



Staff Report

Subject: Professional Design Services for Public Works Facility and Parks Maintenance Facility renovations

Department/Program: Administration/Public Works/Parks

Explanation:

The City is currently in the process of assembling a design team to proceed with the renovation and redevelopment of the City's Public Works and Parks Maintenance facilities in Vlasis Park. The City recently issued a Request for Qualifications (RFQ) for professional design services for the proposed renovation and redevelopment of the City's Public Works and Parks Maintenance facilities. The design work includes detailed architectural work and drawings, with the ultimate goal of creating a set of documents to be used to bid out the construction of the facility. The City received a number of well qualified submittals to the RFQ. The following firms responded to the RFQ:

Archimages
Bond Architects
Chiodini Architects
Farnsworth Group
H Design Group
Jema
M+H Architects
Mission Architects

A staff committee was used to help review and evaluate the RFQ responses with the ultimate objective of providing a recommendation to the Board. The committee consisted of myself, Public Works Director Jim Link, Public Works Superintendent Rob Farek, Finance Officer Denise Keller, and Assistant Parks Director John Hoffman. Each member of the committee had the opportunity to review the submittals by the firms. After that review period it was determined to bring in three firms for an interview that the committee felt were the most qualified for this project based upon their qualifications and experience. The three firms brought in for an interview were Jema, Archimages, and M+H Architects.

The interviews took place on April 23rd at City Hall. In addition to the interviews, staff reached out to references for the finalists to review their experience and opinion of each firm. After review, it was determined that the committee would recommend the selection of Archimages. Archimages has considerable experience both locally and with municipal and Public Works and Parks facilities, including with garage spaces and pre-engineered metal buildings. References that we spoke to about their work all spoke highly of them.



Upon selecting Archimages as the recommended firm, we had our owner's representative, Navigate, negotiate a contract. The proposed contract with Archimages is a fixed fee for a total of \$225,750 which covers the entire lifecycle of the project from now until occupancy. Navigate believes this to be a fair contract based on their work on other similar facilities.

Recommendation:

Make a motion to approve the contract with Archimages for \$225,750 to provide detailed design services to the City for renovation/redevelopment of the City's Public Works and Parks Maintenance facilities.

Submitted By: Eric Sterman

Date: 5/7/24

Archimages

Professional
Design
Services
Qualifications
for
Public Works
Renovation and
Addition

PREPARED FOR
City of Ballwin

APRIL 5, 2024

143 W. CLINTON PLACE
ST. LOUIS, MO 63122
(314) 965-7445
ARCHIMAGES-STL.COM



April 5, 2024

City of Ballwin
c/o City Administrator's Office
1 Government Center
Ballwin, MO 63011



RE: Letter of Interest - Professional Design Services,
Public Works Renovation and Addition

Archimages is pleased to submit qualifications in response to the City of Ballwin's RFQ for Professional Design Services for Public Works Renovation and Addition.

Archimages has successfully completed over 250+ municipal and public works facilities throughout the Midwest. We are uniquely qualified to provide planning, design, and construction administration services to the City of Ballwin based on the expertise we have accumulated in this specialized facility type. Our Project Manager and all team members provide services steeped in knowledge and years of hands-on experience with municipal, public works, maintenance, and storage facilities.

We provide the City of Ballwin with:

- Immediate availability.
- Proven skill in public works assessment, site planning, facility planning, design, and construction administration.
- Multi-disciplinary expertise. Our architectural and engineering team has a solid reputation and successful teaming history on municipal/public works, maintenance, and storage facility projects.
- Proven experience. We have provided recent services to the St. Charles County Ambulance District (SCCAD) for their new Administrative HQ & Operations Center as well as Fenton Fire Protection District for their new Administrative HQ/Training & Maintenance Campus. We encourage you to call SCCAD's Chief - Kelly Cope (636-344-7600) and Fenton FPD's Fire Marshal Chris Thiemann (636) 343-4188 to hear how Archimages successfully met their needs.

Archimages respectfully requests the opportunity for an interview with your selection committee to demonstrate our passion, discuss our process and the critical next steps of your project development. We are confident that our team represents **"The Right Fit"** for the City of Ballwin.

Most sincere regards,

Roy Mangan, RA
Principal
rmangan@archimages-stl.com
(314) 965-7445

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Tab 1
General Information &
Subconsultant Team
Structure

BY THE NUMBERS

36

Years
in Business

28

Staff
Members

15

Years
Average Employee
Tenure
(Consistent Team)

90

Percent
Referral Based
Business



Firm Information

Municipal Experts

Archimages has provided full service architectural and interior design services since 1988. Founding principals Greg Garner and Jim Huber as well as principals Roy Mangan, Joe Carey, and Katie Kramer continue to grow the business through responsive client interactions, unique designs, and use of a consistent design team. **We have garnered an exceptional reputation as municipal design experts -providing complete projects that address the needs and, often limited, budgets of clients.**

Robust Experience

Archimages has completed 250+ municipal and public works projects for municipalities, districts, and departments. We provide a full continuum of services from facility and site assessments, master planning, programming and design through construction closeout. Our architects are skilled in phasing, new construction and renovation projects and will navigate the City of Ballwin through complexities and all project phases. Archimages will provide solutions that reflect state-of-the-art design standards and industry protocols.

Subconsultants

Archimages maintains long-term relationships with each of our engineering subconsultants:

Horner & Shifrin

M.E.P., FP Engineers, Security, AV, IT

KPFF

Structural Engineers

NOTE: The RFQ indicates the City is providing Civil Engineering. If the City should decide to include civil engineering under the A/E team, we suggest **CEDC - Civil Engineering Design Consultants**. We have a long standing and successful relationship with CEDC for 15+ years on municipal and educational building projects.

Business Information

Financial Strength and Litigation information found in Section 1, pages 7-8.

Honors & Awards

- 2021 American Public Works Association Award - Kansas City Kansas Fire Department Station #12
- 2017 American Public Works Association Award - Olivette Municipal Center
- 2017 Silver, Fire Chief Association
- 2009 Notable Award, Fire Chief Association
- 2004 Bronze Award, Fire Chief Publications
- Multiple LEED awards

AUTHORIZED CONTACT

Roy Mangan, RA
Principal
rmangan@archimages-stl.com
(314) 965-7445

Address:
143 W. Clinton Place
St. Louis, MO 63122

TAX ID NO.

Fed: 43-1481473
State: 13579894

BUSINESS REGISTRATION

Registered S-Corp in Missouri since 1988.

IN-HOUSE SERVICES

Architectural Design
Interior Design
Space Planning
LEED / Sustainable Design
Master Planning
Bond Issue Assistance
Site Feasibility Studies
Facility Assessments
Project Management
Budget / Cost Management
Graphic Design
Signage Specification
Artwork Specification
Construction Contract Admin

Firm Information - Subconsultants

Past Working History

Archimages has cultivated exceptional relationships with each of our subconsultants through prior municipal projects including public works and parks facilities. Our team members have developed clear efficiencies in communication and design processes. **With our methods firmly established, we are a powerfully unified team focused on serving the City of Ballwin.**

Horner & Shifrin

MEP, FP Engineering, Security/IT

Horner & Shifrin, Inc. is a professional service organization with offices in St. Louis, Missouri and O'Fallon, Illinois. Horner & Shifrin offers comprehensive M.E.P., FP, Technology, Security, AV engineering and design services in all phases of a project, including planning, development, design, and construction administration.

20+ year relationship with Archimages.



KPFF

Structural Engineering

KPFF is a team of structural professionals with experience ranging for more than 60 years providing full service structural and seismic analysis services. The firm has designed a wide variety of building types to include fire safety, police, municipal, commercial, educational, multi-family, and industrial facilities.

18+ year relationship with Archimages.



Civil Engineering (if required by A/E)

CEDC

Civil Engineering

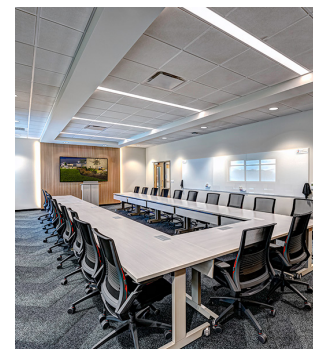
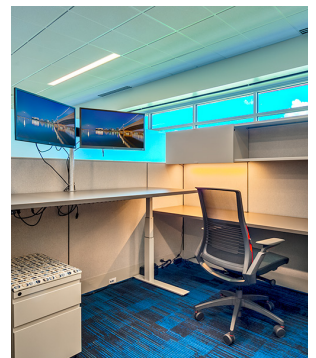
CEDC is a privately owned Missouri Corporation founded in 2000 by principals Brandon A. Harp, P.E. and Paul K. Boyer, P.E. CEDC has shown an outstanding record in providing top quality Civil / Survey services to clients within the time constraints specified for each project.

15+ year relationship with Archimages.

