

AUGUST 27, 2019



BUILDING ENVELOPE
ROOFING
FORENSIC
INVESTIGATION
INDOOR AIR QUALITY

Elizabeth Anderson, CPSM
Purchasing Manager
City of University Park
4420 Worcola Street
Dallas, TX 75206

RE: BUILDING ENVELOPE CONSULTING SERVICES

Dear Ms. Anderson:

On behalf of the Building Envelope Asset Management (BEAM) Professionals, I am pleased to submit our firm's qualifications to the City of University Park. We have prepared our qualifications, including our most skilled team members, based on the scope of services requested for the 4419 Worcola St Maintenance Storage Roof and Wall Replacement Project. Our experience has taught us that successful partnerships are the result of highly-motivated teams who understand their roles in supporting municipal leadership to enhance their environments and improve financial and operational performance of their facilities.

BEAM Professionals, a PBK Company, holds specialized expertise in roofing, waterproofing and building envelope consulting, as well as forensic investigations. BEAM is built on more than 20 years of dedication to providing a high level of service to a diverse range of institutions, and we have a strong reputation for service excellence and delivery of viable solutions that are financially responsive. Our proposed project team has partnered together on numerous commissions and has successfully worked together on many relevant programs in the Dallas/Fort Worth Metroplex.

Our team is highly committed to this pursuit and views this as a great opportunity to build a lasting relationship with the City of University Park. Again, we thank you for this opportunity. Please do not hesitate to contact us if you have any questions or require additional information from BEAM.

Respectfully,

A handwritten signature in blue ink, appearing to read "Harold Stephens".

Harold Stephens

President, BEAM Professionals
Principal-in-Charge
Harold.Stephens@beamprof.com





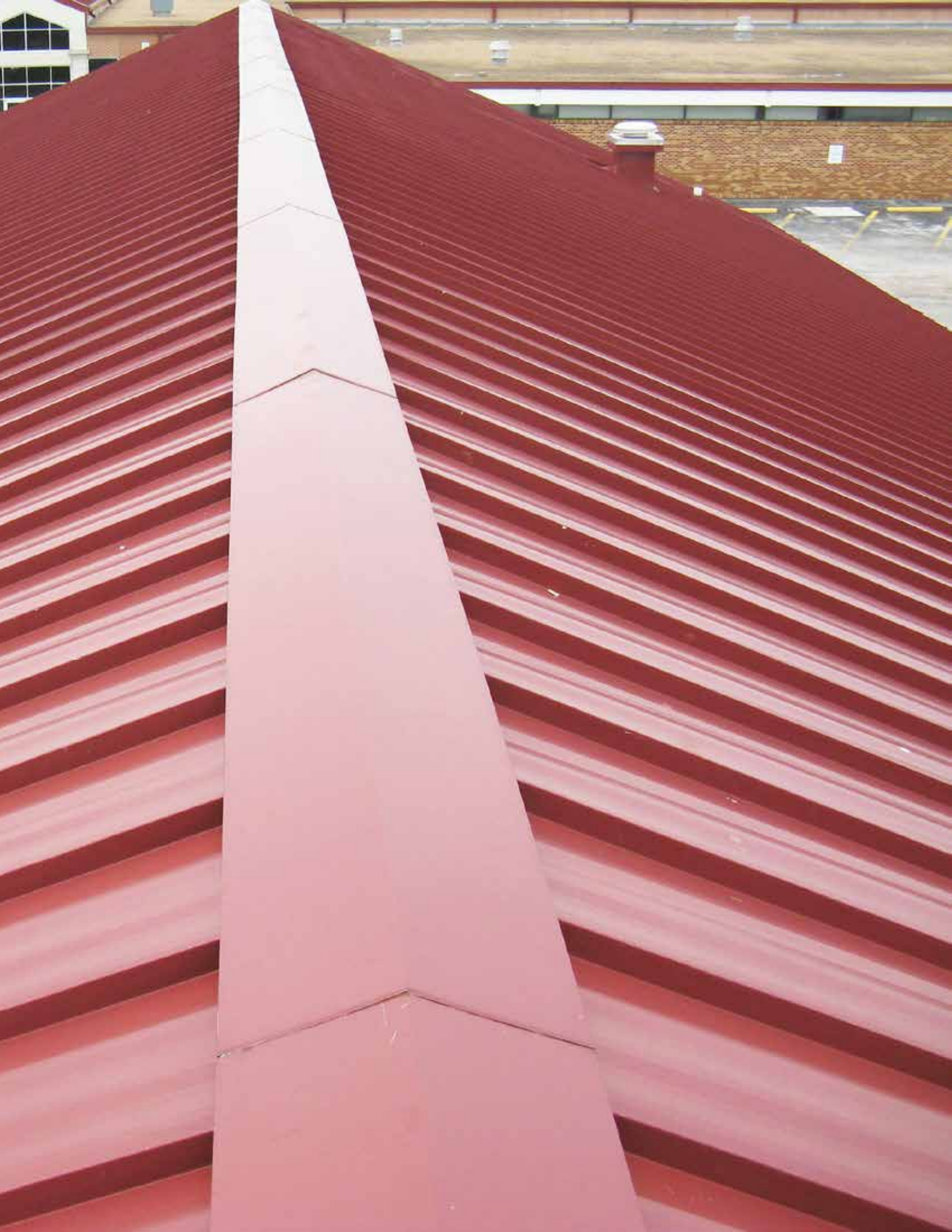
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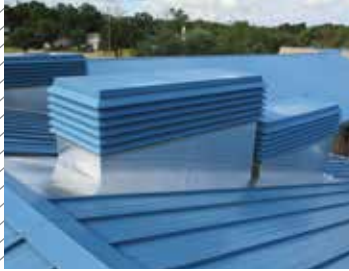
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FIRM INFORMATION



