



Town of Carrboro

203 South Greensboro Facility

RFQ 540-1

Statement of Qualifications

December 5, 2017



CRA Associates, Inc.



Jim Spencer Architects, PA

Section 1

RESPONDER'S CERTIFICATION FORM

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

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

NAME OF FIRM: CRA Associates, Inc.

BY: (printed name) Kenneth E. Redfoot

SIGNATURE: 

MAILING ADDRESS: 222 Cloister Court

CITY/STATE/ZIP CODE: Chapel Hill, NC 27514

TELEPHONE NUMBER: 919-401-8586

FAX NUMBER: none

ACKNOWLEDGEMENT OF ADDENDA

Responder hereby acknowledges receipt of all Addenda through and including:

Addendum No.	Date	Acknowledgement
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____


NON-COLLUSION AFFIDAVIT

State of North Carolina
Orange County
5212

Proposal Request No.

Kenneth E. Redfoot, being first duly sworn, deposes and says that:

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


Signature
President
Title

Subscribed and Sworn to Before Me,

This 4th day of December, 20 17

Notary Public May K. Hardy

My Commission Expires: 5/1/2021

STATE OF NORTH CAROLINA



AFFIDAVIT

ORANGE COUNTY

I, Janet Huffstetter (the individual attesting below), being duly authorized by and on behalf of CRA Associates, Inc. (the entity bidding on project hereinafter "Employer") after first being duly sworn hereby swears or affirms as follows:

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

This 4th day of December, 2019.

Janet Huffstetter
 Signature of Affiant
 Print or Type Name: Janet Huffstetter

State of North Carolina Orange County

Signed and sworn to (or affirmed) before me, this the 4th
 day of Dec., 2019.

My Commission Expires

5/1/20

 Notary Public

(Affix Official/Notarial Seal)

Section 2 - Introduction

CRA Associates, Inc.

Contact Information

CRA Associates, Inc.
222 Cloister Court
Chapel Hill, NC 27514
P: (919) 401-8586
F: (919) 493-7306
www.cra-ae.com
Contact: Ken Redfoot, AIA, LEED AP
kredfoot@cra-ae.com

Firm's Former Names

Corley Redfoot Architects, Inc., 2015
Corley Redfoot Zack, Inc., 1996
Hakan Corley Redfoot Zack, Inc., 1995
Hakan/Corley and Associates, 1975
Hakan/Best, Inc., 1971

Firm Partners

Ken Redfoot, AIA, LEED AP (PA & NC)
Andy Cruickshank, AIA, LEED AP (NC)
David Taylor, AIA, LEED AP (NC)
Michael L. Hammersley, PE (NC)



Chapel Hill Public Library

CRA Associates, Inc. offers in-house services in programming, architecture, interior design, civil engineering, and construction administration. Our firm has been locally owned and operated in Chapel Hill, North Carolina for over fifty years. Started as Construction Engineers, Inc. in 1965, the firm grew and diversified to become Hakan/Corley and Associates in 1975. Today, the firm is being led by a new generation of professionals that maintain high standards.

Our staff members are experienced in their respective fields and are adept at coordinating supporting disciplines - such as structural, mechanical, electrical, plumbing, fire protection, acoustics, security, voice/data networks and landscape design. We successfully integrate the architectural and engineering disciplines to realize one primary goal - designing a facility that meets the client's needs, schedule, and budget - while creating architecture that inspires.

For over five decades, our firm has designed projects covering a wide range of cost, size, and complexity. We are proud of the fact that much of our work comes from repeat clients who recognize the value and service that we bring to their organization.



Top of the Hill



Section 3 - Cover Letter

CRA Associates, Inc.



222 cloister court
chapel hill, nc 27514
919.401.8586
www.cra-ae.com

December 5, 2017

Finance Director
Town of Carrboro
301 West Main Street
Carrboro, NC 27510

**Re: Letter of Interest for Professional Design Services
203 South Greensboro Facility
Request for Qualification No. 540-1**

Dear Sir/Madam:

CRA Associates, Inc. (CRA) is very excited to submit our Statement of Qualifications for the 203 South Greensboro Facility in downtown Carrboro. We hope you will find our experience, capability and familiarity with the project described in our proposal exceeds the requirements set out in the request for proposal.

