STATEMENT OF QUALIFICATIONS

STRUCTURAL ENGINEERING

GEORGE F YOUNG

COMPANY OVERVIEW

INTEGRITY, QUALITY, AND SERVICE

Everything we do is about improving and evolving the communities we live in. We achieve this by helping our partners turn their vision into reality. We are a full-service engineering and surveying firm ready to address our client's challenges.

George F. Young, Inc. (GFY) brings new thinking and fresh ideas to every project. We stay well engaged in the ongoing development of new technologies, processes, and regulatory changes in the engineering and surveying industries through communication and training. If there is a way to do it better, we will find it!

Beginning in 1919, the idea was simple: "Provide the highest attention to solutions and stay passionately committed to integrity, quality, and service."

As one of the longest-established companies in Florida, we are dedicated to providing our clients with the best service. We do that by embracing a passionate culture of putting the customer at the center of everything we do.

The multiple projects completed over the decades have resulted in a solid reputation of outstanding technical knowledge based on our experience and the promise to approach each project with attention to detail.

FROM CONCEPT TO COMPLETION, we will provide the resources of our experienced staff of professionals, technicians, and specialists dedicated to delivering the service you need for your projects.

The GFY team of professionals is comprised of 12 Florida registered professional engineers (PEs), ten registered professional surveyors and mappers (PSMs), and an environmental scientist on staff to assist with healthcare projects. In addition, we have several junior engineers and technical personnel under our staff team members.

GFY has completed multiple continuing services contracts for municipalities throughout Florida along with being the primary consultant for many private sector projects. We currently hold contracts for continuing services with Manatee County, Sarasota County, Hillsborough County, Pinellas County, Polk County, City of Arcadia, City of Bradenton, City of St. Petersburg, City of Largo, City of Clearwater, City of Dunedin, City of Lakeland, and City of Tarpon Springs.

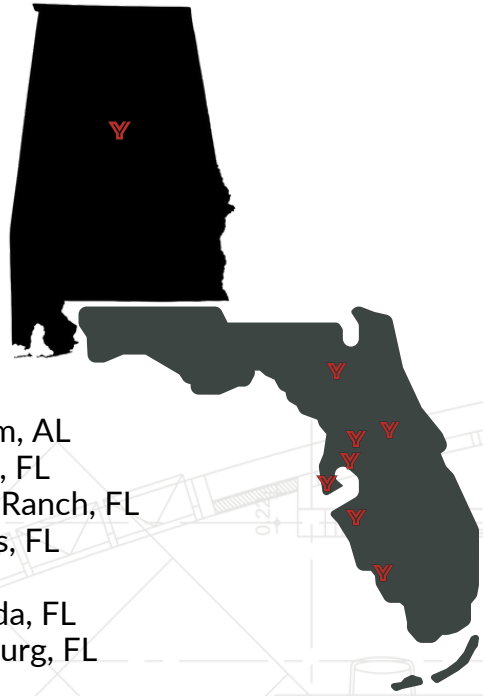
Our structural engineering team has over 35 years of experience assisting clients in multifamily, retail, K-12 education, temporary structures, hospitality, healthcare, and federal military bases. GFY offers the complete structural engineering solution in:

- Structural design and engineered plans
- Forensic investigations
- Renovation of existing structures
- Construction phase services

Our philosophy in managing these types of contracts is simple—be responsive and provide the highest level of quality while exceeding the client's expectations with integrity and passion.

COMPANY OVERVIEW

GFY OFFICE LOCATIONS



- Birmingham, AL
- Gainesville, FL
- Lakewood Ranch, FL
- Lake Wales, FL
- Lutz, FL
- Punta Gorda, FL
- St. Petersburg, FL
- Tampa, FL

SURVEY AND MAPPING

STRUCTURAL ENGINEERING

ENVIRONMENTAL SCIENCE AND PERMITTING

GEOGRAPHIC INFORMATION SYSTEMS

CIVIL ENGINEERING

TRANSPORTATION ENGINEERING

SUBSURFACE UTILITY ENGINEERING

HYDROGRAPHIC SURVEYING

Corporate Leadership

Bill Kent, CEO
bkent@georgefyoung.com

Brenda Anderson, CFO
banderson@georgefyoung.com

Jeremy Lunsford, PE
jlunsford@georgefyoung.com

1. Firm Name: George F. Young, Inc. (GFY)

2. Organizational type: George F. Young of Florida; civil + structural engineering and survey and mapping firm

3. Years in business: GFY was established in 1919 and has 105 years in continuous business.

4. Business Address: Corporate office | 299 Dr. Martin Luther King, Jr. St. North
St. Petersburg, FL 33701

5. Phone: 727.822.4317

6. Executive Team:

- William D. Kent, President
- Steven Heise, PLS, Sr. Vice President, Surveying and Utilities
- Brenda Anderson, Chief Financial Officer
- Jeremy Lunsford, PE, Vice President, Structural Engineering

