Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

1

Designer Recommendations

Project:	APSU Music Mass Comm HVAC Replacement
Category:	Minor
Total Budget:	2,400,000
MACC:	1,200,000
SBC Project No:	166/003-05-2015

Replacement of the Music Mass Communications HVAC system. Part 1 of 2 parts.

1. **I.C. Thomasson Associates, Inc.**
   All five submitted projects were similar. One of the submitted projects was for NASA, where the firm replaced the controls system for 17 buildings at the Marshall Space Flight Center in Alabama. Their submittal also included three concert/performance hall venues. Three of the five also had HVAC system replacement components. The mechanical engineer worked on four of the five projects. The firm has plumbing, mechanical and electrical in-house. Consultants include architecture (Lyle Cook Martin of Clarksville) and environmental. They were the only firm that included an environmental consultant.

2. **Gresham, Smith and Partners**
   All five of the submitted projects were similar to the MMC project. Four were HVAC replacement projects - and the fifth one included a multi-purpose auditorium space. The multi-purpose auditorium space required isolation of the mechanical system in order to reduce the acoustic footprint. One of the projects had multiple phases, similar to this project. The principal listed worked on all five submitted projects, with the mechanical engineer working on four. The engineering is all in-house. There were no consultants listed.

3. **HNA Engineering, pllc**
   All five of the submitted projects were HVAC replacement projects. None of the submitted projects included a concert hall or performance venue. Four out of the five team members worked on four of the five projects. All engineering is in-house. They included architectural (Lyle Cook Martin of Clarksville) and structural (K&S Engineering, also of Clarksville) consultants.

A total of 5 firms submitted Letters of Interest for this project:

Firm Name	Location
Gresham, Smith and Partners	Nashville
HNA Engineering, pllc	Arlington
I.C. Thomasson Associates, Inc.	Nashville
Kurzynske & Associates	Nashville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

(2)

Designer Recommendations

Project:	ChSCC Parking Lots Updates
Category:	Minor
Total Budget:	850,000
MACC:	742,500
SBC Project No:	166/012-02-2015

Add lighting, improve drainage, and pave graveled parking areas on campus.

1. **Barge, Waggoner, Sumner and Cannon, Inc.**
   Similar project experience on the five submitted projects, all parking lots, with similar requirements of this project. Team members have similar project experience on the five referenced projects, and have worked together on the referenced projects. All disciplines in-house, all out of Chattanooga office except for electrical engineer.

2. **Allen & Hoshall**
   Similar project experience with reference projects, four parking lots and one with parking. Electrical and civil engineers out of Memphis office, all others out of Chattanooga. No information on consultants experience or experience working with team members.

3. **Adams Craft Herz Walker**
   Team has similar project experience on three parking lot projects and two new construction projects with parking. Team has specific project experience and has worked together on referenced projects either as lead firm or as consultant. Electrical engineering consultant has worked with team, and has similar project experience.

A total of 8 firms submitted Letters of Interest for this project:

Firm Name	Location
Adams Craft Herz Walker	Oak Ridge
Allen & Hoshall, Inc.	Chattanooga
Barge, Waggoner, Sumner and Cannon, Inc.	Chattanooga
Campbell & Associates, Inc.	Chattanooga
Civil Engineering and Surveying, LLC	Cookeville
Field's Engineering Consultant Services, LLC	Crossville
Gresham, Smith and Partners	Nashville
Hefferlin + Kronenberg Architects, PLLC	Chattanooga

3

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	ClSCC Electrical Infrastructure Modernization
Category:	Minor
Total Budget:	410,000
MACC:	360,000
SBC Project No:	166/013-02-2015

Upgrade campus electrical infrastructure that is 45 years old and past the point of its useful life. Phase 1 of 2 phases for this project.

1. **West Welch Reed Engineers, Inc.**
   All of the referenced projects involved electrical infrastructure upgrades including one project that was a campus wide electrical infrastructure evaluation. The electrical engineer worked on all five projects. An architectural consultant is included

2. **I.C. Thomasson Associates, Inc.**
   Two of the referenced projects were electrical infrastructure upgrades. The other projects were building renovations or new buildings. The lead electrical engineer worked on three projects and the project engineer worked on two of the projects. A civil engineer consultant is included.

3. **Engineering Services Group, Inc.**
   Four of the referenced projects were building renovations involving electrical upgrades. One project was a new substation. Project manager worked on two projects. Lead electrical engineer worked on one project.

A total of 6 firms submitted Letters of Interest for this project:

Firm Name	Location
Allen & Hoshall, Inc.	Nashville
Campbell & Associates, Inc.	Chattanooga
Engineering Services Group, Inc.	Knoxville
I.C. Thomasson Associates, Inc.	Knoxville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma
West Welch Reed Engineers, Inc.	Knoxville

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	CoSCC Powerhouse System Repairs
Category:	Minor
Total Budget:	400,000
MACC:	352,000
SBC Project No:	166/015-02-2015

Updates to core powerhouse systems (HVAC, plumbing, electrical and controls) and replacement of pertinent equipment are necessary to ensure ongoing reliability and to address code related issues while controlling maintenance and energy costs. Phase 1. An environmental consultant is required as a part of basic services.

1. **Oliver-Little-Gipson Engineering, Inc.**
   Projects listed are similar in size and scope and the staff experience is consistent on the referenced projects. The size and complexity of the submitted projects closely match the CoSCC project. The referenced projects include control upgrades and efficiency improvements. An Environmental Consultant is listed as part of basic services.

2. **I.C. Thomasson Associates, Inc.**
   Projects listed are similar, however some involve extensive renovation and much larger scope. The proposed staff is consistent with the teams listed on the previous projects. An Environmental Consultant and I & C engineer are listed as part of basic services.

3. **Allen and Hoshall, Inc.**
   Projects listed are similar in scope but larger. Project manager is in Nashville office, but main staff is located in Memphis. An environmental consultant is listed.

A total of 4 firms submitted Letters of Interest for this project:

Firm Name	Location
Allen & Hoshall, Inc.	Nashville
I.C. Thomasson Associates, Inc.	Nashville
Kurzynske & Associates	Nashville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma

5

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	ETSU Health Sciences Campus – Sprinkler Updates
Category:	Minor
Total Budget:	500,000
MACC:	434,500
SBC Project No:	166/005-04-2015

Address maintenance and code issues with the sprinkler systems in Buildings #1, #2, #4, #6, #7, #52, #119, and #178. The work includes replacement of valves, backflow preventer, correction of corrosion related issues and miscellaneous repairs. Phase 1 of 2 for this project. An environmental consultant is required as a part of basic services.

1. **West Welch Reed Engineers, Inc.**
   Three projects were similar building renovations with sprinkler updates. Two projects were new buildings with complicated fire protection systems. Included architectural, structural, and environmental consultants.

2. **I.C. Thomasson Associates, Inc.**
   One project was a building renovation with sprinkler updates. Four projects were new buildings. Included architectural, structural, and environmental consultants.

A total of 2 firms submitted Letters of Interest for this project:

Firm Name	Location
I.C. Thomasson Associates, Inc.	Knoxville
West Welch Reed Engineers, Inc.	Knoxville

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	ETSU Powerhouse Boiler Replacement
Category:	Minor
Total Budget:	3,000,000
MACC:	2,640,000
SBC Project No:	166/005-02-2015

Replace coal fired boiler with a new 45,000 #/hr gas/oil combination package boiler and operating systems. The existing coal fired boiler is to be demolished as a part of this project. The Title V permit must be modified to allow construction and operation of this new gas/oil fired boiler. An environmental consultant for asbestos and hazardous materials is required as a part of basic services.

1. **I.C. Thomasson Associates, Inc.**
   Three of the referenced projects involved replacement of existing coal fired boilers with new dual fuel boilers similar to this project. One project was a new dual fuel fired steam plant replacing an existing coal-fired plant and one project was a steam plant addition with dual fuel boilers. The Nashville based in-house project team includes mechanical, electrical, instrumentation &controls, and permitting and worked on most of the projects together. An environmental, structural and architectural consultant are included.