For your project we are teaming with Jim Spencer Architects (JSA), a small, local firm that specializes in the development of private, infill projects in Carrboro and the surrounding areas. The remainder of our design team includes architects, engineers and designers that we have worked with for many years on a variety of public projects including civic, educational, institutional and collegiate buildings.

We hope, after reviewing our statement of qualifications, the Town will determine that the CRA Design Team is the best fit to provide the professional design services.

Sincerely,

A handwritten signature in black ink, reading "Kenneth E. Redfoot AIA." The signature is fluid and cursive, with the letters "AIA." clearly visible at the end.

Kenneth E. Redfoot, AIA, LEED AP
President

P.S. If you have any questions about our statement of qualifications please reach me on my cell phone at 919-201-0170 or by email at kredfoot@cra-ae.com.

Section 4 - Experience

CRA Associates, Inc.

Over the past 25 years, CRA has designed and administered the construction of many of Orange County's public facilities. Over the past 15 years, Jim Spencer Architects has designed and administered many downtown Carrboro infill projects. That is the main reason we believe this alliance between the two firms is so strong. Below we will explain our depth of knowledge of the proposed project and how the two firms, working together, can provide the best professional services to the Town of Carrboro and Orange County.

CRA and JSA are well-equipped to provide the standard design services being requested. Both firms have staff capable to provide programming and design services. As the project moves into construction documents, bidding and construction administration, CRA has the experience and manpower to lead the project to a certificate of completion and a certificate of occupancy.

This project is an interesting hybrid between a private development and a public facility. JSA brings the table all of their experience with private development including "warm vanilla boxes", while CRA brings their experience of public facility development including the stewardship of public funds and the accountability required of the design team and the construction team. Some of the projects we will discuss later in the statement of qualifications include the following:

- Chapel Hill Public Library Expansion (CRA)
- 300 East Main Mixed-Use Development (JSA)
- Orange County Social Services Center (CRA)
- Cat's Cradle Renovations and Additions (JSA)
- Bellemont Station, Pittsboro (JSA)
- Jerry M. Passmore Senior Center (CRA)

Cost is always a key factor in the success of a public project. CRA has over three decades of experience in public facility design and construction. In order to have this much success in the public market, we have managed project budgets and project scopes carefully. We work closely with our professional cost estimation firm, Costplus, that conservatively estimates our design documents. We take that design estimate and work with town/county staff to insure the total project cost is within the overall project budget. As the project nears the bidding phase, we will employ different strategies to protect the overall project budget including the use of alternates and value engineering. We will also provide information to assist the town/county make important decisions.

Beyond the input provided by Town of Carrboro staff, Orange County staff and other stakeholders that will be directly involved in the project, there are many other agencies and approving authorities that will participate in this project. From local authorities, like the Carrboro Building Inspections Department, to state and federal agencies, like NCDENR and NCDOT, CRA has worked closely with them to create successful projects across Orange County. CRA has worked with federal agencies to secure and administer funding for governmental facilities. We are familiar with the requirements federal agencies typically place on their funding sources, such as the Davis-Bacon Act and the Buy American Act, which incorporate into our project specifications.



Section 5 - Project Team

The people that will make it happen



Architects and Civil Engineers

CRA Associates, Inc.

Ken Redfoot, AIA, LEED AP, Partner, Principal-in-Charge

Gaston Eubanks, RA, Project Architect

Mike Hammersley, PE, Partner, Civil Engineer

The CRA Project Team commits to keep the originally-assigned personnel from programming through project completion.

Facility Design Architect

Jim Spencer Architects, PA

Jim Spencer, AIA, LEED BD+C, Principal Architect

Heather Ferrell, Intern Architect

Landscape Architect

Swanson and Associates

David Swanson, ASLA, Partner-in-Charge

Mechanical, Plumbing, Electrical and Fire Protection Engineers

RNM Consulting Engineers, Inc.

