF WEST VIRGINIA
Purchasing Division

PURCHASING AFFIDAVIT

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

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

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

DEFINITIONS:

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

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

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

AFFIRMATION: By signing this form, the vendor's authorized signer affirms and acknowledges under penalty of law for false swearing (W. Va. Code §61-5-3) that: (1) for construction contracts, the vendor is not in default on any monetary obligation owed to the state or a political subdivision of the state, and (2) for all other contracts, that neither vendor nor any related party owe a debt as defined above and that neither vendor nor any related party are in employer default as defined above, unless the debt or employer default is permitted under the exception above.

WITNESS THE FOLLOWING SIGNATURE:

Vendor's Name: CDI-Infrastructure, LLC dba L.R. Kimball

Authorized Signature: _____ Date: _____

State of Pennsylvania

County of Cambria, to-wit:

Taken, subscribed, and sworn to before me this 25 day of July, 2019.

My Commission expires 8/18, 2019.

AFFIDAVIT COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
Carol A. Merryweather, Notary Public
Ebensburg Boro, Cambria County
My Commission Expires Aug. 18, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

NOTARY PUBLIC

Carol A. Merryweather

Purchasing Affidavit (Revised 01/19/2018)

SOLICITATION NUMBER: AEOI DNR18*07

Addendum Number: No. 1

The purpose of this addendum is to modify the solicitation identified above to reflect the change (s) identified and described below.

Applicable Addendum Category:

- Modify bid opening date and time
- Modify specifications of product or service being sought
- Attachment of vendor questions and responses
- Attachment of pre-bid sign-in sheet
- Correction of error
- Other

Description of Modification to Solicitation:

Addendum issued to publish and distribute the attached documentation to the vendor community.

1. Attachment A

Additional Documentation: Documentation related to this Addendum (if any) has been included herewith as Attachment A and is specifically incorporated herein by reference.

Terms and Conditions:

1. All provisions of the Solicitation and other addenda not modified herein shall remain in full force and effect.
2. Vendor should acknowledge receipt of all addenda issued for this Solicitation by completing an Addendum Acknowledgment, a copy of which is included herewith. Failure to acknowledge addenda may result in bid disqualification. The addendum acknowledgement should be submitted with the bid to expedite document processing.

SOLICITATION NUMBER: AEOI DNR18*07

Addendum Number: No. 1

Attachment A

1. In regard to the Hawks Nest CCC Museum and Pavilion:

Will there be any need for an environmental or site/civil consultant on this project?

The owner knows of no environmental permits that would be necessary for this project. There are parking and drainage considerations as well as utility and infrastructure items that will need attention. While these items are not the largest areas of professional responsibility, a civil/site team member will be necessary.



L.R. Kimball

500 Corporate Landing Road
Suite 200
Charleston, WV 25311
304-746-3500

July 31, 2018

Ms. Angela White Negley
West Virginia Division of Natural Resources
Property and Procurement Office
BID RESPONSE
324 4th Avenue
South Charleston, WV 25303

**RE: Request for A/E Expression of Interest for Hawks Nest CCC Museum and Pavilion
Solicitation No. AEOI DNR 18*09**

Dear Ms. Negley,

On behalf of CDI-Infrastructure, LLC dba L.R. Kimball (CDI / L.R. Kimball), we are pleased to submit our qualifications to provide A/E services for the Hawks Nest CCC Museum and Pavilion.

We believe this project at Hawks Nest State Park is an opportunity to re-vitalize the concept of a State Park. It gives the West Virginia Division of Natural Resources the opportunity to raise the park's profile as a destination for not just leisure activities but also as a place where small business conferences can take place in unique surroundings.

To successfully transform the Hawks Nest State Park requires a world-class team with diverse skill sets – something that is very difficult to find in a single organization. We have assembled a team of creative, experienced professionals to plan, design and transform Hawks Nest State Park.

Our team has worked together on past projects of similar scope and magnitude, ensuring a well-coordinated project approach that responds to not only your technical requirements, budget and schedule . . . but to your aspirational goals as well.

We invite your thorough review of our qualifications and look forward to the opportunity to present our team and approach at a formal interview.

Kind regards,

A blue ink signature of Gary J. Lopera.

