VILLAGE COUNCIL
AGENDA FOR WORK SESSION OF OCTOBER 25, 2022
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA

1. Call to Order.

2. Discuss Design Firms for Given Memorial Library and Tufts Archives

3. Discuss Future Sidewalk Projects

4. Other Work Session Items

5. Potential Future Agenda Items

6. Adjournment.

Vision: The Village of Pinehurst is a charming, vibrant community which reflects our rich history and traditions.
Mission: Promote, enhance, and sustain the quality of life for residents, businesses, and visitors.
Values: Service, Initiative,Teamwork, and Improvement.

DISCUSS DESIGN FIRMS FOR GIVEN MEMORIAL LIBRARY AND TUFTS ARCHIVES

ADDITIONAL AGENDA DETAILS:

FROM:
Doug Willardson

DATE OF MEMO:
10/20/2022

MEMO DETAILS:
Village staff requested proposals from architectural firms for the Given Memorial Library and Tufts Archives renovation design and recommended CPL Team, Clearscapes and Oakley Collier Architects as finalists to the Council. These firms stand out as having the qualifications and experience to provide the Village with a great product. Specifically, they all have experience designing distinguished libraries as well as work with historical buildings. Additionally, they each have completed high-quality projects in the Village previously.

Council has now had the opportunity to meet with and interview each of the potential firms. A scoring matrix has been created to help Council determine the best firm, but use of the matrix is required. If the top-ranked firm can be clearly identified, staff will approach the firm and begin preparation of a contract to bring to Council at a later date.

As a reminder, expanding and renovating the Given Memorial Library and Tufts Archives is one of the Village's initiative action plans under the "promote active living and cultural opportunities" strategic goal for FY2023 2027. $400,000 was budgeted in the FY2022 budget and carried over into the FY2023 budget for design service expenditures.

ATTACHMENTS:

	Description
🗋	Scoring Matrix
🗋	Oakley Collier Architects Proposal
🗋	CPL Team Proposal
🗋	Clearscapes Proposal

Village of Pinehurst
Library/Archives Renovation
October 2022

Instructions: Use matrix for each contractor to assist in evaluating the proposals. Use the allotted points for each category with the highest number being the best. 100 points is a perfect score. Add the scores across the row for a total score for each evaluator. Use last column for any notes.

FIRM	Quality/Completeness of proposal (25 Points)	Reputation, Quality and Experience of the Firm (30 points)	Proposed Project Team (20 Points)	Overall Approach and Methodology (25 Points)	Total points	Notes
Clearscapes, PA					0	
CPL Team					0	
Oakley Collier Architects					0	
Total	0	0	0	0	0	

References will be checked before final selection is made. References may be, but not required to be, used for tie-breaker.

OAKLEY COLLIER ARCHITECTS

VILLAGE OF PINEHURST
GIVEN LIBRARY & TUFTS ARCHIVES

Response to RFQ #2022-31

July 15, 2022

July 13, 2022

Doug Willardson, *Assistant Village Manager*
Village of Pinehurst
395 Magnolia Drive
Pinehurst, North Carolina 28374

OCA OAKLEY COLLIER ARCHITECTS

Re: RFQ #2022-31, Architectural Services, Given Memorial Library

Mr. Willardson,

We are delighted to present you with our qualifications for the Given Memorial Library & Tufts Archive architectural services project! We understand the Village will require a team with expertise in municipal & historic facilities, a commitment to providing cost effective solutions, and a genuine concern for working together with your staff to meet the outlined project goals. All of which, Oakley Collier Architects can successfully deliver. We offer the following:

- extensive design services for municipal projects - **Our team has worked on over 100 public facility projects across North Carolina**;
- understanding of new construction challenges for local governments – **We have successfully completed projects for the Village of Pinehurst, Town of Garner, City of Whiteville, Town of Kure Beach, City of Winston-Salem, City of High Point, City of Greenville, City of Rocky Mount, Town of Nashville, Town of Garysburg, Town of Seaboard, Town of Sharpsburg, Town of Williamston, Franklin County, Vance County, Nash County, Warren County, and many others;**
- thorough knowledge of cost effective and durable building materials to maintain strict budgets – **Construction cost estimates within 2% during the last five years and project construction bids on budget.**

Our job is to ensure that your goals and objectives are met or exceeded, including your goal of coming in on budget and on time. Our passion for detail is your assurance that construction estimates are accurate and project schedules are realistic. The decisions you make in the next few months will have a lasting impact on your staff and citizens, and we want you to know that we take that responsibility just as seriously as you do. Simply put, we want to be a part of your team and look forward to working with the Village of Pinehurst again in the near future. Please do not hesitate to contact us if you would like any additional information.

Sincerely,

Ann W Collier

Ann W. Collier, AIA, LEED® AP
acollier @oakleycollier.com

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OAKLEY COLLIER ARCHITECTS
109 CANDLEWOOD ROAD ROCKY MOUNT, NC 27804 252.937.2500
1111 HAYNES STREET, SUITE 109 RALEIGH, NC 27604 919.985.7700
WWW.OAKLEYCOLLIER.COM

1. Experience

Oakley Collier Architects, PA
1111 Haynes Street, Suite 109
Raleigh, NC 27604
(919) 985-7700 phone
(252) 214-6068 fax
oakleycollier.com

OCA OAKLEY COLLIER ARCHITECTS

BACKGROUND

Founded in **1988**, Oakley Collier Architects is a company of architectural designers and planners dedicated to a common goal: to create distinctive architectural designs that are people, construction, and budget friendly. We consider each project a new and exciting challenge. OCA welcomes opportunities to bring creative solutions to our clients that result in successful project completions. Oakley Collier Architects principals are Timothy D. Oakley, AIA, LEED® AP; and Ann W. Collier, AIA, LEED® AP; who have a combined experience of over seventy years registered in North Carolina. **Our staff of seventeen which includes four registered architects,** is highly skilled in the production of competent and comprehensive construction documents of all scopes and sizes. Our thirty-four year history of project experience includes additions, renovations, and new construction in the local government design market. We are a corporation and registered **Small Business Enterprise (SBE).**

WHAT WE DO

- Site Evaluation
- Feasibility Studies
- Land Use Studies
- Regulatory Code Compliance Studies
- Programming
- Interior Space Planning
- Spatial Needs Analysis
- Detailed Cost Analysis
- Master Planning
- Schematic Design
- Design Development
- Construction Documents
- Specification Preparation & Review
- Bidding & Negotiation
- Construction Administration
- Project Close-Out
- Record Drawings

2. History of Similar Projects

College Of The Albemarle Library Building Renovation

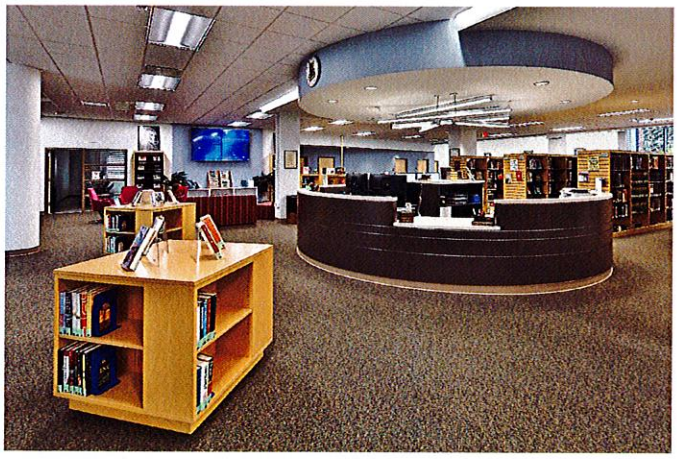
The Library Building "B" on the College of The Albemarle's campus is approximately 21,996 GSF. The first floor of the library, 10,900 SF, was completely renovated into a new technologically advanced study environment. This floor will continue to house the revised collection of books, 4 existing small rooms will be repurposed as private group study rooms, new individual computer carrels, soft seating, new circulation. Library staff & Support spaces were reorganized into a more functional layout with new finishes & HVAC. The second floor of Building B updates the outdated lecture hall and turns several classrooms into a new space for the academic support center, & the addition of 1,000 SF main lobby with new stair.

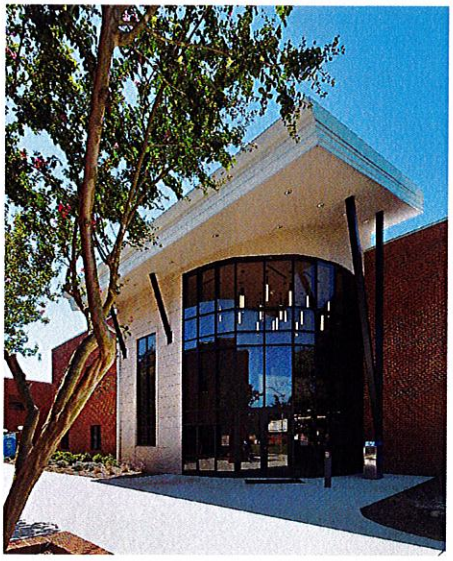
Size: 21,996 SF

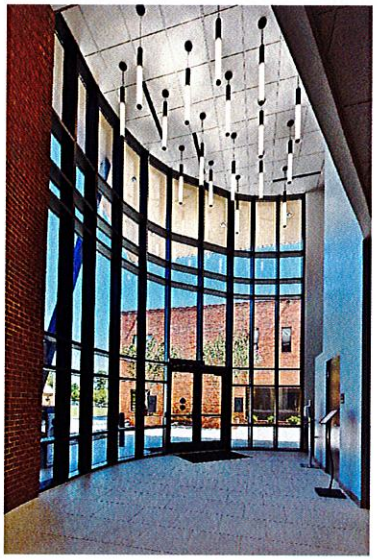
Duration: July 2016 - March 2019

Cost per SF: $120

Owner Contact: Dr. Jack Bagwell, President, 1208 N. Road Street, Elizabeth City, NC 27909, (252) 335-0821 x2234, president@albemarle.edu







Nash County Superior Courtroom Upgrades

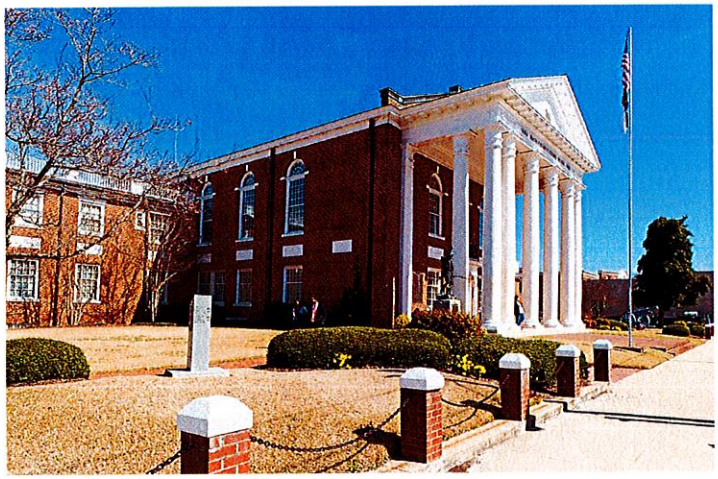
The overall scope of this project is to refurbish the existing Superior Courtroom, including wall & ceiling repairs, upgraded lighting, new hardware, new carpet, refinished woodwork (trim, railings, and seating), new furniture for judge's bench area, etc. in accordance with NC State Historic Preservation Office guidelines. The center portion of the ceiling was damaged and is in the process of being repaired currently. Additionally, the refurbishment is to extend into the existing Jury Room and associated toilet space.

Size: 34,588 GSF

Duration: October 2021 - On going

Cost per SF: Not yet available

Owner Contact: Jonathan Boone, Public Utilities & Facilities Director, 120 West Washington Street, Nashville, NC 27856



Existing conditions

Craven County Courthouse/EOC Renovation

Oakley Collier Architects was selected for the Courthouse, Emergency Operations Center, and Information Technology renovation project to repair damages caused by Hurricane Florence and the subsequent flooding in 2018. During the course of that work, OCA helped develop the County's current approach of relocation of critical services while we have continued to work on the "put-back" of the courthouse annex. We have also worked with Craven County and FEMA representatives to maximize the reimbursement from FEMA grant funds.

Size: 40,219 GSF

Duration: July 2019 - May 2021

Cost per SF: $48

Owner Contact: Gene Hodges, Assistant County Manager, 406 Craven St., New Bern, NC 28560, (252) 636-6600, mhodges@cravencountync.gov

Elm City Train Depot Renovation

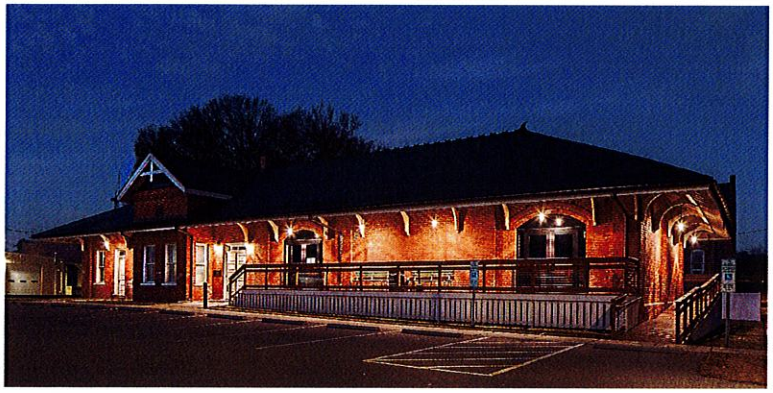
The 1910 train depot was a regular stop in the Atlantic Coast Line Railroad system up to the 1960s, when stops in the Town of Elm City were discontinued. The old train depot was relocated, converted into a community center, reopened its doors on August 3, 2017. It was fully renovated, including a new slate roof, new wiring, and handicap accessibility. It now serves as a gathering center for those in Elm City. It houses the railroad museum, holds classes with partnerships through the agricultural office and local community college, and there is a room for rent for community events.

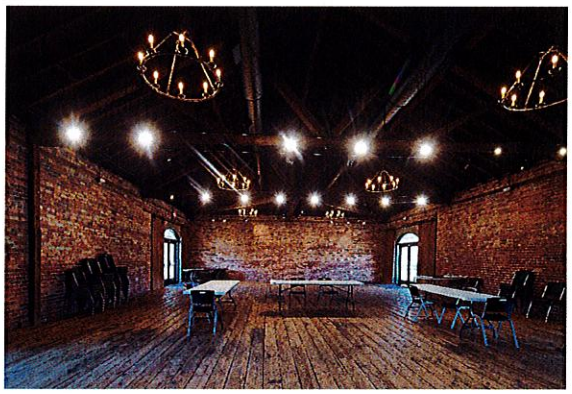
Size: 4,500 SF

Duration: July 2015 - July 2017

Cost per SF: $222

Owner Contact: Jonathan Russell, *Former Elm City Administrator*, Current Washington City Administrator, (252) 975-9319, jrussell@washingtonnc.gov





Vance County DSS Relocation

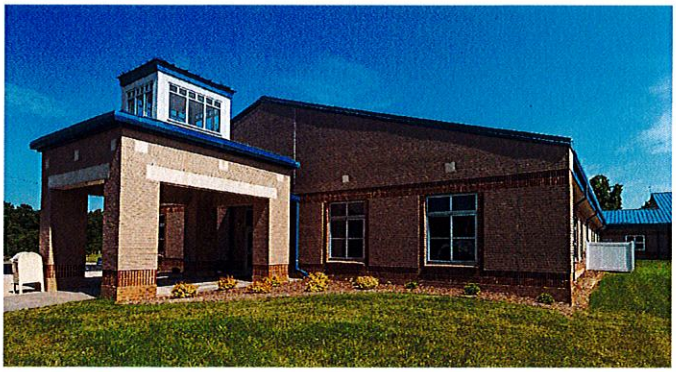
A county-wide study led to a Department of Social Services-specific feasibility study to determine the best location for an expanded facility. A test-fit was provided by OCA, which found that with some renovation work, DSS could occupy the former Eaton Johnson Middle School and provide better services to its clients. The newly renovated facility includes Social Services, Senior Center, Youth Services, cafeteria, two wings for future growth, and a new public entrance.

Size: 58,939 SF

Duration: June 2019 - May 2022

Cost per SF: $55

Owner Contact: Jordan D. McMillen, Deputy County Manager, Vance County, 156 Church Street, Suite 3, Henderson, NC 27536, (252) 738-2091, jmcmillen@ vancecounty.org



Dare County DHHS Addition & Renovation

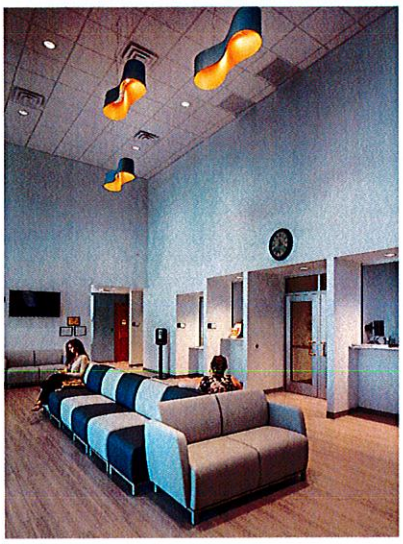
This project joins the existing Health (19,468 SF) and Social Services (21,726 SF) buildings into one unit to provide a common intake area and additional square footage, to renovate existing lobby spaces into additional square footage, to renovate existing building systems, and to renovate and change existing building functional spaces. OCA previously completed a feasibility study for this project. The new construction joining the two buildings adds 8,500 SF for a total of 49,694 SF. The 2-story social services department includes many private offices, large break room, 3 open office areas for cubicles, conference rooms, training room, visitation rooms, restrooms, & storage. The 2-story health services department includes many private offices, doctors' offices, nurse offices, nurses' stations, laboratory, phlebotomy room, classrooms, pharmacy, immunization clinic, conference rooms, break room, 2 open office areas, restrooms, & storage. The new addition includes triage rooms, large training room, lobby with waiting & reception area, offices, & restrooms.

Size: 49,694 SF

Duration: June 2019 - December 2021

Cost per SF: $93

Owner Contact: Dave Clawson, Finance Director, Dare County, 954 Marshall C Collins Drive, Room 215, Manteo, NC 27954, (252) 475-5730, davec@darenc.com



Village of Pinehurst Cannon Park Recreation Center

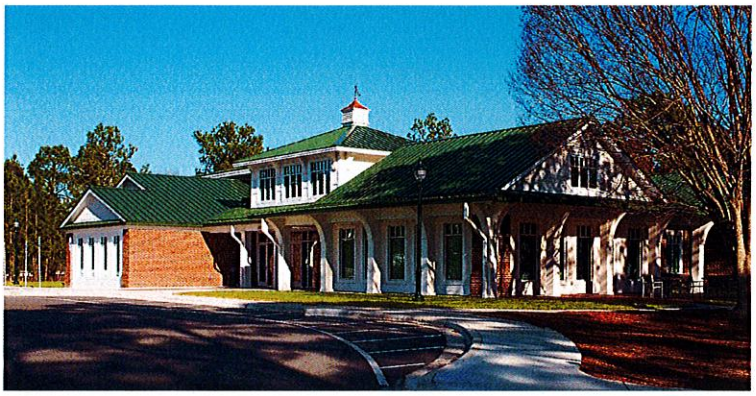
Oakley Collier completed a preliminary design for the Village of Pinehurst after several community stakeholder meetings in 2007, and we have provided multiple designs and budget updates for this project over the last 10 years. Phase 1 design was completed in 2007. Phase 2 included additional community input sessions, design, and construction of the building. This project involves a Parks & Recreation master plan and new 19,693 SF recreation facility that includes a gymnasium, kitchen, wellness room, program room, arts & crafts room, large community room, administrative suite, & a connection to the local greenway.

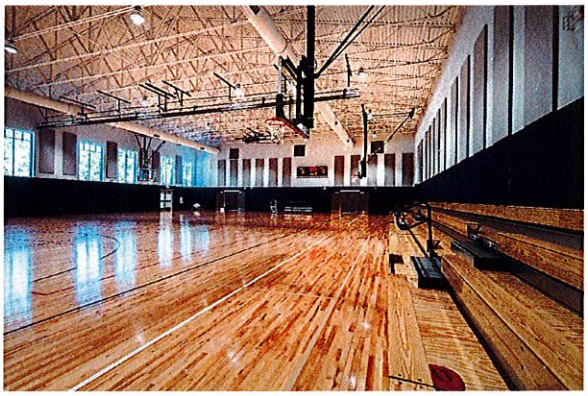
Size: 19,693 SF

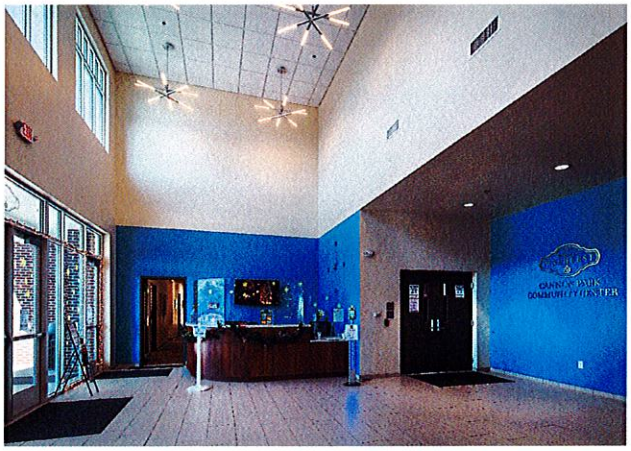
Duration: 2007 (Preliminary planning), December 2017 - January 2020

Cost per SF: $217

Owner Contact: Mark Wagner, Parks Recreation Director, Village of Pinehurst, 395 Magnolia Road, Pinehurst, NC 28374, (910) 420-1630, mwagner@vopnc.org







Additional Relevant Projects Prior to 2017

- **Town of Nashville**
  - Harold D. Cooley Library Fitup
- **Carteret County**
  - Western Library Evaluation
- **Franklin County**
  - Central Library Expansion
- **Rocky Mount Academy**
  - Avondale Library & Media Center Addition
- **Town of Ahoskie**
  - Ahoskie Public Library Feasibility Study
- **Braswell Memorial Library**
  - Youth Services Renovation
- **Washington County**
  - Central Library Expansion
- **Nash County Public Schools**
  - Bailey Elementary School Media Center

Municipal Experience

In addition to the projects listed previously, Oakley Collier Architects has completed 175+ projects for Federal, State, and local public agencies across North Carolina. Below is a sampling of some of our experience:

Carteret County
- County-wide Master Plan
- General Services Operations Facility
- Courthouse/EOC Renovations

Craven County
- Courthouse Flood Repairs
- County-wide Master Plan
- Convention Center Renovation & Addition

Dare County
- Dept. of Health & Human Services Study
- Dept. of Health & Human Services Addition
- County-wide EMS Facilities Study

Warren County
- Emergency Services Facility

Washington County
- Courthouse Renovations
- Library Renovations

Nash County
- Historic Courthouse Renovations
- Department of Social Services Office
- Emergency Services Building
- Farmers' Market & Open-air Addition
- Home Health Office Renovation
- Nash County Office Building
- Senior Center Renovation
- County-wide Space Utilization Study
- New Storage Facility
- Water Operations Center
- Red Oak Volunteer Fire Department
- Salem Volunteer Fire Department
- West Mount Volunteer Fire Department

Vance County
- Vance County Farmers Market
- County Feasibility Study
- New Parking Lot
- Dept. of Social Services Feasibility Study
- Dept. of Social Services Relocation

Town of Kure Beach
- Town Hall & Police Station Addition & Renovation
- New Fire Department

City of Greenville
- Convention Center Renovation & Addition
- Emergency Operations Center

City of Havelock
- New City Hall
- East End Fire Station Annex

City of Rocky Mount
- Rocky Mount Event Center
- South Rocky Mount Community Center Renovation
- 911 Back-up Center
- Fire Station No. 2 PSAP Renovation
- Life Safety & Emergency Management Complex
- Booker T Washington Window, HVAC, & Ceiling Renovations
- Central Dispatch Operations
- Fire Station No. 8 Preliminary Design
- Parks & Recreation Maintenance Facility
- Pole Yard Facility
- Police Department Interior Renovations
- Sunset Avenue Maintenance Facility
- City Hall Renovations
- Judicial Center Renovations

City of Whiteville
- City Hall Feasibility Study
- New City Hall Facility
- New ABC Store

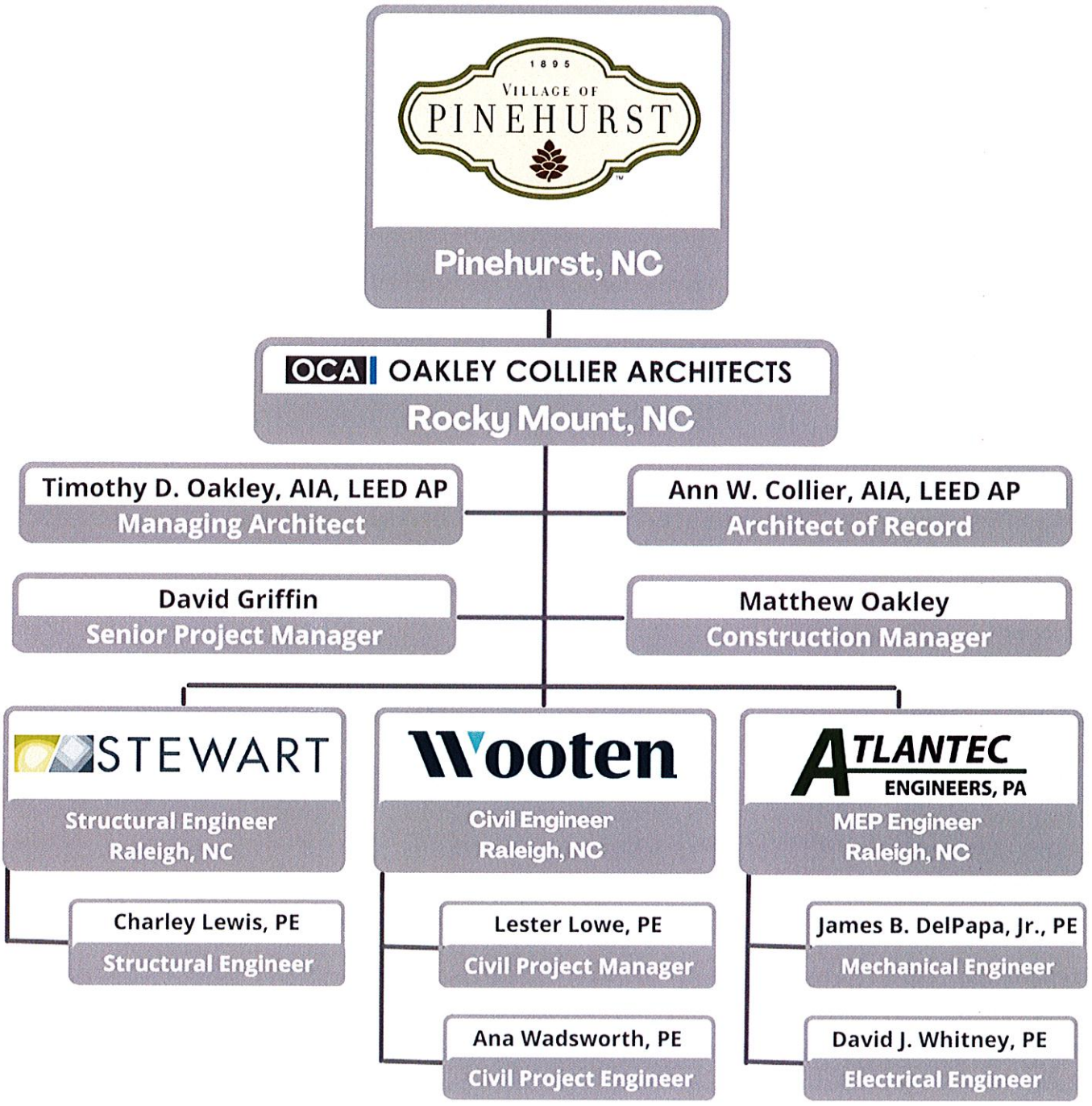
Town of Garysburg
- New Town Hall & Police Station
- New Fire Station

Town of Nashville
- Harold D. Cooley Library Renovation/Upfit
- Fire & Police Station Renovation & Reroofing
- Multipurpose Building Feasibility Study
- New Town Hall
- Fire Substation Feasibility Study

Town of Seaboard
- New Municipal Facility & Police Station
- New Volunteer Fire Department

Town of Southern Shores
- Facilities Conditions Assessment

3. Project Team



Ann W. Collier, AIA, LEED® AP

Programming Architect / Vice-President

acollier@oakleycollier.com

Ann W. Collier is a partner and principal with Oakley Collier Architects, PA. She is responsible for daily operations within the firm. With over 30 years of experience in the design profession, she has provided specialized programming, planning, and design knowledge for many K-12 educational projects. She graduated from NC State University.