Steve Kaufman, PE, Principal-in-Charge

Mark McDowell, PE, Mechanical Engineer

Scott Denton, PE, Electrical Engineer

Jeff Powell, PE, Plumbing/Fire Protection Engineer

Structural Engineers

LHC Structural Engineers, Inc.

Bobby Lasater, PE, Project Engineer

Cost Estimation Consultant

Cost Plus

Russ Roark, Chief Cost Estimator



CRA Associates, Inc.

Key Personnel



Kenneth E. Redfoot, AIA, President, Principal-in-Charge

For over three decades, Ken has concentrated on the public sector. The breadth of his work includes educational, civic, health care and recreational projects. Sustainability has been a high priority on many of his commissions including East Chapel Hill High School, the Chapel Hill Town Operations Center and the Chapel Hill Public Library. He has also been involved in educational and sustainable organizations such as the Triangle J Council of Governments Sustainable Public Facility Design and Development Committee, the North Carolina Energy Smart Schools Conference and Rebuild America.

Education

Master of Architecture, 1980
University of Pennsylvania
Bachelor of Science, 1977
Pennsylvania State University
Foreign Study Program through
Pennsylvania State University,
1975

Years of Experience

32 with CRA Associates
3 with other firms

Registration/Certifications

North Carolina License
Pennsylvania License

Professional Affiliations

American Institute of Architects
Triangle J Region Sustainable
Public Facility Design &
Development Committee
North Carolina Solar Energy
Association

RELEVANT EXPERIENCE

Chapel Hill - Carrboro City Schools

East Chapel Hill High School
CHHS Hanes Theater Renovation
CHHS Toilet/Concessions Building
CHHS Math and Science Addition
CHHS Auxiliary Gymnasium
Phoenix Academy
Smith Middle School
Carolina Center for Educational
Excellence
Culbreth Middle Classroom
Additions
Culbreth Middle School Auditorium
Culbreth Middle School Science
Wing
Rashkis Elementary School
Morris Grove Elementary School
Mary Scroggs Elementary School
Carrboro Elementary School
Renovations
Estes Hills Elementary School
Renovations and Additions
Glenwood Elementary School
Renovations

Orange County Schools

Cedar Ridge High School
Gravelly Hill Middle School
Stanford Middle School Auditorium
Orange High School Campus-wide
Renovation
Hillsborough Elementary School
Renovations

Chatham County Schools

CCS Bus and Vehicle Maintenance
Facility

Orange County

Orange County Justice Expansion
Central Orange Senior Center
Orange County Government Services
Center
Orange County Health Department
Renovations

Town of Chapel Hill

Town Hall Renovation
Public Library Expansion
Town Operations Center

Chatham County

Chatham County Justice Center



CRA Associates, Inc.

Key Personnel



Gaston Eubanks AIA *Project Manager*

Following ten years of experience with Jim Spencer Architects, Gaston joined CRA Associates, Inc. in 2008 as a Project Architect for large, institutional projects in the institutional market. Since then, he has led the design team on several high-profile projects for the University of North Carolina, North Carolina State University and East Carolina University. He has significant experience in the use of 3-dimensional design programs including the production of renderings and other promotional materials for our client's uses.

Education

*Master of Architecture, 1988
Tulane University*

*Bachelor of Arts, 1980
University of North Carolina*

Years of Experience

*9 with CRA Associates
6 with JSA
12 with other firms*

Registration/Certifications

Registered in North Carolina

Professional Affiliations

*American Institute of Architects,
Member*

RELEVANT EXPERIENCE

University of North Carolina

Loudermilk Center for Excellence
UNC Men's Basketball Locker Suite
Renovation
UNC Men's Basketball Operations
Renovations

Fetzer Stadium Renovation
UNC Indoor Practice Facility
UNC Field Hockey Stadium
UNC Broadcast Facility