2. **Engineering Services Group, Inc.**
   One of the referenced projects replaced existing coal fired boilers with new dual fuel boilers. Three of the referenced projects were dual-fuel type boiler replacements. One project was a steam plant addition with a new dual fuel boiler. The Knoxville based Project Manager/Principal Mechanical Engineer worked on all of the projects. An environmental and architectural consultant are included.

3. **Facility Systems Consultants, LLC**
   Three referenced projects had similar boiler related elements. The Knoxville based mechanical and electrical engineers worked on all five projects. An Environmental Consultant is included.

A total of 4 firms submitted Letters of Interest for this project:

Firm Name	Location
Engineering Services Group, Inc.	Knoxville
Facility Systems Consultants, LLC	Knoxville
I.C. Thomasson Associates, Inc.	Knoxville
Power Cool Engineers, PC	Blountville

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

7

Designer Recommendations

Project:	JSCC Elevator Modernization
Category:	Minor
Total Budget:	370,000
MACC:	319,000
SBC Project No:	166/019-02-2015

Replace existing elevators and controls systems in the Science, Classroom and Library Buildings. Install new controls to meet state and ADA requirements with increased monitoring and security. Part 1 of a 2 part project. An environmental consultant is required as a part of basic services.

1. **Allen & Hoshall, Inc.**
   Five very similar projects were listed, including elevator modernization, repairs, & control systems. All services provided are in-house. Team proposed worked on most of the similar projects listed. Environmental consultant: Terracon.

2. **Canup Engineering, Inc.**
   Four similar projects were listed, including elevator & equipment room upgrades at UoM. Structural, mechanical, & architectural consultants listed. Team proposed worked on some of the similar projects. Environmental consultant: Terracon.

3. **A2H, Inc.**
   Three similar projects were listed, including a recent elevator addition at the UoM Lambuth campus. All services provided are in-house. Team proposed worked on most of the similar projects listed. Environmental consultant: ACI Environmental Assoc.

A total of 5 firms submitted Letters of Interest for this project:

Firm Name	Location
A2H, Inc.	Lakeland
Allen & Hoshall, Inc.	Memphis
Canup Engineering, Inc.	Bartlett
Gilbert/McLaughlin/Casella Architects	Nashville
Innovative Engineering Services, LLC	Memphis

8

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	MSCC Exterior Building Repairs and Roof Replacement
Category:	Minor
Total Budget:	280,000
MACC:	242,000
SBC Project No:	166/021-01-2015

Replace leaking roofs and replace doors and windows on Marcum and Simon Hall buildings on the Moore county campus, the Lincoln county building at the Fayetteville campus, and the McMinnville original building. Part 1 of a 3 part project.

1. **Kline Swinney Associates**
   Five projects listed have demonstrated experience in similar scope to the proposed project and include roof replacements, exterior repairs and window replacements. The design team is consistent with the team proposed for this project.

2. **Design House 1411**
   Five projects listed have demonstrated experience in similar scope with an emphasis on roof replacement and waterproofing repairs. The design team proposed has had experience with the projects listed.

3. **Architects Weeks Ambrose McDonald, Inc.**
   Five projects have similar scope to the proposed project and were design/bid/build projects of larger size. Designer has experience in reroofing and exterior repairs. The design team is consistent with the team proposed for the project. Designer is located in Knoxville.

A total of 6 firms submitted Letters of Interest for this project:

Firm Name	Location
Architects Weeks Ambrose McDonald, Inc.	Knoxville
Design House 1411, LLC	Nashville
Johnson Johnson Crabtree Architects, PC	Nashville
Kaatz, Binkley, Jones & Morris Architects, Inc.	Mt. Juliet
Kline Swinney Associates	Nashville
Tim Burney Architect	Chattanooga

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	MTSU Central Plant Updates
Category:	Minor
Total Budget:	2,650,000
MACC:	2,200,000
SBC Project No:	166/009-07-2015

Replace control system for 5 mw turbine boiler, solar gas turbine, Central Plant boilers, and campus BAS controls due to obsolescence and maintainability. Update central BAS controls by converting Walker Library, Floyd Stadium, and Bell St. Building to centralized BAS.

1. **I.C. Thomasson Associates, Inc.**
   All five referenced projects were central plant projects specifically related to controls experience. All team members worked on referenced projects and had controls experience. Controls specialist included in team and on referenced projects.

2. **Smith Seckman Reid, Inc.**
   Referenced projects include two studies, and three small system replacements, but none were control specific related work. One team member not referenced on any projects. Two commissioning team members listed.

A total of 2 firms submitted Letters of Interest for this project:

Firm Name	Location
I.C. Thomasson Associates, Inc.	Nashville
Smith Seckman Reid, Inc.	Nashville

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

10

Designer Recommendations

Project:	NeSCC Regional Center for Advanced Manufacturing
Category:	Minor
Total Budget:	3,300,000
MACC:	2,940,000
SBC Project No:	166/038-02-2015

Construct new RCAM facility on the Kingsport campus of NeSCC.

1. **Beeson, Lusk & Street, Inc.**
   Two new educational projects, very similar to this project, included advanced manufacturing/applied technology components. Two projects were renovations or additions that included similar elements to this project and one project was a maintenance facility with related components. The project team included project management, architectural, structural, and civil designers in-house. The electrical engineer worked on four projects with the in-house team.

2. **Community Tectonics Architects.**
   One new project and two renovation projects included advanced manufacturing related elements similar to this project. Two projects were joint ventures with related elements. The proposed primary design team was fairly consistent and included civil and environmental consultants.

3. **Shaw & Shanks Architects, PC**
   All five projects included elements similar to this project. One very similar project was new and the other four were renovations or additions. The lead electrical engineer worked on three projects, the lead mechanical engineer on two projects, and the civil/structural engineer on worked on three projects with the architectural team.

A total of 10 firms submitted Letters of Interest for this project:

Firm Name	Location
Beeson, Lusk & Street, Inc.	Kingsport
Community Tectonics Architects	Knoxville
Johnson Architecture, Inc.	Knoxville
Lewis Group Architects	Knoxville
Michael Brady, Inc.	Knoxville
Reedy & Sykes Architecture and Design	Elizabethton
Shaw & Shanks Architects, PC	Johnson City
Sparkman & Associates Architects, Inc.	Knoxville
Studio Four Design	Knoxville
Thomas Weems Architect	Johnson City

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	NeSCC Replace Glass in the Faculty Office Building
Category:	Minor
Total Budget:	220,000
MACC:	190,000
SBC Project No:	166/038-03-2015

Replace exterior glass in the Faculty Office Building (constructed in 1992) with tinted, low-E glass.

1. **Shaw & Shanks Architects, PC**
   Four projects were similar renovations including a project with similar elements. The proposed architectural team worked on all five projects and has experience working with the listed consultants. An environmental consultant is included.

A total of 1 firm submitted Letters of Interest for this project:

Firm Name	Location
Shaw & Shanks Architects, PC	Johnson City

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

12

Designer Recommendations

Project:	PSCC Boiler & Chiller Updates
Category:	Minor
Total Budget:	700,000
MACC:	605,000
SBC Project No:	166/032-01-2015

Replace the hot and chilled water equipment at the Division St. campus, add a variable speed drive to Chiller # 1 at Hardin Valley, and clean contaminated ductwork at Hardin Valley. An environmental consultant is required as a part of basic services.

1. **Engineering Services Group, Inc.**
   Four of the projects submitted demonstrated the most relevant and direct experience with boiler and chiller updates. The fifth project demonstrated HVAC renovations and includes the cleaning of existing ductwork. The design team is consistent with the referenced projects and an environmental consultant is included.

2. **West Welch Reed Engineers, Inc.**
   Two of the projects submitted demonstrated experience with central plant chiller work. The other projects included more generalized MPE renovation projects. The design team is consistent with the referenced projects and an environmental consultant is included.

