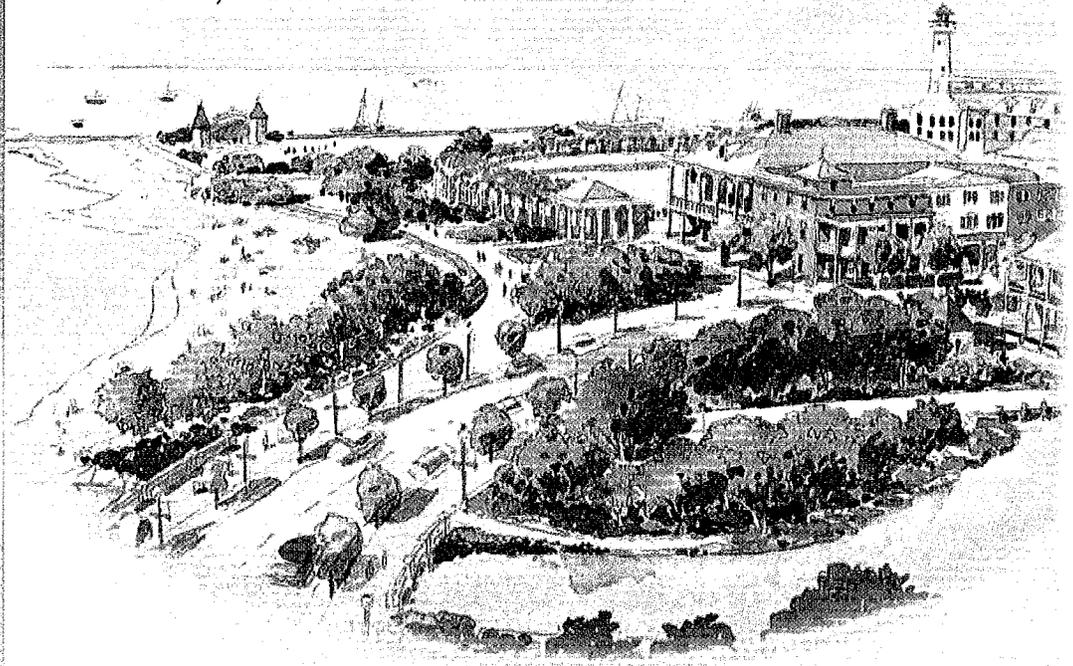


# COMMUNITY MARITIME P A R K

# STATEMENTS OF INTEREST AND QUALIFICATIONS

Community Maritime Park Design Guidelines  
Community Maritime Park Associates, Inc.  
Pensacola, Florida  
March 30, 2007



Submitted by:



In Association with:



RFQ No. 2007-01  
STOA No. 07011

STOA Architects, 121 East Government Street, Pensacola, Florida 32502  
Tel: 850.432.1912 Fax: 850.432.0603  
e-mail: [stoa@stoaarchitects.com](mailto:stoa@stoaarchitects.com) website: [www.stoaarchitects.com](http://www.stoaarchitects.com)



## STOA Architects

121 E. Government Street  
Pensacola, Florida 32502

850.432.1912 tel  
850.432.0603 fax

stoa@stoaarchitects.com  
www.stoaarchitects.com

March 29, 2007

Community Maritime Park Associates, Inc.  
c/o Edward E. Spears, Administrator  
Neighborhood & Economic Development Division  
City of Pensacola  
P.O. Box 12910  
Pensacola, Florida 32521-0062

RE: Request for Qualifications: Design Criteria Package for the Community Maritime Park Project  
RFQ No. 2007-01

Dear Mr. Spears and the Board of Trustees of the Community Maritime Park Associates:

STOA Architects is pleased to submit its team's qualifications for providing professional services to complete the Design Criteria Package for the Community Maritime Park located on Pensacola Bay, in Pensacola, Florida.

We believe the STOA Team is particularly well qualified to complete this project for the following reasons:

- **Established Team of Professionals**—The STOA Team is made up of an accomplished group of responsive professional firms, including: those with significant waterfront development and park design experience; those with strong resumes of conducting design charrettes, completing project programming documents and establishing design guidelines and budget parameters; and several with a local presence in downtown Pensacola. The STOA Team achieves the ideal balance between local firms with a commitment to the Pensacola community and large national firms that provide significant expertise and added support.
  - **STOA Architects**—A 22-person architectural design firm with over 25 years experience serving clients from its downtown Pensacola office. STOA offers registered architects, registered roof professionals, LEED accredited professionals, contract administrators and a talented support staff. STOA will provide overall project management, architectural design and programming services for this project.
  - **EDAW**—A 1,000+ employee urban design, landscape architecture and community planning firm with offices worldwide. EDAW is an AECOM company and will be a strong partner of STOA's in developing the conceptual site design and facility programming for this project.
  - **Schmidt Dell Associates, Inc.**—A local mechanical, plumbing, electrical, telecommunications and structural design firm with 32 employees. Schmidt Dell will provide mechanical, electrical, structural and telecommunications programming services.
  - **Wolf Riddle Associates**—A small civil/landscape architecture/urban planning firm in Pensacola, Florida. Wolf Riddle will provide landscape architecture support, as well as conceptual civil, stormwater and utility design services.
  - **MACTEC**—A national engineering, environmental and remedial construction firm with over 3,000 employees and 100 offices, including a local office in Pensacola. MACTEC will provide environmental engineering services for this project.
  - **L3 Communications, Titan Group**—A national information technology consulting firm. The Niceville, Florida office brings over 20 years experience in cost estimating to this project.
- **Significant Programming Experience**— The STOA Team has recent experience managing multi-discipline teams in the preparation of programming documents for a variety of project types. These projects have involved conducting design charrettes, developing building programs, the production of drawings and 3D renderings for design/build RFP's, and establishing design guidelines. Several of these projects have involved multiple facilities in complex settings for the Department of Defense, up to \$62 million in construction value, giving STOA relevant practice in delivering detailed programming documents.

- **Expertise in Waterfront Park and Urban Design**—The STOA Architects Team offers seasoned professionals well-experienced in waterfront park and urban design. EDAW's planning and urban design résumé encompasses programming, planning, designing and implementing urban spaces, streetscapes, transit corridors, plazas and waterfronts in urban settings, from preserved historic districts to urban town centers and new towns. Wolf Riddle brings local experience in waterfront park planning, having recently completed the conceptual and civil engineering design for Pensacola's Plaza de Luna at Palafox Pier project.
- **Familiarity with the Site, Commitment to the Project and Small, Minority and Local Business Participation**—STOA Architects, Schmidt Dell Associates, Wolf Riddle Associates and MACTEC are all located in Pensacola, and the STOA and Schmidt Dell Associates offices are within blocks of the project site. L-3 Communications, Titan Group brings a significant familiarity of the site, having previously completed cost estimates for improving the Trillium property. The STOA Team commits its full resources to completing the project within the established timeline. STOA Architects is also minority owned and qualifies as small business. We have a long history of teaming with other small and small disadvantaged businesses, which include our team members, Schmidt Dell Associates and Wolf Riddle Associates.

In closing, we thank the Community Maritime Park Associates consideration of the STOA Team for this important project. *We feel that the significant programming experience that STOA Architects offers, coupled with EDAW's award-winning urban planning and design, as well as our other local consultants' capabilities, presents the Community Maritime Park Associates with the best possible team.*

We look forward to an opportunity to present our credentials in person.

