

THE KUBALA WASHATKO ARCHITECTS

Teton County, Wyoming

Swinging Bridge Historical Repurpose Feasibility Study



Request For Qualifications
10.20.2023



RE: REQUEST FOR QUALIFICATIONS FOR PROFESSIONAL SERVICES



Amy Ramage, PE
Teton County Engineer
PO Box 3594
320 S. King Street
Jackson, WY 83001

Dear Amy and Members of the Selection Committee,

We appreciate your consideration of The Kubala Washatko Architects as a potential partner to complete the Swinging Bridge Historical Repurpose Feasibility Study. Within this response to your Request for Qualifications we have provided an overview of our firm's historical and placemaking design expertise, provided a brief summary of our understanding of the project objectives, identified relevant project experience, and introduced our key project team members.

TKWA was made aware of your RFQ in conversation with Mike Stern of the Teton County Historic Preservation Board. Members of the TKWA design team were recently in Wilson for a ceremony honoring completion of design improvements at the Teton Raptor Center located just outside Wilson. For the past decade TKWA has been working with the Raptor Center and local community to create a plan for new facilities that better support ongoing research and education activities at the Raptor Center's historic Hardeman Ranch. A key part of our design effort was to reimagine and adaptively reuse the historic Hardeman Barn and Horse Barn while maintaining their historic integrity.

The Teton Swinging Bridge Study appeals to us at TKWA because we firmly believe adaptive reuse has the ability to transform structures of our past into beautiful, functional, and inspiring spaces within communities while also maintaining cultural significance. Our firm has extensive experience working with historic structures and spaces, including National Historic Landmarks and numerous buildings and places included on National and State Registers. We routinely work with state Historic Preservation Officers (SHPO) in evaluating alternatives for proposed design improvements or modifications.

Our firm also has broad experience in leading public engagement activities where collaboration and achieving consensus are an essential part of project success. We anticipate a key outcome of this design feasibility study will be an attractive full color document that graphically illustrates final recommendation(s) in support of capital campaign efforts.

Our TKWA team includes the following:

- **Ethan Bartos, Partner.** Ethan led all design work for the Teton Raptor Center and will act as overall Project Manager for the Teton Swinging Bridge Feasibility Study.
- **Wayne Reckard, Director of Marketing + Strategy.** Wayne has had a primary role in the original planning and public engagement of the Teton Raptor Center and has worked on conceptual planning projects throughout the United States. Wayne also has expertise with interpretive design and will assist the design team with planning for potential historic interpretive bridge markers or signage.
- **Adam Voltz, Historic Architect.** Adam has experience working on numerous high profile historic preservation and adaptive re-use projects, including the Frank Lloyd Wright-design Riverview Terrace at Taliesin and the Bogk House in Milwaukee.
- **Joe Aiello, Environmental Graphic Design.** Joe will have primary responsibility for conceptual design and representation of potential historic interpretive bridge markers or signage. Joe will also have primary responsibility for design of the final feasibility study presentation booklet.

For this Feasibility Study TKWA has also included **DCI Engineers** as bridge structural engineering consultant. TKWA worked with DCI on structural design for the Teton Raptor Center. Importantly, we believe DCI has the requisite technical expertise and sensitivity essential for the successful reimaging of Swinging Bridge.

We look forward to the possibility of working with you on this important and exciting project. Please feel free to contact me, or Wayne Reckard, if you have further questions.

Warmest regards,

A handwritten signature in black ink, appearing to read 'Ethan Bartos'.

Ethan Bartos
Partner
The Kubala Washatko Architects

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Studio Background



TKWA STUDIO
Cedarburg, WI



TKWA is a full-service architecture, planning, and interior design studio with offices in Milwaukee, Cedarburg, and Seattle. We embrace a design philosophy of Wholeness, where the built environment supports and enhances both human activity and natural living systems.

Wholeness in everything we do.

OVER
2,000+
COMPLETED PROJECTS

11,000+
ACRES OF
SITE PLANNING


OFFICE LOCATIONS

40+
PLANNING
PROJECTS

30
EMPLOYEES

42
YEARS
IN PRACTICE

Just.SM
LABEL
CERTIFICATION

F1RST
DESIGN FIRM IN
WI TO BECOME A
PUBLIC BENEFIT
CORPORATION

STATE + DESIGN

OVER 100 NATIONAL AWARDS

RECIPIENT OF
TWO
AIA COMMITTEE ON
THE ENVIRONMENT
(COTE) TOP TEN
PROJECTS





Cultural

NORWEGIAN HERATIGE CENTER
Stoughton, WI



Workplace

BELLE SQUARE
La Crosse, WI



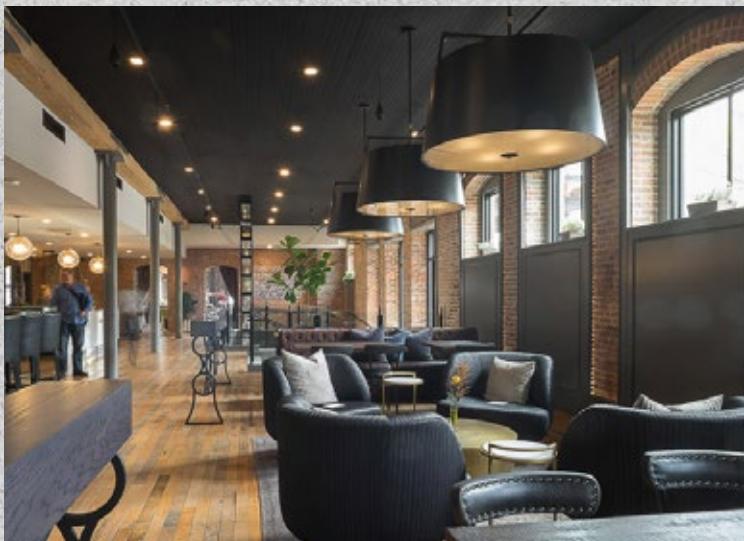
Education

ZHONGGUANCUN ELEMENTARY SCHOOL
Beijing, China



Religious

GLENVIEW COMMUNITY CHURCH
Glenview, IL



Historic

CHARMANT HOTEL
La Crosse, WI



Residential

PLANKINTON CLOVER APARTMENTS
Milwaukee, WI



Camps

BSA: CAMP BIG TIMBER
Elgin, IL



Hospitality

MILWAUKEE PUBLIC MARKET
Milwaukee, WI



Public Realm

LAKESHORE STATE PARK
Milwaukee, WI



Sustainability

LEOPOLD LEGACY CENTER
Baraboo, WI

Once an abandoned power plant, our Cedarburg, WI studio serves as our home base.



About Our Studio



TKWA has received the **AIA Firm Award**, which is the highest honor given by the state's professional service organization.

Allen and Tom's philosophy of collaboration, meticulous design, humility, and reverence for the natural world inspired a new generation of architects to take up their legacy. In 2016, the co-founders entrusted the studio to five partners. The new ownership team is drawn from a deep well of talent, expertise, and experience at TKWA. Collectively, this group represents the ideals, philosophy, and breadth of practice that Tom and Allen envisioned when they started

The firm was founded in 1980 by principals Tom Kubala and Allen Washatko. We offer award-winning expertise for master planning and architectural services for a wide variety of project types, and our firm currently employs 30 dedicated employees.

the firm 40 years ago. This larger group of partners is helping expand TKWA's impact locally, nationally, and globally through thoughtful design.

In 2018, TKWA became the first Wisconsin design firm registered as a 'Public Benefit Corporation,' a designation given to for-profit companies chartered with an organizational mission of making a positive impact on society.

RECENT RECOGNITION

2020 AIA Merit Award, Garver Feed Mill
American Institute of Architects / Wisconsin Society of Architects

2018 AIA Honor Award, The Charmant Hotel
American Institute of Architects / Wisconsin Society of Architects

2016 Preservation Award, The Charmant Hotel
Wisconsin Historical Society

2015 National 'Heart of the Community' Grant: Fourth & Wisconsin
Project for Public Spaces & Southwest Airlines

2012 AIA Merit Award, Madison Children's Museum
American Institute of Architects / Wisconsin Society of Architects

2011 Wright Spirit Award: First Unitarian Society Meeting House Addition
The Frank Lloyd Wright Building Conservancy

2011 AIA COTE Top Ten Green Projects: First Unitarian Society Meeting House Addition
American Institute of Architects Committee on the Environment

CEDARBURG



MILWAUKEE



SEATTLE



Our mission is to integrate sustainable design principles into highly functional and aesthetically pleasing buildings that are sensitive to occupant health and well-being.





Our focus is on placemaking and supporting how people live, work, and travel within spaces.

OUR PHILOSOPHY

TKWA embraces a design philosophy of Wholeness, where the built environment supports and enhances both human activity and natural living systems.

The idea of sustainability is a natural extension of wholeness-based thinking and is integrated into every studio project.

Our firm has particular expertise in working with public institutions and non-profit organizations where consensus building and fundraising play an important role in project development.



WHOLENESS IS OUR WORLDVIEW

It shapes how we act, conceive our work, organize our activities, and interact with the natural world, our built environment, and our community. Of all the forces that might have shaped the way we do our work, Wholeness rises above competing concerns, systems, schools of thought, and philosophies.

We strive to provide a workplace culture that reflects the wholeness we wish to see in the world—this means doing great work but also having a full life outside of work. We are committed to equity, diversity, fair pay and benefits, and the wellness of every staff member. Because accountability is essential, TKWA participates in the JUST label—a voluntary disclosure platform that makes our internal practices measurable and publicly available. These values make our studio a place where people stick around.

AIA COMMITTEE ON THE ENVIRONMENT (COTE)



TKWA has been the recipient of two national American Institute of Architects COTE Top Ten Green Project Awards, one of only a few firms in the country recognized with multiple awards (2007, Leopold Legacy Center; 2011, First Unitarian Society Meeting House Addition).

WELL BUILDING STANDARD



Workplace design that considers air quality, lighting, views to nature and the general layout of the interior can significantly impact health, satisfaction, well-being and staff productivity. TKWA's holistic, human-centered approach, can provide businesses with evidence-based solutions while gaining recognition for achieving the WELL Building Standard™.

LIVING BUILDING CHALLENGE



The Living Building Challenge is the world's most rigorous sustainable performance standard for buildings. Our team can help design your project to meet these standards.

The Leopold Legacy Center is the **world's first** building recognized by LEED as carbon neutral in operation.



SUSTAINABLE DESIGN. ALWAYS.