North Carolina State University

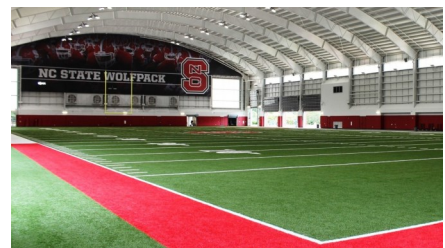
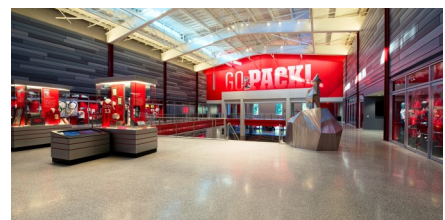
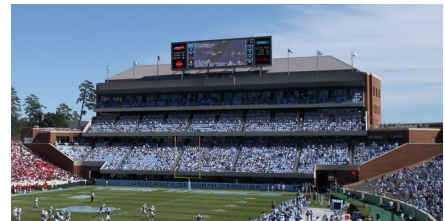
Reynolds Coliseum Renovation
Close-King Indoor Practice Facility
Murphy Center Broadcast Facility

East Carolina University

ECU Basketball Practice Facility
Addition and Renovation
Dowdy-Ficklen East End Zone
Expansion

Projects with Jim Spencer Arch.

300 East Main Street Development
Bellemont Station, Carrboro
Fuller Dental Office
Panciuto Restaurant and Apartment



CRA—Civil Engineering

Firm Profile and Key Personnel

CRA's In-house Civil Engineering services are integral to our design excellence for our diverse clientele. Having architecture and civil engineering under one roof provides a level of design continuity and coordination not found in other firms. Their relationships with governmental agencies during the design process means our projects stay on track with timely responses to issues as they arise.

Our civil department is dedicated to providing innovative and sustainable design solutions utilizing established best management practices. Storm water management is an important part of every project and we have the experience and knowledge to create functional, low-maintenance solutions to meet our client's needs. We have designed many different solutions including wet ponds, bio-retention areas (or rain gardens) and permeable pavement.



Michael L. Hammersley, PE

Partner, Civil Engineer

Education

Bachelor of Science, Civil Eng.

North Carolina State University

Registration and Accreditations

Registered Engineer in NC

Mike is the principal engineer of CRA's in-house Civil Engineering Department. In addition to providing civil engineering design services for all of the architectural projects in the office, he has designed and managed many parks and greenways throughout the piedmont region. Mike is well versed in the regulatory processes required to get a project built and works closely with county and state agencies.

RELEVANT EXPERIENCE

Town of Chapel Hill

Town Operations Center
Public Library Expansion
Morgan Creek Greenway Trail

Orange County

Orange Justice Expansion
Central Orange Senior Center

Chatham County

Chatham County Justice Center

Town of Cary

Cary Tennis Park Expansion

Chapel Hill-Carrboro City Schools

Smith Middle School
Morris Grove Elementary School
Chatham County Schools
Bus Maintenance Facility



Jim Spencer Architects, PA

Firm Profile and Key Personnel

Jim Spencer Architects, PA (JSA) was founded in Chapel Hill in 2002. We are an award winning, full service architectural firm with projects ranging in size from small residential additions to large mixed-use commercial redevelopment. Architecture and design are real passions for us – we believe that good design can truly improve life. Design is a collaborative effort, and we pride ourselves on listening and observing before we propose a solution.

Responsibility – to the client's needs and budget, to the environment and context, and to the community – are foremost in each project. We have designed buildings of many types, scales and budgets over the last few years. Our goal is always to provide an innovative and practical solution to any design program.



**Jim Spencer, AIA,
LEED BD+C**
Principal Architect

Education

Master of Architecture, 1996
Georgia Institute of Technology
Bachelor of Art, Art History, 1990
University of North Carolina

Registration and Accreditations

Registered Architect in North Carolina
Member, American Institute of Architects

Jim Spencer is a principal and president of Jim Spencer Architects, PA, located in Carrboro. Since opening his office in 2002, Jim has concentrated on projects in his community. In addition to many residential projects, he has worked diligently to develop architectural works that are compatible with the community. He has been an active member and past chairman of the Chapel Hill Historic District Commission.



Heather Ferrell
Intern Architect

Education

Master of Architecture, 2012
University of Oregon
Bachelor of Art, Anthropology
North Carolina State University

Registration and Accreditations

Associate Member, American Institute of Architects

Following several years of experience on the west coast focusing on public interest design projects, Heather joined Jim Spencer Architects in 2015 as an intern architect.