Very Truly Yours,



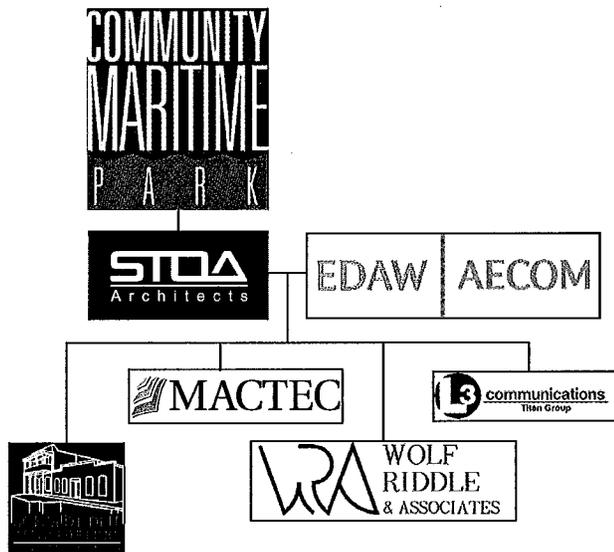
Mark Gilliland, RA LEED AP  
Vice President

MG: ldh

# COMMUNITY MARITIME PARK

## Project Team

The STOA Architects Team is made up of an accomplished group of professional firms committed to the successful completion of this project and the Community Maritime Park. The STOA Team achieves an ideal balance of firms with a local commitment and firms with a national or worldwide presence providing significant experience and ample project support. Below is the STOA Team's organization and a brief description of each firm.



### STOA Architects

**STOA Architects**, is a 22-person design firm established in 1981, serving local, regional and national clients from our downtown Pensacola, Florida office. We have completed projects for commercial, industrial, governmental, educational, medical, and residential clients. Projects range in size and scope from 500 square foot renovation projects to new facilities encompassing over \$60 million in construction value. STOA also has a "sister" office in Houston, Texas, which can provide additional design support.

Our professionals include registered architects, registered interior designers, registered roof observers, LEED accredited professionals, contract administrators, cost estimators and a talented technical support staff. Led by our principals, the design teams at **STOA Architects** become strategic partners of our clients to achieve their goals.

Total Employees: 22  
 Company Principals: Chao-Chung Lee, AIA  
 Mark Gilliland, RA, LEED AP  
 Nancy Gartland, RA

### EDAW

**EDAW**, an AECOM company, has been a guiding force in the fields of landscape architecture, urban design, and environmental planning for over half a century. EDAW's special emphasis on the broad and increasingly complex issues of land use planning and design both encourages appropriate use of resources and enhances the environment.

Much of EDAW's planning work involves large sites. Landscape design projects, however, are at all scales, from small monuments to broad sweeps of property. Clients range from corporations and institutions to public agencies and architectural firms. Their common need is resolution of a land-based problem, which is why EDAW, with its multi-disciplined staff — from planners and designers to geographers and irrigation engineers — is consistently effective.

Total Employees: 1,420  
 Company Principals: Leonardo Alvarez, FASLA, AIA  
 (Atlanta Office) Barbara Faga, FASLA  
 Ellen M. Heath, AICP  
 Todd J. Hill, ASLA  
 Jason Uyeda

# COMMUNITY MARITIME PARK

## Project Team

### MACTEC Engineering and Consulting

Since its beginning in 1946, **MACTEC Engineering and Consulting, Inc. (MACTEC)** has evolved into a leading environmental, engineering and design and construction services firm that emphasizes technical excellence with a personal services from a local office. MACTEC, headquartered in Alpharetta, Georgia has nearly 3,000 employees and 100 offices across the U.S. MACTEC's local office (Pensacola) is led by Richard J. Brown who will manage MACTEC's services on this project. MACTEC's technical lead on the project will be Frank Lesesne, P.G. out of MACTEC's Tallahassee office. MACTEC has a successful track record of planning and designing environmental management strategies to assist in the cost effective re-development of high profile multi-billion dollar brownfield sites with environmental issues similar to this project.

Total Employees: 2,994  
Company Principals: Richard Brown (local principal)

### Schmidt Dell Associates

**Schmidt Dell Associates, Inc** has been in business in Pensacola, Florida since 1987 providing mechanical, electrical, structural, and telecommunications design services to a very diverse client base. Schmidt Dell Associates' Pensacola office is fully staffed with 32 full-time employees, including seven registered mechanical engineers, three registered electrical engineers, two registered structural engineers, and three registered communications distribution designers (RCDD). Schmidt Dell Associates has practiced for the last twenty years with a primary design objective to provide high quality, long life cycle, functional designs.

Total Employees: 32  
Company Principals: Gene I. Schmidt, PE, LEED AP  
David N. Watford, PE  
Paul A. Remke, PE, RCDD  
H.L. Dell, PE, LEED AP  
Todd A. Nicholson, PE  
Stuart C. Smith, PE, SI

### Wolf Riddle Associates

**Wolf Riddle Associates** is a small civil engineering, urban planning and landscape architecture firm founded in 2006. The principals at Wolf Riddle bring over 26 years of design experience in planning and construction projects including conceptual and master planning, roadways, parks, waterfront development, residential and commercial development, airport design and sports facility design, and private site development projects for both residential and commercial subdivisions.

Total Employees: 2  
Company Principals: Michael Wolf, AICP, ASLA  
Richard Riddle, PE

### L-3 Communications, Titan Group

The cost engineering services and professional planning component of **L-3 Communications Titan Corporation (L-3 Titan)**, a national leader in information technology, is located in Niceville, Florida and has been in the cost engineering business for over 20 years. L-3 Titan supports over \$2 billion in construction projects annually. They have a diverse, multi-disciplined staff of engineers and cost professionals, including experienced architects, engineers, and construction professionals. The team of cost engineers is backed by strong technological expertise in related areas such as traditional planning and engineering, conceptual design, economic analysis, environmental studies, energy analysis, automation/software development, construction management, information technology, and model/system development. L-3 Titan has an extensive list of clients that include six of the ten largest Architectural/Engineering design firms in the United States, many other large and small design firms and owners, the Department of Energy, the U.S. Army/U.S. Navy/U.S. Air Force and the U.S. Army Corps of Engineers.

Total Employees: 1789  
Company Principal: Les Rose

# COMMUNITY MARITIME PARK

## Education

Washington University, Master of Architecture, 1975  
Tunghai University, Taiwan, Bachelor of Architecture, Diploma of Urban Planning, 1972

## Licensure

Architecture / TX #8176, LA, OK, KS, MO, CA, GA, NY, TN, NJ, IL, OR, Republic of China NCARB Certified  
Interior Designer / TX #1707  
Registered Accessibility Specialist / TX #0216  
Licensed Real Estate Broker  
Certified Asbestos Investigator

## Education

Clemson University / Bachelor of Arts/Design / 1983

## Licensure

Architecture / CO #203655

## Relevant Experience

Harris County Facilities: Crosby Community Center, Tom Bass Community Center, Hardy Senior Citizen Community Center

University of Houston Parking Garage and Student Services/Offices

Fort Bend County Library, Sienna Plantation Branch, Missouri City, Texas

Metropolitan Transit Authority West Loop Park & Ride, Houston, TX

City of Houston, Houston Airport System Administration Building, Bush Intercontinental Airport, Houston, TX

Sealand Marine Operations Building, Port of Houston Authority, Houston, TX

3 Libraries: Blue Ridge Library, Scenic Woods Library, Heights Library, Houston, Texas

Lee-Ho Village, Housing and Retail Houston, Texas

George R. Brown Convention Center Houston, Texas

Local and Statewide Universities and Colleges

## Mark D. Gilliland, RA, LEED AP Vice President/Principal/Project Manager—STOA Architects

Mark Gilliland has been involved in the architectural and building industry for over 20 years and has experience in a variety of positions ranging from General Contractor to Project Architect. He has participated in a full range of services including Project Programming and Design, Project Management, Design/Build services, Contract Administration, Sustainable Design, Value Engineering and Cost/Budget Analysis. These services were performed on a variety of building types, including Residential, Religious, Military, Educational, Commercial, Government, Retail and Historical. Mark believes that the practice of architecture is the art and science of creating functional, esthetic spaces for the living and working environment that meet the physical, budgetary and spatial requirements of the Client.

