



Ardmore Roderick

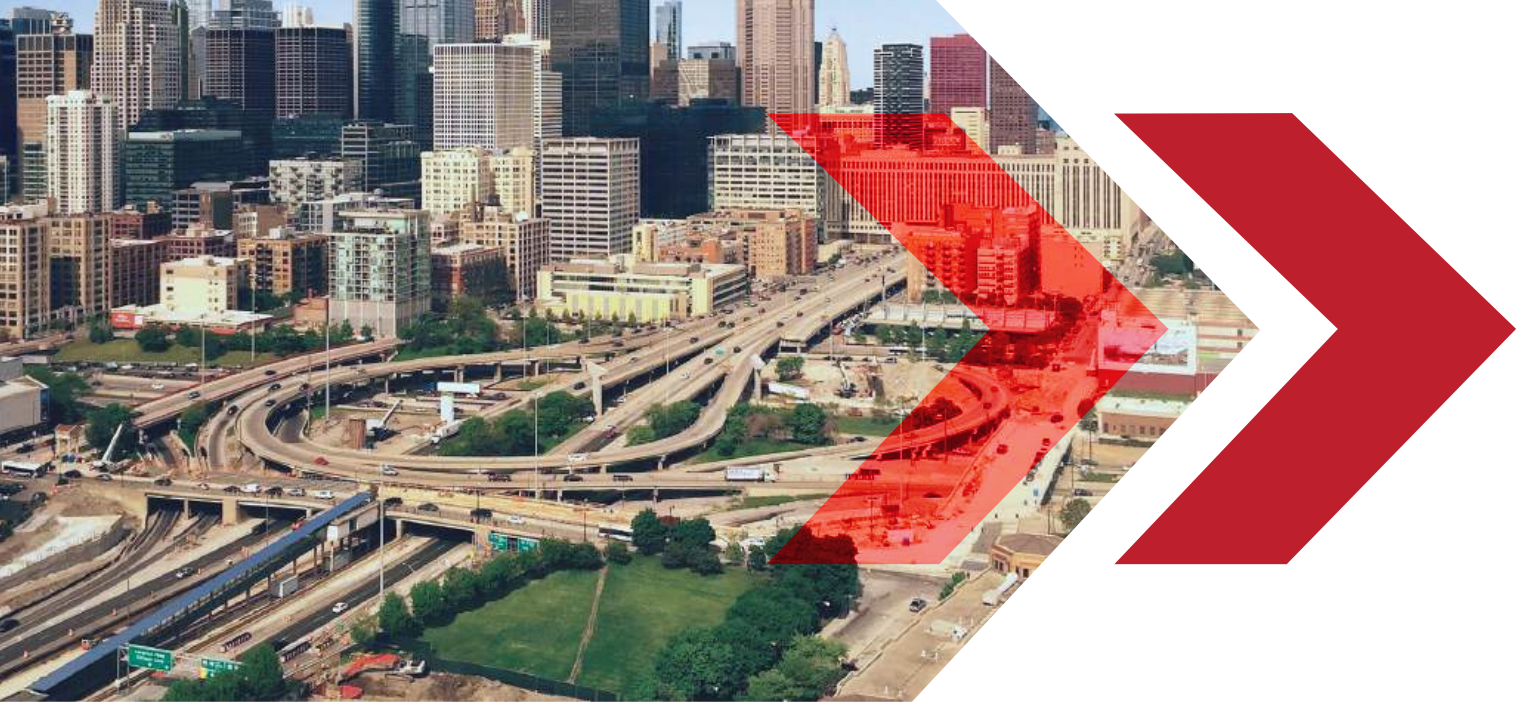
BUILDINGS & FACILITIES STATEMENT OF QUALIFICATIONS



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Our mission: To advance the design and construction of critical infrastructure and the built environment to improve communities.



ABOUT ARDMORE RODERICK

Ardmore Roderick (AR) is a full-service infrastructure solutions firm providing design, construction management, and program management services to government and private transportation, utility, facility, rail, and aviation industries. We are dedicated to enhancing our client’s business by providing professional services, strong leadership, hands-on involvement, and a personalized approach.