The Leopold Legacy Center is a LEED® Platinum net-zero energy facility that is the **world's first building** recognized by the United States Green Building Council as carbon neutral in operation.

The experience gained from this project has helped our firm develop an integrated, whole-building approach to sustainability that is both proven and pragmatic. Our goal

is to integrate sustainable design principles into highly functional and aesthetically pleasing buildings that are sensitive to occupant health and well-being.

We are a leader in the design of innovative, high-performance buildings that meet LEED standards for efficient energy and resource use.

Historic Services

GARVER FEED MILL
Madison, WI



TKWA used a combination of salvaged and new structural steel components to create inviting new outdoor public spaces at Garver Feed Mill in Madison, Wisconsin.

HISTORIC WORK IS A NATURAL EXTENSION of our fundamental approach to design, which emphasizes that new structures must grow from their context and that additions or alterations should strengthen and preserve the settings from which they spring.

TKWA has been involved with historic projects since the studio was founded in 1980. We offer a full range of historic services, including:

Historic Preservation
Rehabilitation
Restoration
Adaptive Reuse
Sympathetic Additions
Historic Structures Reports

Conditions Assessment Reports
Historic Tax Credit Applications
Project Management
Preservation Planning
Design Guidelines
Sustainable Design

HISTORIC TAX CREDIT EXPERTISE

TKWA has broad experience working with commercial clients and other organizations seeking to use federal and state historic tax credits to offset the cost of rehabilitation of historic properties. TKWA-led historic tax credit projects have ranged in scale from \$1 million to approximately \$30 million in construction value.

This program, which is administered through the National Park Service in collaboration with the State Historic Preservation Office (SHPO) and the Department of the Treasury, requires successful completion of a three-part application process before a property is recognized as "certified rehabilitation" eligible for tax credit status.

TKWA has successfully completed all parts of the application process for the Federal Historic Preservation Tax Incentives Program.

Our studio has completed work on over 30 projects that have successfully qualified for Federal and/or State Historic Tax Credits, key projects include:

3rd Street Market Hall, Milwaukee, WI
Luther Memorial Church, Madison, WI
Hotel Verdant, Racine, WI
Garver Feed Mill, Madison, WI
Brix Apartment Lofts, Milwaukee, WI
Charmant Hotel, La Crosse, WI
Coakley Brothers Headquarters, Milwaukee, WI
Siebkens Resort, Elkhart Lake, WI
Plankinton Clover Apartments, Milwaukee, WI
Arts @ Large, Milwaukee, WI
TKWA Studio, Cedarburg, WI
Harley-Davidson Headquarters, Milwaukee, WI
Iron Horse Hotel, Milwaukee, WI
Cobblestone Inn, East Troy, WI
Smith + Meadows Building, East Troy, WI
Wunder Hall, FCPC Concordia Campus, Milwaukee, WI
American Exchange Bank, Madison, WI

RECENT HISTORIC PROJECTS



Adelman Residence

MILWAUKEE, WI – Full restoration and sensitive addition to historic Frank Lloyd Wright-designed Usonian-style house



Ozaukee County Courthouse

PORT WASHINGTON, WI – Exterior masonry restoration and interior renovation of historic 1901 clock tower courthouse building



Private Foundation Headquarters

MILWAUKEE, WI – Exterior restoration and interior adaptive re-use of historic 1881 'double house'



Brix Apartment Lofts

MILWAUKEE, WI – Adaptive re-use and Historic Tax Credit application for historic 1900 concrete structure warehouse building

Historic Services: *Creating the Best Consultant Team*

Restoring and honoring a historic building requires assembling the right team for the project.

We take pride in our studio's 40+ years of creating relationships with experts in all areas of specialty historic restoration.

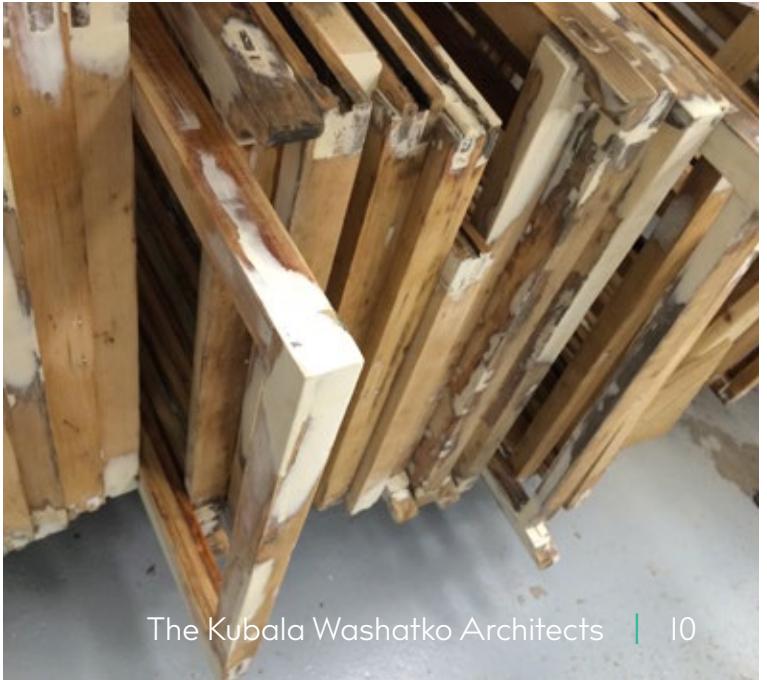
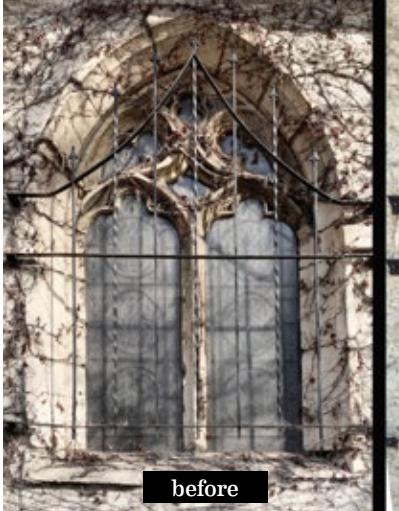
CONSULTANT TEAM LEADERSHIP

From complex, sensitive projects like an award-winning addition to Frank Lloyd Wright's First Unitarian Society to smaller adaptive-reuse efforts, historic work is a natural extension of our approach to design.

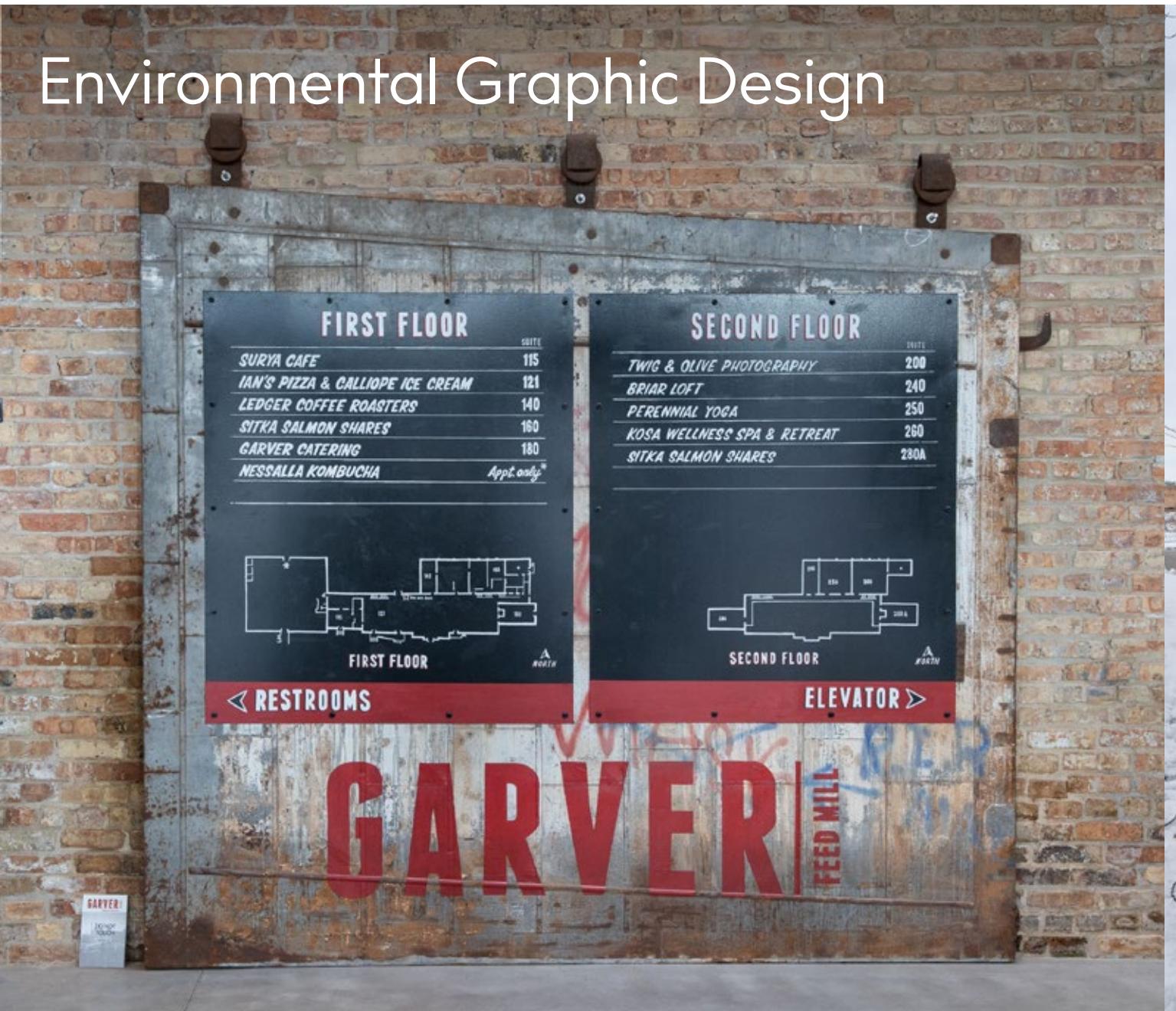
TKWA has developed best practices in navigating local, state, and national historic registration and rehabilitation processes and will guide you through each step.