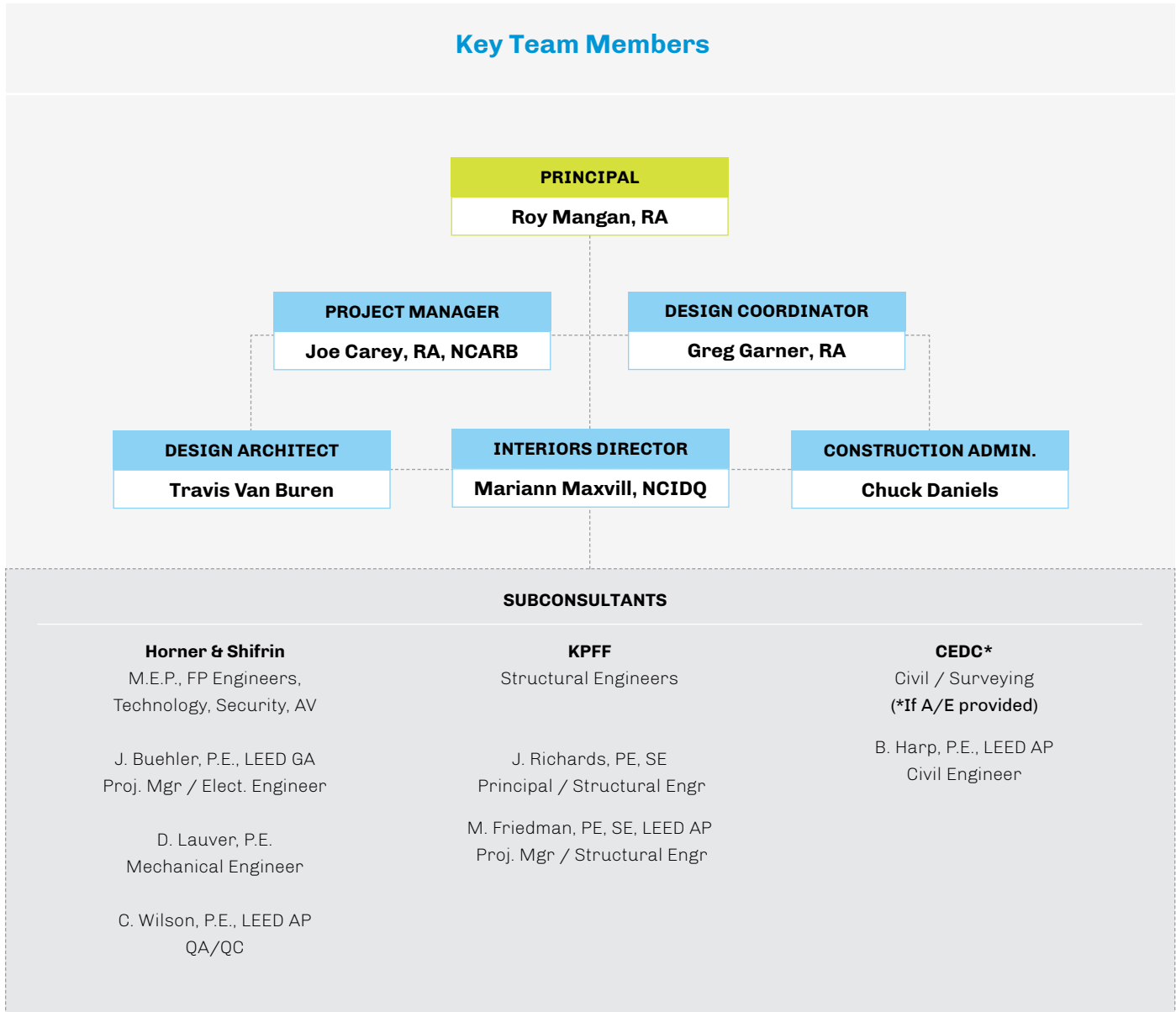


Firm Information - Team Projects

	Archimages	Horner & Shifrin	KPFF	CEDC
St. Charles County Ambulance District - New Administrative HQ & Operations/Maintenance Center	X	X	X	X
Fenton Fire Protection District, New Headquarters & Maintenance Campus	X	X	X	X
City of Collinsville Public Works Complex	X		X	X
City of Dardenne Prairie Athletic Complex & Maintenance Storage Bldg.	X	X	X	X
Rolla Municipal Utilities Consolidation: Maintenance Dept. & Admin/Service Dept.	X	X	X	
City of Chesterfield, Public Works Mezzanine Storage Addition	X	X	X	X
City of Ellisville, Municipal Center Expansion & Reno.	X	X	X	X
Olivette Municipal Complex (City Hall / Police / Fire)	X	X	X	X
Jefferson R-7 Fire Protection District, Pre-Engineered Metal Bldg. Addition	X	X	X	
Creve Coeur F.P.D, Fire Station #2	X	X	X	X
Berkeley Police Station	X	X	X	X
Springfield (IL) Fire Dept., Three New Fire Stations	X	X	X	X
Affton New Replacement Fire Station	X	X	X	X



Firm Information - Organizational Chart



Firm Information - Financial Stability

Financial Strength

Note: Corporation Financial Documents can be made available upon award of project.



1950 Richardson Road
Arnold, MO 63010
314-633-6718

March 28, 2024

RE: Archimages Inc.

To Whom It May Concern:

Archimages has been a customer since April of 2019. They have two depository accounts with the bank and have maintained a combine average balance of a high six figure. These accounts have always been handled in an as agreed upon manner. Archimages does not currently or previously have any borrowings with Midwest BankCentre.

Should you have any questions, please feel free to call. My cell number is 314-609-2400.

Sincerely,

A handwritten signature in black ink that reads "Timothy K Walsh".

Timothy K Walsh
President Jefferson County Commercial Division
Midwest BankCentre
twalsh@midwestbankcentre.com

Firm Information - Claims / Judgements/Suits

History of Claims / Judgements / Suits

The following are claims/judgements/suits for the past 10 years involving Archimages.

None of these cases represented direct allegations against our design services.

Date claim made: April 2021

Claimant: The Bank of Missouri

Project: The Bank of Missouri Data Center

Nature of Claim: Archimages, Inc. is a Third Party Defendant named in a construction related dispute between the Claimant and the Design-Build Contractor who held Archimages' design contract.

Status: Open, In Mediation

Date claim made: August 2015

Claimant: Florissant Surgery Centers, LLC

Project: Eye Surgical Center - Florissant, MO

Nature of Claim: Claim stated that HVAC system was designed incorrectly by sub-consultant under Archimages contract. Mediation failed to find resolution. Arbitration process was held and found Archimages/Engineer to have zero (0) responsibility for any issue. Client currently pursuing manufacturer due to errors/omissions in fabrication and installation of system. No action taken against Archimages.

Status: Closed

Date claim made: December 2018

Claimant: St. Luke's Episcopal - Presbyterian Hospitals

Project: Women's Center, Chesterfield Valley Professional Building

Nature of Claim: This claim was related to a patron falling on a section of walkway outside of the M.O.B. that Archimages had provided services to add an entry vestibule and interior upgrades. The walkway in question was not part of the Archimages design services but because it was part of the overall project modifications, all design and construction participants were cited in the case. A settlement was reached during mediation and no responsibility was related to Archimages, Inc.

Status: Closed

Tab 2
Representative
Project Experience,
Lead Firm

MUNICIPAL



CITY OF O'FALLON

New Parks Maintenance Facility and New Fire Department HQ & Station

O'FALLON, IL | Archimages provided evaluation, master planning, design and construction administration for development of a 15 acre parcel for a new 7,500 sf parks maintenance facility, new 16,400 sf firehouse, future community greenhouse, and future orchard grounds and walking trails for this growing community.

The **Parks Maintenance building** includes three drive-through vehicle/equipment storage bays; wash bay; service bay featuring service lift, tool distribution area, and workbench; tool storage; chlorine and pesticide storage; pallet rack system; offices and support space; exterior secured material storage bins and employee parking.

The new five-bay Fire Department HQ & Fire Station is efficiently designed with ergonomic workstations,

sleeping quarters, kitchen/dining/dayroom, fitness room, and training/conference center for both the fire department and the community.

Site development included comprehensive utility infrastructure and access roadways. Existing subsurface mines were researched and remediated as required.

Size

Parks Building: 7,500 sf

Fire Station: 16,400 sf

Construction cost

Parks Building: \$ 1,100,000

Fire Station: \$ 4,200,000

Completion

2015

REFERENCE CONTACT

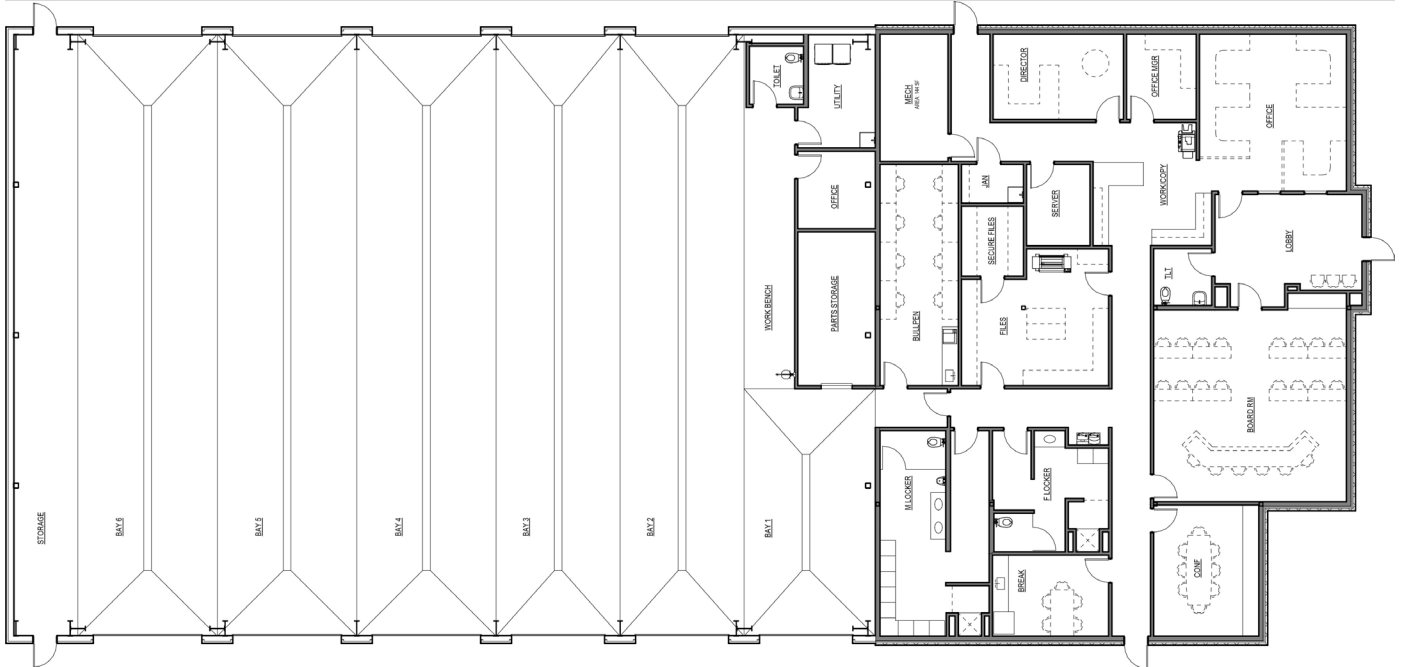
References no longer employed with the city

City of O'Fallon
Parks & Recreation Dept.
308 E. Fifth Street
O'Fallon, IL 62269
(618) 624-0139

KEY PERSONNEL

R.Mangan, G.Garner, J.Carey,
T.Van Buren, M.Maxvill

MUNICIPAL



Pre-Engineered Metal Building - Maintenance/Storage

PUBLIC WATER SUPPLY DISTRICT NO.1 OF JEFFERSON COUNTY

New Maintenance & Administration Building

ARNOLD, MO | Archimages provided existing facility analysis, programming, site analysis and site test fit for a new Maintenance and Administration building in Jefferson County.

The new combined facility will allow the District to share amenities between the departments. The new **Maintenance facility** will be a 8,800 sf, **pre-engineered metal building** providing heated vehicle storage, five drive-thru vehicle bays, one non-drive-thru bay, shop space/work bench area, parts and pallet storage, and possible wash bay. The connected 4,855 sf **Administration facility** will be a conventionally framed building featuring board room, conference room, private offices, 'bullpen' offices, work area, storage, men & women

locker rooms, breakroom, and secured lobby with public interaction through secure transaction window. The facility will include integrated technology and security throughout.

As a result of analysis and programming, the District has decided to seek a new site. The project will resume when a new site is acquired.

Size

Total Building: 13,655 sf

Maintenance: 8,800 sf

Administration: 4,855 sf

Construction cost

\$ 5,733,160 (estimate)

Completion

Project on hold while client finds a new site

REFERENCE CONTACT

Erin DeVore
Executive Director
(636) 296-0659

Public Water Supply District
No.1 of Jefferson County
2970 Schneider Drive
Arnold, MO 63010

KEY PERSONNEL

R.Mangan, J.Carey,
M.Maxvill, C.Daniels

MUNICIPAL



Pre-Engineered Metal Building - Maintenance & Storage



FENTON FIRE PROTECTION DISTRICT

Headquarters & Maintenance Campus

FENTON, MO | Archimages provided evaluation, design, and construction administration for a new 4.5 acre campus featuring Administration HQ & Training Center, Fire Station, Burn/Training Tower, and Maintenance Garage with reserve Apparatus Storage.