## Relevant Experience

Pensacola Regional Airport Terminal Expansion  
Pensacola, Florida  
\$35,000,000

7th Special Forces Group, Group Support Battalion Complex  
Duke Field, Florida  
\$23,000,000

Pegleg Pete's Restaurant  
Dining Facility Addition Alterations  
Pensacola Beach, Florida  
\$120,000

Downtown Milton Historical District  
Exterior Renovations to 14 Buildings  
Milton, Florida  
\$200,000

Sunsations Sunglass Co.  
Retail stores  
Over 100 stores nationwide  
\$20-65,000 each

Caribe Resort and Marina  
Multi-family High Rise Residential  
Orange Beach, Alabama  
\$40,000,000

Air Operations Center  
Tyndall AFB, Florida  
\$14,000,000

Perdido Pass Condominium and Marina  
Multi-family Low Rise Residential  
Perdido Key, Florida  
\$30,000,000

# COMMUNITY MARITIME P A R K

## Education

Clemson University / Bachelor  
of Arts/Design / 1983

## Licensure

Architecture / CO #203655

## Key Personnel

Nancy Gartland, RA  
Vice President/Principal—STOA Architects

Nancy Gartland brings over 28 years of architectural experience and has recently rejoined STOA Architects. Her experience and responsibilities include administration, design, coordination and quality control of projects from early development through construction, and she has completed a variety of projects throughout the Western Southeastern United States, as well as Latin America. Ms. Gartland's major experience has been in the coordination of large, complex projects of institutional scale.

### Relevant Experience

City Of Pensacola Central Park  
Pensacola, Florida  
\$336,000

EPCOT Center, Land Pavilion  
Orlando, Florida  
\$78,000,000

The Arts Complex, California State  
University  
Los Angeles, California  
\$18,000,000

Shamrock Tower  
Honolulu, Hawaii  
\$15,000,000

Universal City, Metro Rail Station  
N. Hollywood, California

Pacific Bell Building  
Van Nuys, California  
\$1,200,000

Buffalo Bill Historical Center  
Cody Firearms Museum  
Cody, Wyoming  
\$6,500,000

Escambia County, HRS,  
Public Health Clinic  
Pensacola, FL  
\$4,500,000

Pensacola Regional Airport  
Terminal Expansion & Parking Garage,  
Pensacola, Florida  
\$22,375,000

Malcom Yonge Gymnasium Renovations  
City of Pensacola  
\$2,000,000

Harrah's Casino Children's  
Recreation Center  
Lake Tahoe, Nevada  
\$400,000

Mark Essert, RA  
Project Architect—STOA Architects

Mark Essert serves as a project architect at STOA Architects, with over 30 years of architectural experience, working in various offices in California, Oregon and Florida. As the former president of a design/build firm, Mark served as Principal Architect and General Contractor on several office building projects. Mark also has experience designing facilities for commercial, manufacturing, residential, health care, educational, research and governmental uses. He graduated with honors from the University of Texas Austin with a Bachelor of Architecture, and is a registered architect as well as a certified residential contractor in Florida.

## Education

University of Texas Austin /  
Bachelor of Architecture / 1975

## Licensure

Architecture / FL #AR91887  
NCARB Certified

### Relevant Experience

Pensacola Regional Airport Terminal  
Expansion  
Pensacola, Florida  
\$35,000,000

Naval Construction Battalion Center  
Katrina Recap Package 1:  
Various Buildings  
Gulfport, Mississippi  
\$62,000,000

Mill A Mixed Use/Adaptive Reuse  
Bend, Oregon  
\$1,500,000

Century Plaza Office and Retail Complex  
Bookings, Oregon  
\$2,000,000

Green Chain Speculative Office Building  
Bend, Oregon  
\$1,700,000

Sebastian Shores  
39 unit, town home project  
Gold Beach, Oregon  
\$6,200,000

# COMMUNITY MARITIME PARK

## Education

Harvard University Graduate School of Design, Master of Landscape Architecture  
Florida International University – Miami, Florida, B.S., Architectural Technology  
University of Miami – Miami, Florida, Architecture Curriculum

## Licensure

Licensed Landscape Architect: Florida #926  
Licensed Architect: New York #17504 (inactive)

## Education

Columbia University, M.S., Real Estate Development  
University of Georgia – Athens, Georgia, Bachelor of Landscape Architecture

## Licensure

Licensed Landscape Architect: Georgia (LA 000702)

## Key Personnel

### Leonardo Alvarez, FASLA, AIA Managing Principal/Vice President/Urban Designer—EDAW

Mr. Alvarez, Managing Principal for the Atlanta + Miami Beach offices, has been practicing landscape architecture, urban design, and architecture for over 25 years. He has successfully completed a wide variety of project types including urban design plans, new community designs, transportation facilities, educational environments, healthcare facilities, commercial projects, and historic preservation efforts. His projects have been published and reviewed in a number of venues and he has received design awards for his creative and built work. In addition to his accomplishments in the professional practice arena, Mr. Alvarez has been actively involved in academia for over 17 years with Florida International University and the University of Georgia.

## Relevant Experience

**Olde Eau Gallie Riverfront Redevelopment** Master planning + riverwalk design for the downtown area of Olde Eau Gallie, Melbourne, Florida

**Mayagüez 2010 Master Plan** Master/landscape framework plan to guide the redevelopment of the neighborhoods, cultural facilities, and sporting venues of the city of Mayagüez in preparation for the 2010 Caribbean and Central American Games, Mayagüez, Puerto Rico

**Chiva New Community Master Plan** Master plan for a 4,200 acre new community with an emphasis on mixed-use and open space framework, Valencia, Spain

**Wharf District Parks Master Planning/Design** Four-acre urban park master plan / design along Boston's Central Artery Tunnel, Boston, Massachusetts

**One Miami Riverwalk** Landscape + hard-scape design for a public Riverwalk at the mouth of the Miami River in conjunction with multi-use, multi-story, office, residential + entertainment complex, Miami, Florida

**Oceanfront Neighborhood Master Plan** Urban design, landscape architecture and streetscape design for \$16M of right-of-way improvements throughout the historically designated "Collins Avenue Corridor" National Register Architectural District, Miami Beach, Florida

### John Threadgill, RLA Urban Designer/Landscape Architect—EDAW

John Threadgill is a landscape architect and urban designer with over twenty years of experience in design, real estate development, and project management. John utilizes that diverse experience base at EDAW to strengthen the Atlanta office's burgeoning urban design practice. Having been on the client side, John has a unique understanding of the client perspective in the context of providing design services. That understanding, coupled with a strong conceptual design focus, has resulted in a successful record of projects ranging from the design of individual buildings on urban infill sites, to large scale transit-oriented new town development.

## Relevant Experience

**Mayagüez 2010 Master Plan** Master/landscape framework plan to guide the redevelopment of the neighborhoods, cultural facilities, and sporting venues of the city of Mayagüez in preparation for the 2010 Caribbean and Central American Games, Mayagüez, Puerto Rico

**Chiva New Community Master Plan** Master plan for a 4,200 acre new community with an emphasis on mixed-use and open space framework, Valencia, Spain

**Mayo Island Master Plan** Master plan for a 13-acre mixed-use development on an island located in the St. James River, which includes office, hotel, retail, and residential space, Richmond, Virginia

**Garibaldi Repubblica** Master landscape plan and detailed site design for the public realm of a major urban mixed-use project near a commuter rail station, Milan, Italy

**Casablanca New Community Master Plan** Master plan for a 189-hectare new residential community with an emphasis on conservation development and includes three villages and a town center, Marbella, Spain

**CitiSquare District** Urban design and landscape architecture for five mixed-use urban block projects to include entertainment, retail, office and residential, Miami, Florida

# COMMUNITY MARITIME P A R K

## Education

B.S.L.A., 1988, University of Kentucky

## Licensure

Registered Landscape Architect

Tennessee # 552, 1994

Kentucky # 509, 1993

Florida, Pending

American Institute of Certified

Planners # 15571, 2000

## Education

BS, Civil Engineering, Colorado School of Mines, 1998

## Licensure

Professional Engineer:

Florida # 62231, 2005; Colorado #38150, 2003

## Key Personnel

### Michael C. Wolf, AICP, ASLA Planner/Landscape Architect—Wolf Riddle Associates

Mr. Wolf has served as Project Landscape Architect/Planner as well as Project Manager on a variety of projects. He has provided professional services in all phases of planning and construction projects including conceptual and master planning, airport master planning, construction document preparation, bidding and cost control, construction assistance and construction observation. Mr. Wolf has a strong engineering design and site planning background in roadways, parks, waterfront development, residential and commercial development, airport design and sports facility design. Mr. Wolf is knowledgeable of national codes and standards and their application, and has successfully worked with many government and private agencies in developing design criteria.

