

# NEW ORANGE COUNTY EAC

RFQ 5212

Architectural Services  
Hillsborough, NC



**Intelligent collaboration.  
Responsible design.**

September 10, 2015



**RESPONDER'S CERTIFICATION FORM**

I have carefully examined the Request for Qualifications, the sample Agreement for Design Consultant Services and any other documents accompanying or made a part of this Request for Qualification.

I hereby propose to furnish the professional design consultant services for Orange County in accordance with the instructions, terms, conditions, and requirements incorporated in this Request for Qualification. I certify that all information contained in this response is truthful to the best of my knowledge and belief. I further certify that I am duly authorized to submit this response on behalf of the firm as its act and deed and that the firm is ready, willing and able to perform if awarded the contract.

NAME OF FIRM: HH Architecture, PA

Kristen M. Hess, AIA, LEED AP

BY: (printed name) President, Principal

SIGNATURE: \_\_\_\_\_

MAILING ADDRESS: 520 S. Harrington Street

CITY/STATE/ZIP CODE: Raleigh, NC 27601

TELEPHONE NUMBER: 919.828.2301

FAX NUMBER: 919.828.2303

**ACKNOWLEDGEMENT OF ADDENDA**

Responder hereby acknowledges receipt of all Addenda through and including:

Addendum No.	Date	Acknowledgement
<u>1</u>	<u>9/3/2015</u>	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____



**NON-COLLUSION AFFIDAVIT**

State of North Carolina  
County of Orange

Proposal Request No. 5212

Kristen M. Hess, AIA, LEED AP, being first duly sworn, deposes and says that:

- 1. ~~He~~(She) is the President of HH Architecture, PA, the proposer that has submitted the attached proposal;
- 2. ~~He~~(She) is fully informed respecting the preparation and contents of the attached proposal and of all pertinent circumstances respecting such proposal;
- 3. Such proposal is genuine and is not a collusive or sham proposal;
- 4. Neither the said proposer nor any of its officers, partners, Owners, agents, representatives, employees or parties in interest, including this affiant, has in any way colluded, conspired, connived or agreed, directly or indirectly, with any other proposer firm or Person to submit a collusive or sham proposal in connection with the contract for which the attached proposal has been submitted or to refrain from proposing in connection with such contract, or has in any manner, directly or indirectly sought by agreement or collusion of communication or conference with any other proposer, firm or person to fix the price or prices in the attached proposal or of any other proposers, or to fix any overhead, profit or cost element of the proposal price of the proposal of any other proposer or to secure through collusion, conspiracy, connivance or unlawful agreement any advantage against the County of Orange or any person interested in the proposed contract; and
- 5. The price or prices quoted in the attached proposal are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the proposer or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.

\_\_\_\_\_  
 Signature  
 \_\_\_\_\_  
 President  
 \_\_\_\_\_  
 Title

Subscribed and Sworn to Before Me,

This \_\_\_\_\_ day of \_\_\_\_\_, 20

Notary Public \_\_\_\_\_

My Commission Expires: \_\_\_\_\_





Orange County  
Financial Services Department  
**ADDENDUM #1**  
**September 3, 2015**

RFP 5212
Orange County Environment and Agriculture Center ("EAC") Design

To all Vendors:

Modifications to bid documents for the above-named Request for Proposal are made as follows and shall be included in the proposed amount.

See page 2 for questions received with County's responses

All other terms and conditions shall remain the same

By: David E. Cannell, Purchasing Agent; [dcannell@co.orange.nc.us](mailto:dcannell@co.orange.nc.us) / (919) 245-2651

**Acknowledgement of receipt of this addendum shall be included with your submittal (page 1 only)**

Company Name: HH Architecture, PA

By: \_\_\_\_\_

Date Received: 9/3/2015

P.O. Box 8181 200 South Cameron Street Hillsborough, North Carolina 27278  
Telephones: Area Code 919-245-2651 Fax: 919-636-4913



AFFIDAVIT

ORANGE COUNTY

\*\*\*\*\*

I, Kristen M. Hess, AIA (the individual attesting below), being duly authorized by and on behalf of HH Architecture, PA (the entity bidding on project hereinafter "Employer") after first being duly sworn hereby swears or affirms as follows:

1. Employer understands that E-Verify is the federal E-Verify program operated by the United States Department of Homeland Security and other federal agencies, or any successor or equivalent program used to verify the work authorization of newly hired employees pursuant to federal law in accordance with NCGS §64-25(5).

2. Employer understands that Employers Must Use E-Verify. Each employer, after hiring an employee to work in the United States, shall verify the work authorization of the employee through E-Verify in accordance with NCGS§64-26(a).

3. Employer is a person, business entity, or other organization that transacts business in this State and that employs 25 or more employees in this State. (mark Yes or No)

- a. YES \_\_\_\_\_, or
- b. NO ✓

4. Employer's subcontractors comply with E-Verify, and if Employer is the winning bidder on this project Employer will ensure compliance with E-Verify by any subcontractors subsequently hired by Employer. This \_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
Signature of Affiant  
Print or Type Name: Kristen M. Hess, AIA

State of North Carolina ~~Orange County~~ \_\_\_\_\_

Signed and sworn to (or affirmed) before me, this the \_\_\_\_\_  
day of \_\_\_\_\_, 201\_\_.