Gary J. Lopera, FAIA
Vice President
CDI-Infrastructure, LLC dba L.R. Kimball
Gary.Lopera@cdicorp.com
T: 609-510-772

A blue ink signature of Wesley Hevener.

Wesley Hevener, PE
Transportation Practice Leader
CDI-Infrastructure, LLC dba L.R. Kimball
Wesley.Hevener@cdicorp.com
T: 304-746-3565



L.R. Kimball

500 Corporate Landing Road
Suite 200
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Kind regards,

Gary J. Lapera, FAIA
Vice President
CDI-Infrastructure, LLC dba L.R. Kimball
Gary.Lapera@cdicorp.com
T: 609-510-772

Wesley Hevener, PE
Transportation Practice Leader
CDI-Infrastructure, LLC dba L.R. Kimball
Wesley.Hevener@cdicorp.com
304-746-3565

Section 7.0

CDI / L. R. Kimball Brochure



®

L.R. Kimball



**Extraordinary outcomes are
the result of exceptional people.**

Founded more than a half-century ago, CDI / L.R. Kimball is recognized as one of the nation's leading architecture and engineering firms offering multi-disciplinary services to a diverse range of public and private-sector clients.

CDI / L.R. Kimball is headquartered in Pennsylvania with additional offices in West Virginia, Texas, New Jersey and Louisiana.

Infrastructure touches every aspect of our lives – the schools where our children learn; the offices and factories where we work; the bridges, highways and airports that connect our communities; the water treatment plants and stormwater facilities that keep our families safe – are all critical elements that enhance our quality of life.

At CDI / L.R. Kimball, we guide you from concept design through project completion. But through it all, one thing is constant: our commitment to quality and safety.

CDI / L.R. Kimball: Creating infrastructure that builds community.



Architecture & Engineering



- Architecture
 - Master Planning
 - Urban Design
 - Building Design
 - Interior Design
 - Sustainable Design
 - Facility Assessments

- Facilities Engineering
 - Mechanical
 - Electrical
 - Structural
 - Fire Protection

Civil Engineering



- Stormwater Facilities
- Wastewater Engineering
- Brownfield Development
- Dams and Waterways
- Erosion Control

- Solid Waste Consulting
- Demolition Consulting
- Land Development
- Railroad Sidings
- Water Resources

Highways, Bridges, Environmental & Traffic



- Land Use / Zoning Permit Reviews
- Hazardous Waste Investigations
- Design / Build Bridge Engineering
- Traffic Impact Studies (TIS) and Traffic Impact Assessment (TIA)

- Corridor Access Management Studies
- Wildlife Habitat Evaluations
- Erosion and Sediment Pollution Control / NPDE
- Certified Bridge Safety Inspectors (CBSI)

Airports



- Design
- Management
- Operations
- Business Planning
- Wildlife Hazard Assessment

- Airfield Obstruction Analysis
- Airfield and Landside Design
- Navigational Aid Coordination
- Hangar Building Design

Geosciences



- Geotechnical
 - Stockpile
 - Drilling
 - Material Testing

- Geosciences
 - Survey
 - Mapping
 - Photogrammetry

Building relationships one project at a time with expertise you can depend on.

For over 65 years, we have advocated for our clients and built enduring relationships focused on helping each client achieve their goals.

CDI / L.R. Kimball has been successful across a wide variety of businesses including public and private organizations; federal, state and local government agencies; as well as private industry organizations in the following sectors:

- Highways, Bridges, Environmental & Traffic
- Commercial / Industrial
- Education
- Sports & Recreation
- Corrections / Justice
- Government
- Civil Engineering
- Geosciences
- Water Resources

We work collaboratively with clients and embrace a “one team” attitude that helps us anticipate and resolve project opportunities and challenges. And we pride ourselves on delivering those solutions on time and on budget.

Our client-focused project approach has helped us build our reputation as a thought leader in architecture and engineering.

Every project is grounded by a core team that guides our clients through each project phase. As with any endeavor, seasoned leadership is crucial to success. At CDI / L.R. Kimball, our Market Segment Leaders and Project Managers are the lynchpins to our success.

Our senior leadership is our client’s greatest advocate as well as dedicated stewards of their resources. This highly regarded group of professionals is the reason that many of our clients have been with us for decades.



