



THE UNIVERSITY of TENNESSEE

KNOXVILLE • CHATTANOOGA • MARTIN • MEMPHIS • TULLAHOMA

Office of Capital Projects

Designer Recommendation

To: Ann McGauran

From: Michelle L. Crowder

Date: March 1, 2018

Project: Neyland Thompson North End Plaza (17/18)
UT Knoxville
SBC 540/009-01-2018

Category: Minor
Total Budget: \$1,000,000
MACC: \$858,000
Designer Fee: \$78,473

This project will create an entry plaza at the north entrance of the Neyland-Thompson Sports Complex located at the corner of Lake Loudoun Blvd. and Johnny Majors Drive. All construction will be exterior and will be comprised of landscaping and hardscaping.

1. Ross/Fowler, P.C.

Ross/Fowler has experience in higher education hardscape design, and they have experience in working with the UT Knoxville campus. Their proposed consultant team includes Cannon and Cannon (Civil), Vreeland Engineers (Electrical), Ross Bryan (Structural) and Engineering Services Group (Mechanical). Ross/Fowler is located in Knoxville, Tennessee.

2. Carol R. Jonson Associates (CRJA-IBI Group)

CRJA has worked with UT Knoxville in the past and has considerable experience in similar project types. CRJA will be using as consultants: Studio Four Design (Architecture), Cannon & Cannon (Engineering), and Chad Steward Associates (Structural). They are located in Knoxville, Tennessee.

3. Hedstrom Design, LLC

Hedstrom Design is a Knoxville based firm with comparable experience in Plaza and civic design. They are proposing as consultants: Civil and Environmental Consultants (Civil), Facility Systems Consultants (Mechanical), and Robin Easter Design (Graphic Design).

A total of 5 firms were solicited for this project with 3 submitting qualifications. The other firms that were solicited are as follows:

Firm Name	Location
Lose & Associates	Nashville, TN
Barge Design Solutions	Knoxville, TN



Designer Recommendations

Project: Statewide TCAT Improvements
 Category: Standard
 Total Budget: \$84,884,821
 MACC: \$13,500,000
 Designer Fee: \$ 790,089
 SBC Project No: 166/000-04-2013

Provide equipment and program expansion and improvements at TCATs statewide as associated with the TCAT Master Plan. This selection will be for an additional East Tennessee Architect. It is anticipated that the project location will be in the upper East region of the state.

1. Reedy & Sykes Architecture/Shaw & Shanks Architects

The proposed team is a joint venture that has successfully completed design and construction of a complete TCAT Campus. The proposed joint venture team is made up of the same designers and consultants that have worked as a team on other projects of similar scope. The designers are familiar with the alternative delivery method process.

2. Johnson Architecture/J Holmes Architecture

The proposed team has valuable experience in programming and program requirements for many TCATs in the TBR system. The design team has strong experience working on TCAT projects including the consultants.

3. Cope Associates, Inc.

The designer and their consultants have worked as a team on a TCAT and several vocational/tech facilities that are similar in scope to the project. The MPE consultant has worked on numerous TCAT projects as well.

A total of 9 firms submitted Letters of Interest for this project:

Firm Name	Location
Artech Design Group, Inc.	Chattanooga
Community Tectonics Architects, Inc,	Knoxville
Cope Associates, Inc.	Knoxville
Design Innovation Architects	Knoxville
Dollar & Ewers Architecture, Inc.	Knoxville
Johnson Architecture/J Holmes Architecture	Knoxville
Red Chair Architects, Inc.	Knoxville
Reedy & Sykes Architecture/Shaw & Shanks Architects	Elizabethton
Studio Four Design	Knoxville



Designer Recommendations

Project:	TSU New Student Housing
Category:	Major
Total Budget:	\$75,300,000
MACC:	\$67,000,000
Designer Fee:	\$3,512,543
SBC Project No:	166/001-05-2017

Complete a long-term student housing modernization program, including the construction of two new housing facilities with approximately 100,000 sf and 350 beds each.

1. **EOA Architects, LLC**

The firm demonstrated extensive residence hall experience, including over 2,100 beds in recent years. Similar projects include four new residence halls for Belmont University and a \$102M residential development (677 beds and a parking garage - completed with associate architect Goody Clancy) at Vanderbilt. The Project Manager has managed all of the firm's student housing projects in the last 15 years. The team's consultants include construction administration (Melvin Gill & Associates), food service and cost estimating. The team's experience working together was the strongest of those submitted with more key team members working on more of the submitted projects. The entire team is located in Nashville.

2. **Moody Nolan**

Using multiple offices, the firm has completed over 6,500 beds in the last four years. The team includes a Student Housing Design consultant (Mackie Mitchell Architects, Asheville, NC and St. Louis, MO). Moody Nolan submitted three similar projects, while Mackie Mitchell provided two. Similar projects from Mackie Mitchell included a \$71.4m, 1,270 bed, four building residential neighborhood for Coastal Carolina University (Conway, SC). The firm's in-house team includes their Studio Director of Housing (in the Columbus, OH office). Additional consultants include food service (Boston), technology & security (Columbus, OH) and cost consultants (Chicago and Toronto, Canada).