My Commission Expires:

\_\_\_\_\_  
Notary Public

(Affix Official/Notarial Seal)



AFFIDAVIT

ORANGE COUNTY

\*\*\*\*\*

I, Ashley Harris (the individual attesting below), being duly authorized by and on behalf of Stanford White, Inc (the entity bidding on project hereinafter "Employer") after first being duly sworn hereby swears or affirms as follows:

1. Employer understands that E-Verify is the federal E-Verify program operated by the United States Department of Homeland Security and other federal agencies, or any successor or equivalent program used to verify the work authorization of newly hired employees pursuant to federal law in accordance with NCGS §64-25(5).
2. Employer understands that Employers Must Use E-Verify. Each employer, after hiring an employee to work in the United States, shall verify the work authorization of the employee through E-Verify in accordance with NCGS§64-26(a).
3. Employer is a person, business entity, or other organization that transacts business in this State and that employs 25 or more employees in this State. (mark Yes or No)
  - a. YES , or
  - b. NO
4. Employer's subcontractors comply with E-Verify, and if Employer is the winning bidder on this project Employer will ensure compliance with E-Verify by any subcontractors subsequently hired by Employer.

This 9 day of September 2015.

Ashley Harris  
Signature of Affiant  
Print or Type Name: Ashley Harris  
State of North Carolina Orange County

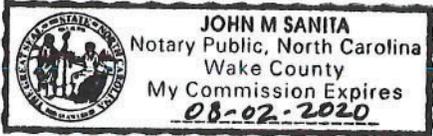
Signed and sworn to (or affirmed) before me, this the 9th

day of SEPTEMBER, 2015.

My Commission Expires:

08-02-2020  
John M Sanita  
Notary Public

(Affix Official/Notarial Seal)





AFFIDAVIT

ORANGE COUNTY

\*\*\*\*\*

I, David W. Mykins (the individual attesting below), being duly authorized by and on behalf of Stroud, Pence & Associates (the entity bidding on project hereinafter "Employer") after first being duly sworn hereby swears or affirms as follows:

- 1. Employer understands that E-Verify is the federal E-Verify program operated by the United States Department of Homeland Security and other federal agencies, or any successor or equivalent program used to verify the work authorization of newly hired employees pursuant to federal law in accordance with NCGS §64-25(5).
- 2. Employer understands that Employers Must Use E-Verify. Each employer, after hiring an employee to work in the United States, shall verify the work authorization of the employee through E-Verify in accordance with NCGS§64-26(a).
- 3. Employer is a person, business entity, or other organization that transacts business in this State and that employs 25 or more employees in this State. (mark Yes or No)
  - a. YES     , or
  - b. NO  X
- 4. Employer's subcontractors comply with E-Verify, and if Employer is the winning bidder on this project Employer will ensure compliance with E-Verify by any subcontractors subsequently hired by Employer.

This 9th day of September, 2015.

*David W. Mykins*  
Signature of Affiant  
Print or Type Name: David W. Mykins

State of North Carolina Orange County

Signed and sworn to (or affirmed) before me, this the 9th day of September, 2015.

My Commission Expires:

2/29/16 Angela N Almond  
Notary Public

(Affix Official/Notarial Seal)





AFFIDAVIT

ORANGE COUNTY

\*\*\*\*\*

I, PHILLIP E. HOBBS (the individual attesting below), being duly authorized by and on behalf of ALFRED BENESECH & COMPANY (the entity bidding on project hereinafter "Employer") after first being duly sworn hereby swears or affirms as follows:

- 1. Employer understands that E-Verify is the federal E-Verify program operated by the United States Department of Homeland Security and other federal agencies, or any successor or equivalent program used to verify the work authorization of newly hired employees pursuant to federal law in accordance with NCGS §64-25(5).
- 2. Employer understands that Employers Must Use E-Verify. Each employer, after hiring an employee to work in the United States, shall verify the work authorization of the employee through E-Verify in accordance with NCGS§64-26(a).
- 3. Employer is a person, business entity, or other organization that transacts business in this State and that employs 25 or more employees in this State. (mark Yes or No)
  - a. YES     , or
  - b. NO   X
- 4. Employer's subcontractors comply with E-Verify, and if Employer is the winning bidder on this project Employer will ensure compliance with E-Verify by any subcontractors subsequently hired by Employer.

This 9<sup>th</sup> day of SEPTEMBER, 2015.

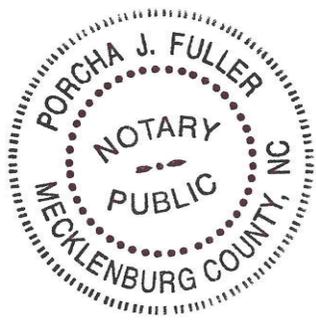
Phillip E Hobbs  
Signature of Affiant  
Print or Type Name: PHILLIP E. HOBBS

State of North Carolina Orange County

Signed and sworn to (or affirmed) before me, this the 9<sup>th</sup> day of September, 2015.

My Commission Expires: 10/28/2018  
Porchia J. Fuller  
Notary Public

(Affix Official/Notarial Seal)





## INTRODUCTION

### Contact Person & Information

HH Architecture is **dedicated to improving the built environment for communities and individuals alike.** Our Principal, Kristen M. Hess, AIA, will serve as the primary point of contact for design of the new Environment and Agriculture Center.