The 26,700 SF **Administration HQ/Training Center** incorporates offices, conference rooms, Board Room, Training Facility, Police Substation and support spaces including restrooms, breakroom, storage, and ICC 500 storm shelter. The boardroom and training areas are designed with afterhours security to allow for community access.

The 5-bay **Fire Station** features conference room, dayroom, dining room and kitchen with a covered outdoor patio, fitness center, two-story training mezzanine, SCBA, and Decon-Room.

Additional campus structures include **three-story Live Burn Building/Training Tower** and a

pre-engineered metal Maintenance/Reserve Apparatus Storage Building that incorporates six bays, a large 75,200 lbs apparatus lift and a 4-post, 18,000 lbs drive-on lift for ambulance and duty vehicles, office, parts storage, mezzanine storage and a restroom.

Other campus amenities include covered outdoor training area, campus emergency-power generators and fleet fuel center.

All designs incorporate behavioral & physical health needs and environmental stewardship elements, while providing for low maintenance, flexible, and enduring facilities.

Size

- Campus: 4.5 acres
- HQ & Fire Station: 26,700 sf
- Maintenance: 6,500 sf
- Construction cost**
\$ 9,965,038
- Completion**
2022

REFERENCE CONTACT

Chris Thiemann,
Fire Marshal
(636) 343-4188

Fenton F.P.D.
845 Gregory Lane
Fenton, MO 63026

KEY PERSONNEL

R.Mangan, G.Garner, J.Carey,
T.Van Buren, M.Maxvill

MUNICIPAL



Pre-Engineered Metal Building - Maintenance & Storage

CITY OF DARDENNE PRAIRIE

Parks & Recreation Department New Maintenance Facility

DARDENNE PRAIRIE, MO | Archimages provided planning, design, and construction administration for a new Parks & Recreation maintenance and storage facility.

The new facility houses Parks and Recreation materials and vehicles. A **pre-engineered building system** allowed for flexible and durable spaces with a shortened construction timeline. Conditioned office and breakroom amenities were coupled with a 2-bay vehicle storage area. Organized storage systems increased material storage capacities to be achieved. A mezzanine above the office and break room areas provides

additional storage capacity with removable rail systems allowing for easy access and provided space for rarely used materials so valuable floor space was maximized.

Site and the building were designed for future expansion with minimal operations disruption.

Size

3,840 sf

Construction cost

\$ 3,000,000 (this project was part of a larger project for a new athletic complex).

Completion

2021

REFERENCE CONTACT

Reference no longer employed with the city.
(636) 561-1718

City of Dardenne Prairie
2032 Hanley Road
Dardenne Prairie, MO 63368

KEY PERSONNEL

R.Mangan, G.Garner, J.Carey



CITY OF COLLINSVILLE

New Public Works Complex

COLLINSVILLE, IL | Archimages provided master planning, site evaluation, design, and future construction administration for a new Public Works complex to effectively serve the city infrastructure and citizens.

The new Public Works complex sits on a 19.2 acre site. The six building, 68,884 sf complex includes water storage/maintenance building (13,500 sf), storage building (11,000 sf), public works administration building (6,000 sf), main garage/maintenance building (13,284 sf), future-expansion garage/maintenance (13,284 sf), V-Box storage building (1,816 sf), future-expansion garage/storage building (10,000 sf), and fuel station. The site also includes salt brine tank, calcium chloride

tank, two salt domes, sand and gravel domes, sweep box, pipe storage/material storage. Site work includes all new utility infrastructure and access roads, security gates and storm water management system.

Size

68,884 sf

Construction cost

\$ 11,000,000

Completion

2025 (estimate)

REFERENCE CONTACT

Mr. Dennis Kress
Director of Public Works
(618) 346-5211

City of Collinsville
125 S. Center Street
Collinsville, IL 62234

KEY PERSONNEL

R.Mangan, G.Garner, J.Carey,
T.Van Buren, M.Maxvill

MUNICIPAL



ST. CHARLES COUNTY AMBULANCE DISTRICT

New Administrative Headquarters and Operations Center

ST. PETERS, MO | Archimages provided site/building feasibility studies, bond issue support, design, and construction administration for a new state-of-the-art administrative headquarters and operations center including a large maintenance facility.

Archimages designed a modern 141,000 sf facility including a two-story **administrative HQ and offices**, training center, simulation labs, emergency operations center, medical clinic and lab, fitness center, community room, board chambers, expansive **maintenance and operations areas - 26,000 sf vehicle service center (12 bays with lifts, alignment, fabrication and associated tire/parts storage, support office, library, locker rooms), 38,311 sf indoor parking (56 bays for Transfer Division - spare and specialty vehicles), 20,000 sf**

warehouse, staging, and operations distribution center

The **site features a fuel station**, support parking, exterior plazas and an expansive vehicle training course with a pedestrian trail system. The architecture provides a branded image for the District and incorporates a hardened exterior envelope to support the essential services mandate for the facility.

Size

141,562 sf

Construction cost

\$ 22,160,278

Completion

2021

REFERENCE CONTACT

Chief Kelly Cope
(636) 344-7600

St. Charles County
Ambulance District
2000 Salt River Road
St. Peters, MO 63376

KEY PERSONNEL

R.Mangan, G.Garner, J.Carey,
T.Van Buren, M.Maxvill

Representative Project Experience

Firestream Worldwide

CHESTERFIELD, MISSOURI

New 12,000 sf **pre-engineered metal** corporate offices and flight service facility. Our design team used brand initiatives and an industrial concept for this inspiring facility which includes open office space, mezzanine, cafe, customer service lounge, and **aircraft maintenance and storage hangar**.

Reference: Glen Turner, President, (636) 778-2800

Completion: 2014

Size: 12,000 sf

Cost: Confidential

Key Personnel: R.Mangan, G.Garner, T.Van Buren, M.Maxvill



**Pre-Engineered Metal Building,
Maintenance & Storage**

Jefferson R-7 Fire Protection District

FESTUS, MISSOURI

New **pre-engineered metal building addition** for apparatus bays (5-bays) and support space and phased renovation of existing apparatus bays into living quarters and renovation of the existing living quarters into administration offices, training rooms, and a community room.

Reference: Deputy Chief Michael Straussberg (636) 937-6878

Completion: 2017

Size: PH 1 (7,826 sf); PH 2 (3,385 sf; PH 2 (2,682 sf)

Cost: \$1,795,158

Key Personnel: R.Mangan, G.Garner, J.Carey, M.Maxvill



**Pre-Engineered Metal Building,
Fire Station Apparatus Bays and Support Areas**

Rolla Municipal Utilities

ROLLA, MISSOURI

Renovation (54,200 sf) and addition (7,000 sf) of to expand RMU's existing operations center to include administrative/ dept offices, while expanding fleet storage and warehousing capabilities. The existing **warehouse and fleet storage** area will be expanded to **include additional warehousing space, shipping/receiving loading docks, wash base and service bays, as well as 12 additional fleet storage bays. This will result in 12,000 sf of additional storage space. The site will be re-designed to improve traffic flow and provide additional staff and public parking for the new facility.**

Reference: Rodney Bourne (573) 364-1572

Completion: Ongoing

Size: 61,200 sf

Construction cost: \$ 6,500,000

Key Personnel: R.Mangan, G.Garner, T.Van Buren, M.Maxvill, C.Daniels



Rolla Municipal Utilities, Warehouse & Fleet Storage

Representative Project Experience

Winfield-Foley Fire Protection District

WINFIELD, MISSOURI

New, one-story, 7,600 sf **pre-engineered metal fire station** that includes district administrative offices, fitness area, living quarters/kitchen/dining/day room, and FEMA storm shelter. Project was funded through a FEMA Firefighters Station Construction Grant.

Reference: Reference no longer employed by District

Completion: 2012

Size: 7,600 sf

Cost: \$1,400,000

Key Personnel: R.Mangan, G.Garner, M.Maxvill



**Pre-Engineered Metal Building,
New Fire Station and Apparatus Bays**

City of Chesterfield, Public Works Department

CHESTERFIELD, MISSOURI

Addition of 2,000 sf mezzanine for parts storage with second level access for forklift loading.

Reference: Zac Wolff, Asst. City Engineer (636)537-4757

Completion: 2024 (fourth quarter)

Size: 2,000 sf

Cost: \$396,500

Key Personnel: J.Carey, C.Daniels



Auto Body and Maintenance Facilities

MID-MISSOURI AREA

Designed for 200,000+ sf of auto body, maintenance and repair facilities throughout the Mid-Missouri area. Clients include Car Craft Auto Body, Dobbs Tire & Auto, and Five Star Auto Body. Projects, both new construction and renovation, include corporate offices and administration areas, parts and equipment storage, service bays, drive-through estimation bays, high performance paint booths, loading docks, showrooms, retail space, and facade upgrades.

Reference: Various references; David Dobbs (636) 677-2101; Garry Goddard, Jr. , Chesterfield, MO (636) 534-7000; Eric Hummel, Arnold, MO (636) 282-5600

Completion: 2016 through to present

Size: 200,000+ sf of autobody/maintenance & repair spaces

Cost: Various projects, Various Costs

Key Personnel: R.Mangan, G.Garner, J.Carey, M.Maxvill



Tab 3
Representative
Project Experience,
Sub Consultants

Representative Project Experience

Horner & Shifrin (MEP,FP, Security, IT Engineers)

St. Charles County Ambulance District New Headquarters & Operations Center

ST. PETERS, MISSOURI

New 141,562 sf Administrative Headquarters and Operations Center including two-story **administrative** HQ, training center, EOC, fitness center, community room, board chambers, **expansive maintenance and operations areas**, indoor parking, warehouse, operations distribution center. Site features fuel station, support parking, exterior plazas and expansive vehicle training course with pedestrian trail system.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2021

Size: 141,562 sf

Cost: \$22,160,278

Key Personnel: J.Buehler, C.Wilson



Rock Creek Public Sewer District, Maintenance & Storage Garage

KIMMSWICK, MISSOURI

New 5,625 sf **Maintenance and Equipment Storage Garage** including five 14' x 45' vehicle bays, restroom, and miscellaneous storage area.

Reference: Don Daniel, District Administrator (636) 464-3305

Completion: 2023

Size: 5,625 sf

Cost: \$1,525,000

Key Personnel: J.Buehler, C.Wilson, D.Lauver



**Pre-Engineered Metal Bldg. (in-progress image),
Rock Creek Maintenance & Storage Garage**

Fenton Fire Protection District Headquarters & Maintenance Campus

FENTON, MISSOURI

New 4.5 acre campus featuring Administration HQ and Training Center, Fire Station #2, Burn/Training Tower, and 6,500 sf **Maintenance Garage with reserve apparatus storage**.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2022

Size: Campus (4.5 acres), Maintenance (6,500 sf), HQ/ Training/Fire Station (26,700 sf)

Cost: \$9,965,038

Key Personnel: J.Buehler, C.Wilson, D.Lauver



Representative Project Experience

KPFF (Structural Engineer)

City of Collinsville, Public Works Complex

COLLINSVILLE, ILLINOIS

Master planning and design for a new 68,884 sf six building Public Works complex featuring water storage/maintenance building (13,500 sf), storage building (11,000 sf), public works administration building (6,000 sf), main garage/maintenance building (13,284 sf), V-Box storage building (1,816 sf), and future-expansion buildings. The site also includes salt brine tank, calcium chloride tank, two salt domes, sand and gravel domes, sweep box, pipe storage/material storage.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2025

Size: 68,884 sf complex

Cost: \$11,000,000

Key Personnel: J.Richards

Jefferson R-7 Fire Protection District

FESTUS, MISSOURI

New **pre-engineered metal building addition** for apparatus bays (5-bays) and support space and phased renovation of existing apparatus bays into living quarters and renovation of the existing living quarters into administration offices, training rooms, and a community room.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2017

Size: PH 1 (7,826 sf); PH 2 (3,385 sf; PH 2 (2,682 sf)

Cost: \$1,795,158

Key Personnel: J.Richards

UPS Parcel Distribution Center

CONWAY, ARKANSAS

New 23,000 sf, one-story **pre-engineered metal building** containing office space, vehicle maintenance and wash bays, and vehicle loading areas.