OUR MARKETS



BUILDINGS & FACILITIES



AVIATION



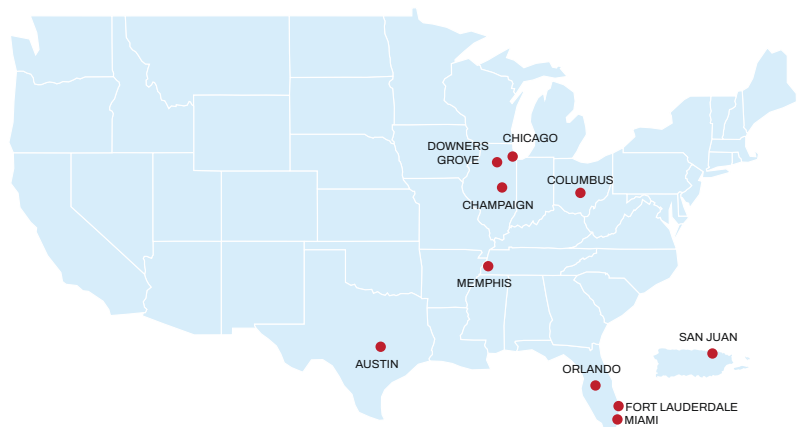
RAIL & TRANSIT



ENERGY & UTILITIES



TRANSPORTATION



10
OFFICES

300
EMPLOYEES

65
LICENSED
PROFESSIONALS

60%
FIRM WORKFORCE
DIVERSITY





BUILDING & FACILITIES LEADERSHIP

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SAM BOYE, JR., MBA

Vice President, Buildings & Facilities

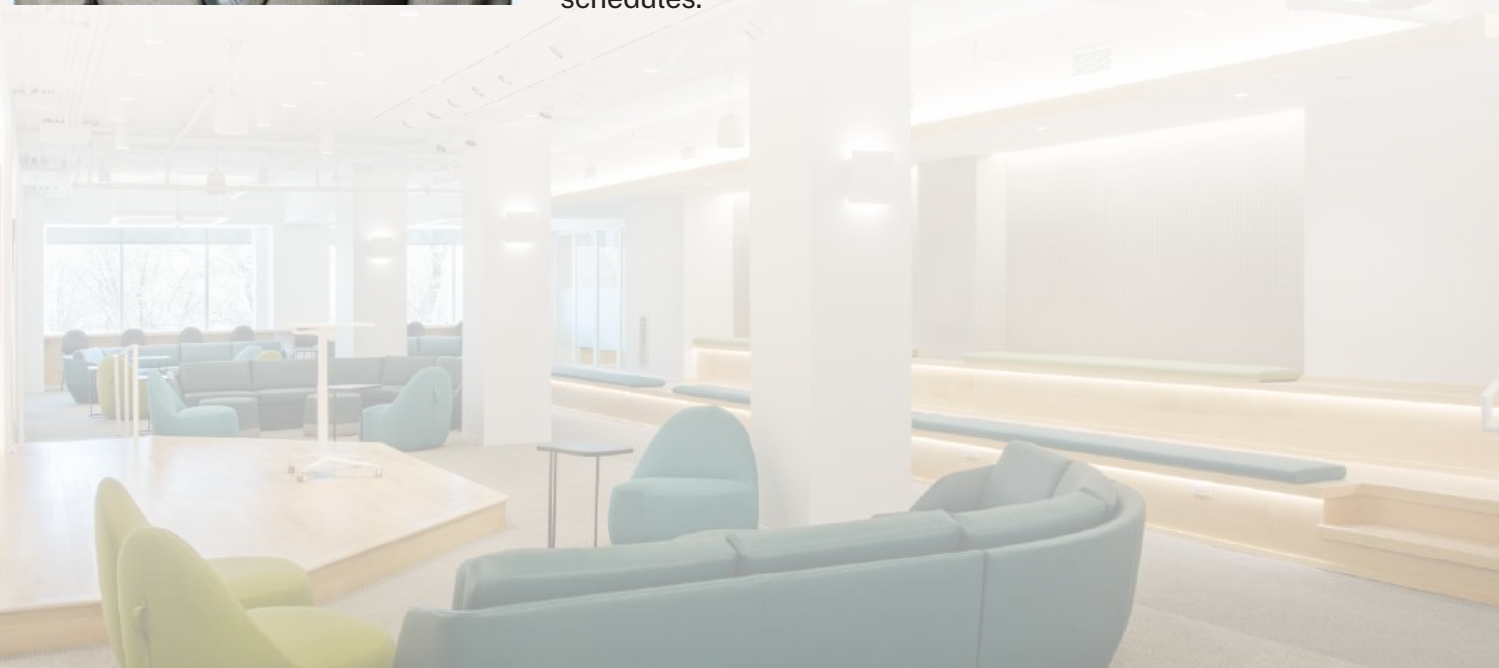
Sam Boye, Jr. brings 25 years of extensive expertise in the building and facilities sector. Sam is the national leader of the buildings and facilities practice and is responsible for the delivery of design engineering, owner's representative, Program and Project management and construction management solutions that prioritize stakeholder mission and value creation in a cost effective and safe manner. His role at AR is developing the comprehensive vision, strategy, and execution plan to expand the service line and client base for the buildings and facilities portfolio.