Contact Information

103 Lloyd Street, Main Level
Carrboro, NC 27510
(919) 960-6680 (P)
www.jimspencerarchitects.com



RELEVANT PROJECT EXPERIENCE

300 East Main Mixed-Use
Development and Parking Structure
Inter-Faith Council for Social Service
FoodFirst
Tyler's Carrboro Speakeasy
Cat's Cradle Music Club
Renovations
Cat's Cradle Back Room
Fuller Dental Practice
Panciuto Restaurant
Belmont Station
Sinclair Station
VIF Program Headquarters
many residential projects



Section 6 - Construction Administration

CRA Associates, Inc.

Our method of providing Construction Administration services is a strong asset of our firm. We have found having dedicated Construction Administrators helps facilitate our goal of completing projects on time and within budget. With over 70 years of combined experience in the administering of construction contracts, we believe they can provide the knowledge, expertise and develop the relationships to make your project a success.

Once the construction begins, the duties of our Construction Administrators include: 1) interpretation of plans for field personnel, making use of design changes that can speed up construction or save the Owner money, 2) arbitration of disputes, preventing minor problem from becoming major ones, and 3) monitoring of construction to see that it is proceeding according to plans and specifications.

Our Construction Administrator serves as the communication link between CRA and the Contractor's office and field personnel, with the Principal-in-Charge and the Project Architect or Engineer providing the coordination for the overall project and communicating directly with the Owner's representative.

Over the past 40 years, CRA has gained extensive experience in contract administration and we have shaped and refined our approach to design, documentation and construction administration to accomplish the goal of providing our clients with a high quality building within their project cost and schedule. Our contract documents clearly define the chain of communication, submittals, and meetings required to keep the project moving in a positive direction.

We have extensive experience utilizing the Construction Manager at Risk method of construction services. In our experience, we have found the earlier in process a CMaR is introduced to the project, the better the results. Communication between the designers and the CMaR is key to producing a building that meets the Owner's expectations. Some of our recent work have used a CMaR including the UNC Central Athletic Complex and the Chatham Justice Center.



Section 7 - Engagement with Local Construction Industry

CRA Associates, Inc.

As Architects, Engineers and Designers of governmental construction projects, we have engaged the local construction industry in a variety ways over the years.

The first, and best, method is simply communication. We insure information about the project is well publicized at the critical times during the design process so that local contractors that are capable of performing work on the project can provide bids. We will provide the drawings and specifications to reputable agencies such as Dodge, AGC and others for posting on their construction websites to encourage local participation.

Secondly, during the design process we may solicit local contractors for cost estimation services. This allows local contractors to become aware of the size and scope of the project, while providing the design team local, real-time cost information regarding the construction environment in that area.

Finally, through our construction documents, we will require all general contractors submitting bids to adhere to the minority business requirements mandated by Orange County. Through these stipulations, local, minority subcontractors and suppliers can learn about the project and submit bids to the general contractors for potential award.

Should the Town of Carrboro and Orange County decide on the use of a Construction Manager at Risk, we will assist the CMaR in developing scopes of work that encourage the use of local subcontractors on the project. Our recent work with Resolute Building Company on the Orange County Social Services Center in Hillsborough was very successful at attracting local and minority construction trades to participate in the construction of that project. Tailoring scopes of work to the local construction market helps the local economy and growth of jobs.



Section 8 - Current Projects

CRA Associates, Inc.

Our current workload means we have staff ready and able to meet the requirements your project. We can begin work on your project immediately following our firm being selected.

Cedar Ridge High School Academic Wing, Hillsborough, NC

Size: 50,000 sf Completion: Aug. 2020 Phase: Schematics

Seaforth High School, Pittsboro, NC

Size: 217,000 sf Completion: Jan. 2021 Phase: Const. Docs.

Chatham Grove Elementary School, Pittsboro, NC

Size: 97,000 sf Completion: Jan. 2020 Phase: Const. Docs.