WE ARE EXPERTS IN COORDINATING

- Historic Window Restoration
- Historic Window Replication
- Mortar Composition + Color Matching
- Building Envelope Repair + Restoration
- Building MEP/FP Systems Upgrades
- Building Code + Accessibility Improvements
- Alterations + Additions
- Drone Photogrammetry
- Laser Scanning



Environmental Graphic Design



The signage at Garver Feed Mill was created from salvaged materials found onsite — directly connecting to the building's industrial history and minimizing waste.



We create timeless environmental graphics + signage that are tailored to your project and give each space its own unique identity.

An extension of our Wholeness-based design approach is Environmental Graphic Design for the built environment. This creative service would make for a comprehensive and practical added value for your project. With a deep understanding your project and its materials, we can seamlessly elevate the identity and experiential quality of a place to create something unique and memorable.

GRAPHIC DESIGN SERVICES

- Signage
- Wayfinding
- Visual Identity + Logo Design
- Design Guideline Authorship
- Donor Recognition
- Fundraising Materials
- Wall Graphics
- Job Site Signage/Fence Scrim
- Photo Retouching



The donor recognition signage at Oriental Theatre is thoughtfully integrated into the building's ornate interior.



The Kubala Washatko Architects

Project Approach



THREE BRIDGES PARK
Milwaukee, WI

Teton Swinging Bridge

Project Approach

SCOPE ITEM #1: REUSE OF BRIDGE STRUCTURAL ELEMENTS

We understand the primary task of this Feasibility Study is to assess the existing steel truss and timber structural elements of the historic bridge and to "evaluate ideas and locations for reuse" with Teton County. Per the Request for Proposals, we further understand that ideas to date for reuse include a) reinstalling the entire bridge or elements of the bridge at various locations for non-vehicular use, b) installing portions of the bridge with descriptive plaques for non-structural use to "preserve the historical knowledge of the bridge's use and history via a public exhibit". Several initial options and locations for reuse of bridge structural elements initially suggested include, but are not limited to the following:

- South Park Landing boat ramp area, potentially with elements included in a future pedestrian/cyclist pathway bridge over the Snake River to connect nearby trails
- Emily Stevens Park area near Highway 22, which is near the bridge's original general location
- Other public park or public land opportunities to be determined.

We also understand that the selected consultant will work with Teton County Public Works Department staff to facilitate a stakeholder group, including members of the Teton Historic Preservation Board, interested members of the public, WYDOT, US Forest Service, and other identified parties, to play a role in brainstorming ideas and vetting options. TKWA has significant experience leading public engagement activities. We are proficient in organizing and conducting a variety of activities and tools, such as public meetings, virtual public meetings, and online surveys. Our TKWA Pattern Writing process (described elsewhere within the RFQ) is an outstanding tool used to help communicate essential design ideas and to gain broad consensus on an agreed-upon course of action.

To explore potential reuse design options our structural engineering partner, DCI, would begin by having its certified bridge inspector evaluate the existing steel structural elements. He would inform us of the ability of these steel members to be re-used for various purposes. Based on the members and material strengths identified the DCI bridge designers and TKWA could entertain various new potential designs 1) out of the existing steel or 2) as a new steel bridge integrating original members either for structural support or aesthetics.

DCI Engineers will work with TKWA to determine a bridge design that will be historically accurate, aesthetically pleasing and structurally sound.

If selected for this study, TKWA will work with Teton County Public Works staff to develop a specific scope and timeline for interacting with the stakeholder group and public. We understand that the bridge is slated to be deconstructed during winter 2023/2024 and stockpiled at a nearby location for potential future use.

SCOPE ITEM #2: REPLICATION OF SUSPENSION BRIDGE AESTHETIC

The second scope item listed for this Feasibility Study includes investigation of "opportunities for installing design elements, possibly including structural towers and cables to replicate the suspension bridge aesthetic, to be added to the new proposed bridge". The RFQ states that the future bridge is "already fully designed" as a simple three-span bridge, so elements would be "aesthetic in nature only" and would need to be closely coordinated with the upcoming construction work.

We believe further discussion needs to be held to better understand the constraints and opportunities for adding aesthetic decorative elements to a new bridge (as yet unbuilt) that has been designed by others. TKWA and DCI would need to review the proposed construction drawings for the new bridge to evaluate how new decorative elements may be added to an existing completed design.

Any proposed design would be aesthetic, however, we recognize that any proposed aesthetic elements must also be designed to support their own weight and have sufficient structural integrity to resist wind and seismic loads. Proposed aesthetic design elements would be thoughtfully integrated with the design of the main bridge (already completed) and would be partially dependent on the type of construction chosen for that bridge design. Connections from the suspension portion of the bridge to the vehicle bridge below would need to be coordinated with the engineer of record for the vehicle bridge. DCI Engineers and TKWA would again work together to determine a historically appropriate application of the suspension bridge elements.

SCOPE ITEM #3: MEMORIALIZATION OF BRIDGE AT CURRENT LOCATION

The third scope item identifies the investigation of "methods of memorializing the historical significance of the bridge at its current location via an exhibit or similar".

Depending on the County's desire on how much emphasis to put on a memorial, this approach could be as simple as a freestanding interpretive sign or as complex as using salvaged bridge materials to create something sculptural with the vision of an artist. Our studio has experience on both ends of this spectrum and has in-house capabilities to design and visualize this approach for the County to consider.

TKWA has had preliminary discussions with Mike Stern of the Teton County Historic Preservation Board and we have reviewed the National Register nomination materials.

Teton Swinging Bridge

Project Approach

COST ESTIMATING

Per our October 6, 2023 email with Teton County Engineer, Amy Ramage, TKWA has not specifically identified a construction cost estimating partner for this RFQ. Potential cost estimating partners include, but are not limited to, Westwood Curtis Construction and Evans Construction. Alternatively, TKWA can also engage the services of a third party firm specializing in construction cost estimating. If selected for this work, TKWA will work with Teton County staff to identify the best qualified and most cost efficient construction cost estimating partner.

PROJECT TIMELINE

TKWA is prepared to start work shortly after project team selection and Notice to Proceed is issued in early November. We recommend that the selected project team be in place and available to evaluate the bridge in its current location before deconstruction. This visual assessment may be valuable in identifying potential ideas for future use.

We believe the full Feasibility Study can be completed by the stated deadline of April 1, 2024. This timeline assumes that the Teton County identified stakeholder group has the ability to meet and provide feedback in a timely manner.



Design Process



THREE BRIDGES PARK
Milwaukee, WI



The Purpose of Building a *Shared* Language

If client and architect are to become co-equal partners in the design process, it is important to create a shared language.

This language should encompass the knowledge of the client and the users of a place and serve as both a compass and a measuring stick for the design professional.

The act of planning and design should not be treated as a secret spell cast in the studio, away from the prying eyes of the client. The graphical skills, specialized tools, and jargon required of a design professional can exclude the layperson, either intentionally or unintentionally.

A Shared Language Allows Us To Design Collaboratively With Our Clients



STAKEHOLDER PARTICIPATION + PUBLIC OUTREACH

TKWA project team members are experienced in planning and facilitating public forums, whether to gain design input from stakeholder groups or to build community support for a project. We listen carefully and engage in a highly collaborative approach designed to build consensus.

A clear, compelling vision is the result of engaging stakeholders, of careful listening to what the people and place are telling us, and of synthesizing what we hear into a vision with community support. Our design team specializes in projects involving complex issues and the diverse interests of multiple stakeholders and we are skilled at consensus building.

Our experience has shown that early and ongoing community and stakeholder involvement fosters open communication and collaboration, which is key to successful project designs and project funding. Through a series of diverse public forums, listening, interactive workshops, and interviews, we establish a community-based, community-driven vision for the project.



"We have such a brief opportunity to pass on to our children our love for this Earth, and to tell our stories. These are the moments when the world is made whole. In my children's memories, the adventures we've had together in nature will always exist."

Richard Louv
Last Child in the Woods:
Saving Our Children from Nature-Deficit Disorder

Project Management: A Single Point of Contact + Responsibility

Our approach to project management at TKWA is to assign one architect to lead the team and oversee all phases of the work. We do not hand over responsibility to different architects as the project moves from early programming and design phases to construction. The advantage to the client with this approach is to maintain continuity and accountability through every stage.

Stakeholder Participation + Public Outreach

TKWA project team members are experienced in planning and facilitating public forums, whether to gain design input from stakeholder groups or to build community support for a project. We listen carefully and engage in a highly collaborative approach designed to build consensus.

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Fundraising + Graphic Support

At the earliest stages of planning and design TKWA will work with non-profit clients to establish capital campaign strategies and goals. This understanding helps TKWA craft final presentation documents that support fund raising.

TKWA uses computer generated three-dimensional building and site models as a normal part of the design process. Computer models show general building mass and form and can be manipulated for 360 degree views. They provide an efficient and cost-effective way to explore a variety of design and phasing options while offering a clear visual representation of design ideas.

TKWA will also typically produce attractive color renderings for use during capital campaign or public outreach efforts. These renderings illustrate the most evocative aspects of the proposed design and can be enlarged and mounted on presentation boards if requested.

Technical Staff Qualifications + Experience



Meet Your Design Team



Ethan Bartos

Partner

Ethan has the ability to find creative, cost-effective design solutions for a variety of building types. He has managed many projects, works internationally, spoken publicly, and works locally to transform his community.

He believes it is his job to make better everything he touches. His designs become a harmonious dance between the earth and human life. Ready to contribute his creative expertise, Ethan is often called upon to incorporate diverse program needs, complex building requirements that include sensitive context, and synthesize them into a cohesive elegant and sustainable design. He is involved in regenerative design and promotes wholeness both within the studio and throughout the architectural community.

Ethan currently manages TKWA's Seattle office.

The Kubala Washatko Architects

Cedarburg
Milwaukee
Seattle



Adam Voltz, AIA

Architect

Adam's work is informed by a passion for sustainable design and enriching the relationship between people and their environment, both inside and out. His dedication to sustainability dovetails with his work in historic preservation and the adaptive re-use of existing structures. These efforts range from Historic American Building Survey (HABS) documentation for the US Library of Congress to the rehabilitation of significant buildings throughout Wisconsin - including housing, hotel, office, retail, food production, worship, and assembly uses. This broad experience provides Adam with a firm understanding of the National Park Service Secretary of the Interior's Standards for Rehabilitation and the application process for projects involving Historic Tax Credits.

As Project Architect, Adam is involved in all phases of the work. He has successfully led complex master planning efforts and has completed both design and construction of these phased projects. His expertise in the areas of 3D modeling, graphic communication, and technical documentation make him a fundamental part of the design team.