Kristen M. Hess, AIA, LEED AP  
Principal  
khess@hh-arch.com

520 S. Harrington Street  
Raleigh, NC 27601  
919.828.2301 tel  
919.828.2303 fax  
hh-arch.com



### Firm History, Leadership, & Registration

Founded on June 17, 2005, HH Architecture has provided professional design services in North Carolina for over nine years. Kristen M. Hess, AIA, LEED AP founded HH Architecture and serves as our President and Principal.

Our firm and Kristen M. Hess, AIA are registered with the **North Carolina Board of Architecture:**

- HH Architecture, PA – #51670
- Kristen M. Hess, AIA, LEED AP – #9290

### Types of Services

We have had the distinct pleasure to work with many public clients throughout North Carolina. Our **professional design services** include architecture, computer modeling, construction administration, cost management, facility assessment, interior design, master planning, programming, and rendering.



September 10, 2015

David Cannell, Purchasing Agent  
Orange County  
200 S. Cameron Street  
Hillsborough, NC 27278

Re: RFQ 5212 **Orange County Environment and Agriculture Center**

Dear David Cannell,

HH Architecture would be delighted to assist you and your team with the design of the new Orange County Environment and Agriculture Center. We understand how vital this project will be as a landmark destination for businesses, staff, and community groups alike.

We have recruited a team of highly skilled professionals specifically for this project. Our consultant team includes Stanford White, Stroud Pence, and Alfred Benesch & Company. Our team has worked together repeatedly on projects for public clients. Additionally, HH Architecture, Stroud Pence, and Alfred Benesch & Company are currently designing a new Regional Agriculture and Convention Center for Wayne County and have been selected to design an Agri-Civic Center for Anson County. HH Architecture is recognized as a Historically Underutilized Business (HUB) by the State of North Carolina and is a Woman-Owned Business Enterprise (MWBE).

HH Architecture is well versed in designing agriculture facilities, auditoriums, meeting rooms, offices, multipurpose spaces, commercial kitchens, and classrooms. Many of our projects are intended to serve a wide range of business and community groups and are designed to be flexible, featuring large sub-dividable meeting rooms and multipurpose spaces for rentable income or classrooms. For several projects, we have produced renderings, preliminary designs, and supporting information for use during fundraising campaigns and grant applications.

We have received and understand the Request for Proposals for this project and would be honored to collaborate with you and your team on the new Orange County Environment and Agriculture Center.

Sincerely,

Kristen M. Hess, AIA, LEED AP  
President, Principal



## EXPERIENCE

### Understanding & Approach

It is our understanding that Orange County is seeking the design of a new Environment and Agriculture Center to replace the existing facilities. The existing structure may be adapted for use as a part of the new center. Phased construction may be required to allow for Owner occupancy. This center will support several agricultural businesses as well as providing meeting spaces for community organizations and areas for environmental education programs.



**Our approach begins with collaboration.** Our team will work closely with the client and stakeholders to understand the specific needs of this center and determine how we can design the most effective solution to fit your goals, budget, and schedule. We look forward to designing an efficient working environment for Orange County businesses and individuals alike.

### Agriculture, Plant Sciences, & Forestry Facilities

Our team has extensive experience with agriculture, plant sciences, and forestry buildings, and have enjoyed working with public agencies on similar projects. HH Architecture, along with our team members Stroud Pence and Alfred Benesch & Company, are currently designing the new **Wayne County Regional Agriculture and Convention Center**. We have recently been selected to design an **Agri-Civic Center for Anson County**.

HH Architecture designed the Governor James G. Martin building, a guest services facility for the State Fair to serve as a **flexible meeting space, exhibit space, and rental hall** for the North Carolina Department of Agriculture and Consumer Services. Our design of the Old Health Building for the same client included reconfiguration of the **seed examination and purity lab**, germination lab, and evaluation lab and renovation of offices for the **Plant Industries and Soil and Water** departments. We

have completed facility assessments and master plans for the North Carolina State Fairgrounds and DuPont State Recreational Forest.

HH Architecture recently completed a study analyzing the needs and requirements for the **USDA Southern Research Station's Forestry Science Laboratory**. This study encompassed four departments, including their office and research facilities, and required compliance with USDA and Federal space standards. The study includes recommendations for their two office locations in the Triangle area.



### Environmental Education Centers

A recent environmental education center project is our design for the AWL Education Center at Wilkerson Nature Preserve Park. This former residence was transformed into an educational environment with spaces for exhibits and indoor and outdoor classrooms. In addition, we have begun design on a new Nature Center with live animal exhibits for Lee County. Our expansion of the Polar Bear exhibit at the North Carolina Zoological Park offers visitors two new unique educational experiences, a simulated "ice cave" and an interpretive pavilion. The Dairy Museum for North Carolina State University offers spaces for dairy education programs. Many of our facilities feature large multipurpose spaces that can be utilized for a variety of educational programs and rental area.

### Federal, North Carolina, and Local Agencies

Our familiarity working with public agencies across North Carolina, including Federal, State, and local agencies, means we understand how to communicate design goals effectively and on a regular basis. We understand the importance of conducting the design and construction process efficiently and ensuring project completion on time. We look forward to creating **welcoming, healthy spaces that embody the quality of services provided by Orange County** on a daily basis.