FIRM INFORMATION

BEAM Professionals has more than two decades of experience dedicated to roofing, waterproofing and building envelope consulting, and forensic investigations. BEAM Professionals are building envelope design specialists; in dealing with public sector work funded by tax dollars, we understand the critical balance between low-cost and high-performance designs.

We ensure proper design, construction, and coordination between building envelope components. Our services assist in preventing water and air from penetrating the building envelope, as well as mitigating moisture condensation within. This ensures that each system is addressed with respect to material durability, system maintenance, thermal performance, moisture/air protection, and code compliance.

CORPORATION

Leadership

Dan Boggio \ \ Chairman

Harold Stephens \ \ President

Todd Spore \ \ Partner

Peter Saker \ \ Vice President - Texas, Director

Shawn LeCrone \ \ Vice President - California, Director

Todd Scrimpsheer \ \ Director

Kate Prostrullo \ \ Secretary

Betty Chapman \ \ Treasurer

TOTAL NUMBER OF EMPLOYEES

20

FIRM NAME\ADDRESS\PHONE

BEAM Professionals

14001 Dallas Parkway, Suite 400

Dallas, Texas 75240

P: 972-233-1323

F: 972-233-1373

beamprof.com

PRIMARY CONTACT

Harold Stephens

President

P: 817-332-4333

M: 713-805-2652

E: Harold.Stephens@beamprof.com

FORM OF BUSINESS ORGANIZATION
Corporation

YEAR FOUNDED\YEARS IN
BUSINESS
Date Incorporated: 1999
20 Years

FORMER NAMES\DATES OF
INCORPORATION
1999-2017: PBK Building Envelope
2017-Present: BEAM Professionals

LICENSING
Texas #BR1608

COMPANY ORGANIZATION CHART



“We confidently recommend BEAM Professionals as a solid and reliable roofing consultant. We appreciate the opportunity to have worked with BEAM staff and are looking forward to other opportunities.”

– Kenneth Scott Porter, Project Manager, Richardson ISD



ASSIGNED TEAM AND SERVICES



BEAM

BEAM Professionals (A PBK Company) has more than 30 years of experience in the design and maintenance of exterior building envelope components for K-12, higher education, municipalities, corporate + commercial, and sports clientele. We ensure proper design, construction, and coordination between various building envelope components. Our services assist in preventing water and air from penetrating the building envelope, as well as moisture condensation within. This ensures that each system is addressed in respect to material durability, system maintenance, thermal performance, moisture/air protection and code compliance.