3. **I.C. Thomasson Associates, Inc.**
   One of the projects submitted demonstrated experience with chiller replacements. The remaining projects were more generalized MPE renovation projects. The design team is consistent with the referenced projects and an environmental consultant is included.

A total of 4 firms submitted Letters of Interest for this project:

Firm Name	Location
Engineering Services Group, Inc.	Knoxville
I.C. Thomasson Associates, Inc.	Knoxville
Mechanical Design Services	Knoxville
West Welch Reed Engineers, Inc.	Knoxville

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

13

Designer Recommendations

Project:	RSCC Oakridge Campus Roof Replacement
Category:	Minor
Total Budget:	750,000
MACC:	660,000
SBC Project No:	166/027-01-2015

Replace the original 1999 mechanically anchored rubber roof at the Oak Ridge campus building.

1. **Design Innovation Architects**
   All projects listed are similar in scope to the proposed project. The Designer is an architect and Registered Roof Consultant. Four out of the five submitted projects included EPDM roofing – the same type that is being replaced. The three-person design team is consistent on both the previous experience (worked on all five projects) and on the proposed project.

2. **Community Tectonics Architects**
   All projects listed are similar in scope to the proposed project. The firm has done approximately 35 EPDM reroofing projects for the U.S. Postal Service since 1982. The Principal-In-Charge, structural and mechanical engineers worked on all five submitted projects. The team's specialty consultants include roofing and environmental. Their basic consultants include plumbing, mechanical, electrical and structural.

3. **Architects Weeks Ambrose McDonald, Inc.**
   The Designer has listed five similar projects, all of which included EPDM components. They have an in-house roof specialist who has extensive roofing experience having worked for a roofing manufacturer and as a roofing contractor. They have included a Roof Assembly Testing consultant. No other consultants were included.

A total of 8 firms submitted Letters of Interest for this project:

Firm Name	Location
ACHW, Inc.	Oak Ridge
Architects Weeks Ambrose McDonald, Inc.	Knoxville
Benefield Richters Company, Inc.	Knoxville
Community Tectonics Architects	Knoxville
Design Innovation Architects	Knoxville
Kaatz, Binkley, Jones & Morris Architects, Inc.	Mt. Juliet
Michael Brady, Inc.	Knoxville
Shaw & Shanks Architects, PC	Johnson City

(14)

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	Statewide TCAT – MPE and Infrastructure Updates East Region
Category:	Minor
Total Budget:	1,920,000
MACC:	1,650,000 – (Allocation $1,090,000)
Designer Fee:	99,242
SBC Project No:	166/000-01-2015

Update infrastructure including mechanical electrical plumbing and fire protection systems at TCATs statewide. Upgrades to include TCATs Chattanooga, Athens, Crossville, Hohenwald, Knoxville, Oneida and Pulaski. Phase 1 of a multi-phase project. 2 designers required - East TN and Middle TN. An environmental consultant is required as a part of basic services.

1. **Engineering Services Group, Inc.**
   The firm has demonstrated similar project experience on all referenced projects. The firm participated as the lead Design firm on four and consultant on one. The team has similar project experience and worked together as a team on the referenced projects. Consultants include an architect (worked on four of the referenced projects) and an environmental engineer.

2. **Facility Systems Consultants, LLC**
   The firm submitted four of the five referenced projects with similar scope. The firm participated as the lead Design firm on three of the projects and a consultant on two. Two of the three team members worked together on all five referenced projects. An environmental consultant is included.

3. **Campbell & Associates, Inc.**
   Referenced projects demonstrate experience but are not of similar size or scope. The firm participated as the lead Design firm on two of the projects and a consultant on three. The firm participated as the lead Design firm on three of the projects and a consultant on two. Team members include mechanical and electrical but no mention of plumbing or fire protection. Consultants include architectural and environmental.

A total of 6 firms submitted Letters of Interest for this project:

Firm Name	Location
Campbell & Associates, Inc.	Chattanooga
Engineering Services Group, Inc.	Knoxville
Facility Systems Consultants, LLC	Knoxville
I.C. Thomasson Associates, Inc.	Nashville
Kurzynske & Associates	Nashville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma

15

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	Statewide TCAT – MPE and Infrastructure Updates Middle Region
Category:	Minor
Total Budget:	1,920,000
MACC:	1,650,000 (Allocation $560,000)
Designer Fee:	64,483
SBC Project No:	166/000-01-2015

Update infrastructure including mechanical electrical plumbing and fire protection systems at TCATs statewide. Upgrades to include TCATs Chattanooga, Athens, Crossville, Hohenwald, Knoxville, Oneida and Pulaski. Phase 1 of a multi-phase project. Two (2) designers required - East TN and Middle TN. An environmental consultant is required as a part of basic services.

1. **I.C. Thomasson Associates, Inc.**
   The referenced projects are of similar size and scope (mechanical, electrical, plumbing, and fire prevention) including four renovations and one new construction project. The team members have worked together on the referenced projects. Consultants include architectural and environmental, each with similar experience and experience with the team.

2. **Oliver-Little-Gipson Engineering, Inc.**
   The referenced projects are of similar scope, including one utility infrastructure upgrade, a mechanical/electrical/plumbing replacement, and a distillery/by-products handling facility. The team has similar project experience and has worked together on referenced projects. An environmental consultant is included.

3. **Kurzynske & Associates**
   The referenced projects include one underground piping replacement, three building renovations with mechanical/electrical/plumbing replacements, and one fume hood replacement. Fire protection and plumbing not specifically mentioned. Consultants include and architectural and structural. No environmental consultant is included.

A total of 6 firms submitted Letters of Interest for this project:

Firm Name	Location
Campbell & Associates, Inc.	Chattanooga
Engineering Services Group, Inc.	Knoxville
Facility Systems Consultants, LLC	Knoxville
I.C. Thomasson Associates, Inc.	Nashville
Kurzynske & Associates	Nashville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

16

Designer Recommendations

Project:	Statewide TCAT – Parking and Paving Repairs
Category:	Minor
Total Budget:	610,000
MACC:	495,000
SBC Project No:	166/000-02-2015

Upgrade parking lots, repaving and making lighting improvements to TCATs statewide. The current project includes work at Hartsville, Shelbyville and McKenzie.

1. **HFR Design, Inc.**
   Design firm has strong experience with parking and paving repairs projects. Design team has extensive experience in all five of the projects submitted. Proposal includes an electrical engineer for lighting design.

2. **Lose and Associates, Inc.**
   The design firm has strong experience on parking and paving repair projects. The proposed staff was involved in most of the projects. The proposal includes an electrical engineer as part of basic services.

3. **Gresham, Smith and Partners, Inc.**
   The design firm lists projects that include large parking lots, street resurfacing and parking studies. The proposed team was involved in some of the projects but no consultants were included in the proposal.

A total of 3 firms submitted Letters of Interest for this project:

Firm Name	Location
Gresham, Smith and Partners	Nashville
HFR Design, Inc.	Brentwood
Lose & Associates, Inc.	Nashville

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

17

Designer Recommendations

Project:	STCC Roof Replacement & Envelope Repairs
Category:	Minor
Total Budget:	770,000
MACC:	662,000
SBC Project No:	166/033-02-2015

Macon Cove Campus: Replace Roof on the Fulton Bldg. - 16 Year old built-up roof. Replace exterior atrium doors in the Academic Bldg. Repair/Replace coping and caulking on the Bornblum. Union Campus: Waterproof enclosed walkway connectors on the 2nd & 3rd floors between bldgs.

1. **Braganza Associates, P.C.**
   The proposer described four similar projects that included roof replacement and envelope repair. Projects listed included STCC's roof replacements at both Macon Cove and Union campuses, and consisted of EPDM roof replacement for fifteen buildings. The staff proposed for this project worked on all of the similar projects described, and is very familiar with both STCC campuses. The team proposed includes civil, structural, and MEP consultants, who worked with the designer on most of the listed projects.