## Relevant Experience

### Palafox Pier Park

Conceptual design, public meetings, civil engineering design for park on the site of the old Bayfront Auditorium. Pensacola, Florida

### Marina Village

60 acre St. Joe/Arvida property located on St. Joseph's Bay; 200 room luxury hotel, high and low density residential development, marina view restaurant, lighthouse lookout and village green/water feature. Port St. Joe, Florida

### Falls of the Ohio River Greenway

Conceptual master/site planning for a 7.3 mile riverfront park on the Ohio River, 20 mile hike/bike trail system, outdoor amphitheater, docking facilities with boat ramps, pedestrian and vehicle bridges, and environmental restoration of the riverfront. New Albany, Clarksville and Jeffersonville, Indiana

### Lost Key Golf and Beach Club

Developed planting plans, planting schedule and details for Lost Key Golf and Beach Club proposed boulevard and existing River Road on Perdido Key. Escambia County, Florida

### Louisville Slugger Field

Site planning and layout of 11600 seat stadium, Ohio River 100 year floodplain study, construction documents for site grading and drainage, utilities, plaza areas, parking areas, field underdrain and flood prevention systems. Louisville, Kentucky

### Louisville Waterfront Park

Civil/site design of this Ohio River Waterfront Park. Construction documents include utilities, storm water drainage, grading and pavement design, site details and state of the art erosion control methods. Louisville, Kentucky

### Richard D. Riddle, Jr., PE Civil Engineer—Wolf Riddle Associates

As President of Wolf Riddle and Associates, from February 2006 to present, and previously a senior project engineer for Hatch Mott MacDonald Civil Site Development Team, from September 2004 to February 2006, Mr. Riddle's experience contains both private and public practice. He is currently assigned to the firm's Civil Engineering and Planning Department in charge of site development projects. His work includes private site development projects for both residential and commercial subdivisions and public minor site plan developments. Furthermore, he is experienced in the ability of permitting projects with the various agencies such as local governmental authorities, utility authorities, the Florida Department of Transportation and the Florida Department of Environmental Protection.

## Relevant Experience

### Perdido Gardens

Site plan, grading, drainage, utilities, stormwater and permitting for a 27 lot single family residential subdivision, 32 lot single family subdivision and 64 unit multi-family condominium. Perdido Key, Florida

### Navy Point Waterfront Park

2.8 mile Escambia County Parks Trail amenity addition to an existing improved trail. Escambia County Parks and Recreation, Pensacola, Florida

### Lost Key Marina and Yacht Club

140 unit double tower condominium and dry storage project located on Big Lagoon in Escambia County Florida.

### Sea Oats Condominiums

Site plan design, grading, drainage, utilities, stormwater retention/detention and City of Gulf Shores, Alabama permitting for 336 unit condominium project. Gulf Shores, Alabama

# COMMUNITY MARITIME P A R K

## Education

University of Florida  
Bachelor of Science  
Mechanical Engineering, 1980

## Registration/Certifications

Professional Engineer:  
Florida #36948  
Alabama #15709  
Georgia #15876  
Mississippi #14360  
California #23916  
National Council of Engineering  
Examiners: #7221  
United States Green Building  
Council: LEED Certified

## Education

Bachelor of Electrical Engineering, Auburn University, 1980; Master of Science in Electrical Engineering, University of Alabama at Birmingham, 1985

## Registration/Certifications

Registered Professional Engineer:  
Florida #39714  
Alabama #16023  
Mississippi #14354  
New York #77670  
California #16410  
Puerto Rico #17985  
Louisiana #30809  
Georgia #27896  
National Council of Engineering Examiners; Record #16586  
LEED Certified

## Key Personnel

Gene I Schmidt, PE  
Mechanical Engineer—Schmidt Dell Associates

Mr. Schmidt has twenty six years of experience as a mechanical engineer. He specializes in Heating, Ventilating, and Air Conditioning (HVAC); fire protection; and plumbing design services. He is a member of ASHRAE, ASPE, NSPE, NFPA, and FES.

### Relevant Experience

Ohr-O'Keefe Museum; New Facility  
Biloxi, Mississippi

City of Biloxi Recreational Complex;  
Additions and Renovations  
Biloxi, Mississippi

Escambia County Parking Garage;  
New Structure  
Pensacola, Florida

Meyer Real Estate Office Building; Additions and Renovations; 4-story, 37,000 square foot  
Gulf Shores, Alabama

Milton Recreation Center/Shelter; Additions and Renovations  
Milton, Florida

The Health, Leisure, and Sports Facility; New Facility; University of West Florida; Pensacola, Florida

Pensacola City Hall; Hurricane Damage Assessment and Systems Renovation; Pensacola, Florida

The Japan House and International Center; University of West Florida  
Pensacola, Florida

Pen Air Federal Credit Union; New Facility; Pensacola, Florida

Cassine Station; New Facility; Commercial, Office, and Residential Space  
Sea Grove Beach, Florida

Public Service Complex  
New Administration Facility  
Pensacola, Florida

University of West Florida  
Commons Building  
Pensacola, Florida

H. Lynn Dell, PE  
Electrical Engineer—Schmidt Dell Associates

Mr. Dell has twenty one years of experience as an electrical engineer. This experience includes the design of 12 and 35kV distribution line design; computer simulation and design; PLC applications; lighting design; fire alarm system design; and power system design.

### Relevant Experience

Ohr-O'Keefe Museum; New Facility  
Biloxi, Mississippi

City of Biloxi Recreational Complex,  
Additions and Renovations  
Biloxi, Mississippi

Santa Rosa Island Authority Public Safety Facility; New Facility  
Pensacola Beach, Florida

Escambia County Public Safety Facility  
Pensacola, Florida

Meyer Real Estate  
4-story, 37,000 square foot Office Building  
Additions and Renovations  
Gulf Shores, Alabama

Southwest Branch Library; Additions and Renovations  
Pensacola, Florida

Milton Recreation Center/Shelter;  
Additions and Renovations  
Milton, Florida

The Health, Leisure, and Sports Facility; New Facility; University of West Florida  
Pensacola, Florida

Pensacola City Hall; Hurricane Damage Assessment and Systems Renovation  
Pensacola, Florida

Pen Air Federal Credit Union; New Facility  
Pensacola, Florida

Cassine Station; New Facility; Commercial, Office, and Residential Space  
Sea Grove Beach, Florida

# COMMUNITY MARITIME PARK

## Education

Bachelor of Science in Civil  
Engineering (BSCE) - University  
of Arizona, 1986

## Licensure

Registered Professional  
Engineer

Florida #49738

Alabama #25848

Mississippi #16220

Registered Special Inspector;  
Florida #2014

International Code Council  
Building Inspector #5189460-B5

## Education

Georgia Institute of Technol-  
ogy / Bachelor of Science in  
Mechanical Engineering / 1995

## Registration/Certifications

Engineer/Florida #56157  
Registered Communications  
Distribution Designer (RCDD)  
Florida #082671

## Key Personnel

### Stuart C. Smith, PE Structural Engineer—Schmidt Dell Associates

Mr. Smith has nineteen years of experience as a structural engineer. His broad base of structural engineering project experience includes the structural design and inspection of three prominent sports stadiums; the widening of fourteen interstate bridges; numerous commercial, educational, military, governmental, and industrial projects; and multiple water/wastewater treatment facilities. He is also a registered threshold inspector.