EXPERTISE

Once the initial site investigation is completed, BEAM Professionals will then work on establishing a scope of work, whether it be a roof replacement or maintenance, BEAM has it covered. Through the process, we prepare construction documents, create pre-proposals and attend proposal conferences, review submittals, provide construction quality assurance, and perform final inspection and project closeout.

Our team is backed up by an A/E firm with more than 485 individuals. PBK Architects, LEAF Engineers (MEP), DIG Engineers (Civil), PBK Sports, and numerous other outside consultants support our clients with expertise to cover their needs.

METHODOLOGY

BEAM Professionals bring a powerful combination of design expertise, a thorough understanding of building procedures and an intimate knowledge of how to successfully execute building envelope projects. We constantly leverage our unique team approach and signature consulting process to guide the optimal results that express our clients' mission and values. Whatever the scope, one single point of contact manages all of our planning and design resources for each client we serve.

Since the work we do includes a large portfolio of roof replacement and building envelope repairs, we have a systematic database that helps us determine the value of the work we design. Our process includes:

- Use of our database to determine costs of the various elements of the project, including the cost of phasing the project.
- Input from local contractors and material suppliers as a "check and balance" review.
- Identification of all project costs, both hard and soft, and development of a comprehensive project estimate.
- Management of costs throughout the project, avoiding surprises and unwanted changes late in the project.
- Use of Life-Cycle Costing or Total Cost Modeling when appropriate.





HAROLD STEPHENS IIBEC
PRESIDENT, BEAM PROFESSIONALS



As President of Building Envelope Assessment Management Professionals, Harold oversees those services in the North Texas region. Harold joined the firm in 2001 and has nearly 20 years of experience assessing building types for K-12, higher education, healthcare, and corporate clients. Harold has extensive knowledge in all types of building envelope systems. His unique insight has proven valuable for the long-term durability and maintenance of our clients' facilities across Texas. His expertise provides a level of quality control\quality assurance for PBK projects, whether they be new construction or building retrofits. His expertise is very important when planning multi-phase construction projects.

EXPERIENCE

Facility Assessments

Brazosport ISD
Clear Creek ISD
Little Elm ISD
Rockwall ISD
Nacogdoches ISD
Barbers Hill ISD
Katy ISD
Humble ISD
Silsbee ISD
Santa Fe ISD
Conroe ISD
Cypress-Fairbanks ISD
Richardson ISD
Lewisville ISD
Lamar Consolidated ISD
Duncanville Public School
Huffman ISD
United ISD
Tomball ISD
Royal ISD
Pharr-San Juan Alamo ISD
Pearland ISD

Birdville ISD

District-Wide Facility Assessment & Bond Planning
North Richland Middle School
Rebuild

Plano ISD

Brinker Elementary School
Additions and Renovations
Hedgcoxe Elementary School
Renovation
Rasor Elementary School
Renovation

DeSoto ISD

DeSoto High School Interior and Site Renovations
Cockrell Hill Elementary School
Roof Renovations
East Junior High School Kitchen

Fort Worth ISD

Kirkpatrick Elementary Additions and Renovations
Sam Rosen Elementary Additions and Renovations
William James Middle School
Additions and Renovations

Lewisville ISD

Huffines Middle School
Briarhill Middle School Partial Roof Repair
McKamy Middle School
Marcus 9th Grade Campus Re-roof

EDUCATION

Tarleton State University
Bachelor of Science
Electrical Engineering

AFFILIATIONS

Member, Institute of Roofing, Waterproofing, & Building Envelope Professionals (RCI)
National Roofing Contractors Association (NRCA)
Annual Lecturer for TASA, TASBO, CEFPI and A4LE

Richardson ISD

Mark Twain Elementary School
Re-roof
Richardson Heights Elementary School
Partial Roof Replacement
Westwood Junior High School
Partial Roof Replacement
District Newcomer Center Partial Roof Replacement

Clear Creek ISD

Ward Elementary School



TODD SPORE

PARTNER



Todd joined PBK as President of the Facility Consulting Division in 1999. As a Partner of the firm, he has extensive experience in facilities assessment processes, long-range master planning, bond planning, project management, and has personally been involved with more than 15 long-range plans. Todd has been in charge of leading professional teams of architects and engineers in the specifying, detailing and coordination of modernization projects collectively exceeding more than 20 million-square feet across the U.S.