In his spare time, Adam likes to move around on bikes, skis, canoes, kayaks, SUPs, and air-cooled Volkswagens.

Education
Master of Architecture, University of Wisconsin-Milwaukee
Bachelor of Sciences, Mathematics + Biology, University of Wisconsin-Stevens Point

Registration + Certification
Member of American Institute of Architects
Registered Architect in the State of Wisconsin

The Kubala Washatko Architects

Cedarburg
Milwaukee
Seattle



Meet Your Design Team



Joe Aiello
Visual Communications Director

Joe believes that designers of all disciplines speak a similar language and that the magic happens when the two- and three-dimensional environments are combined. In the constant journey to enrich his overall design experience, Joe joined TKWA after leaving the creative agency scene to seek a purer means of personal and professional growth. He brought with him the intangible experiences earned from designing for some of the world's top brands at events seen on the global stage. With his past rooted in experiential design, he deeply understands how environmental graphic design can make or break a space and brings those insights to the architectural world.

A generalist out of necessity, Joe is a seasoned art director, manages a wide variety of projects, and drinks a questionable amount of coffee.

The Kubala Washatko Architects

Cedarburg
Milwaukee
Seattle



Wayne Reckard
Director of Marketing + Strategy

In his dual role as Marketing Director and Project Manager, Wayne has had a central role in many of the firm's environmental and interpretive center planning efforts throughout the United States. An accomplished photographer, Wayne's images have appeared in National Geographic Online, New York Times Online, and in over a dozen foreign language publications. Wayne's photographs are featured in the book, *Capture Wisconsin: Through the Eyes of Wisconsin Photographers*. Wayne has been named a finalist in the 2021 and 2022 Architizer International 'One Photo Challenge'.

The Kubala Washatko Architects

Cedarburg
Milwaukee
Seattle



Meet Your Engineering Team



LINDSEY BOSWORTH, PE

BOZEMAN, MONTANA



Originally from Redding, California, Lindsey has called Montana home since 2003. Lindsey started with DCI Engineers as an intern while earning her MS from Montana State University and joined full-time after graduating in 2015. From the start of her structural engineering career she has worked in historic preservation and adaptive re-use of existing structures. She specializes in assessments, retrofits and rehabilitations of historically significant structures, working with multiple national parks and local agencies on many projects in both the public and private sectors. Lindsey excels at finding creative solutions for incorporating structural retrofits into larger project objectives.

PROFESSIONAL TITLE:
Senior Project Manager

ROLE:
Project Manager /
Historic Preservation Specialist

EDUCATION:
Bachelor of Arts, English Literature,
University of Montana,
Missoula, 2001

Bachelor of Science,
Civil Engineering, Montana State
University, 2013

Masters in Civil Engineering,
Montana State University, 2015

REGISTRATION:
Structural: MT

PROFESSIONAL SOCIETIES:
Structural Engineers Association of
Montana (SEAMT)

TETON RAPTOR CENTER BARN RESTORATION, Wilson, WY, Teton Raptor Center & The Kubala Washatko Architects

JUNIPER DORM RENOVATION, Yellowstone National Park, WY, Hennebery Eddy Architects

WILLSON RESIDENCES, Bozeman, MT, Hennebery Eddy Architects

NICHOLS RESIDENCE UPGRADES, Yellowstone National Park, WY, Hennebery Eddy Architects

MAMMOTH HOT SPRINGS HOTEL SEISMIC STABILIZATION, Yellowstone National Park, WY, A&E Design

LAKE HOTEL KITCHEN REMODEL, Yellowstone National Park, WY, A&E Design

LAKE LODGE RENOVATION, Yellowstone National Park, WY, Think One Architects

MT. RUSHMORE SCULPTOR'S STUDIO RENOVATION, Mt. Rushmore National Memorial, SD, A&E Design

TIMPANOGOS VISITOR CENTER, Timpanogos National Monument, UT, A&E Design

LAKE BOATHOUSE UPGRADES, Yellowstone National Park, WY, A&E Design

TESLOW GRAIN ELEVATOR ASSESSMENT, Livingston, MT, Montana Preservation Alliance

HEART MOUNTAIN ROOT CELLAR RESTORATION, Cody, WY, A&E Design

GARDINER TRANSPORTATION BUILDING REHABILITATION, Gardiner, MT, Hennebery Eddy Architects

LAKE GENERAL STORE DORM RENOVATION, Yellowstone National Park, WY, A&E Design

KEY PERSONNEL

DCI ENGINEERS | TETON COUNTY



TRAVIS BRADSHAW, PE

HELENA, MONTANA



PROFESSIONAL TITLE:
Associate

ROLE:
Bridge Design Project Manager

EDUCATION:
M.S. and B.S.,
Civil Engineering,
University of Alaska-Anchorage

REGISTRATION:
Civil: MT, AK

Bridge Inspection Team Leader
(National Bridge Inventory System)

PROFESSIONAL SOCIETIES:
Structural Engineers Association of
Montana (SEAMT)

In addition to a variety of projects ranging in scope, materials and delivery methods, Travis has over 12 years of vehicular and pedestrian bridge design and evaluation experience. As a former Civil/Structural Engineer for the Tongass National Forest, Travis helped oversee the maintenance and management of a bridge/structures program that included over 600 vehicular and pedestrian bridges. Additionally, Travis served as a Contracting Officers Representative for dozens of projects aimed at either the maintenance of, or the removal and replacement of, both vehicular and pedestrian trail bridges. As Project Manager for the firm, Travis is relied upon for his ability to meet project requirements, budgets, timelines and schedules, creating success both internally and externally for his teams. This is supported by managing in-house design and production work and ensuring design directives are properly implemented, conveying any outstanding items that need to be resolved before they become an issue for the project team.

UXU RANCH BRIDGE OBSERVATION & LOAD RATING, Cody, WY, UXU Ranch

FLATHEAD COUNTY BRIDGE IMPROVEMENTS, Flathead County, MT, Flathead County

LAKE COUNTY BRIDGE, Polson, MT, Lake County

EDWARDS BRIDGE DESIGN, Ravalli County, MT, Ravalli County

SWEET GRASS COUNTY BRIDGE, Sweet Grass County, MT, Sweet Grass County

EGLISE BRIDGE INSPECTION 2021, Big Sky, MT, Yellowstone Development

GALLATIN COUNTY COTTONWOOD CREEK ASSESSMENT & LOAD RATING, Bozeman, MT, Gallatin County Road & Bridge

GALLATIN COUNTY HYALITE CREEK CONDITION ASSESSMENT & LOAD

RATING, Bozeman, MT, Gallatin County Road & Bridge

METCALF BRIDGE, Helena, MT, State of Montana

MAZUREK BRIDGE, Helena, MT, State of Montana

POTLATCHDELTIC BRIDGE INSPECTIONS 2021, St Maries, ID, PotlatchDeltic

RESERVE STREET PEDESTRIAN BRIDGE, Missoula, MT, TrueNorth Steel

RATTLESNAKE BRIDGE, Lemhi County, ID

LAKE CREEK BRIDGE, Troy, MT

DIAMOND 4D RANCH BRIDGE, Choteau, MT, TrueNorth Steel

MIDDLE BEAR CREEK BRIDGE, Victor, MT, TrueNorth Steel

KEY PERSONNEL

DCI ENGINEERS | TETON COUNTY



CHARLES R. EUWEMA, PE

BOZEMAN, MONTANA



PROFESSIONAL TITLE:
Senior Project Manager

ROLE:
Bridge Inspection Lead

EDUCATION:
B.S., Civil Engineering with
Structural Emphasis,
University of Colorado - Boulder,
2011

REGISTRATION:
CO, MT, WI, WY, AZ

CERTIFICATIONS:
ADCI Surface-Supplied Air Diving
Supervisor;
BCDC Surface-Supplied Air Diver;
CWI - Certified Weld Inspector;
OSHA 30-Hour Safety;
SPRAT Level 1 Society of
Professional Rope Access
Technicians;

NDT Ultrasonic Testing;
NDT Magnetic Particle Testing

Chuck leverages nearly a decade of structural inspection and project management experience. This has involved under water and above water routine bridge inspection, under water and above water port and harbor inspection, rope access bridge inspection, retaining wall inspection, ancillary/sign structure inspection, fabrication inspection and refinery inspection. His inspections have been performed throughout the U.S. and overseas in England, Ireland and Scotland.

Chuck has also achieved high-level certifications including Association of Dive Contractors International (ADCI) certified surface-supplied dive supervisor and Bureau of Canadian Dive Contractors (BCDC) certified diver, Society of Professional Rope Access Technicians (SPRAT) level 1, as well as Certified Weld Inspector (CWI).

As a project manager, Chuck strives to have comprehensive and efficient projects that go above and beyond the client's expectations. Clear communication between the client and team is a priority that he makes sure is established in all projects.

UXU RANCH BRIDGE OBSERVATION & LOAD RATING, Cody, WY, UXU Ranch

EGLISE BRIDGE INSPECTION 2021, Big Sky, MT, Yellowstone Development

GALLATIN COUNTY COTTONWOOD CREEK ASSESSMENT & LOAD RATING, Bozeman, MT, Gallatin County Road & Bridge

GALLATIN COUNTY HYALITE CREEK CONDITION ASSESSMENT & LOAD

RATING, Bozeman, MT, Gallatin County Road & Bridge

ABOVE WATER ROUTINE BRIDGE INSPECTION (2019-2021)*, Statewide, MT, Montana DOT

FRACTURE CRITICAL CLIMBING BRIDGE INSPECTIONS*, Statewide, MT, Montana DOT

ABOVE WATER TIMBER BRIDGE INSPECTION (2019-2021), Statewide, MT, Montana DOT

FRACTURE CRITICAL CLIMBING BRIDGE INSPECTIONS, Statewide, MT, Montana DOT

CYR RIVER BRIDGE - EMERGENCY FRACTURE CRITICAL CLIMBING INSPECTION, Cyr, MT, Montana DOT

UNDERWATER BRIDGE INSPECTIONS, Statewide, MT, Montana DOT

LIBBY DAM BRIDGE, Libby, MT, USACE

KEY PERSONNEL

DCI ENGINEERS | TETON COUNTY

Structural Engineering



DCI Engineers has been providing client-focused structural and civil engineering services for 35 years. Our office locations are spread up and down the West Coast, including Washington, Oregon, California and Alaska; the Mountain States of Idaho, Colorado and Montana; the East Coast, and Texas. These 20+ offices employ over 400 engineers and technical support staff. We are licensed in all 50 states as well as many Canadian provinces. In fact, DCI's completed project portfolio extends across North and South America as well as into Asia.