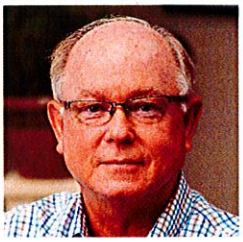
Registrations: Architect - NC #6886, American Institute of Architects, LEED® 2.0 Accredited Professional

Experience: College of The Albemarle Library Renovation, Harold D. Cooley Library Fitup (Nashville), Franklin County Central Library Expansion Preliminary Plans, Ahoskie Public Library Feasibility Study, Cannon Park Recreation Center (Pinehurst), Washington County Library Expansion Preliminary Plans, Dare County DHHS Study and Addition, Kure Beach Fire Department, Ahoskie Fire Department, Kure Beach Town Hall & Police Department Renovation, NCPS Bailey Elementary School Media Center, Whiteville City Hall

Timothy D. Oakley, AIA, LEED® AP

Managing Architect / President

toakley@oakleycollier.com



Timothy D. Oakley is the founding principal of Oakley Collier Architects, PA. He is responsible for the oversight of the firm. He has developed expertise in coordinating in-house staff, consultants, contractors / construction managers, and regulatory agencies. He enjoys technical aspects of architecture including design, management, and construction techniques. He graduated from Nash Community College.

Registrations: Architect - NC #5967, American Institute of Architects, LEED® 2.0 Accredited Professional

Experience: Cannon Park Recreation Center (Pinehurst), Carteret County Western Library Evaluation, Nags Head Public Works Facility, Dare County Public Works Study, Fayetteville Public Works Commission Space Needs Study & Implementation Rocky Mount Academy Avondale Library & Media Center Addition, Dare County Public Works Study, Carteret County General Services Operations Facility, Dare County EMS Facilities Assessments, Dare County EMS Station Renovations/ Replacements, Kure Beach Fire Department, Kure Beach Town Hall & Police Department Renovation, Northampton County New Courthouse Building, Wilson County New Courthouse Building

David A. Griffin, LEED® AP

Senior Project Manager

dgriffin@oakleycollier.com

David Griffin has more than 27 years of experience serving the private and public sectors as a Design Project Manager for Oakley Collier Architects. David is responsible for managing educational, municipal, recreational, industrial, healthcare and commercial projects. He attended NC State University & Nash Community College.

Registrations: LEED® 2.0 Accredited Professional

Experience: College of The Albemarle Library Renovation, Cannon Park Recreation Center (Pinehurst), Carteret County Western Library Evaluation, Fayetteville Public Works Commission Space Needs Study & Implementation, Carteret County General Services Operations Facility, Wake County Oak City Outreach Center, Dare County EMS Facilities Assessments, Dare County EMS Station Renovations/ Replacements, Dare County Community Center, Kure Beach Fire Department, Kure Beach Town Hall & Police Department, Northampton County New Courthouse Building, NCPS Bailey Elementary School Media Center, Rocky Mount Academy Avondale Library & Media Center Addition, Craven County Human Services Expansion

Matthew R. Oakley

Construction Administrator

mattoakley@oakleycollier.com

Matt has been involved in construction administration services since he joined the firm in 2010, and is dedicated to providing attentive and responsive service during the construction phase of the project. He has a BS in Construction Management from East Carolina University & also holds a NC General Contractors license.

Registrations: NC General Contractor #73302

Experience: Cannon Park Recreation Center (Pinehurst), Carteret County Western Library Evaluation, Nags Head Public Works Facility, DHHS Study and Addition, Carl H. Russell Community Center (Winston-Salem), Wake County Oak City Outreach Center, Dare County EMS Facilities Assessments, Dare County EMS Station Renovations/Replacements, Dare County Community Center, Carteret County General Services Operations Facility, Kure Beach Fire Department, Kure Beach Town Hall & Police Department Renovation, Whiteville City Hall, New Bern Riverfront Convention Center Renovation & Addition, Selma Town Hall Renovation & Fitup, Laurel Hill Community Center, Vance County Head Start Renovation, Wake County Sunnybrook DSS Renovation

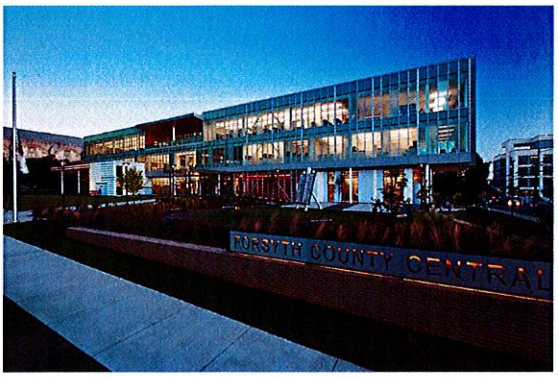
Structural Engineer

Stewart, Inc.
223 South West Street, Suite 1100
Raleigh, NC 27603
(919) 380-8750
www.stewartinc.com

Stewart, Inc. is a multi-discipline design firm that specializes in structural, geotechnical, land development, and transportation engineering, surveying / geomatics and construction services. Founded in 1994 by Willy E. Stewart, PE, the firm has over 200 employees located in offices in Raleigh, Durham, Wilmington, and Charlotte, NC. Stewart has one of the largest and most experienced structural departments in North Carolina, giving it the expertise and manpower necessary to successfully complete projects of all sizes. Stewart's structural projects are executed using BIM technology, specifically Revit Structure. Oakley Collier has worked with Stewart on over 90% of our projects since their inception 26 years ago, and they are also working with us on all of our current projects requiring structural engineering. **The firm is a minority-owned (MBE) and certified Historically Underutilized Business (HUB) with the State of NC.**

Charley Lewis, PE - Associate VP / Structural Engineer
Charley has 25 years of experience, including 22 with Stewart, in a wide range of bridge and building structures. Charley's building structures experience includes the project management, design and plan development of composite steel, concrete flat plate, concrete pan joists, prestressed and post-tensioned concrete, load bearing metal studs and timber construction. He has experience designing and managing the following project types: medical facilities, lab facilities, biomedical production facilities, light industrial facilities, university (classroom, labs, research, dorms), government, multi-family, parking decks, pedestrian bridges, commercial and renovations.

Registrations: Professional Engineer NC #24417



Experience: College of The Albemarle Library Renovation, Kure Beach Town Hall/Police Department Renovation & New Fire Department, Havelock City Hall, Edenton Police Department, Havelock East End Fire Annex, Coastal Studies Institute, Carteret County General Services Operations Facility, Dare County DHHS Feasibility Study & Relocation, Garysburg New Town Hall/Police Department & Fire Station, Dare County DHHS Building Addition & Renovation, Forsyth County Central Library, NC State University James B. Hunt Jr. Library, Ahoskie Community Health Center, City of Raleigh Critical Operations, College of the Albemarle Library Renovation River Bend Town Hall & Police Department Study, Morrisville Public Safety Facility, Waynesville Town Hall & Fire Station #1, Durham Police Headquarters Complex

MEP Engineer

Atlantec Engineers, PA
3221 Blue Ridge Road #113
Raleigh, NC 27612
(919) 571-1111
atlantecengineers.com

Atlantec Engineers, PA is a professional engineering firm with offices in Kinston, North Carolina and in Raleigh, North Carolina, providing plumbing, mechanical, fire-protection, and electrical engineering services. Their clients include architects, contractors, and local governments from Raleigh to the coast. Atlantec Engineers, PA was developed from James B. DelPapa, Consulting Engineer, established in 1985, and has experience in the design of schools, office buildings, retail facilities, healthcare facilities, and churches throughout the eastern part of the United States. Atlantec Engineers, PA provides efficient and economical designs to its clients, and is committed to providing quality-engineering services in a timely manner.

James B. DelPapa, Jr., PE
Mechanical Engineer
Jim, part owner of Atlantec Engineers, graduated from North Carolina State University with a Bachelor of Science degree in Mechanical Engineering. The plumbing, mechanical, and fire sprinkler designs are prepared under his direction. Jim also has management responsibilities including client relations, project scheduling and coordination, accounting, etc. He has been working in the construction field since 1978 and in the engineering field since 1983.
Registrations: Professional Engineer NC #022035

David J. Whitney, PE
Electrical Engineer
David is the president of Atlantec Engineers. David joined Jim DelPapa Jr. and his father James DelPapa Sr. in 1992 to form Atlantec Engineers. David and Jim Jr. share the management responsibilities for the day to day operation of Atlantec. David's primary role is the supervision of the electrical design. David has a Bachelor's degree in electrical engineering from Georgia Tech and a Master's degree in Electrical Engineering from Syracuse University.
Registrations: Professional Engineer NC #017382

Related Experience: Nags Head Public Works Facility, DHHS Study and Addition, Dare County EMS Facilities Assessments, Dare County EMS Station Renovations/Replacements, Dare County Community Center, Carteret County General Services Operations Facility, Warren County Emergency Services, Greenville Convention Center Addition & Renovation, Wayne CC Dogwood Building Lighting Upgrades, Piedmont CC Auditorium Renovations, Jockey's Ridge State Park Vehicle Maintenance Building, Albemarle EMC Headquarters & Maintenance Facility, Carolina Beach Bathhouse & Ocean Rescue Facility, Durham Fire Station #18, Rocky Mount Event Center, Town of Louisburg Utility Complex, City of Raleigh Downtown Remote Operations Facility, Rocky Mount City Hall Interior Renovations, Rocky Mount Judicial Center Renovations, Rocky Mount Bus Transfer Station Renovation, Rocky Mount Fire Station #7 PSAP Renovation, Princeville Senior Center Renovation.

*Projects in bold were completed with Oakley Collier Architects

Civil Engineer

The Wooten Company
120 North Boylan Avenue
Raleigh, NC 27603
(919) 828-0531
thewootencompany.com

The Wooten Company is a privately held, multi-disciplinary firm with 92 employees focused on providing municipal engineering and architectural services. Founded in 1936 and incorporated in 1949 in North Carolina, L.E. Wooten and Company (dba The Wooten Company) is now in its 85th year of continuous operation and is licensed by the State of North Carolina to practice engineering and surveying (NC Certificate of Registration F-0115). Their recent project history across the company, and particularly in their Eastern Division have encountered many pump station projects including new designs as well as retrofits. Team members include:

Lester Lowe, PE
Civil Project Manager
Lester Lowe brings over 35 years of experience on a variety of public and private sector civil engineering projects. A seasoned leader in the industry, he has successfully developed and managed teams through complex, full-service projects consisting of pre-design analysis phases (i.e. due diligence, alternatives analysis, stormwater management pavement assessment, and environmental assessments) through complete design fulfillment and construction administration support. Additionally, he is well versed in all aspects of full site civil design, permitting and construction phase services for institutional, commercial, industrial and residential projects. Lester leads the Civil/Site Development Practice.
Registrations: Professional Engineer NC #018511

Ana Wadsworth, PE
Civil Project Engineer
Ana Wadsworth is a Project Manager/Engineer for the Site Development Group at The Wooten Company located in Raleigh, NC. Ms. Wadsworth has almost thirteen years of experience in the site/land development industry and continues to expand her knowledge for both public and private sector projects in the area. Her background mainly includes project site design, permitting & construction administration for residential, commercial, and industrial projects. Ms. Wadsworth is responsible for site layout, grading and earthwork analysis, erosion and sediment control design, stormwater management, storm drainage and wastewater system design, water distribution, & roadway design.
Registrations: Professional Engineer NC #042389

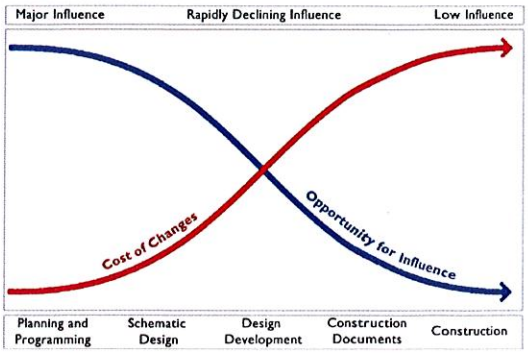
Experience: Town of Angier Town Hall, Wilson Senior Activity Wellness Center, Glover Park Complex (Nashville), Abbott's Creek Community Center & Park (Raleigh), Pennington Athletic Complex (Lumberton), Clinton Thomas Community Center (Pembroke), Pittsboro Town Hall, Pembroke Town Hall, Dunn Water/Sewer Capital Improvements Plan & System Development Fee Analysis, Morrisville Public Works Facility/Wake County Convenience Center #3, Clayton Operations Center Space Needs Assessment, Brunswick County Regional Water & Sewer H2GO Administration Building & Site Improvements, Robbins LMI Housing Unit Improvements

*projects in bold were completed with OCA

4. Overall Approach & Methodology

Design Approach

A successful design process starts with understanding your expectations for the total project. The beginning phases of the process – Programming, Schematic Design & Design Development - usually have the most significant impact on the rest of the design. It is within these phases that major choices are made on project priorities, as well as the basic design decisions that will create a basis for specific details later on in the project. Establishing the project goals & objectives is the first step in the organizational format of the design process. The following items are typical items that we review with you in this step:



- Organizational Objectives
- Image & Design Priorities
- Functional Purpose
- Economic Impact
- Schedule Goals
- Management Goals
- Budget Management

Gathering relevant information from facility users, activities, schedules, existing & new equipment, code-related items, future aspects, site analysis, growth projections, current market conditions all contribute to the understanding of how the established goals must be met. From there, we begin to create design layouts and strategies that will demonstrate tangible ways of providing you with a strategy for implementing the stated goals and objectives. This process will confirm or deny that the actual scope and budget are achievable.

Community Engagement

Community engagement is a critical component in municipal projects. Whether these design charrettes and public forums are structured as interactive sessions or informal presentations with Q & A sessions, we come prepared to lead the discussion and to listen to the public's input. We have realized that, as designers, we often become consensus builders of a good idea – describing the vision and then listening to the public's reaction. Our approach to these sessions is based on open dialogue in an open forum, to gather the best information for the project. We are very experienced in providing assistance with public input for needs assessments and design phases of projects, and we provided this service for municipalities interested in constructing facilities similar to your scope of work.

Cannon Park Recreation Center Community Engagement Session - March 2, 2018

There are two basic methods we use to meet this goal:

- Oakley Collier writes and compiles surveys that are distributed to the community, then evaluated for information to create a conceptual design. This design concept is presented to the Village and the public for further review and approval. This process can involve several meetings.
- Oakley Collier also can conduct verbal brainstorming workshops with citizens and user groups. This encourages more direct participation from the public and allows for as much or as little input as desired by the Village. Typically, we can gather the critical information and have community "buy-in" in 2-3 sessions.

Both methods explore all program requirements, potential locations for the facility, community wants, needs, and any other special considerations for the building. OCA used this same method with the preliminary design work for **Cannon Park Recreation Center** in 2007 prior to the completion of full architectural drawings and construction in 2019.

Our Method

Developing good team communications early in the design process is essential to the success of any project. In our past projects, Owners have told us that one thing that sets our firm apart from other firms with whom they had worked was our ability to listen to their needs and interpret those discussions into well-designed, budget-conscious buildings. At each step of the process, we review all work and information with the Owner for his approval before moving on to the next step. Our approach to this project is based on the following principles:

Teamwork

- Select the right consultants for the project type & complexity
- Assign the right staff members for project type & complexity
- Schedule regular team scoping meetings – who does what, time for completion of each phase
- Clearly defined expectations among design team & Owner

Communication

- Open lines of communication among team members
- Clearly defined responsibilities among design team & Owner
- Clearly defined expectations among design team & Owner
- Regular meetings to review design & budget
- Owner kept in the know during process and throughout project

Attention to Detail

- Review construction documents with Owner & User Group prior to bid
- Providing a well-thought out and well-detailed set of plans equates to lower costs for the owner and fewer headaches in the construction process for the entire team
- Proactive planning
- Low percentage of project change orders is a tangible result of our attention to detail – average percent of change orders for our projects is less than 2%

Cost Control

Project cost control is crucial to the success of a design project. We discuss all items with the Owner in terms of initial costs & long-term maintenance costs to make the appropriate choices for the building & the budget. At different milestones of the design process, we perform internal as well as external third-party costs estimates to assure budget compliance. Our team is budget conscious, and we understand the importance of meeting established project budgets. We will submit to the Owner, at each stage of design, a revised and current budget for this project. In doing this, we are able to control potential design features that impact cost, as well as keep the Owner informed of current budget issues. Our cost estimates have been within 2% over the last five years. The following chart details Oakley Collier's cost control track record on our most recent projects.

Town of Kure Beach
Town Hall/PD Renov. & New FD
Construction Budget: $4,440,332
Final Cost: $4,461,415 - unforeseen conditions
Status: Completed January 2019
Schedule Adherence: Delayed by hurricane

Town of Princeville
Senior Center Renovations
Construction Budget: $1,188,237
Final Cost: $1,180,000
Status: Under Construction
Schedule Adherence: On time

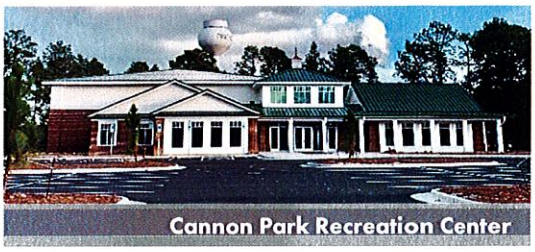
Village of Pinehurst
Cannon Park Recreation Center
Construction Budget: $4,119,000
Final Cost: $4,285,299
Status: Completed Jan 2020
Schedule Adherence: Delayed by weather

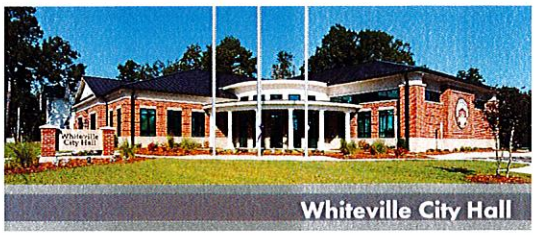
Craven County
New Bern Riverfront Convention Center Renovations
Construction Budget: $7,292,680
Final Cost: $7,193,015
Status: Completed March 2020
Schedule Adherence: Completed Early

City of Whiteville
New City Hall
Construction Budget: $2,619,000
Final Cost: $2,539,418
Status: Completed July 2019
Schedule Adherence: Delayed by record-breaking rainfall

Nash Community College
*Continuing Education & Public Services Facility - **LEED Silver***
Construction Budget: $13,074,336
Final Cost: $11,310,126 - credit returned to Owner
Status: Completed June 2015
Schedule Adherence: On Time

Kure Beach Fire Department


Cannon Park Recreation Center


Whiteville City Hall

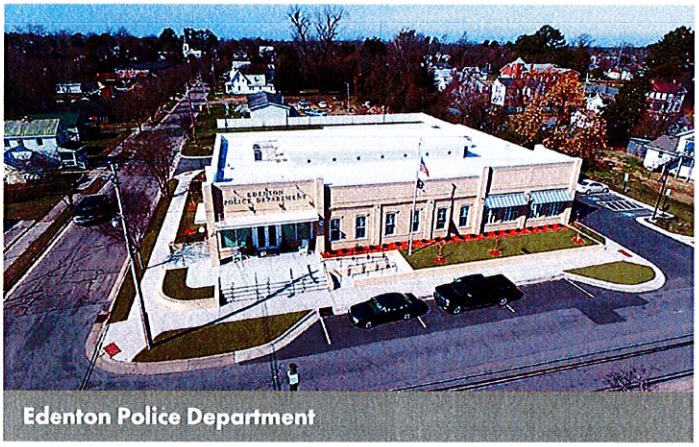
Determining Schedule

At OCA, we usually work our way backwards from a desired project delivery date on the Owner's side. We determine the review agencies, local jurisdictions, or board approvals for the project and look up those dates per location. We generally like to allow 2 weeks for owner review, which can sometimes run concurrent with our regulatory agency review. Some review agencies may require 30-60 days for review. We want to ensure our schedule accommodates appropriate review periods that are out of our control. From there, we back up our design timelines based on project scope. In general, we require 2-4 weeks for Schematic design, 4-6 weeks for Design Development, and then 8-10 weeks for construction documentation, with 2-3 weeks of internal quality assurance and quality control. These design durations vary from job to job and compressed schedules can be accommodated by accelerating different portions of design. SD & DD are often combined to accelerate the schedule. If a desired project completion date does not exist from the Owner's side, we work our way through the schedule from the beginning as tight as we can while still ensuring project success and ample owner review opportunities.

Historic Renovations

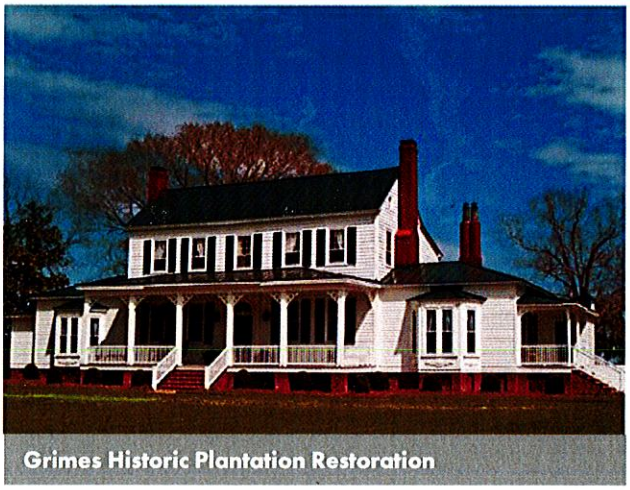
Oakley Collier Architects has worked on many projects involving historic buildings and buildings within historic districts, and we recently completed work on the historic Craven County courthouse for flood repairs. We have worked with the State Historic Preservation Office for over 27 years on historic projects across North Carolina, and understand the standards that must be maintained while designing projects involving both State and local Historic Preservation Boards. We have also designed several new buildings whose exteriors weave into the existing fabric of the community (denoted by asterisk in the list below).

- City of Rocky Mount - Life Safety & Emergency Management Complex (Historic Fire Station #2)
- Nash County - Historic Courthouse Upgrades
- Grimes Historic Plantation Restoration
- Bassett Historic School Conversion
- Edenton Police Department*
- Rocky Mount Event Center*
- Kure Beach Town Hall-Police Department & Fire Department*
- MacHaven Historic House Renovation
- Washington County Historic Courthouse Exterior Restoration
- Jim Marrow Law Office Renovation (Historic Downtown Tarboro)
- Rocky Mount Judicial Center Renovations*
- Nash County Administrative Building*
- Nash County Farmers Market*
- Dare County DHHS Addition & Renovation*



Edenton Police Department

Nash County Farmers Market



Grimes Historic Plantation Restoration

RM Life Safety & Emergency Management Complex

Construction Administration Capabilities

Oakley Collier is dedicated to providing attentive and responsive service during the construction phase **Matt Oakley** and the project architect, as well as a representative from each consultant will be involved in the construction administration services for the Given Memorial Library & Tufts Architects project for the Village of Pinehurst. This phase of the project is critical in implementing the design intent, maintaining the schedule, budget and quality. After construction starts, project representatives are on site at a minimum of once per week. If circumstances on site at a particular time require more involvement, we are available to attend to the needs of the project.

The project architect will also be on site as needed, and at regular intervals of monthly site visits. Regular project meetings will be held to discuss progress actually being made as compared to scheduled progress, problem areas, plans of action to maintain forward progress, other outstanding issues, submittals, change orders, and old and new business.

Oakley Collier requires design consultants to attend all regularly scheduled project meetings during phases of the project work associated with their discipline. The design consultants will also participate in evaluating progress of the special trades and approving applications for payment. Our construction administration staff supervises and coordinates with design consultants regarding all issues needing their input such as Requests For Information (RFI), change proposals, submittals, etc.

Quality Control & Assurance Process

Project Manager Review
The project architect is responsible for the daily communication with the project team and the owner. The Project architect reviews all documents (including consultants) and is the consistent review and oversite for the entire duration of the project.

Principal Project Architect Review
The Principal Project Architect performs a thorough review at each project milestone.

Quality Control

Design Team Review
The entire team (architect, MEP, structural, and civil engineers) meets to perform a Design Team review on the construction documents. All disciplines make any necessary changes and/or corrections following the review.

Independent Architectural Review
OCA has two offices. Each office reviews plans for one another as an independent review. This process allows for fresh eyes on the project to highlight areas that may need additional clarification or coordination prior to the release of the documents for the bidding.

9. APPENDIX- A - SUBMITTAL SUBMISSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

This Submittal is submitted by:

Provider Name: Oakley Collier Architects

Representative (printed): Ann W. Collier, AIA, LEED AP

Representative (signed): _____

Address: 1111 Haynes Street, Suite 109

City/State/Zip: Raleigh, NC 27604

E-Mail Address: acollier@oakleycollier.com

Telephone: (919) 985-7700

(Area Code) Telephone Number

Facsimile: (252) 214-6068

(Area Code) Fax Number

It is understood by the Proposer that the Village of Pinehurst reserves the right to reject any and all Submittals, to make awards according to the best interest of the Village, to waive formalities, technicalities, to recover and rebid this RFQ. Proposal is valid for one hundred and eighty (180) calendar days from the Proposal due date.

Oakley Collier Architects
Proposer

07-12-2022
Date

Ann W. Collier
Authorized Signature

Ann W. Collier
Please type or print name

10 APPENDIX B – ADDENDUM RECEIPT AND ANTI-COLLUSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

Please acknowledge receipt of all addenda by including this form with your submittal. Any questions or changes received will be posted as an addendum on www.vopnc.org. It is your responsibility to check for this information.

ADDENDUM #	DATE ADDENDUM DOWNLOADED
None issued	N/A

I certify that this proposal is made in good faith and without collusion with any other offeror or officer or employee of the Village of Pinehurst.

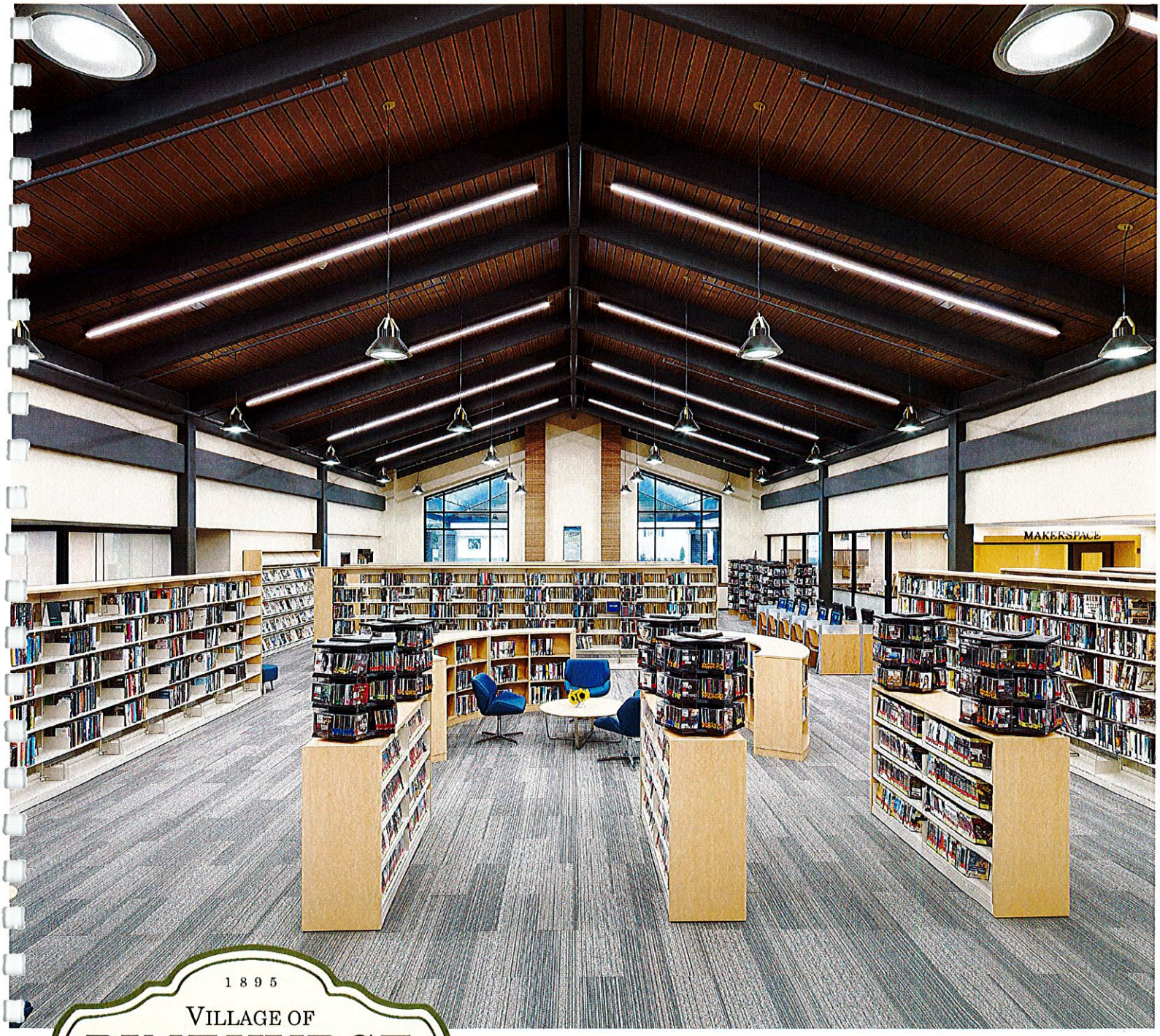
Ann W. Collier
Print Name

07-12-2022
Date

Ann W Collier
Authorized Signature

Managing Principal & Architect
Title

acollier@oakleycollier.com
Email address



1895
VILLAGE OF
PINEHURST

REQUEST FOR QUALIFICATIONS

ARCHITECTURAL SERVICES
GIVEN MEMORIAL LIBRARY & TUFTS ARCHIVES

RFQ No. 2022-31

CPL
ARCHITECTURE
ENGINEERING
PLANNING
CPLteam.com

July 15, 2022

CPL
ARCHITECTURE
ENGINEERING
PLANNING
CPLteam.com

Mr. Doug Willardson
Assistant Village Manager
Village of Pinehurst,
Village Hall
395 Magnolia Drive
Pinehurst, NC 28374

RE: RFQ #2022-31 Architectural Services, Given Memorial Library

CPL is pleased to present our team's qualifications to be the planners and designers of the Given Memorial Library and Tufts Archive. The unique vision for this project—the blending of a library, archive, and community hearth all in a historic building on the distinctive Village Green—calls for a unique team. Our team's library experience is current and deep. We are currently designing a new library and senior center for Cabarrus County; and recently completed a series of library projects for Fulton County, GA. Our recent work developing a comprehensive master plan for the Buncombe County library system allowed us to look across the country at trends in library operations and design. Maureen Arndt, AIA, our library design consultant, has worked with our team on each of these projects.