#### Relevant Experience

Cassine Station; New Facility  
Commercial, Office, and Residential Space  
Sea Grove Beach, Florida

Meyer Real Estate  
4-story, 37,000 square foot Office Building  
Additions and Renovations  
Gulf Shores, Alabama

Camden Yards Baseball Park  
49,000 Seat Stadium  
Baltimore, Maryland

Joe Robbie Stadium; 75,000 Seat Stadium  
Florida State University  
Tallahassee, Florida

Fine and Performing Arts Center  
Two Auditoriums, 73,000 square feet  
University of West Florida  
Pensacola, Florida

O'Sullivan Creel Office Building  
New Facility; 3-story, 24,000 square feet  
Destin, Florida

M.C. Blanchard Judicial Building  
Addition and Renovation of 100,000 s.f. of the  
Existing Building  
Pensacola, Florida

Town and Country Mall Bridge  
225 Foot Long, Three Span Steel  
Pedestrian Bridge  
Miami, Florida

Residence Hall, Phases I and II  
3-story, 60,000 square feet each phase  
University of West Florida  
Pensacola, Florida

Portofino Management Office Building;  
3-story, 15,000 square feet  
Pensacola Beach, Florida

### Paul A. Remke, PE, RCDD Communications Engineer—Schmidt Dell Associates

Mr. Remke has over ten years of experience in the design and integration of local and wide area networks; audio-visual systems; structure cabling systems; cable television systems including media retrieval and distribution; and nurse call, code blue, intercom, paging, and telephone systems. Mr. Remke also has experience in the engineering and project management of building automation systems. He is a Registered Communications Distribution Designer (RCDD) recognized by the Building Industry Consulting Service International (BICSI). He is also a member of the International Communications Industries Association (ICIA).

#### Relevant Experience

Ohr-O'Keefe Museum; New Facility  
Biloxi, Mississippi

Pensacola City Hall; Hurricane Damage  
Assessment and Systems Renovation  
Pensacola, Florida

Wellness Building  
Gulf Coast Community College  
Panama City, Florida

Meyer Real Estate; 4-story, 37,000 square  
foot Office Building  
Additions and Renovations  
Gulf Shores, Alabama

The Health, Leisure, and Sports Facility  
University of West Florida  
Pensacola, Florida

Pen Air Federal Credit Union  
Pensacola, Florida

Escapes! to the Shores Condominium  
Orange Beach, Alabama

Center 1 Office Building  
Physicians for a Better Jacksonville  
Jacksonville, Florida

Residents Hall; Phase III  
University of West Florida  
Pensacola, Florida

Japan House and International House Cen-  
ter, University of West Florida  
Pensacola, Florida

# COMMUNITY MARITIME P A R K

## Education

B.S. Geology, University of South Carolina, 1978

## Licensure

Certified Professional Geologist,  
Florida, North Carolina, and  
South Carolina (inactive)

## Key Personnel

### Frank K. Lesesne, PG Senior Principal Environmental Scientist—MACTEC

Mr. Lesesne's 25 year consulting career, which includes 15 years with MACTEC, is very diversified, he has provided and managed consulting services for a variety of facilities that have consisted of, Department of Defense installations, municipal, industrial, and nuclear landfills, railroads the neighborhood gas station and dry cleaners, small to large industrial and manufacturing facilities. Projects at these facilities have ranged from geotechnical evaluations for building foundations, and roadways; siting fossil fuel plants; spill response; assessment and remediation of sites with soil and groundwater contaminated by radionuclides, organic and inorganic chemicals; community relations; and litigation support. The projects that have ranged from \$1,000 to \$20,000,000 and consisted of fast response short-duration, to long term multi-year projects.

## Relevant Experience

Due Diligence Reviews Florida Department of Environmental Protection Bureau of Land Procurement

Litigation Support, Marine Corps Logistics Base, Albany Georgia

Technical Reviewer Navy CLEAN Program Navy Environmental Leadership Program (NELP), U.S. Naval Station Mayport, Florida

RCRA Corrective Action, U.S. Naval Station Mayport, Florida

CERCLA Remedial Action, Townsend Saw Chain, Pontiac, South Carolina

RCRA Corrective Action, St. Marks Powders, St. Marks, Florida

Emergency Response to Environmental Releases, Hoerst Celanese Chemical Manufacturing Facilities, North Carolina

CERCLA Investigation, Marine Corps Logistics Base, Albany Georgia

CERCLA Investigation, Naval Air Station Jacksonville, Jacksonville, Florida

### Steve W. Essig, PE, CCE Cost Estimator—L-3 Titan

Steve Essig is the Manager of Cost Engineering for L-3 Titan and is responsible for quality control of all cost estimating work, model development and cost analysis performed by the Cost Engineering section. He has over 25 years of experience in the construction industry in the areas of design, cost engineering/estimating and project management. His current responsibilities include checking and verifying cost estimates, validation and review of enhancements and releases of Titan's parametric estimating system, and oversight of new cost engineering systems developed by Titan. Mr. Essig has extensive experience supporting military, government agencies and commercial projects in the U.S. and overseas, cost engineering, life cycle cost analysis, risk analysis, cost modeling and project management as his major responsibilities. Mr. Essig oversees preparation of cost estimates for over \$2 billion in construction value annually.

## Education

B.S., Civil Engineering, Mississippi State University, 1984

## Licensure/Registration/ Certifications

1990/Registered Professional Engineer: FL #44970, MS #10741, VA #036840

2003/Association for the Advancement of Cost Engineering International (AACCI) Certified Cost Engineer (CCE)  
BTG Certified Program Manager

## Relevant Experience

Performing Arts/Community Events Facility and Park  
Pensacola, FL  
\$32,000,000

One Water Place Condominiums  
Destin, FL  
\$100,000,000

University of West Florida Resident Halls  
Pensacola, FL  
\$11,500,000

Okaloosa County Conference Center  
Okaloosa County, FL  
\$17,300,000

University of North Florida Performing Arts Center  
Jacksonville, FL  
\$20,000,000

C'A Beach Resort  
Panama City, FL  
\$92,800,000

Okaloosa County Maintenance and Technology  
Okaloosa County, FL  
\$41,000,000

Special Tactics Advanced Skills Training Facility  
Hurlburt Field, FL  
\$6,250,000

# COMMUNITY MARITIME P A R K

## Project Manager

Mark Gilliland, a registered architect and LEED accredited professional, will serve as project manager responsible for executing the Community Maritime Park Design Criteria Package project. Mr. Gilliland is very accustomed to leading design charrettes, completing programming documents, managing multi-discipline teams and designing projects to applicable codes and LEED certification standards. He recently completed the project programming and design charrette process which has led to the complete design of the \$23 million relocation of the 7th Special Forces Group from Ft. Bragg to Duke Field, Florida, which involves over 90,000 square feet of facility space in various buildings.

Mr. Gilliland will be fully supported by our team of project architects and consulting designers and engineers and will remain involved and available throughout the course of this project. Mr. Gilliland will be the primary level of authority and will be responsible for the A/E design and adherence with RFP requirements. He will work closely with the project architect, Mark Essert, to coordinate work with our consulting team members.

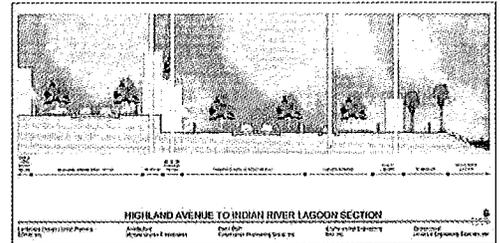
The project architect will direct the progress meetings, control design schedules and is responsible for sharing project data, information and project needs with the team. Mr. Essert will provide the day-to-day hands-on control of design and production, and will coordinate design team staff production assignments, working with project designers and staff technicians as well as supporting engineering disciplines.

The entire project team will meet weekly to status the project development and answer needs lists, as well as to raise appropriate questions relative to project development, recent revisions, or scheduled goals.