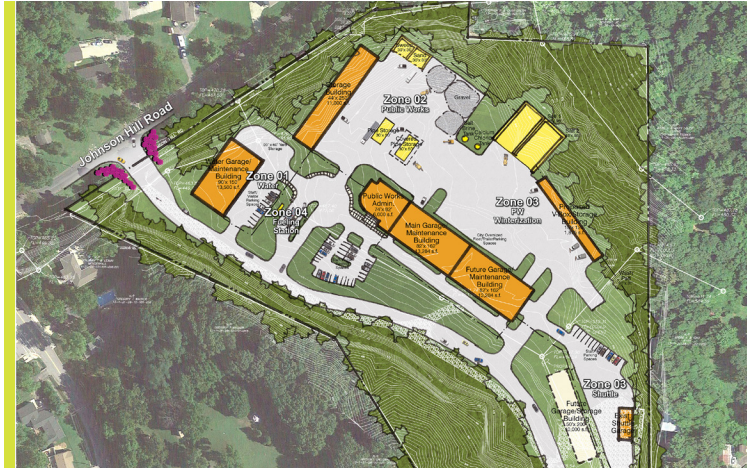
Reference: Mike Tubbs, Korte (314) 231-3700

Completion: 2020

Size: 23,000 sf

Cost: Confidential

Key Personnel: J.Richards



**Pre-Engineered Metal Building,
Fire Station Apparatus Bays and Support Areas**



**Pre-Engineered Metal Building,
UPS Parcel Distribution Center**

Representative Project Experience

CEDC (Civil Engineer)

City of Ballwin, Various Projects

BALLWIN, MISSOURI

Various projects for the City of Ballwin over several years including new police station (23,000 sf) and Vlasik Park Renovation.

Completion: 2023 and 2024

Size: Police Station (23,000 sf)

Cost: \$13,200,000 (police station), \$1,650,000 (Vlasik Playground)

Key Personnel: P.Boyer, B.Harp



Fenton Fire Protection District Headquarters & Maintenance Campus

FENTON, MISSOURI

New 4.5 acre campus featuring Administration HQ and Training Center, Fire Station #2, Burn/Training Tower, and 6,500 sf

Maintenance Garage with reserve apparatus storage.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2022

Size: Campus (4.5 acres), Maintenance (6,500 sf), HQ/Training/Fire Station (26,700 sf)

Cost: \$9,965,038

Key Personnel: B.Harp



City of Collinsville, Public Works Complex

COLLINSVILLE, ILLINOIS

Master planning and design for a new 68,884 sf six building Public Works complex featuring water storage/maintenance building (13,500 sf), storage building (11,000 sf), public works administration building (6,000 sf), main garage/maintenance building (13,284 sf), V-Box storage building (1,816 sf), and future-expansion buildings. The site also includes salt brine tank, calcium chloride tank, two salt domes, sand and gravel domes, sweep box, pipe storage/material storage.

Reference: Roy Mangan, Archimages (314) 965-7445

Completion: 2025

Size: 68,884 sf complex

Cost: \$11,000,000

Key Personnel: B.Harp



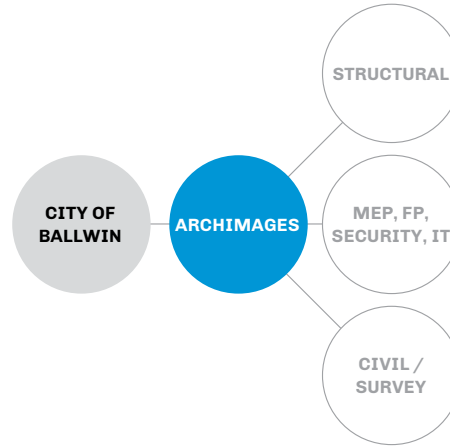
Tab 4
Key Personnel

Leadership / Capabilities

A Seamless Process

Because we believe that chemistry is crucial in effective collaborations, we maintain healthy long term relationships with our team members. This familiarity and the trust it fosters guarantees maximized efficiency; established communication protocols; and seamless coordination, design, and documentation.

Archimages functions as the "hub" of our team and assumes all responsibility for coordination within the team as well as with the City of Ballwin. This leadership role establishes a single point of contact for you, providing you the peace of mind and the responsive service you expect.



“

Meetings with everyone from Archimages have been thorough, and we felt they listened, studied, and applied the concepts we presented. Their graphic renderings have been high quality and presented with the intent to revise and improve in follow up meetings. The communication has been clear and open. ***It is with confidence that I recommend Archimages.***”

Gwen Cresswell, Finance Manager
Rolla Municipal Utilities (MO)

Workload & Ability to Perform Work

The Archimages team’s current and projected workload will allow for immediate and consistent support by all selected team members for the duration of your project.

Archimages enjoy steady workloads which are managed by the firm’s principals and management personnel. Weekly staff utilization levels are reviewed and adjusted to ensure critical path deadlines are met for all projects. We have populated our team with professionals having many years of experience within the municipal / public works design industry.

This maximizes productivity and ensures full adherence with schedule milestones.

Contingency Plan

Archimages employs ample staff to cover the unexpected loss of a team member. Our architects and designers are experienced in all market segments we serve and are able to seamlessly step in to project roles should an unforeseen event arise.



Roy Mangan, RA

Principal-in-Charge / Public Safety Design Specialist

Roy has over three decades of architecture and management experience focused primarily on municipal facility master planning and design. He holds exceptional knowledge and capabilities for building evaluation and the integration of efficient facility design with the health and safety needs of occupants. His municipal designs have been presented at national conferences and consistently garner admiration from clients and award recognition within the design industry.

Relevant Experience

Fenton Fire Protection District

- Fenton, Missouri*
- Headquarters Campus (Administration, Training, Burn Tower, and Maintenance/Storage)
- Multiple Fire Stations

City of Collinsville

- Collinsville, Illinois*
- Municipal Center Renovation
- New Public Works Campus

Public Water Supply District No.1 of Jefferson County

- Arnold, Missouri*
- New Maintenance Building and Administration Building

Rolla Municipal Utilities

- Rolla, Missouri*
- Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

St. Charles County Ambulance District

- St. Peters, Missouri*
- New Headquarters and Operations/Maintenance Center
- Multiple New Base Stations

City of O'Fallon

- O'Fallon, Illinois*
- New Parks Maintenance Facility
- New Fire Station

City of Columbia Fire Department

- Columbia, Missouri*
- New Maintenance & Vehicle Storage Facility
- Renovations to three fire stations & training academy facility

Central County Fire & Rescue

- St. Peters, Missouri*
- New Administration Building
- New Training and Storage Facility

Jefferson R-7 Fire Protection District

- Festus, Missouri*
- *(Pre-engineered metal building)* Expansion and Renovation of Fire Station & Administration Offices

Firestream Worldwide

- Chesterfield, Missouri*
- *(Pre-engineered metal building)* Corporate Offices and Aircraft Maintenance / Storage Hanger

Winfield-Foley Fire Protection District

- Winfield, Missouri*
- *(Pre-engineered metal building)* New Fire Station

Auto Body & Maintenance Facilities

- Throughout Missouri & Illinois*
- Numerous Maintenance/Repair/Diagnostic Centers

Hunter Engineering, Inc.

- St. Louis, Missouri*
- Diagnostic Training Center, R&O Equipment Facility, and Corporate Offices

City of Ellisville

- Ellisville, Missouri*
- City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

Education

Bachelor of Architecture

University of Kansas

Registration

Registered Architect:

State of Missouri

Years Experience

Total

33

With Archimages

23

Office Location

St. Louis, Missouri



Joe Carey, RA, NCARB

Principal / Project Manager

Joe has 16 years of architectural planning, design, management, and construction administration experience. He holds extensive experience in both renovation and new construction of municipal facilities including public works, public safety, and city hall/administration. He is well-known for active problem solving and consistently brings creative ideas for facility effectiveness and efficiency. Joe has earned the respect and trust of our clients who depend upon his expertise and his dedication to consistently bring projects to completion on time and on budget.

Relevant Experience

Public Water Supply District No.1 of Jefferson County

Arnold, Missouri

- New Maintenance Building and Administration Building

St. Charles County Ambulance District

St. Peters, Missouri

- New Headquarters and Operations/Maintenance Center
- Multiple New Base Stations

Fenton Fire Protection District

Fenton, Missouri

- Headquarters Campus (Administration, Training, Burn Tower, and Maintenance/Storage)

City of Collinsville

Collinsville, Illinois

- Municipal Center Renovation
- New Public Works Campus

Rolla Municipal Utilities

Rolla, Missouri

- Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

City of O'Fallon

O'Fallon, Illinois

- New Parks Maintenance Facility
- New Fire Station

Auto Body & Maintenance Facilities

Throughout Missouri & Illinois

- Numerous Maintenance/Repair/Diagnostic Centers

Jefferson R-7 Fire Protection District

Festus, Missouri

- **(Pre-engineered metal building)** Expansion and Renovation of Fire Station & Administration Offices

Winfield-Foley Fire Protection District

Winfield, Missouri

- **(Pre-engineered metal building)** New Fire Station

Hunter Engineering, Inc.

St. Louis, Missouri

- Diagnostic Training Center, R&O Equipment Facility, and Corporate Offices

City of Olivette

Olivette, Missouri

- Municipal Facility Evaluation
- New Municipal Center (City Hall, Police, Fire Station)

City of Creve Coeur

Creve Coeur, Missouri

- New Police Station
- New Fire Station

City of Eureka

Eureka, Missouri

- New City Hall & Police Department

City of Ellisville

Ellisville, Missouri

- City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

Education

Masters of Architecture

University of Kansas

Registration

Registration:

State of Missouri

State of Illinois

National Council of Architectural Registration Boards (NCARB)

Years of Experience

Total Years:

16

With Firm:

16

Office Location

St. Louis, Missouri



R. Gregory Garner, RA

Principal / Design Coordinator

Greg's 40+ years of architectural design, technical expertise and project management experience encompass the full range of the firm's municipal project history. He has worked with clients along the broad spectrum of the Public Sector with facility types including public works, fire/EMS stations, police stations, city halls & courts, 911 and emergency operations centers. His solid understanding of municipal/public works facility functions and needs provides for his ability to provide expert, clearly defined solutions to meet client's goals.