As you review our information, please consider the specialized experience that our team brings to this project:

1. **CPL's work for local and state governments, including libraries.** For the past 32 years, we have worked across North Carolina and, more specifically, in Moore County. CPL has completed and is currently working on, multiple projects in Moore County and the Village of Pinehurst. We recently finished the Moore County Recreation Center, have completed many projects with Moore Regional Hospital and are under construction on the First Health Cancer Center in Pinehurst. In addition, we have worked for over 25 towns, cities and counties in North Carolina, literally from Manteo to Murphy.

2. **CPL's work with historic buildings is extensive and award winning.** This experience includes work on government buildings, college campuses, and for corporations and non-profit organizations. We fully understand the Secretary of Interior Standards, and have working relationships at the NC State Historic Preservation Office. We also have worked directly with the National Park Service to restore one of their own historic properties—the Wright Brothers National Memorial at Kill Devil Hills, NC. Recently, we began work with the City of Marion, NC on the historic First National Bank Building.

3. **A legacy of signature projects that have contributed to the strengthening of communities across North Carolina.** CPL's deep experience in the design of public parks, community spaces and libraries. This includes proven effective leadership of community engagement processes for important public and private projects. The highly qualified and experienced library design and engineering planners, architects and engineers we propose, along with the significant resources and multi-discipline strength of our firm with it's partners, have demonstrated and repeated success on 9 library projects in the last 24 months and a comprehensive county-wide library master plan.

4. **CPL's core team of architects, designers and building system engineers are all in-house**—which provides for better coordination on complex renovation projects.

We look forward to the opportunity to further discuss your project and our qualifications. We are excited about the opportunity to work with the Village of Pinehurst to enhance this special home that provides services to the citizens of Pinehurst! Please let me know if you have any questions or need additional information.

With best regards,
CPL Architecture Engineering Planning

Rachel F Nilson

Rachel F Nilson, AIA, NCARB
Project Manager, Principal Architect

6302 Fairview Road, Suite 102 I Charlotte, NC 28210 I (704) 331-9131 I CPLteam.com

CPL by the numbers

1975 Year Founded

67 Licensed Architects

72 Licensed Engineers

7 Landscape Architects

3 Certified Geologists, CPG

12 Interior Designers

8 AICP Certified Planners

45 LEED APs

19 Offices

450 Total Staff

Listed as one of Engineering News Record's (ENR) Top 500 Design Firms in the Nation since 2014.

Listed as one of Architectural Record's Top 300 Architecture Firms.

HISTORY AND OVERVIEW

CPL is a multi-disciplinary firm that has been serving public and private clients since 1975. We have grown in size from a small group of civil engineers to a firm of more than four hundred fifty professionals in five states. Our team of professionals offer expertise in architecture, engineering, planning and construction administration services.

From your first encounter with members of our team, you will realize that we do things differently here at CPL. We are dedicated to a client-centered philosophy of service.

CPL'S PHILOSOPHY GROWS FROM:

- Our Belief in Full Service
- Focus on Personal Attention
- Commitment to Principal Participation
- LIstening to Our Clients

CORPORATE STRUCTURE

CPL is a privately held (share-holders) Design Professional Corporation (DPC), registered, fully licensed and originating in New York State.* Our registered architectural staff includes specialists in educational, civic and healthcare design. Our licensed engineering services include: architecture, landscape architecture, civil engineering, transportation and traffic engineering, bridge inspection and design, water and wastewater services, environmental services and construction inspection.

PRINCIPAL-LED

Every CPL contract is directed by a Principal / owner of the firm. Our Principals have genuine ownership in the success of every contract and project.

OUR CULTURE

Rooted in integrity, collaboration and communication, our culture ensures that you will receive the highest level of personalized service – a hallmark of our firm that has garnered years of continued service for our clients.

OFFICE LOCATION

With three (3) local offices in North Carolina, along with qualified CPL staff living throughout the southeast, we can respond efficiently to project demands as they arise.

Our office in Charlotte will manage the project along with the office in Greensboro. CPL has the ablity to be on-site quickly should an urgent need arise.

CPL Charlotte
6302 Fairview Road
Suite 102
Charlotte, NC 28210
Phone: (704) 331-9131
Fax: (704) 331-0402
Rachel F. Nilson, AIA, NCARB
Project Manager, Principal Architect
rnilson@cplteam.com

CPL Greensboro
400 Bellemeade Street
Suite 401
Greensboro, NC 27401
Phone: (336) 373-9800
Fax: (336) 373-0077
Kenneth C. Mayer, Jr., FAIA
Principal in Charge
kmayer@cplteam.com

*Legal Names
CPL Architects, Engineers, Landscape Architect and Surveyor, D.P.C. d/b/a CPL
SC: CPL Architects, Engineers, Landscape Architect and Surveyor, P.C.
NC: CPL Architects and Engineering, P.C.
GA: CPL Architects, Engineers, Landscape Architect and Surveyor, D.P.C. (P.C.)
VA: CPL Engineers and Architect, P.C.
PA: CPL Architects and Engineers, Inc.

Budget and Ability to Maintain Schedule

The CPL team knows that the sharing of information in real-time is essential in a rapid response approach for projects to meet their target completion date within their predetermined budget. To do this, CPL utilizes the latest communication software for day-to-day project delivery. Face-to-face meetings can take place virtually with programs such as Microsoft Teams and Bluebeam Studio sessions and Miro board to conduct and share drawings and models virtually.

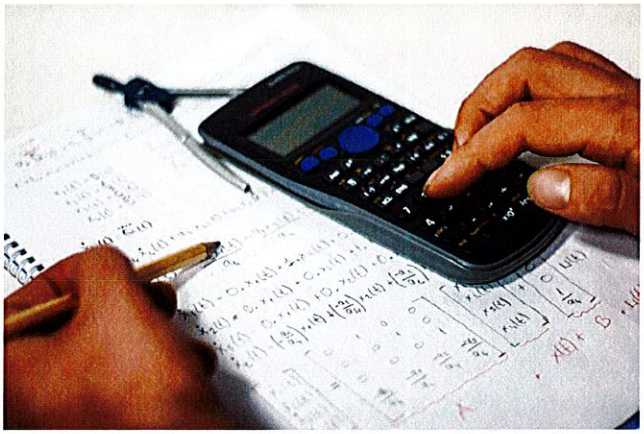
CPL Creative Labs

As a complement to our BIM and CAD platforms, our Creative Labs Team provides emerging technology services to gain consensus using Mixed Reality, 3D Printing, Renderings/Animations and Reality Capturing capabilities. Our recent work with Guilford Technical Community College to create imagery to support new buildings being proposed in an upcoming bond issue, is an example of our abilities to use renderings as a communications tool.

Scan this QR Code with any smart phone for a demonstration of CPL's Creative Labs Services.

Budget & Schedule

The design team will balance your project budget with design options and appropriate phasing considerations. Budgets and schedules are not restrictions, rather they are guides for the project team to make effective decisions. The CPL team is adept at making these decisions to meet project goals and is prepared to work with scheduling parameters to provide the best solutions as swiftly and efficiently as possible.



Advances in technology have made a positive impact on quality control and coordination. With the ability to simultaneously access BIM datasets, our project teams can see all disciplines in real-time as they are being developed. BIM allows our designers and engineers to identify conflicts during the development of the design rather than in the field during construction. CPL uses tools like AutoCAD, Revit, Bluebeam Studio and Newforma to bring the design team and client together in order to coordinate project progress and to seek solutions to project design issues before drawings are complete. Multi-discipline pinups along with Bluebeam Studio sessions for every project ensure an all-hands-on-deck approach for quality control. Newforma is also used to discuss construction issues before they arise.

Experience with Costs and Schedules

Project	Location	Budget	Final Cost	Completion Date
Moore County, NC Recreation Center	Carthage, NC	$5.78 million	$5.63 million	2021
Wake Forest School of Medicine, ABSL Translational Research Lab	Winston-Salem, NC	$4.85 million	$4.67 million	2021
Guilford College, 3 Residence Hall Renovations	Greensboro, NC	$20 million	$19 million	2020
Bridgewater College, Nininger Hall Renovation	Bridgewater, VA	$10 million	$9.7 million	2018
Bridgewater College, Daleville & Dillon Residence Halls	Bridgewater, VA	$4.3 million	$4.28 million	2017
Bridgewater College, Wright & Heritage Hall Renovations / Additions	Bridgewater, VA	$12.5 million	$12.2 million	2017

EXPERIENCE

For over 40 years, the CPL team has served city, county and state governments as a trusted resource for community projects on the East Coast. **We have assisted over 30 local governments across the State of North Carolina—from New Bern in the East to Cherokee County in the West.** From this work, we have a detailed understanding about public work in our state—funding, budgeting, construction procurement options and other related issues to public building design and construction.

We specialize in local government facility design, and understand local public sector concerns. To that end, we often recruit and employ team members who have experience working as local government employees. Our state-of-the- art technology, including Revit, Bluebeam, and Matterport platforms, provide 3D computer generated visualization and digital databases for our local government clients.

The team we propose has both expertise and passion for community projects, and have worked together on numerous projects over the last decade.

Moore County, NC
New Recreation Center & Master Plan

Alamance County, NC
Facilities Condition Assessment &
Space Needs Planning
Historic Courthouse Restoration

Buncombe County, NC
Fleet Services Center
Comprehensive Facilities Plan
35 Woodfin Renovation
Library Master Plan

Cabarrus County, NC
Library and Senior Center

Caswell County, Yadkinville, NC
Historic Courthouse Restoration & Adaptive Reuse

City of Asheboro, NC
Historic McCrary Baseball Park
Renovation and Expansion

City of Asheville, NC
Asheville Downtown Transit Center
Historic City Hall Renovation
Harrah's Cherokee Center HVAC Modernization

City of Belmont, NC
New Community and Recreation Center

City of Greensboro, NC
Water Resources Renovation
Soabar Building Renovation
Historic J. Douglas Galyon Depot

City of Mebane, NC
Comprehensive Facilities Study
Arts and Community Center

City of New Bern, NC
Stanley White Recreation Center

Johnston County, NC
Historic Courthouse Restoration & Adaptive Reuse

Randolph County, NC
Courthouse Judicial Services Renovation
& Space Needs Planning
Historic Courthouse Restoration

South Carolina State Museum
Building Expansion and Renovation

Orange County, NY
Historic Government Center Renovation & Addition

Atlanta-Fulton County, GA Library System
DeKalb County, GA Library System
Cobb County, GA Library System
Renovations & Additions
Adams Park
Cleveland Avenue
College Park
Adamsville-Collier Heights
East Atlanta
Ponce de Leon

Moore County, NC Projects

NEW RECREATION CENTER

Client: Moore County, NC
Location: Carthage, NC
Total Size: 23,000 s.f.
Cost: $5.3 million; **Price PSF:** $230
Completion Date: 2021
Project Manager: Rachel Nilson, AIA
Reference: Richard Smith, Moore County
(910) 947-6363; rsmith@moorecountync.gov

In early 2018, CPL began working with Moore County, NC on the design of their new Recreation Center. Located in the Town of Carthage, plans include a structure with an open feel, natural light, and two gyms (with the potential of a third, added later). The facility is located in a city park, which currently includes picnic shelters, a playground, restroom facilities, and ball fields. A splash pad was added as a part of phase one of the new master plan CPL facilitated. The master plan includes 600 parking spaces, with a ring road for the entire park. Areas within the center include the aforementioned gymnasiums, an administration area, a multipurpose room, staff offices, restrooms, concession area, and entry ticketing kiosk.

CPL performed architecture, interior design, and master planning on this project.

First Health of the Carolinas Moore Regional Hospital

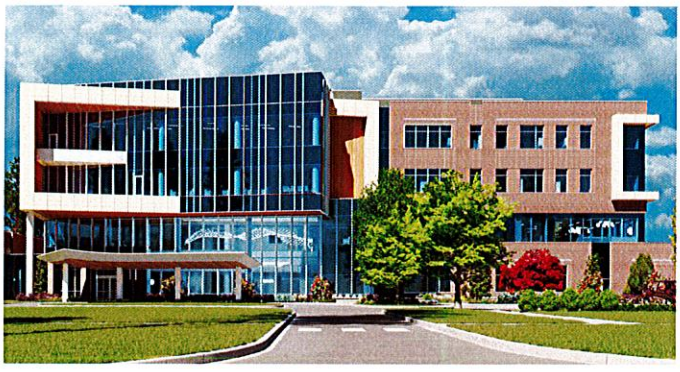
NEW OUTPATIENT CANCER CENTER

Client: FirstHealth of the Carolinas
Location: Pinehurst, NC
Size: 120,000 s.f.
Total Cost: est. $56 million
Completion Date: est. 2022
Contact: Tom Reoch, Administrative Director
(336) 708-3047

CPL was commissioned to design a 120,000 s.f. Outpatient Cancer Center for FirstHealth of the Carolinas on the Moore Regional Hospital campus. The Center will house four stories at 30,000 s.f. each.

The Cancer Center will bring all of FirstHealth's cancer services under one roof and will include Radiation Oncology (two Linear Accelerators, one HDR, and one CT Simulator), Chemo Infusion, Gynecologic Oncology, Medical Oncology, Multi-Disciplinary Clinic, Palliative Care, Cancer Wellness, Lab and Pharmacy services (including USP 800 compliant Chemo Pharmacy), Clinical Trials, and support spaces which include a Bistro and Resource Center.

This project utilized Integrated Project Delivery.



Cabarrus County Library and Active Living Center

NEW CONSTRUCTION

Client: Cabarrus County, NC
Location: Mount Pleasant, NC
Size: 21,000 s.f.
Cost: $10 million (est.)
Completion: Design Est. 2023
CPL Staff: Rachel Nilson, AIA
Reference: Kyle Bilafer
kdbilafer@cabarruscounty.us
Consultant: 720 Design

With this new project, Cabarrus County is focused on growing the services in the eastern part of the County. With a library that was many years outgrown and an Active Living Center that had limited program offerings due to shared space this project aims to take advantage of a true joint use facility. Beginning the project with a feasibility study for the County, CPL and 720 Design facilitated public engagement within the small town of Mount Pleasant. The engagement showed the community's interest in the project and provided feedback on proposed spaces and programs. The feedback also helped provide future program offerings for both the library and active living center. Part of the feasibility study included working with library staff to determine collection size, growth, future technology offerings, and future technology integration. After a successful feasibility study and opnion of probable cost analysis the project has moved into full design and is completing schematic design.

Cobb County Library System Switzer Library

MAIN BRANCH ADDITION & RENOVATION

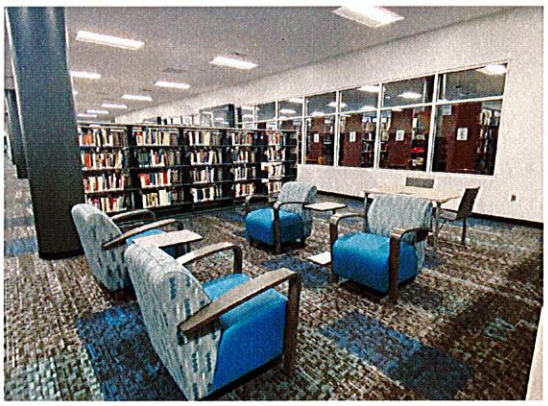
Client: Cobb County Library System
Location: Marietta, GA
Size: 66,400 s.f. (renovation)
2,000 s.f. (addition)
Cost: $6 million; **Price PSF:** $88
Completion Date: 2021
Consultant: 720 Design

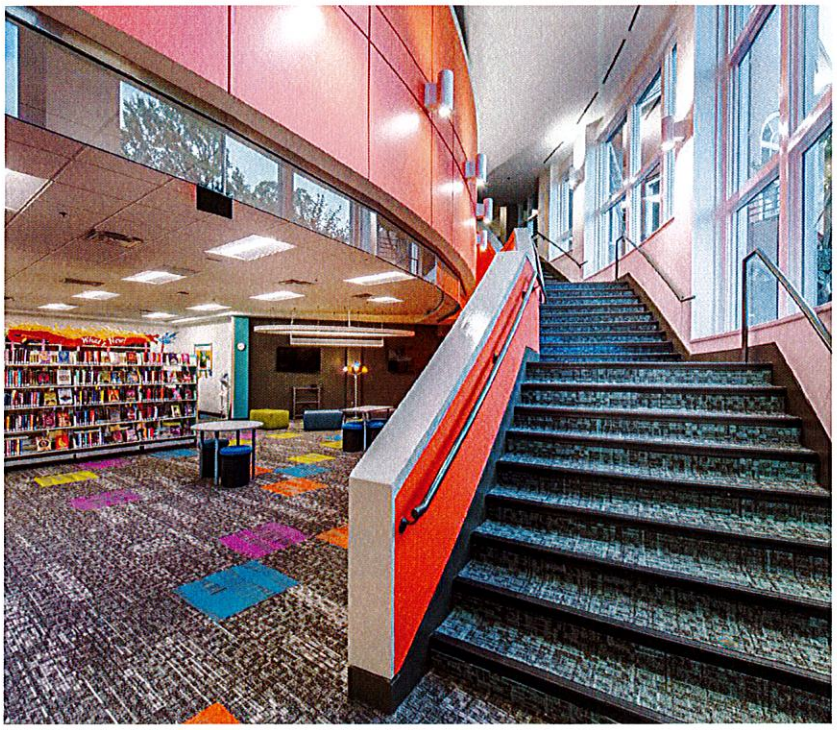
The Switzer Library in downtown Marietta has undergone a major renovation to improve indoor and outdoor spaces of the library system's central library complex and its administrative and support services spaces. CPL collaborated with library specialists 720 design and design/build partner Albion.

From the bottom up, the building boasts a brighter, warmer, more vibrant feel. CPL's role was design, engineering, and construction for the renovations to the existing 66,400 SF Library and new 2,000 SF addition to accommodate growing staff needs. The renovations included site modifications of the existing staff parking and drive-up. 720 design provided interior design and FF&E services.

New and improved features of the Switzer Library include:

- A dedicated "maker space" and Family computing space on the main floor.
- The Accessibility Services Room for providing a comfortable, welcoming environment for patrons with disabilities, sensory processing disorders and library patrons in need of a calmer environment.
- The Georgia Room, the Cobb library's special historic and genealogical collection, now has a dedicated conference room and additional space.
- An outdoor plaza with seating and a garden area accessible through the Hattie Gaines Wilson Youth Services area.
- A new children's programming room and a second "maker space" for teens.





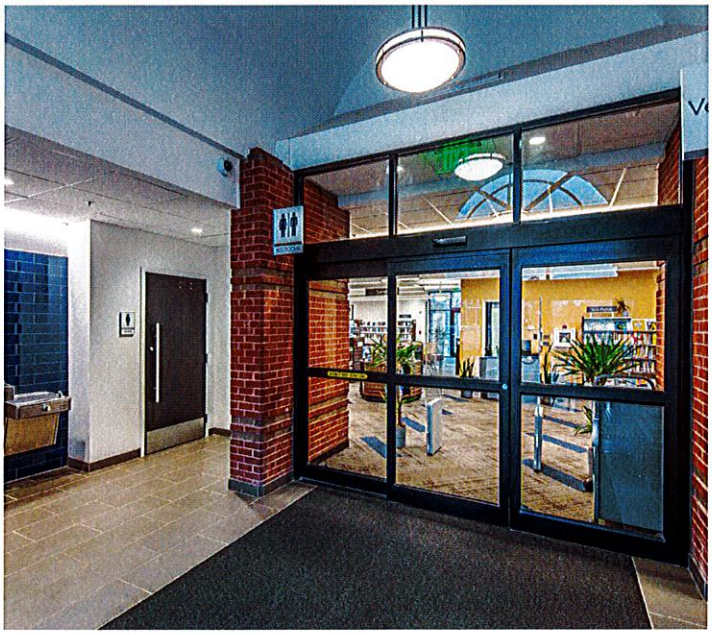
Atlanta-Fulton County Public Library System

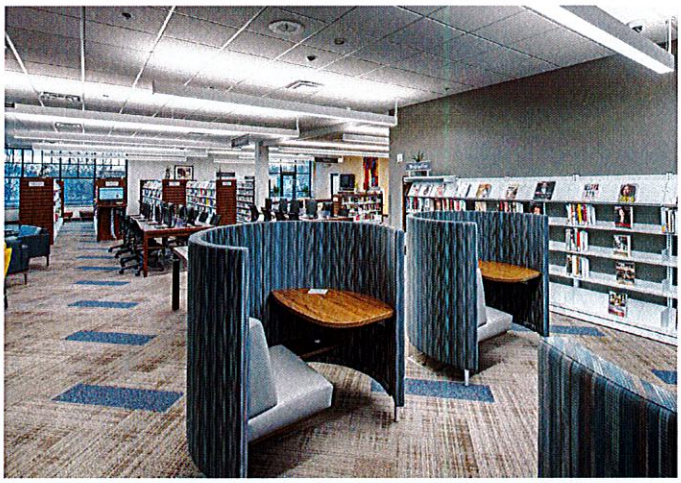
ADDITIONS & RENOVATIONS

Client: Atlanta-Fulton County Public Library System
Location: Atlanta, GA
Size: Various, per Library
Total Cost of all Renovations: $8.5 million
Completion Date: 2020
Consultant: 720 Design

CPL collaborated with 720 Design, Inc. and CT Darnell Construction to design / build renovations and upgrades for the Atlanta-Fulton Public Library System's Library Renovations project. Renovations stretch across six libraries: Adamsville-Collier Heights Library, Adams Park Library, Cleveland Avenue Library, College Park Library, East Atlanta Library, and Ponce de Leon Library. The project aimed to refresh and invigorate the libraries with work to include storm drainage corrections, ADA accessibility, ADA restroom upgrades, meeting and study room alterations, interior design finishes as well as LEED compliance with mechanical, plumbing and electrical upgrades for efficiency.

The first of the libraries to be completed was the Adams Park Library. The information gathering and design process for this phase included extensive public outreach meetings with stakeholders in the community for an open dialog to determine wants and needs, which ultimately drove the design. This community information was run through the lens of budget and facility assessment requirements and synthesized with high design to transform this library into a hub of customizable, activity generating, educational community spaces. An overall upgrade of interior finishes made the previously dark and dull library a bright, friendly and inviting place that brings people together and offers room to study, access the internet and read.





Town of West Seneca Library & Community Center

Client: Town of West Seneca, NY
Location: West Seneca, NY
Size: 18,000 s.f. (addition)
Cost: $13.5 Million; **Price PSF:** $750
Completion Date: 2018

ADDITION AND EXPANSION

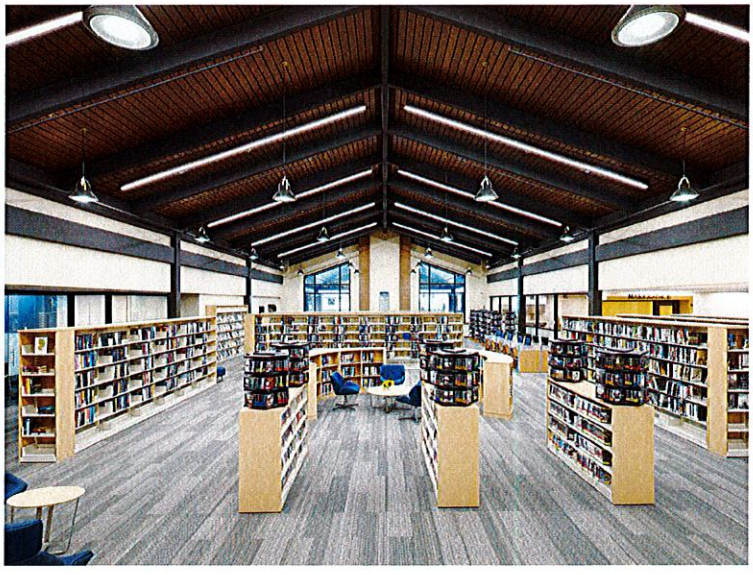
The Town of West Seneca's Town Center is a nucleus of residential, commercial and municipal facilities clustered around a 2 mile stretch of Union Road. With the library building in need of modernization as well as an addition to gain space to better equip the library for future digital platforms, the Town enlisted CPL to update its library and make the campus fully accessible to Union Road Pedestrians.

The opportunity to combine the two facilities under one roof allowed the Town to consolidate a building, yet still maintain high levels of service for each. The facilities could form a new civic center at the north of the Town Campus and allow the public an opportunity to utilize a facility for youth activities, business functions, senior services and perhaps even a casual cup of coffee. A new library and community center would present the Town of West Seneca with the opportunity to stretch its built infrastructure toward Union Road and give the campus its first walk up facility, setting the stage for future investment along Union Road.

This project is intertwined in the Town's recent efforts to redefine Union Road through town-wide master planning. This facility is an important component in the master plan as the Town strives to make the community more walkable and useful.

The Library addition and remodeling conceptually consisted of adding approximately 18,000 s.f. of program space including areas for the library expansion, meeting rooms and community/ youth center. The existing part of the library was remodeled and updated to make it more useful to the library's users. Circulation within the library space will be greatly improved and access to the facility from Union road will be constructed to truly enhance the community feel of the library.

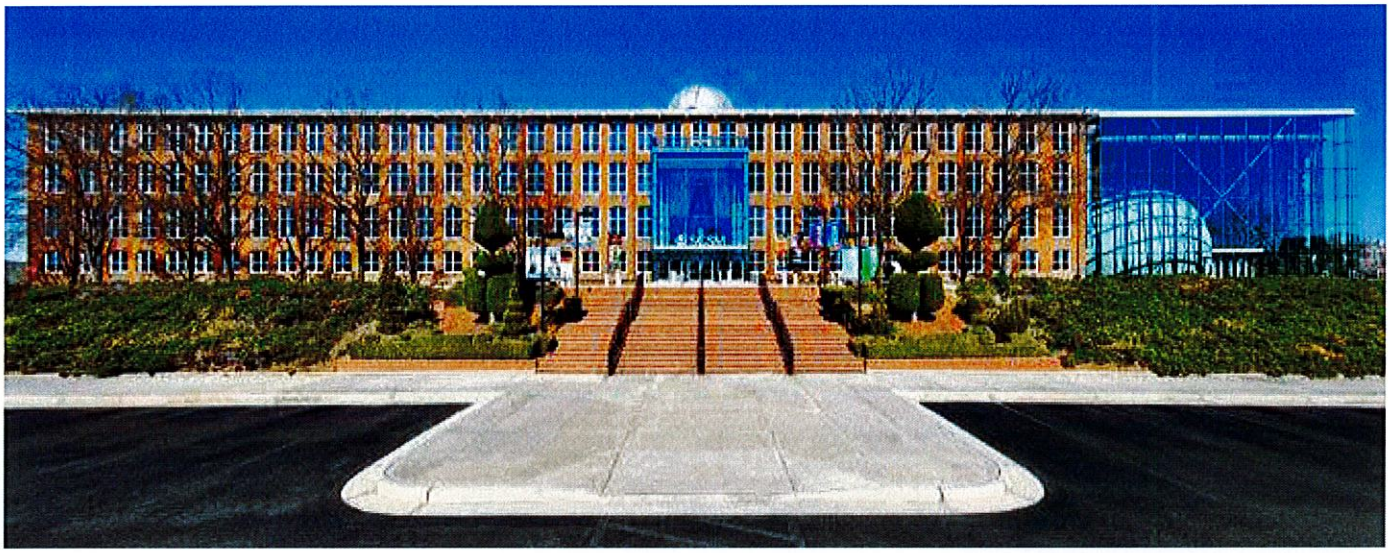
Given that the library is located in "Veteran's Park", the design incorporates the proud veteran heritage in the town into the design.