2. **Ross Witt Architecture**
   The proposer described four similar projects that included roof replacement and envelope repair, and were of similar budgets. The staff proposed for this project worked on all of the similar projects described, including the environmental consultant. No other consultants were proposed.

3. **The Horrell Group Architects**
   The proposer described five similar projects that included roof replacement and envelope repair. The staff proposed for this project worked on the similar projects described. The team proposed includes structural & MEP consultants; but it was not stated if these consultants had worked on the relevant projects listed.

A total of 5 firms submitted Letters of Interest for this project:

Firm Name	Location
A2H, Inc.	Lakeland
Allen & Hoshall, Inc.	Memphis
Braganza design/GROUP	Memphis
Ross Witt Architecture	Bartlett
The Horrell Group Architects	Memphis

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	STCC Industrial Readiness Facility
Category:	Standard
Total Budget:	3,500,000
MACC:	3,100,000
Designer Fee:	217,853.00
SBC Project No:	166/033-01-2015

Construct new building for industry training and testing on the Macon Cove Campus, and renovate space in existing facilities for additional classrooms, offices, and support.

1. **Ross Witt, PLLC**
   Three of the five projects were similar. Similar projects included two Industrial Training facilities of similar size. Both facilities included training rooms - one for 45 and the other for 60 people. The Principal-In-Charge worked on all five of the submitted projects. Their team includes an MP&E consultant and a structural/civil consultant, both of whom worked on two of the five submitted projects

2. **Fleming Associates Architects, PC**
   Three of the five projects were similar. The Principal-In-Charge, Project Manager and the Electrical consultant worked on three of the five submitted projects. Their team includes civil, structural, landscape, mechanical, plumbing, and electrical consultants. At least four team members worked on four of the five projects.

3. **Braganza Associates, PC**
   Three of the five projects were similar. Similar project included a four-campus TCAT improvement. The Principal-In-Charge worked on all five of the submitted projects. Their team includes MP&E consultant, structural/civil consultant, and A/V consultant. The structural consultant worked on two of the five submitted projects.

A total of 16 firms submitted Letters of Interest for this project:

Firm Name	Location
A2H, Inc.	Lakeland
Allen & Hoshall, Inc.	Memphis
ANF Architects	Memphis
Architecture, Incorporated/Bottletree Design	Memphis
Braganza design / GROUP	Memphis
Brg3s, Inc.	Memphis
Evans Taylor Foster Childress Architects, P.C.	Memphis
Goodwyn, Mills & Cawood, Inc.	Nashville
Fleming Associates Architects, PC	Memphis
Haizlip Studio, PLLC	Memphis
LRK, Inc.	Memphis
Pickering Firm, Inc.	Memphis
Ross Witt PLLC	Bartlett
Smith Seckman Reid, Inc.	Memphis
The Horrell Group	Memphis
TLM Associates, Inc.	Jackson

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	TTU Roof Replacements
Category:	Minor
Total Budget:	1,450,000
MACC:	1,265,000
SBC Project No:	166/011-07-2015

Replace roofs on several buildings. The scope of work will include the repair or replacement of flashing, decking, coping and other roof components as needed. Shingle roofs and low slope roofs are included. Repair masonry above the roof and dormers as required. Repair clock towers and cupolas as needed. Specific waterproofing and roof expertise is required, provide qualifications and experience of this person in the LOI.

1. **Richard C. Rinks & Associates, Inc.**
   All referenced projects demonstrate similar project experience including investigative work, EPDM, shingles, and masonry repairs. All team members have worked together and show roofing investigative and repair experience. The firm includes an architect/structural engineer/certified roof consultant.

2. **Kaatz, Binkley, Jones & Morris Architects, Inc.**
   The referenced projects demonstrate a diverse experience in reroofing and building envelope repairs. The team has worked together on roofing/envelope repair projects. The firm has a registered roof consultant and former roof installer with almost forty years' experience.

3. **Design House 1411, LLC**
   All of the referenced projects demonstrate roofing experience as well as masonry repairs. Team members and consultants have worked together and have specific project experience related to roofs. Consultants include two roofing consultants with industry experience, and a roofing contractor to aid in investigations and analysis.

A total of 11 firms submitted Letters of Interest for this project:

Firm Name	Location
Architects Weeks Ambrose McDonald, Inc.	Knoxville
The Benefield Richters Company, Inc.	Knoxville
Community Tectonics Architects	Knoxville
Design House 1411, LLC	Nashville
Gilbert/McLaughlin/Casella Architects	Nashville
Johnson Johnson Crabtree Architects, PC	Nashville
Kaatz, Binkley, Jones & Morris Architects, Inc.	Mt. Juliet
Lose & Associates, Inc.	Nashville
M. Shanks Architects	Pegram
Richard C. Rinks & Associates, Inc.	Cookeville
Studio Four Design	Knoxville

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	UoM Electric & Gas Utility Updates
Category:	Minor
Total Budget:	3,000,000
MACC:	2,700,000
SBC Project No:	166/007-03-2015

Provide primary electric feed to campus, install primary loop to sections of main campus on overhead power. Replace deteriorated underground gas lines.

1. **Allen & Hoshall, Inc.**
   All of the five projects were similar. Three of the five submitted projects had an electrical utility component, with two of the five having a gas utility component. The similar projects included work for Federal Express (14 individual "hub" projects, including one on a 795-acre campus), Red Stone Arsenal (evaluated 71 buildings), and the Memphis International Airport. The Project Manager worked on three of the five projects. Civil engineering and surveying are in-house.

2. **OGCB, Inc.**
   All five projects were similar. All had an electric infrastructure component, with three of the five having a gas component. Three were larger "campus type" projects, including two for the Memphis International Airport. The Project Manager worked on all five submitted projects. The team includes civil and structural consultants – whose office is next door to the Designer.

3. **Liles Engineering Design Consultants, LLC**
   Three out of the five projects were similar. The three similar projects included work on large campuses for Federal Express and Wal-Mart (East Data Center in Bentonville, Arkansas). The Principal-In-Charge worked on all five projects. The consultant firm who is providing civil, surveying, and structural engineering worked on two of the submitted projects.

A total of 5 firms submitted Letters of Interest for this project:

Firm Name	Location
Allen & Hoshall, Inc.	Memphis
HNA Engineering, pllc	Arlington
Liles Engineering Design Consultants, LLC	Memphis
OGCB, Inc.	Memphis
Pickering Firm, Inc.	Memphis

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	VSCC Exterior Lighting Replacement
Category:	Minor
Total Budget:	180,000
MACC:	156,200
SBC Project No:	166/025-01-2015

Replace aging exterior lighting throughout campus.

1. **Oliver-Little-Gibson Engineering, Inc.**
   All five submitted projects had exterior site lighting components. The Principal-In-Charge worked on all five projects. The Electrical Engineer worked on two of the five submitted projects.

2. **I.C. Thomasson**
   All five submitted projects had exterior site lighting components. The Principal-In-Charge worked on one of the five projects. The Electrical Engineer worked on three of the five submitted projects.

A total of 2 firms submitted Letters of Interest for this project:

Firm Name	Location
I.C. Thomasson	Nashville
Oliver-Little-Gipson Engineering, Inc.	Tullahoma

Tennessee Board of Regents
Office of Facilities Development
Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

22

Designer Recommendations

Project:	VSCC Update Restrooms in the Wood Building
Category:	Minor
Total Budget:	180,000
MACC:	140,000
SBC Project No:	166/025-02-2015

Update and improve the existing restrooms on the 1st floor of the Wood building. Project includes ADA accessibility, new fixtures, floor repair, and new finishes.

1. **Goodwyn, Mills, & Cawood, Inc.**
   All five of the submitted projects were "ADA specific" renovation projects which included restroom components. Three of the five were "campus" type projects involving restroom upgrades in multiple buildings. The Principal-In-Charge worked on all five projects. The Project Manager worked on two of the five projects. Their team includes plumbing, mechanical and electrical consultants.

