



Attachment D
PAST PROJECTS - ARCHITECT/ENGINEER

(For each cited project, the Proposer shall use a separate copy of this form to provide details of projects that are most similar in size and scope.)

1. Architect Name: CMTA MEP Engineers
If Architect's Name is not the same as Proposer's name, state relationship (i.e. parent company, subsidiary, JV etc.):

Project Manager:

2. Project Name: Richard J. Lee Elementary School
Facility Name: Richard J. Lee Elementary School
Project Location: Dallas, TX
Contract #: Project#
Project Delivery System: Design - Bid - Build

3. Owner:
Address:
Contact Person:
Contact Title, Phone Number, and Email Address:

4. Contractor:
Address:
Contact Person:
Contact Title, Phone Number, and Email Address:

5. Construction Manager (if any): N/A
Address:
Contact Person:
Contact Title, Phone Number, and Email Address:

6. Contract Dates (completion dates should reflect substantial completion - if not indicate)
Notice to Proceed:
Contractual Completion: August 2014
Actual Completion: August 2014

**7. Description of Project:**

CMTA served as the Mechanical, Electrical, Plumbing and Zero Energy Engineer for this new elementary school that houses 750 students and was built to be a Zero Energy School, targeting LEED Gold Certification. A 21st Century Learning Facility, the school is organized into eight "neighborhoods" with collaborative teaching spaces that each open up into a large multi-purpose learning space. The projected energy usage is 17.4 kBtu/sf/yr. A 358 kW crystalline panel solar PV system is used with enhanced geothermal HVAC, and rain water collection system. An estimated 461,620 gallons per year is saved. Other features include LED lighting, daylighting, occupancy sensors, building automation system.



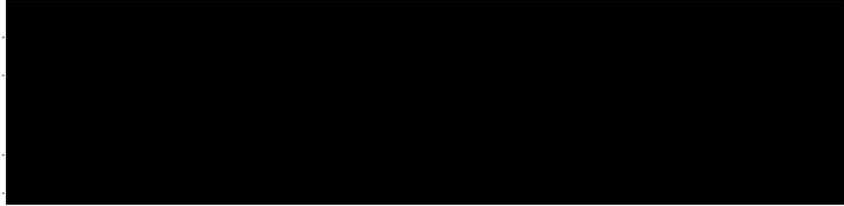
**8. Original Contract Value:**

Final Contract Value:

Value of Change Orders to Date:

Value of Owner Change Orders To Date:

Outstanding Claims to Date:



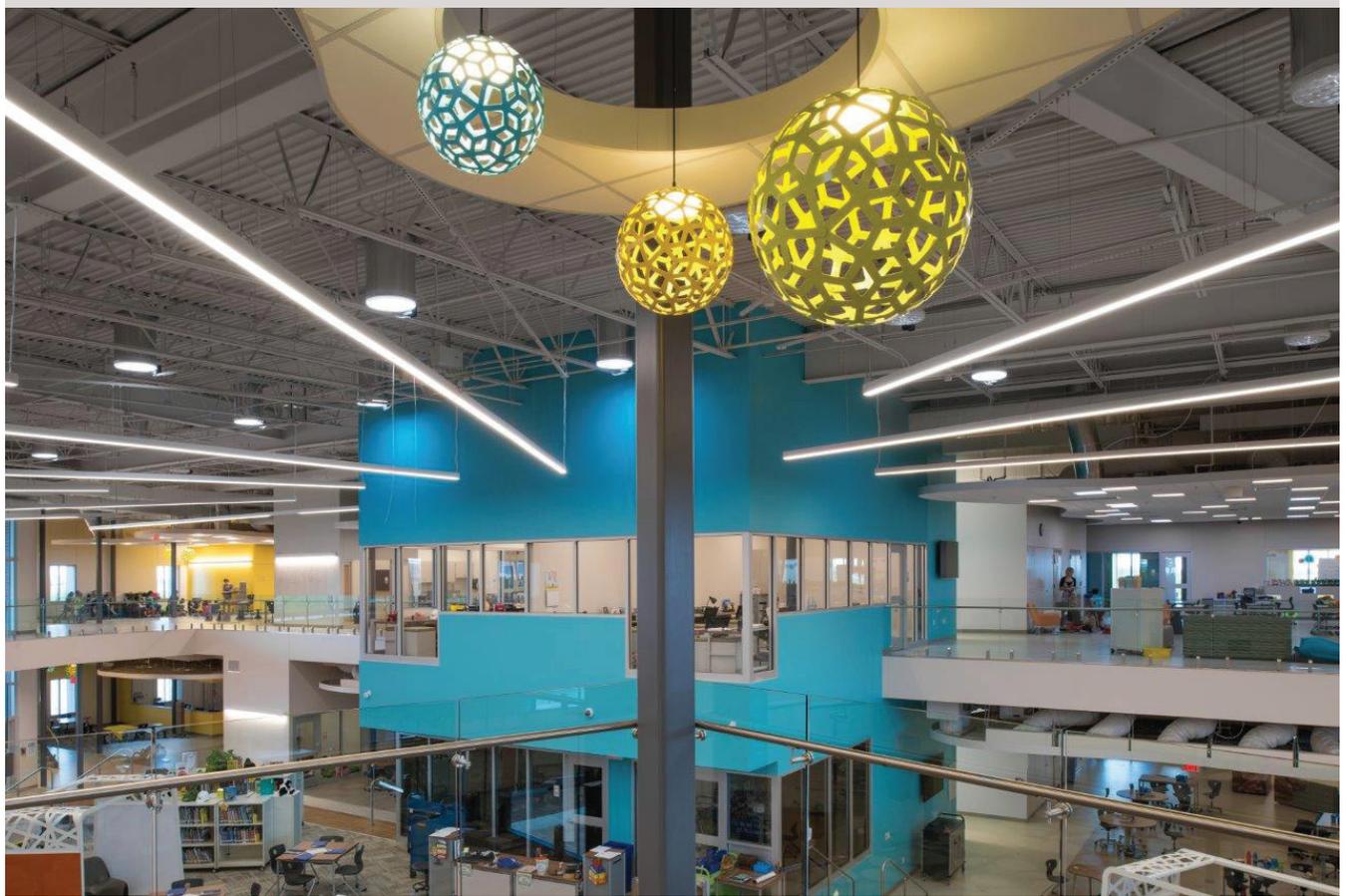
**9. Additional Comments (Attach if needed):**