Relevant Experience

Fenton Fire Protection District

Fenton, Missouri

- Headquarters Campus (Administration, Training, Burn Tower, and Maintenance/Storage)
- Multiple Fire Stations

City of Collinsville

Collinsville, Illinois

- Municipal Center Renovation
- New Public Works Campus

Rolla Municipal Utilities

Rolla, Missouri

- Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

St. Charles County Ambulance District

St. Peters, Missouri

- New Headquarters and Operations/Maintenance Center
- Multiple New Base Stations

City of O'Fallon

O'Fallon, Illinois

- New Parks Maintenance Facility
- New Fire Station

City of Columbia Fire Department

Columbia, Missouri

- New Maintenance & Vehicle Storage Facility
- Renovations to three fire stations & training academy facility

Central County Fire & Rescue

St. Peters, Missouri

- New Administration Building
- New Training and Storage Facility

Jefferson R-7 Fire Protection District

Festus, Missouri

- *(Pre-engineered metal building)* Expansion and Renovation of Fire Station & Administration Offices

Firestream Worldwide

Chesterfield, Missouri

- *(Pre-engineered metal building)* Corporate Offices and Aircraft Maintenance / Storage Hanger

Winfield-Foley Fire Protection District

Winfield, Missouri

- *(Pre-engineered metal building)* New Fire Station

Auto Body & Maintenance Facilities

Throughout Missouri & Illinois

- Numerous Maintenance/Repair/Diagnostic Centers

Hunter Engineering, Inc.

St. Louis, Missouri

- Diagnostic Training Center, R&O Equipment Facility, and Corporate Offices

City of Ellisville

Ellisville, Missouri

- City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

City of Creve Coeur

Creve Coeur, Missouri

- New Police Station
- New Fire Station
- Government Center Renovation

Education

Bachelor of Architecture

University of Kansas

Bachelor of Environmental Design

University of Kansas

Registration

Registered Architect:

State of Missouri

Years Experience

Total

41

With Archimages

36

Office Location

St. Louis , Missouri



Travis Van Buren

Architectural Designer

Travis has 37 years of architectural experience with an emphasis on planning and design. He has been involved in diverse project types including municipal, corporate, healthcare, and religious. His extensive expertise in planning and design are valued assets and allow him to consistently provide innovative solutions that balance the physical and budgetary needs of our municipal clients and facility users.

As Design Architect, Travis will be responsible for document development throughout the design phase. Internally, he will work directly with our Project Team on site and building concept development, programming, and exterior design issues associated with the project.

Relevant Experience

Fenton Fire Protection District

Fenton, Missouri

- Headquarters Campus (Administration, Training, Burn Tower, and Maintenance/Storage)
- Multiple Fire Stations

City of Collinsville

Collinsville, Illinois

- New Public Works Campus

St. Charles County Ambulance District

St. Peters, Missouri

- New Headquarters and Operations/Maintenance Center
- Multiple New Base Stations

City of O'Fallon

O'Fallon, Illinois

- New Parks Maintenance Facility
- New Fire Station

Rolla Municipal Utilities

Rolla, Missouri

- Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

Hunter Engineering, Inc.

St. Louis, Missouri

- Diagnostic Training Center, R&O Equipment Facility, and Corporate Offices

City of Creve Coeur

Creve Coeur, Missouri

- New Police Station
- New Fire Station

Jefferson R-7 Fire Protection District

Festus, Missouri

- *(Pre-engineered metal building)* Expansion and Renovation of Fire Station & Administration Offices

Firestream Worldwide

Chesterfield, Missouri

- *(Pre-engineered metal building)* Corporate Offices and Aircraft Maintenance / Storage Hanger

Winfield-Foley Fire Protection District

Winfield, Missouri

- *(Pre-engineered metal building)* New Fire Station

City of Columbia Fire Department

Columbia, Missouri

- New Maintenance & Vehicle Storage Facility
- Renovations to three fire stations & training academy facility

City of Olivette

Olivette, Missouri

- Municipal Facility Evaluation
- New Municipal Center (City Hall/ Administration, Police, and Fire Station)

City of Ellisville

Ellisville, Missouri

- City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

Education

Masters of Architecture

University of Florida

Registration

Registration:

pending

Years of Experience

Total Years:

38

With Firm:

21

Office Location

St. Louis, Missouri



Mariann Maxvill, NCIDQ

Interior Design Director

Mariann has 25+ years of professional experience in functional space planning, overall facility utilization and layout studies, interior design, product specification, and project management. For nearly two decades, her primary focus has been municipal/government facility interior planning and design including public works, administration, and public safety. She utilizes her extensive knowledge focusing on life safety in the facility to create motivating spaces that support the behavioral and physical health needs of staff and visitors along with designing healthy, durable, and efficient facilities.

Relevant Experience

City Fenton Fire Protection District

Fenton, Missouri
• Headquarters Campus (Administration, Training, Burn Tower, and Maintenance/Storage)

Rolla Municipal Utilities

Rolla, Missouri
• Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

St. Charles County Ambulance District

St. Peters, Missouri
• New Headquarters and Operations/Maintenance Center
• Multiple New Base Stations

Public Water Supply District No.1 of Jefferson County

Arnold, Missouri
• New Maintenance Building and Administration Building

City of Collinsville

Collinsville, Illinois
• Municipal Center Renovation
• New Public Works Campus

City of O'Fallon

O'Fallon, Illinois
• New Parks Maintenance Facility
• New Fire Station

Central County Fire & Rescue

St. Peters, Missouri
• New Administration Building
• New Training and Storage Facility

City of Olivette

Olivette, Missouri
• Municipal Facility Evaluation
• New Municipal Center (City Hall/ Administration, Police, and Fire Station)

Jefferson R-7 Fire Protection District

Festus, Missouri
• Expansion and Renovation of Fire Station & Administration Offices

Firestream Worldwide

Chesterfield, Missouri
• Corporate Offices and Aircraft Maintenance / Storage Hanger

Dobbs Tire & Auto

13 Locations (Missouri & Illinois)
• Repair / Diagnostic Centers

Car Craft Auto body

Chesterfield, Missouri
• 26,000 sf Auto Repair Facility

City of Creve Coeur

Creve Coeur, Missouri
• New Police Station
• Government Center Renovation
• New Fire Station

City of Valley Park

Valley Park, Missouri
• New City Hall (adaptive reuse of former fire station)

City of Ellisville

Ellisville, Missouri
• City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

Education

Bachelor of Fine Arts - Interior Design

Maryville University

Registration

Registration:

LEED AP
NCIDQ Number 29955
Registered Interior Designer - State of Missouri

Professional Membership:

IIDA - International Interior Design Association

Years Experience

Total

26

With Archimages

24

Office Location

St. Louis , Missouri



Chuck Daniels

Construction Administration/Quality Control

Chuck has 40 years of construction management, specifications, and quality control for numerous facility types including municipal facilities. His hands-on expertise and experience are a direct asset to the client.

Chuck will provide Construction Administration/Quality Control. He will be responsible for guaranteeing the quality of the construction plans and specifications and also will attend selected team meetings, perform required field observations, and review all documents required for the construction phase of the project.

Relevant Experience

Public Water Supply District No.1 of Jefferson County

Arnold, Missouri

- New Maintenance Building and Administration Building

City of Collinsville

Collinsville, Illinois

- New Public Works Campus

Central County Fire & Rescue

St. Peters, Missouri

- New Administration Building
- New Training and Storage Facility

Rolla Municipal Utilities

Rolla, Missouri

- Building Expansion and Renovation for integration of depts (Administration, Communications, Maintenance & Operations)

City of Ellisville

Ellisville, Missouri

- City Hall Addition and Renovation to house City Hall, Police & Municipal Courts functions

City of Valley Park

Valley Park, Missouri

- New City Hall (adaptive reuse of former fire station)

New Melle Fire Protection District

New Melle, Missouri

- New Headquarters and Fire Station

City of Eureka

Eureka, Missouri

- New City Hall & Police Department

St. Joseph's Academy

St. Louis, Missouri

- Chapel Renovation

Kirkwood School District

Kirkwood, Missouri

- Tillman Elementary School Addition and Renovations
- Westchester Elementary School Addition and Renovations

Pattonville School District

St. Ann, Missouri

- Various facility renovations

Affton School District

Affton, Missouri

- Multi-year Contract for Miscellaneous Projects

Grandview R-II School District

Hillsboro, Missouri

- Various District Projects

COMTREA Health Care

High Ridge, Missouri

- New Health Clinic

Education

Associates: Applied Science & Architectural Technology

St. Louis Community College/ Meramec

Member

Associated General Contractors of America

Years of Experience

Total

40

With Archimages

1

Office Location

St. Louis, Missouri



JOE BUEHLER, PE, LEED GA
Assistant Business Unit Leader, Building Services
Project Role: Project Manager/Electrical Engineer



Joe Buehler has more than 40 years of experience on a wide variety of electrical engineering projects. In his role at Horner & Shifrin, Joe is responsible for the preparation of cost estimates, system analysis, calculations, specifications, and design documents for studies, renovation, and new construction projects. Joe's design experience includes electrical power and distribution, interior and exterior lighting, roadway and parking lot lighting, emergency power, fire alarm, security, Closed circuit television systems, wastewater facilities, UPS systems, labs, computer rooms, power conditioning, and power studies.

EDUCATION

BS, Electrical Engineering,
 University of Missouri - Rolla,
 1979

REGISTRATION

Professional Engineer:
 Missouri, Illinois, Kentucky,
 Arkansas, Tennessee,
 Oklahoma

LEED Green Associate

**PROFESSIONAL
 ACTIVITIES**

Missouri Society for Healthcare
 Engineering (MOSHE)

OFFICE LOCATION

St. Louis, Missouri

YEARS WITH H&S

22

Ambulance District New Headquarters | St. Charles County Ambulance District

Project Manager for the new 140,000 square foot headquarters building for St. Charles Ambulance District. This facility combines multiple existing buildings and district functions into one location. The new building houses ambulances for scheduling, repair facilities, storage, administrative offices, training facilities, and a medical clinic. The ambulance storage area, bulk storage and repair area are conditioned to 80 degrees for occupant comfort and product storage. An emergency generator is installed to power portions of the building for emergency situations and central control.

Maintenance & Admin Building Study | Jefferson County PWSD #1

QA/QC Electrical to provide engineering and architectural services to perform the Phase 1 evaluation of a new maintenance building and renovated or new District office. The Phase 1 evaluation consisted of a program and planning evaluation of the maintenance and office buildings to determine the needs and wants of the facilities. The evaluation included an existing conditions analysis, programing/planning of each building, four (4) site layouts of building scenarios and cost evaluations in a summary report.

New Municipal Building and Fire House | City of Rock Hill, Missouri

Project Manager for the new municipal/police building and separate fire house. The new 12,400 Sq Ft two story municipal/police building houses the police, city administration, council chambers and other city departments. The police department is located on the lower floor and includes holding cells, sally port and interview rooms. The upper level includes city hall with council chambers and city administration offices. The new 6,045 two story fire house has two bays and support spaces on the lower level and bunk rooms, day room, training and kitchen on the upper level. H&S provided MEPFP design and construction administration services.