West Virginia Department of Highways
I-470 Approach Bridge Rehabilitation
City of Wheeling, Ohio County, WV



Pennsylvania Turnpike Commission
Mon/Fayette Expressway
Pennsylvania



PennDOT, District 9-0
Pemberton Bridge Rehab
Warriors Mark Township, PA



Johnstown Galleria Interchange
Johnstown, PA



Rapid Bridge Replacement P3 Project
12 Bridge replacements across Districts
11-0, 12-0, 10-0, 2-0, 9-0, 8-0, and 6-0

“ The CDI / L.R. Kimball team did an excellent job providing design plans, bid documents, securing permits and overseeing construction. This project was funded in part by PennDOT and the County, and CDI / **L.R. Kimball clearly demonstrated their thorough understanding of the PennDOT process.**”

Brett Hollern
Trail Manager
County of Somerset, PA



*Pittsburgh International Airport - Various Projects
Pittsburgh, PA
Photo Credit - Pittsburgh International Airport*



*Williamsport Municipal Airport Authority
Runway 9-27 Approach Improvements & Rehabilitation
Williamsport Regional Airport, Montoursville, PA*



*Bi-County Airport Luzerne & Lackawanna Counties
Taxiway B Extension to Runway 22
Wilkes-Barre/Scranton International Airport, Moosic, PA*



*Central West Virginia Regional Airport Authority
Taxiway Rehabilitation
Yeager Airport, Charleston, WV*



*US Airways
Operations Control Center
Pittsburgh, PA*

“ Providing quality, cost effective engineering services and delivering projects on-time for Williamsport Regional Airport has been the hallmark of CDI / L.R. Kimball's activities. **Sound advice, a realistic approach to future planning, combined with viable and creative solutions** to difficult problems, have made Kimball's truly an essential partner in the success we enjoy today. ”

Thomas J. Hart
Executive Director
Williamsport Regional Airport, Williamsport, PA



City of Williamsport, PA
Trade & Transit Intermodal Center II
Williamsport, PA



Hyatt Hotel at the Pittsburgh International Airport
Dauphin County General authority
Pittsburgh, PA



Windber Research Institute
Laboratory and Multi-Tenant Office Building
Windber, PA



ORX Railway Corporation
Business & Manufacturing Addition
Tipton, PA



Allegheny County Sanitary Authority
New Operations & Maintenance Facility
Pittsburgh, PA

“ The design of the building and its functionality are everything I hoped they would be, and I am a very, very, very particular person. **Everything about its design is just perfect. The architecture itself is a work of art.** It is with the very highest rating that I unconditionally recommend them for any such project. Just one warning though, L.R. Kimball gets things done with lightning speed. ”

Glenn Brandimarte
President ORX Railway Corporation, Tipton, PA



Middlesex County College
New South Hall Science Building
Edison, NJ



Westmoreland County Community College
New Latrobe Education Center
Latrobe, PA



The Pennsylvania State University
New Engineering Research Center
University Park Campus, State College, PA



Richland School District
New Junior/Senior High School
Johnstown, PA



New Central York High School
York, PA

“ It has been a pleasure working with the CDI/L.R. Kimball staff. I believe **their expertise and excellent service led to a successful partnership and an outstanding facility** for our students, faculty, and community. ”

Chris M. DeVivo
Superintendent of Schools
Armstrong School District



California University of Pennsylvania
New Convocation Center
California, PA



Family Circle Tennis Facility
Charleston, SC



The Pennsylvania State University
Rec Hall Wrestling & Student Fitness Center
University Park Campus, State College, PA



The Pennsylvania State University
Medlar Field at Lubrano Park
University Park Campus, State College, PA



Oxford Development Company
Artificial Turf Replacement for the Pittsburgh Steelers/
University of Pittsburgh Football Field at UPMC Sports
Performance Complex
Pittsburgh, PA

“ From the beginning, CDI / L.R. Kimball was a valuable member of the project team and played a key role in the overall success of the project. **Your staff of dedicated and experienced professionals performed admirably on the project and is to be commended for the numerous challenges they were able to successfully resolve for a project of this scope and complexity.** ”

Marv Bevan, Jr., PE RA
Project Manager, Design & Construction Division
The Pennsylvania State University