**SQUARE FOOTAGE**

95,633 SF

**RELEVANT PROJECT TEAM**

- ✓ Zachary Schneider, Electrical Engineer
- ✓ Doug Hundley, Mechanical Engineer
- ✓ Gary Hagan, Commissioning Agent



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Attachment D  
PAST PROJECTS - COMMERCIAL DEVELOPMENT CONSULTANT

(For each cited project, the Proposer shall use a separate copy of this form to provide details of projects that are most similar in size and scope.)

**1. Development Consultant Name:** Cushman & Wakefield  
If Architect's Name is not the same as Proposer's name, state relationship (i.e. parent company, subsidiary, JV etc.):

Development Executive: Gary Helminski

**2. Project Name:** Capital One Headquarters Campus  
Facility Name: 3M SF Mixed-Use Development  
Project Location: 1680 Capital One Drive Tysons Corner, VA  
Contract #: N/A Project# N/A  
Project Delivery System: Design/Bid/Build

**3. Owner:** Capital One  
Address: 680 Capital One Drive Tysons Corner, VA  
Contact Person: [REDACTED]  
Contact Title, Phone Number, and Email Address: \_\_\_\_\_

**4. Contractor:** [REDACTED]  
Address: \_\_\_\_\_  
Contact Person: Not Available  
Contact Title, Phone Number, and Email Address: \_\_\_\_\_

**5. Construction Manager (if any):** N/A  
Address: \_\_\_\_\_  
Contact Person: \_\_\_\_\_  
Contact Title, Phone Number, and Email Address: \_\_\_\_\_

**6. Contract Dates (completion dates should reflect substantial completion - if not indicate)**  
Notice to Proceed: January 2000  
Contractual Completion: \*Ongoing through 2022  
Actual Completion: \*Ongoing through 2022

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**7. Description of Project:**

**THE CHALLENGE**

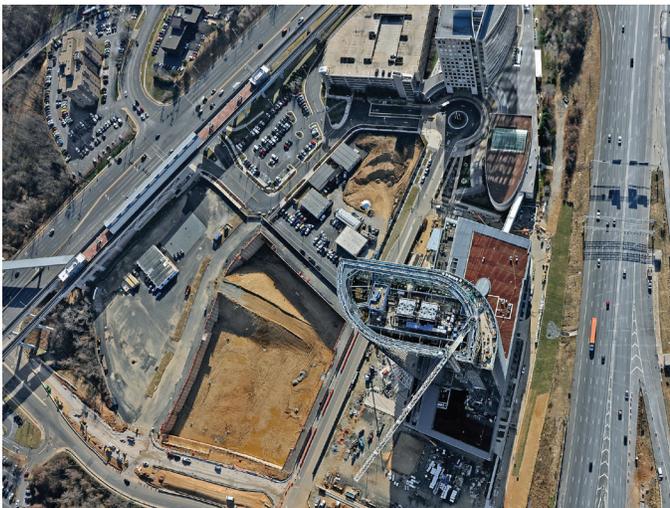
Capital One acquired a 26 acre site bounded by the Washington beltway (495) and Route 123 in Tyson's Corner and developed a parcel 10 years ago for their 500,000 SF office building. With Capital One growth, and the introduction of the metro extension to Tyson's Corner, the site became more valuable. Cushman & Wakefield was engaged to analyze future growth and development potential.

