



About LeChase

LeChase Construction is a full-service construction management and general construction firm with extensive experience in a wide range of industries. Our corporate headquarters are based in Rochester, NY and we are also located in Albany, NY; Binghamton, NY; Corning, NY; Ithaca, NY; Syracuse, NY; Charlotte, NC; Durham, NC and Mansfield, PA. As a premier provider of construction services, we offer:

- Construction Management
- General Construction
- Design-Build
- Facilities Management
- Development

As a highly diversified construction management and general construction firm, we have experience managing projects in many industry segments including:

- Healthcare
- Education
- Industrial & Manufacturing
- Science & Technology
- Commercial

With proper planning, expertise and flexibility we can manage all aspects of any given project. We can also self-perform sitework, demolition, concrete, masonry and rough/finish carpentry. Furthermore, LeChase has the experience and ability to work with design professionals along with the necessary support staff to ensure a successful project. We remain active and engaged in our industry and belong to many associations and peer groups such as Falls Management Institute (FMI) and American Contractors Insurance Group (ACIG).

As a forward-moving company, LeChase aligns itself with customers who are looking for partnerships and long-term relationships. As evidence that we are "doing it right the first time," we have an impressive amount of repeat business alongside a growing client list.

Company History

The LeChase name has been synonymous with building construction since Raymond F. LeChase founded the company in 1944. As President and Chief Executive Officer of that construction company, Mr. LeChase provided remarkable construction and business expertise to sustain an impressive success and growth record.

In 1981, Raymond Wayne LeChase succeeded his father as President and Chief Executive Officer. This change in leadership renewed motivation company-wide, provided a fresh management style and attracted extremely qualified construction people. Capitalizing on this wealth of new talent, Wayne opened up management of the company to a team of partners in the mid-1990s, and in 2002, appointed William H. Goodrich as President and Chief Operation Officer. Bill's passion for excellence is keenly focused on maintaining the company's core philosophies of safety, integrity, honesty, quality workmanship and community service. In 2007 Wayne became Chairman of the company, and appointed Bill as President and Chief Executive Officer.

The continuous stability of LeChase Construction stems from the dedication, interest, loyalty and hard work of our entire organization. These characteristics define the **success culture** embraced by our executive team and all members of our company. This culture has and will continue to motivate and provide the necessary environment to recruit and maintain talented people who are the main assets behind our success.

Safety

As an award-winning company in the area of safety, LeChase has high safety standards and procedures in place for all of our employees and contractors at every worksite and location. We continually train and educate our employees in safe work practices and procedures. We employ a full-time vice president of environmental, safety and health and have a risk management team committed to ongoing reviews and updates to workplace health and safety. Our safety efforts have produced the following Experience Modification Rate of .73 for 2013.

Experienced Staff

We have a dedicated staff of construction professionals that includes executives, managers, estimators, superintendents, project engineers and supporting staff. We offer expertise and experience in the fields of value engineering, estimating, contracts, scheduling, cost controls, safety, BIM and LEED. The stability of our company comes from promoting our talent and allowing expertise to grow from within the organization. We provide an atmosphere of professionalism as well as respect for our employees.



Financial Strength

LeChase is financially strong with a bonding capacity of over \$800 million. LeChase's annual revenues exceed \$700 million in building construction.

Technical Expertise

LeChase prides itself on having state-of-the-art technology used for estimating, scheduling and managing projects from start to finish. Utilizing a broad base of technical expertise in the construction market, we are able to analyze the best cost/value strategies for any given project and deliver it to our clients.

Sustainable Building Solutions

LeChase is committed to assisting our clients by incorporating energy efficiencies and developing sustainable design and construction strategies for their new build and renovation projects.

As an active member of the United States Green Building Council and the New York Upstate Chapter of USGBC, LeChase is well versed in the LEED® (Leadership in Energy and Environmental Design) certification process. LeChase uses the LEED rating system as a framework for goal setting with clients, and we have the knowledge and ability to deliver and manage (including the charrette process) projects seeking LEED certification as well as projects that follow the process. LeChase has significant experience working on LEED projects, including those seeking Platinum Certification - the highest level of ranking. We currently have several LEED APs on staff and continuously have employees studying for their accreditation.

LeChase's commitment to the community on global, national, regional and local levels is a key element of our corporate ethics and philosophy. By integrating sustainable, or "green," building practices into our structures we create buildings that are cleaner and healthier for occupants and the environment, thus protecting the needs of future generations.