EDUCATION

Texas A&M University
Bachelor of Environmental Design
Roofing Industry Educational Institute
Roofing Consultants Institute

AFFILIATIONS

Annual lecturer for RCI, EPA, TASA, TASBO and CEFPI
Former Director, RCI Region III
Member, Institute of Roofing, Waterproofing, & Building Envelope Professionals (RCI)
Member, RCI Gulf Coast Chapter
Member, National Roofing Contractors Association

EXPERIENCE

District-Wide Facility Assessments

Barbers Hill ISD
Birdville ISD
Brazosport ISD
Bryan ISD
Clear Creek ISD
Conroe ISD
Cypress-Fairbanks ISD
Dayton ISD
Huffman ISD
Humble ISD
Katy ISD
Lamar Consolidated ISD
Lancaster ISD
Lewisville ISD
Little Elm ISD
Nacogdoches ISD
Pearland ISD
Pine Tree ISD
Pharr-San Juan Alamo ISD
Richardson ISD
Rockwall ISD
Royal ISD
Santa Fe ISD
Silsbee ISD
Tomball ISD
United ISD

Angleton ISD

Early Children Center Additions and Renovations
Roof Survey
Summer 2004 Re-Roof Waterproof Package
Marshall Education Center
Wildcat Stadium
Westside Elementary School Roof Package
Angleton High School Additions and Renovations
New Angleton High School
2008 Roofing Package
2009 Summer Re-Roofing Package
Administration Building Re-Brick
Miscellaneous Projects Summer 2009
Art and Science Room Additions

Anderson-Shiro CISD

Anderson High School Roof Replacement

Athens ISD

Administration Building Re-Roof 2012

Barbers Hill ISD

Barbers Hill High School
Home Side Football Bleacher Survey
2010 Facilities Assessment
Barbers Hill High School Additions Phase I and II
Barbers Hill Intermediate School and Barbers Hill Elementary School Parking
Intermediate School Football Field New Pressbox and Concession
Barbers Hill Middle School Science Lab Additions
Warehouse Expansion
2014 Multi-Campus Renovations

Brazosport ISD

Clute Intermediate School
Lake Jackson Intermediate School
Velasco Elementary School
Renovation to Alternative Education Center
Brazosport High School Renovation
Robert Elementary School Classroom Addition
Ney Elementary School Classroom and Cafeteria Addition
Rasco Middle School Gym, Fine Arts and Classroom Additions and Renovations
Roofing Package Project #2
Summer 2004 Re-Roof/Repair Package
Master Planning

Brazos ISD

Orchard Elementary School
Wallis Middle School

Bryan ISD

Bryan High School
Re-roof Branch Elementary School
Re-roof Houston Elementary School
2013 Facilities Assessment

Alief ISD

Budewig Intermediate School
Smith Elementary School Partial Brick Replacement
Cumming Spark Park at Cummings Elementary School CAD Drawings



PETER SAKER IIBEC
VICE PRESIDENT



EDUCATION

Texas A&M University
Bachelor of Environmental Design

AFFILIATIONS

Member, Institute of Roofing,
Waterproofing & Building Envelope
Professionals (RCI)
Member, RCI Gulf Coast Chapter

As Vice President of BEAM Professionals in the state of Texas, Peter specializes in assessing all exterior components of existing facilities, including the roof and exterior siding. The exterior wall systems and the envelope is the primary line of defense against the elements and preserves the integrity of all internal building systems and efficiencies. Peter has experience assessing all building types including K-12, higher education, healthcare, government, religious, private, and corporate clients. He not only assess existing facilities, but also provides quality control/quality assurance from design through the warranty phase for new construction and building retrofits.