Why DCI?

Our Montana team has years of experience **preserving and protecting historic structures** throughout Montana and Wyoming that, when combined with the expertise of our Bridge team, makes us uniquely qualified to protect the safety needs of the community while preserving the historic value of Jackson's Swinging Bridge. Our wide range of experience with historic structures across the region includes renovations to Yellowstone National Park's Roosevelt Lodge, assessment work on the Snake River Cabins just south of Jackson, and much more throughout Wyoming and Montana's National Parks and cities. We know the importance of these structures to their communities and can carefully balance modern safety needs and necessary repairs with the preservation of the projects' unique character and value.

Our **bridge work includes hundreds of public and private bridges** for both pedestrian and vehicle use. From prefab to ground-up designs in concrete, steel, timber, and hybrid-use materials, our bridge work connects communities and keeps America's infrastructure on the move. Through it all, our teams know how best to coordinate with local officials, project stakeholders, and community members to maintain a streamlined design and construction process.

400+
employees
nationwide

20+
offices

50
states licensed in
(+ *multiple Canadian provinces*)

I
Motto:
Service, Innovation, Value



Relevant Projects





Teton Raptor Center

WILSON, WY — The Teton Raptor Center is a nationally recognized raptor rehabilitation program located in Wilson, Wyoming. TKWA was hired by the Center to prepare a master plan for the site, located on a 26-acre historic ranch property. The project goal was to help the Center create a highly functional and memorable place that uniquely tells the story of conservation through cultural and natural history interpretation.

Key project components include repurposing the existing historic Hardeman Barn into a visitor/conference center and renovating the historic Horse Barn to create administrative research space currently housed offsite.

Additional project components include design for a new 'Net-zero' administrative office, two new 'Net-zero' residential units for intern/staff housing, a new flight chamber, gatehouse, and renovation/expansion of existing rehabilitation MEWS. A variety of outdoor spaces for public gathering and educational classes were also developed.

Site planning and program development was significantly impacted by existing conservation easements from the Jackson Hole Land Trust and Teton County Land Development regulations.

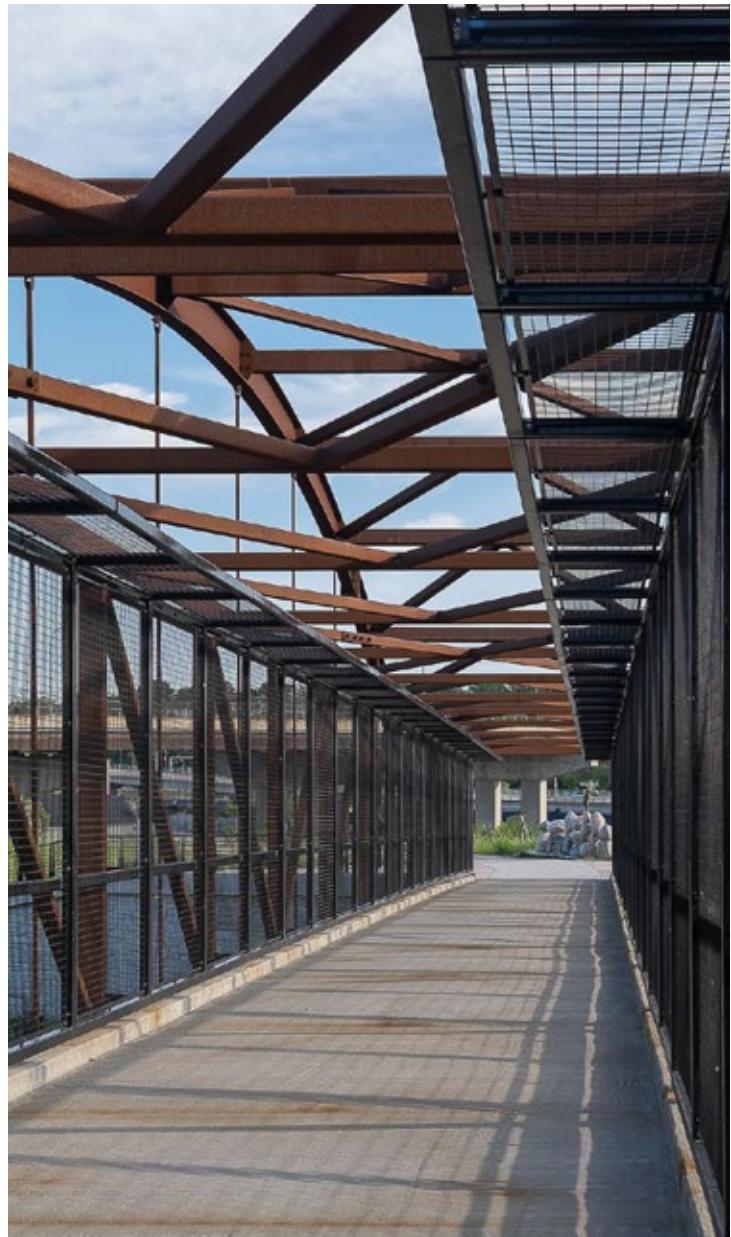
TETON RAPTOR CENTER

Status Completed 2023

Size 26 acres

Cost n/a





Three Bridges Park

MILWAUKEE, WI — As part of the highly anticipated redevelopment of the Menomonee Valley into a recreational corridor, TKWA was hired to design two of the three new bike/pedestrian bridges incorporated into Three Bridges Park. Constructed of Cor-Ten steel with concrete pillars the TKWA-designed bridges - with spans of 270 feet and 162 feet - provide attractive new linkages between Milwaukee's near South Side neighborhoods and the Menomonee Valley.

Offering approximately two miles of paved trails, the 24-acre park will become part of the Hank Aaron State Trail. The new park will also offer naturalized habitat for birds

and other wildlife, fishing and canoeing access to the Milwaukee River, hiking trails, and community gardens. Milwaukee's Urban Ecology Center will also use the park and trail system as an outdoor classroom.

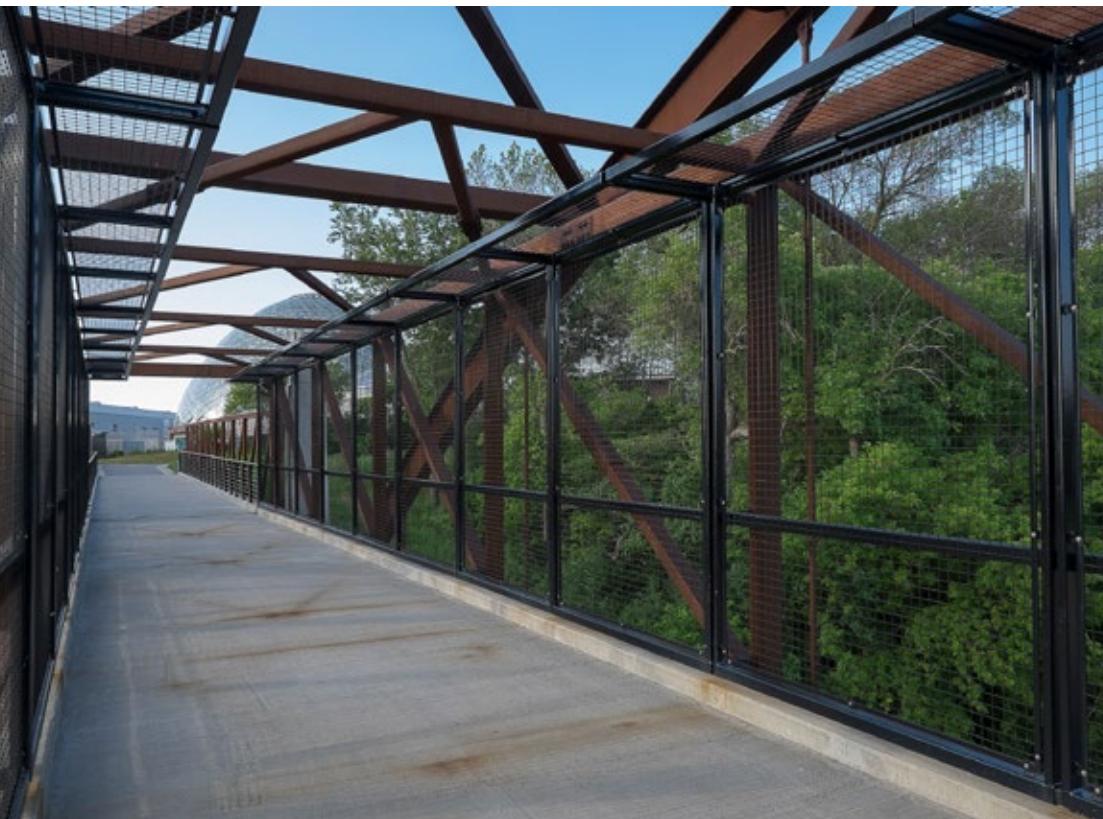
The bridges were constructed with funds provided by the Wisconsin State Department of Transportation.

THREE BRIDGES PARK

Status Completed 2013

Program Design of two pedestrian bridges

Cost Approx \$1.5M (combined)



Harley-Davidson Pedestrian Bridge

MILWAUKEE, WI — Architecture can be more than just buildings. Designing space often means recreating space and bridging space. What has been accomplished here is a visual statement that further supports the authenticity of the Harley-Davidson Motor Company. Even before arriving in an office, meeting room, or training center, employees and visitors become acclimated to the environment they are about to enter.

This pedestrian bridge is a unifying element for two large historic brick buildings. The steel and glass of the seventy-five foot bridge, while providing a needed visual contrast to the brick, also reflect and reinforce the mantra of this company - authenticity - as they bridge a heavily utilized road below.

The challenge of adapting and renovating the factory buildings into office space required the creation of a bridge in both a literal and figurative sense.



River Bend Nature Center Pavilion

RACINE, WI — Located on 78 wooded acres with 4000 feet of riverfrontage along Wisconsin's Root River, the River Bend Nature Center provides environmental education and outdoor recreation for the greater Racine area.

To further expand its program offerings River Bend asked TKWA to design an outdoor pavilion that would connect to an existing trail system. The wood and stone pavilion design incorporates a performance stage and seating for approximately 125 people, plus space for storage and electrical support.

The rooftop design is oriented to accommodate future addition of photovoltaic panels for electrical power generation. Other sustainable features include use of site harvested timber, locally sourced stone, use of recycled materials, and site stormwater management through bioswales and native plantings.