2. **Design House 1411, LLC**
   Three out of the five submitted projects included restroom renovations. Two of the three similar projects were restaurant renovations with the third being an addition and renovation to a Fitness Center. The Principal-In-Charge worked on all five projects. Their team includes structural, plumbing, mechanical, electrical and cost-estimating consultants.

- Based on the Letters Of Interest, TBR recommends the top two ranked firms.

A total of 3 firms submitted Letters of Interest for this project:

Firm Name	Location
Design House 1411, LLC	Nashville
Goodwyn, Mills & Cawood, Inc.	Nashville
ViViD1 Architecture, LLC	Hermitage

(23)

Tennessee Board of Regents

Office of Facilities Development

Suite 664 at 1415 Murfreesboro Road in Nashville, Tennessee 37217-2833
(615) 366 – 4431 FAX (615) 366 – 3992

Designer Recommendations

Project:	WSCC Mechanical & Electrical Updates
Category:	Minor
Total Budget:	750,000
MACC:	660,000
SBC Project No:	166/023-01-2015

Upgrade/update controls in several buildings. Remove 2 non-functioning boilers and add new expansion tank and variable speed hot water pumps and drives. Adjust piping and coordinate operations. Verify and correct operation of valves. Replace inefficient lighting with energy efficient fixtures.

1. **Facility Systems Consultants, LLC**
   The five reference projects were upgrades/rehabilitations of similar buildings systems. All five projects included HVAC controls replacements/updates, two projects included boiler and/or chiller replacements and one project included lighting replacements. The proposed mechanical and electrical engineers worked together on most of the projects. An environmental consultant is included.

2. **Engineering Services Group, Inc.**
   The five referenced projects were upgrades/rehabilitations of similar building systems. All five projects included HVAC controls replacements/updates, three projects included boiler and/or chiller replacements and one project included lighting replacements. The proposed mechanical and electrical engineers worked on some of the projects. No outside consultants are included.

3. **I.C. Thomasson, Inc.**
   Two referenced projects were renovations/rehabilitations of similar building systems. Two projects included HVAC controls replacements/updates, one project included boiler and/or chiller replacements and one project included lighting replacements. The proposed mechanical and electrical engineers worked together on all of the projects. No outside consultants are included.

A total of 6 firms submitted Letters of Interest for this project:

Firm Name	Location
Engineering Services Group, Inc.	Knoxville
Facility Systems Consultants, LLC	Knoxville
I.C. Thomasson Associates, Inc.	Knoxville
Mechanical Design Services	Knoxville
Michael Brady, Inc.	Knoxville
West Welch Reed Engineers, Inc.	Knoxville

Date: 7/10/2015

24

DESIGNER EVALUATION SUMMARY

Project: Forestry Work Center

Agency: Agriculture

Category: Minor

SBC Number: 100/010-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 930,000.00

MACC (Maximum Allowable Construction Cost): $ 761,250.00

Designer Fee: $ 56,311.09

Project Description: Construction of a pre-engineered metal building for storage and an adjacent building for offices and support functions, demolition of an existing structure and all related work.

Ranking	Recommendation
1)	**Cope Associates, Inc. Architecture** - Cope Associates appears qualified to perform the work because of their experience on similar type projects and their familiarity with the project site. They are currently providing architectural and engineering services to correct deficiencies to the Forestry Training Facility in Newport TN. Their team members and consultants have the relevant project experience and are located within close proximity to the site. As a separate pre-planning exercise, Cope Associates developed the program document including developing the project scope, budget, needs justification and site analysis (provided to all interested designers) for this project.
2)	**Reedy & Sykes Architecture and Design** - Reedy & Sykes Architecture completed a similar pre-engineered metal building for TWRA in the past. Other experience includes a Welcome Center with Offices and Vehicle and Equipment storage. Their team members and consultants have the relevant project experience to perform the work. Reedy & Sykes office is located 183 miles from the project site.
3)	**Adam Craft Herz Walker, Inc. (ACHW)** - Project experience includes a 26,000 s.f. pre-engineering building expansion to a Metal Warehouse. No substantive examples of projects of similar type or scope were presented.

Other Firms Submitted: Architect Weeks Ambrose McDonalds

Date: 7/10/2015

25

DESIGNER EVALUATION SUMMARY

Project: Energy Compliance/HVAC Upgrades – John S Wilder Youth Development Center

Agency: Children's Services

Category: Minor

SBC Number: 144/011-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 750,000.00

MACC (Maximum Allowable Construction Cost): $ 550,000.00

Designer Fee: $ 52,420.00

Project Description: The project will replace the existing chiller and controls along with modifications to housing units. HVAC units to be compatible with the new chiller discharge rates and to provide more energy efficient operations. The project will replace a failing chiller that has outlasted its expected life cycle. Continuing issues with the starter and electrical service have acerbated the situation resulting in deterioration and lack of reliability. The existing cooling coils in the housing units have also required considerable maintenance and are at the end of their expected life cycle. The new replacement cooling coils and components will be compatible and will be sized to operate within the chiller design parameters.

Ranking	Recommendation
1)	**Innovative Engineering Services, LLC –** Provided a clear and concise project approach. Showcased experience working on HVAC replacements projects at locations similar to this facility. Proposed project team has relevant project experience. Workload appears to be light.
2)	**HNA Engineering, PLLC** – Firm is familiar with this facility as they are currently working on a project there. Project approach seems to be well thought out. Main office is located close to project site.
3)	**Smith Seckman Reid, Inc.** – Qualified team with adequate experience on HVAC and correctional projects.

Other Firms Submitted: A2H, Inc.; Allen & Hoshall, Inc.; Barham, Cain, Mynatt, Inc.; Pickering Firm, Inc.

26

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: PREA Compliance

Agency: Children's Services

Category: Standard

SBC Number: 144/000-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 5,030,000.00

MACC (Maximum Allowable Construction Cost): $ 4,375,800.00

Designer Fee: $ 348,642.00

Project Description: The project will address Prison Rape Elimination Act (PREA) requirements for vigilance against any form of sexual activity towards students by staff and amongst students as dictated by federal and agency programs by upgrading security electronic systems at Wilder Youth Development Center and Mountain View Youth Development Center. Included are required supporting infrastructure, direct surveillance equipment, enhanced security electronic systems, surveillance cameras and physical barriers at common facilities, such as showers and restrooms. The required video server, surveillance cameras, recording devices, and cabling to support a fully functional and full coverage surveillance system will be installed. The project will also address surveillance requirements in the central control rooms at both youth development centers.

Ranking	Recommendation
1)	**Buford Goff & Associates -** Showcased extensive experience working with security electronics and in detention facilities, including youth facilities. Showcased a strong project approach.
2)	**McFarlin Huit Panvini, Inc. –** Showcased current and relevant experience on PREA and security electronics. Proposed project team is experienced and has worked together before.
3)	**Kline Swinney Associates –** Firm lacks the depth of security experience showcased by others. Proposed team is top notch, but some concerns over workload and working as a team.

Other Firms Submitted: I.C. Thomasson Associates, Inc.

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: BAS and HVAC Systems Upgrades – DeBerry Special Needs Facility and Tennessee Prison for Women

Agency: Correction

Category: Minor

SBC Number: 140/001-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 2,300,000.00

MACC (Maximum Allowable Construction Cost): $ 1,683,000.00

Designer Fee: $ 145,055.00

Project Description: The project will review and address the modifications required for the HVAC equipment and BAS for negative air rooms along with isolations rooms. Both DeBerry and Tennessee Prison for Women have clinical areas with healthcare setting and services. This project will review the controls, equipment replacement, and operational parameters to upgrade environmental deficiencies. The Design Team will address all facets of upgrades to bring the institutions to current design and operational standards.