7. Professional Registrations:

- Engineering Firm - Florida #21
- Surveyor License - Florida LB #021

8. Key Personal and Experience:

- Jeremy Lunsford, PE - 14 yrs. experience
- John D. Perdue, PE - 25 yrs. experience
- Elizabeth Key, PE - 13 yrs. experience

9. Professional Affiliations:

- Jeremy Lunsford, PE
  - American Society of Civil Engineers
  - American Institute of Steel Construction
  - Florida Structural Engineers Association
  - Urban Land Institute
- John D. Perdue, PE
  - Structural Engineers Association of Alabama
  - Association of Medical Facility Professionals
  - Precast & Prestressed Concrete Institute
  - American Concrete Institute
  - American Institute of Steel Construction
  - American Society of Civil Engineers
- Elizabeth Key, PE
  - Structural Engineers Association of Alabama
  - American Society of Civil Engineers
  - Structural Engineering Institute
  - California Office of Emergency Services Safety Assessment Program Evaluator

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10. References:

- Tim Clemmons
  - Principal
  - Place Architecture
  - 727.399.6980
  - 33 6th Street S, Suite 400, St Petersburg, Florida 33701
  - tim.c@placearc.com
- Greg Walden, NCARB, AIA, LEED AP
  - Vice President, South Studio
  - BDG Architects
  - 813.323.9233
  - 400 N Ashley Dr #600, Tampa, Florida 33602
  - greg.walden@bdgllp.com
- Stacy Witschen AIA / RA / NCARB
  - Principal
  - The Lunz Group
  - 863.682.1882
  - 58 Lake Morton Dr, Lakeland, Florida 33801
  - switschen@lunz.com
- Ramon Cruz, AIA, ACHA, PMP, LEED AP
  - Principal
  - Studio +
  - 813.407.0849
  - 1646 W Snow Ave, Tampa, Florida 33606
  - ramonc@wearestudioplus.com

11. Representative Projects:

Westshore City Center – Annex A and Annex B, Tampa, Florida: The project consists of (2) retail structures, Annex A and Annex B, on Westshore Boulevard in Tampa, Florida. Annex A is an approximately 4,000 SF single-story structure and is constructed of load-bearing exterior masonry walls with structural steel joist and beam roof framing. The building is founded upon the existing foundation system that was left in-place after demolishing the existing building within the new building footprint. Annex B is an approximately 10,000 SF, two-story structure and is constructed of load-bearing exterior masonry walls and structural steel beam second floor and roof framing. The building is founded on new shallow spread and continuous concrete foundations.The structural components of each building were analyzed using 3-D analysis software. BIM software was also used to model the structures which allowed for collaboration with architectural and MEP disciplines to perform clash detection prior to construction.

Mt. Moriah Hospital, Tampa, Florida: The project consisted of a new construction of a sanctuary building for Mt. Moriah. GFY performed the structural analysis and design of the foundations and concrete pedestals supporting the pre-engineered steel building, anchor bolts and base plates, interior steel mezzanine, exterior masonry walls, steel roof deck, and steel supports for the roof steeple.

Valvoline, Davenport, Florida: The projected is a new construction of Valvoline Instant Oil Change consisting of reinforced concrete retaining basement walls, and wood and masonry shear walls. GFY performed the structural analysis and designed the masonry, wood, and reinforced concrete walls, along with wood to masonry connectors and roof diaphragms.

2160 Central Avenue, St. Petersburg, Florida: The project consisted of a new 8,880 SF single-story retail building constructed with masonry walls along with structural steel joists, and steel beams and columns for the framing system. GFY performed the structural analysis and design of the building for all the new structural elements including the foundations, the metal roof deck, steel joists, masonry walls, lintels, and base plates.

Suncoast Storage, St. Petersburg, Florida: The project consisted of designing seven (7) single-story storage buildings of 4,000SF – 26,000SF, where each building required precast lintels due to the large number of openings in the exterior masonry walls and involved a truss system for the roof.