## TEAM ORGANIZATION & COMMITMENT

Our team and the personnel featured in this proposal are committed to working on the Environment and Agriculture Center through the project's completion. We are well suited to collaborate with you and your team on this project.

**Together, our team will design a center that embodies the values of the community and looks toward Orange County's future.**



### Orange County

#### HH Architecture

*Project Lead  
Architecture*

#### HUB and MWBE Firm

#### Stanford White

*Mechanical, Electrical, and  
Plumbing Engineering*

Adam F. Spach, PE, LEED AP  
Associate, Mechanical  
Engineer

Matthew J. Johnson, PE  
Associate, Electrical Engineer

Kristen M. Hess, AIA,  
LEED AP  
Principal

Siler Ransmeier, AIA  
Architect

#### Stroud Pence

*Structural Engineering*

Anna E. Lynch, PE  
Principal, Branch Manager

Collette B. Ramirez, PE  
Structural Engineer

Caroline Davenport, NCIDQ,  
IIDA, LEED AP ID+C  
Interior Designer

#### Alfred Benesch & Company

*Landscape Architecture and  
Civil Engineering*

Derek Church Williams, PLA  
Vice President, Senior  
Project Manager

Jeff A. Ashbaugh, PLA  
Senior Project Manager,  
Landscape Architect

## HH ARCHITECTURE

Project Lead, Architecture, Interior Design  
HUB | MWBE

### For More Information

Kristen M. Hess, AIA, LEED AP  
khess@hh-arch.com  
919.828.2301 tel, hh-arch.com  
520 S. Harrington Street  
Raleigh, NC 27601

HH Architecture is a full service design firm focused on creating spaces that promote **learning, wellness, and recreation**. We are committed to improving communities through conscientious, responsible design. Each venture is a shared investment between owner, designer, and builder to create a successful project that will **positively impact the community and individual long after the process is complete**.

### Kristen M. Hess, AIA, LEED AP

*Principal*

- Regional Agriculture and Conference Center, *Wayne County*
- Governor James G. Martin Building, North Carolina State Fairgrounds Master Plan, *North Carolina Department of Agriculture and Consumer Services*

### Siler Ransmeier, AIA

*Architect*

- DuPont State Forest Master Plan, *North Carolina Department of Agriculture and Consumer Services*
- Polar Bear Exhibit Expansion and Renovation, *NC DENR, North Carolina Zoological Park*
- Dairy Museum, *North Carolina State University*

### Caroline Davenport, Associate IIDA, LEED AP ID+C

*Interior Designer*

- RTP Research Work Unit Space Analysis, *USDA Forest Service*
- Old Health Soil and Water Office Renovation, *North Carolina Department of Agriculture and Consumer Services*

### Registration & Education

- Registered Architect, NC Board of Architecture, 2002
- North Carolina State University, Bachelor of Architecture, 1997



### Registration & Education

- Registered Architect, North Carolina Board of Architecture, 2015
- North Carolina State University, Master of Architecture, 2009; Bachelor of Science in Civil Engineering, 2003



### Qualifications & Education

- NCIDQ, 2014
- Virginia Commonwealth University, Master of Fine Arts in Interior Environments, 2008
- UNC Chapel Hill, Bachelor of Arts in Asian Studies, 2000



## CONSTRUCTION ADMINISTRATION

Our project managers have sole responsibility for construction administration, ensuring smooth coordination as the project develops. Our management skill has been a strength that our clients have greatly appreciated, and affirms our dedication to customer service.

We have worked with a variety of construction delivery methods on our projects, including design-bid-build, design-build, and design-build bridging. Several of our projects have involved Construction Management at Risk.

## LOCAL ECONOMY

We will seek out **opportunities to benefit the local economy** in any way that we can by inviting local contractors to bid the job as well as advertising in community newspapers and posting the project on local construction databases.





## CURRENT PROJECTS

During the next twelve months, HH Architecture has nine public projects of note in various stages of design and construction. Four of these will be completed this year.

**We have the time, resources, and staff to ensure the Environment and Agriculture Center project runs smoothly.**

HH Architecture is based in the Triangle, allowing quick access to Orange County offices and the Revere Road project site in Hillsborough.



Project	Est. Construction Cost	Est. Completion Date	Phase
Building 10 Renovation, North Carolina Department of Public Safety	\$1,035,000	Summer 2015	CA
Ricks Hall Renovation, North Carolina State University	\$2,500,000	Fall 2015	CA
Student Center Renovation, Fayetteville Technical Community College	\$3,600,000	July 2015	CA
Dairy Museum, North Carolina State University	\$500,000	Fall 2015	CA
Old Health Building Soil and Water Office Renovation, NC Department of Agriculture and Consumer Services	\$800,000	March 2016	CD
Visitor Center Renovations, North Carolina Department of Cultural Resources	\$1,000,000	July 2016	CD
W.A. Foster Recreation Center, City of Goldsboro	\$5,000,000	2016	CD
Regional Agriculture and Convention Center, Wayne County	\$13,700,000	2015 – design	SD
San-Lee Park Nature Center, Lee County	In design	Winter 2017	SD/DD