Blair County, PA
Courthouse Renovations/Additions
Hollidaysburg, PA



Howard County, MD
New Detention Center
Jessup, MD



Centre County, PA
New Centre County Correctional Facility
Bellefonte, PA



Chatham County, GA
Detention Center Campus Upgrades
Savannah, GA



Lancaster County, PA
New Forensic Center and Laboratory
Lancaster, PA

“ CDI / L.R. Kimball is a great A/E firm to have on board - **professional, very responsive to the Owner's needs, and especially conscious of budget.** We've retained them for the second phase of the project - that speaks for itself. ”

Parveez Yousuf
Senior Construction Project Manager
Chatham County Department of Engineering



*Borough of State College
New Municipal Building
State College, PA*



*York County, PA
Emergency Services / 911 Center
York, PA*



*Southeast PA Regional Task Force and the
City of Philadelphia, Delaware Valley Intelligence Center
Philadelphia, PA*



*Clayton G. Graham Public Safety Building
Atlantic City, NJ*



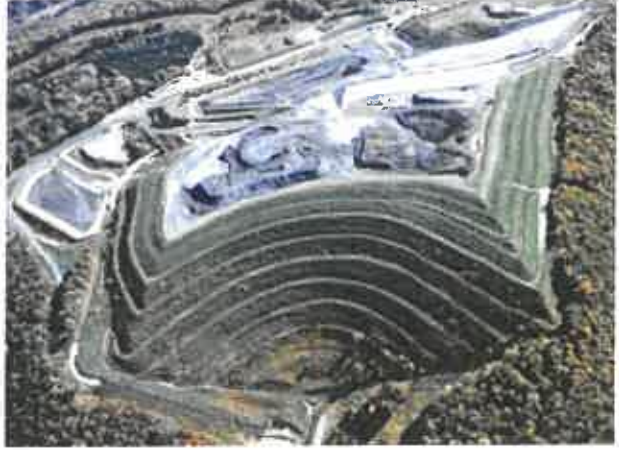
*United States Coast Guard
New Rescue Swimmer Training Facility (Design/Build)
Elizabeth City, NC*

“ The PA Department of General Services and the PADMVA have developed trust and confidence in L.R. Kimball. **Working with this team was truly a beneficial partnership.** We would highly recommend them to any agency considering a building project or restoration.”

**Andrew J DeGregorio,
EIT LTC (RET), EN, PAARNG**
Former Director
Bureau of Military Construction & Engineering
Construction & Facilities Management Officer
Office of Facilities and Engineering
PA Department of Military and Veterans' Affairs



*Ebensburg Municipal Authority
Ebensburg WWTP Upgrade
Cambria County, PA*



*Shawville Power Plant
Ash Disposal Site
Clearfield, PA*



*Competitive Power Ventures (CPV)
CPV Fairview Energy Center
Vinco, Jackson Township, Cambria County, PA*



*Horizon Properties
Southpointe II Development
Washington County, PA*



*Demolition of Three Rivers Stadium
& Engineering Services for Heinz Field
Pittsburgh, PA*

“ We have been very happy with their work and would like to express our satisfaction with the services of L.R. Kimball. **We highly recommend them.”**

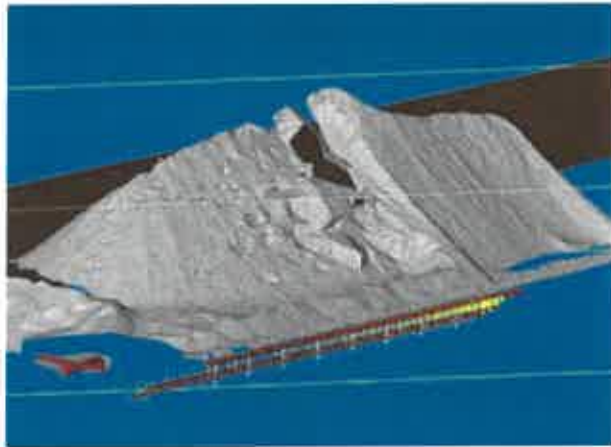
Richard McNulty
Council President, Borough of Franklin



HRI, Inc.
 Drilling and Laboratory Services for I-99 Project
 State College, PA



Brandywine Airport Installation, observation, and
 processing for two Secondary Airport Control Station
 (SACS) monuments, West Chester, PA



Coal Pile Mesh Scan
 Colver Co-Generation Facility
 Colver, PA



PA DOT District 10-0
 On-Call Laboratory Testing Contract
 Various Locations, PA



GenOn Northeast Management Company
 Five-phased development of an ash disposal site
 Shawville, PA

“ The geotechnical engineering services have been professional and responsive. With CDI / L.R. Kimball's input, we have developed a drilled shaft foundation solution that will save costs for our customer, the Pennsylvania Turnpike Commission.”