Quincy Operating Center Entrance Addition & Wall Reconstruction | Ameren Services

Electrical Engineer for site improvements at Ameren's Quincy Operating Center in Quincy, Illinois. Topographic survey was performed on approximately 1 acre of the property, including utility locates. The site improvements consisted of designing structural rehabilitation of an existing stone wall to provide stability for an improved site entrance/exit ramp at the top of the wall. The ramp is approximately twelve feet high, and will provide the Operating Center with a separate exit for company vehicle traffic. A bid alternate was included if the repairs of the wall become too cumbersome or costly. Civil/Site Engineering was provided for the new access ramp, pavement replacement, security fencing, vehicular and pedestrian gate access, and replacement of site elements such as stairs and concrete storage areas. Additional structural engineering was provided for retaining walls needed on the opposite side of the ramp from the stone wall. Electrical Engineering included providing power to gate operators, new light pole locations, and coordinating with Ameren's security contractors for conduit and wires necessary for access controls and security cameras. The project required coordination with the City of Quincy for site improvements.

Fire Protection District New Headquarters & Fire House #2 | Fenton Fire Protection District

Project Manager for design of MEPFP systems for a new fire house and headquarters for the Fenton Fire Protection District located at the western edge of the Fenton Logistics Park bordering Highway 44. The (2) two-story configuration will house an expanded crew of seven including support, kitchen, and living accommodations. Fire/EMS offices, fitness center, and public lobby and restrooms are included program elements. The adjacent bay area will be sized to accommodate current and future apparatus in a safe drive through configuration. Critical turnout gear, decontamination equipment and Fire/EMS storage elements will be designed to efficiently support emergency operations. A police sub-station is included with district offices, board room and training rooms. Also located on the site is the district maintenance garage and storage facility and a burn building for fire personnel training.





DAVE LAUVER, PE
Assistant Business Unit Leader, Building Services
Project Role: Mechanical Engineer



Dave Lauver has more than 20 years of mechanical engineering experience with project work in healthcare, education, laboratories, commercial and government facilities. Dave has specialized in HVAC system design, chilled and hot water distribution, systems controls, and critical facilities.

Ambulance District New Headquarters | St. Charles County Ambulance District

Mechanical Engineer for the new 140,000 square foot headquarters building for St. Charles Ambulance District. This facility combines multiple existing buildings and district functions into one location.

The new building houses ambulances for scheduling, repair facilities, storage, administrative offices, training facilities, and a medical clinic. The ambulance storage area, bulk storage and repair area are conditioned to 80 degrees for occupant comfort and product storage. An emergency generator is installed to power portions of the building for emergency situations and central control.

Maintenance & Admin Building Study | Jefferson County PWSO #1

Mechanical Designer to provide engineering and architectural services to perform the Phase 1 evaluation of a new maintenance building and renovated or new District office. The Phase 1 evaluation consisted of a program and planning evaluation of the maintenance and office buildings to determine the needs and wants of the facilities. The evaluation included an existing conditions analysis, program/planning of each building, four (4) site layouts of building scenarios and cost evaluations presented in a summary report.

New Fire Station | City of Kennett, Missouri

Mechanical Engineer for Civil, Structural, Mechanical, Electrical, Plumbing, and Fire Protection Engineering and Surveying for demolition of the existing 2,200 square foot fire station and construction of a new 10,000 square foot station adjacent to the Kennett Airport. Topographic survey included utility locations along Airport Road and the MoDOT Right-of-Way for First Street. Civil Engineering included replacement of parking area, new drive entrance from Airport Road for truck turning, and new 60 foot wide entrance onto the four-lane First Street to avoid firetrucks stopping in busy roadway. The team provided utility coordination through City utilities. Provisions were made for an adjacent helicopter landing pad because of the adjacency to the Kennett Airport.

Fire Protection District New Headquarters & Fire House #2 | Fenton Fire Protection District

Mechanical Engineer for design of MEPFP systems for a new fire house and headquarters for the Fenton Fire Protection District located at the western edge of the Fenton Logistics Park bordering Highway 44. The (2) two-story configuration will house an expanded crew of seven including support, kitchen, and living accommodations. Fire/EMS offices, fitness center, and public lobby and restrooms are included program elements. The adjacent bay area will be sized to accommodate current and future apparatus in a safe drive through configuration. Critical turnout gear, decontamination equipment and Fire/EMS storage elements will be designed to efficiently support emergency operations. A police sub-station is included with district offices, board room and training rooms. Also located on the site is the district maintenance garage and storage facility and a burn building for fire personnel training.

City Hall Customer Service Renovation and MEP Upgrades | City of Brentwood, Missouri

Project Manager for a feasibility study of the Brentwood City Hall to determine MEPFP scope of work and estimated construction budget based on the owner's planned building modifications and project budget. Horner & Shifrin was contracted to provided MEPFP engineering design services and prime consultant services for the approximately \$800,000 renovation of approximately 3700 square feet of the existing first floor of the historic city hall to improve the customer service experience as well as add security features. The project included abatement of asbestos and lead paint, restoration of the existing entrance lobby, ADA upgrades, new floor plan layout, infill of existing stairs, new finishes, new HVAC system, new lighting and upgrades to the access control system.

New Fire House | Affton Fire Protection District

QA / QC for MEPFP engineering design services for the new 13,200 square foot fire house for the Affton Fire Protection District. Project includes a 3-bay apparatus bay, training tower, gear room, decon, kitchen, day room, offices, fitness area and bunk rooms.

EDUCATION

BS, Mechanical Engineering,
University of Missouri - Rolla,
2001

REGISTRATION

Professional Engineer:
Missouri, Illinois

**PROFESSIONAL
ACTIVITIES**

American Society of Heating,
Refrigeration & Air Conditioning
Engineers (ASHRAE)

Missouri Society for Healthcare
Engineers (MOSHE)

OFFICE LOCATION

St. Louis, Missouri

YEARS WITH H&S

St. Louis, Missouri

YEARS WITH H&S

6





CASEY WILSON, PE, LEED AP
Business Unit Leader, Building Services
Project Role: QA/QC



Casey Wilson has more than 15 years of mechanical engineering experience with project work in science and technology, healthcare, education, recreation, commercial and government facilities. Casey has specialized in HVAC system design, project development, facility assessments construction administration, LEED documentation and client relations.

Equipment Building | Rock Creek Public Sewer District

Mechanical Engineer for the maintenance room for the entire District which is limited to the garage area inside the existing main operations building at the Kimmswick WWTP. To allow for additional maintenance area and equipment storage, it is proposed that a new 45' x 125' Sewer Equipment Garage be constructed across from the existing operations building. The new building has been proposed to include five 14' x 45' parking bays along with a local restroom and miscellaneous storage area in the remaining space. The new equipment building has been evaluated to have an estimated project cost of \$1,525,000. This cost also includes paving the area just north of the existing laboratory to allow for additional parking spaces.

New Municipal Building and Fire House | City of Rock Hill, Missouri

Mechanical Engineer for the new municipal/police building and separate fire house. The new 12,400 Sq Ft two story municipal/police building houses the police, city administration, council chambers and other city departments. The police department is located on the lower floor and includes holding cells, sally port and interview rooms. The upper level includes city hall with council chambers and city administration offices. The new 6,045 two story fire house has two bays and support spaces on the lower level and bunk rooms, day room, training and kitchen on the upper level. H&S provided MEPFP design and construction administration services.

Administrative Offices | City of Manchester, Missouri

Mechanical Engineer for the renovation of an existing 2-story bank building with drive-thru into the City of Manchester's new Administration Building. New office space was added to the infill area that was once a first-level drive-thru with bank space above. The building upgrades included ADA upgrades for restrooms and other public facilities, and includes new utility services for the enlarged and updated space.

Vandalia Maintenance Facility Building Construction and Roof Replacement | Illinois Capital Development Board

Project Manager for the 17,000 square foot new office and vehicle maintenance building. Building include office/administration area with ready room, break room, restrooms, storage, mechanical and office areas. The building also includes vehicle maintenance/storage areas, wash bay and a parts and tool storage area. The scope of work provides for repairing or replacing the roofing system, including the roof deck, structural roof members, gutters, downspouts and associated components for the existing 10,836 square foot Office Maintenance Building on site. Total Project Budget is \$4,000,000.

Fire Protection District New Headquarters & Fire House #2 | Fenton Fire Protection District

QA / QC for design of MEPFP systems for a new fire house and headquarters for the Fenton Fire Protection District located at the western edge of the Fenton Logistics Park bordering Highway 44. The (2) two-story configuration will house an expanded crew of seven including support, kitchen, and living accommodations. Fire/EMS offices, fitness center, and public lobby and restrooms are included program elements. The adjacent bay area will be sized to accommodate current and future apparatus in a safe drive through configuration. Critical turnout gear, decontamination equipment and Fire/EMS storage elements will be designed to efficiently support emergency operations. A police sub-station is included with district offices, board room and training rooms. Also located on the site is the district maintenance garage and storage facility and a burn building for fire personnel training.

New City Hall and Police Department | City of Hayti, Missouri

Project Manager for Hayti's new municipal building. This 12,000 Sq Ft single-story building houses the city's administration, police, council chambers/court, and other departments. The project was designed for the strictest seismic requirements, Seismic Design Category F, given its proximity to the New Madrid fault line.

EDUCATION

BS, Mechanical Engineering,
 University of Missouri -
 Columbia, 2008

REGISTRATION

Professional Engineer:
 Missouri, Illinois, Oklahoma,
 Ohio

LEED Accredited Professional

PROFESSIONAL

ACTIVITIES

American Society of
 Heating, Refrigerating and
 Air-Conditioning Engineers
 (ASHRAE)

American Society for Health
 Care Engineering (ASHE)

Southern Illinois Chapter
 for Healthcare Engineering
 (SICHE)

Missouri Society for Healthcare
 Engineering (MOSHE)

OFFICE LOCATION

St. Louis, Missouri

YEARS WITH H&S

10





JASON N. RICHARDS, PE, SE
MANAGING PRINCIPAL
STRUCTURAL ENGINEERING

select experience

Rolla Municipal Facilities - Rolla, MO

Principal-in-Charge. Structural assessment and visual evaluation of the existing buildings in advance of proposed consolidation of services into one building, which would require renovation and expansion. After the assessment was completed, the design team was engaged to complete the project.

Collinsville Public Works Maintenance Facility - Collinsville, IL

Principal-in-Charge. New \$6.5 million, multi-building centralized Public Works maintenance campus. Project includes several stand-alone storage canopies for fueling, pipe storage, and salt hopper storage; covered salt storage structures; a 22,000sf pre-engineered vehicle maintenance building; and a 7,300sf steel-framed administration building.

City of Eureka Government Center - Eureka, MO

Principal-in-Charge. New one-story, 22,300sf building to house a combined City Hall and Police Station. The \$7.5 million building contains offices, conference rooms, council chambers, locker rooms, booking/processing rooms, inmate cells, an armory, and a secured sally port.

City of Twin Oaks Municipal Building- Twin Oaks, MO

Principal-in-Charge. New one-story, 5,000sf municipal office building with a structural steel frame, masonry facade, and monumental entry.

Fenton Fire Protection District, HQ/Training, Station #2, & Maintenance Campus- Fenton, MO

Principal-in-Charge. New one-story fire house building with apparatus bays, bunk rooms, large kitchen/dining/day room, and gear storage space.