# COMMUNITY MARITIME PARK

## Project Experience—EDAW

### Olde Eau Gallie Riverfront Redevelopment Area Master Plan/ Riverwalk Design, Melbourne, Florida



- Stakeholder + public participation
- Improved streetscapes
- Traffic calming
- Environmentally sensitive riverwalk design
- Pedestrian connections to waterfront
- Creation of parks and open space

The City of Melbourne selected EDAW and Michael Graves & Associates to lead a multi-disciplinary team of engineers in the creation of a redevelopment area master plan for the Olde Eau Gallie Riverfront district. Working with the City of Melbourne staff, the EDAW/MGA team conducted three workshops to engage area constituents and interested parties in a process to establish an appropriate vision for the development of the area. Based on these workshops, it was decided to build on the existing strengths of each zone within the redevelopment area to create three parallel themes that guide the uses and character of each zone and together create a unified district. Specifically:

- Highland Avenue - Retail and Service Identity
- Pineapple Avenue - Cultural and Civic Identity
- Riverwalk - Indian River, Natural Environment, Ecotourism Identity

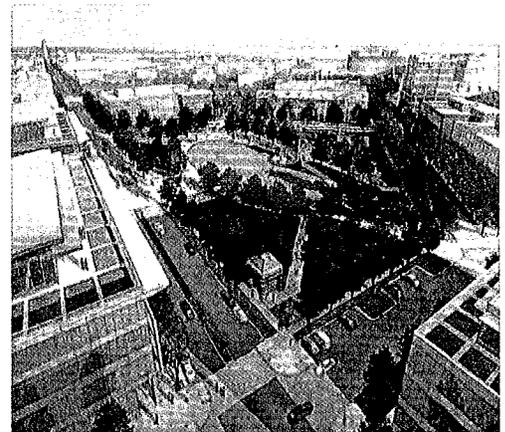
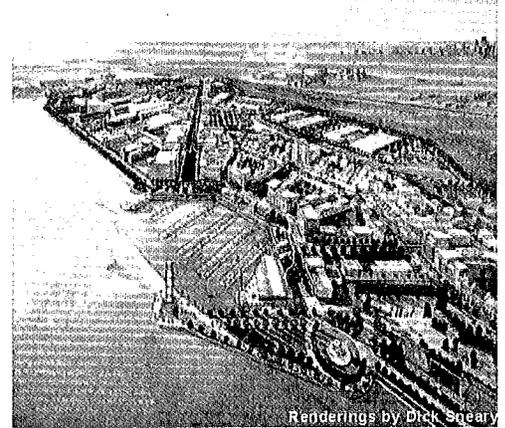
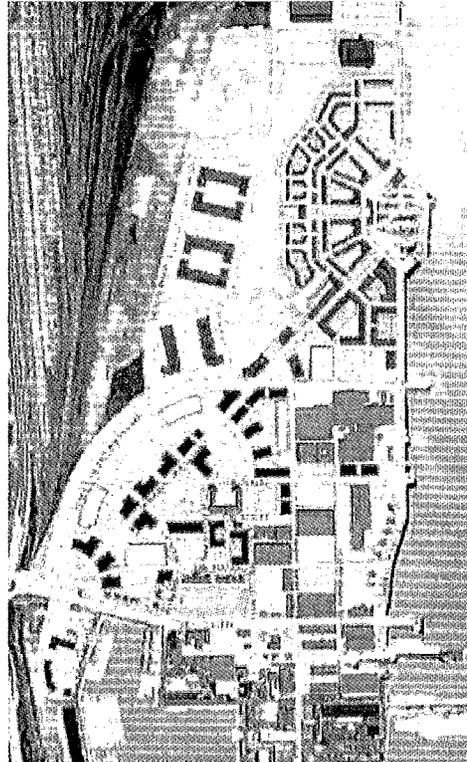
These three themes, together, paint a composite vision of the diversity, strengths and potential of the Olde Eau Gallie Riverfront Development Area. This vision will promote economic development, historic preservation, and an awareness of the unique natural environment in the Indian River Lagoon—the district's exceptional waterfront.

In addition, the EDAW/MGA team provided schematic design and construction documents for a 250-foot pilot project component of the Riverwalk.

# COMMUNITY MARITIME P A R K

## Project Experience—EDAW

### Philadelphia Naval Yard Redevelopment Plan Philadelphia, Pennsylvania



- 550-acre Brownfield Redevelopment Plan
- Mixed-Use Business, Commercial, Retail + Residential plan
- Green Urbanism Framework
- Waterfront Park, Esplanade + full service Marina
- Civic spaces, buildings, schools + cultural attractions

Located on the Delaware River, the 1,000-acre Philadelphia Navy Yard presents a unique opportunity for urban waterfront redevelopment. As envisioned, the property is ideally suited to the creation of a new mixed-use neighborhood while retaining significant naval operations. EDAW, in association with Robert A. M. Stern Architects, has established a vision for repositioning the yard as one of Philadelphia's premier business and residential neighborhoods. Critical to this vision is the creation of a Master Plan Framework which optimizes the value of historic, Brownfield, and Greenfield parcels.

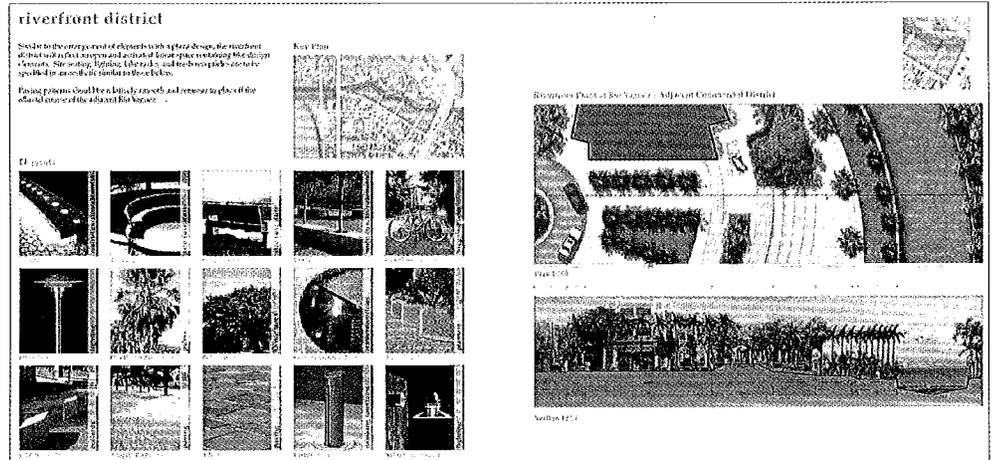
The Philadelphia Naval Shipyard was the first naval shipyard in the nation, moving to its present location in 1876. Early planning was organized around the Parade. As is often the case, later expansion, without benefit of a master plan, is fragmented. As an overall organizing gesture, the team has introduced a strong diagonal boulevard from the gateway to the Delaware River, reestablishing connection to the waterfront and creating strong addresses and value for development parcels.

Phased implementation will begin with construction of the Gateway Campus including restaurants, convenience, retail, and up to 1.1 million square feet of office development. The waterfront focus of the diagonal will be a full service marina and mixed-use neighborhood including 250-room hotel conference center, 200 slip marina, mid-rise residences and Waterfront Park. The East End is envisioned as a traditional Philadelphia neighborhood of schools, small apartment buildings, row houses and single family homes organized around neighborhood parks and interconnected by a grid street pattern.

# COMMUNITY MARITIME PARK

## Project Experience—EDAW

### Mayagüez 2010 Master Plan Mayagüez, Puerto Rico



- Master plan refinement
- Landscape framework plan
- Design guidelines
- Stormwater/hydrology analysis and recommendations
- Transportation analysis and recommendations

On 15 May 2004, ODECABE, the Central American and Caribbean Sports organization, announced that Mayagüez, Puerto Rico had been chosen over Guatemala City to host the XXI Central American and Caribbean Games (CACG) in 2010. In order to prepare the city to host this prestigious event, a master plan for thoughtful redevelopment of the area most impacted by the games was undertaken.

The Mayagüez 2010 Master Plan is a guide for accomplishing major projects by the start of the CACG in July 2010, including construction of sports facilities; creation of an athlete's village; implementation of transportation improvements; hydrologic improvements to the channel of the Yaguez River and the coastal bay zone; revitalization of the communities of Dulces Labios and Buena Vista; creation of an interconnected network of public plazas and green spaces; and improved linkages to the coast from the adjacent neighborhoods and via a new coastal bay walk from Plaza Centroamericana at the outlet of the Yaguez River to the new stadium, Estadio Centroamericana.