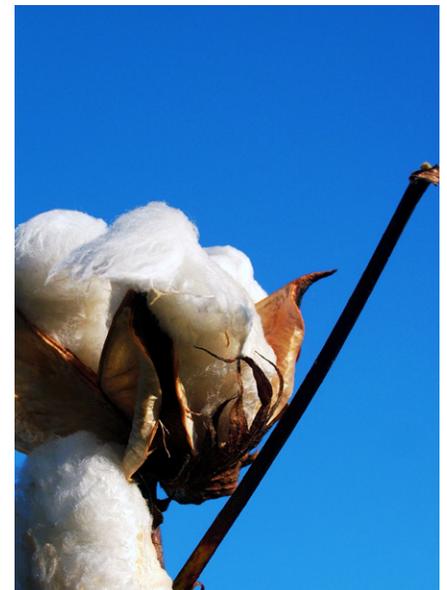
## PROJECT EXPERIENCE

With our team's background in designing agricultural, research, and multipurpose facilities, we are well suited to collaborate with you and your team on the new Environment and Agriculture Center. Together, we will design a center that embodies the values of area businesses and community groups, and looks towards Orange County's future.

### Agriculture, Plant Sciences, & Forestry Facilities

We are currently designing the Wayne County Regional Agriculture and Convention Center and were recently selected to design the Anson County Agri-Civic center.

- Regional Agriculture and Convention Center  
*Wayne County*
- Old Health Soil and Water Office Renovation  
Old Health Seed Labs and Plant Industries Renovation  
Heritage Circle Tobacco Shed  
Governor James G . Martin Building  
DuPont State Forest Master Plan  
State Fairgrounds Master Plan  
Commercial and Education Building Assessment  
State Fairgrounds Agriculture Museum Study  
*NC Department of Agriculture and Consumer Services*
- RTP Forestry Science Laboratory Work Units Space Study  
*USDA Forest Service*



### Environmental & Animal Education Centers

- San-Lee Park Nature Center  
*Lee County*
- AWL Education Center at Wilkerson Nature Preserve Park  
*City of Raleigh Parks, Recreation, & Cultural Resources*
- Ray's Mill Pond Park and Nature Education Center Study  
*Town of Aberdeen*
- Polar Bear Exhibit Expansion and Renovation  
*NC DENR, North Carolina Zoological Park*
- Dairy Museum  
*North Carolina State University*



## STATE HIGHWAY PATROL TRAINING FACILITY

North Carolina Department of Administration  
Raleigh, NC

### Relevance

Multipurpose and office spaces, large lobby

### Size

95,000 SF, 5 new buildings

### Completion Date

2012 construction documents

### Owner Contact

David Bazemore  
Equipment Superintendent,  
State Highway Patrol  
Logistics Unit  
david.bazemore@ncdps.gov  
919.733.7956 tel

### Project Manager & Repeat Teaming

HH Architecture  
Kristen M. Hess, AIA,  
LEED AP  
Siler Ransmeier, AIA

Stanford White

### Change Orders

Not applicable—construction not funded

### Construction Cost

\$22,000,000 estimated



The campus for the North Carolina State Highway Patrol's Training Facility currently occupies 10 buildings on an area of 33 acres in South Raleigh. As part of our programming for this project, we generated a **campus master plan that respects the existing buildings** while offering a fresh identity and much needed training spaces. In addition, our master plan evaluated the campus physical training courses and a track.

After completing the programming and master plan phase, we developed design documents for the construction of **five new buildings**, a 36,000 square foot classroom building with offices, a medical clinic, and a museum; two dormitories; a data center; and an armory. The new buildings are oriented to create a stronger street presence and **new campus entrance or "front door" to the complex**. The new entrance will enhance the operations of the campus by separating vehicular traffic from the neighboring State Bureau of Investigation facilities.

# REGIONAL AGRICULTURE & CONVENTION CENTER

Wayne County  
Goldsboro, NC



We are assisting Wayne County with conceptual design of a new agricultural research center intended to house multiple agencies, including the Cooperative Extension Service, Natural Resources Conservation Service, and USDA Farm Service Agency. The building will include **a large 9,700 square foot convention center, classroom, meeting, and office space** available for use by a variety of agriculture, agribusiness, and community organizations.

HH Architecture is providing a design criteria package and renderings to Wayne County for use in fund raising. The design criteria package can be used as a basis for moving forward with the project under the design-build-bridge project delivery system.



## Relevance

Agriculture Center  
Convention, office, and  
multipurpose spaces

## Size

50,000 SF estimated

## Completion Date

2015 estimated –  
conceptual design

## Owner Contact

George Wood  
Wayne County Manager  
george.wood@  
waynegov.com  
919.731.1435 tel

## Project Manager & Repeat Teaming

HH Architecture  
Kristen M. Hess, AIA,  
LEED AP  
Siler Ransmeier, AIA  
Caroline Davenport,  
NCIDQ, IIDA

Stroud Pence

Alfred Benesch & Company

## Change Orders

Not applicable—project is in  
conceptual design

## Construction Cost

\$13,700,000 estimated

## GENERAL CLASSROOM RENOVATION

Fayetteville Technical Community College  
Fayetteville, NC

### Relevance

Large multipurpose, office,  
and classroom spaces

### Size

72,818 SF

### Completion Date

2012

### Owner Contact

Joe Levister  
Vice President for  
Administrative Services  
910.678.8327 tel  
levistej@faytechcc.edu