Fenton Fire House #3 - Fenton, MO

Principal-in-Charge. New one-story fire house building with apparatus bays, bunk rooms, large kitchen/dining/day room, and gear storage space.

Affton Fire Protection District New Fire House - St. Louis, MO

Principal-in-Charge. New \$3 million, 12,000sf fire house with a training/hose tower, and an attached 3 1/2 bay drive-through apparatus storage facility. The building is constructed of load-bearing cold formed metal studs and load-bearing CMU for the apparatus bay, with brick veneer and a hipped roof.

Creve Coeur Fire District Fire Station Replacement - Creve Coeur, MO

Principal-in-Charge. One-story, 16,000sf, \$4 million new fire station building. Project features living quarters and five deep apparatus bays.

City of Columbia Fire Training Academy - Columbia, MO

Principal-in-Charge. New 4,800sf, one-story pre-engineered metal building with a slab-on-grade floor for a new storage facility for the City of Columbia's Fire Training Academy.

Jason joined KPFF in 2003 and was named Managing Principal of the St. Louis office in 2020. Dedicated to delivering successful projects for his clients, Jason leads project teams to value-conscious and common-sense design solutions, while emphasizing KPFF's core values: Stability, Trust, Excellence, Passion, and Relationships.

Jason will be available for this project up to 100% of his time, based upon project phase and requirements.

EDUCATION

Master of Science-Structural Engineering, Missouri University of Science & Technology, 1996

Bachelor of Science-Civil Engineering, Missouri University of Science & Technology, 1994

REGISTRATIONS

Structural Engineer: IL, NE

Professional Engineer/Structural Engineer: OK

Professional Engineer: AL, AR, CT, FL, IA, IN, KS, NY, MA, MO, MS, PA, TX, UT, WA, WY

AFFILIATIONS

Seismic Safety Council - Missouri Schools Initiative: Volunteer

American Society of Civil Engineers

American Concrete Institute

American Institute of Steel Construction

HONORS

Exemplary Young Alumni Award

Chi Epsilon & Tau Beta Pi

Sigma Xi

OFFICE LOCATION

1630 Des Peres Road, St. Louis, MO 63131



MARC FRIEDMAN, PE, SE, LEED AP
PRINCIPAL | PROJECT MANAGER
STRUCTURAL ENGINEERING

select experience

Brentwood Public Works Assessment - Brentwood, MO
 Principal-in-Charge. Structural concept design study and structural condition assessment of an existing one-story warehouse structure to accommodate a potential 40,000sf public works facility. The project would include an ~8,000sf high-bay addition for vehicle maintenance.

Ballwin Vlasik Park Phase 2 - Ballwin, MO
 Principal-in-Charge. Structural design and detail for concrete stairs on grade at the existing Vlasik Park.

Missouri Botanical Garden Jack C. Taylor Visitor Center - St. Louis, MO
 Project Manager. New \$92 million, one-story, slab-on-grade, 59,100sf building to serve as a visitors' center. The building will contain a dining facility, event space, auditorium, gift shop, plant display, support spaces, and a lobby topped by an iconic glass roof.

Emerson Midwest Engineering Center - Florissant, MO
 Project Manager. New two-story, 50,000sf office building and a one-story, 100,000sf warehouse. The office building features glass curtain wall on three sides, an entry canopy, and a monumental stair. The warehouse is load-bearing tilt-up, with 28' clear height.

USPS Postal Annex Great Neck - Great Neck, NY
 Project Manager. New 14,000sf postal carrier annex and 12,000sf parking structure.

University of Missouri Plant Science Center - Columbia, MO
 Project Manager. New \$11 million, 27,000sf office and laboratory facility. A collaboration between the University of Missouri and the City of Mexico, creating space for the Missouri Technology Corporation, the project's two buildings have different uses. The first building is office and lab support spaces; the second building contains a solvent-processing facility.

Missouri University of Science & Technology New ProtoPlex - Rolla, MO
 Principal-in-Charge. New two-story, 116,000sf building containing high-bay laboratories, research offices, conference rooms, storage spaces, an entry lobby and a loading dock. The single-story high-bay space occupies 40,800sf of the building with a maximum clear span of 75'. The two-story portion of the building contains the main entry lobby, offices and conference rooms.

Ballpark Village Block 200 - St. Louis, MO
 New three-story, 48,000sf multi-tenant building in the Ballpark Village development in downtown St. Louis. The ground level contains retail and storage space, and a loading dock. The second and third levels are occupied by a fitness club that has an outdoor terrace at the third level.

Marc, with more than twenty years of structural engineering experience, joined KPFF in 2005 and was named a Principal in 2023. He has been intimately involved in several projects at Washington University and other collegiate campuses, from early conceptual planning through construction administration.

Marc will be available for this project up to 100% of his time, based upon project phase and requirements.

EDUCATION

Master of Science-Structural Engineering, Purdue University, 2001

Bachelor of Science-Civil Engineering, Missouri University of Science & Technology, 2000

REGISTRATIONS

Structural Engineer: IL

Professional Engineer: AR, AZ, CO, GA, LA, MD, MI, MO, SC, UT

AFFILIATIONS

American Society of Civil Engineers

American Institute of Steel Construction

HONORS

Chi Epsilon & Tau Beta Pi

OFFICE LOCATION

1630 Des Peres Road, St. Louis, MO 63131

BRANDON A. HARP, P.E., LEED AP BD+C
PRINCIPAL & PROJECT MANAGER



Principal | Co-Owner
Established 2002

EDUCATION

M.B.A
 Webster University
 1997

B.S. Civil Engineering
 U of MO | Columbia
 1992

LEED AP BD+C
 2015

REGISTRATIONS

PROFESSIONAL ENGINEER
 MO IL AR IA IN KS KY LA
 MS NC NE OH TN

**ASSOCIATIONS /
 MEMBERSHIPS**

*American Society of Civil
 Engineers*

*Missouri Floodplain
 & Storm Managers Assn.*

*National Council of
 Examiners for Engineering
 & Surveying*

Chi-Epsilon

Brandon Harp has 32 years experience in civil engineering, site development, and land planning design. Brandon will be the principal engineer involved in the design process. He has worked with most municipalities and has established relationships with the personnel within the governing agencies. Brandon provides special attention to detail and utilizes an established quality control program on all projects which provides cost-effective solutions throughout the design process.

SPECIALIZED EXPERIENCE:

- ◆ Design and Master Planning of Municipal, Police, Fire, EMS facilities
- ◆ Permitting through Authorities having Jurisdiction
- ◆ Site Development Engineering
- ◆ Zoning Services

PROJECT EXPERIENCE | FIRE / MUNICIPAL FACILITIES

City of Ballwin Police Station | Ballwin, Missouri

New 23,000 s.f. 2-story police station with sallyport, public and secure parking areas, relocated roadway

Ballwin Vllasis Park | Ballwin, Missouri

Twin Oaks Government Building | Twin Oaks, Missouri

New 5,000 s.f. city hall, parking lot, rezoning, site detention

Rock Hill Government Center | Rock Hill, Missouri

New 12,000 s.f. 2-story city hall and police station, new 6,200 s.f., 2-bay fire station, parking lot and site improvements

Olivette Government Building | Olivette, Missouri

New 24,000 s.f. two-story municipal complex and site improvements

City of Berkeley Municipal Complex | Berkeley, Missouri

New municipal complex consisting of a new 33,000 s.f. city hall, new 12,000 s.f. fire station, and renovation and expansion of existing police station

City of Pacific City Hall and Police Station | Pacific, Missouri

New 12,000 s.f. addition and 9,000 s.f. renovation of the existing 2-story city hall and police station.

St. Charles Emergency Operations Center | O'Fallon, Missouri

New 30,000 s.f. communication facility and 9,000 s.f. addition to existing police station, parking lot and site improvements

City of St. Charles Police Station Building Addition | St. Charles, Missouri

New 5,400 s.f. 1-story building addition with modifications to interior service drives and service access points

Creve Coeur Police Station | Creve Coeur, Missouri

New 26,000 s.f. two-story police station, three-bay sally port, site detention

Ellisville City Hall | Police | Ellisville, Missouri

New city hall and police station and site improvements.

Eureka Government Center | Police | Eureka, Missouri

New city hall and police station and site improvements.

10820 Sunset Office Dr. | Ste 200
 St. Louis, MO 63127
 314.729.1400
 bharp@cedc.net

10820 Sunset Office Drive | Suite 200 | St. Louis, Missouri 63127 | P 314.729.1400 | info@cedc.net

Tab 5
Project Understanding
/ Approach / Schedule

Project Understanding / Approach



Johnson County Fire Protection District (KS), Bay Mezzanine Meeting & Storage Areas

Project Understanding

The City of Ballwin is seeking a professional design consultant to provide design services to plan, design, and construct a renovation and addition for the Public Works and Parks Departments at an existing site adjacent to Vlasius Park. The City desires new buildings for Parks and Building Departments including pre-engineered metal buildings, new canopies for bins and parking, and renovation of existing building into Administrative office building. The anticipated schedule is Approval of Firm Contract in second half of May 2024, Schematic Design start in June 2024, Design Development start in August 2024, Construction Documents start in October 2024, Bidding in February 2025, Construction to start April 2025 with final completion in June 2026, and FF&E installation in August 2026. The Total Program Budget is \$4,400,000 and the Total Construction Budget is \$3,085,000.

The Archimages team is fully capable of meeting the schedule requirements presented within the RFQ.



Approach

We understand the importance of open dialogue and listening to the operational requirements of your staff. Interactive meetings with all involved (Ballwin representatives, Owner's representative, staff, stakeholders, core and support design teams) allow the City to make informed decisions throughout the planning, design, and construction process. 2D and 3D drawings and BIM models are utilized to greatly increase the City's ability to visualize and make knowledgeable decisions. Critical Path decisions are made after careful evaluation of options so that all involved are educated as to "Why" a direction is selected and "Why" other potentials were not.

Tools of Engagement are found in the sidebar at the right.

Communication

Meetings are conducted in person, via telephone, or by online portal (e.g. Zoom, Teams) as appropriate to the type of meeting. Each meeting/work session will include pre-approved agendas so all participants can fully prepare. All project decisions, meetings (impromptu and planned meetings), and presentations will be documented with meeting minutes issued to all participants to promote open communication and create an accurate historical database.

Tools of Engagement

- Interactive Work Sessions
- Review of Comparable Plans & Specifications
- Programming Surveys
- 3D Modeling of Options
- Budget & Schedule Database Review
- Lessons Learned Evaluations
- Tours of Existing Facilities
- Forensic Building Review
- Field Measurement Verification

Project Understanding / Approach

Sensitive to Ballwin's Finances

The highest and best use of available funding will be a corner stone of our approach. Archimages has a database of market costs for municipal facility addition, renovation and new construction projects and will actively pursue value based solutions. Functionality, efficiency, and safety concerns are fully addressed during our collaborative design process to ensure full compliance and measurable value is achieved within your budget structure.

Phasing Experience

We have a thorough understanding and expertise in planning, design and construction phasing that minimizes disruption to ongoing operations. Our experts have provided for continuous, uninterrupted operations for facilities including municipal (fire/EMS/police/city hall/public works), schools, and hospitals.