Professional Recognition

As a result of our high integrity and innovation, LeChase has been awarded numerous honors that recognize our leadership position and commitment to quality work. Below is a partial listing of awards:

AIA Buffalo/Western New York Design Excellence Awards — 2011 Honor Award
Inamori Kyocera Museum of Fine Ceramics

AIA Rochester New York Design Excellence Awards — 2013 Design Award
University of Rochester - Margaret Warner Graduate School of Education, Raymond F. LeChase Hall

Albany Business Review Top General Contractors — Consistently ranked in the Top 10

Associated Builders and Contractors, Inc. Safety Training and Evaluation Process (STEP) Gold Level Participant: 2013

The Associated General Contractors (AGC) of New York State Safety Excellence Award:
2005, 2006, 2007, 2012

Building Design + Construction 2011 Reconstruction Awards —
Bronze Award: B. Thomas Golisano Hope Lodge Hospitality House

Build New York Award — This award is given by the General Building Contractors of New York State representing excellence in project management, responsiveness to client need, and innovation in construction techniques.

- 2009 – Oswego School District Public Library, \$8.5 million
- 2006 – Beck Center & Statler Auditorium, Cornell University, \$13.8 million
- 2004 – Aurora Inn, \$14 million
- 2002 – Landmark Theatre, \$2 million
- 2000 – Salvation Army Adult Residence & Rehabilitation Center, \$7.1 million
- 1998 – Bristol Omni Theatre, Museum of Science & Technology, \$2.4 million
- 1998 – Democrat & Chronicle Printing & Distribution Center, \$70 million
- 1996 – Bausch & Lomb World Headquarters, \$60 million
- 1990 – Syracuse University, Minnowbrook Conference Center, \$2.2 million

Carolinas AGC Construction Safety Excellence Award: 2011

Charlotte Business Journal Top General Contractors— Consistently ranked in the Top 25

Engineering News–Record (ENR) Top 400 — Annually ranked in the National Top 400 list of contractors.

Engineering News–Record (ENR) Top Green Contractors: 2010, 2011, 2012

Engineering News–Record (ENR) New York Construction Top Contractor: 2007, 2008, 2009, 2010

Engineering News–Record (ENR) Southeast Construction Top Contractor: 2011, 2012

Modern Healthcare Construction & Design Top Construction Management Companies:
2009, 2010, 2011, 2012

New York Construction Best of 2007 — Award of Merit: Higher Education
University of Rochester - Robert B. Goergen Hall for Biomedical Engineering and Optics

Presidential Award for Outstanding Safety Performance 2008 — North Carolina
LeChase offices in North Carolina had zero lost time injuries or illnesses in 2008.

XQ Certification from Xerox Corporation

LeChase is the only construction company in the world to receive the coveted “XQ Certification” from Xerox Corporation, a national leader in the Total Quality movement. The certification represents the highest vote of confidence a company can bestow upon a vendor.



Megan J. Schlueter
Assistant Vice President - Surety Division

Marsh USA Inc.
70 Linden Avenue, Suite 310
Rochester, NY 14625
+1 585 389 8700
Megan.Schlueter@marsh.com
www.marsh.com

May 28, 2014

LeChase Construction Services, LLC
205 Indigo Creek Drive,
Rochester, NY 14626

Re: Surety Bonding

To whom it may concern:

Please let this letter serve as confirmation that LeChase Construction Services, LLC has an aggregate surety bond program of \$600,000,000 with a single project limit of \$150,000,000 with Liberty Mutual Insurance Company. Please note that these limits are not set as maximums, in that if a larger project were to come up, Liberty Mutual Insurance Company would be willing to discuss it. Liberty Mutual Insurance Company has an "A" Rating by A.M. Best.

LeChase Construction Services, LLC has continually demonstrated the ability to deliver projects on time and within budget. We have the utmost confidence in their management and project delivery; thereby, highly recommend them for any project they wish to pursue.

If 100% Performance and Payment Bonds are required for the above-referenced project, Liberty Mutual Insurance Company would be willing to provide them, subject to normal underwriting guidelines.

Our consideration and issuance of the bonds is a matter solely between LeChase Construction Services, LLC and Liberty Mutual Insurance Company and we assume no liability to third parties or to you by issuance of this letter.

Please be advised that the Liberty Bond Manager handling LeChase Construction Services, LLC is Rob Mitchell and he can be reached at (315) 451-1137.

If you should have any questions, please feel free to call me.

Best regards,

Megan J. Schlueter
Surety Division
Attorney-in-Fact



BAUSCH & LOMB, INC.