### Project Manager & Repeat Teaming

HH Architecture  
Kristen M. Hess, AIA,  
LEED AP

Stroud Pence

### Change Orders

26 change orders  
\$134,424 – Non-Owner  
initiated change orders

### Construction Cost

Estimated – \$11,100,000  
Actual – \$9,250,788



Transforming an old “big box” retail store into a **dynamic gateway for an expanding college campus** is just the kind of challenge that excites us. After completing master planning for the surrounding site, HH Architecture developed a design that reuses the existing structure from a decommissioned retail building and transforms it into a new classroom building, with a **campus bookstore, classroom spaces, computer labs, and offices.**

We added green features including a rainwater collection system, combined thermal and air barrier continuous insulation system, and day-lighting.

Our **“classroom of the future” model rethinks traditional classrooms and allows greater interaction** with professors by introducing instructional technology and variable lighting into the classroom. This new classroom type not only accommodates changing styles of instruction, it facilitates greater outreach by opening up new possibilities in distance learning.



## ANNIE LOUISE WILKERSON, MD NATURE PRESERVE PARK

City of Raleigh Parks, Recreation, & Cultural Resources  
Raleigh, NC



Phase II, AWL Education Center

We have worked several times to serve the unique goals of this 155 acre tract of land, donated by esteemed Raleigh obstetrician Dr. Annie Louise Wilkerson to the City of Raleigh. We first completed a study documenting existing structures on the site, including two houses, barns, and other accessory storage structures. Our evaluations were provided for code compliance and future upgrades to transform the site into a **nature preserve and educational facility**.

Working as part of landscape architect CLH Design's site master plan team during Phase I, we developed a vision to create an **educational experience that respects and showcases the natural environment**. An existing residence was renovated to serve as the Park Office, with a new roof structure to bring in more natural light. The large picnic shelter and comfort station are located nearby.

Dr. Wilkerson's former residence was transformed during Phase II into the **AWL Education Center**, a visitor center featuring additional spaces for exhibits and classrooms. Materials that evoke and come from nature were used to reflect the surrounding environment. This project is currently **pursuing a LEED Silver certification**.

### Relevance

Multipurpose spaces  
Environmental education  
Pursuing LEED Silver

### Size

12,020 SF, three buildings  
155 acre campus

### Completion Date

2007 – Facilities Assessment  
2011 – Phase I  
2014 – Phase II

### Owner Contact

Lora Greco – Phase II  
lora.greco@raleighnc.gov  
919.996.4771 tel

Stephen Bentley – Study &  
Phase I  
stephen.bentley@  
raleighnc.gov  
919.996.4784 tel

### Project Manager & Repeat Teaming

HH Architecture  
*Project Lead – Study & Ph. II*  
Kristen M. Hess, AIA,  
LEED AP

Stroud Pence  
*Study & Phase I*

### Change Orders

7 change orders  
-\$39,197 (credit) – Non-Owner  
initiated change orders

### Construction Cost

\$3,800,000 – Phase I  
\$2,055,532 – Phase II

## FIVE POINTS CENTER

City of Raleigh Parks, Recreation, & Cultural Resources  
Raleigh, NC

### Relevance

LEED Gold  
Multipurpose space with  
operable partitions  
Community center

### Size

19,970 SF

### Completion Date

2012

### Owner Contact

Stephen Bentley  
stephen.bentley@  
raleighnc.gov  
919.996.4784 tel

### Project Manager & Repeat Teaming

HH Architecture  
Kristen M. Hess, AIA,  
LEED AP

Stroud Pence

### Change Orders

\$118,185 total change  
orders (Owner-initiated,  
design team, &  
unforeseen conditions)

Change order % of  
construction cost:  
1.15% – design team  
0.14% – unforeseen  
conditions

### Construction Cost

\$4,810,000



Located adjacent to an existing 1920s facility, Raleigh's new Five Points Center for Active Adults at Whitaker Mill Road has been designed to **respect the character of the existing building and the historic context**. As part of the process to make this project a reality, our office coordinated with the City of Raleigh's Historic Districts Commission.

The design includes welcoming public spaces with durable finishes as well as a bus drop off to make the facility accessible to all patrons. **We conducted several public meetings and worked closely with Resources for Seniors** to ensure that this facility is tailored to the unique needs of the vibrant clientele. The center features daylit interior spaces to cut down on glare, an easy to navigate floor plan, and warm and inviting spaces.

Included in the center is a commercial kitchen for serving Meals on Wheels patrons, a café area for snacks, sandwiches and coffee, a staff and volunteer kitchen for events and demonstrations, and fitness, art, and game rooms. A 4,000 square foot **dining and multipurpose space with operable partitions** is available for dining or public events. This center has achieved **LEED Gold certification** through the US Green Building Council.