ERIC M. JIMÉNEZ, PE, PMP, CCM

Vice President and Director of Southeast Operations

Eric M. Jiménez brings 37 years of experience in the design and construction industry, including 28 years in the State of Florida. He is a licensed Professional Engineer with active licenses in Florida and Puerto Rico, a Certified General Contractor, Project Management Professional, Certified Construction Manager, and LM Six Sigma Green Belt with extensive experience applying management techniques to complex industrial and commercial projects with demanding requirements and challenging schedules.





WHY ARDMORE RODERICK? >>

AR is a trusted leader in infrastructure solutions, delivering high-impact projects nationwide. With a proven track record across a broad range of sectors, we are uniquely positioned to support large-scale programs and developments with our extensive experience and deep expertise in infrastructure systems.

Our national reach allows us to provide services across multiple states, ensuring that our team is well-versed in navigating the complexities of local regulations, permitting processes, and stakeholder coordination in any region. We bring unrivaled insight and efficiency to every project we undertake within our core markets: aviation, buildings, energy & utilities, rail, and transportation.

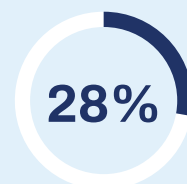
Over 60% of our diverse and inclusive team come from underrepresented backgrounds, and we are committed to creating solutions that reflect the communities we serve.

At AR, we don't just deliver projects; we partner with our clients to achieve their vision, ensuring excellence at every step.

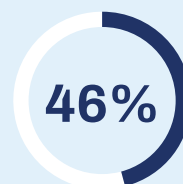
OUR CERTIFICATIONS:

- Multi-state Professional Engineering Licensure (SE, PE)
- Registered Architects (RA)
- LEED™ Accredited Professionals (LEED AP)
- Project Management Professionals (PMP)
- Certified Construction Managers (CCM)
- Exelon Program Manager & Specialty Engineer of Choice
- Certified Construction Specifiers (CCS)
- Professional Land Surveyor and Mapper (PSM)
- Certified Survey Technicians (CST)
- Certified OSHA 30 Safety Training

OUR WORK FORCE



WOMEN



PEOPLE OF COLOR

FOUR GENERATIONS IN OUR WORKFORCE



21%

BABY BOOMER



32%

MILLENNIAL



20%

GEN Z



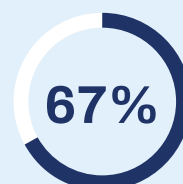
27%

GEN X

OUR EXECUTIVE TEAM



WOMEN



PEOPLE OF COLOR

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ARDMORE RODERICK SAFETY PROGRAM

AR upholds the highest standards of safety and reliability for its employees, clients, and the communities in which we work. As a fundamental part of our culture and operations, everyone in the firm is dedicated to putting safety first and is committed to constant growth and implementing systems for continuous improvement in safety.

OUR COMMITMENT TO SAFETY

AR understands the importance of having its employees recognize hazards and risks, maintain situational awareness, know the whys behind our safety requirements, and understand the value of safety.

- AR is committed to the health and safety of its employees and the community, as such, AR sends out weekly safety communications with relevant safety information directed to both field and office employees.
- All current employees and new hires participate in safety onboarding training and annual safety refreshers every year.
- Our ‘Near Miss, Close Call, and Good Catch’ safety program helps gather leading indicators to better identify risks before they become incidents. AR recognizes that its single most valuable asset is its workforce.
- AR tracks OSHA metrics, Preventable Motor Vehicle Accidents (PMVA), and Total Recordable Incident Rates (TRIR) to industry trends and makes programmatic improvements and tools to improve safety.
- Our managers perform quarterly safety engagements, creating opportunities for open discussions about safety and fostering an inclusive, safety-focused culture.