Status Completed 2015

Size 2,000 SF

Cost \$1.3 million



Mitchell Park Domes Feasibility Study

MILWAUKEE, WI — The historic glass and concrete framed conical structures of the Mitchell Park Domes have been an iconic part of the Milwaukee cityscape for generations. The Mitchell Park Domes are not just glass and steel structures; they hold the memories, history, and cultural significance of Milwaukee. Preserving this iconic landmark requires a careful balance between honoring the past and embracing the future.

As with any aging structure, the future of the Mitchell Park Domes has been a topic of discussion and debate. In 2016, one of the domes was temporarily closed due to concerns over falling debris. This incident sparked a community-wide conversation about the long-term viability of the domes and, as a result, the Domes Task Force was created. In the intervening years multiple studies have been conducted to suggest potential solutions.

In 2023 TKWA was a sub consultant to a multidisciplinary team engaged by Milwaukee County Parks to complete a 'Future State Planning and Construction Cost Estimate'. Alternatives ranged from complete demolition of all Domes and creation of new park green space, to partial repair and/or demolition, to the design of a new more modern and energy efficient greenhouse and public event space connected to a single restored Dome. The study builds upon previous analysis to more clearly define cost and design implications of each alternative.

Whatever path is ultimately chosen, the future of the Mitchell Park Domes heavily relies on community outreach and partnerships. Engaging the local community, seeking public input, and involving relevant stakeholders are essential steps in shaping the future of this cultural icon.

Status Completed 2023





Garver Feed Mill

2020 Merit Award
American Institute of Architects, Wisconsin

2020 ASID Bronze Design Award, Hospitality
American Society of Interior Designers, Wisconsin Chapter

2020 Historic Restoration Award
Wisconsin Historical Society

Adaptive Reuse Award
Madison Trust for Historic Preservation

MADISON, WI — TKWA was hired by Chicago-based developer, Baum ReVision, to help craft a plan for adaptive re-use of the historic Garver Feed Mill. Built in 1905 as a sugar beet processing facility, it was later established as a feed mill in 1929 by James Garver. The building continued to operate as such until 1997. In the time that followed the mill operations, the much-loved structure sat largely vacant - slowly falling into a state of ruin. Portions were lost to fire, many roofs had collapsed, and the weather continued to deteriorate Garver.

TKWA led the interior design, devising a plan to connect the many distinct interior spaces around a central atrium and mezzanine. Existing steel and masonry was gently cleaned to preserve the character of the interior.

Skylights were added to wash the masonry walls in light from above. New finishes and fixtures were carefully selected to compliment this architecture.

Our efforts extended to the site-based planning for the outdoor spaces. The south facade was historically the front of Garver - adjacent to the bike path and Olbrich Botanical Gardens. Here the building was restored, and lightly altered to welcome visitors by foot and bike. Meanwhile, the north facade presented an opportunity to create an outdoor room in the space that remained after fire claimed a portion of the building. New window and door openings in the formerly solid masonry walls connect the 'the patio' to spaces within. With a new steel trellis structure and a variety of seating options, this



space has become a popular attraction for outdoor dining and live performances.

TKWA was also pleased to serve many of the tenants, including Ian's Pizza, Calliope Ice Cream, Garver Events, Kosa Ayurvedic Spa, Twig and Olive Photography, and NessAlla Kombucha.

Signage, environmental graphics, and wayfinding were also designed by TKWA.



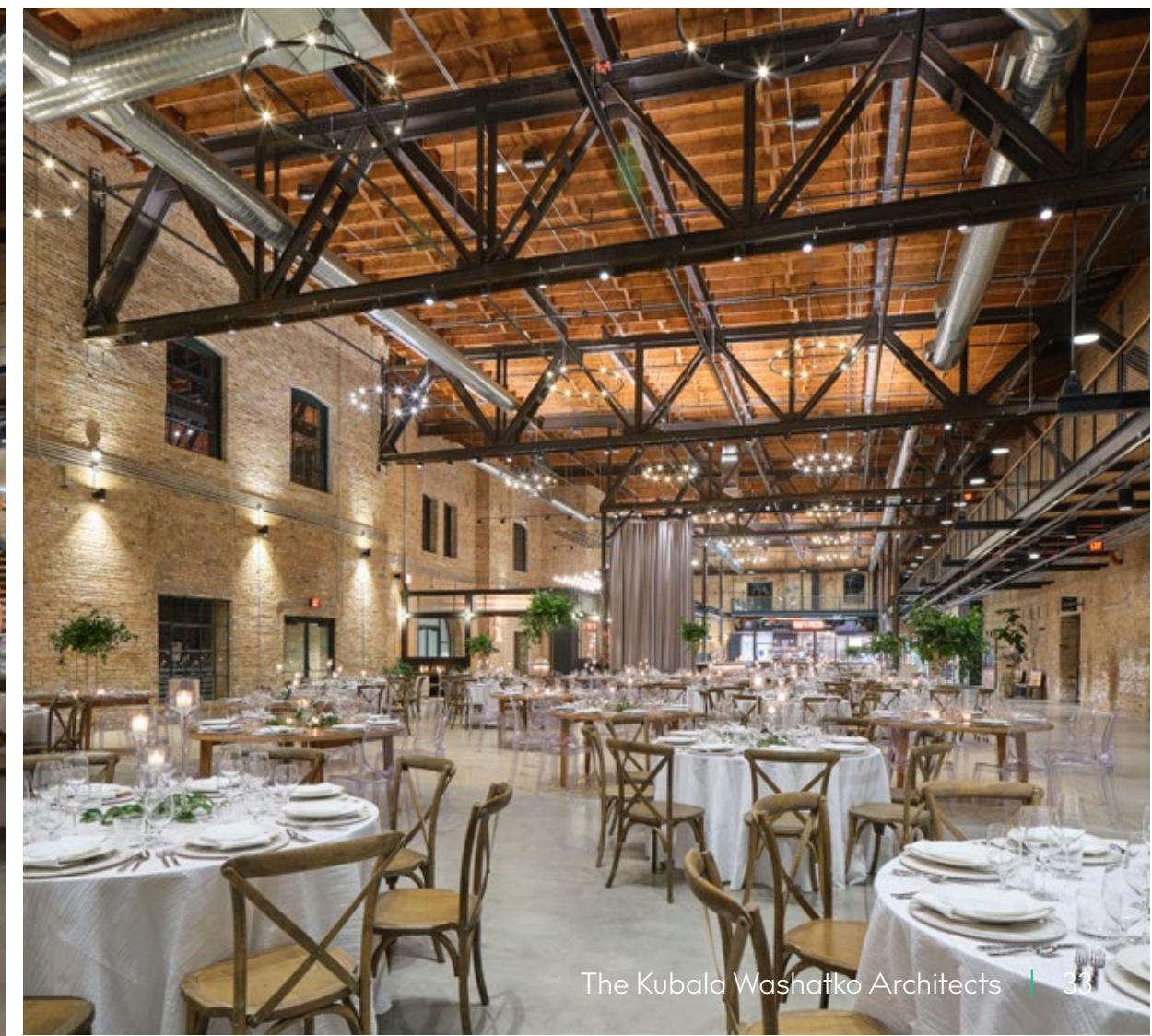
GARVER FEED MILL

Status Completed 2019

Size 60,000 SF

Cost Approx \$20M

Program Interior design, exterior public spaces, tenant build-outs





Coakley Brothers + Brothers Interiors

2019 USGBC WNC Leadership Award of Excellence
U.S. Green Building Council

2019 Top Projects
The Daily Reporter

2019 Mayor's Design Award
City of Milwaukee



MILWAUKEE, WI — TKWA was hired by this third-generation, privately-held family business in Milwaukee to renovate their existing warehouse facility to create a modern office, showroom, and operations hub in the heart of the city's emerging Walker's Point neighborhood.

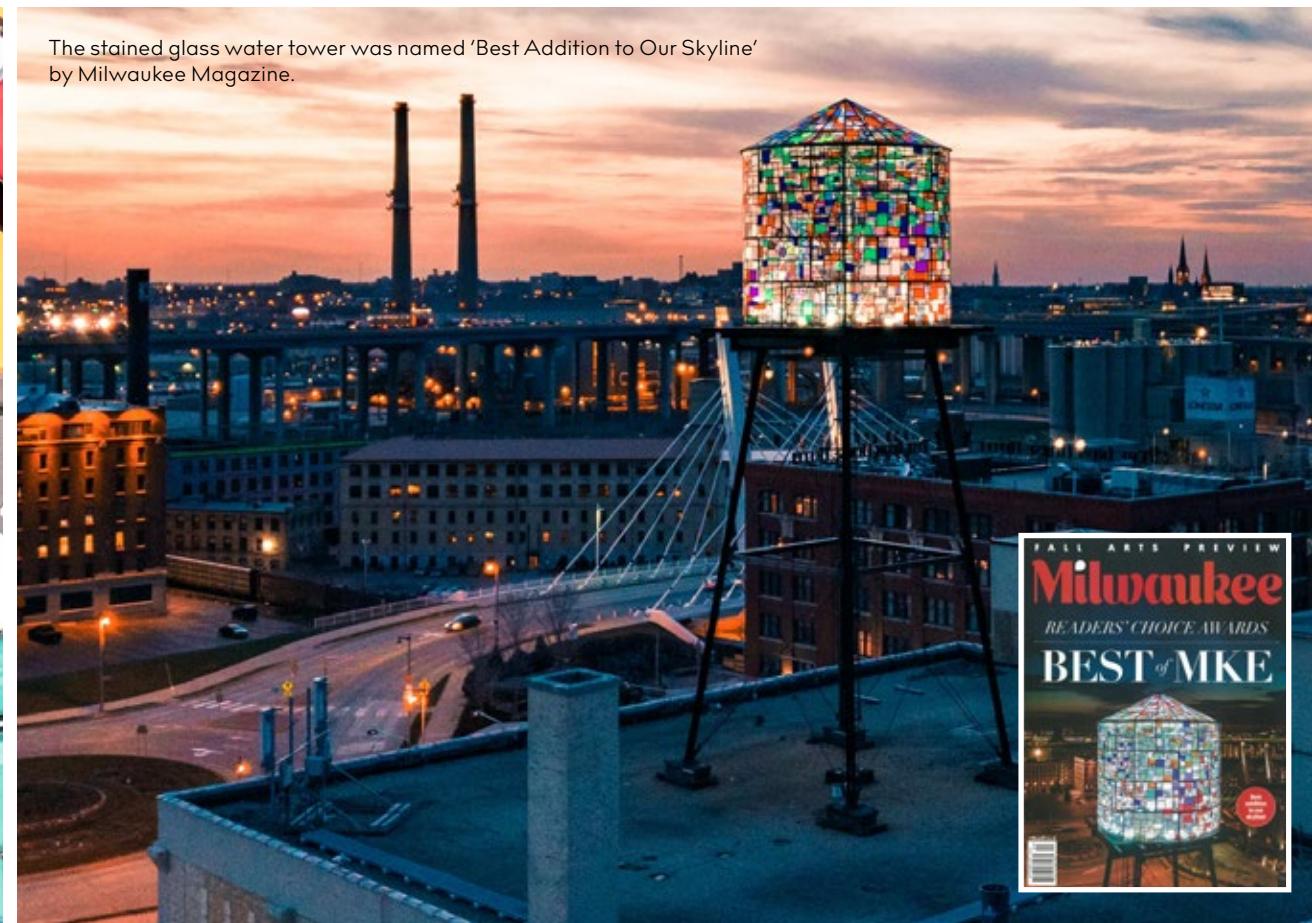
The historic 1911 seven-story, 175,000sf 'Daylight Industrial Loft' building required extensive interior renovations to better reflect Coakley's work culture with a focus on employee satisfaction and design offerings, including:

- Exposure of the original wood beams and trusses
- Restoration of the original concrete factory floor, Cream City and Chicago brick, and facade
- New staff office workspaces

- Addition of conference spaces, catering kitchen, and employee gym
- Creation of a West Elm Workspace showroom

The renovation also included major updates to the building's exterior and campus. Nearly \$1 million of the renovation was allocated to create exact replicas of the original windows, many of which were blocked to prevent ambient light. Exterior masonry was repaired and replaced according to National Park Service standards. The parking lot was resurfaced and landscaped with native vegetation to collect and filter stormwater. An outdoor patio and exposed deck were added, quickly becoming one of the most popular spaces for employees.

Brooklyn-based artist, Tom Fruin, was commissioned to construct one of his signature mosaic sculptures of art to replicate the historic rooftop water tower, a gesture that has created a new Milwaukee landmark. TKWA assisted with documentation for federal and state historic tax credits to support funding of the project.



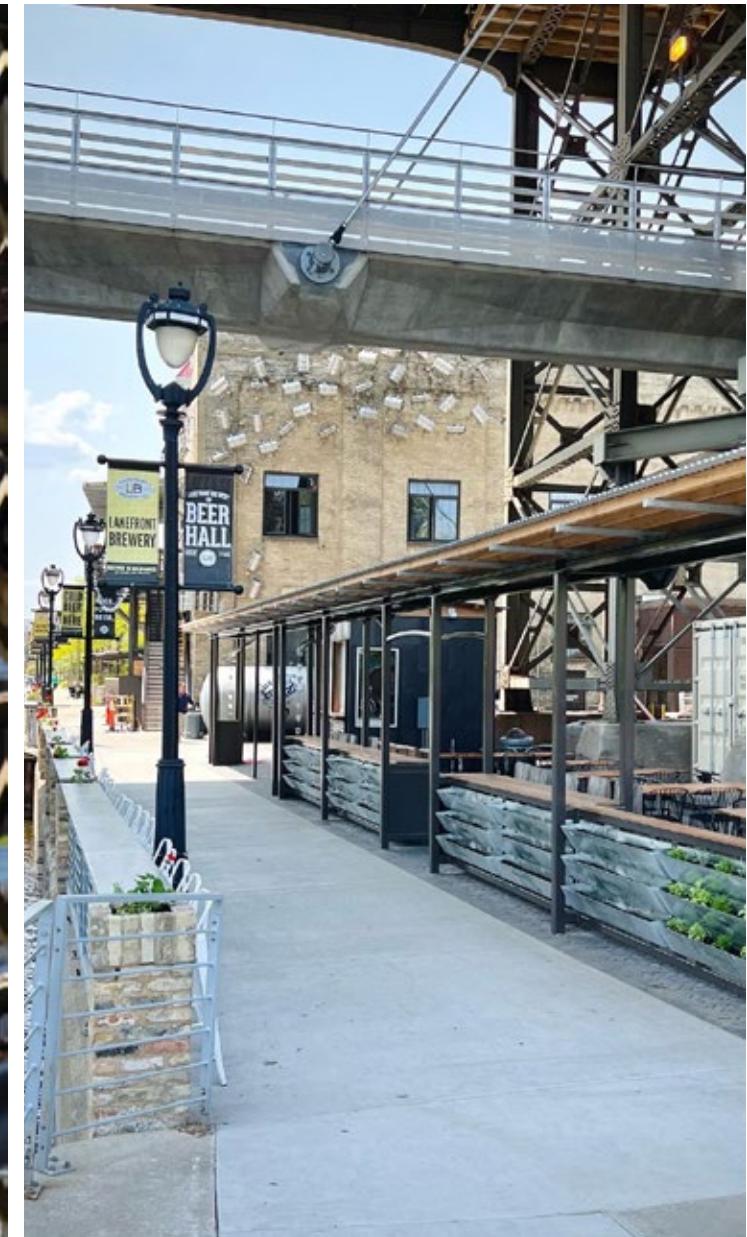
COAKLEY BROTHERS + BROTHERS INTERIORS

Status Completed 2018

Size Approximately 175,000 SF

Cost \$7M

Program Renovation of historic industrial warehouse building into corporate office and showroom



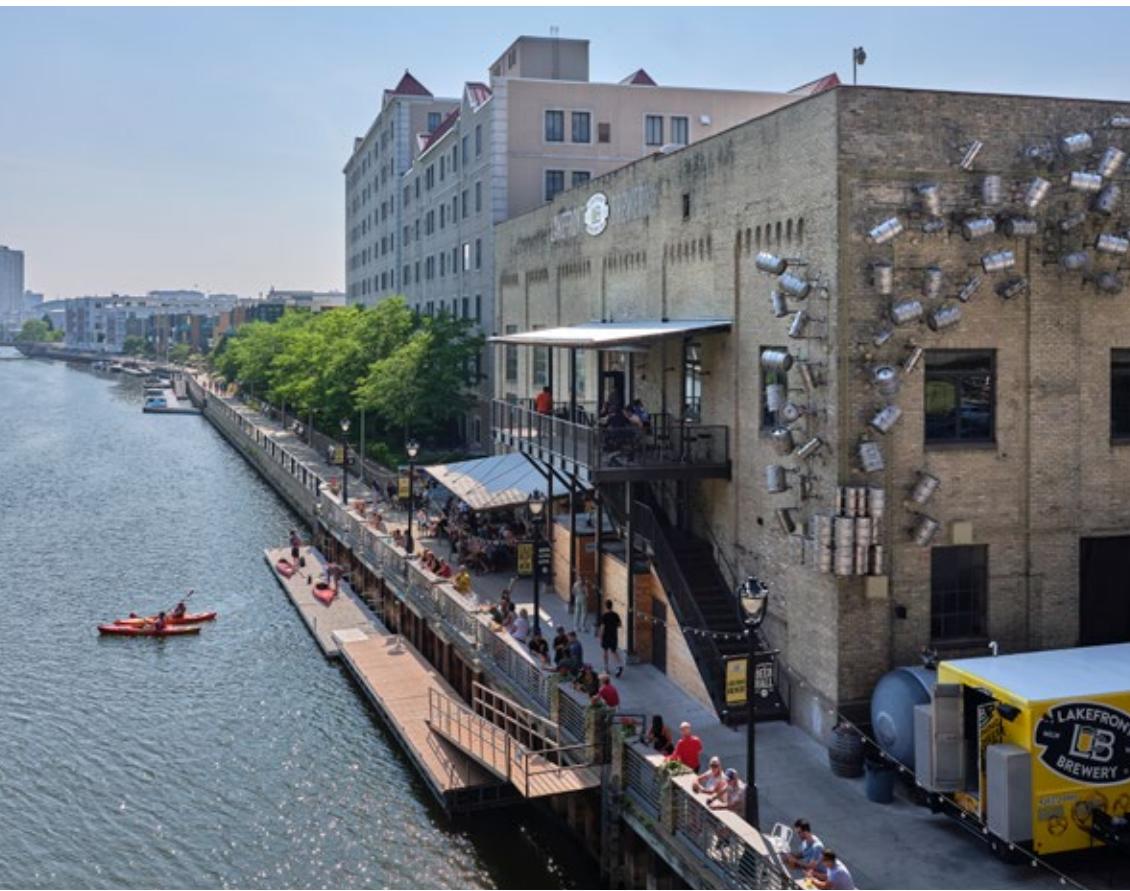
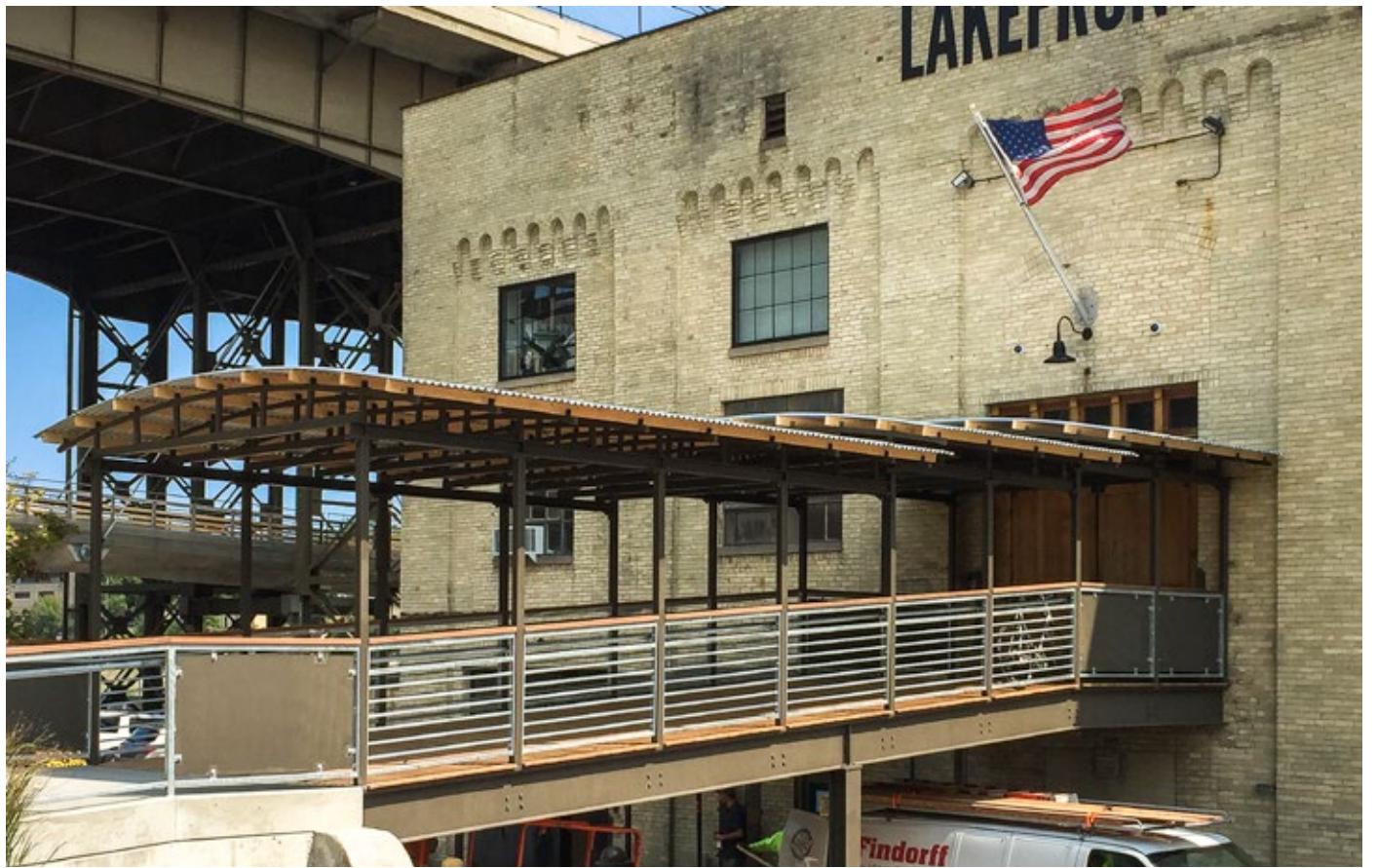
Lakefront Brewery