Ranking	Recommendation
1)	**Smith Seckman Reid, Inc** – Proposed project team has relevant experience working within prison and health care facilities which is vital on this project. All required disciplines are in-house, including the ability to perform energy analyses.
2)	**I.C. Thomasson Associates, Inc** - Firm has lots of relevant health care experience, but minimal prison experience. Good experience working with HVAC systems.
3)	**Kurzynske & Associates** – Small firm with some health care experience, but not prison experience provided. Some questions about ability to do adequate energy analyses required for this project.

Other Firms Submitted: N/A

Date: 7/10/2015

28

DESIGNER EVALUATION SUMMARY

Project: Dialysis Center – Lois M. DeBerry Special Needs Facility

Agency: Correction

Category: Minor

SBC Number: 142/011-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 2,800,000.00

MACC (Maximum Allowable Construction Cost): $ 2,236,500.00

Designer Fee: $ 188,183.00

Project Description: Project will provide a pre-fabricated 14 position dialysis center located adjacent to the healthcare building at the institution. The project will provide all infrastructure support and services to the dialysis center form the adjacent building. The project will modify the exiting dialysis center to support space with storage and technician space. The project will provide a connector from the existing dialysis center to the new unit.

Ranking	Recommendation
1)	**Goodwyn Mills and Cawood** – Proposed project team has relevant experience and has worked together in the past. Experience includes correctional and health care facilities, including dialysis centers. Firm is located in close proximity to project site. Workload appears to be moderate to heavy.
2)	**Tim Burney Architect** – Small firm that has limited healthcare experience, but experience does include dialysis centers. Project team has experience working together. Project approach not as well defined as other submittal. Firm is somewhat remote from the project site. Workload appears to be light.
3)	**N/A**

Other Firms Submitted: None

29

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Switchgear Replacement – Morgan County Correctional Complex

Agency: Correction

Category: Minor

SBC Number: 142/014-02-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,200,000.00

MACC (Maximum Allowable Construction Cost): $ 968,000.00

Designer Fee: $ 87,575.00

Project Description: The project will consist of the replacement of failing main electrical switchgear to assure uninterrupted electrical service to the institution. The Design Team will inspect the current condition of the switchgear, review operational and repair logs, analyze connected load, and propose equipment replacement to meet current codes. The Design Team will present a proposed plan to mitigate any power outages during the replacement sequence and support minimal shut down at time of power transfer.

Ranking	Recommendation
1)	**Engineering Services Group, Inc. –** Firm is experienced in mechanical and electrical trades. All required disciplines are in-house. Case studies showcase experience on projects of similar complexity. Indicated the potential of asbestos.
1)	**Michael Brady, Inc. –** Architectural firm that includes in house engineering consultants that are very capable of successfully completing this project. Demonstrated lots of experience on prison projects. Electrical engineering team member is very experienced.
3)	**West Welch Reed Engineers, Inc. –** Qualified firm with experience working on State prison projects. Electrical engineer has relevant experience. Work load is moderate.

Other Firms Submitted: I.C. Thomasson Associates, Inc

Date: 7/10/2015

30

DESIGNER EVALUATION SUMMARY

Project: Domestic Water Line and Systems Upgrades – West Tennessee Penitentiary

Agency: Correction

Category: Minor

SBC Number: 142/022-02-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,100,000.00

MACC (Maximum Allowable Construction Cost): $ 925,000.00

Designer Fee: $ 83,945.00

Project Description: Replacement of the existing water distribution system from the storage tank to all buildings and service points. The project will incorporate high pressure plastic piping to avoid future corrosion and assure reliable water service. The project will install new piping and complete tie-ins to structures. Water service disruption must be mitigated since the prison will remain active during any construction activities.

Ranking	Recommendation
1)	**A2H, Inc. –** Demonstrated the greatest understanding of project, and showcased relevant and current projects exhibiting capability to complete work. Familiar with working on detention projects, including projects in this facility. Firm contains all consultants in-house.
2)	**Smith Seckman Reid, Inc. -** Good understanding of detention projects and familiarity with this project location. Home office located in Memphis. Appears to have a moderate to heavy workload.
3)	**TLM Associates, Inc. –** Firm is well qualified to complete the work of this project. Firm is located in Jackson. Proposed teams work load appears to be heavy.

Other Firms Submitted: Allen & Hoshall, Inc.; Pickering Firm, Inc.

Date: 7/8/2015

31

DESIGNER EVALUATION SUMMARY

Project: Civil Engineering Consultant

Agency: General Services

Category: Standard - Consultant

SBC Number: 529/000-08-2012

Project Approval Date: 07/09/2015

Maximum Liability N/A; Based on Task Authorizations

Project Description: This consultant is to be available to serve multiple State Agencies' statewide needs for civil engineering consulting services on an as needed basis. There is no guaranteed minimum amount of service.

The consultant shall provide such professional advice and assistance as the State may request regarding design, alteration, improvement, planning, programming, repair, and maintenance, including, but not limited to, site visitation and investigation, analyses, design, specification development, cost opinions, project budget development, and construction observation.

Ranking	Recommendation
1)	**AECOM –** Showcased relevant current and past project experience covering a broad spectrum of civil engineering related projects. Presented a well-defined project approach. Proposed Nashville team is experience and capable of successfully completing expected tasks.
2)	**Civil & Environmental Consultant, Inc. –** Proposed project team is well qualified to complete tasks. Project approach is well defined. Main office located in Franklin.
3)	**Barge, Waggoner Sumner and Cannon, Inc. –** Offices in each region of the state with main office in Nashville. Project team is well qualified for this contract.

Other Firms Submitted: CTI Engineers, Inc.; DBS and Associates Engineering, Inc.; Fields Engineering Consultant Services, LLC; Fulghum, MacIndoe & Associates, Inc.; Gresham, Smith and Partners; HFR Design, Inc.; Smith Seckman Reid, Inc.; TLM Associates, Inc.

Date: 7/8/2015

32

DESIGNER EVALUATION SUMMARY

Project: ADA Architectural Consultant

Agency: General Services

Category: Standard - Consultant

SBC Number: 529/000-08-2012

Project Approval Date: 07/09/2015

Maximum Liability Not Applicable; Based on Task Authorizations

Project Description: The ADA Architectural Consultant will provide IDIQ services to review non-conforming situations and provide resolution for modifications and/or upgrades. The ADA review will include, but not limited to, site access, stairs, restroom accessibility, elevator upgrades, plumbing modifications, electrical adjustments, and control device relocations. The ADA Architectural Consultant will provide a complete review and provide resolution and estimated construction cost for non-conforming items.

Ranking	Recommendation
1)	**Street Dixon Rick Architecture** - This firm showcased current and relevant project experience that fully aligns with the needs of the agency. Proposed project team is well qualified to function in this role as consultant. Workload appears to be light to moderate.
2)	**PDS America** – Previous experience as an ADA consultant is a plus. The firm and proposed team are well qualified to serve as the consultant. Workload appears to be moderate.
3)	**Kline Swinney Associates** – Experienced firm that is well qualified to serve as the consultant.

Other Firms Submitted: Powell Architecture

Date: 7/8/2015

33

DESIGNER EVALUATION SUMMARY

Project: Battle of Franklin Building Demolition - Carter House State Historic Site

Agency: Historic Commission

Category: Minor

SBC Number: 160/008-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 500,000.00

MACC (Maximum Allowable Construction Cost): $ 385,000.00

Designer Fee: $ 37,975.00

Project Description: The project includes demolition of the existing 25,000 s.f. gymnasium and all related infrastructure adjacent to the historic Carter House. The site is to be seeded and strawed upon completion of the demolition. Project scope will include environmental testing and abatement of any hazardous material, if necessary.

The demolition of the gymnasium is seen as the first step of implementation of the master plan which is intended to allow the Carter House State Historic Site to reach its full potential as a historic destination.

Ranking	Recommendation
1)	**Lose & Associates, Inc.** - The project examples provided displayed a significant amount of experience with projects of similar scope. The team's project approach demonstrated full understanding of delivering a successful project. They also exhibited full-service capability by using in-house consultants.
2)	**Scott Wilson Architect, LLC** - The project team exhibited strong experience in demolition projects in their provided examples.
3)	**EOA Architects** - The firm showed experience delivering projects for the various state procurement agencies.