BUILDING & FACILITIES >>

AR's Building & Facilities team is a leader in delivering comprehensive solutions in Owner's Representation, Construction Management, Design-Build, and Construction Management at Risk services to both public and private clients. We take pride in our ability to manage complex projects and programs, delivering innovative, cost-effective, and sustainable solutions. Our Buildings & Facilities division is committed to producing exceptional results that align with our clients' visions and goals. We are ready to collaborate to move your project from concept to reality.

Program & Project Management Services

- Master Planning
- Project Scoping
- Feasibility Studies
- Budget & Cost Management
- Resource Planning
- Scheduling
- Risk Management
- Program Reporting
- Procurement Management
- Safety Management
- Permit planning and tracking
- Document Control
- Quality Assurance and Quality Control
- Design and Construction Coordination
- Cashflow Management
- Utility Coordination
- Staff Augmentation
- Facility Audits
- Design Build
- Construction Management @ Risk

Design Services

- Civil Engineering
- Architectural Services
- Space Planning
- MEP Engineering
- Design Management
- Cost Estimating

Construction Management

- Pre-Construction Services
- Construction Administration
- Schedule Management
- Change Order Management
- Contract Management
- Cost Control
- Site Logistics Planning
- Project Closeout Management
- Sustainability Planning

PROJECT HIGHLIGHTS

LOCATION:

Various

CLIENTS:

City of Chicago, Barack Obama Foundation, Public Building Commission, Lockheed Martin, University of Chicago, Cook County, State of Illinois, Bally's Corporation, Chicago Public Schools, Columbia College, Osceola County

SERVICES PROVIDED:



Owner's Representative



Program & Project Management



Design Management



Project Controls



Construction Management & CM@R



Construction Administration



QC/QA



Design-Build



Scheduling & Estimating



Construction Inspection



PROJECT EXPERIENCE

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BUILDING & FACILITIES

OBAMA PRESIDENTIAL CENTER OWNER'S REPRESENTATION SERVICES

As part of a Joint Venture, AR currently serves as the Prime Construction Manager overseeing the construction of the Obama Presidential Center in Jackson Park on the City of Chicago's south side. The new Center is an \$800 million campus currently under construction and will feature four buildings comprised of Museum building, a new branch of the Chicago Public Library, Forum, park and underground parking garage on 19.3 acres. As part of this project, AR primarily oversees the work of Lakeside Alliance (a consortium of 5 contractors led by Turner Construction Company). Construction is projected to be completed by Spring 2026.

Construction Costs: \$600 Million
Dates: 2019 – Present



LOCKHEED MARTIN CAMPUS RENOVATIONS AND SITE DEVELOPMENT

AR served as the Design-Build firm for campus renovation and redevelopment Lockheed Martin Space in Titusville. The team completed interior renovation of three existing buildings to include classified spaces, ensuring ICD/ICS705 TEMPEST compliance while adapting to evolving client requirements. Achieving the renovations with minimal disruption to the fully occupied buildings. Work also included the design and construction of a new 45,000 sq ft building and associated site development.

Highlights:

- Delivered secure renovations that met stringent TEMPEST standards.
- Executed a seamless modernization with minimal impact on occupied spaces and integrated with existing facilities.

Construction Cost:
Renovation Work: \$46 Million
New Construction Work: \$15 Million
Dates: 2019 – Present





BUILDING & FACILITIES

OSCEOLA COUNTY OWNER'S REPRESENTATIVE/CONSTRUCTION MANAGEMENT SERVICES

AR has worked with the County since 2019 and was awarded a contract to perform Owner's Representation and General Consulting Services. Services are performed on a task order basis. AR's professionals provide general consulting, advisory, management, and owner's representative services during the design and construction of projects designated by Osceola County.

In addition, AR Staff performed maintenance reliability support by inspecting and collecting data from several hundred locations of existing assets for input into the Maintenance Management System (MMS).

AR also prepares condition assessments, reporting, and recommendations for needed repairs and/or replacements for properties in Osceola County.