HCA Ocala Bulk Oxygen Tank Replacement, Ocala, Florida: The project consisted of upgrading the existing O2 farm with new tanks and the foundation and steel wall to support the new equipment. As a project designer, GFY performed the structural design of the steel walls enclosing the new equipment and accommodating the new piping/ductwork.

Ziggi's Coffee, Tampa, Florida: The project consists of a new single-story 1,927 SF masonry and steel roof frame cafe building with a drive-through. The construction consisted of structural steel columns, along with a steel deck floor system supported by steel joists and cantilevered beams for the framing that would be surrounded by masonry walls and a single non-structural wall. As a project engineer, GFY performed the structural analysis of the building and designed the structural components such as the concrete foundations, metal roof deck, masonry lintels, and column base plates.

TAMPA, FLORIDA

Berkley Preparatory School

The project involves constructing two new buildings, namely the Lower Division Classrooms and Chapel Building, for Berkeley Preparatory School situated in Tampa, Florida. The Lower Division Classroom building will be a two-story structure spanning about 30,000 square feet. The building's structural system will comprise exterior load-bearing masonry to support both gravity and lateral loading. The second floor will be elevated, and its structural system will consist of steel beam and concrete and steel deck framing. The roof will also be built using structural steel beam and steel deck framing. The building will be founded on two foundation systems, shallow foundations, and deep foundations. To counterbalance the effects of differential settlement between the two foundation systems, an expansion joint will be provided at a natural break in the building.

HOLLYWOOD, FLORIDA

Police Headquarters & Parking Garage

The project involves constructing a three-story police headquarters building, a new four-story parking garage, and a new service yard. The police headquarters is approximately 98,000 SF, and the structured parking has approximately 283 parking spaces and includes a new firearms training facility on the ground floor. The structural components of each building were analyzed using 3-D analysis software. BIM software was also used to model the structures, allowing collaboration with architectural and MEP disciplines to perform clash detection before construction. GFY reviewed the project at multiple stages to ensure all project and code requirements were met.

ST. PETERSBURG, FLORIDA

Florida Holocaust Museum Expansion

The expansion to the Holocaust Museum in downtown St. Petersburg, Florida, is intended to provide a new entry into the museum space. The expansion encompasses 2,000 SF and is a single-story building with a terrace level on the roof. The construction consists of structural steel columns with a concrete and composite steel deck floor system supported by structural steel beams for the terrace level. The building is supported by shallow-spread and continuous concrete foundations. A significant challenge faced by the design team was to fit the expansion between the existing building and the property line for the site

ST. PETERSBURG, FLORIDA

1735 Apartments

The project consists of the new construction of a six-story, approximately 37,000 SF apartment building at 1735 1st Avenue North in St Petersburg, Florida. The project will include a post-tensioned concrete podium at second floor with conventional wood framing above parking. The building will feature 50 one-bedroom apartment units ranging between 570 and 740 square feet. Despite all of the units being under 750 square feet, the building is proposing 24 parking spaces. The ground floor will also feature a two-story glass lobby. The second floor will consist of nine apartment units along with a fitness center, and indoor bike storage with space for 58 bicycles. Floors three through five will contain 12 units per floor while the sixth floor will have five units. Each unit also features a balcony.

LAKE CITY, FLORIDA

Clearsky Rehabilitation Hospital

New construction of a single-story, 40,000 square foot Rehabilitation Hospital in Lake City, FL The new hospital will provide specialized rehabilitative care to patients recovering from disabling injuries or illnesses such as strokes, brain injuries, hip fractures, spinal injuries, Parkinson's disease, multiple sclerosis, or other medically-complex conditions like COVID-19. It will be located on 7.5 acres south of West U.S. Highway 90 and treat more than 650 patients annually. It's expected to create 100 new jobs in the area.

TAMPA, FLORIDA

The Avery

The Avery project will consist of the new construction of a six (6)-story mixed use building on West Kennedy Boulevard in Tampa, Florida. Level one (1) will house office and residential units. Levels two (2) through six (6) will be residential with studio, one, and two-bedroom options. The approximate total square footage is 60,000 SF. GFY provided structural engineering for this cast-in-place concrete building with post-tensioned concrete slabs and beams.