EXPERIENCE

Alief ISD

District-wide Re-roof Project
Smith Elementary School Partial Brick
Replacement

Alvin ISD

Career and Technology Education Center
Phase 2

Barbers Hill ISD

Barbers Hill Middle School North and
South Additions and Renovations
New Early Childhood Center
Technology Building Renovation
2016 summer Campus Improvements

Bryan ISD

Rudder High School Career and
Technology Education Center
Technology Service Center Renovation
Johnson Elementary School Classroom
Additions and Renovations
Sam Rayburn Middle School Additions
and Renovations

Clear Creek ISD

Clear Lake High School Rebuild
Brookside, League City and Space
Center Intermediate Schools Additions
and Renovations

Cypress-Fairbanks ISD

Matzke Elementary School Replacement
Watkins Middle School
New Middle School (No.19)

Conroe ISD

Irons Junior High School Classroom
Additions

Dickinson ISD

Kranz Junior High School

Galena Park ISD

Galena Park Elementary School
Replacement

Goose Creek CISD

Renovations at Various Campuses

Houston ISD

Bellaire High School Re-build
Codwell Elementary School
Mandarin Immersion Magnet School

Katy ISD

Katy High School No. 9
Katy Junior High School No. 16
Tays Junior High School
Creech Elementary School Restoration

Klein ISD

Facility Renovation Projects 2015-2016

Spring Branch ISD

Northbrook Middle School Additions and
Renovations

Lamar CISD

Lindsey Elementary School
James Roberts Middle School
Practice Pools at Foster, Fulshear, and
George Ranch High Schools

Magnolia ISD

Bear Branch Junior High School
Renovation

Pearland ISD

Lawhon Elementary School Additions
and Renovations



CASEY GAITHER

SENIOR PROJECT MANAGER



Casey joined the firm in 2017, having gained more than 12 years of experience in the building envelope industry. He is adept at producing construction documents and providing construction administration of projects in both architectural and building envelope capacities, and with water infiltration investigation and remediation.

EDUCATION

University of Oklahoma

Master of Science, Architecture

Bachelor of Science, Architecture

EXPERIENCE

Tyler ISD

Three Lakes Middle School
Austin Elementary School

Dallas ISD

Ann Richards Middle School
Balch Springs Middle School
Conversion
North Dallas High School
Waterproofing
Hood Middle School Conversion

Birdville ISD

North Ridge Middle School Restroom
Construction
North Richland Middle School Re-build

Richardson ISD

JJ Pearce High School Renovation
Lake Highlands High School Additions
and Renovations
Berkner High School Additions and
Renovations
Richardson High School Additions and
Renovations

Plano ISD

Marcus 9th Grade Campus
Flower Mound 9th Grade Campus
Huffines Middle School
McKamy Middle School
Briarhill Middle School

Wylie ISD

Wylie High School Additions and
Renovations
McMillan Junior High School
Harrison Intermediate School
Burnett Junior High School
David Intermediate School
Wylie East High School Additions and
Renovations

Lewisville ISD

Marcus 9th Grade Campus
Flower Mound 9th Grade Campus
Huffines Middle School
McKamy Middle School
Briarhill Middle School
Replacement Secondary School



JAMES ROBERTS
PROJECT MANAGER



James has extensive experience in the design and construction of a variety of institutional, private and public facilities. As the Project Manager, James specializes in guiding BEAM's clients through each project phase from the initial site investigation through the warranty phase to ensure the best possible experience and outcome for our clients. With over two years of project management in the industry, James has experience assessing and designing envelope and roofing systems for building types such as K-12, higher education, healthcare, government, religious, private, and corporate clients.

EDUCATION

Southwestern Baptist Theological Seminary
Masters Education & Missions

EXPERIENCE

District-Wide Facility Assessments

Fort Bend ISD
Fort Worth ISD

Bryan ISD

Navarro Elementary School Reroof
Jane Long Intermediate School Reroof
Sam Rayburn Intermediate School Reroof

Clear Creek ISD

Bauerschlag Elementary School Reroof
Brookwood Elementary School Reroof
Falcon Pass Elementary School Reroof
Westbrook Intermediate School Reroof

Cypress-Fairbanks ISD

2018 Long Range Facilities Master Plan & Facility Assessment

Katy ISD

Katy Junior High School Barrel Roof Replacement
Cinco Ranch High School Roof Replacement
Creech Elementary School Reroof
Hutsell Elementary School Reroof
Maintenance & Operations Building Reroof

Lamar CISD

Juan Seguin Early Childhood Center Roof Replacement
Stephen F Austin Elementary School Roof Replacement