Construction Cost: Varies by Assignment

Dates: 2022 – Present

COOK COUNTY PUBLIC SAFETY CAPITAL PROGRAM MANAGEMENT

AR leads the Joint Venture providing the Cook County Department of Capital Planning & Policy construction management services for its largest real estate portfolio, Public Safety. AR supports the county in defining its annual capital plan, managing design, procurement, construction, and program controls. The portfolio includes around 330 projects with a \$150 million annual capital expenditure, encompassing upgrades and enhancements to detention centers, courthouses, judicial centers, office buildings, police stations and the planned, new state of the art, Medical Examiner's Office Facility.

Highlights:

- The scope of the work for the new medical examiner's office includes feasibility studies, assistance with site selection, programming, planning, permitting, design, design management and construction management of the new 70,000 SF facility.

Construction Cost: \$150 Million/year

Dates: 2022 – Present





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CHICAGO PUBLIC SCHOOLS CAPITAL IMPROVEMENT PROGRAM

The Chicago Public Schools Capital Improvement Program (CIP) is a comprehensive initiative addressing critical facility needs, programmatic investments, and site improvements, with an annual investment of approximately \$625 million across the district. AR provided design management, construction management, and field inspection services for multiple renovation and Job Order Contracting (JOC) projects.

Construction Cost: \$8 Billion
Dates: 2008 – 2024



BALLY'S MEDINAH TEMPLE CASINO

AR provided comprehensive Construction Management Services for the completion of Bally's Phase 1 Casino at the historic Medinah Temple. This project involved the transformation of a culturally significant 1912 building into Chicago's first casino. The renovation delivered 34,000 square feet of gaming space, featuring nearly 800 state-of-the-art slot machines and 56 live-action tables. Despite the large-scale scope and fast-paced nature of the project, it was completed in less than a year and under budget.

Construction Cost: Confidential
Dates: 2022 – 2023





BUILDING & FACILITIES

LOCKHEED MARTIN ROTARY MISSION SYSTEMS DESIGN-BUILD RENOVATION PROJECTS

AR leads the Design-Build services for many renovation projects at Lockheed Martin Rotary Mission Systems in Orlando, FL on an as-needed basis. Projects included renovating classified and unclassified office space including new finishes, new power and communications, and modifications to the existing HVAC systems.

Highlights:

- Design team worked closely with the company's in-house facilities team to define project scope.
- To execute these projects in a timely manner, we have offered a variety of solutions including additional man hours, alternate equipment selections, and revisions to the designs to address requirements in a different way that could be executed faster for the client.

Construction Cost: \$1.8 Million
Dates: 2022 – Present

UIUC STATE FARM CENTER RENOVATION

AR provided construction management services for the \$170 million renovation of the State Farm Center. The multi-phase project kept the facility operational, involved 152,000 SF of renovations and 66,000 SF of additional multi-purpose space. AR lead field operations to ensure the project schedule management, quality and safety.

Highlights:

- Staff coordinated the work of all subcontractors and ensured safety protocols were followed, addressing violations as needed.
- Conducted daily site inspections and generated reports to maintain quality control and ensure the project stayed on track.

Construction Cost: \$170 Million
Dates: 2014 – 2017





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BUILDING & FACILITIES

EVERMORE RESORT DEVELOPMENT

AR led Construction Management support for the resort developer, coordinating with internal construction and development teams, external consultants, and vendors on all project related action items.

Highlights:

- 1,500 bedrooms spread among an array of stay experiences including single homes, villas, flats and hotel guestrooms.
- A massive 20-acre tropical beach complex and Evermore Bay.
- 8-acre crystalline water amenity by Crystal Lagoons, with surrounding beach areas and an aquatic adventure area with a waterslide, rope swing and watersports of all kinds.
- Bars, cabanas, and private fire-pits, a food hall & gourmet market, and a casual resort restaurant.
- A two-story Boathouse that will serve weddings and private events and two golf courses.

Construction Cost: \$1.5 Billion

Dates: 2022 – 2023

FLAMINGO CROSSINGS PEDESTRIAN BRIDGES CONSTRUCTION MANAGEMENT

The new pedestrian bridge consists of four support towers and two bridge sections. AR provided construction management services to ensure the overall project remained on budget and on schedule.

Highlights:

- Establishing and maintaining project administration duties and efforts.
- Coordination of inspection and testing efforts of the District’s appointed CEI firm.
- Reviewing and approving all applications for payments for the Contractor
- Providing direct communication with the Owner’s Principal Construction Manager to facilitate and expedite project activities.