OUR TEAM

At GFY, our internal focus is on our team, and our corporate goal is to create an environment that allows our project managers to be successful. We'd like for you to meet some of our key, experienced personnel below:

Jeremy Lunsford, PE

Vice President Structural Engineering
jlunsford@georgefyoung.com

PERSONAL PROFILE
Jeremy has 14 years of progressive structural design experience in the federal and commercial industries including multifamily, retail, K-12 education, temporary structures, and hospitality. In addition to the commercial projects, he has worked on numerous design projects at federal bases in Florida including MacDill AFB, Eglin AFB, and Homestead Air Reserve Base. Jeremy has excelled at structural engineering throughout his career – now leading him into management for GFY's structural team.

EDUCATION
- Bachelor of Civil Engineering/Structural – Auburn University

LICENSES/CERTIFICATIONS
Professional Engineer:
FL #84620
CA #90763
CT #35301
KY #37842
MI #6201311801
MN #60438

PROJECT EXPERIENCE
- Westshore City Center – Annex A and Annex B, Tampa, Florida
- Berkeley Preparatory – Lower Division and Chapel Building, Tampa, Florida
- Channelside Residential Tower, Tampa, Florida
- Residences at Crystal Cove and Marathon Key
- F35A Armament Research Facility, Eglin Air Force Base, Florida
- Holocaust Museum Expansion, St Petersburg, Florida
- MacDill AFB Fitness Pavilion, Tampa, Florida

John D. Perdue, PE

Vice President Structural Engineering
jperdue@georgefyoung.com

PERSONAL PROFILE
John has experience in the design of multi-story concrete, steel, wood, and masonry buildings, review of construction submittals and shop drawings, and on-site observations during construction. His design experience includes new construction, renovations, and additions to existing structures for institutional, healthcare, religious and industrial. The scope of his projects include educational facilities, parking decks, office buildings, hospitals and single- and multi-level retail centers.

EDUCATION
- Bachelor of Science, Mechanical Engineering - The University of Alabama
- Master of Science, Civil Engineering - The University of Alabama at Birmingham

LICENSES/CERTIFICATIONS
Professional Engineer:
FL #PE72848
AL #PE28764
AR #PE21580
KS #PE29876
MO #PE2023026595
NC #PE049672
NOH #PE84668
TN #PE127073
TX #PE127834
SC #PE39612
VA #PE0402062996

PROJECT EXPERIENCE
- Residences at Crystal Cove and Marathon Key, Marathon Key, Florida
- The University of Alabama Bryant Denny Stadium renovations and additions, Tuscaloosa, Alabama
- Vesta Apartments, Birmingham, Alabama
- Auburn High School, Auburn, Alabama
- Samford University Brock School of Business, Birmingham, Alabama
- Encompass Health, Ft. Myers, Florida
- Samford Greek Housing, Birmingham, Alabama

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Elizabeth Key, PE

Senior Structural Project Manager
ekey@georgefyoung.com

PERSONAL PROFILE
Elizabeth is an experienced Structural Engineer with over a decade of experience designing and managing the construction of diverse building projects. Her expertise includes healthcare, education, commercial, industrial, and residential structures, spanning new construction, renovations, and assessments. Proficient in finite element analysis software (Bentley, Tekla) and BIM, she emphasizes collaboration and constructability to deliver safe and economical designs. She also has experience in transmission line design and actively mentors emerging engineers

EDUCATION

- Masters of Science in Civil Engineering, Focus in Structural, University of Alabama
- Bachelors of Science in Civil Engineering, Minor in Structural, University of Alabama

LICENSES/CERTIFICATIONS
Professional Engineer:
AL #36318
IL #081008607

PROJECT EXPERIENCE

- Berkeley Preparatory Hellenic Quad, Tampa, FL
- The Station at 280 West Bay Dr, Largo, FL
- Various Fifth Third Bank branches throughout the Southeast
- Encompass Health Rehabilitation Facilities - Cape Coral, FL; Ft Myers, FL; Kissimmee, FL; Libertyville, IL
- University of Alabama Stran Hardin Arena Adapted Athletics Facility, Tuscaloosa, AL
- Creekside Elementary School, Auburn, AL
- Renovation of Gorgas Library, Tuscaloosa, AL

Structural engineering support staff:

Vic Rebernigg, EI
Project Engineer, Structural

Paola Torrente Uribe, EI
Project Engineer, Structural

Robert Bryant, EI
Structural Design Engineer

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