Conroe ISD

2018 Life-Cycle Replacement Package

Port Arthur ISD

Woodrow Wilson Early College High School Building Envelope Repairs
Santa Fe ISD
E.Y Cowen Education Center Reroof
Santa Fe Junior High School Reroof

Dayton ISD

Woodrow Wilson Addition

Galveston ISD

2018 Roof Repair at the Elementary, Middle and High School (Package 1)

Lone Star College Systems

North Harris Campus - Winship Building Envelope Repairs
North Harris Campus - Winship Building Roof Replacement
Winship Building Quality Assurance/Control
Red Oak Campus Building Envelope Repairs

Chapelwood United Methodist Church

Partial Reroof - Phase II

University of Houston

Science-Research Building 1 Exterior Renovation
University of Houston - Clear Lake Arbor Building Roof Replacement

St. Cecilia Catholic Church

Roof Leak Assessment and Recommendation for Repairs

ROOFING AND BUILDING ENVELOPE SERVICES

Building Envelope Asset Management (BEAM) Professionals have specialized expertise in roofing, waterproofing, exterior building envelope, and forensic investigation. BEAM has more than 20 years dedicated to providing a high-level of service to a diverse range of educational institutions, and they have a strong reputation for service excellence and delivering viable solutions that are financially responsive.



Roofing Services

- Establish a scope of work- roof replacement or maintenance
- Preparation of construction documents
- Pre-proposal and proposal conference
- Review of submittals
- Construction quality assurance
- Final inspection & project closeout

- Storm damage assessment
- Roof management program
- Forensic Investigations
- Destructive core sampling
- Moisture analysis
- Thermal "infrared" analysis
- Wind up-lift resistance analysis
- Drainage evaluations
- Wall cavity investigations
- Digital roof system uplift assessment

Building Envelope Consulting Services

- Roof inspection
- Exterior wall / window inspection

Indoor Air Quality

- Interior & exterior surveys
- Preparations of remediation & build back documents



BEAM Professionals is a PBK Company.



ARCHITECTURE

Since 1981, PBK has provided public school districts with a full line of integrated services related to architecture, engineering, interior design, planning, technology and facilities consulting for educational facilities. The firm consists of a network of fifteen offices across California and Texas. Each regional office provides dedicated planning and design services for all building types for educational institutions. PBK's unique business culture prioritizes client attention, responsiveness and Next Generation design solutions. The diverse talent of our teammates, combined with the firm's highly collaborative design process, enables PBK to provide qualified programmers, planners, architects, engineers, and designers, regardless of building type or geographic location.



MEP ENGINEERING

Leading Energy-efficient Automated Facilities (LEAF) Engineers provides comprehensive mechanical, electrical and plumbing/fire protection engineering design services to a wide range of clients in diverse industries. From K-12 to higher education and commercial facilities, our engineers focus on optimized system performance, reliability, flexibility and ease of maintenance. Our integrated approach goes beyond the traditional MEP approach by holistically integrating the architectural and building systems design.



CIVIL ENGINEERING

Drainage Infrastructure and Grading (DIG) Engineers comprises a team of seasoned civil design professionals with expert knowledge of utility and infrastructure design. The company's in-house network of engineers has grown organically over the last 20 + years to provide a sustained level of superior service, thought leadership, and local knowledge. DIG delivers site development and land services that create context-inspired places providing long-term growth and sustainability.



SAFETY & SECURITY

As national leaders in creating safety for the built environment, PBK is an advocate for cutting-edge safety and security design in educational spaces. PBK is working to establish a national leadership position in pioneering environmental design applications that maximize safety and security for school facility occupants. Our aim is to empower stakeholders with a guide to best practices in keeping students and teachers safe.



SPORTS ARCHITECTURE & ENGINEERING

PBK Sports (a PBK Company) is a Houston-based group of architects and engineers that specialize in programming, planning, design, and construction administration services specifically for multi-purpose sports venues and event facilities. Our sports team serves educational institutions, municipalities, private corporations, and developers throughout Texas. In the last five years, PBK Sports has completed more than 200 major sports projects for public school districts in Texas.