Passmore Center Expansion, Hillsborough, NC

Size: 1,200 sf Completion: May 2018 Phase: Bidding

Sportsplex Field House, Hillsborough, NC

Size: 20,000 sf Completion: April 2018 Phase: Const. Admin.

Elon University Sankey Hall, Elon, NC

Size: 27,000 sf Completion: Aug. 2018 Phase: Const. Admin.

Elon University Koenigsberger Learning Center, Elon, NC

Size: 11,000 sf Completion: Aug. 2018 Phase: Const. Admin.



Section 9 - Relevant Experience

CRA Associates, Inc.

CRA has designed a wide variety of building types over the past decade in Carrboro and Orange County. Each of these projects involved the participation of staff, elected officials, jurisdictional authorities, end users and the public to create a successful project.

129 East King Street Renovations
 Cameron Street Sidewalk Extension
 Carrboro Elementary School Renovations
 Cedar Ridge High School
 Central Recreation Center Renovation
 Chapel Hill Public Library Expansion
 Chapel Hill Town Hall Renovations
 Chapel Hill Town Operations Center
 Commissioner's Meeting Room Complex
 Culbreth Middle School Science Wing
 Department of Health Clinic Renovation
 Department of Health Dental Clinic Renovation
 Department of Social Services Center
 Durham Tech Orange County Campus
 East Chapel Hill High School
 Fairview Park
 Government Services Annex Study
 Gravelly Hill Middle School
 John M. Link, Jr. Government Services Center
 Justice Facilities Expansion and Renovation
 Morris Grove Elementary School
 Orange County Community Geothermal System

Orange County Emergency Services Center
 Orange County Schools Facility Assessment
 Orange High School Campus-wide Renovations
 Partnership Academy
 Passmore Center
 Passmore Center Entrance Addition
 Phoenix Academy
 Piedmont Food and Agricultural Processing Center
 Public Market House
 Public Works Expansion Study
 Rashkis Elementary School
 Scroggs Elementary School
 Smith Middle School
 Southern Campus Master Plan
 Southern Campus Visioning Study
 Southern Human Services Center
 Sportsplex Facility Assessment
 Sportsplex Field House
 Sportsplex Fitness Mezzanine
 Stanford Middle School Auditorium Addition
 West Ten Soccer Center
 Whitted Building ADA Improvements



Chapel Hill Public Library Expansion

Chapel Hill, North Carolina



The Chapel Hill Public Library is the most heavily used public libraries per capita in the State of North Carolina. In 2006, the Chapel Hill Town Council determined that a major expansion was needed to meet the increasing demand for library services. CRA, in conjunction with Robert AM Stern Architects, designed a modern series of additions to the existing facility. The interior is highlighted by a large, light-filled reading room that faces the existing forest to the south. Just off the main entry plaza, is a conference center which will be used by clubs, municipal commissions and committees. The facility is LEED Silver-certified.



Owner: Town of Chapel Hill
 Owner's Contacts: Curtis Brooks,
 Project Manager, (919) 968-
 2796,
cbrooks@townofchapelhill.org
 CRA Project Mgr.: Ken Redfoot
 Year Completed: 2013
 Square Footage: 27,000
 renovation/36,500 addition
 Project Budget: \$13,500,000
 Number of Change Orders: 10
 (including changes of scope)
 C. O. Amount: \$478,600
 Final Cost: \$13,319,500



Orange County Social Services Center

Hillsborough, North Carolina



In 2010, the Orange County Department of Social Services moved from its cramped, inadequate office space into a bright and spacious new center in Hillsborough. Just months earlier that new center had been a vacant big box store which had no future as a retail space. CRA led a visioning and process that defined the program for the renovated facility. The new social services center is anchored by two large skylit atria that allow natural light deep into the floor plate providing a more humane and healthy work environment. The facility was constructed using the CMAR method of contracting with Resolute Building Company of Chapel Hill.