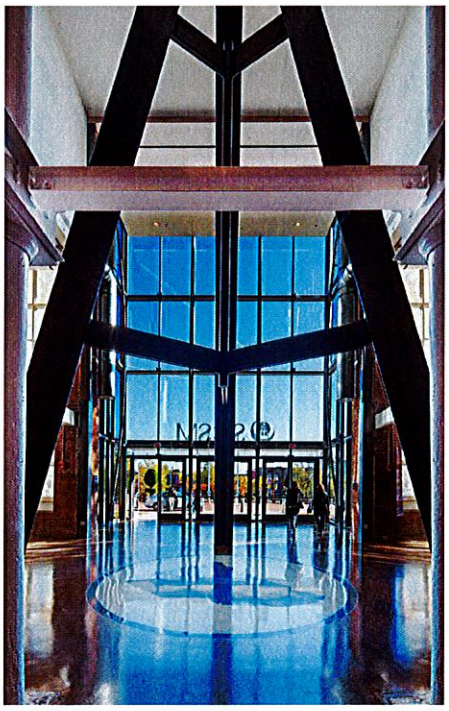
South Carolina State Museum

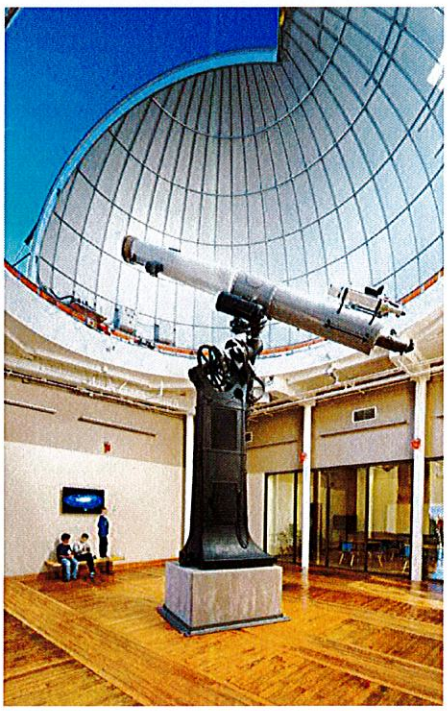
BUILDING EXPANSION & RENOVATION

Client: South Carolina State Museum
Location: Columbia, SC
Size: 53,700 s.f. (renovation)
20,500 s.f. (new)
Cost: $16 million; **Price PSF:** $216
Completion Date: 2014
Contact: Amy Bartow-Melia
Executive Director, (803) 898-4920



Founded in 1973, the South Carolina State Museum is a dynamic institution reflecting the essence and diversity of South Carolina and is committed to the educational improvement of South Carolina's school children and visitors of all ages.





The museum's collections explore natural history, art, science and technology through the lens of South Carolina's history. The 'Windows to New Worlds' project positions the South Carolina State Museum on the cutting edge of science education. Its innovative combination of facilities and services creates a complex unique to South Carolina.

The project included additions of a 125-seat planetarium and observatory that house a historic 1926 Alvin Clark refracting telescope, which the museum acquired from Columbia University.

Renovations to the existing building included upgrading the current auditorium for 4D large format film theater presentations, a renovated gallery, exhibit, gift shop and ticketing areas.

City of Saratoga Springs City Hall

RESTORATION AND RENOVATION

Client: City of Saratoga Springs
Location: Saratoga Springs, NY
Size: 60,000 s.f.; **Cost:** $11 million; **Price PSF:** $183
Completion Date: 2020
Reference: Michael Veitch, DPW Manager
(518) 587-3550; michael.veitch@saratoga-springs.org
CPL Staff: John Hall, AIA

CPL has been one of the City Designated Engineers for Saratoga Springs since 2015, consulting with the City on Land Use Board Project Reviews, Engineering Task Orders, and the restoration of City Hall.

In August of 2018, the Saratoga Springs City Hall was struck by lightning causing a small fire and extensive water damage. The city was faced with the emergency repairs, hazardous material removal, a number of pending program issues as well as a desire to upgrade infrastructure within the building. CPL was engaged to provide an assessment of the facility and to provide a Concept Plan and Cost Projection to Restore and Renovate City Hall.

The Concept Plan proposed to:

- repair areas gutted by fire/water damage
- re-plan the space assignments
- enable a significant expansion of the courts on the second floor
- provide a fully accessible facility with Handicapped Public and Staff Washrooms and a new elevator
- retrofit the building with a VRF heating and cooling system with air supply.
- fully replace the building electrical and alarm systems damaged by the lightning surge
- re-engineer sprinkler system to restore reliable function.
- renovate all staff work areas to a contemporary work environment.
- restore all public areas to historically relevant context

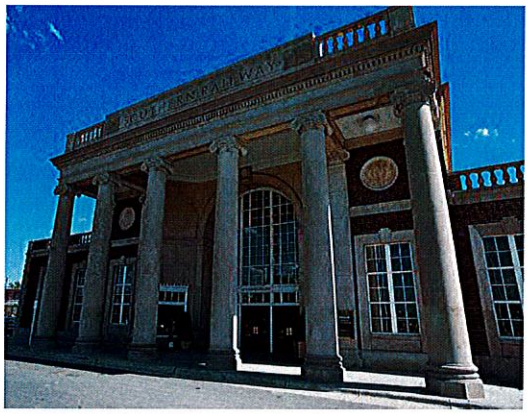
CPL led the implementation of the renovation/ restoration program to transform the 60,000 s.f. facility to a safe, accessible and welcoming environment for public service. The $11 million construction program was accomplished in 7 months, while keeping Department of Public Safety offices in operation on the lowest levels of the building.

The new facility features a fully rebuilt and acoustically improved Music Hall on the 3rd level and a full restoration of the main entry hall.

J. Douglas Galyon Depot

HISTORIC BUILDING EXPANSION, RENOVATION, & RESTORATION

Client: Greensboro Transit Authority
Location: Greensboro, NC
Size: 69,254 s.f.; **Cost:** $17 million (original)
Completion Dates: Multiple, 2000 to 2022
Reference: Butch Shumate, Facilities Manager, (336) 373-2829, butch.shumate@greensboro-nc.gov
CPL Staff: Kenneth C. Mayer, Jr., FAIA



The Depot, billed as one of Greensboro's treasured places, was originally built in 1927, as a Southern Railway train terminal, and was later abandoned. The City of Greensboro selected CPL (working in conjunction with Wendell) to restore and redesign the abandoned facility, into a new and modern multi-modal transportation center.

CPL has worked continuously on all phases of the project, which began in the 1990's and continues today with renovations to update the Greensboro Transit Authority transit station portion of the center.

The Galyon Depot serves as the main passenger transfer hub for the Greensboro Transit Authority, and serves Amtrak, a regional transit system (PART), and Greyhound. The entire Depot complex is listed on the National Register of Historic Places.

Prior to the work, three issues faced the state and the City of Greensboro: population growth, a new multimodal transportation plan, and funding for said plan.

These issues were tackled by CPL in five phases, including:

- Overall building restoration, relocation of Greensboro Transit Authority transfer hub, and relocation of the Greyhound station to the Depot
- Amtrack Station renovations
- Addition of Piedmont Authority for Regional Transportation facilities and City of Greensboro services
- Expansion of GTA facilities to accommodate ridership increases into the remaining underutilized space in the building
- a complete "re-imaging" and updating of the GTA waiting and customer service facilities to better serve today's rider; upgraded facilities for drivers and the addition of a public meeting room are included. Exterior work included electronic signage at each bus slip, new wayfinding signage, and train platform roofing renovations

Total investment in the Galyon Depot is over $40M in today's dollars.

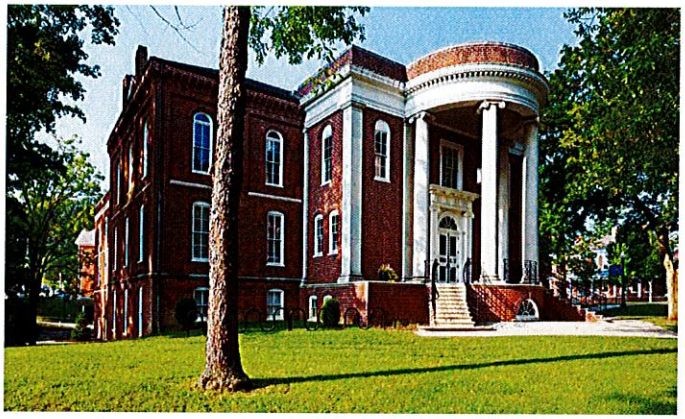
This project won the top award in the 2006 Federal Highway Administration's Excellence in Highways program in the Intermodal Transportation Facilities category. It was also designated by the Urban Land Institute as one of the 2008 Top Ten Transit Stations to Raise the Profile of Public Transportation in the Civic Landscape. **CPL has worked continuously with the City of Greensboro and State of North Carolina on their redevelopment of the Depot complex since the early 1990's on all phases of its redevelopment, including the current ongoing updates and renovations to the ticketing, waiting area, and call center.**

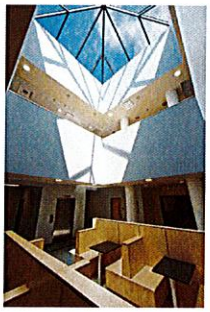
Byars Hall & Wiley Hall, Emory & Henry College

RESTORATION, RENOVATION, & EXPANSION

Client: Emory & Henry College
Location: Emory, VA
Completion Date: 2008, 2009
CPL Staff: Kenneth C. Mayer, Jr., FAIA
Reference: Raymond Hunt AIA, Executive Vice President, EDC
(804) 897-0900, rhunt@edcweb.com

CPL began our work at Emory & Henry College with a detailed assessment of all buildings on the campus. The campus architecture ranges from historic buildings dating from the mid-1800's, to more contemporary buildings through the early 2000's. At the time of our assessments, the school was at a crossroads, transitioning its senior leadership and repositioning itself in the private higher education world. Given the generally high quality of the architecture of the existing building stock, the college decided to lead its physical transformation with the restoration, modernization and expansion of two of its oldest buildings: Byars Hall (circa 1860's) and Wiley Hall (circa early 1900's). Both buildings exist on the central campus, which is designated on the National Register of Historic Places.





Byars Hall houses the College's fine arts and music programs. The spaces for these programs needed to be updated, so CPL designed an infill addition that connected to the original building. The addition houses all of the spaces needing more contemporary spaces and systems. The existing building was re-purposed primarily as student life space: two historic literary society rooms were restored for student and college event use; art gallery spaces—one surrounding student social and study areas—were created; and locker areas for storing art supplies and instruments were developed.

Wiley Hall houses both administrative functions of the College and classrooms. The exterior of the building and the lobby were both restored to National Register standards. A new "one-stop" area for students to handle financial aid, registration, and other activities was created.

LabCorp Corporate Headquarters

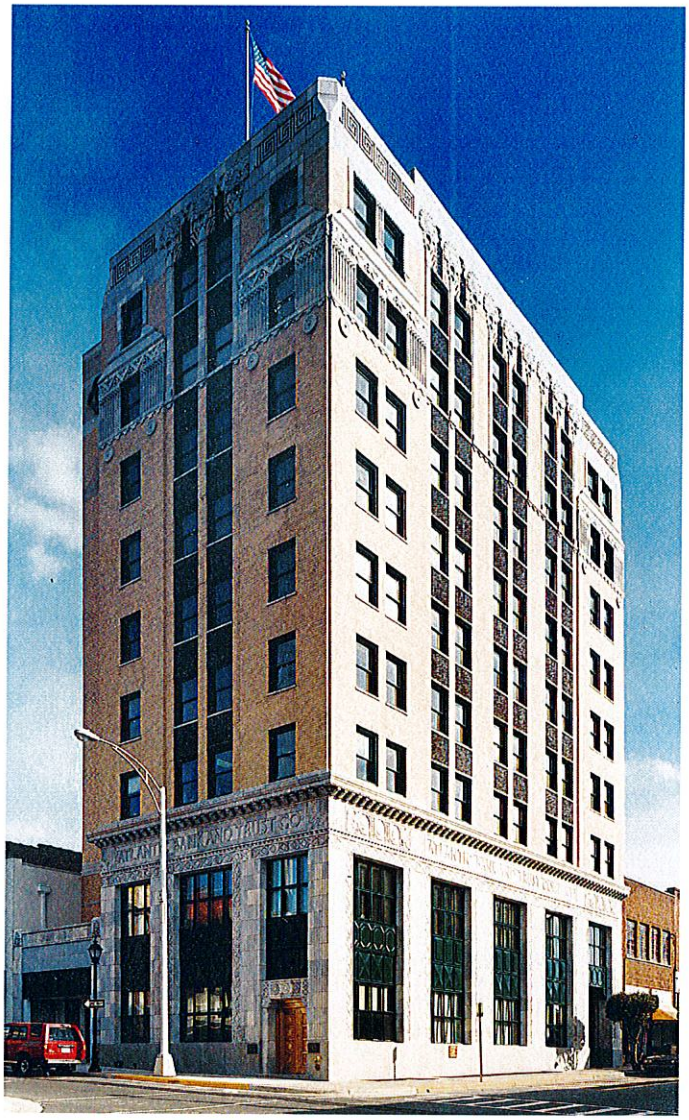
HISTORIC BUILDING RESTORATION, RENOVATION, & EXPANSION

Client: LabCorp
Location: Burlington, NC
Completion Date: 1996
Reference: Gary Aherron, V-P Corporate Real Estate (336) 436-6586, aherrog@labcorp.com
CPL Staff: Kenneth C. Mayer, Jr., FAIA

Formerly the Atlantic Bank & Trust Building, CPL (as MMPA) received a National Honor Award from the National Trust for Historic Preservation for the design of a multi-building downtown renovation project for LabCorp that included the careful restoration and renovation of this historic city landmark building.

The façade and interior of this circa 1929 building, which is listed on the National Register, was returned to its former stately elegance. Design work was performed in accordance with the Standards for rehabilitation set by the US Department of the Interior and the NC Department of Cultural Resources.

The building now serves as corporate headquarters to LabCorp, one of the largest independent clinical laboratories in the United States.



PROJECT TEAM

1895
VILLAGE OF
PINEHURST

Principal-in-Charge
Kenneth C. Mayer, Jr., FAIA, LEED AP
CPL Greensboro

Cost Estimation
Tony Murphy
Palacio Collaborative Charlotte

Library Consultant
Maureen Arndt, AIA, LEED GA
720 Design Dallas

Project Manager, Principal Architect
Rachel F. Nilson, AIA, NCARB
CPL Charlotte

Roof / Envelope & Historic Design
J. Alan Cox, AIA
CPL Greensboro

Interior Designer
Stuart Cline RID, NCIDQ
CPL Charlotte

Project Architect
Bradley Norvell, AIA, NCARB
CPL Charlotte

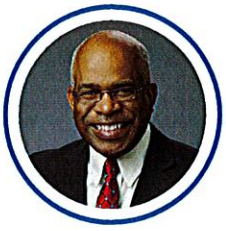
Historical Consultant
John Hall, AIA, NCARB
CPL Rochester

Senior Mechanical Engineer
Michael J. Pena, PE, CBCP
CPL Greensboro

Senior Electrical Engineer
Michael Ranieri, PE
CPL Greensboro

Plumbing & Fire Protection Designer
Ron Davis, NICET II
CPL Greensboro

Civil Engineering Landscape Architect
Philip Picerno, PE
LKC Aberdeen



Structural Engineer
Michael M. Simpson, PE
MMSA Charlotte

PROJECT TEAM

Our Proposed Key Team Members

Kenneth C. Mayer, Jr., FAIA, LEED AP - Principal in Charge

Ken brings over 37 years of experience with local government AND historic building projects.. He understands the important elements of how to navigate projects for local governments: setting and meeting expectations, incorporating stakeholder needs, and staying within established budgets and schedules. Ken will ensure that the team brings this experience to the project. He currently serves as Principal in Charge on multiple NC projects, including work for Cabarrus County, Buncombe County, the City of Greensboro, and the City of Durham.

Rachel F. Nilson, AIA, LEED GA, NCARB - Project Manager, Principal Architect

As an architect with over a decade of experience, Rachel brings passion to community projects. Her effective communication skills come to light when she facilitates community engagement and works to partner with the client to bring their vision to light. She invigorates and brings the team together to create solutions. Rachel previously worked on the Buncombe County Comprehensive Facility and Library Master Plan and is currently working with Cabarrus County as well as numerous cities and counties across the state to develop community spaces.

Maureen Arndt, AIA, RID, LEED GA - Project Manager, Principal Architect

As founding principal of 720 Design, Maureen has devoted her entire career to the design of libraries that are both beautiful and functional. Having worked on over 230 libraries across the country, she brings that wealth of knowledge and expertise to each new project. She is a frequent speaker at library events sharing "Lessons Learned" and "Trends in Library Design" from an architect and interior designer's perspective. She completed work with CPL on the renovation of 6 libraries for Atlanta-Fulton County Public Libraries, and is currently working on the Cabarras County Library and Senior Center.

Bradley Norvell, AIA, NCARB - Project Architect

With over a decade of architectural experience, Brad manages project teams and works directly with clients on assignments of varying size and scope. His expertise in the realm of design—coupled with his work on historic buildings— enables him to bring both sets of experiences to this project. Respected for his aptitude and thorough understanding of industry best standards and techniques, Brad is an upright leader with inherent talents for fostering team camaraderie and advancing professional development.

J. Alan Cox, AIA - Historic Architect & Roofing / Envelope Lead

Much of Alan's work includes designing improvements to building envelopes, correcting water intrusion conditions, and supporting the architectural components critical to supporting new plumbing, mechanical, electrical and fire protection systems integration into existing facilities. He has extensive experience with historic buildings, and through that an understanding of the related review processes and knowledge of a wide range of historic building materials. He is also CPL's local Code expert, especially with regard to the Existing International Building Code.

Michael J. Pena, PE, CBCP - Engineering Lead

With nearly two decades of experience as a mechanical engineer with CPL, Mike serves as the leader of our Greensboro office's MEP engineering team. His experience encompasses a wide range of facilities and a variety of HVAC systems including variable volume CO2 demand control, chilled beams, variable refrigerant volume, high efficiency boilers, chilled water plants and energy recovery systems. Mike also has experience in the development of commissioning plans and is a Certified Building Commissioning Professional.

Stuart Cline, NCIDQ - Interior Design Lead

An Interior Designer with more than a decade of experience, Stuart specializes in space planning and finish selection, and has a background in visual arts. Her focus areas include a number of higher educational designs, corporate work and municipalities. Thoughtful, detail-oriented and highly focused on getting things done efficiently, Stuart excels at helping clients think "outside the box" of traditional design thought.

PROJECT TEAM

The CPL firm structure allows each of the firm's principals to direct their own practice under the umbrella of the firm's executive leadership and overall organization. This allows outstanding flexibility in assembling teams and developing the approach required to achieve success for individual project/client needs. Our corporate culture is conducive to collaboration which allows us the ability to easily integrate specialists, consultants and sometimes even other firms into our delivery model as an extension of our methodology.

CPL employs a diverse staff of design professionals across our system. We often use subcontractors for special projects in civil and structural engineering, landscape architecture, cost estimating, and technology / security. As well, we strive to work with Historically Underutilized Businesses (M/WBE, HUB) on all projects.

To compliment and strengthen our in-house resources, we have invited the following specialists and consultants to join our team:

720 DESIGN

720 design Inc. is a boutique planning, architecture and interior design firm devoted to the development of modern library spaces where communities can gather to learn, play, dream, and explore. As founding principal, Maureen Arndt has dedicated her entire career to the design of libraries that serve people in both beauty and function. Having completed over 220 libraries across the country, she brings a wealth of knowledge, lessons learned and expertise to each unique library project. 720 Design and CPL's collaboration spans numerous projects across Georgia and North Carolina. We are currently working together on a Library and Active Living Center for Cabarrus County.

LKC

LKC provides a full range of engineering services (including civil and landscape architecture) to assist their clients in problem solving through the development of client relationships and a thorough understanding of their needs. Their professional staff is skilled at all levels of governmental and private sector consulting. CPL and LKC are currently collaborating on the new First Health Cancer Center in Pinehurst.

MMSA

Michael M. Simpson & Associates, Inc. (MMSA, Inc.) is a 100% minority-owned, SDB enterprise located in Greenville, SC. Their professional engineers and designers average over 30 years of experience in structural engineering and are experienced and well-equipped to provide quality structural engineering design expertise. The MMSA team possesses the technical competence to manage and deliver large and small projects simultaneously. CPL and MMSA partner on a variety of community driven projects including visitor and recreation centers.

Palacio Collaborative

Palacio is a trusted member of the team, proactive in their approach and an expert in managing complex cost models. They will be responsible for creating the initial cost model for the project during the planning phase and updating the model through the SD Phase; they will also work directly with the design team to reconcile costs. CPL and Palacio have collaborated on numerous project across North Carolina, including the new Library and Active Living Center for Cabarrus County

Historic Preservation

Good design is about creatively establishing priorities. The same is true in the field of historic preservation. To produce compatible design, a professional must have a thorough understanding of the U.S. Department of the Interior's historic preservation standards that define best practices. A thorough knowledge of local history, historic construction practices and historic design trends are necessary to ensure the most important features of the built environment are identified and protected.

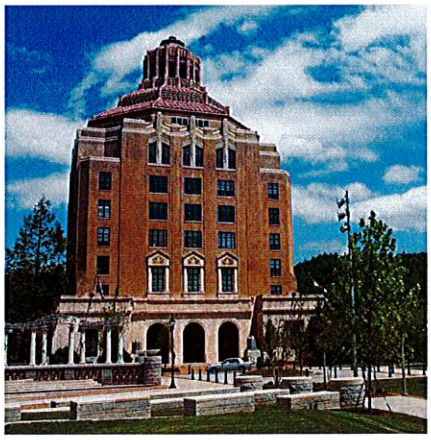
In order to produce a historically compatible design, one must understand the history, meaning, and significance of the project's physical context. Our team's historic preservation experience includes the restoration, preservation, and adaptive reuse of government, academic, institutional, religious, commercial and residential structures. Our historic preservation specialists have completed Cultural Landscape Reports, Historic Resource Inventories, Condition Reports and Historic Structure Reports. They have written many National Register submissions including multiple property submissions. Our team has extensive experience applying the Secretary of the Interior's Standards for the Treatment of Historic Properties.

CPL provides the attention to detail, thoughtful research and skillful design needed to give new purpose to aging structures while retaining their historic appeal and safeguarding our heritage through historic reconstruction. The scope of our renovation and repair projects include, but are not limited to, the following efforts:

- Removal of existing hazardous materials
- Replacement of antiquated mechanical and electrical systems including temperature controls to provide high performance systems for energy conservation
- Accommodation of state-of-the art IT and AV technologies within existing buildings
- Upgrading of life safety and security systems within existing buildings
- Compliance with ANSI and ADA standards for accessibility concerns
- Refurbishment of interior finishes and casework
- Re-roofing and roof flashing repairs
- Masonry repairs and waterproofing to eliminate moisture infiltration
- Refurbishment of un-insulated windows
- Culturally and historically sensitive building additions

Asheville City Hall

MEP ADVANCED PLANNING & INTERIOR UPFIT

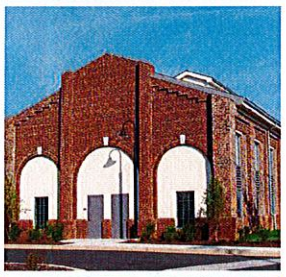


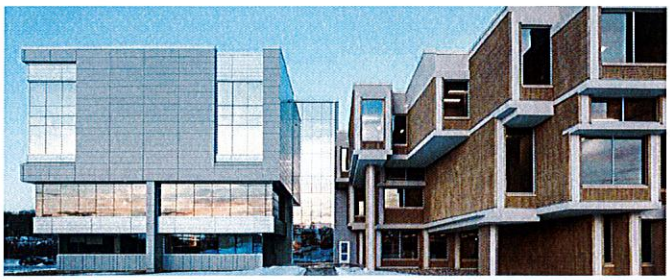
CPL was hired by the City of Asheville to provide new MEP design and interior renovation for areas of the historic 8-story City Hall Building. This facility, built in 1926, is on the National Register of Historic Places. These updates included replacement of existing server room units with new computer room air conditioning units. The new units were a downflow configuration with remote air-cooled condensers. In addition, the existing boiler system was replaced to support the existing facility and future renovations in the 7th and 8th floors of the facility. The existing steam boilers were replaced with four new 1500 MBH condensing hot water boilers. Existing steam radiators were re-purposed to operate with hot water until a later renovation will allow air handling type equipment. Referring to the 7th and 8th floors, these spaces were re-designed to accommodate a variety of uses including multi-purpose meeting spaces, collaborative spaces for teams, office spaces and records and general storage. The project also brought the floors up to North Carolina State Building Code, and was approved through the City's Historic Preservation Committee.

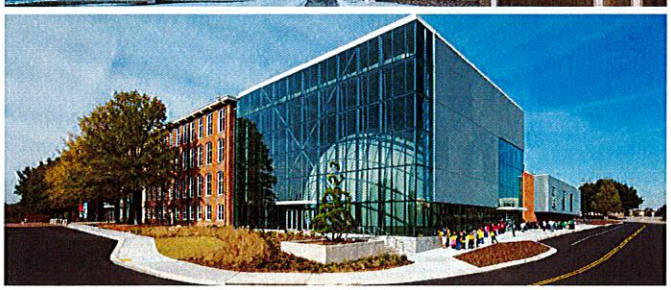
OVERALL APPROACH AND METHODOLOGY

Additional work in historic preservation and adaptive re-use in North Carolina include:

Project	Experience and Relevance
Company Shops Market, Burlington, NC	CPL restored an 12,000 s.f. "shell" retail space (formerly a circa 1950 A&P Store) to meet the needs of this 2,650 owner co-op. Featuring a unique blend of modern and rustic accents, the store provides a cafe and 7,600 s.f. of retail space.
Office of Information Technology, American Tobacco Historic Complex, Durham, NC	Special considerations included in this adaptive reuse project included creating the right environment for staff and visitors for five distinct non-academic university divisions in a new re-use setting and the use of new HVAC systems and furnishings.
North Carolina Railroad Company Shops Station, Burlington, NC	The 1870's Engine House (the only surviving structure of the Company Shops Maintenance Complex) was restored to accommodate the new Company Shops Station. The upper level of this facility provides 5,600 s.f. of administrative space for the City of Burlington Police Department. The lower level accommodates Burlington's Amtrak Station, an exhibition lobby, a multi-purpose room for NCRR, and a training/ conference room venue.
Historic Caswell County Courthouse, Yanceyville, NC	The main level was renovated to accommodate county offices. The upper level courtroom was renovated as the county commissioners meeting room. Ornate plaster ceilings and moldings were restored. CPL carefully installed a new elevator without altering the historic fabric of the courthouse.
Historic Cherokee County Courthouse, Murphy, NC	Renovations and additions to the existing Cherokee County Courthouse building (built in 1927) and on the National Historic Register.
Dick's Laundry, Greensboro, NC	CPL designed and performed the renovation and restoration of this circa 1920 two story brick building (formerly a commercial facility known as "Dick's Laundry"). The building boasts 25-foot ceilings, exposed brick walls and steel trusses, heavy timbers, 26,000 s.f. of occupancy space and 12-foot windows around the perimeter.



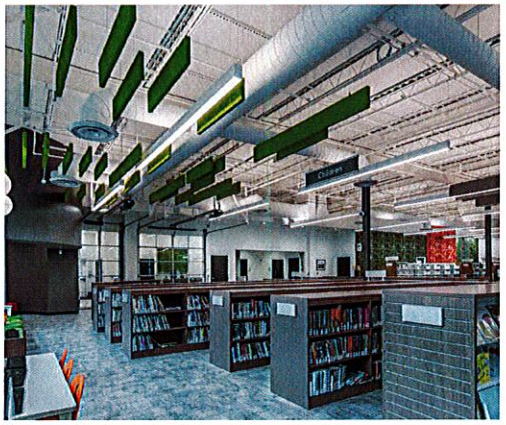




(top) Orange County, NY Department of Public Works
(bottom) South Carolina State Museum

The renovation and additions for these two buildings posed significant challenges. They were both historically relevant buildings with signficant envelope issues and ADA concerns. For Orange County, the facade had to be taken apart to properly insulate and provide for air / vapor barrier then be put back together. The addition at both facilities was meant to draw attention to the historic part of the facility and reflect or provide transparency to the actions within.

Libraries



The last twenty years have seen the modern library compared to many things—a community center, a cultural hub, a living room.

But the library today has gone well beyond those comparisons. Current thinking compares the old version of libraries to a grocery store...you went there, browsed the warehouse for what was on your list and took it home (store-circulate-distribute model of library service). Today's library is more like a kitchen....you go there, gather tools and ingredients, mix them together collaborating with library staff, friends, neighbors, books and technology and create a delicious, collaborative "information" meal (connect resources in order to create new resources model of library service). In order to make this transformation in libraries today, designers must understand the uniqueness of each community and how this new paradigm of library services affects existing space and creates new spaces. As the previously developed planning study indicates, the Village citizens are looking for more of these services.