MILWAUKEE, WI — Milwaukee's own Lakefront Brewery started in 1987. The industrious and inventive microbrewery located on the Milwaukee River has become a Milwaukee landmark. Its rich history includes partnerships with local taverns, preservation of local historical pieces, unique tours, family style dining options and most importantly, great beer.

TKWA was hired to design several phased improvements at Lakefront's historic Milwaukee River location: a large ADA-compliant entrance ramp and canopy, a variety of interior space improvements, and most recently, expanded outdoor riverwalk seating.

In order to fully embrace and celebrate the river and the riverwalk, TKWA designed an enhanced walkway, new bathroom facilities, an outdoor bar, and a completely new exterior staircase and deck. The new facilities significantly expand Lakefront Brewery's outdoor experience and create a special place to cherish a view of downtown Milwaukee.

Says Lakefront Brewery owner Russ Klisch: "We believe in the city and we believe in the riverwalk."

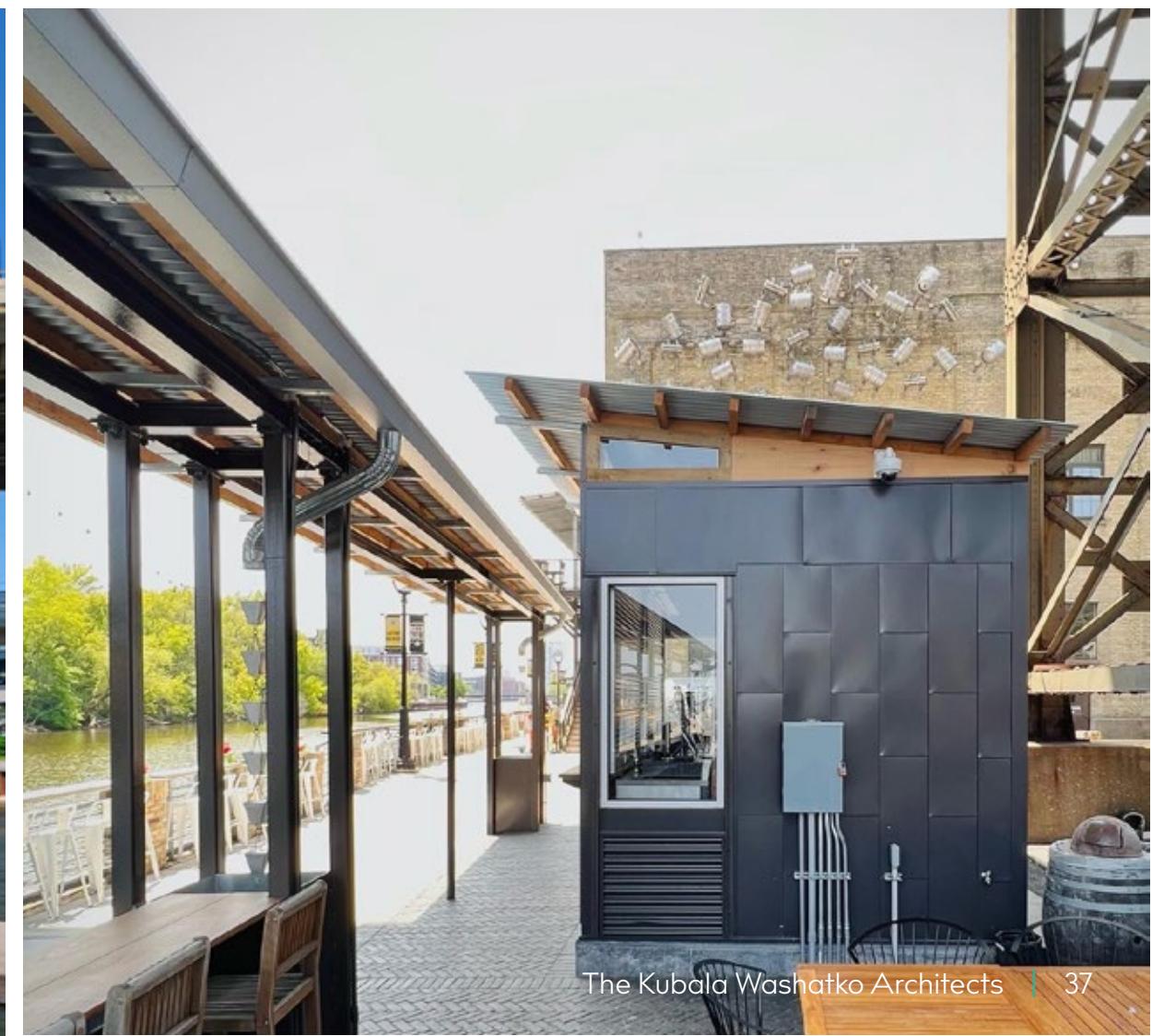


LAKEFRONT BREWERY

Status Completed 2023

Size Approx 21,500 SF

Cost n/a





Teton Raptor Center Barn Restoration

Wilson, Wyoming
ARCHITECT: TKWA
OWNER: Teton Raptor Center

A local conservation organization in Wilson, Wyoming, the Teton Raptor Center in 2017 sought to expand and make improvements to their existing facilities to provide further educational services and avian rehabilitation facilities. The update included a structural retrofit and renovation of the site's historic Hardeman Barn, as well as the addition of new structures for employee housing, a flight chamber, two raptor mews, a raptor clinic, a pavilion, storage and facilities support, and staff offices. DCI worked with the design team and the owners of the facilities through the unique and diverse challenges of this project. Code compliant and updated structures were designed while preserving the historic integrity of the original buildings and adapting the spaces for future reuse.

Lake Hotel Renovation

Yellowstone National Park, Wyoming
ARCHITECT: A&E Architects
DEVELOPER: Xanterra Parks & Resorts

The iconic Yellowstone Lake Hotel is a national landmark standing at the edge of Yellowstone Lake, and is a destination point for millions of tourists each year in Yellowstone National Park. DCI worked on this \$25 million project to upgrade the entire building—originally built in 1891—for current code requirements, while restoring and preserving every architectural element of the original design. As is the constant challenge to engineers in renovation projects of this stature and magnitude, all new framing and structural upgrades have to be entirely hidden to preserve the historic fabric of the building. Structural analysis, design, and construction documents were prepared to upgrade the building for snow, occupancy, and seismic code requirements.

UXU Ranch Bridge

Cody, Wyoming
130-ft span | 20-ft height
OWNER: UXU Ranch

The UXU Ranch Bridge—a single-span, historic truss bridge extending across the North Fork of the Shoshone River—is located on a privately-owned property near Cody, Wyoming. Initial observations/discussions indicate the existing bridge was constructed by a private entity at an unknown date and has supported both passenger vehicles and construction equipment. Its construction was completed without an engineered design adhering to any current nationally recognized bridge design specification. The bridge functions primarily to support light passenger vehicles, but was also designed to occasionally support large commercial vehicles and life-safety vehicles, such as concrete trucks, fire trucks, or an ambulance. DCI performed an initial field observation of the existing structure and tested materials through MT Tech's CAMP lab to obtain existing geometric and condition information on the primary and secondary structural members in support of a broader load rating effort.

Reserve Street Pedestrian Bridge

Missoula, Montana
455-ft span | 700-ft height
ARCHITECT: TrueNorth Steel
DEVELOPER: Missoula Redevelopment Agency

The Reserve Street Pedestrian Bridge allows safe passage across the busy South Reserve Street and links the Bitterroot Branch Trail with the Missoula-to-Lolo Trail. The modular, steel main span arch superstructure is 455-feet long and is considered a “smart bridge” because it activates heating technology built into the deck panels when it senses snow and icy conditions during the winter season. The main arch span is 195-feet with two 65 -feet approach spans on each side.

DCI defined the bridge's modular design and determined the material erection sequencing, which were key to the project's success and meeting the scheduled completion date. The six-stage erection sequence accounted for stability, deck installation, tube steel arch member installation, strut connections to attain appropriate arch rigidity, vertical bracing, diagonal member installation, and roof section installation.

References



Amy Brennan McCarthy

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Conflicts of Interest

The Kubala Washatko Architects (TKWA) anticipates no conflicts of interests that may preclude or impact our ability to successfully complete the scope requirements outlined within this Teton County Request For Qualifications related to the Swinging Bridge Historical Repurpose Feasibility Study.



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Thank you.



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