Other Firms Submitted: N/A

Date: 7/10/2015

34

DESIGNER EVALUATION SUMMARY

Project: Architectural Consultant

Agency: Intellectual & Developmental Disabilities

Category: Standard - Consultant

SBC Number: 346/000-02-2015

Project Approval Date: 07/09/2015

Maximum Liability $ 50,000.00

Project Description: This will be a Pro Forma contract for consultant services for the Department of Intellectual and Developmental Disabilities. The contract will serve the agency statewide. The Services may include; pre-planning, programming, project development, cost estimating, investigations, emergency response, etc.

The maximum duration of the contract will be for 5 years, with a renewable option on an annual basis after the first term. The first term of the contract will begin on November 1, 2014 and will expire on October 31, 2015.

Ranking	Recommendation
1)	**EOA Architects –** Project experience exhibits broad architectural acumen. Proposed a strong team with members that are experienced with State work and processes. Main office is centrally located in State. Workload appears to be light.
2)	**Street Dixon Rick Architecture, PLC –** Proposed an appropriately experienced team that is familiar working with the State and DIDD's. Workload appears to be moderate to light.
3)	**McFarlin Huitt Panvini, Inc –** Firm is qualified to complete work of this contract, some concern over not having previous experience with State consultant contracts.

Other Firms Submitted: Sparkman & Associates, Inc

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Essential Maintenance – Clover Bottom Developmental Center

Agency: Intellectual & Developmental Disabilities

Category: Minor

SBC Number: 346/003-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 2,700,000.00

MACC (Maximum Allowable Construction Cost): $ 2,310,000.00

Designer Fee: $193,844.00

Project Description: The project includes demolition of Van Buren, Foshee, and Peabody buildings, replacement of several electrical utility poles, road maintenance of main roads, parking lot construction, plumbing/ceiling system/lighting upgrades in One Cannon, and replacement of fire hydrants and water lines serving hydrants on a portion of the campus.

Ranking	Recommendation
1)	**Street Dixon Rick Architecture, PLC -** SDR and their team of consultants display the greatest amount of experience based on the submitted information related to the project scope. Their project approach shows the most familiarity and understanding of agency needs for this project.
2)	**Design House 1411, LLC -** Design House has demonstrated great commitment and performance on previous projects for the agency. Firm's project approach showed knowledge of the client's needs related to the particular scope.
3)	**Smith Seckman Reid, Inc.** - SSR exhibits strong engineering experience related to the proposed scope.

Other Firms Submitted: EOA Architects, Gresham Smith & Partners

Date: 7/8/2015

DESIGNER EVALUATION SUMMARY

Project: Administration Building Relocation – Western Mental Health Institute

Agency: Mental Health

Category: Minor

SBC Number: 344/015-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 850,000.00

MACC (Maximum Allowable Construction Cost): $ 572,000.00

Designer Fee: $ 52,420.00

Project Description:

This project will renovate spaces in the replacement facility to create areas for the administrative staff which will be relocated from the antiquated Administration Building. Renovations include reconfiguring areas of the first and second floors to maximize the working space available to agency administrative staff. Project scope will also include data system modifications and minor security modifications.

This project will place the aging antiquated Administration Building out of service and place all administrative staff into one facility. However, decommissioning the existing Administration Building is not included in the scope of this work.

Ranking	Recommendation
1)	**A2H, Inc. -** A2H displayed the greatest knowledge of healthcare facilities related to phased renovation based on examples provided. Their project approach is desirable since they are a full-service firm and will use in-house consultants.
2)	**Vaughan Associates Architects, Inc. -** Vaughan exhibited strong healthcare experience similar to the project scope.
3)	**brg3s architects** - The firm has experience with State projects related to healthcare and behavioral health.

Other Firms Submitted: Renaissance Group, Inc.; archimania; The Horrell Group Architects; Architecture, Inc.; Allen & Hoshall, Inc.; TLM Associates, Inc.

37

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Architectural, Civil, Structural Engineering Consultant

Agency: Military

Category: Standard - Consultant

SBC Number: 361/000-03-2015

Project Approval Date: 07/09/2015

Maximum Liability $ 75,000.00

Project Description: This project comprises delivery of all labor, equipment, materials, and performance of all necessary travel and services required to provide professional advice and assistance regarding design, alteration, improvements, and planning repairs and maintenance. Services may include but not limited to: site visitation and investigation, geotechnical analyses, surveying, specification development, and initial cost estimating for various projects. The contracted firm will compile results into reports that include survey and engineering data, design computations, drawings and specifications. Delivery orders will be employed for each identified requirement, and be required for each endeavor. All work shall be in accordance with local, state, and federal codes and ordinances

Ranking	Recommendation
1)	**Goodwyn, Mills & Cawood** – Proposed project is well qualified and all required in-house disciplines. Well-defined project approach demonstrating the ability to asses a wide range or projects. Workload appears to be light to moderate.
2)	**Cope Associates, Inc. Architecture** - Showcased current, relevant project experience of both Firm and project team. Project approach is well defined, but somewhat generalized. Workload appears to be moderate.
3)	**HFR Design, Inc.** – Well-qualified proposed project staff, with everyone being in-house. Firm's workload appears to be moderate to heavy. Workload of individual team members is unclear.

Other Firms Submitted: Civil & Environmental Consultants, Inc.; Fields's Engineering Consultants Services, LLC; Gresham, Smith & Partners

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Roofing Consultant

Agency: Military

Category: Standard - Consultant

SBC Number: 361/000-02-2015

Project Approval Date: 07/09/2015

Maximum Liability $ 30,000.00

Project Description: This contract comprises delivery of all labor, equipment, materials, and performance of all necessary travel and services required to provide such professional advice and assistance as the Department of Military may request services regarding investigations, analysis, design, alteration, improvements, planning, repairs, and maintenance. It includes, but is not limited to: site visitation and investigation, analyses, design, specification development, and initial cost estimating for various projects. The consultant will compile results into reports that include survey and engineering data, design computations, drawings and specifications. Delivery orders will be employed for each identified requirement, and be required for each endeavor. All work shall be in accordance with local, state, and federal codes and ordinances. Work locations may range from Johnson City to Memphis and building types can vary from unit readiness centers, maintenance shops, and training support buildings of all types of construction. Specific site conditions vary at each location.

Ranking	Recommendation
1)	**Roof Design & Consulting Services, Inc.** – Provided recent, relevant project experience on projects that showcase comprehensive knowledge of all roofing types. Showcased a well-defined project approach. Workload appears to be light to moderate.
2)	**Richard C. Rinks & Associates, Inc.** - Firm is well qualified to serve as consultant. Provided adequate, relevant project experience. Workload appears to be moderate.
3)	**HFR Design, Inc.** – Relevant and recent project experience indicates that staff is well-qualified to serve as consultant. Firm does not house all required disciplines
3)	**Architects Week Ambrose McDonald, Inc.** - Well-qualified staff that has relevant project experience. Not all required consultants are in-house.

Other Firms Submitted: Kaatz, Binkley, Jones and Morris Architects

Date: 7/10/2015

39

DESIGNER EVALUATION SUMMARY

Project: Mechanical, Plumbing, and Electrical Engineering Consultant

Agency: Military

Category: Standard - Consultant

SBC Number: 361/000-01-2015

Project Approval Date: 07/09/2015

Maximum Liability $ 50,000.00

Project Description: The Tennessee Army National Guard (TNARNG) Construction Facility Maintenance Office (CFMO) establishes an annual consultant contract to provide mechanical engineering, plumbing, and electrical engineering services on an as-needed basis. The TNARNG CFMO needs to renew this contract for the 2015 federal fiscal year and is seeking to identify a qualified firm to recommend to the State Building Commission for this contract.