William J. Rohleder, Jr.
 Figg Bridge Engineers, Inc.

Expertise Areas:

Oil & Gas

- Downstream – Gas Processing, Refining
- Midstream – Pipeline, Tanks, Terminals, Storage
- Upstream – Onshore Facilities
- Off-shore Topsides

Chemicals

- Chemicals
- Petrochemicals
- Specialty & Agricultural Chemicals
- Renewable Energy

Specialized Capabilities

- Feasibility Studies/Front End Engineering Design (FEED)
- Facilities Engineering
- Turnaround Services
- Construction Management
- HazOp Studies

www.cdicorp.com



*COSMAR Modernization Project
Carville, LA*



*Power System Expansion
Convent, LA*

CDI places the utmost importance on the health and safety of our employees and our clients, preserving the environment, and providing services and deliverables of the highest quality

CDI incorporates our Health, Safety, Security, Environmental, and Quality (HSSEQ) principles throughout all facets of our organization.



CDI recognizes that building a "best-in-class" operation requires a committed and inclusive approach to HSSEQ. Our equipment and installations are subject to rigorous testing and certification processes, and we implement a robust quality assurance framework for our staff. CDI's focus on transparency and continual improvement fuels our HSSEQ culture and performance.



CDI was honored at the ExxonMobil Baton Rouge Area Complex Safety Recognition Dinner. Our team received a Gold Safety Achievement Award for four consecutive years with zero recordable injuries!



Sheetz, Inc. New Headquarters & Operations Center
Claysburg, PA
Photo Credit: © Jeffrey Totaro, 2017



WORK

CAN AN OFFICE IMPROVE YOUR BOTTOM LINE?

With the workplace increasingly shifting from a “me” to a “we” work environment, the boundaries between private, public and shared space are becoming blurred. CDI studio one creates work platforms that encourage connectivity, flex with technology and support the “nextgen” of business. CDI studio one’s best practices are inspired by the doers, not just the designers.



LEARN

CLASSROOMS WITHOUT BORDERS?

Knowledge sharing is a personal process of discovery as well as a social activity. Students learn both individually and as part of a group. This new learning model, perhaps the most transformational development in decades, requires environments that support the path to realizing one’s own potential. Working with thought leaders from many disciplines, CDI studio one is redefining the architecture of education.



LIVE

CAN WE REDEFINE THE CONCEPT OF DWELL?

How and where we dwell is perhaps the most personal of architectural experiences. Whether it is your home, hotel, or dormitory, CDI studio one believes that the experience should be memorable; something more, something out of the ordinary. The firm’s attention to detail and sense of placemaking infuses each project with an energy that makes dwelling both uplifting and unforgettable.



INVENT

HOW CAN DESIGN HELP DISCOVER WHAT’S NEXT?

CDI studio one enables discovery by creating environments that empower individuals to push boundaries in their respective fields by employing a multi-disciplinary approach that results in flexible and efficient mission-driven spaces that facilitate exploration and adapt to the “new and the next”. Their designs integrate functional programming with architecture resulting in spaces that inspire and nurture innovation at the highest level.



Highways, Bridges, Environmental, & Traffic

50 Years of experience in Transportation Design

900+ Department of Transportation projects across 11 states



Aviation

60 Active airport clients across 6 states

30+ Environmental Studies



Commercial

600+ projects

Over \$ 1.4 Billion in construction value

3.4 Million SF of Commercial space designed



Corrections

150+ Correctional Facility Studies & Designs completed

Over \$ 1.6 Billion in construction value



Education

600+ Higher Education Projects

450+ K-12 Education Projects

One of the first LEED Gold Certified K-12 Schools in the Country



Sports

180+ sports related projects designed

1st LEED Certified Higher Education Ballpark in the Country



Geosciences

3,000+ mapping projects completed

75+ digital orthophotography projects completed



Civil

500+ Land development projects

120+ water and wastewater treatment projects

84 dam projects