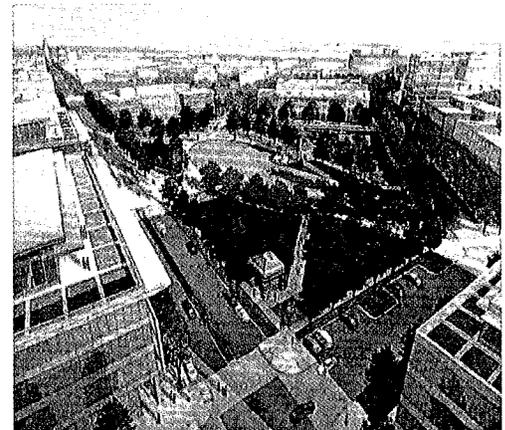
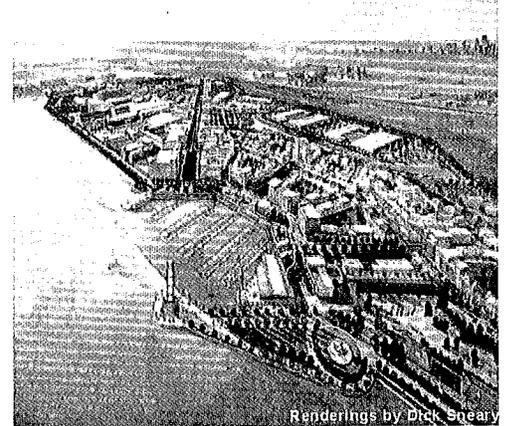
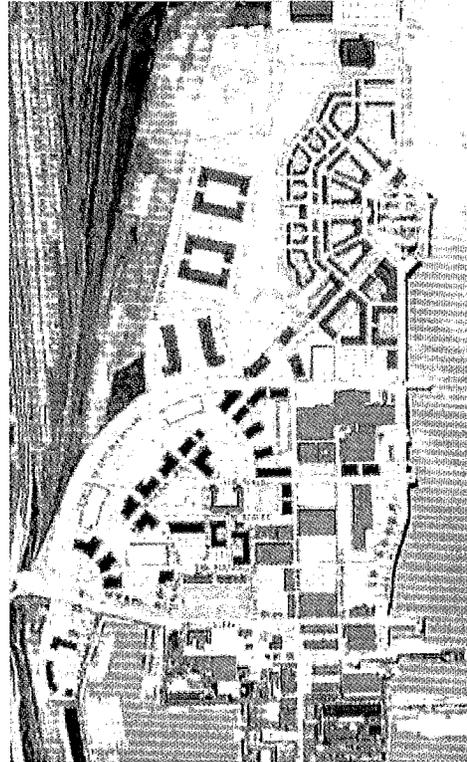
Several key objectives guided the design team in developing a comprehensive vision for the revitalization of the city of Mayagüez to both prepare it to be the host of a major sporting event, and to ensure a legacy of improvements for generations to come. Among these objectives were: to create a pedestrian-friendly environment; develop new shared public spaces; restore the health of the hydrologic systems; enhance accessibility; and encourage economic development and long-term viability.

EDAW supported master plan lead designer Bonnin Orozco Architectos and managed a multidisciplinary team of urban designers, landscape architects, civil engineers, and transportation planners to help to achieve the objectives as defined above on the many facets of this complex project.

# COMMUNITY MARITIME P A R K

## Project Experience—EDAW

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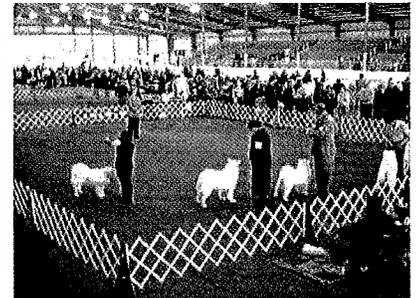
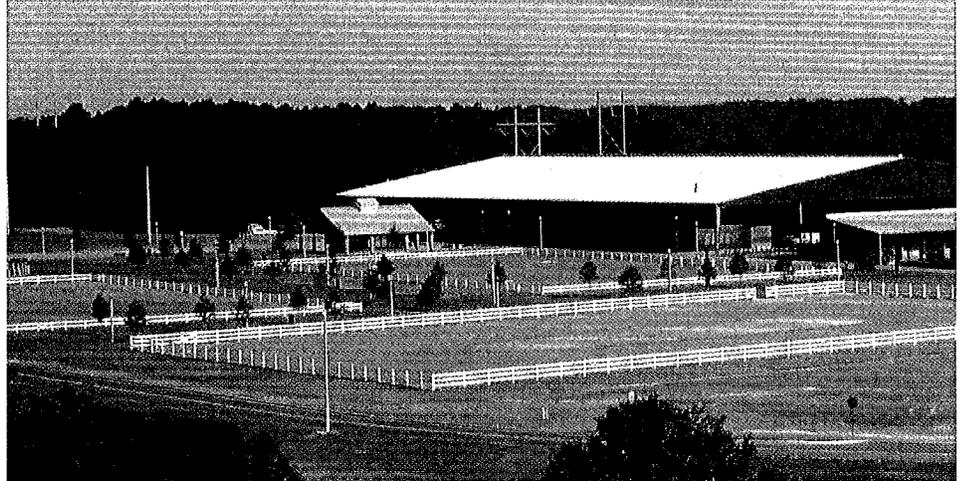
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# COMMUNITY MARITIME P A R K

## Project Experience—STOA Architects

### Escambia County Equestrian Center Pensacola, Florida



**Completion Date:**

2004

**Area:**

178 Acres

**Construction Cost:**

\$3,400,000

**Relevance to the Project:**

- Large-scale recreational complex

STOA Architects provided design services as a team member for the 178-acre Escambia County Equestrian Center. This equine park was designed as a multi-function event facility, which is host to numerous horse shows, rodeos, dog shows and other public and private events.

The site includes a 4,000 seat covered arena, three outdoor arenas, 35 RV sites with full hook-ups, stables, covered stalls and ticketing and concession areas.

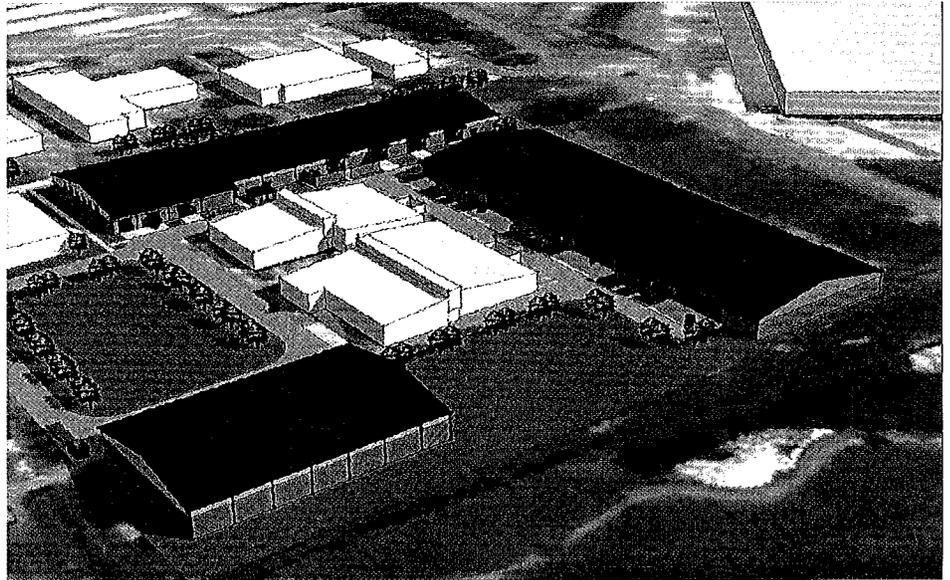
The indoor arena features a 375 foot by 225 foot clear span viewing area. The outdoor arenas consists of four show rings, exercise rings, a warm-up area, a show office with communication and public announcement systems, vendor areas, an announcer/judges booth, and livestock pens and rodeo chutes.

The facility was selected as an award winner within the Parks and Recreation Class III Facility Category of the National Association of County Park and Recreation Officials in 2004.

# COMMUNITY MARITIME P A R K

## Project Experience—STOA Architects

Naval Construction Battalion Center,  
Hurricane Katrina Recap Package 1  
Gulfport, Mississippi



**Completion Date:**

2007

**Square Footage:**

230,000

**Construction Cost:**

\$62,000,000

**Relevance to the Project:**

- *Programming/Design of a multi-facility complex*
- *LEED Certification*

STOA Architects has provided project programming, design charrette and complete design services as a member of the design/build team to construct several new facilities at the Naval Construction Battalion Center in Gulfport, Mississippi. The project includes 6 new buildings covering approximately 185,000 square feet which will replace existing facilities that were damaged by Hurricane Katrina. The new facilities include: the Steelworks Training Facility, the NCTC Material Storage Facility, the Builders Applied Instruction Facility and Training Complex, the Consolidated Professional Development Center, the Auto Vehicle Training Shop, Tactical Training Facility, Disaster Recovery Training Facility, and the Armory.