3. **Street Dixon Rick Orcutt Winslow**

The firm demonstrated substantial in-house student housing experience, including two separate residence hall projects for The University of the South and one each for Juanita College and Vanderbilt. The Commons at Vanderbilt is a five building project, totaling \$74.1m. The team includes cost estimating and elevator consultants. The team has experience working together and experience working on the submitted projects. The entire team is located in Nashville and Brentwood.

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

Firm Name	Location
Design Innovation	Knoxville
Earl Swensson Associates, Inc	Nashville
EOA Architects, LLC	Nashville
Gilbert McLaughlin Casella architects	Nashville
Goodwyn Mills Cawood	Nashville
HFR Design	Brentwood
Kline Swinney Associates	Nashville
Moody Nolan	Nashville
Street Dixon Rick Orcutt Winslow	Nashville
TMPartners, PLLC	Brentwood
Tuck-Hinton Architects, PLC	Nashville



Designer Recommendations

Project: PSCC Student Recreation Center Fabric Replacement
 Category: Standard
 Total Budget: \$450,000
 MACC: \$396,000
 Designer Fee: \$38,952
 SBC Project No: 166/032-03-2018

The existing frame-supported fabric will be removed and replaced with new 22oz. vinyl coated polyester scrim fabric in comparable colors. One tennis court will be converted to a second basketball/volleyball court.

1. Hurst-Rosche, Inc.

This was the only firm to submit experience with fabric structures. Their letter included several projects very similar to this one, demonstrating their ability to complete this work. These projects include air-supported and frame-supported fabric structures over sporting venues, and playing surfaces for a variety of sports, including basketball. They submitted a team with experience on these relevant projects. The firm is located in Nashville.

2. Community Tectonics Architects, Inc.

This firm submitted projects renovating a recreation center and other higher education facilities. Their experience includes indoor basketball and volleyball courts. They included no previous experience with fabric structures. The proposed team has experience on the refence projects. The firm is located in Knoxville.

3. Studio Four Design

This firm submitted experience with indoor sports facilities, re-roofing projects, and other higher education renovations. They included no previous experience with fabric structures. The proposed team worked on the refenced projects. The firm is located in Knoxville.

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

Firm Name	Location
Community Tectonics Architects, Inc,	Knoxville
Hurst-Rosche, Inc.	Nashville
Studio Four Design	Knoxville



Office of Facilities Management, Planning & Construction

DESIGNER RECOMMENDATIONS

PROJECT: Campus Consultant (Architect)
Category: Minor
Total Budget: \$300,000
SBC Project No.: 369/000-01-2018

1. Michael Brady, Inc.
Michael Brady is a large firm located in Knoxville. Being a large firm, they have many resources such as architects, engineers, and interior designers on staff. They are knowledgeable of SBC policies and procedures.
2. Shaw and Shanks Architects, PC
Shaw and Shanks is located in Johnson City, near ETSU. They are currently working on two projects for ETSU. The Several Buildings Space Renovations project is almost complete and everyone is well satisfied with the results. The Nell Dossett Parking Lot is out to bid. They are knowledgeable of SBC policies and procedures and very familiar with the ETSU campus.
3. Reedy and Sykes Architecture and Design
Reedy and Sykes has successfully completed a variety of projects for ETSU including the Johnson City Day Center which is nearing completion. Their office is located in Elizabethton which is about 20 miles from campus. They are familiar with ETSU and SBC policies and procedures.

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

Firm Name	Location
Michael Brady, Inc.	Knoxville
Shaw and Shanks Architects, PC	Johnson City
Reedy and Sykes Architecture and Design	Elizabethton
Thomas Weems Architect	Johnson City



Office of Facilities Management, Planning & Construction

DESIGNER RECOMMENDATIONS

PROJECT: Campus Consultant (MEP Engineer)
Category: Minor
Total Budget: \$300,000
SBC Project No.: 369/000-01-2018

1. Facility Systems Consultants, LLC
Facility Systems Consultants (FSC) are located in Knoxville and has done many successful projects for ETSU. FSC is very familiar with the campus and most of the buildings. They have been very responsive to help out with any issues that arise. FSC is presently working on two design projects for ETSU. They are knowledgeable of SBC policies and procedures.
2. Michael Brady, Inc.
Michael Brady is a large firm located in Knoxville. Being a large firm, they have many different types of engineers on staff. They are knowledgeable of SBC policies and procedures
3. I.C.Thomasson, Inc.
I.C. Thomasson is located in Knoxville. They have worked on many previous projects for ETSU with good results. They are knowledgeable of SBC policies and procedures.

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

Firm Name	Location
Facility Systems Consultants, LLC	Knoxville
Michael Brady, Inc.	Knoxville
I.C. Thomasson, Inc.	Knoxville
Engineering Services Group	Knoxville