OWNER:

Bausch & Lomb, Inc.
1400 North Goodman Street
Rochester, NY 14692
Contact: Dan DiLoreto, 585.338.6639

ARCHITECT:

Fox and Fowle Architects
22 West 19th Street
New York, NY 10011
Contact: Robert Fox, 212.627.1700

LeCHASE'S ROLE:

Construction Manager & General Contractor

VALUE:

\$60 million

SCHEDULE:

24 months

PROJECT DESCRIPTION:

This 460,000 SF project was designed not only to conform to zoning requirements, but also to Bausch & Lomb's desire to build a neighbor-friendly building. To ensure the project's success, LeChase involved both the City of Rochester and neighbors in the early design phases. In addition, a partnership approach was used throughout the project, including the dual selection of the architect and the construction manager/general contractor. The result is One Bausch & Lomb Place, which offers the downtown workers, residents and visitors an opportunity to enjoy new types of spaces for relaxation and social gathering.

The building includes the five-story, 13,000 SF Wintergarden, a unique climate-controlled artistic and cultural center open to the public by day and host to a variety of events in the evening. The façade is a granite



faced, aluminum curtain wall. Also included are four high-rise, four low-rise elevators and a service elevator that provides access for workers, visitors and additional operational needs.



BINGHAMTON UNIVERSITY

OWNER:

Dormitory Authority State of New York (DASNY)
515 Broadway
Albany, NY 12207
Contact: Andy Hathaway, 518.257.3320

LeCHASE'S ROLE:

CM-at-Risk

VALUE:

\$270 million

SCHEDULE:

April 2008 to August 2013

LEED® CERTIFICATION:

Phase I:
Registered with the certification goal of LEED Gold
Phase II:
LEED Gold certified
Phase III:
Registered with the certification goal of LEED Gold
Phase IV:
Registered with the certification goal of LEED Silver

PROJECT DESCRIPTION:

LeChase was contracted to provide construction management services for all four phases of the East Campus Housing project.

Phase I involved the construction of Bingham Hall, a 350-bed, 116,000 SF dormitory.

Phase II consisted of constructing three new, six-story dormitory buildings, for a total of 343,780 SF and 1,243 beds. The sixth story housed the mechanical systems.



Phase III highlighted construction of a new 80,000 SF collegiate center/dining hall. The academic center included seminar rooms, computer areas and a large multi-purpose room with a stage. The dining facility included a shared kitchen/serving area with two dining rooms able to accommodate 400 people each.

Phase IV involved constructing four new, six-story dormitory buildings to replace three three-story dormitories that were built in the 1960s. Before LeChase started construction, we demolished the existing buildings and performed sitework for the four new dormitories.



FLATSEASTDEVELOPMENT,LLC

OWNER:

Flats East Development, LLC
1138 West 9th Street
Cleveland, OH 44113
Contact: Adam Fishman, 216.541.8700

ARCHITECT:

Dimit Architects, LLC
14414 Detroit Avenue, Suite 306
Cleveland, OH 44107
Contact: Gary Ogrocki, 216.221.9021

LeCHASE'S ROLE:

CM-at-Risk

VALUE:

\$60 million

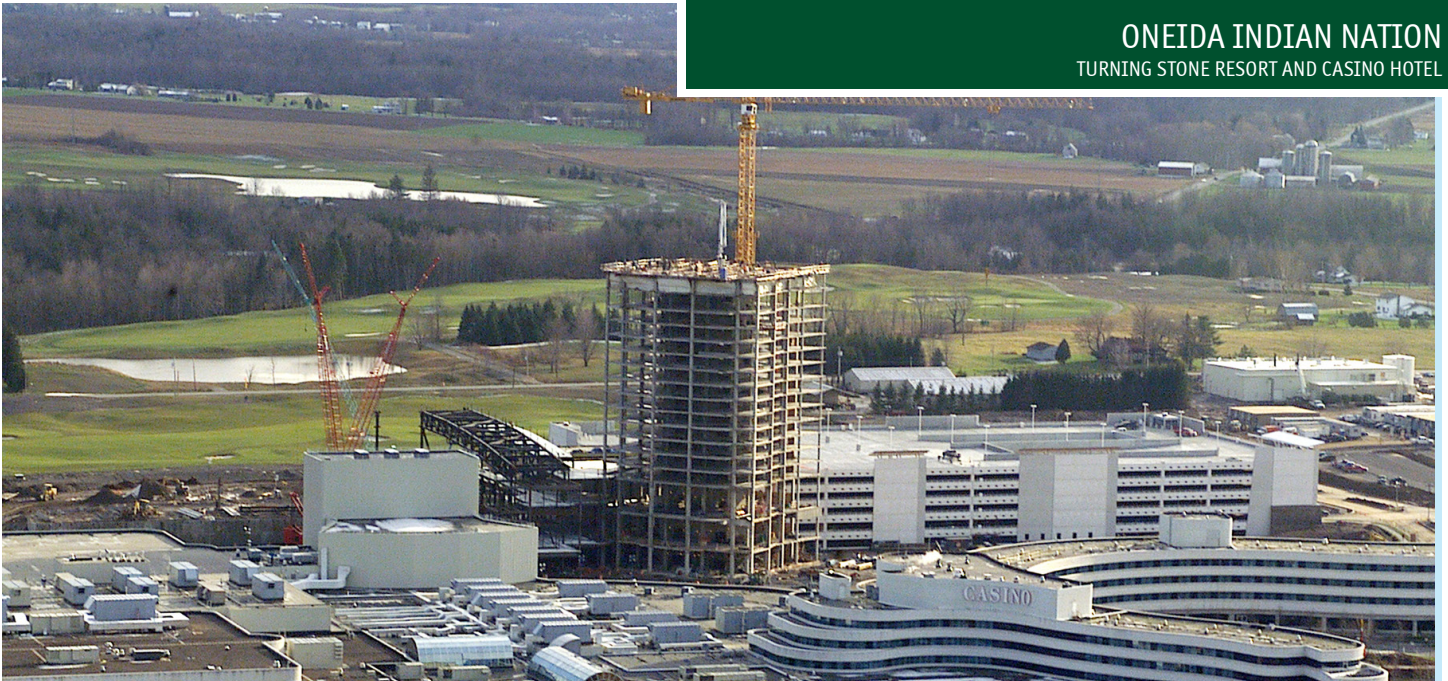
SCHEDULE:

January 2014 to June 2015

PROJECT DESCRIPTION:

This project consists of the construction of a mixed-use retail and residential complex facing the Cuyahoga River in Cleveland, OH. The eight-story, 243-unit apartment building will include 175 one-bedroom units, 61 two-bedroom units and seven three-bedroom units. The ground floor of the complex will house roughly 10 to 15 restaurants and businesses. A parking level for residents will have 246 parking spaces and will be located on the second story above the retail spaces.

This fast-track project also includes brownfield remediation of on-site soils and contaminants.



ONEIDA INDIAN NATION

OWNER:

Oneida Indian Nation
579A Main Street
Oneida, NY 13421
Contact: Mark Emery, 315.829.8399

ARCHITECT:

Brennan, Beer, Gorman & Monk
515 Madison Avenue, 4th Floor
New York, NY 10022
Contact: Mario LaGuardia, 212.888.7663

LeCHASE'S ROLE:

Concrete Subcontractor

VALUE:

\$9.75 million

SCHEDULE:

July 2003 to December 2003

PROJECT DESCRIPTION:

This project involved the construction of a 375,000 SF, 20-story, cast-in-place concrete frame hotel. It is a five-star hotel with 300 rooms and includes a 22,000 SF wintergarden-themed atrium. The 44,000 SF Event Center has seating for up to 5,100 people for concerts, boxing matches and other events such as outdoor soccer and lacrosse.



THE INNS AT ARMORY SQUARE, LLC

OWNER:

The Inns at Armory Square, LLC
202 Walton Street
Syracuse, NY 13202
Phone: 315.442.5946

ARCHITECT:

Schopfer Architects, LLP
1111 James Street
Syracuse, NY 13203
Contact: David Schlosser, 315.474.6501

LeCHASE'S ROLE:

General Contractor

VALUE:

\$19.3 million

SCHEDULE:

March 2012 to June 2013

PROJECT DESCRIPTION:

This project consisted of the construction of a 130,000 SF, seven-story hotel in the heart of downtown Syracuse's Armory Square District. It was situated on one city block with an extremely tight footprint—very active streets on two sides, a seven-story office building five feet to the north and Onondaga Creek to the west. The hotel was constructed at or near all property lines requiring close attention to delivery/staging logistics and making the overall planning/coordination effort imperative.

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The building's design elements consisted of a structural steel frame with pre-cast decks. There structure included concrete grade beams and pile caps on 300 12"-round steel piles driven to 50 feet and a brick and EFIS exterior face.

This uniquely designed hotel, one of only three in the U.S., combined two Marriott brands and was comprised of 78 Resident Inn rooms and 102 Courtyard rooms. The two brands had two separate entrances/lobbies but shared amenities which included an on-site restaurant/bar, indoor heated pool, meeting spaces, laundry, conference area, outdoor seating with a two-sided gas fireplace and an exercise/fitness facility.