It is not what a library has, but what a library does! Expanded programming spaces of all sizes are the key to success. From small meeting spaces for tutoring or entrepreneurs to large community rooms, historical archives and community labs for learning, research meeting and group spaces are an important function in libraries today. These meeting spaces help community users to create their own information and make community connections.

Collaboration space is critical in this new model. This collaboration includes internal collaboration between library staff, library staff and customers, building connections between library customers and developing fusion collaboration between the library and other educational and cultural entities.

Collections sizes are decreasing but becoming more community / people curated with a result of having circulation increase because it is a user centered library. Technology plays a role here, too in providing e-book collection, data bases and shared resources in a library system like a floating collection.

As technology continues to rapidly adapt and change, libraries, are looking at their technology offerings and providing the infrastructure to support Bring Your Own Device (BYOD) as well as offer technology check out stations in lieu of hard wired desktops. Every seat in a 21st century library should support technology. And, when you consider a 66" section of shelving can hold over 300 books in a quarter of the space required for a single technology station you understand why libraries are growing and not shrinking.

Some future library services that should be considered include:

- Current events dictate that libraries be ready to transform education and lead the fight to bridge the digital divide for online learning – both formal and informal
- Libraries have the opportunity to collaborate and learn from with past library competitors—Google, Amazon, bookstores, and even YouTube educational videos
- People spaces for collaborative learning with or without personal technology
- Technology allows staff to be mobile, they are no longer anchored to a service desk and therefore can assist library guests where they are
- Technology rich presentation spaces for students, businesses
- Technology should facilitate real learning not just education
- Each Library should be of the community not just for the community

OVERALL APPROACH AND METHODOLOGY

The CPL team utilizes a very open, collaborative, and inclusive design process from staff interviews through community involvement, and from project team workshops to community town hall presentations. We build up the library needs from the input and decisions made by project stakeholders, promoting and building consensus through effective communication and consensus building leadership. In addition to consensus building with the immediate project stakeholders we desire to include and involve the served community as much as possible. No two libraries are alike, and we approach each branch and library as a unique opportunity to support and promote both the library's and the community's goals and objectives. We also believe that for libraries to be successful in the services it provides to its citizenry they must be convenient for patrons and staff to use with all resources easily accessible. The facility must be comfortable, understandable and secure for a wide range of ages. If these overarching goals are met, the library will be a leader within the region, nation, and locally.

CPL understands that a project such as this can be very dynamic, with multiple components and agendas that need coordination to be successful. The experience that we bring to the table will allow us to guide the Village of Pinehurst through the visioning and planning process, with the intent to streamline efforts in accomplishing all of its goals. We believe that we would be an ideal fit for accommodating the range of project scope Pinehurst needs. The following is how we would plan to approach your project(s).

Programming / Schematic Design

Starting with programming and design, we begin the project with a visioning session. We want to understand your goals, your vision, and what would make this project a success for you. From there, we "roadmap" a detailed approach unique to your project. We have experience bringing in community engagement at the on-set, as well as providing solutions for the them to react. We will explore alternative layouts and work with the community and project leadership team to develop the programs, spaces, and constraints to the building. We understand the architectural significance of the building and of the context and environment in which it sits.

Community Engagement Tools

Meaningful community engagement can only occur through an open, dynamic, and diverse engagement strategy that extends itself beyond the traditional public meeting and formal presentations.

Fun, Interactive, & Diverse Community conversations and other engagement events and tools should be fun, interactive, and reach diverse audiences to capture a broad spectrum of resident's concerns and needs. Activities could include interactive mapping and games, writing and drawing, online and hardcopy surveys, and activities where residents can express their needs and aspirations for the project.

Make It Personal Engagement should reach out to the community by connecting with established neighborhood leaders and organizations. Engagement activities and stakeholder focus groups should embrace these residents and institutions.

Be Aspirational Engagement should open a door for community members to not only put their existing needs on the table, but also to reach beyond their current experiences, to craft a meaningful and holistic vision for their community. This can be achieved by beginning conversations at a high level, assessing need and desires. Providing images and precedents that are easily accessible to all to expand the typical repertoire of responses. It is critical for an engagement effort to not only reach out to the community, but also to create internal connections. CPL has vast experience in working with and presenting to Village, Town, and City Councils.

Design Development / Construction Documents

In the Design Development and Construction Documents phase, we will prepare the technical plans and specifications needed to procure and build the project. We will utilize Revit BIM (Building Information Modeling) to aid in the development of fully coordinated documents and allow for continued visualizations. Regular design meetings through the design development phase will maintain good communication and ensure all project participants are aware of current status.

CPL utilizes Blue Beam for punch lists which provides all parties with real-time updates on field reports/ punch list items. The Project Manager, Rachel Nilson, who is responsible for preparing the contract documents, is also primarily responsible for the administration of the project during construction. This provides our clients with continuity, from design through completion of the project. The Principal-in-Charge will support to the Project Manager to ensure the Owner's expectations are met. Site visits are documented by a written and photo documented field report delivered to the Owner and Contractor. Having the Project Manager, intimately involved in your project allows for an immediate response to any request for information or construction detailing question. The Project Manager will consistently communicate with the project team keeping everyone up- to-date on the project. Should the Village of Pinehurst decide that they need assistance to pre-qualify contractors, CPL has a successful grading system in place to ensure a thorough examination of potential bidders.

Early in the project we will discuss different Construction Procurement and project delivery methods that promote and facilitate aggressive scheduling and phasing. These methods involve close coordination between designers, contractors and stakeholders. The most appropriate approach for the project will be used to procure the construction work. Our cost consultants, Palacio Collaborative, will be involved in the project from Schematic Design and we maintain an open communication with them to provide pro-active value analysis rather than retro-active value engineering. Our team has done extensive work with NC public agencies and facilitated many public briefings and community input sessions as we would expect to do with your project across multiple phases of design.

Quality Assurance

CPL has developed a Quality Assurance process that incorporates peer review of documents by our most qualified professionals and incorporates this review process into the many phases of design. CPL is proficient in review requirements and has worked previously with several review agencies. CPL has also recently worked with the Department of Insurance for required reviews of previous public projects.

Construction Phase

During the Construction phase, we will work with the town and the construction team to complete the project within budget and on schedule. It is critical to observe and monitor the project during construction. At the conclusion of the project, CPL works with the contractor and your team to close out all elements of the work. We feel strongly about creating a partnership with you and will also set up a one year walk-through to make sure the building is operating and functioning as expected.

9. APPENDIX- A - SUBMITTAL SUBMISSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

This Submittal is submitted by:

Provider Name: CPL Architecture Engineering Planning

Representative (printed): Kenneth C. Mayer, Jr., FAIA

Representative (signed): Kenneth C. Mayer, Jr.

Address: 400 Bellemeade Street, Suite 401

City/State/Zip: Greensboro, NC 27401

E-Mail Address: kmayer@cplteam.com

Telephone: (336)373-9800

(Area Code) Telephone Number

Facsimile: (336) 373-0077

(Area Code) Fax Number

It is understood by the Proposer that the Village of Pinehurst reserves the right to reject any and all Submittals, to make awards according to the best interest of the Village, to waive formalities, technicalities, to recover and rebid this RFQ. Proposal is valid for one hundred and eighty (180) calendar days from the Proposal due date.

CPL Architecture Engineering Planning	7/14/2022
Proposer	Date
Kenneth C. Mayer, Jr., FAIA	
Authorized Signature	Please type or print name

10 APPENDIX B – ADDENDUM RECEIPT AND ANTI-COLLUSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

Please acknowledge receipt of all addenda by including this form with your submittal. Any questions or changes received will be posted as an addendum on www.vopnc.org. It is your responsibility to check for this information.

ADDENDUM #	DATE ADDENDUM DOWNLOADED
	*we did not see any on the Village website

I certify that this proposal is made in good faith and without collusion with any other offeror or officer or employee of the Village of Pinehurst.

Kenneth C. Mayer, Jr., FAIA
Print Name

7/14/2022
Date

Kenneth C. Mayer
Authorized Signature

Vice President, Principal in Charge
Title

kmayer@cplteam.com
Email address

Original Copy

1895
VILLAGE OF
PINEHURST

QUALIFICATIONS FOR ARCHITECTURAL SERVICES
Given Memorial Library & Tufts Archives

RFQ #2022-31

CLEARSCAPES
ARCHITECTURE + ART

CLEARSCAPES
ARCHITECTURE + ART

July 15, 2022

Attn: Doug Willardson
Assistant Village Manager
Village of Pinehurst
Pinehurst NC 28374

RE: Request for Qualifications #2022-31 Architectural Services

Dear Mr. Willardson:

We are delighted to submit our qualifications for the renovation and expansion of the Given Memorial Library & Tufts Archives. We appreciate the Village's commitment to preserving the architectural quality and elevating the user experience of this significant public amenity while honoring and celebrating the history of the Village Green. We have a deep understanding of both the opportunities and challenges that will shape this important endeavor:

Clearscapes specializes in creating "people places" and is recognized as one of the most creative design firms in the region. Most of our firm's work is focused on the design of important public facilities. We have completed dozens of projects for public and institutional clients across North Carolina, including libraries, museums, cultural centers, and community centers. We bring the experience, expertise, and creativity to deftly balance institutional needs with the public realm, and we embrace the accountability for upholding and projecting your vision while investing institutional resources in a manner that generates the greatest value.

As our work with community facilities is inherently public, Clearscapes has successfully led public design processes for more than a quarter of a century and has facilitated hundreds of stakeholder and public input sessions to build consensus and community support. It has been our direct experience that well-managed community design processes result in better and more meaningful design solutions. Notably, our recent community-driven design process for the recently-completed John Chavis Memorial Park in Raleigh included both a community stakeholder group and series of broader community workshops to help drive the design approach and garner the public consensus needed for the project to move ahead.

Equally important, we bring significant experience working in highly-sensitive historic settings and in places of cultural and community significance. We have completed hundreds of historic projects and have worked with historic preservation commissions across North Carolina as well as state and federal historic agencies. We are recognized as community leaders in the field of historic and cultural preservation. Fred has chaired the Raleigh Historic Development Commission as well as the statewide non-profit Preservation North Carolina, and now has the privilege of being appointed to the National Register Advisory Committee for North Carolina.

We are currently leading projects in historic districts in Raleigh, Durham, Chapel Hill, Edenton, and the Village of Pinehurst, and we are currently managing multiple historic preservation grants through the NC State Historic Preservation Office and the National Park Service.

Finally, we know the Village of Pinehurst and have developed good working relationships with the community and staff. We earlier served as the architectural consultant to LibraryIQ on the Library Services Needs Assessment for this facility. We are currently leading the design effort for Golf House Pinehurst and are also collaborating with Pinehurst Resort on multiple projects across their campus.

We understand that transformational and forward-thinking architecture requires a team effort and have assembled an equally passionate, skilled, and committed team of collaborators:

- Sigma Engineered Solutions is sought after for their creative problem-solving and their ability to deliver robust, efficient, and cost-effective building systems solutions that stand up to the heavy demands and typical maintenance schedules of high use institutional facilities. They have led the engineering for many of our highest profile public projects and are currently leading the building systems engineering effort for our Golf House Pinehurst project.
- Fluhrer Reed is sought after for their extensive experience with existing and historic buildings. They bring a deft touch to integrating structure seamlessly and gracefully into challenging historic settings.
- Palacio Collaborative provides highly accurate cost estimating and cost management services for a range of projects across the country. In addition to their extensive pubic sector experience, their in-house proprietary Genesys cost modeling software provides accurate costing at early concept phases to head off any early missteps. Tony and his team are currently leading the cost estimating and management efforts for our Golf House Pinehurst project.
- Koontz Jones Design and LKC Engineering have both completed countless projects in Pinehurst. Bob and Tim bring a deep understanding of Village needs and desires and are working closely with us on our Golf House Pinehurst and other Resort projects.

Our deep passion for the people, places, and stories that make North Carolina unique is what drives us and our work. The Village Green is one of our quintessential North Carolina landscapes. It would be a privilege to collaborate with you and the Pinehurst community on the next evolution of the Given Memorial Library and Tufts Archives to ensure its success as a community anchor and destination for generations to come.

Fred Belledin, AIA

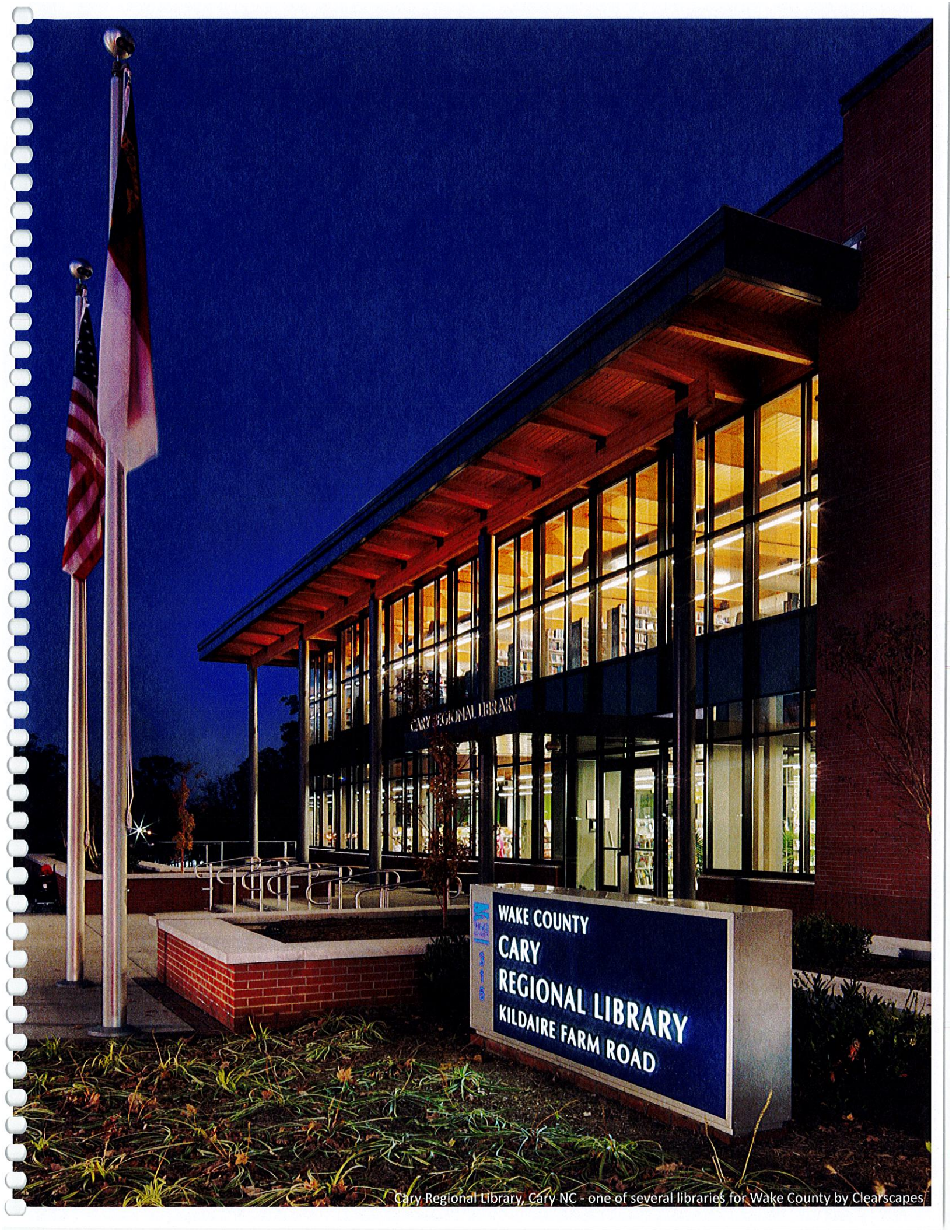
B. Thompson

Brandy Thompson, AIA

Fred and Brandy will co-lead your project. Fred will serve as project contact for this RFQ process.

Clearscapes
500 E Davie Street
Suite 180
Raleigh, NC 27601
919.821.2775 (o)
www.clearscapes.com

Fred Belledin
919.741.7360 (m)
fbelledin@clearscapes.com



Cary Regional Library, Cary NC - one of several libraries for Wake County by Clearscapes

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C. Project Team

D. Overall Approach and Methodology

G. Required Signature Forms

CLEARSCAPES

FIRM BACKGROUND AND EXPERIENCE

Cary Regional Library, Cary, NC

For four decades, Clearscapes has fostered ranks of citizen architects, leading commissions, boards, and professional organizations with a mission to leverage creativity and design-thinking to improve the human condition. We see each project as an opportunity to create a functional work of art that inspires its users and the community at large. Scores of repeat commissions testify to our dedication to provide world-class service to all our clients.

CLEARSCAPES was formed in 1981 out of a collaboration between an architect and an artist, around the shared idea that architecture should be a functional work of art that serves to engage and inspire its users and their community. This simple premise of inspiration, collaboration, and community is the basis of our firm. We are a firm of architects and artists, and since our inception, we have merged the practice of architecture and art to inspire new ways of seeing and thinking about each.

We are a firm of collaborators- we are in constant collaboration with each other, our clients, our consultants, and our communities. The stories of our projects are the stories of our clients; and our coworkers are empowered to share equally in the privilege and responsibility of bringing these stories to life in built form.

We are a firm of citizen activists- as proponents of community-based architecture, we believe it is the responsibility of individuals to engage the broader community for the common good. Our coworkers can be found serving on city commissions and local, state, or national non-profit boards providing outreach with many local institutions, leading in professional organizations, serving as critics or lecturers in education, or participating in other grassroots initiatives.

Clearscapes is a HUB Certified woman-owned full-service design firm comprised of (8) registered architects, (5) architectural interns, and (2) administrative support staff. Structured differently than traditional firms, our principals are intimately involved with every project from initial concept design through project closeout. We provide architectural design services for a range of public, private, and institutional clients across North Carolina. In addition, we have more than 100 public and private art installations throughout the US. Over the past 40 years, our commitment to design and client service is evidenced by the 80+ design awards that we have received and the fact that two-thirds of our work is for repeat clients.

FIRM EXPERIENCE

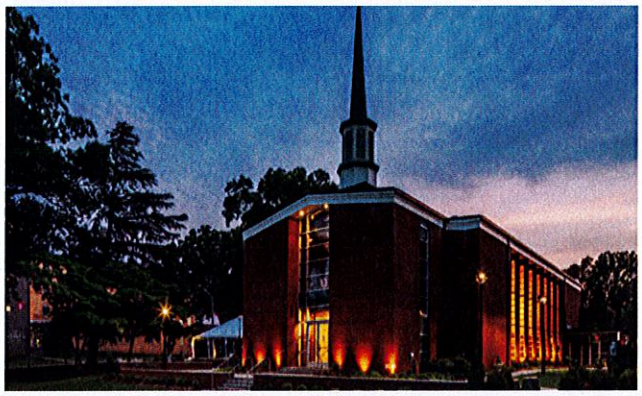
PAST FIVE YEARS CONTRACTS

Project Name	*Length of Project*	*Team Members*
Historic Harper House Repairs*	April 2022-Ongoing	Brandy Thompson
Hillsborough Train Station	June 2022-Ongoing	Fred Belledin, Reggie Adams, Paul Romiti, Tony Murphy
Paramount Theater	Feb. 2022-Ongoing	Fred Belledin
West Street Production Studio	Feb. 2022-Ongoing	Fred Belledin
West Martin Street Property*	Dec. 2021-Ongoing	Fred Belledin
Timber Waters Brewery/City Market	April 2022-Ongoing	Brandy Thompson, Banning Reed
Pine State Creamery*	April 2020-Ongoing	Fred Belledin
Seaboard Social Hall	June 2021-Ongoing	Fred Belledin, Reggie Adams, Paul Romiti
The Mann Center	August 2021-Oct 2021	Fred Belledin
Coker House Renovation*	Feb. 2021-Oct 2022	Fred Belledin, Reggie Adams, Paul Romiti
NCSU Alexander Hall	Dec. 2021-Sept. 2022	Fred Belledin, Reggie Adams, Paul Romiti
Pinehurst Library*	Jan. 2020-Jan. 2021	Fred Belledin
Dix All Faiths Chapel*	April 2020-April 2021	Brandy Thompson
NC School of Science and Math*	Jan. 2021-Dec 2022	Brandy Thompson, Reggie Adams, Paul Romiti, Tony Murphy
USGA Golf House Pinehurst	Oct. 2020-Dec. 2023	Fred Belledin, Brandy Thompson, Reggie Adams, Paul Romiti, Tony Murphy, Tim Carpenter, Bob Koontz
St. Philips Episcopal Church*	Nov. 2019-Feb. 2022	Fred Belledin, Brandy Thompson
Stewart Theatre*	June 2019-June 2021	Fred Belledin
Clayton Town Hall Improvements*	Dec. 2019-March 2020	Fred Belledin, Brandy Thompson, Reggie Adams, Paul Romiti
Edenton Historic Sites Visitors Center*	2018-2022	Brandy Thompson, Reggie Adams, Paul Romiti, Tony Murphy
Gethesmane Re-Use*	Aug.-Nov. 2018	Fred Belledin
107 W. Hargett Street*	Sept. 2017-June 2019	Fred Belledin, Reggie Adams, Paul Romiti
LANC – Old Union Depot*	July 2016-Jan. 2018	Fred Belledin
Higgs-Coble-Helms House*	Sept. 2016-2018	Brandy Thompson
Junction West*	Oct. 2016-Dec. 2018	Fred Belledin, Reggie Adams, Paul Romiti
Duke Energy Ctr for the Performing Arts	June 2016-March 2017	Fred Belledin
Cary Library & Parking Deck	2015-2020	Fred Belledin, Reggie Adams, Paul Romiti
Raleigh Union Station*	2012-2018	Fred Belledin, Reggie Adams, Paul Romiti
NCSU Bureau of Mines*	2017-2021	Brandy Thompson, Reggie Adams, Paul Romiti
Transfer Company*	2015-2021	Fred Belledin, Reggie Adams, Paul Romiti
Dowd Center Theater*	2017-2021	Fred Belledin, Reggie Adams, Paul Romiti
Asheville Art Museum	2015-2020	Fred Belledin
Guest House*	2016-2017	Fred Belledin
Gem Theater*	2018-2021	Fred Belledin, Reggie Adams, Paul Romiti
Turnage Theater/Vaudeville Theater*	2001-2003, 2018-2021	Fred Belledin, Reggie Adams, Paul Romiti
Tryon Palace*	Feb. 2017-Nov. 2018	Fred Belledin, Reggie Adams, Paul Romiti
Chatham Mils Redevelopment*	March 2021-Ongoing	Fred Belledin, Brandy Thompson
WTVD ABC-11 Raleigh Station	Aug. 2016-Aug. 2017	Fred Belledin, Reggie Adams, Paul Romiti
Jefferson Davis Mixed Use Dev.	Mar. 2020-July 2021	Fred Belledin
224/226 Fayetteville Street*	2014-2019	Brandy Thompson, Reggie Adams, Paul Romiti
Christ Episcopal Church*	2014-2017	Fred Belledin, Brandy Thompson, Reggie Adams, Paul Romiti

**Historic Preservation Projects*

HISTORIC PRESERVATION EXPERIENCE

RECENT PUBLIC AND INSTITUTIONAL HISTORIC RENOVATION PROJECTS



ALL FAITHS CHAPEL AT DIX PARK, RALEIGH, NC

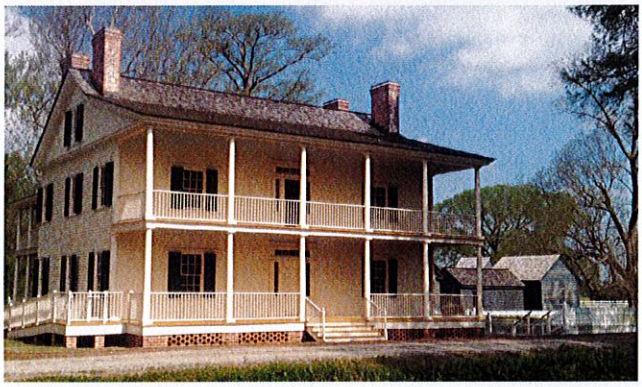
As the first public-facing facility in Raleigh's new Dix Park, the All Faiths Chapel was painstakingly renovated to serve as a visitor center and community event facility. Original finishes deteriorated over many years of neglect were replaced or restored, and modern building systems, expanded restroom facilities, and accessibility features were introduced to bring the facility up to 21st century standards. The site was also fully renovated to accommodate a variety of outdoor events according to the Dix Park Master Plan.

Kate Pearce, City of Raleigh Planning Supervisor
kate.pearce@raleighnc.gov

ZEBULON MUNICIPAL COMPLEX, ZEBULON, NC

The Town of Zebulon desired a centralized town hall and police department headquarters to serve their rapidly growing community. The former Wakelon School campus, including the historic turn-of-the-century Wakelon School and a 1960s building, was previously renovated by GlaxoSmithKline in the 1980s where all historic interior finishes were removed. Clearscapes assisted the town in a programming and feasibility design process for a new government complex with historically sensitive renovations to the existing facilities.

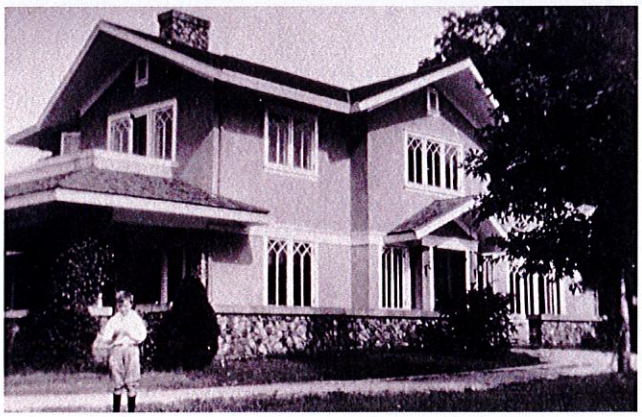
Chris Ray, Public Works Director, Town of Zebulon,
cray@townofzebulon.org



SOMERSET PLACE - COLLINS HOUSE, CRESWELL NC

One of the oldest historic sites in the state, the Collins Family House underwent a complete restoration. Exterior work included repair/restoration of exterior columns, handrails, porch decking, siding, and windows along with a comprehensive re-painting. Interior restoration included plaster repair, door and window repair, floor and stone fireplace hearth repair, and painting. The project carefully integrated a new mechanical and fire alarm systems and included extensive improvements to the electrical system.

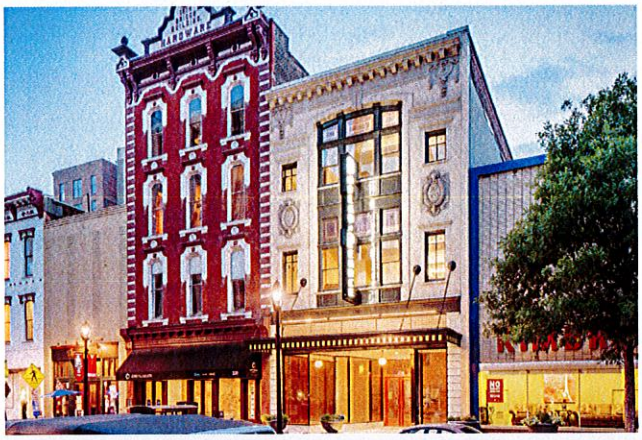
Tony Romaine, NCDCR Capital Projects Unit
tony.romaine@ncdcr.gov



DR. WILLIAM C. COKER HOUSE / ALLISON RESIDENCE, CHAPEL HILL, NC

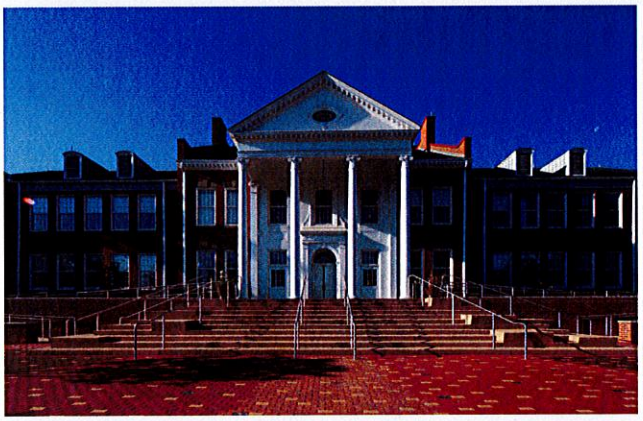
Built in 1908 by the acclaimed UNC Botany Professor, the former Coker estate is the crown jewel of Chapel Hill's historic districts. Now under the stewardship of just it's third owner, the design for the expansion and renovation of the house and grounds was approved unanimously by the Historic Districts Commission. Historic approvals included local HPC review and private easement approval. This project is one of several commercial and residential projects currently in progress by Clearscapes in Chapel Hill historic districts.