**THE CUSHMAN & WAKEFIELD SOLUTION**

Doing demographic and economic analysis, Cushman & Wakefield engaged planners to develop a new campus plan that would change the uses and density on the site. Through a two and a half year process engaging with Fairfax County, the site has been up-zoned with a change of uses that has resulted in a change from a .5 FAR to a 2.0 FAR.

**RESULTS ACHIEVED**

The project consisted of 12 buildings totaling 5.5 million SF. Blocks A-E consist of a mix of office, retail, hotel and residential space in a development plan that is expected to have a timeline of 10+ years. Rezoning and increased density from .5 to a 2.0 FAR. Final development plan approval for first phase of a 600,000 SF commercial office building, 100,000 SF of retail, a 150 room residence hotel and parking for 3,500 cars.



<b>8. Original Contract Value:</b>	Confidential
Final Contract Value:	Confidential
Value of Change Orders to Date:	Confidential
Value of Owner Change Orders To Date:	Confidential
Outstanding Claims to Date:	Confidential

**9. Additional Comments (attach if needed):**

**SQUARE FOOTAGE**

5,500,000 SF, phased over 22 years



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1. Development Consultant Name: Cushman & Wakfield
If Architect's Name is not the same as Proposer's name, state relationship (i.e. parent company, subsidiary, JV etc.):

Development Executive: Gary Helminski

2. Project Name: Fannie Mae Headquarters
Facility Name: Post Square
Project Location: 1100 15th Street NW Washington, DC
Contract #: N/A Project# N/A
Project Delivery System: Design - Bid - Build

3. Owner:
Address:
Contact Person:

Contact Title, Phone Number, and Email Address:

4. Contractor:
Address:
Contact Person:
Contact Title, Phone Number, and Email Address:

5. Construction Manager (if any): N/A
Address:
Contact Person:
Contact Title, Phone Number, and Email Address:

6. Contract Dates (completion dates should reflect substantial completion - if not indicate)

Notice to Proceed: July 2016
Contractual Completion: September 2018
Actual Completion: N/A (On-Going)

**7. Description of Project:**
**RELEVANCY**

- ✓ Contract cost - \$80 million +
- ✓ Building Area 285,000 SF + (1.2M SF)
- ✓ Delivery - Design- Bid-Build
- ✓ Contract Type - GMP
- ✓ Preconstruction Services
- ✓ New Structure 10 Stories
- ✓ Structure Type - Steel or Concrete
- ✓ Construction Phasing
- ✓ Demolition of existing Buildings
- ✓ LEED Certification - GOLD
- ✓ Utilities, Stormwater Mgt.
- ✓ Landscaping
- ✓ Site Circulation Improvements - pedestrian
- ✓ Car Parking
- ✓ Classrooms
- ✓ Library / Media / Interdisciplinary
- ✓ Auditorium
- ✓ Fitness Center
- ✓ Dining / Kitchen
- ✓ Administration
- ✓ Toilets

**PROJECT OVERVIEW**

Cushman & Wakefield's Project & Development Services (PDS) team, in conjunction with Cushman & Wakefield's Tenant Representation Transaction team, are currently working with Fannie Mae to optimize their real estate portfolio from owned to leased office space; reducing their overall square footage from 3M SF to 1.7M SF. PDS is managing the construction of 7 office locations nationally, including a ground-up headquarters in Washington, DC, two large operational hubs in Northern VA and Dallas, and 4 satellite offices.

Scope of work includes Enterprise-wide Program Management (PM) and Construction Management (CM) of tenant interiors and ground-up construction. Incorporated into the roles of Program Manager and Construction Manager, the PM/CM will provide management direction for architectural design and programming, move management, IT/AV/Technology program development and installation, facilities operations management, engineering management and scheduling services.

Cushman & Wakefield's PDS team has designed a Program Management Office (PMO) to manage all projects and act as a single-point of contact for Fannie Mae. Each project roles up through this team, who coordinates:

- ✓ Financial Management
- ✓ Construction Management
- ✓ Critical Path Scheduling
- ✓ Status Reporting and Analysis
- ✓ Design Management
- ✓ Documentation Management
- ✓ Cross-Project Coordination
- ✓ Issue & Risk Management
- ✓ Resource Management
- ✓ Change Order Management
- ✓ Communication Management
- ✓ Quality Control Management

The complete enterprise-wide completion is planned for Spring 2019.

8. Original Contract Value:	Confidential
Final Contract Value:	Confidential
Value of Change Orders to Date:	Confidential
Value of Owner Change Orders To Date:	Confidential
Outstanding Claims to Date:	Confidential

9. Additional Comments (attach if needed):

**SQUARE FOOTAGE**

850,000 SF

**RELEVANT PROJECT TEAM**

- ✓ Michael Graves Associates
- ✓ CARR Properties



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