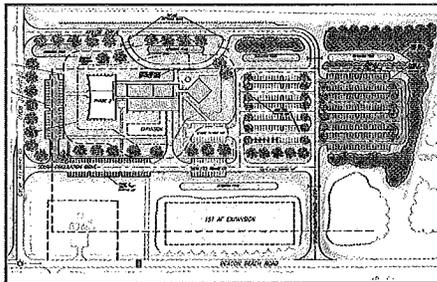
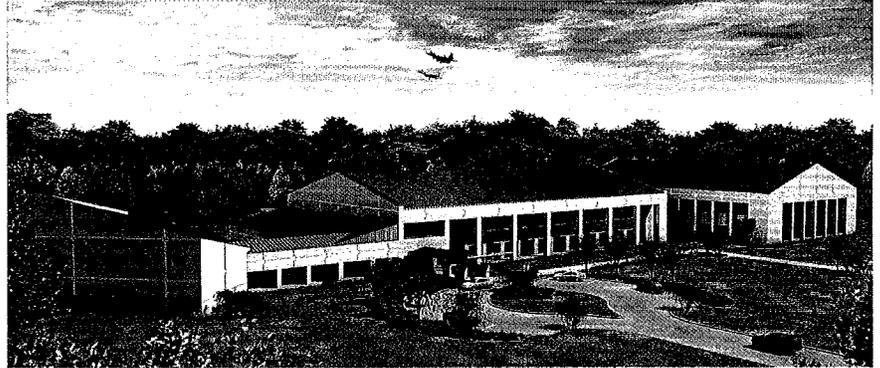
This project allows for the consolidation of Naval Construction Training, and as a result will impact the Center's existing facilities and the site of the existing facilities. Therefore, careful phasing of the construction has been implemented to allow a scheduled relocation of personnel and equipment, as well as existing building demolition. The training facilities include a large area devoted to material delivery and storage, and consequently, the transportation of materials was a defining factor in the site design.

The facilities have been designed to meet the requirements for Antiterrorism and Force Protection and to facilitate a LEED rating of 26 points or more.

# COMMUNITY MARITIME P A R K

## Project Experience—STOA Architects

1st Air Force Command Headquarters  
Tyndall Air Force Base, Florida



**Completion Date:**

2007

**Square Footage:**

78,000

**Construction Cost:**

\$18,400,000

**Relevance to the Project:**

- *Programming/Design of a large-scale complex*
- *LEED Certification*
- *U.S. Air Force HQ/ AETC 2005 Concept Design Award*
- *Multiple Team members involved: L-3 Titan and Schmidt Dell Associates*

STOA Architects completed the project programming and design/build RFP for Phase I of this two phase project to provide sufficient, consolidated administration facilities for the 1st AF Headquarters Air Force Forces (AFFOR). The 1st Air Force is a prominent Command within the Department of Defense and on Tyndall Air Force Base. This facility will have many occasions to host national and international leaders. Thus, this facility was afforded a prominent site with ample size to accommodate the 1st Air Force Complex. The design solution included a 3-building development. Each building has its functional purpose and follows the fiscal budget schedule and construction phasing plan. The separation of the facility into distinct buildings also serves to scale the building down such that its length stays in harmony with the neighboring structure. An access controlled formal entry drive is provided for ceremonial arrival and departure.

*Notable Design features included:*

- State-of-the-Art Telecommunications and Data Systems
- Secure Battle Lab
- Distinguished Visitors Drop-off Porte-Cache
- VTC capability in Conference Rooms
- Secure Classified Data Outlets
- Entire building designed as "Open Storage" facility
- Control Access to entire facility
- Windows and natural light provided to most occupied spaces

Supporting facilities include new and reworked site utilities, new access drives and POV/GOV parking complying with AT/FP setback requirements, communications support systems, and site improvements including landscaping, traffic management systems, and stormwater drainage systems. Phase II work involves expanding the Headquarters building and support facilities to accept the full AFFOR staff not housed in Phase I, and constructing a new overpass over U.S. Hwy. 98, connecting the two physically separated sides of Tyndall AFB. The Headquarters facility sitework will include a 4-lane boulevard connecting the 1st AF Continental NORAD Region (CONR) Command with the 1st AF CONR Air Operations Center (AOC) on the flight line side of the base.

## References

# COMMUNITY MARITIME P A R K

### STOA Architects References

**Corps of Engineers, Albuquerque District**  
Albuquerque, New Mexico  
LTC Bruce Estok  
(505) 342-3432  
bruce.estok.ltc@spa02.usace.army.mil

**Corps of Engineers, Mobile District**  
Mobile, Alabama  
Mr. Robert Schodlbauer  
(251) 694-4474  
Robert.A.Schodlbauer@sam.usace.army.mil

Mr. Thom Fultz  
(251) 690-3412  
thomas.l.fultz@sam.usace.army.mil

**Escambia County Facilities Department**  
Pensacola, Florida  
Mr. Bill Lawing  
(850) 595-3190  
Bill\_Lawing@co.escambia.fl.us

**Naval Facilities Engineering Command,  
Southeast**  
North Charleston, South Carolina  
Mr. Kevin Grove  
(843) 743-7575  
kevin.grove@navy.mil

### EDAW References

**Olde Eau Gallie Riverfront Redevelopment Area Master Plan and Riverwalk Design**  
Ms. Cindy Dittmer, Director  
Planning and Economic Development  
900 E. Strawbridge Ave.  
Melbourne, FL 32901  
(321) 727-2900

**Philadelphia Navy Yard Redevelopment**  
Mr. Graham Wyatt, Partner  
Robert A.M. Stern Architects  
460 West 34th Street, 18th Floor  
New York, NY 10001  
(212) 967-5100

**Mayagüez 2010 Master Plan**  
Mr. Javier L. Bonnin Orozco, President  
Bonnin Orozco Arquitectos  
Rovira Office Park  
623 Avendia Cuatro Calles, Oficina 203  
Ponce, Puerto Rico 00717-1902  
(787) 813-0006

# COMMUNITY MARITIME P A R K

## Additional Information

### Ability to Meet Time and Budget Requirements

The STOA Team is prepared to meet the project schedule as set by the Community Maritime Park Associates. At STOA Architects, all scheduling and manpower assignments are made by Mark Gilliland, principal, and our Production Manager. Dates and deadlines are set at the beginning of the project and are approved by the entire project team. The STOA Architects Team is experienced in working with fast-track submittal schedules and has a reputation for timely submissions.

The STOA Architects Team is also dedicated to producing our projects within the owner's budget. We establish the cost goals for each discipline and track these costs throughout the project's development. During the planning and programming phase, we literally "build-in" quality and economy well before the design reaches the construction document stage. Both operational and initial construction costs can be significantly reduced in the early stages by utilizing a multi-discipline approach.

Our cost estimating subconsultant, L-3 Titan, has long history of, and outstanding reputation for, preparing accurate cost estimates. For projects with a construction value greater than \$2 million, L-3 Titan's average variance of final cost estimates compared to market bid value is 3.49% above the low bid and 2.71% below the average bid. More importantly, the average variance decreases as the project size increases—a 10 percent variance for a \$100 million project is much more significant than a 10 percent variance for \$2 million project. During the past two years, the construction market has been extremely volatile and difficult to predict. L-3 Titan has been able to maintain an excellent track record during this time of pricing uncertainties. During the past 24 months, the average variance of final cost estimates for projects greater than \$2 million compared to market bid value has been 0.85 percent below the low bid.

### Small/Minority/Local Business Participation

STOA Architects is a minority-owned small business located in Pensacola's Downtown Historic District. Other team members which qualify as small and local businesses include Schmidt Dell Associates and Wolf Riddle Associates. MACTEC also is a local participant.