Susan Allison, Owner
susanallison1231@att.net



BOYLAN PEARCE BUILDING, RALEIGH, NC

Utilizing the Federal and State Historic Tax Credits, 24,000sf the building was converted from its original use as a department store into a mixed-use structure. Phase I was a complete restoration of the building's Fayetteville Street exterior including reproducing the historic Boylan Pearce sign and reintroducing the significant canopy at the entry. The second phase included the full renovation of the building's core and shell introducing the new vertical circulation and building systems that will support the end uses.



CARY ARTS CENTER, CARY, NC

A 50,000sf conversion of a historic elementary school located at the visual terminus of Cary's main street into a visual and performing arts center. Working with the Parks, Recreation and Cultural Resources staff, the facility was designed to accommodate this fast growing community's arts programming needs. The completed facility contains classrooms, meeting space, galleries, rehearsal areas, and a 400 seat performing arts theater. The existing historic building was totally revitalized, including the creation of a new two-story lobby space and a new building addition designed for the rear of the property to provide badly needed back of the house space and a new fly loft for the theater.

GRAVES/HALL HOUSES, PRESERVATION NC HEADQUARTERS, RALEIGH NC

At its peak, Oberlin Village counted 1,000+ residents and was a thriving community with churches, schools, businesses, and family homes. Today, the Hall and Graves-Field Houses are two of only five remaining landmarks in the community and were in danger of being swallowed up by new development. Clearscapes assisted Preservation NC in a complex, last-minute effort to save both houses by converting them into a new headquarters and community repository for the statewide non-profit.

J Myrick Howard, President, Preservation NC
mhoward@presnc.org

MORDECAI INTERPRETIVE CENTER, RALEIGH, NC

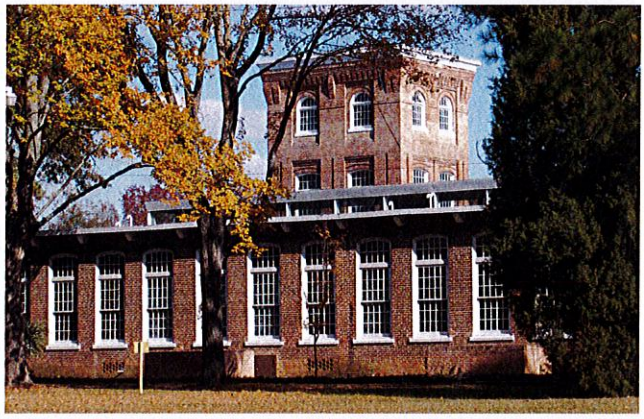
Mordecai Historic Park is an integral piece of Raleigh's history and a beloved City landmark. Closely associated with the City's founding Lane family, the property was once the seat of a plantation. It is home to the 1785 Mordecai House- Raleigh's oldest residence still on its original foundation - and several associated outbuildings.

Shawsheen Baker, Senior Planner, City of Raleigh
shawsheen.baker@raleighnc.gov

NCSU BUREAU OF MINES BUILDING RENOVATION, RALEIGH, NC

A 16,817sf renovation and adaptive reuse of the 1953 Bureau of Mines Building for the College of Sciences Administrative Headquarters. The renovated structure includes offices, conference rooms, collaboration areas, and a multi-purpose lobby/event space that also connects to a future outdoor plaza. Building systems were fully replaced, a new elevator was introduced into the building, and a new accessible entrance was created.

Jim Rains, NCSU Associate Director of Construction Management
jerains@ncsu.edu



EDENTON COTTON MILL, EDENTON, NC

A 120,000sf conversion of an early twentieth century textile mill, listed on the National Register of Historic Places, into (40) residential lofts. Other structures also renovated on site include the Cotton Houses, the Wood Warehouse, and the Boiler House.

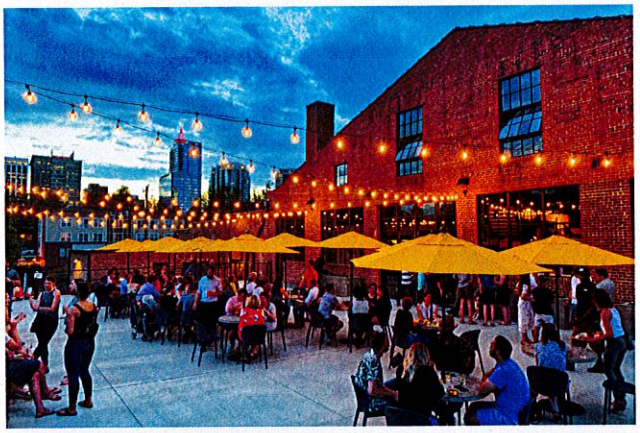
HISTORIC TABERNACLE BAPTIST CHURCH, RALEIGH NC

The 1881 Tabernacle Baptist was first converted into the Longview Center, a performance arts venue, in 2002, and later converted back into a church for Vintage Church Downtown. Recent work includes adding a larger stage in the sanctuary and accessibility improvements.

EDENTON HISTORIC SITES VISITORS CENTER, EDENTON, NC

The 1892 Louis F. Ziegler House was converted into the Edenton State Historic Site Visitor Center in 1990. After 30 years of deferred maintenance, the structure was in dire need of renovation and repair. The restoration breathed new life into the historic structure, allowing it to continue celebrating Edenton's rich historical heritage. Based on information gathered through programming efforts with the Visitor Center user group and the State, modest renovations transitioned outdated spaces to a more modern and interactive visitor experience model.

Steven Miller, NCDCR Capital Projects Unit
steven.miller@ncdcr.gov



TRANSFER COMPANY, RALEIGH, NC

Building upon its history as part of the Trailways bus network, Transfer Company carries on the tradition of making connections between different people and places, using food as the vehicle to reconnect Downtown to the historic Olde East neighborhood. The campus includes a food hall, community gathering and event space, co-work, an in-progress infill community grocery/cafe and food production space, and 15 residential townhomes. Historic approvals included Federal and State historic reviews.

Jason Queen, Owner/Developer
jqueenone@gmail.com

DOWD CENTER THEATRE, MONROE, NC

The Dowd Center Theatre opened its doors in 1940 and remained in continuous use as a movie house for more than 50 years. Following several changes in ownership and partial interior demolitions, the City purchased the abandoned theatre in 2013 and an adjacent building in 2015 to facilitate the development of a multi-use cultural arts venue. The new facility is anchored by the restored and reconfigured theater and expansive multipurpose event and gallery space in an adjacent former retail building.

Brian Borne, Assistant City Manager, City of Monroe,
bborne@monroenc.org

APPALACHIAN THEATRE OF THE HIGH COUNTRY, BOONE, NC

The Appalachian Theatre served as a movie house and community hub since the early twentieth century. After a private developer gutted the building in a failed attempt to convert it to a live music venue, the Town of Boone acquired it and conveyed it to a local nonprofit board. The creatively reconfigured facility carefully restores the original character of the building while accommodating film, live music, and theatrical performances.

CONTEMPORARY ART MUSEUM, RALEIGH, NC

As a non-collecting museum of art and design, CAM Raleigh required a flexible facility to gracefully accommodate the display of visual arts, a broad range of educational programming, and numerous public events that support their mission. The contemporary lobby addition with its gestural roof form creates a dynamic conversation with the historic brick warehouse that reinforces the museum's mission and celebrates the beauty of each structure built nearly 100 years apart. Historic approvals included Federal and State historic reviews.

Susan Singer, Interim Executive Director, CAM Raleigh
Susan.Singer@camraleigh.org

USGA Golf House Pinehurst, Pinehurst NC

A. Experience

B. History of Similar Projects

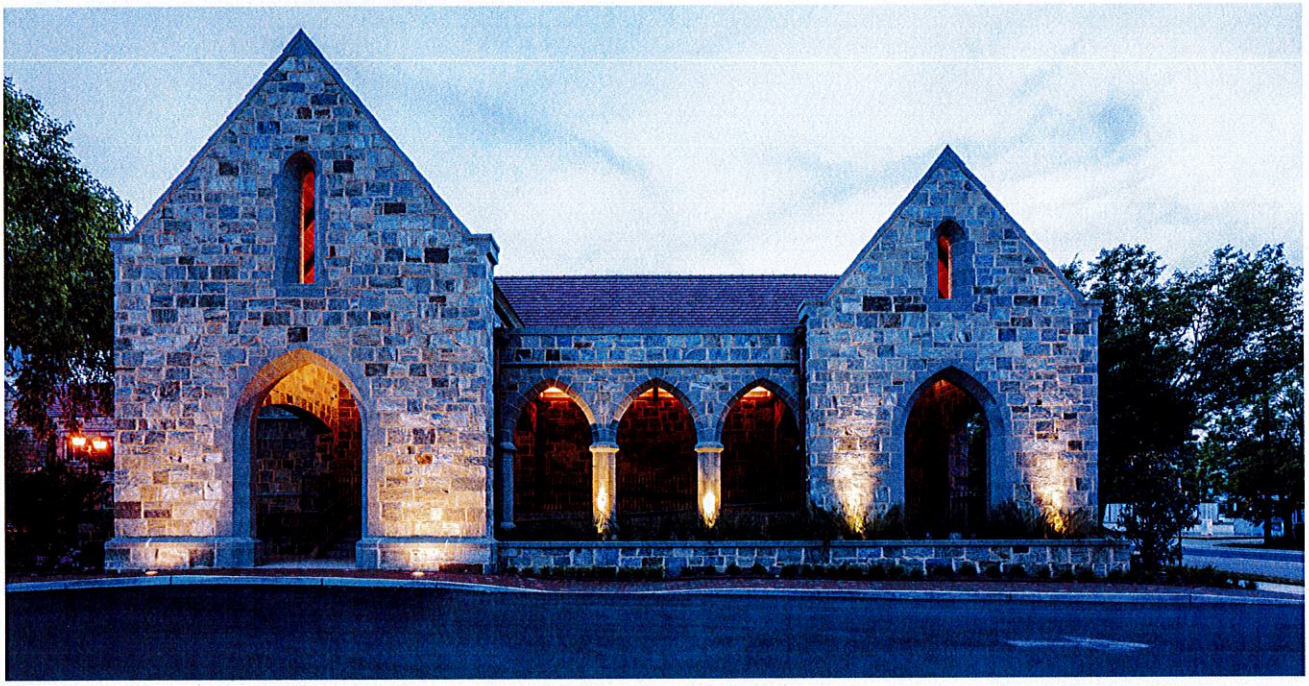
C. Project Team

D. Overall Approach and Methodology

G. Required Signature Forms

CHRIST EPISCOPAL CHURCH

HISTORIC PRESERVATION RENOVATION AND EXPANSION **RALEIGH, NORTH CAROLINA**



The renovation and expansion of the historic Christ Episcopal Church is the result of an intensive master planning and collaborative design effort between Clearscapes and the Vestry of the church. Throughout the process, design solutions were evaluated based on their ability to advance the church's mission into its third century.

Christ Episcopal Church is the only National Historic Landmark church in North Carolina and one of the earliest Gothic Revival churches in the American South. Fronting historic Union Square, the original sanctuary was designed in 1848 by Richard Upjohn, architect of New York's Trinity Church and the founder of the American Institute of Architects. Grandson Hobart Upjohn designed the 1913 Parish House addition.

After numerous earlier church expansions leading to disjointed internal circulation, a lack of quality public gathering spaces, and an obscure front entry, Clearscapes was invited to collaborate with Christ Church to establish a master plan and building design solution to better meet the church's ministry needs. Clearscapes collaborated intensively with the church vestry and 22-person building committee over 11 months to establish a solution that reorganizes the major public gathering spaces around a new circulation spine that runs through the entire complex from the iconic bell tower facing Capital Square to a new addition that serves as the main entry. Original stone walls previously plastered over were uncovered and repaired within the Commons to better tell the story of the church's growth and expansion over the past 170 years. The reorganization of the building's interior and the expansion of the Parish Hall, including the addition of a full commercial kitchen, allows Christ Church to advance its ministries to serve both the parish and the community more broadly.

Key building elements include a new chiller and HVAC system with BAS, an emergency generator, a steel structural system, a combination of membrane and clay tile roof, stone cladding to match the historic church, a structural glass system at cloisters, new LED lighting throughout, terrazzo floors, acoustic wood ceilings, and heart pine wainscoting to match adjacent historic finishes.

PROJECT DATA

Project Size: 18,638 sf

Project Cost: $5,525,000

Project Duration: 2014-2017

Services Provided: Concept Design, HPC Approval Process, Schematic Design, Design Development, Construction Documents, Bid & Award, Construction Administration, Project Closeout

Final Construction Cost per SF: $296/SF

PROJECT REFERENCE

The Reverend James P. Adams
Christ Episcopal Church
120 E. Edenton St., Raleigh
919.834.6259
jadams@christchurchraleigh.org

ur Father, who art in heaven,
Hallowed be thy Name,
thy kingdom come,
thy will be done,
on earth as it is in heaven.
Give us this day our daily bread.
And forgive us our trespasses,
as we forgive those
who trespass against us.
And lead us not into temptation,
but deliver us from evil.
For thine is the kingdom,
and the power, and the glory,
for ever and ever. Amen.

BURNING
COAL
THEATRE
COMPANY

BLOUNT STREET COMMONS

HISTORIC PRESERVATION RENOVATION AND EXPANSION **RALEIGH, NORTH CAROLINA**

Located in the shadow of the Governor's Mansion, Blount Street was once home to Raleigh's political leaders and captains of industry but had fallen into severe disrepair under state ownership. One hundred and fifty years later, the City embarked upon an ambitious plan to restore the crumbling historic district to its former grandeur.

Clearscapes worked with the Raleigh Historic Development Commission (RHDC), NC Historic Preservation Office (NCSHPO), and a local developer on a detailed plan to save the neighborhood, relocating a number of historic homes to fill in gaps and create a cohesive district fronting Blount Street and creating a development master plan for the balance of the property to offset the cost of saving the historic structures. The resulting plan secured historic approvals from RHDC, NCSHPO, and the National Park Service, and Clearscapes has led the restoration and commercial expansion of several of the properties:

Merrimon-Wynne House: The 1876 home of a prominent North Carolina judge was moved one block from its original location and carefully renovated to become a premier wedding and event venue in Raleigh. Under the review of the RHDC, non-historic additions were removed, the original structure was meticulously restored, and a modest addition was constructed to support the catering and support needs of the event facility. Historic tax credits were utilized to fund 40% of the renovation work.

Lewis-Smith House: Constructed in the 1850s and moved from it's original site in 1974, the Lewis-Smith House served as the State Historic Preservation Office for North Carolina until it was sold to a private owner in 2012. Utilizing Historic Tax Credits, the house was adapted for continued use as an office for the local realty and development firm. The house was restored to its original 1850's exterior proportions and interior room layout, and the non-historic rear addition was removed and replaced with an addition inspired by the 1915 renovation to better serve the new office needs.

Higgs-Coble-Helms House: The 1875 Victorian structure suffered a fire in the early 1930s where its historic tower was lost. Afterwards, a series of unsympathetic additions and renovations threatened its historic character, including its conversion into office space for the State of North Carolina. Under the oversight of RHDC and utilizing Historic Tax Credits, the house was renovated and restored to its original proportions, with the footprint of the tower re-established for future reconstruction.

Andrews-Duncan Carriage House: Constructed in the 1920s as a multi-bay carriage house for the prominent Andrews-Duncan residence, the structure was converted into apartments in the 1950s until the State purchased it in the 1970s. Under the oversight of RHDC and utilizing Historic Tax Credits, the structure was renovated and restored for continued residential use.

Pell House: Much of the original character and details of this1920s Georgian brick home remained intact, but were in need of restoration and repair due to years of neglect under the ownership of the state. The home was purchased by private developers who painstakingly repaired the deteriorated structure and finishes and introduced accessible amenities to support its use as office and event space. Historic Tax Credits were utilized to help fund the renovation work.

Murphey School: Neglected and severely deteriorated, the historic 1930s WPA era Murphey School building was threatened with demolition. This 42,000 square foot, three-story building was the first peaceably integrated public school in a southern state capital, and is a prominent landmark in the Blount Street District. Working with a private non-profit developer and a local construction company, Clearscapes designed the conversion of the building into 52 units of affordable housing for seniors. Twenty years later, Clearscapes was invited back to renovate the structure and make significant energy improvements to this important public residence facility.

ADULT SERVICES DESK
CATALOG
ADULT FICTION
Adult Fiction
CIRCULATION DESK

CARY REGIONAL LIBRARY

PUBLIC LIBRARY **CARY, NORTH CAROLINA**

As the County's first library in an urban setting and one of the key elements of Cary's continuing downtown renaissance, Cary Regional Library is a unique public-private partnership between Wake County, Town of Cary, and a private developer. The stately library serves as the ceremonial front door to a mixed use complex with a downtown parking deck and what will become downtown's first significant multifamily development.

As a public/private partnership, Cary Regional Library represents a significant departure from previous development projects in Cary. Clearscapes worked closely with the Town Council and staff throughout the design process to establish clear project goals, define expectations, and to ensure buy-in from the community.

The library is strategically sited across from the Cary Art Center (an adaptive use of the historic Cary Elementary School designed by Clearscapes) to create a civic gateway, provide a backdrop for the town's new outdoor performance space, and conceal a 600-space parking deck to serve library and arts center patrons and visitors to the downtown business district. The elegant design speaks to both the town's past and its future- referencing the historic art center across the street while setting a new design standard for future development.

As one of the largest libraries in Wake County, the expansively-daylit building features a large central skylight and uninterrupted glass walls overlooking the Town Square and the future Downtown Park. Even with the extensive glazing, careful building envelope and systems design allow for an Energy Usage Intensity (EUI) of 61.7- two to three times the building efficiency of every other library in the Wake County systems.

Key building elements include an exposed steel and glu-lam structure with an energy-efficient building envelope comprised of glass and brick walls and single-ply membrane roof, boiler/chiller HVAC system with BAS, and a full library equipment and furniture package designed by Clearscapes.

PROJECT DATA

Project Size: 30,000 sf

Project Cost: $23.7 including parking deck

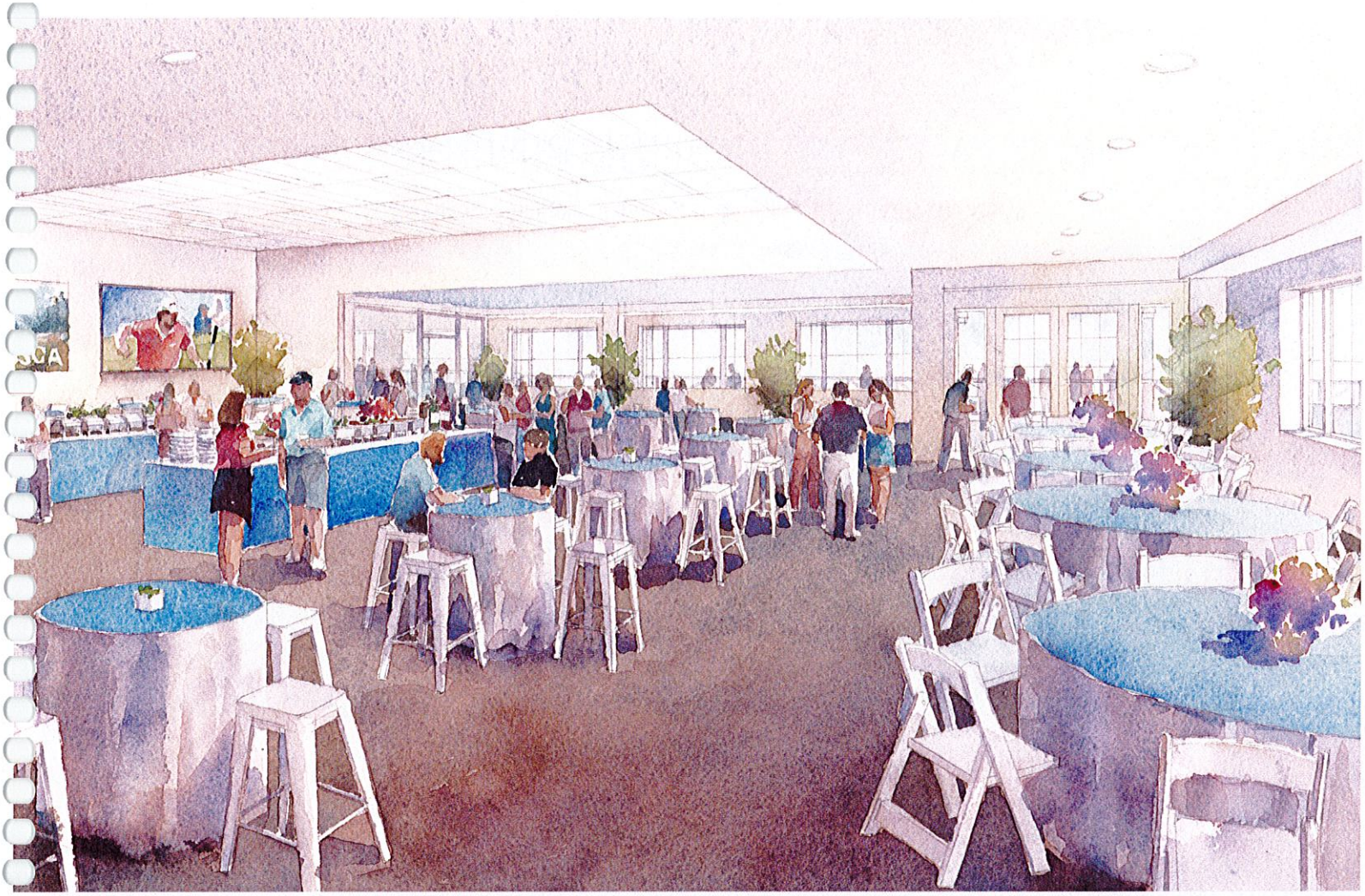
Project Duration: 2015-2020

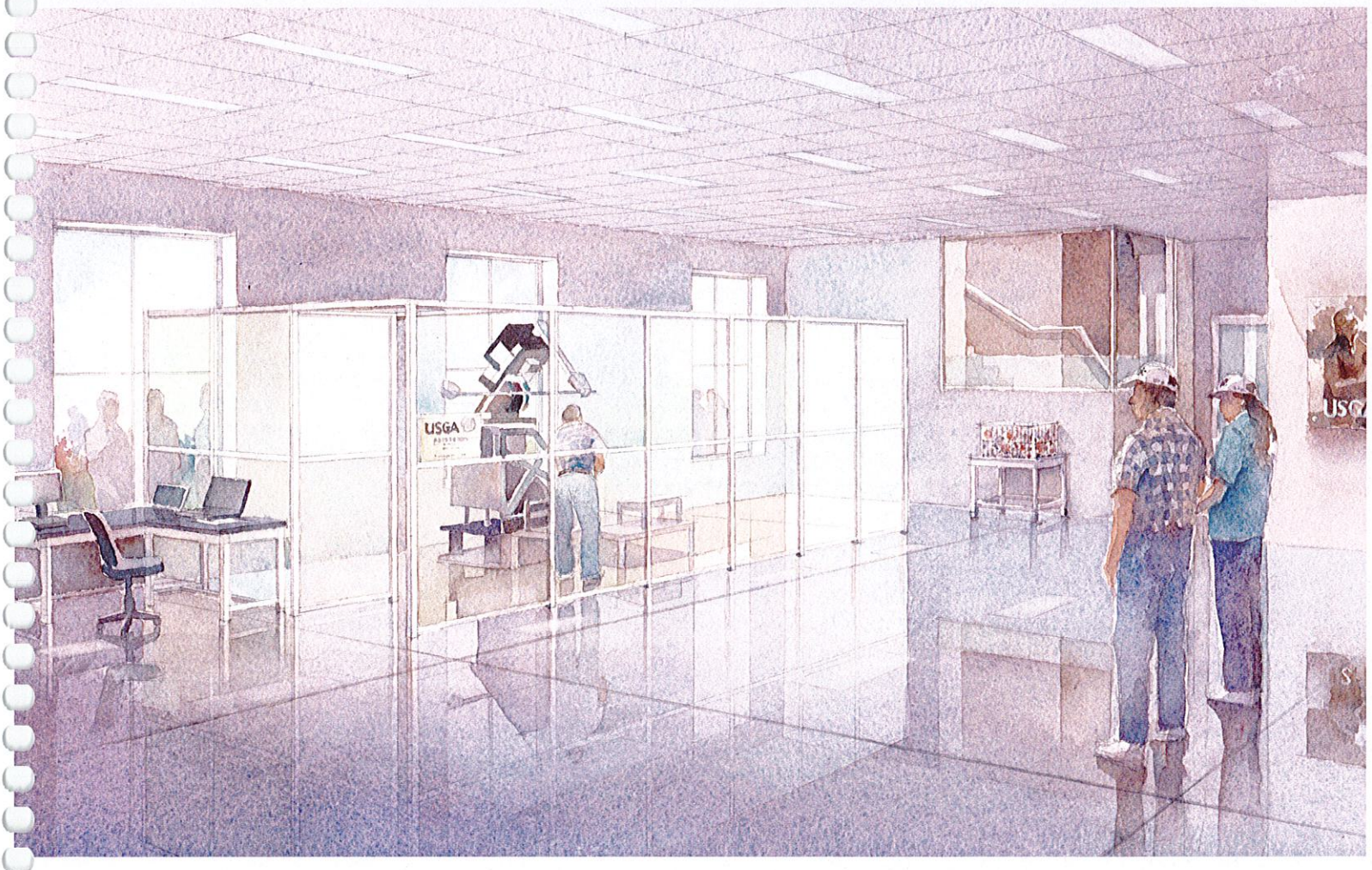
Services Provided: Community Input, Concept Design, Schematic Design, Design Development, Construction Documents, Bid & Award, Construction Administration, Project Closeout

Final Construction Cost per SF: $290/SF

PROJECT REFERENCE

Mark Forestieri, AIA, Director
Facilities Design & Construction
County of Wake
919.856.6350
mforestieri@wakegov.com




USGA

USGA GOLF HOUSE PINEHURST

HISTORICALLY SENSITIVE SITE / MUSEUM / LABORATORY **PINEHURST, NORTH CAROLINA**

In an effort to extend its mission to champion and advance the game of golf, the USGA will establish Golf House Pinehurst on the campus of the Pinehurst Resort. With the National Register Landmark status of both the Village of Pinehurst and Pinehurst Resort, the facility is designed to speak the architectural language of the place while creating a memorable home for the USGA.

The site of Golf House Pinehurst was originally the "Pine Grove" in Frederick Law Olmsted's plan for the Village of Pinehurst and offered early visitors a look into the rich ecological history of the Long Leaf Pine savannas of the Sandhills region. The project's design restores the Long Leaf Pine grove and also incorporates many other ecologically sensitive features that educate modern visitors and demonstrate the USGA's commitment to environmental conservation around the world.

To manage the scale of the new facility and help it relate to its historic surroundings, the campus is designed as two connecting buildings: a golf experience museum also functioning as a visitor center, and a golf equipment test center with offices for a broad swath of the USGA's team. Clearscapes worked closely with the Tufts Archives and the Village's Historic Preservation Commission to ensure the buildings' massing, scale, and details accurately reflect the character of the Village and Resort.

Key Building Features: A 4-pipe HVAC system with a 150 ton Air Cooled Chiller and 1M BTU condensing boiler serve the new facility, along with an emergency backup generator, and a full BAS system with intensive controls to provide tight temperature and humidity control for the museum and laboratory spaces. A machine room-less elevator serves each of the two-story steel-framed buildings. The building envelopes consist of asphalt shingle and standing seam metal roofs, cementitious lap siding over continuous insulation, and aluminum clad wood windows. High-performance sound isolating construction is employed for sensitive laboratory and broadcasting areas, and interior finishes include heart pine floors, wood slat ceilings, stretched fabric gallery ceilings, as well as glass office fronts and high-performance flooring in lab areas. The facility is protected throughout by an advanced security system and a fire sprinkler system.

PROJECT DATA

Project Size: 46,500 sf

Project Cost: $26,000,000

Project Duration: 2020 - 2023

Services Provided: Concept Design, Village Approvals Process, Verification of Technical Requirements, Schematic Design, Design Development, Construction Documents, Bid & Award, Construction Administration, Project Closeout

Energy Conservation: Energy Star Certification, high-performance building systems, third party testing of the building envelope to eliminate thermal bridging and air leakage, and third-party commissioning to ensure all systems perform optimally.

Final Construction Cost per SF: $560, estimated

PROJECT REFERENCE

James R. MacDonald, AIA, LEED AP
Senior Project Manager
Zubatkin Owner Representation, LLC
212.271.4867
jrm@zubatkin.com

Boylan Pearce Building, Raleigh NC

A. Experience

B. History of Similar Projects

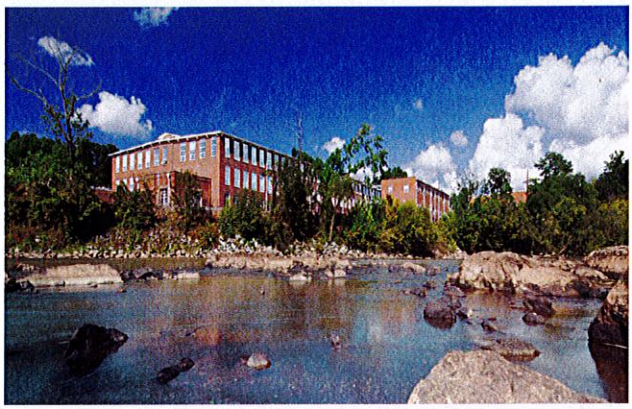
C. Project Team

D. Overall Approach and Methodology

G. Required Signature Forms

TEAM EXPERIENCE

FIRM BACKGROUNDS AND EXPERIENCE



CLEARSCAPES was formed in 1981 as a collaboration between an architect and an artist, centered on the idea that architecture should be a functional work of art that serves to engage and inspire its users and their community. This simple premise of inspiration, collaboration, and community is the basis of our firm.