## CONSULTANTS

HH Architecture's management style is client-focused, and has remained a strength of our firm since its incorporation and founding. **We choose our consultants based on this same philosophy, to ensure exemplary service on each project.**

Our consultant team includes **Stanford White** for mechanical, electrical, and plumbing engineering; **Stroud Pence** for structural engineering, and **Alfred Benesch & Company** for civil engineering and landscape architecture. Our team's experience designing agriculture, environmental educational, and office spaces makes us uniquely qualified to create a flexible, highly functional Environment and Agriculture Center to serve Orange County, agriculture groups, area businesses, and community organizations. Qualifications for our consultants are included on the following pages.





## STANFORD WHITE

Mechanical, Electrical, and Plumbing Engineering

### For More Information

1620 Midtown Place  
Raleigh, NC 27609  
919.832.8118 tel

Stanford White is a **mechanical, electrical, and plumbing engineering** firm, which specializes in providing engineering services to state agencies, municipalities, universities, colleges, government agencies, school systems and hospitals. At Stanford White, the **quality of our service** is a direct result of the experience of our staff, combined with our management philosophy of continuous improvement.

### Agriculture Experience

- Agricultural Center, *Chowan County*
- Net Zero Greenhouse, *Alamance Community College*
- Advanced & Emerging Technologies Center, *Cape Fear Community College*
- Biological Sciences Building, *Duke University*
- Webb Hall, *NC A&T State University*
- Piedmont Triad Farmer’s Market, Commercial and Education Building, Rollins Laboratory, Vernon James Research Center, *NC Department of Agriculture & Consumer Services*
- Dairy Barn & Museum, Transgenic Greenhouse, *NC State University*

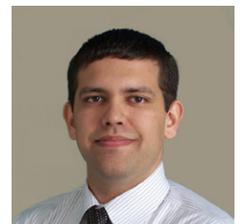
### Adam F. Spach, PE, LEED AP

*Associate, Mechanical Engineer*

Mr. Spach has worked in the consulting engineering industry since 2001. His focus is sustainable mechanical design. Mr. Spach specializes in providing competent, cost effective engineering services for new construction and renovation of educational, commercial, recreational, research and healthcare facilities.

### Registration & Education

Registered Professional Engineer: NC #32580  
Alfred University, Bachelor of Science, 2000, Mechanical Engineering, Computer Science concentration



### Matthew J. Johnson, PE

*Associate, Electrical Engineer*

Mr. Johnson has worked in the engineering industry since 2004. He specializes in providing comprehensive electrical engineering project design services. Mr. Johnson’s experience includes new construction and renovation of educational, government, aviation, commercial, athletic and military facilities.

### Registration & Education

Registered Professional Engineer: AZ, NC #39503  
Oregon State University, Bachelor of Science, Electrical Engineering, 2002



## STROUD PENCE

### Structural Engineering



Stroud Pence offers design and construction administration services in the field of **structural engineering**. Other services include investigations of structural failures or accidents, feasibility studies, and design of special structures and foundations. We have been responsible for the design of buildings and other structures at a rate of over \$800 million in construction value per year. We have a **proven track record of successful structural designs for nearly every conceivable building type** over the last 40 years.

#### For More Information

4904 Professional Ct, Ste 200  
Raleigh, NC 27609  
919.782.1833 tel

#### Relevant Experience

- Wayne County Agriculture Center, Goldsboro, NC
- USDA Forest Science and Assessment Center, Research Triangle Park, NC
- US Citizenship & Immigration Services Building, Greer, SC
- Department of Environmental Protection Headquarters Building, Charleston, WV
- West Virginia State Office Consolidation Building – Department of Social Services, Huntington, WV
- Granville County Department of Social Services, Oxford, NC
- Finance Building, Richmond, VA

#### Anna E. Lynch, PE

*Principal, Branch Manager, Quality Control Officer*

- Dennis A. Wicker Civic Center Addition and Renovation, Central Carolina Community College
- Wayne County Agriculture Center
- Holton Career and Resource Center
- SAS Building C / Conference Center
- Wake Forest Town Hall

#### Collette B. Ramirez, PE

*Structural Engineer*

- Ricks Hall Bioinformatics Building Renovation, North Carolina State University
- Waccamaw District Park
- Alamance Battleground & Reed Gold Mine Visitor Center Renovations
- Emergency Services Training Center, Central Carolina Community College

#### Registration & Education

Professional Engineering  
Registration, NC #35055  
North Carolina State University,  
Master of Engineering, Civil  
Engineering, 2009  
University of Wyoming,  
Bachelor of Science,  
Architectural  
Engineering, 2003



#### Registration & Education

Professional Engineering  
Registration, NC #038706  
Bachelor of Science,  
Meteorology, Minors:  
Mathematics & Physics,  
Florida State University,  
Tallahassee, FL, 2004





**ALFRED BENESCH & COMPANY**  
Civil Engineering, Landscape Architecture

**For More Information**

2320 W. Morehead Street  
Charlotte, NC 28208  
704.521.9880 tel

Alfred Benesch & Company (Benesch) provides **comprehensive infrastructure solutions** for public and private projects. Our multi-disciplined staff includes engineers, planners, landscape architects, environmental scientists, construction managers, geotechnical specialists and more. Since 1946, Benesch has successfully completed thousands of design and engineering projects throughout the United States.