Schedule

Archimages is responsible for developing and managing the project schedule. Critical path elements are identified and prioritized at the outset of the project. The client, owner's representative, design team, and outside authorities are consulted so that proper coordination and timeframes are included in the master schedule. User meetings are established early so consistent participation is achieved. Our project team reviews schedules, next steps, and responsibilities during each meeting so all participants have the current status. Schedule control is a critical aspect of overall project quality.

Archimages will identify long lead items and work to achieve permits from required regulatory agencies within timeframes that allow for the completion of bid documents within the project schedule. **See a Sample Schedule on page 36 of our detailed scheduling approach, which was based on the anticipated schedule presented within the RFQ. We will further customize this schedule after discussions with your representatives.**

**Design for
Costs and
Energy
Efficiency**

**Design
to Meet
Budget**

“ The City of Collinsville, Il. has worked with Archimages on several projects. The largest of which is a **new Public Works Administration and Maintenance Campus** to be constructed on a 20-acre parcel centrally located in the center of the City. **Archimages' experience with similar facilities** has provided their staff with a keen sense of creativity in designing our new facility providing the City with an aesthetically pleasing and practical, common sense design while being financially responsible. ”

Dennis Kress, Director Public Works
City of Collinsville, Illinois,



Project Understanding / Approach

Quality Control

Our "Quality Control" begins at the outset of each project with the major contributor being the expertise our staff brings to the process. Archimages has established a detailed communication and Quality Assurance Program (QAP) to ensure professional level products are delivered at all stages of a project. The Project / QC Managers are responsible for orchestration of the QAP which includes the following elements:

1. All communication directed through Archimages' project manager for ultimate single point responsibility.
2. Pre-establish all meeting agendas with the client documenting responsiveness to goals and progress.
3. Conduct bi-weekly internal management team meetings to review recent progress and near/future agenda items.
4. Maintain an "Action Log" that highlights open issues, while documenting responses to all previous issues.
5. Establish document production schedules with pre-determined review/coordination periods for all disciplines lead by Archimages' QC Manager.
6. Maintain an interactive website so that all parties can review all contract related documents including meeting notes, calculations, field observations, photos, plans and specifications.
7. Conduct "Page Turn" of all final documents with Client and Design Team leaders prior to issuance.

Construction Administration Approach

Archimages provides Construction Administration on every project we design. Much time is spent helping clients organize their initial ideas to prepare a design and detailed plans documenting exactly how a structure is to be constructed. It is our responsibility, as licensed professionals, to observe construction to ensure that design protocols are being followed during the building process.

Our Construction Administration approach involves carefully observing construction, taking photographs, and identifying inconsistencies with design documents. If contractual specifications are not being followed, we meet with the builders' supervisors to discuss the issues and develop proper solutions that fully address the identified inconsistencies. Archimages also serves as the point of communication between the contractor and City of Ballwin representatives in matters regarding the contract including changes, acceptance of the work and payments to the contractor.

Bottom-line: Archimages is working for our clients' complete satisfaction. ***Our role during construction is to protect the City of Ballwin and ensure you get the facilities that were designed.***

Sample Schedule

City of Ballwin, Public Works Renovation and Addition

	4/5/2024	May '24	June '24	July '24	August '24	September '24	October '24	November '24	December '24	January '25	Feb '25 - Aug '26
PROGRAMMING & MASTER PLAN CONCEPT DESIGN											
Kick-off / Programming-Master Plan meeting											
Program document development											
Submit and review program											
Floor plan concepts											
Site plan concepts											
Budget Expectations											
Code Reviews / Utility Coordination											
Review meetings											
SCHEMATIC DESIGN											
Building drawings & narratives											
Site drawings & narratives											
MEPF narratives											
Budget Update (15%)											
AHJ / Utility Company Coordination											
Owner Review Periods / Review meetings											
City Council Meeting / Report											
DESIGN DEVELOPMENT											
Drawings - all disciplines											
MEP, Technology, L.V. systems											
Int. & Ext. materials selections											
Budget Update (33%)											
AHJ / Utility Company Coordination											
Owner Review Periods / Review meetings											
City Council Meeting / Report											
CONSTRUCTION DOCUMENTS											
Drawings											
Specifications											
Budget/pricing update (66%)											
Coordination/QC review											
Finalize drawings & specifications											
Permit Submissions / Bidding Process											
Owner Review Periods / Review meetings											
City Council Meeting / Report											
BIDDING/AWARD - CONSTRUCTION (June 2026)											
FF&E INSTALLATION (August 2026)											

Tab 6
Record of Performance
/ References / Claims

References, Performance, & Claims

References

Rolla Municipal Utilities (MO)

(Renovation & Addition to Operations Center & Administration Offices)

Rodney Bourne
102 East 9th Street
Rolla, MO 65402
(573) 364-1572

City of Ellisville (MO)

(Municipal Complex Renovation and Expansion)

Bill Schwer, PE
City Manager
1 Weis Avenue
Ellisville, MO 63011
(636) 227-9660

City of Collinsville (IL)

(New Public Works Campus; City Hall Renovation)

Dennis Kress
Director of Public Works
125 S. Center Street
Collinsville, IL 62234
(618) 346-5211

Fenton Fire Protection District (MO)

(New Campus: HQ/Training, Maintenance/Storage, Station #2)

Fire Marshal Chris Thiemann
845 Gregory Lane
Fenton, MO 63026
(785) 537-6330

St. Charles County Ambulance District (MO)

(New HQ/Training & Operations Center)

Chief Kelly Cope
2000 Salt River Road
St. Peters, MO 63376
(636) 344-7600

Professional Liability Insurance Claims

No professional liability claims have been made against Archimages in the past 10 years.

Design to Budget/Past Record of Performance

Archimages approaches budget control as a pro-active, rather than reactive process. A budget analysis and cost model will be established with Navigate Building Solutions and the project team. First cost, as well as life-cycle analysis will be continually evaluated to keep projects within budget. Current cost data bases of completed projects will be used to validate initial project assumptions. Major components of the design are reviewed and priorities are established on where to focus financial resources.

We have extensive experience and success working with NAVIGATE and our municipal clients to achieve all expectations within a defined budget

Past record of Performance

Fenton Fire Protection District

(4.5 acre campus: 6,500 sf Maintenance & Storage Facility and 26,700 sf HQ & Station #2)
Budget/Estimate: \$10,000,000
Final Cost: \$9,965,038
Complete: 2022 (on schedule)

St. Charles County Ambulance District

(41,000 sf HQ & Operations/Maintenance Center)
Budget/Estimate: \$25,024,928 (with NAVIGATE)
Final Cost: \$22,160,278
Complete: 2021 (on schedule)

St. Charles County Ambulance District

(7,600 sf Base Station No.3)
Budget/Estimate: \$1,973,886
Final Cost: \$1,800,874
Complete: 2021 (on schedule)

City of Creve Coeur Police Department

(26,000 sf police station)
Budget/Estimate: \$8,858,951
Final Cost: \$8,177,482
Complete: 2019 (on schedule)

Tab 7
Proximity & Familiarity /
Locations

Proximity & Familiarity & Office Locations



City of Creve Coeur New Police Station, Parking Canopy

Proximity and Familiarity with the City of Ballwin & St. Louis County

Located in Kirkwood (MO), Archimages has excellent proximity to the City of Ballwin and provides efficient access for your project staff. Our team has years of experience coordinating with the local agencies and utility companies that have jurisdiction over the planning and permit process within the City of Ballwin and St. Louis County.

We have provided design services for many clients within Ballwin, MO including the City of Ballwin-City Hall Initial Site Analysis and Feasibility Study as well as multiple commercial clients including a current project for a new Vantage Credit Union branch. We have provided services for hundreds of projects in St. Louis County including numerous municipal facilities such as Clayton City Hall & Fire Station, Rock Hill Municipal Complex, Olivette Municipal Complex, Berkeley Municipal Complex and many others.

Office Locations of Team Members

Archimages

143 W. Clinton Place
St. Louis, MO 63122

Horner & Shifrin

401 S. 18th Street
St. Louis, MO 63103

KPFF

1630 Des Peres Road, Ste. 100
St. Louis, MO 63131

(If A/E is required to provide civil engineer) Civil Engineering Design Consultants (CEDC)

10820 Sunset Office Dr.
St. Louis, MO 63127

Tab 8
MBE/WBE Inclusion

MBE/WBE Inclusion



Diverse Culture

Archimages supports a diverse professional services team through our own internal diversity (currently consists of 57% underrepresented groups of minorities and women).

We recognize the importance and benefits of utilizing Minority Business Enterprises and Women Business Enterprises (MBE/WBE). We regularly team with reputable minority, disabled, and women owned sub-consultant firms as well as participate in MBE/WBE initiatives including mentoring programs. We are committed to creating a business model designed to educate, develop, and economically empower MBEs/WBEs.

Tab 9
Contract Clarifications
and/or Deviations

Contract Clarifications and/or Deviations



St. Charles County Ambulance District, New Headquarters & Operations Center

Clarifications and/or Deviations

Archimages has no contract clarifications or deviations with the AIA Document B101-2017 that was provided with the RFQ.

“ Over the past several years, I’ve had the opportunity to work closely with Archimages on several capital projects for St. Charles County Ambulance District (SCCAD). From the onset of these projects, I’ve found them to be an exemplary partner, willing to do whatever needed to bring both smaller projects and our headquarters and operations center from vision to reality.

I appreciate the professionalism, insight, and expertise that Archimages has demonstrated, and I would wholeheartedly recommend their architecture and interior design services to agencies considering said services.”

Chief Kelly Cope
St. Charles County Ambulance District



Tab 10
Sustainability

Sustainability



Sustainable Design

Archimages promotes building designs that make healthy, environmentally responsible spaces for staff and visitors, while being cost effective for the Client. Our energy efficient designs are carefully tuned to the Client's needs. Sustainable project elements include building orientation, building envelope, advanced energy design (i.e. interior and exterior lighting, occupancy sensors, demand response programs, etc.), daylight harvesting, renewable energy production, and advanced thermal design. We have experience with sustainable design programs such as LEED, Green Globes, and Energy Star with several certified projects.

LEED Accredited Professionals

Our team includes several LEED Accredited Professionals in key roles including Mariann Maxvill, NCIDQ, LEED AP (Archimages), Casey Wilson, PE, LEED AP BD+C (Horner & Shifrin), Joe Buehler, PE, LEED GA (Horner & Shifrin), Marc Friedman, PE, SE, LEED AP (KPF), and if civil is required by the A/E team, Brandon Harp, PE, LEED AP BD+C (CEDC).

Team's Representative sustainable design and LEED Certified projects include:

- Veteran's Administration, Physical Medicine and Rehabilitation Center (LEED Silver), Biloxi, MS
- Veteran's Administration, Residential Rehabilitation Center (LEED Certified), Walla Walla, WA
- City of University City, New Fire Station (designed to LEED Certified standards), University City, MO
- City of Creve Coeur, New Police Station, Creve Coeur, MO
- City of Olivette New Municipal Complex, Olivette, MO
- City of Berkeley, New Municipal Complex, Berkeley, MO
- Kansas City Kansas Public Schools, Kansas City, KS
- Kirkwood School District, Various Projects, Kirkwood, MO