PROJECT/CLIENT REFERENCES



2018 PARTIAL ROOF REPLACEMENTS

RICHARDSON INDEPENDENT
SCHOOL DISTRICT

PROJECT TYPE
Re-roof

SCHOOL TYPE
Various Schools and Administration
Buildings

COMPLETION
February 2018

CONTACT PERSON
Scott Porter
Project Manager
400 S. Greenville Avenue
Richardson, TX 75081
P: 469-593-0046
E: scott.porter@risd.org



SERVICES PROVIDED

BEAM Professionals designed a roof replacement at the areas identified and compiled the required construction documents. The scope of work consisted of removal of the existing gravel from the roof and the installation of a new tapered EPS insulation and light weight insulating concrete. From there, the new modified bitumen "Cool Roof" system with associated sheet metal flashing and trim was installed. During the construction phase, BEAM conducted weekly site observations. At project close out they performed the final punch list and obtained all necessary warranties to complete the close out phase.

FINDLAY CORPORATE CAMPUS

CONFIDENTIAL GLOBAL ENERGY COMPANY \ \ FINDLAY, OHIO



CONSTRUCTION VALUE
\$23,200,000

This new corporate campus is part of a master plan and expansion of a confidential global energy campus in Findlay, Ohio. The existing campus is comprised of the Donnell Building, the Energy Company* Building and the Marketing Building. In addition to the Service Building, the campus Expansion includes two (2) parking garages and a future hotel. BEAM examined the current condition of the building and provided construction documentation for the facility.



GARYVILLE IMPROVEMENT & RENOVATION

CONFIDENTIAL GLOBAL ENERGY COMPANY \\\ GARYVILLE, LOUISIANA



CONSTRUCTION VALUE
\$17,000,000

This two-story administration building consists of approximately 65,000 square feet, housing 165 employees, and an expansion space for additional employees. The building is organized with department offices around the perimeter and core elements in the center. The core elements on the 2nd floor include an Emergency Operations Center, which was designed to provide shelter for Emergency operations personnel during an emergency event. The 1st floor contains three multi-purpose rooms that can be sub-divided or joined as one complete space. Site improvements include parking for 220 vehicles, a secured loading dock, future expansion areas, and circulation walks for pedestrian traffic. BEAM Professionals were hired as the building envelope consultant and designed the roof and building envelope details provided in the final construction.



2016 STORM DAMAGE ROOF REPLACEMENT

WYLIE INDEPENDENT SCHOOL DISTRICT



BEAM was the prime firm in the 2016 Storm Damage Roof Replacement Packages at Wylie ISD. These packages were separated into 5 different re-roof packages for 18 different campuses, spanning over 1.4 million square feet of roof. The scope of work for this project consisted of tearing off existing roof systems down to existing deck and installing new, two plies of modified bitumen “cool roof” membrane, roof system, and associated roof components. For existing standing seam metal roofs, those systems were removed and replaced with a new metal roof. Throughout this entire project, BEAM was the lead firm in the design, bidding, construction, and warranty phases.

TOM GOOCH ELEMENTARY SCHOOL ROOF REPLACEMENT

DALLAS INDEPENDENT SCHOOL DISTRICT



BEAM Professionals completed the design and construction documents for the roof replacement at Tom Gooch Elementary School. BEAM assisted Dallas ISD with requesting a Job Order Contracting proposal from contractors holding a master agreement with the District. The scope of work consisted of tearing off the existing roof to the deck, and replacing with a two ply modified bitumen roof system and corresponding roofing components. BEAM followed up on-site during construction and prepared observation reports. Once warranties and close outs were received, BEAM reviewed and sent all warranties to the District.

BIG SPRINGS ELEMENTARY SCHOOL PARTIAL ROOF REPLACEMENT

RICHARDSON INDEPENDENT SCHOOL DISTRICT



BEAM assisted Richardson ISD throughout the project and completed design and construction documents for Big Springs Elementary School. The project consisted of removing the existing gravel, preparing the roof and pouring light weight insulating concrete. Once the original roof was removed, a base sheet was installed over the light weight insulating concrete followed by a two ply modified bitumen "Cool Roof" system and associated roofing components. BEAM followed up thoroughly with the roofing contractor during the construction by conducting site visits and, upon completion, BEAM assisted with obtaining all warranties and close out documents needed.