Since inception, we have merged the practice of architecture and art to inspire new ways of seeing and thinking. We are a firm of collaborators and the stories of our projects are the stories of our clients and our communities. As proponents of community-based architecture, we believe it is the responsibility of individuals to engage the broader community for the common good. We serve on city commissions and local, state, or national non-profit boards, providing outreach with many local institutions, leading in professional organizations, serving as critics or lecturers in education, and participating in grassroots initiatives.

Clearscapes is a broad-based, full-service design firm specializing in historic preservation and adaptive reuse. We provide architectural design services for a range of public, private, and institutional clients across North Carolina, and work closely with local HPCs, the State Historic Preservation Office, and the National Park Service. Our commitment to design and client service is evidenced by the 80+ design awards we have received to date and the fact that two-thirds of our work is for repeat clients.

**HUB-registered Woman Business Enterprise (WBE).*

PALACIO COLLABORATIVE provides highly accurate cost estimating and cost management services for a range of projects across the country. Their Raleigh office brings deep knowledge of the local construction market. In addition to significant historic renovation experience, their in-house proprietary Genesys cost modeling software provides accurate costing at early concept phases to head off any early missteps and keep projects on-track to realization.
**HUB-registered Minority Business Enterprise (MBE).*

FLUHRER REED is a structural engineering firm providing services to architects, process engineers, owners, contractors, and developers. Since our founding in 1999, we have designed hundreds of projects across the Southeast, and established a strong reputation for design and technical excellence. We are a team of designers, engineers, and technical specialists that are always thinking about ways to improve design.

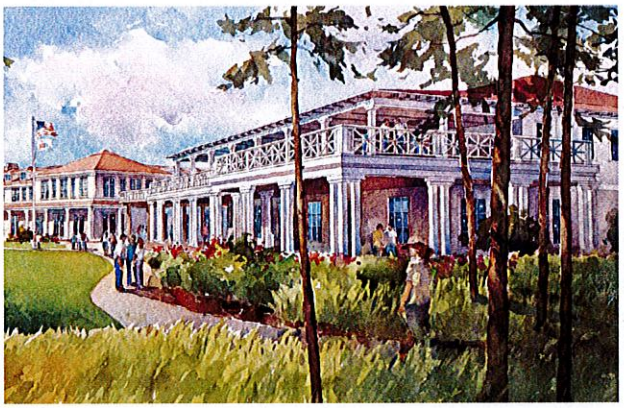
As a boutique firm, we have the resume of larger firms yet provide the personalized service common in smaller firms. Our services include complete structural designs, feasibility studies, peer reviews, value engineering, and expert witnessing. Our portfolio includes a wide variety of building types of deferring size and complexity. We have accomplished unique and award-winning designs for new buildings, educational structures, and renovations to existing and historic structures

Our emphasis on technology, responsiveness, and holistic engineering distinguishes us from other engineering firms.

SIGMA ENGINEERED SOLUTIONS PC was established in 2003 as a partnership of professional engineers with over 65 years of combined experience in consulting engineering and construction administration services in North Carolina, South Carolina, Virginia and Maryland.

As members of the U.S. Green Building Council, and with three LEED Accredited Professionals on staff, Sigma is committed to sustainable design. Sigma brings LEED strategies to every project, whether or not certification is pursued, as a value add for clients.

Sigma has collaborated with Clearscapes on most of our work, including many historic renovations and public projects. Their team's commitment to creative problem-solving and ability to deliver robust, efficient, and cost-effective systems solutions that stand up to the heavy demands and typical maintenance schedules of public facilities make them a perfect fit for the renovation of your historic properties.



KOONTZ JONES DESIGN has over 45 years of combined experience in both the public and provide sectors, with work including streetscapes, parks and recreational facilities, commercial centers, resort developments, multi-family communities, master planned communities, corporate office campuses and public entities throughout the United States and abroad. KJD is recognized for creative approaches to master planning and site design, and its ability to organize and manage multi-disciplinary design teams.

LKC ENGINEERING is about people and the amplified results that come from collaboration. LKC is an engineering and professional service firm dedicated to developing valued relationships in all aspects of practice. That objective is pursued with each client and extends through our staff, contractors, and all those involved in what we do. LKC's has successfully worked with the Pinehurst Resort and the Village of Pinehurst since 1989.

FRED BELLEDIN

AIA

PRINCIPAL IN CHARGE, ARCHITECT

Fred has led many of Clearscapes' largest and most sustainable projects. As a principal, he oversees collaborative design processes from project concept through construction. Long interested in both design and craft, Fred joined Clearscapes as an architectural intern in 1997, working in both the architecture and art studios. Today, Fred's focus is on community-driven work including public convention, community, and transit centers and destination mixed use and collaborative spaces. He brings special expertise in working with historic structures, completing dozens of historic tax credit projects and chairing state and local historic preservation boards and commissions.

SELECTED EXPERIENCE

Raleigh Union Station, Raleigh, NC*
John Chavis Memorial Park, Raleigh, NC*
Cary Regional Library, Cary, NC
Hall/Graves Houses (Preservation NC Hdqters), Raleigh, NC*
Historic Oak View Park, Raleigh, NC*
Washington Trust Affordable Housing, Washington, PA*
Brew House Artist Affordable Live/Work Complex, Pittsburgh, PA*
Transfer Company Food Hall, Work Hall, and Ballroom, Raleigh, NC*
Saxapahaw Rivermill & Ballroom, Saxapahaw, NC*
Mordecai Interpretive Center, Raleigh, NC*
Halle Cultural Arts Center, Apex, NC*
Zebulon Town Hall, Zebulon, NC*
Prairie Building Affordable Housing, Raleigh, NC*
**Historic preservation project*

AFFILIATIONS

Preservation NC, Past Chair
Raleigh Historic Development Commission, Past Chair
Raleigh Historic Resources and Museum Advisory Board, Past Chair
NCSU College of Design Urban Design Conference Committee, Past Member
NC National Register Advisory Committee
Covington Foundation, Board Member

EDUCATION

Bachelor of Architecture with Honors
Carnegie Mellon University, 1995

CERTIFICATION/REGISTRATION

Registered Architect: North Carolina

BRANDY THOMPSON

AIA, LEED AP

PRINCIPAL/ARCHITECT

Brandy joined Clearscapes in 2004, and as a Principal, is responsible for the leadership and development of projects throughout all phases of design and construction. She was drawn to architecture by her interest in historic preservation and adaptive reuse, and found a passion for improving communities through quality design and place-making. Brandy's experience includes a range of public and private sector work, often requiring consensus building among complex stakeholder groups. Many of the projects Brandy has led are Historic Tax Credit projects and contribute to the preservation and revitalization of historic districts and cultural heritage sites across the state.

SELECTED EXPERIENCE

Edenton Historic Sites Visitors Center, Edenton, NC*
Dix All Faiths Chapel, Raleigh, NC
NCSSM Academic Commons Addition and Dining Hall Renovation Advance Planning, Durham, NC*
USGA Golf House Pinehurst, Pinehurst, NC
Bureau of Mines Building Renovation, NCSU, Raleigh, NC*
Episcopal Diocesan House, Raleigh, NC
St. Philip's Episcopal Church Campus Master Plan, Durham, NC
Christ Episcopal Church Addition and Renovation, Raleigh, NC*
Higgs-Coble-Helms House, Raleigh, NC*
Boylan-Pearce Building, Raleigh, NC*
Merrimon-Wynne Event Center, Raleigh, NC*
Contemporary Art Museum, Raleigh, NC*
Halle Cultural Arts Center Renovations, Apex, NC*
Murphey School Renovation, Raleigh, NC*
Saxapahaw River Mill, Saxapahaw, NC*
The Clayton Center, Clayton, NC*
Stecoah Valley Arts Center, Stecoah, NC
**Historic preservation project*

AFFILIATIONS

LEED Accredited Professional, GBCI
The American Institute of Architects (AIA)
City of Raleigh Appearance Commission, Past Chair

EDUCATION

Bachelor of Environmental Design in Architecture
North Carolina State University, 2001

Bachelor of Architecture
North Carolina State University, 2002

CERTIFICATION/REGISTRATION

Registered Architect: North Carolina

BANNING REED
PE

PRINCIPAL AND DIRECTOR / STRUCTURAL ENGINEER

Raleigh born and bred, Banning Reed, PE co-founded Fluhrer Reed, PA in March of 1999. The structural engineer of record for hundreds of projects throughout the Southeast. Reed frequently serves attorneys as an expert witness for structural engineering litigations. Reed writes questions for the civil engineering examination as a member of the Structural Subcommittee for the National Council of Examiners for Engineering and Surveying (NCEES) and has served as a subject matter expert for over 20 years. Out of the office, you'll find Reed training for his next marathon.

SELECTED EXPERIENCE

605 West Chapel Hill Street, Durham, NC
The Graduate, Chapel Hill, NC
Brookstown Apartments, Winston Salem, NC
Flats at 540 Apartments, Apex, NC
Fox Road Apartments, Raleigh, NC
Edison Apartments, Raleigh, NC
Greenway Village Apartments, Raleigh, NC
Wilmington Hotel, Wilmington, NC
Holiday Inn Asheville, Asheville, NC
Hampton Inn and Suites, Wilson, NC
Holiday Inn Express, Mooresville, NC
Holiday Inn Fayetteville, Fayetteville, NC
Leland Lift Station, Leland, NC
Pepsi Bottling Facility, Garner, NC
West at North, Raleigh, NC
3 Twenty One, Richmond VA
610 Market Street, Chapel Hill, NC
Biogen Idec Building 26, Research Triangle Park, NC
North Carolina State Bar Headquarters, Raleigh, NC
Charter Square, Raleigh, NC
Pharmavite Gummie Line, Opelika, AL
Grifols Rare Disease Facility, Clayton, NC
Pfizer Embrex Facility Upgrade, Maxton, NC

AFFILIATIONS

Structural Subcommittee, National Council of Examiners for Engineering and Surveying (NCEES)

EDUCATION

Bachelor of Science, Civil Engineering
North Carolina State University, 1993

CERTIFICATION/REGISTRATION

Professional Engineer: North Carolina, Georgia, Kentucky, Maryland, Massachusetts, Missouri, New Jersey, New York, South Carolina, Tennessee, Virginia

TONY MURPHY

COST ESTIMATOR

Tony has 30 years of estimating experience in the Design and Construction industry with 22 years dedicated to the Carolinas. He is a Senior Cost Manager with Palacio Collaborative and leads the Durham, NC office, which he spearheads projects ranging from $100,000 to over $100 Million providing timely and accurate cost estimates.

SELECTED EXPERIENCE

USGA Golf House Pinehurst, Pinehurst, NC
NCSU Bureau of Mines Building, Raleigh, NC
Dorothea Dix Park Graham Building Renovation, Raleigh, NC
McIntyre Creek Greenway, Charlotte, NC
Parks Maintenance Facility Study, Wilmington, NC
Memorial Park Community Center & Pool, Thomasville, NC
Peeler Recreation Center Sitework, Greensboro, NC
Morrisville Community Park Renovation, Morrisville, NC
Crabtree Creek Nature Park, Morrisville, NC
Duke Garden Gateway, Durham. NC
Herndon Park Field Replacement, Durham, NC
Moore County Recreation, Carthage, NC
Spencer Love Tennis Complex, Greensboro, NC
Town of Cary USA Baseball Facility, Cary, NC
US Fish & Wildlife Service Mattamuskeet National Wildlife Refuge, Lake Landing, NC
US Fish & Wildlife Service Coastal North Carolina, Manteo, NC
West End Plaza Agricultural Center Renovation, Rowan County, NC

EDUCATION

Bachelor of Science Construction Management, Limerick Institute of Technology, Limerick, Ireland

REGGIE ADAMS
PE

CHIEF ELECTRICAL ENGINEER
Reggie has 34 years of experience in the Electrical Engineering field, marketing, and project management. Mr. Adams has extensive management experience including the management of multiple individuals and project teams. He has managed projects with a construction value of $100,000 up to $50,000,000. These projects were often 'fast-track' type efforts with project teams ranging from architects to civil engineers to building system engineers. His project management experience includes all phases from programming to project close out.

SELECTED EXPERIENCE
Cary Regional Library and Parking Deck, Cary, NC
East Regional Library, Raleigh, NC
Wake Forest Library Addition and Renovations, Wake Forest, NC
Marbles Museum & IMAX Theater, Raleigh, NC
USGA Golf House Pinehurst, Pinehurst, NC
NCSSM Academic Commons Addition and Dining Hall Renovation Advance Planning, Durham, NC*
Clayton Town Hall Improvements, Clayton, NC*
Edenton Historic Sites Visitors Center, Edenton, NC*
Junction West, Raleigh, NC*
John Chavis Memorial Park, Raleigh, NC*
Raleigh Union Station, Raleigh, NC*
Transfer Company Food Hall, Work Hall, and Ballroom, Raleigh, NC*
Dowd Center Theatre, Monroe, NC*
Christ Episcopal Church Addition and Renovation, Raleigh, NC*
Halle Arts Center, Apex, NC*
ECSU Moore Hall Restoration, Elizabeth City, NC*
Murphy School Apartments, Raleigh, NC*
Somerset Place, Creswell, NC*
Merrimon-Wynne Event Center, Raleigh, NC*
Boylan Pearce Building, Raleigh, NC*
Appalachian Theatre of the High Country, Boone, NC*
Stecoah Valley Arts Center, Stecoah, NC*
**Historic preservation project*

EDUCATION
Bachelor of Science, Electrical Engineering
North Carolina State University, 1988

CERTIFICATION/REGISTRATION
Professional Engineer: North Carolina, Georgia, Maryland, South Carolina, Tennessee, Virginia

PAUL ROMITI
PE

CHIEF MECHANICAL / PLUMBING ENGINEER
Paul has 26 years of experience in Mechanical Engineering and Automated controls. His background includes complete mechanical, plumbing, and fire-protection design in both renovated and new structures. Mr. Romiti applies his extensive controls knowledge to personally verify proper operation of his systems and commissioning. Specializing in tight budgets, and aggressive schedules, he remains client driven and delivers systems that meet project needs. Mr. Romiti has been designing to LEED standards since 2002 and remains well versed in all strategies available to obtain maximum levels of LEED certification.

SELECTED EXPERIENCE
Cary Regional Library and Parking Deck, Cary, NC
East Regional Library, Raleigh, NC
Wake Forest Library Addition and Renovations, Wake Forest, NC
Marbles Museum & IMAX Theater, Raleigh, NC
USGA Golf House Pinehurst, Pinehurst, NC
NCSSM Academic Commons Addition and Dining Hall Renovation Advance Planning, Durham, NC*
Clayton Town Hall Improvements, Clayton, NC*
Edenton Historic Sites Visitors Center, Edenton, NC*
Junction West, Raleigh, NC*
John Chavis Memorial Park, Raleigh, NC*
Raleigh Union Station, Raleigh, NC*
Transfer Company Food Hall, Work Hall, and Ballroom, Raleigh, NC*
Dowd Center Theatre, Monroe, NC*
Christ Episcopal Church Addition and Renovation, Raleigh, NC*
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ECSU Moore Hall Restoration, Elizabeth City, NC*
Murphy School Apartments, Raleigh, NC*
Somerset Place, Creswell, NC*
Merrimon-Wynne Event Center, Raleigh, NC*
Boylan Pearce Building, Raleigh, NC*
Appalachian Theatre of the High Country, Boone, NC*
Stecoah Valley Arts Center, Stecoah, NC*
**Historic preservation project*

EDUCATION
Bachelor of Science, Mechanical Engineering
North Carolina State University, 1996

CERTIFICATION/REGISTRATION
Professional Engineer: North Carolina, South Carolina, Maryland

TIM CARPENTER

CIVIL SITE DESIGN

Tim Carpenter is one of three founding partners of LKC and has worked in the industry for over 26 years. Tim manages the production of the site development division at LKC, which includes institution, commercial/industrial and residential site development services. Tim has specialized in governmental consulting, including wastewater collection and pumping systems, and water distribution systems, stormwater and site planning over his 26 years of experience.

SELECTED EXPERIENCE

Pinehurst Brewing Company, Pinehurst, NC*
Restorations at the Manor Inn, Pinehurst, NC*
Pinehurst Resort Pool, Pinehurst, NC*
Cradle Comfort Station, Pinehurst, NC*
Carolina Hotel Parking Lot improvements, Pinehurst, NC*
Holly Inn Renovation, Pinehurst, NC*
Dedman Residence Renovation, Pinehurst, NC*
McCaskill and Community Roads Streetscape, Pinehurst, NC
First Health Cancer Center and Parking Deck, Pinehurst, NC
**Historic preservation project*

EDUCATION

BSET Civil Engineering, UNC-Charlotte, 1994
A.A. Surveying Technology, Sandhills Community College, 1990

PHILIP PICERNO

PE

PROJECT MANAGER

Philip's focus at LKC is land planning and site engineering, providing project management for public and private site development projects in Moore County and beyond. Philip also was the primary engineer for the Pinehurst No. 4 Halfway House and is currently involved in the planning for a similar facility at the Cradle.

EDUCATION

Bachelor of Science, Civil Engineering
North Carolina State University, 2012

CERTIFICATION/REGISTRATION

Professional Engineer: North Carolina

ROBERT KOONTZ

PLA

PRINCIPAL / SITE PLANNING / LANDSCAPE ARCHITECTURE

With more than 27 years of experience, Mr. Koontz has completed work for public entities, commercial centers, resort developments, multi-family communities, master planned communities and corporate office campuses. While he provides project leadership from program development to construction drawings, Mr. Koontz is particularly adept at project entitlements, visioning and community character. He is responsible for design development, project coordination and administration for many land planning and landscape architecture projects.

SELECTED EXPERIENCE

USGA Golf House Pinehurst, Pinehurst, NC
Tufts Memorial Park, Pinehurst, NC
Southern Pines Downtown Park, Southern Pines, NC
Dormie Club, West End, North Carolina
Golf Pride Innovation Campus, Pinehurst, NC
The Greens at Arboretum Apartments, Pinehurst, NC
Blake Village, Aberdeen, NC

AFFILIATIONS

Council of Landscape Architectural Registration Board; Member
Triangle Area Reality Check Action Committee; Member
Urban Land Institute; Member
Moore County Chamber of Commerce, Board Member

EDUCATION

Bachelor of Science, Landscape Architecture,
University of Kentucky, 1994

CERTIFICATION/REGISTRATION

Professional Engineer: North Carolina, Nebraska, Texas, Alabama, New Jersey

Lewis Smith House, Raleigh NC

A. Experience

B. History of Similar Projects

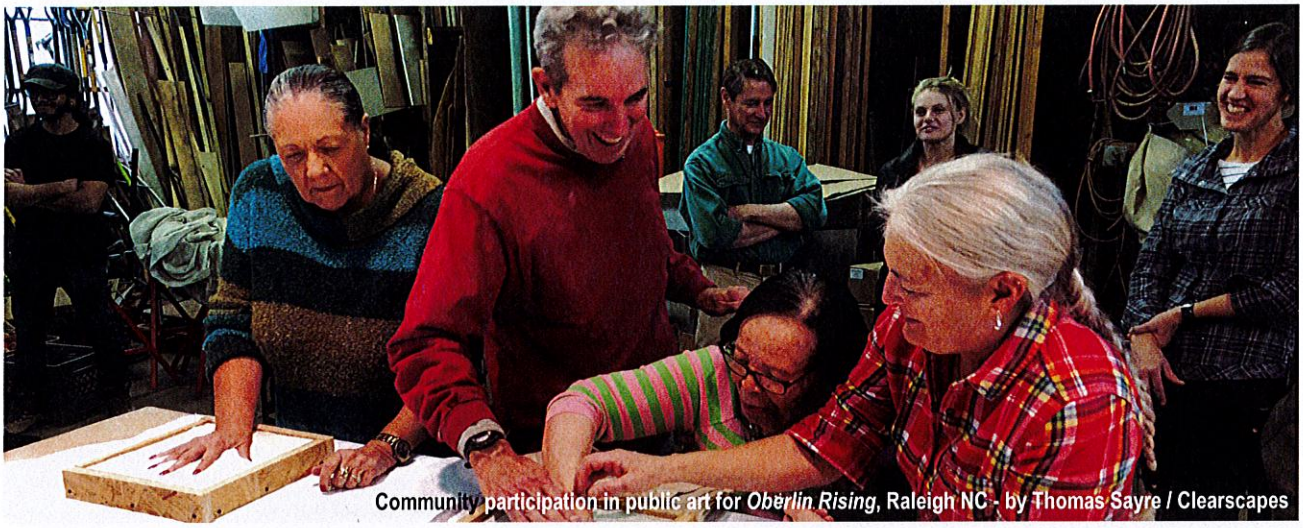
C. Project Team

D. Overall Approach and Methodology

G. Required Signature Forms

PROJECT APPROACH & METHODOLOGY

INNOVATIVE, COLLABORATIVE, HISTORICALLY AND CULTURALLY-SENSITIVE DESIGN



Community participation in public art for *Oberlin Rising*, Raleigh NC - by Thomas Sayre / Clearscapes

Since our inception, Clearscapes has merged the practice of architecture and art to inspire new ways of seeing and thinking. Our approach is centered on drawing out meaningful cultural, ecological, and historical narratives for each site and community and weaving those stories into site-specific works of architecture. Through this process, we are recognized for our design of some of the most inventive and beloved places in the state.

INNOVATIVE DESIGN ROOTED IN PLACE

We approach each project in a sensitive historic setting individually in order to identify its unique historic, cultural, and ecological associations. From there, we develop an approach to preserve and celebrate the legacy of the place and community. This may be subtle and quietly blend into the context, or it may be a bolder expression- the character of each design solution is always a direct reflection of the values of the institution or community that it represents.

Our approach to working in historic settings builds upon the best of tradition while supporting modern programs, technologies, and approaches. We believe that innovative design is not an aesthetic but fundamentally a process of collaboration, integration, and creativity with a forward-thinking perspective; it is primarily a mindset and framework from which innovative design solutions emerge.

Of equal importance to the building itself, the site is nestled within the Village Green Pine Grove and adjacent to Tufts Memorial Park- the heart of the Village. Similar to our work with Golf House, great care will be taken to preserve the pine ecosystem in this area with the expansion of the library and archives, and careful attention will be given to the integration of new and/or altered site features and landscaping and how it will preserve the historic character of the Village Green.

PLACEMAKING THROUGH STORY-TELLING

Stories shape culture, they provide belonging through shared meaning and ideas, they teach us lessons from our past, and often they inspire, excite, and delight us. Clearscapes is committed to strengthening communities and institutions through the built expression of culture and place through storytelling. In each of our projects, we strive to pull the most meaningful cultural, historical, and ecological narratives from the people and places we work and weave those stories into site-specific works of architecture. At times the interventions serve as a thoughtful backdrop to the beauty and excitement of daily life, and at others, the works themselves interact with users to spark wonder and inspire. Always, the architecture is an opportunity to project the mission and values of the institution that it represents and a celebration of the unique combination of the people and place that it serves.

HISTORIC PRESERVATION EXPERTISE

Clearscapes is recognized as a state leader in the field of historic and cultural preservation. We have worked across the preservation spectrum with dozens of local preservation commissions, NCSHPO, and NPS on countless historic properties and sites. We are fluent in our understanding of the Secretary of the Interior's Standards and how each standard is interpreted and applied by the governing

agencies. With our long working relationship and the level of trust that we have established with both NCSHPO and NPS, we can engage both agencies in a manner that engenders public confidence in the historic preservation approach without creating undue burdens on your project.

Our background and credibility allows us to engage directly and informally with the Village of Pinehurst Historic Preservation Commission (HPC) staff to inform the project approach and to jointly determine the most effective process for engaging the citizen-led HPC. Through this inclusive approach, we have developed productive working relationships with each HPC we have worked with.

We also understand how to implement various building code approaches to protect both the public using the historic facilities and the historic features of each space and place. We will work closely with local and state code officials to assess and develop viable code compliance pathways to support the desired mix of program uses within the renovated and expanded facility.

Accessibility is a challenge for historic structures, and we strive to sensitively introduce as many accessibility improvements into our projects as possible within budgetary and historic constraints. We will work in partnership with the Village and appropriate historic agencies to ensure proposed accessibility improvements are integrated sensitively into site and structure.

PROJECT UNDERSTANDING

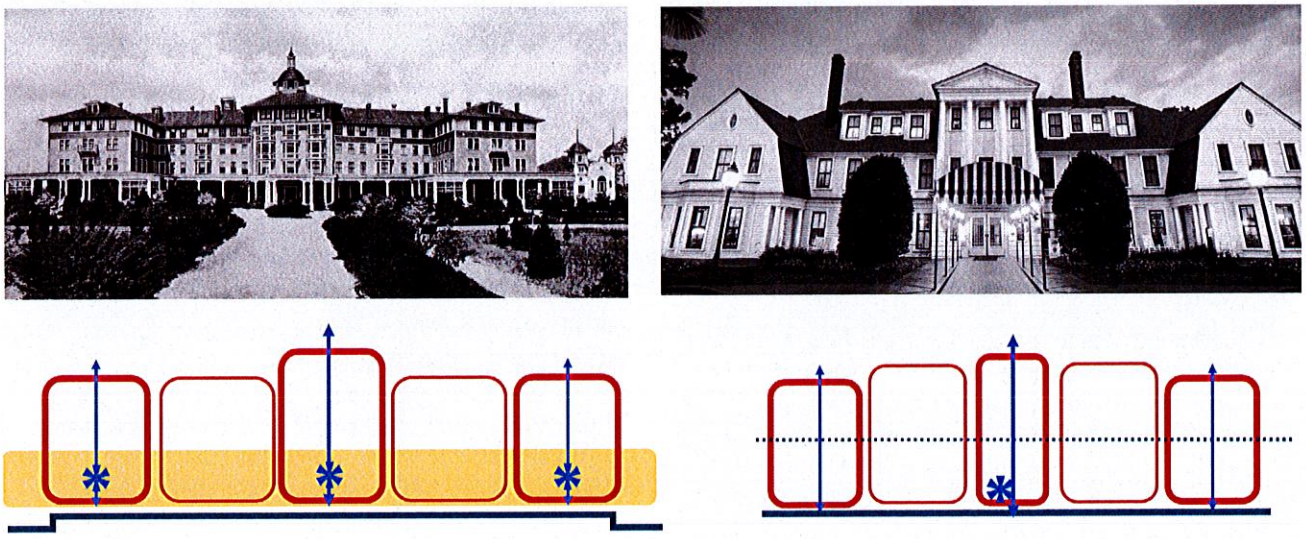
Through our earlier work assisting LibraryIQ on your Library Needs Assessment with building analysis and preliminary programming and test fits, we bring a foundational understanding of the needs and goals for the library services. And through our current work with the USGA on Golf House Pinehurst and with the Resort on additional campus improvements, we have developed an understanding of the history, culture, and ethos of the Village.

PRELIMINARY WORK (EXISTING CONDITIONS ANALYSIS)

Understanding and working with, rather than against, the inherent physical characteristics and regulatory constraints of existing sites is the key to generating the greatest value for each dollar invested into historic preservation projects. Building upon the work we have previously completed, we will carefully analyze the site, structure, and surrounding context to understand critical cultural and historical themes, ecological conditions, vehicular and pedestrian linkages, public and service circulation through the site, topography, utilities, etc. In combination with the programming effort, this analysis will tease out both short- and long-term opportunities and constraints of the site and structure.

Our detailed assessment will include, but not necessarily be limited to:

1. Historic Significance - review of relevant historical documentation to determine important historical features of both the site and the existing structure.
2. Building envelope - condition and life expectancy of major envelope components, water and air infiltration performance, known and forecast thermal performance, and anticipated long-term maintenance prospects
3. Accessibility - site circulation, exterior building approaches, interior accessible path and configuration, and any accessibility concerns associated with spaces to remain
4. Building Code- current deficiencies and any short term corrective needs, and longer term considerations to develop a pragmatic and effective building code approach
5. Structure - verification of existing structural systems, current deficiencies and corrective opportunities, and strategies to mitigate structural code impacts based on potential envelope alterations, building reconfiguration, and/or new uses



Example precedent analysis and massing strategies from Golf House, Pinehurst NC

1. Hazardous Materials - survey and identification (if not previously completed), condition of materials, and value-weighted abatement/encapsulation strategies based on potential uses
2. Building Systems - existing system types and condition (including anticipated remaining service life and potential for reuse, short term and intermediate maintenance strategies, access and discrete routing opportunities for replacement systems, and considerations for future building systems
3. Historic and Architectural Features - identification and condition of materials, finishes, and unique architectural and/or historical features, and considerations for future program uses and architectural approaches

In parallel, we will develop detailed existing conditions drawings to serve as the basis for Phase 1 / Phase 2 work. These will be created from field measurements and any available existing drawings.