**Relevant Experience with HH Architecture**

- Wayne County Agricultural Research Center, *Wayne County*
- Waccamaw District Park, *Brunswick County Parks & Recreation*
- Mina Weil Park Master Plan, *City of Goldsboro Parks and Recreation Department*

**Derek Church Williams, PLA**

*Vice President Senior Project Manager*

Mr. Williams has over thirty-eight years experience in the field of landscape architecture and park planning.

- Halifax County Comprehensive Parks & Recreation Plan
- Westchester Park Master Plan
- Herman Park Master Plan

**Jeff A. Ashbaugh, PLA**

*Senior Project Manager, Landscape Architect*

Mr. Ashbaugh has over twenty-four years experience in landscape architecture in both the public and private sector.

- Currituck Community Park
- W.A. Foster Recreation Center at Mina Weil Park
- Wayne County Agricultural Research Center
- Village Park Improvements

**Registration and Education**

Landscape Architecture: NC #362, SC #336  
Masters in Landscape Architecture, Minor in Recreation and Park Administration, North Carolina State University  
Bachelor of Science, Recreation and Park Administration, North Carolina State University

**Registration and Education**

Professional Landscape Architect: NC #943  
Bachelor of Landscape Architecture, University of Georgia

## MINORITY BUSINESS PARTICIPATION PLAN

### Designations

HH Architecture is recognized as a Historically Underutilized Business (HUB) by the State of North Carolina, a Small Disadvantaged Business Enterprise (SDBE) by the City of Durham, a Disadvantaged Business Enterprise (DBE) by the North Carolina Department of Transportation, and is a Woman-Owned Business Enterprise (MWBE).



### HUB & MWBE Participation

**We seek out opportunities to work with other minority or woman-owned business enterprises,** both during design and construction. Our process for soliciting participation by minority or woman-owned businesses for construction projects includes searching the latest database from the HUB office, contacting MWBE firms to make them aware of the project opportunity, providing access to project descriptions and plans, and requesting bids from interested firms.

### Minority Participation During Construction

- 80% Spencer Hall Crawl Space Soil Abatement and Encapsulation
- 10% Spencer Hall Renovation
- 25% Curry Building Renovation  
*University of North Carolina at Greensboro*
- 13% Ricks Hall Renovation
- 16% Dairy Museum Renovation
- 28% Early College High School Cherry Building Renovation  
*North Carolina State University*
- 39% Wilkerson Nature Preserve Park Phase II, AWL Education Center
- 25% Sanderford Road Center
- 16% Five Points Center for Active Adults
- 15% Anne Gordon Center for Active Adults  
*City of Raleigh Parks, Recreation, and Cultural Resources*

- 10% Governor James G. Martin Building  
*North Carolina Department of Agriculture and Consumer Services*
- 25% Student Center Renovation  
*Fayetteville Technical Community College*
- 31% Student Services Renovation  
*Wake Technical Community College*
- 14% Polar Bear Exhibit Expansion and Renovation  
*North Carolina Department of Environment and Natural Resources*
- 13% Local Storage Sheds, Edgecombe County
- 10% Local Storage Sheds, Sampson County  
*North Carolina Department of Transportation*

## **QUALITY CONTROL & ASSURANCE**

HH Architecture utilizes review guidelines for each phase of the design process to assist our project manager in identifying critical items and ensuring a well-coordinated design with our consultants. In addition, documents at each phase are reviewed by senior staff, providing a fresh perspective on the project and ensuring a high quality design. Our management skill has been a strength that our clients have greatly appreciated, and affirms our dedication to customer service.





HH ARCHITECTURE

September 10, 2015

David Cannell, Purchasing Agent  
Orange County  
200 S. Cameron Street  
Hillsborough, NC 27278

Re: Legal & Technical Statement

Dear David Cannell,

We have not had legal or technical issues with any projects at HH Architecture or at any of the previous firms in which we have worked.

Sincerely,



Kristen M. Hess, AIA, LEED AP  
Principal

## HOURLY BILLING RATES



We look forward to meeting with you to finalizing the project scope, milestones, and schedule. HH Architecture will negotiate a lump sum fee for our services. The hourly fee schedule for HH Architecture and our consultant team, as well as a list of additional and reimbursable expense categories are included below.

### HH Architecture

These hourly rates are in effect through December 31, 2015. A five percent increase is anticipated per year.

- Architectural – Principal \$144
- Architectural – Senior \$129
- Architectural – Project Manager \$122
- Architectural – Designer \$119
- Interior Designer \$117
- Architectural – Intern \$112
- Administrative Support \$90

### Stanford White

- Principal \$175
- Senior Engineer \$175
- Project Engineer (PE) \$135
- Project Designer or Construction Observer \$115
- Technical \$95
- Clerical \$65

### Alfred Benesch & Company

- Project Principal \$168
- Senior Project Manager \$147
- Landscape Designer I \$65
- Project Engineer II \$93

### Stroud Pence



### Additional Services & Reimbursable Expenses

Additional architectural services are to be billed hourly as listed above.

Additional consultant services are to be billed with a multiplier of 1.25 times the direct expense.

The cost of printing, plan review fees, and special postage and handling are considered reimbursable expenses and are to be billed with a multiplier of 1.25 times the direct cost.

### CONTRACT AGREEMENT

HH Architecture looks forward to meeting with you to finalize the scope of services and the project schedule. We are willing to negotiate and sign a Contract Agreement with Orange County.