Owner: Orange County
 Owner's Contacts: Jeff Thompson, 919-245-2560
 CRA Project Mgr.: David Taylor
 Year Completed: 2010
 Square Footage: 59,433
 Contract Amount: \$2,781,000
 Number of Change Orders: 9 (including changes of scope)
 C. O. Amount: \$210,000
 Total Project Cost: \$2,991,000
 Cost Per Square Foot: \$50.31

Belk Library Expansion, Elon University

Elon, North Carolina



The expansion of Belk Library at Elon University includes the Koenigsberger Learning Center, a facility that will consolidate the Academic Advising Department and the Disability Services Department and will provide the university an additional innovative, interactive classroom. This classroom will have a full complement of technology that can be utilized by teachers and students to enhance the learning environment.

Owner: Elon University
 Owner's Contacts: Tari Maynor-Brady, Project Manager, (336) 278-5402, tmaynor2@elon.edu
 CRA Project Mgr.: Ken Redfoot
 Year Completed: 2018
 Square Footage: 10,000 renovation/11,000 addition
 Project Budget: \$3,500,000
 Number of Change Orders: project under construction (including changes of scope)
 C. O. Amount: TBD
 Final Cost: \$3,549,500



300 East Main Street Development

Carrboro, North Carolina



The 300 East Main Street Development is a nearly 400,000 square foot mixed use redevelopment project for downtown Carrboro, NC. JSA led the design approvals and schematics for the entire site and the first phase of construction – a 150 room hotel and 6- level parking structure.

Owner: Main Street
Properties, LLC

Owner's Contacts: Sherman
Richardson, 919-247-6350

JSA Project Mgr.: Jim Spencer

Year Completed: 2013

Square Footage: 150,000
(parking deck only)

Contract Amount: \$5,350,000

Number of Change Orders: 8
(including changes of scope)

C. O. Amount: \$125,000

Total Project Cost: \$5,475,000



Cat's Cradle Renovation and Cat's Cradle Back Room

Carrboro, North Carolina



The legendary music club, Cat's Cradle, is a Carrboro treasure. JSA designed and oversaw renovations to the main club including reworking the stage and bar areas. The entry sequences and ticketing were also addressed. The mechanical, electrical and fire protection systems were updated.

In addition, the Cradle opened a smaller, intimate club next door, designed by JSA. It offers great acoustics, a seating mezzanine and great stage views of artists.



Owner: Cat's Cradle
 Owner's Contacts: Frank Heath,
 919-260-2307
 JSA Project Mgr.: Jim Spencer
 Year Completed: 2013
 Square Footage: 7500
 (renovation), 2500 (back room)
 Contract Amount: \$450,000
 Number of Change Orders: 3
 (including changes of scope)
 C. O. Amount: \$22,000
 Total Project Cost: \$472,000



10) Swanson + Associates, P. A.

Firm Profile and Key Personnel

Swanson and Associates, P.A., specializes in landscape architecture, site planning and planning studies. The firm places particular emphasis on careful analysis through the entire design process from planning to construction administration, and in the preparation of creative and innovative solutions using sustainable design practices.

Contact Information

100 East Carr Street
Carrboro, NC 27510
(919) 929-9000



David Swanson, ASLA

President, Landscape Architect

David has worked in North Carolina since 1984 as a registered landscape architect, and established his own firm in 1988. The firm places particular emphasis on careful analysis through the design process, from planning to construction administration, and in the preparation of creative and innovative solutions using sustainable design practices.

Education

Master of Landscape Architecture,
North Carolina State University, 1983
Registered Professional
North Carolina, 461

RELEVANT EXPERIENCE

CHCCS (CRA)

Culbreth Middle Science Wing
Ephesus Elementary School
Outdoor Classroom

Orange County (CRA)

Justice Facility Expansion

NC School of Science and Math

Courtyard Renovation

Orange County Veterans Comm.

Orange Cty. Veteran's Memorial

10) RNM Consulting Engineers, Inc.

Firm Profile and Key Personnel

Founded in 1960, RNM has successfully developed a range of engineering services including feasibility studies, design, construction administration and commissioning. In addition to HVAC, plumbing and electrical designs, we possess expertise in specialized areas such as solar energy and geothermal systems design, and energy management and fire protection systems.