This contract comprises delivery of all labor, equipment, materials, and performance of all necessary travel and services required to provide such professional advice and assistance as the Department of Military may request regarding design, alteration, improvements, planning, repairs, and maintenance. It includes, but is not limited to: site visitation and investigation, analyses, design, specification development, and initial cost estimating for various projects. The consultant will compile results into reports that include survey and engineering data, design computations, drawings and specifications. Delivery orders will be employed for each identified requirement, and be required for each endeavor. All work shall be in accordance with local, state, and federal codes and ordinances.

Ranking	Recommendation
1)	**I.C. Thomasson Associates, Inc.** - Well-qualified firm with an experienced staff, including in-house disciplines. Showcased a very well defined project approach. Exhibited experience working with the Tennessee Army National Guard
2)	**Allen & Hoshall, Inc.** - Project staff is well-qualified, but not as centrally located as top ranked firm. Provided current, relevant project experience. Disciplines are all in-house.
3)	**Gresham, Smith and Partners** – Staff appears to be well qualified. Provided current and relevant project experience. Workload appears to be moderate to heavy.

Other Firms Submitted: None

40

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: HVAC & Energy Updates – Alamo Readiness Center

Agency: Military

Category: Minor

SBC Number: 361/001-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,350,000.00

MACC (Maximum Allowable Construction Cost): $ 1,152,800.00

Designer Fee: $ 102,682.50

Project Description: The scope of the project includes demolition, installation of new mechanical and electrical systems and equipment, energy management and control systems, energy efficient lighting and controls, windows, fire alarm with monitoring and controls, upgrade to the power, data, and communications service systems, repairs to the exterior building envelop and interior wall, ceiling, and floor finishes and all related work. A Commissioning Agent (Cx) will be provided by the owner to ensure that design intent is met and to verify that mechanical systems are properly installed, programmed and operating within specified parameters.

Ranking	Recommendation
1)	**Allen Hoshall, Inc.** - Design firms is located relatively close to the project site. They provided relevant current project examples and a well-defined case study. All required disciplines are in-house.
2)	**HNA Engineering, PLLC –** Well qualified firm that can complete work of this project. Showcased slightly less relevant project experience as the number 1 ranked firm.
3)	**Smith Seckman Reid, Inc. –** Showcased current and recent projects in which scope didn't closely align to this project. Project approach not as well-defined as others.

Other Firms Submitted: A2H, Inc.

41

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Roof and Facility Update – Clinton Readiness Center

Agency: Military

Category: Minor

SBC Number: 361/013-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,040,000.00

MACC (Maximum Allowable Construction Cost): $ 898,700.00

Designer Fee: $ 81,851.25

Project Description: This project consists of replacing an existing standing seam metal roof system over the entire building, repairing damage to brick veneer caused by expansion and contraction, installation of new expansion joints in the veneer, and repairing cracks in interior concrete masonry units. Interior walls that require repairs will also be repainted. This project will also include revising rainwater discharge drainage via piping and site grading work, and may require the repair or underpinning of building foundations as required. Mold mitigation work will also be required to remediate building environmental issues caused by water infiltration

Ranking	Recommendation
1)	**Michael Brady, Inc.** – Designer is located close to project site. Well-qualified staff with all required disciplines being in-house. Presented relevant project experience and case studies.
2)	**Wystwynd Designs, Inc.** –Qualified firm that presented a project experience that was less defined and relevant than choice number 1. Workload appears to be heavy.
3)	**Architects Weeks Ambrose McDonald, Inc.** – Well qualified firm that appears to have a moderate to heavy workload. Projects approach appears to be outside of current project scope.

Other Firms Submitted: Adam Craft Herz Walker, Inc.; kaatz, Binkley, Jones and Morris Architects, Inc.; Reedy & Sykes Architecture and Design; Roof Design and Consulting Services Inc.

Date: 7/10/2015

42

DESIGNER EVALUATION SUMMARY

Project: HVAC & Energy Updates – Columbia Readiness Center

Agency: Military

Category: Minor

SBC Number: 361/014-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,420,000.00

MACC (Maximum Allowable Construction Cost): $ 1,207,800.00

Designer Fee: $ 107,138.75

Project Description: The scope of the project includes demolition, installation of new mechanical and electrical systems and equipment, energy management and control systems, energy efficient lighting and controls, windows, fire alarm with monitoring and controls, upgrade to the power, data, and communications service systems, repairs to the exterior building envelop and interior wall, ceiling, and floor finishes, door hardware and glazing upgrade and all related work. A commissioning agent (Cx) will be provided by the owner to ensure that design intent is met and to verify that mechanical systems are properly installed, programmed and operating within specified parameters. An evaluation of the plumbing systems, backflow prevention, and equipment shall be performed to determine/confirm the extent of required upgrades. Facility plumbing system will require evaluation and upgrades to meet requirements for backflow prevention.

Ranking	Recommendation
1)	**Oliver Little Gipson Engineering, Inc.** – Provided a well-defined project approach. Recent and relevant project experience showcased. Provided good descriptions of staff qualifications and sub-consultant experience.
2)	**Gresham, Smith and Partners** - Staff is well qualified to complete work of this project. Project approach perceived to be inadequate. Workload appears to be moderate.
3)	**Design House 1411, LLC** – Not as qualified as higher ranked firms and would have to rely heavily on consultants to perform work.

Other Firms Submitted: I.C. Thomasson Associates, Inc.; Smith Seckman Reid, Inc.

Date: 7/10/2015

43

DESIGNER EVALUATION SUMMARY

Project: HVAC and Energy Updates – Millington Readiness Center

Agency: Military

Category: Minor

SBC Number: 361/055-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 1,110,000.00

MACC (Maximum Allowable Construction Cost): $ 939,400.00

Designer Fee: $ 85,216.25

Project Description: This project will comprise demolition and upgrading of mechanical systems and equipment, and will include installation of new mechanical equipment along with distribution and control/monitoring systems. In addition, there will be upgrades to the electrical system related to the new mechanical equipment and controls, plumbing, and new energy efficient lighting. The project will also replace the non-operational fire alarm system with a new Naval Facilities Maintenance (NAVFAC) code compliant system. Other work covered by the project will include new interior floor, wall, and ceiling finishes and related work. A Commissioning Agent will be provided by the Owner to ensure that design intent is met and to verify that mechanical systems are properly installed and programmed.

Ranking	Recommendation
1)	**HNA Engineering, PLLC** – Firm assembled an excellent project team. All required disciplines are in-house. Presented recent projects of very similar scopes.
2)	**Smith Seckman Reid, Inc.** – Proposed project team is well qualified, but didn't submit projects of similar scopes to showcase required project experience.
3)	**Allen & Hoshall, Inc.** – Staff is qualified to complete the job, but proposal lacked current relevant project experience.

Other Firms Submitted: A2H, Inc.; I. C. Thomasson

44

Date: 7/10/2015

DESIGNER EVALUATION SUMMARY

Project: Veterans Cemetery Improvements – Middle Tennessee Veterans Cemeteries

Agency: Veterans Services

Category: Standard

SBC Number: 682/004-01-2015

Project Approval Date: 07/09/2015

Total Project Budget: $ 4,350,000.00

MACC (Maximum Allowable Construction Cost): $ 3,635,100.00

Designer Fee: $ 293,938.00

Project Description: Improvements to the existing cemetery to construct Crypts, Columbarium, Kiosk and irrigation system. The project will include the installation of 3,680 crypts, a Columbarium with 650 columbarium niches, gravesite locator Kiosk and irrigation for 10 acres. Project to include all related work.

Ranking	Recommendation
1)	**TLM Associates Inc. -** Showcased past project experience, consistent with the scope of this project. Proposed project team and sub consultants are well qualified. Presented a clear project approach, including some potential special design requirements.
2)	**Gresham, Smith and Partners –** Clear and concise project approach presented. Project team is well qualified to complete work in cemeteries. Located in Middle Tennessee
3)	**EOA Architects –** Project team is experienced and qualified to complete work, some concern over apparent lack of experience working with crypts.

Other Firms Submitted: None