Construction Cost: \$10 Million

Dates: 2022





Celebrating & Honoring Excellence: Ardmore Roderick's remarkable contributions throughout the years.



ENR PROGRAM MANAGEMENT

AR was recently named #21 on the ENR list of Top Program Management Firms for 2024. Being included on this list highlights our commitment to delivering high-quality services and reinforces our reputation as a trusted leader in the field. AR also received this award in 2021, 2022, and 2023.



2023 ENGINEER OF THE YEAR & 2022 FECON EXCELLENCE AWARD

AR Vice President of Southeast Operations, Eric M. Jiménez, PE, PMP, CCM, was honored as the 2023 Engineer of the Year & the 2022 FECON Excellence Award by the Florida Engineering Society (FES). As a 28-year industry professional and University of Puerto Rico graduate, Eric has led over \$1 billion in design and construction projects and serves as an influential leader in Florida's engineering community.



EAGLE AWARD

AR was selected for the 2020 Eagle Award from the African American Chamber of Commerce of Central Florida. This award recognizes and honors an African American business that has made notable, long-term contributions to economic development in its industry and community. The focus of the award is on financial performance and future objectives, the competitive advantage of the business, and examples of specific strategies that have driven business growth.

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2024 ARDMORE RODERICK INTERNS

Empowering Tomorrow's Workforce: Ardmore Roderick's Impact on Skills Development for Success

Through strategic partnerships with community initiatives and training programs, we actively invest in nurturing the next generation of professionals. Our commitment ensures that our workforce stays adaptable, competitive, and primed for success, thus fostering innovation and inclusive growth within our organization. Highlighted as a prime example of internal workforce development, our recent success story showcases three ambitious civil engineers who seamlessly transitioned from roles in design and engineering within the utilities market to flourishing careers in pipeline construction.



Ardmore Roderick's internship program offers students the chance to gain hands-on experience, broaden their professional network, and travel to real project sites to see their ideas come to life. With a focus on professional development through mentoring and feedback, interns have the opportunity to build a portfolio of work samples and launch their careers in a collaborative environment with competitive pay.



YearUp is dedicated to providing equal access to economic opportunity, education, and justice to young adults regardless of their background, income, or location. AR's President & CEO, Rashod Johnson has been a previous member of the board, our employees have actively engaged as mentors and AR has given opportunities to several students, many of whom have advanced in their careers and continue to contribute to the success of Ardmore Roderick.



The PLCCA Opportunities Works Program places young adults in subsidized internships, exposes them to viable careers, expands their skill sets, and connects them to the training and resources they need to achieve long-term employment in growing industries. AR has recruited interns from the program who have transitioned into full-time employees.

"When I first got this internship I was already excited to have the opportunity to work with Ardmore Roderick. But actually going through the internship a lot of things that happened – I didn't expect to happen like meeting President Obama, the opportunities given on my project site, or even at Ardmore Roderick itself like the lunch & learns, the visits to other projects, the outings. There was a lot to learn and its made me very excited going forward with my career."

KYLA DAVIS

Northern Illinois University, AR Intern Class of 2024





As part of our mission to improve communities, AR is changing lives by not only improving public infrastructure, but by directly assisting the residents of the communities. AR staff is very generous with their time and regularly volunteers for community improvement programs such as Habitat for Humanity, parks improvements, tutoring, judging science and engineering fairs, classroom demonstrations, 3D printing seminars, assisting at local food banks and more. If not us, then who?



INSPIRING FUTURE ENGINEERS THROUGH COMMUNITY ENGAGEMENT

At Ardmore Roderick, we believe that fostering a love of STEM in students begins at an early age. Our employees are actively involved in community outreach, providing classroom mentoring to introduce young students to the principles of STEM through hands-on activities. By engaging with elementary school students in underserved areas, we aim to inspire the next generation of engineers and encourage them to pursue further education and careers in STEM fields.





Ardmore Roderick

INFRASTRUCTURE LEADERS. PROJECT PARTNERS.

TALK TO US.

Sam Boye, Jr., MBA

Vice President, Buildings & Facilities

sboye@ardmoreroderick.com

Eric M. Jiménez, PE, PMP, CCM

Vice President and Director
of Southeast Operations

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