PHASE 1 (PROGRAMMING AND PRE-DESIGN)

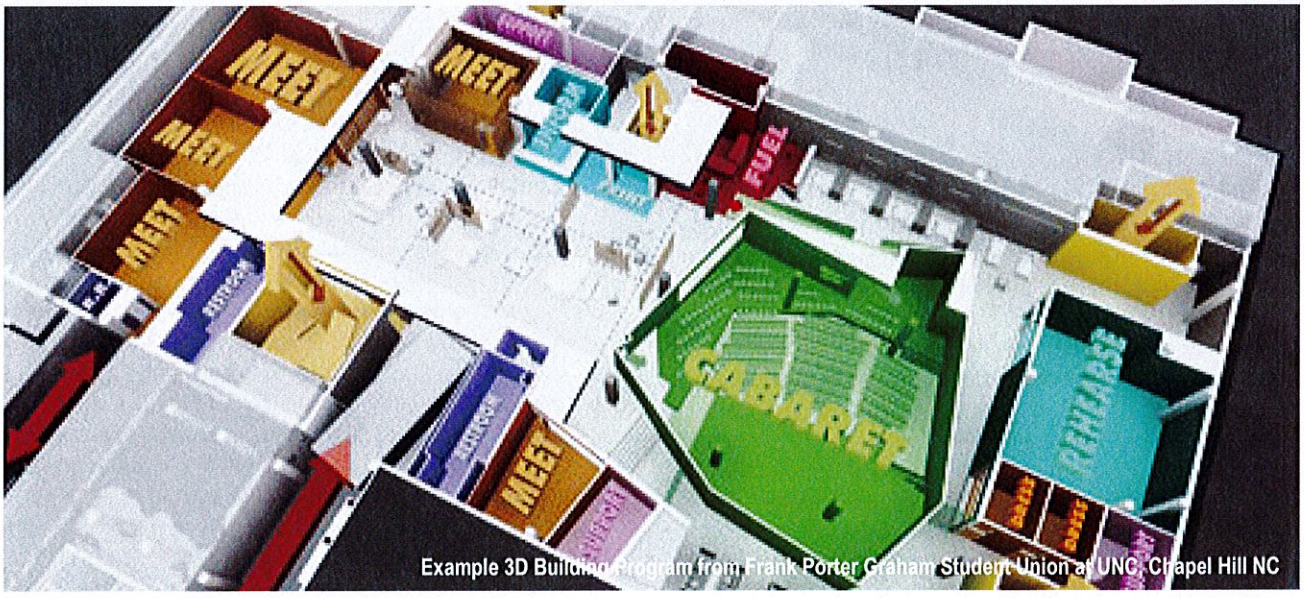
Programming: Working from the earlier Library Needs Assessment, we will conduct a series of programming interviews with users and key stakeholders to confirm (and adjust if/as needed) and prioritize their needs for the renovated and expanded facility. Based on feedback gathered, we will craft a detailed program and develop a range of planning diagrams to test spatial and adjacency requirements. Simultaneously, Palacio Collaborative will utilize their innovative in-house proprietary *Genesys* conceptual cost modeling tool to evaluate the preliminary program within the anticipated construction budget. This will help to confirm project expectations and inform site and building parameters as we begin design. We will work with the stakeholder groups to evaluate and identify the most promising approach(es) and refine these options to best balance your needs, goals, and budget.

Preliminary Design (Visioning): As the program and vision come into focus, we will develop a series of site and building design options in response to the program, stakeholder goals, and important cultural information discovered during the Existing Conditions Analysis. Through a series of iterative design conversations and charettes, the team will explore conceptual design and development options that mitigate deficiencies and amplify building and site opportunities in synergistic ways. At regular points identified in the concept design process, the project team will share their work with the Village, selected stakeholders, and the public for review and refinement. During the concept design process, this conceptual cost model will be updated in real-time as we test alternatives to allow for an informed decision making process and to arrive at a reconciled concept design cost estimate.

PHASE 2 (DESIGN DEVELOPMENT)

A successful design for the Given Memorial Library and Tufts Archives must balance your community vision with program requirements, within existing site and building conditions, and within your budget. During Design Development, each planning and design decision will be carefully considered with your team for functional, historic, environmental, budget, building performance, and experiential or symbolic impact.

Once the preferred concept direction has been established, we will further develop the site and architectural design and transition the project into technical design. We will embed key members of your team in this process to ensure that functional, programmatic, and aesthetic goals are met. We will update the project cost model to evaluate the project scope against the available budget to ensure they are in balance before proceeding to Construction Documents. We also will interface with local, state, and national historic agencies early in the design process to ensure buy-in to the proposed approach as needed.



Example 3D Building Program from Frank Porter Graham Student Union at UNC, Chapel Hill NC

Example Rendering from Golf House, Pinehurst NC

PHASE 3 (CONSTRUCTION DOCUMENTS / FINAL PLANS)

Upon successful Phase 2 budget reconciliation and design approval, we will develop the site, architectural, interiors, and engineering design in greater detail with an eye towards sensitively integrating all systems into the historic site and structure in ways that do not alter the character-defining features. We will select materials, systems, and design solutions that age gracefully and minimize long-term maintenance requirements to the greatest extent possible, and ensure these solutions are compatible with the Secretary of the Interior's Standards. Key infrastructure, site, and architectural concepts will be fleshed out during design development and fully detailed and documented during construction documents.

PHASE 4 (BIDDING)

Our team brings extensive experience with State procurement requirements and HUB goals and requirements. Drawing from our inventory of bid packages for a range of municipal and state agencies, we will coordinate with Village staff to develop draft bid documents and forms for review and adjustment as desired. We will manage a formal bid process, including a pre-bid meeting and responses to bidders with any addenda as needed. We will facilitate (if desired) or attend a formal bid opening to answer any questions, receive and review bids for accuracy, and confirming bid eligibility to recommend a successful low bidder. Once the successful bidder has been identified, we will prepare formal contract documents utilizing Village forms (if desired) and/or industry-standard AIA documents.

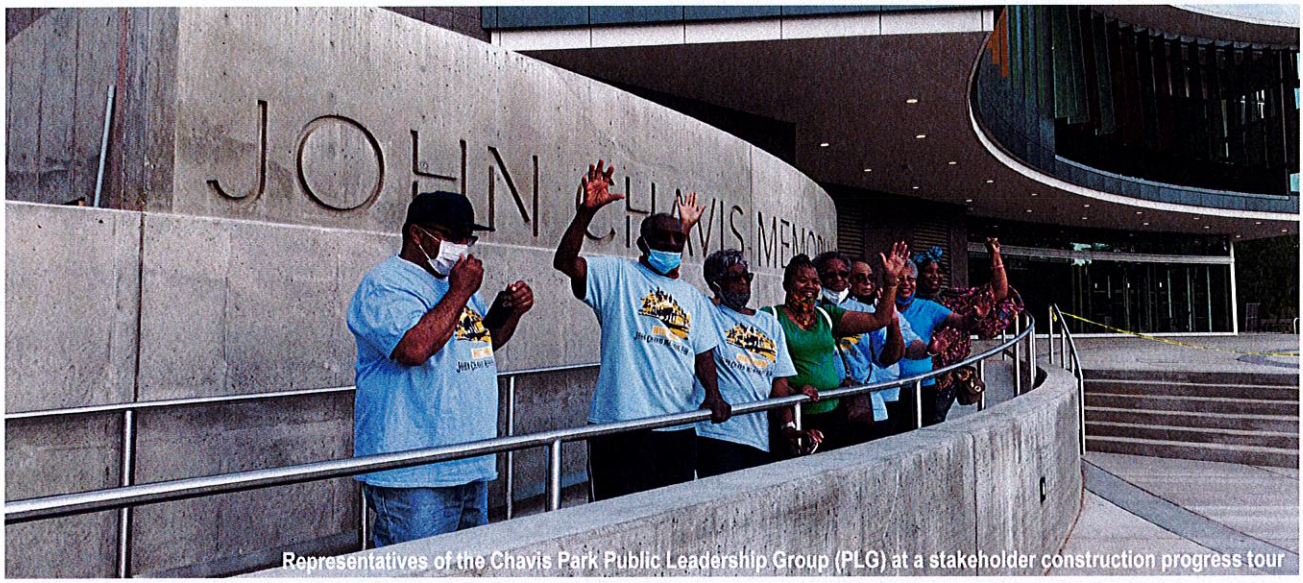
BID, CONSTRUCTION ADMINISTRATION, CLOSEOUT

We view construction administration (CA) as an extension of our design approach. The same team members that develop and document the design will provide CA services. With deep project knowledge developed through the design process, our team members understand exactly what to look for, when to look for it, and if needed, how to correct deficiencies or make adjustments in a way that does not negatively impact the design. We have found this approach to be extremely effective in streamlining the construction process and minimizing potential errors and cost increases.

Prior to construction, we will coordinate with Village staff to discuss, confirm, and consolidate Village regulations, requirements, and expectations for construction in line with industry standards, and we will conduct a pre-construction meeting with the construction team to outline and document requirements and expectations. During construction, we will conduct weekly or bi-weekly construction progress meetings with associated site walkthroughs and field reports to review adherence to contract documents. Typical processes during construction include, but are not necessarily limited to, review and processing of RFIs, Change Order Requests, and Pay Applications. As the project nears completion, we will conduct preliminary and final punch list walkthroughs with associated CO and Certificate of Completion documentation. Following construction we will prepare as-built documents, manage the warranty inspection (typically at 9 months), and facilitate any needed warranty repairs.

COMMUNITY-DRIVEN DESIGN

STAKEHOLDER COMMITTEES / PUBLIC OUTREACH AND ENGAGEMENT



Representatives of the Chavis Park Public Leadership Group (PLG) at a stakeholder construction progress tour

We believe that successful planning and design is built upon meaningful community engagement. Properly executed community-based planning and engagement leads to measurable improvements in the design of public spaces and, more importantly, creates an opportunity to strengthen communities through recognizing and celebrating their cultural legacy and creating new community connections.

We have led numerous project teams in the creation of award winning public spaces that are celebrated by local communities. We are especially skilled in working with diverse stakeholders to build community as part of a community-driven design process. For these facilities, contemplating new locations, structures and programming or significant modifications to existing buildings and landscapes may raise sensitive issues around historical or community attachments to place and can sometimes trigger underlying community concerns or lingering resentments to the surface.

We work carefully with each municipality to identify a full spectrum of project stakeholders to participate in the process and to develop a tailored mix of outreach methods to ensure that we are able to engage all parties productively. We then work creatively with all stakeholders to identify opportunities to lift-up community history and culture to create spaces and structures that evoke and reflect a community's past as well as providing a shared vision for its future.

An example of our approach can be found in the Strategic Implementation Study (SIS) and the subsequent design process that Clearscapes facilitated for the City of Raleigh to finalize and execute the initial master planning effort for the historic John Chavis Memorial Park (JCMP) and community center.

JCMP serves an incredibly diverse group of stakeholders including long-time residents, a new influx of urban dwellers, children, seniors, university students, and young professionals. To ensure all perspectives would be heard and that all needs would be considered, we first conducted interviews with stakeholders and city staff to revisit the needs and priorities identified for the park as well as recommendations for the planning process. We then worked closely with the City's Public Leadership Group (PLG) comprised of community leaders and a diverse cross section of residents to evolve the master plan and prioritize the community wishlist to ensure an impactful Phase 1 within available project resources. During the subsequent project design process, we worked closely with the PLG to develop building and site programs and to develop and assess a range of conceptual designs for the buildings and site.

PROJECT MANAGEMENT

PROJECT MANAGEMENT / QUALITY CONTROL / BUDGET AND COST MANAGEMENT / SCHEDULE MANAGEMENT

"If you are going to achieve excellence in big things, you develop the habit in little matters. Excellence is not an exception, it is a prevailing attitude." - Colin Powell

PROJECT MANAGEMENT

Clearscapes is structured differently than corporate architecture firms - our principals are intimately involved with every project and each team member participates fully in the project design and delivery from initial concept design through project closeout. Our comprehensive collaborative approach extends to the entire design team, the client, the construction team, and the broader community. We assemble a team centered on the goals and challenges of each particular project, and we collaborate throughout the process. This top-to-bottom continuity and collaboration is essential to our work- it ensures that each team member takes ownership of the project goals and understands their individual responsibility for them, and that each design and engineering decision supports a holistic solution. It also breeds a deep familiarity with the project that streamlines the design and construction process, eliminating many potential missteps or conflicts along the way.

QUALITY CONTROL

We employ an integrated system of careful advance planning and regular project monitoring that empowers each of our team members while holding the entire team responsible for the success of the project. For this project, Fred Belledin will organize and oversee quality control procedures to ensure that the developed solutions meet program and regulatory requirements and that the design documents are carefully coordinated, thorough, and easily understood:

Regulatory Compliance

We will prepare a report that documents specific code and regulatory requirements for the entire project. At the end of each design phase, we will review our documents against these requirements to insure that all requirements are being met.

Document Coordination

Near the completion of each design phase, Fred and a select group of architects and engineers from the project team will complete a coordination review of all documents to insure accuracy, completeness, and clarity.

BUDGET AND COST MANAGEMENT

Effective budget and cost management efforts are early, strategic, and sustained from the earliest days of the process through construction closeout. Our team understands that effective budget and cost management begins even before the design process is initiated. As part of our programming effort, Palacio Collaborative will utilize their innovative in-house proprietary *Genesys* conceptual cost modeling tool to evaluate the preliminary program within the anticipated construction budget. This will help to confirm project expectations and inform site and building parameters as we begin design. During the concept design process, this conceptual cost model will be updated in real-time as we test alternatives to allow for an informed decision making process and to arrive at a reconciled concept design cost estimate.

Throughout SD, DD, and CD, Palacio will update the cost model, testing against their benchmarking data. This will allow our team to continuously identify solutions which balance the greatest long-term value with manageable first costs, and this approach will ensure that your team is able to make informed decisions that best reflect your project priorities at each step of the process.

Each of our consultants share our commitment to dedicated team members for your project who will participate fully from concept design through project closeout. The deep familiarity that each of our team members bring to the projects allow us to assist contractors in looking ahead and helps to head off potential construction missteps and associated cost events.

SCHEDULE MANAGEMENT

As with the early budget generation, we will prepare an overall draft project schedule during the program confirmation phase with input from all project stakeholders. The schedule will identify all key milestone dates with time frames for each project phase duration. All regulatory reviews that impact this project will also be clearly defined along with their durations. We will include presentations to the Village Council at the appropriate times, in addition to our regularly scheduled stakeholder group meetings.

We will provide monthly schedule updates throughout the design process with actual vs anticipated progress. If there are schedule impacts, including the need for additional time for decision-making on the Owner's part, we will provide options on how to overcome these delays so that the project is completed on time.

During construction, we will review the contractor's updated construction schedule and monitor their progress. If work slips behind schedule, we will require a recovery schedule to overcome the delay and maintain the project delivery date. Our construction documents will require construction schedule adherence with approval of monthly payment request certification to insure compliance.

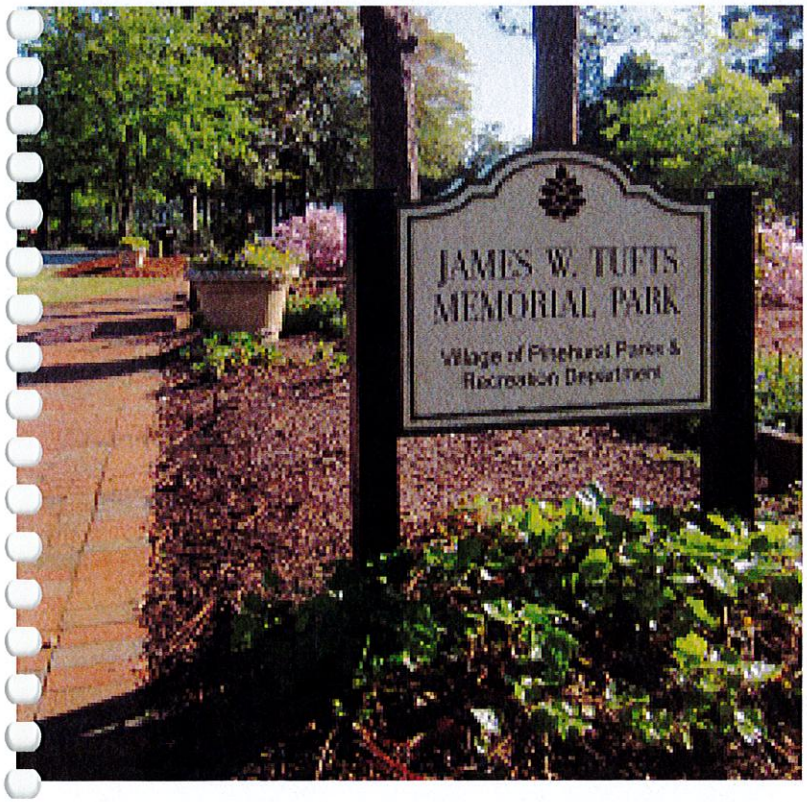
Pinehurst Village Green

Village of Pinehurst, North Carolina

Concept Master Plan

SCALE: 1" = 40'-0"
DATE: April 26, 2011

NORTH



A. Experience

B. History of Similar Projects

C. Project Team

D. Overall Approach and Methodology

G. Required Signature Forms

9. APPENDIX- A - SUBMITTAL SUBMISSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

This Submittal is submitted by:

Provider Name: Clearscapes, PA

Representative (printed): Fred Belledin, AIA

Representative (signed): FBdW

Address: 500 E. Davie Street, Suite 180

City/State/Zip: Raleigh, NC 27601

E-Mail Address: fbelledin@clearscapes.com

Telephone: 919.821.2775 x213

(Area Code) Telephone Number

Facsimile: _____

(Area Code) Fax Number

It is understood by the Proposer that the Village of Pinehurst reserves the right to reject any and all Submittals, to make awards according to the best interest of the Village, to waive formalities, technicalities, to recover and rebid this RFQ. Proposal is valid for one hundred and eighty (180) calendar days from the Proposal due date.

Clearscapes, PA	07/15/2022
Proposer	Date
FBdW	Fred Belledin, AIA, President
Authorized Signature	Please type or print name

10 APPENDIX B – ADDENDUM RECEIPT AND ANTI-COLLUSION FORM

RFQ # 2022-31, Architectural Services, Given Memorial Library

Please acknowledge receipt of all addenda by including this form with your submittal. Any questions or changes received will be posted as an addendum on www.vopnc.org. It is your responsibility to check for this information.

ADDENDUM #	DATE ADDENDUM DOWNLOADED

I certify that this proposal is made in good faith and without collusion with any other offeror or officer or employee of the Village of Pinehurst.

Fred Belledin, AIA
Print Name

July 12, 2022
Date

Authorized Signature

President
Title

fbelledin@clearscapes.com
Email address

DISCUSS FUTURE SIDEWALK PROJECTS
ADDITIONAL AGENDA DETAILS:

FROM:
Doug Willardson

DATE OF MEMO:
10/19/2022

MEMO DETAILS:
Discussion to decide on which neighborhoods to gather public input from to determine if there is broad neighborhood support for developing walkways. Staff recommends gathering public input for McKenzie Road (from Linden to Ritter) and Juniper Lake Road in Pinehurst No. 6.

ATTACHMENTS:

	Description
🗋	Sidewalk Construction Presentation

Fiscal Year 2023
Sidewalk Construction

GOAL:

To construct sidewalks in the Village:

- That enhance the quality of life, and
- Make interconnections with other sidewalks/trails
- In neighborhoods where they are desired
- While being as unobtrusive as possible to abutting yards, and
- Maintaining the charm of the neighborhood.

Purpose of tonight's discussion:

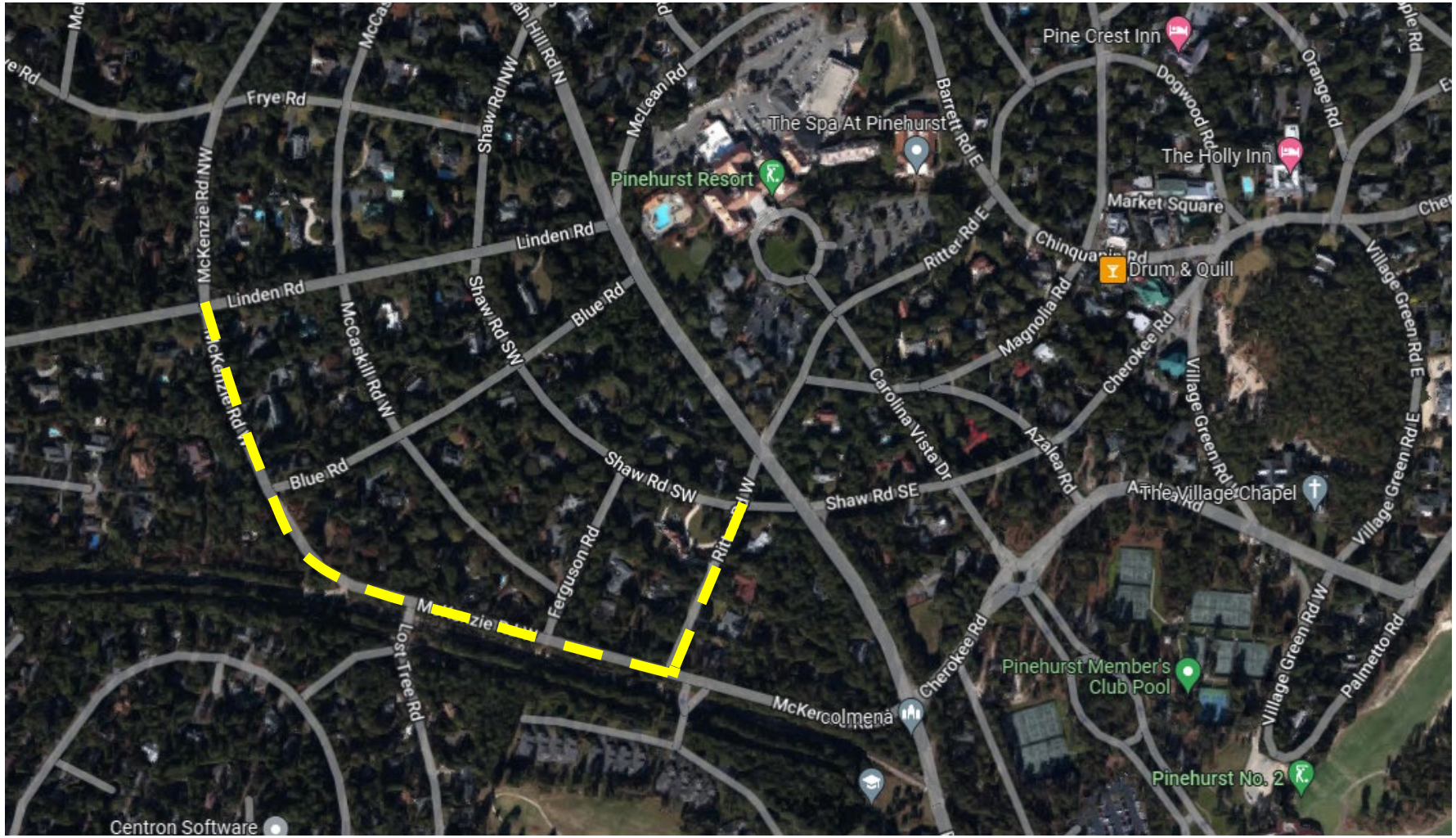
- Determine neighborhoods to survey to determine if there is broad neighborhood support for developing walkways.

FY23 Construction Budget: $400,000

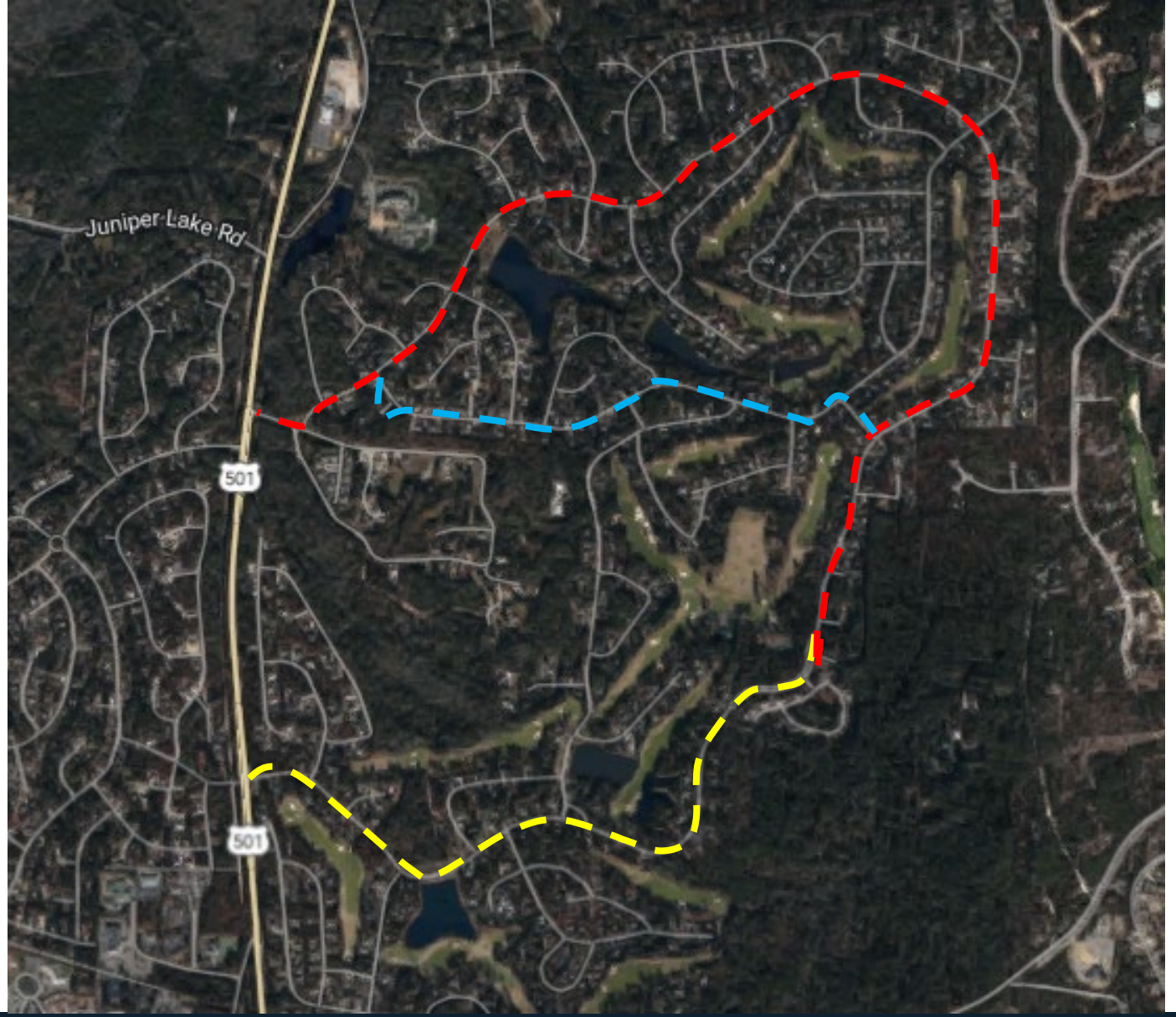
Based on 2015 Comp Ped Plan, desire for interconnections, requests from neighborhoods, community survey data, future road work BPAC recommends the following prioritized list:

- McKenzie Road ($50,000 estimate)
  - Sand Clay Path extension from Linden Rd. past Lost Tree to Ritter
- Pinehurst No. 6
  - Juniper Creek Blvd. ($$ TBD)
- Burning Tree/Diamondhead ($340,000 estimate)
  - From Pine Vista to Marina along B. Tree/Diamondhead
- Airport Road – Bicycle project ($200,000-300,000 estimate)
  - Either unpaved greenway or bikeable shoulders
- 15/501 Greenway Extension ($217,000 estimate)
  - From Spring Lake to Juniper Lake

McKenzie Road West



Juniper Lake Road in Pinehurst No. 6



$15/linear foot
Screenings

$35/linear foot
Asphalt

$45/linear foot
Concrete

Recommendation:

- Survey residents along routes of McKenzie Road W. and Pinehurst No. 6
- Determine the preferred construction materials and high-level cost estimates
- Discuss walkway funding options at Council budget retreat
- Staff provide Council with recommendation for construction in January for FY2023 budgeted funds
    - Provide budget recommendation for walkways FY2024 budget

Next Steps:

Survey direct abutters of proposed locations	November 2023
Hold public meeting for feedback	December 2023
Finalize street locations	January 2023
Engage engineering firm	January 2023
Complete design	March 2023
Solicit & award construction contract	April 2023
Notice to proceed	April 2023
Completion	June 2023