Contact Information

94 Main Street
Canton, NC 28716
(828) 492-0677
www.rnm-engineers.com



Steve Kaufman, PE

*President,
Principal-in-Charge*

In addition to serving as the firm's president/general manager, Steve has 36 years experience in the engineering field, including project management and HVAC design. Many projects have featured significant sustainable design features such as rainwater collection, day lighting, solar, and geothermal heat pumps.

Education

North Carolina State University
BSME 1980

Registration

Professional Engineer
NC, 1986

RELEVANT EXPERIENCE

Alamance Community College
A-B Tech. Community College
Blue Ridge Community College
Haywood Community College
Isothermal Community College
Southwestern Comm. College
Tri-County Community College
Durham Technical Community College



10) LHC Structural Engineers, Inc.

Firm Profile and Key Personnel

Founded in 1966, LHC provides structural engineering services for buildings and building systems and has compiled an extensive list of structural projects found throughout North Carolina. Projects have varied in size from \$10,000 to \$90,000,000 in construction costs.

Contact Information

1331 Sunday Dr #121
Raleigh, NC 27607
(919) 832-5587 (P)
www.lhcengineers.com



Robert Lasater, PE
*President,
Structural Engineer*

Bobby Lasater is president of LHC Structural Engineers in Raleigh. He has been a structural designer with LHC for 30 years and the Engineer of Record on over 200 projects. He continues to lead projects as his primary role. He is a member of the Structural Engineers Association of NC, and the American Council of Engineering Companies

Education

Master of Science, Civil Engineering,
North Carolina State University

Registration and Accreditations

Registered Engineer in NC (#14526)

RELEVANT EXPERIENCE

Wake Tech. Community College
Craven Community College
Cape Fear Community College
Sampson Community College
Johnston Community College
Bladen Community College
Lenoir Community College
Nash Community College

10) CostPlus

Firm Profile and Key Personnel

Cost Plus believes that accurate and detailed project costing information is the foundation of a successful building program. We have been working with design professionals across the Carolinas for over 20 years. Our goal is to help insure that the initial budget is not exceeded, thus eliminating costly redesign or scope reductions.

Contact Information

203 Prince Ranier Street
Clemson, SC 29631
(864) 653-6320 (P)
CPestimating@att.net



Russ Roark
*President,
Professional Cost
Estimator*

Over twenty years of estimating a wide variety of project types. Educational, Medical Facilities, Religious Buildings, Detention Centers, High-End Residential and Sports Complexes. Russ and his cost consultants believe in conservative cost estimation. When compared to prices on bid day, CostPlus is almost always near the average of the bids taken, neither too high nor too low.

Education

Bachelor of Construction Science,
Clemson University

RELEVANT EXPERIENCE

CHCCS (CRA)

Culbreth Middle Science Wing
Morris Grove Elementary School
Rashkis Elementary School

Orange County Schools (CRA)

Cedar Ridge High School
Gravelly Hill Middle School

Chatham County Schools (CRA)

Bus Maintenance Facility

Chatham County (with CRA)

Chatham County Justice Center



Sections 11 through 15

CRA Associates, Inc.

Minority Business Plan

CRA constantly seeks out Historically Underutilized Businesses (HUB's) to provide consulting services on our projects. On this project, we do not currently have any HUB participation.

Quality Control and Assurance Plan

The quality control and assurance process is a critical factor in the successful implementation of the design concepts conceived during the early phases of the project. We work diligently to bring the visualization of the design concepts to life. We have a very close working relationship with our consultants, which encourages communication during the construction documentation phase that is effective and clear. Having in-house Civil Engineering services reduces the chance of problems in the field due to topographic or soil conditions. CRA, as the leader of the design team, spearheads all coordination efforts. We have a long history of successful projects for our clients, which are easy to read and easy to build from by contractors and tradesmen.

Legal Proceedings

CRA Associates, Inc. is proud to say that we have had neither legal proceedings against our firm, nor major technical problems on any of our projects in the past ten years.

[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Willingness to Sign

CRA Associates, Inc. is ready, willing and able to enter a contract with the Town of Carrboro utilizing the Town of Carrboro's Service Contract.



Orange County Social Services Center



Piedmont Food Processing Center



Commissioner's Meeting Room