NORTH RICHLAND MIDDLE SCHOOL RE-BUILD

BIRDVILLE INDEPENDENT SCHOOL DISTRICT



North Richland Middle School was re-built to replace the existing 54-year old campus. The 2-story facility is designed to support 1,000 students in three, grade-level learning communities. All classrooms showcase abundant natural lighting and is readily open to collaboration spaces. The BEAM Professionals team designed the roof and provided construction documentation. After the project was awarded, BEAM assisted the architect with site visits during the construction phase.



INSURANCE AND LIABILITY



INSURANCE

General Liability

\$1,000,000

Each Occurrence Limit

\$1,000,000

Personal and Advertising Injury

\$1,000,000

Professional Liability

(Errors & Omissions)

\$5,000,000

Auto Liability

\$1,000,000

Worker's Compensation

\$1,000,000

Current Coverage

\$5,000,000

Deductible Amount

\$100,000

We can increase our coverage amounts to any required limit (as needed).

ACORD		CERTIFICATE OF LIABILITY INSURANCE		DATE (MM/DD/YYYY) 4/24/2019															
<p>THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.</p> <p>IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).</p>																			
<p>PRODUCER: Arthur J. Gallagher Risk Management Services, Inc. 8511 South Sam Houston Pkwy East Houston TX 77075</p>			<p>CONTACT: NAME: PHONE (A/C, No, Ext): 713-209-2800 FAX (A/C, No): 713-209-2899 E-MAIL: ADDRESS:</p>																
<p>INSURED PSK Architects, Inc., 11 Greenway Plaza, Suite 2210 Houston TX 77046-1104</p>			<p>INSURER(S) AFFORDING COVERAGE</p> <table border="1"> <thead> <tr> <th>INSURER</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A: Continental Casualty Company</td> <td>20443</td> </tr> <tr> <td>INSURER B: National Fire Insurance Co of Hartford</td> <td>20478</td> </tr> <tr> <td>INSURER C: Continental Insurance Company</td> <td>35289</td> </tr> <tr> <td>INSURER D: Valley Forge Insurance Company</td> <td>20508</td> </tr> <tr> <td>INSURER E: Travelers Property Casualty Co of America</td> <td>25674</td> </tr> <tr> <td>INSURER F: Travelers Indemnity Company</td> <td>25658</td> </tr> </tbody> </table>			INSURER	NAIC #	INSURER A: Continental Casualty Company	20443	INSURER B: National Fire Insurance Co of Hartford	20478	INSURER C: Continental Insurance Company	35289	INSURER D: Valley Forge Insurance Company	20508	INSURER E: Travelers Property Casualty Co of America	25674	INSURER F: Travelers Indemnity Company	25658
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<p>COVERAGES CERTIFICATE NUMBER: 1431592823 REVISION NUMBER:</p> <p>THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.</p>																			
INSTR	TYPE OF INSURANCE	ADDITIONAL SUBROGATION	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS													
B	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input checked="" type="checkbox"/> LOC <input type="checkbox"/> OTHER:		6076166335	4/25/2019	4/25/2020	EACH OCCURRENCE \$1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000 MED EXP (Any one person) \$10,000 PERSONAL & ADV INJURY \$1,000,000 GENERAL AGGREGATE \$2,000,000 PRODUCTS - COMP/OP AGG \$													
D	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY		2095412820	4/25/2019	4/25/2020	COMBINED SINGLE LIMIT (Ea accident) \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$													
C	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED. <input checked="" type="checkbox"/> RETENTION \$ 10,000		1098695563	4/25/2019	4/25/2020	EACH OCCURRENCE \$5,000,000 AGGREGATE \$5,000,000 \$													
F	<input checked="" type="checkbox"/> WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input checked="" type="checkbox"/> N <input type="checkbox"/> A	UB3N787242 UB3N787242	4/25/2019 4/25/2019	4/25/2020 4/25/2020	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000 Each Claim Aggregate \$5,000,000 Deductible Ea Claim \$10,000,000 \$1,000,000													
A	Professional Liability Claims Made Form		AEH591912035	8/1/2018	8/1/2019														
<p>DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required) Additional Named Insured : BEAM PROFESSIONALS</p>																			
See Attached...																			
CERTIFICATE HOLDER				CANCELLATION															
Sample				SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.															
				AUTHORIZED REPRESENTATIVE 															
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