

About Us



To the White Pine County Tourism and Recreation Board,

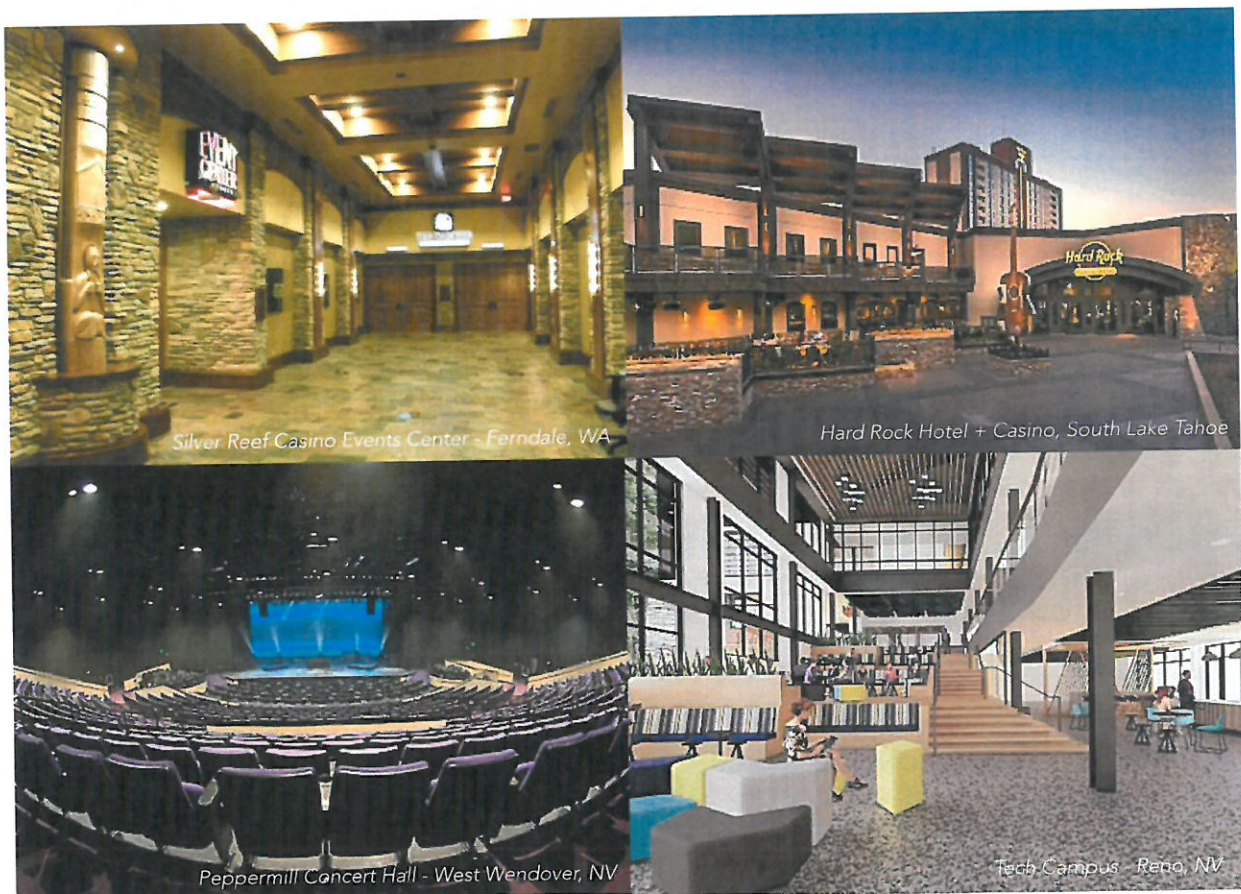
OneStudio D+A believes collaboration and the integration of architecture and interiors create innovative solutions and unique environments for our clients. The D and A stands for Design and Architecture, and also alludes to our process of understanding the identity and need of each client and project. We use this information to foster deeper connections between people and place, and to create spaces that better serve those who live, work and play in them. OneStudio reflects our unified team approach that includes our clients, consultants, and contractors.

OneStudio D+A has operated from our current location since 2006. Presently employing 5 registered architects, 3 registered interior designers, 4 project managers/project coordinators, and 3 support staff, the OneStudio team is nimble and mighty.

Our team approaches each project with a passion for creativity, a commitment to visionary problem solving, and a drive to forge lasting partnerships with our clients. Our philosophy of collaboration is woven into all phases of our projects, which results in spaces that are thoughtful, functional, and form sustainable identity and value for our clients.

The award-winning team at OneStudio works closely to assure seamless integration of each built aspect of a project. By building an atmosphere of open communication within our team and with our clients and contractors, we excel in not only clearly depicting our vision, but producing documents quickly and accurately. This allows for overall project efficiency including time for evaluation of the design, aesthetics, coordination, and exploration of alternate solutions for feasibility. By making the success of the project our first priority, we work diligently to be responsive to the inevitable adjustments throughout the process.

Sincerely,
OneStudio D+A Team



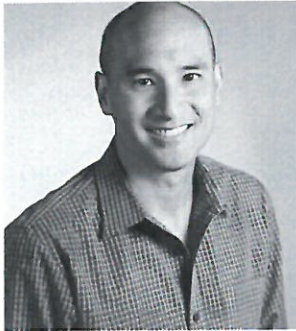
Silver Reef Casino Events Center - Ferndale, WA

Hard Rock Hotel + Casino, South Lake Tahoe

Peppermill Concert Hall - West Wendover, NV

Tech Campus - Reno, NV

Key Staff



Erik Fong, AIA Owner/Principal Architect

Erik strives to find new ideas, concepts and experiences. He is creative, curious, and enjoys challenges in both his personal and professional life. In the office, he enjoys understanding how each client or organization functions and how to create productivity and efficiencies through space planning and building forms. Most of all, he believes that good design can positively affect how we live, work and play.

Erik has been working in the architecture field for more than 25 years. He focuses on innovative design solutions and space planning; he has an amazing skill of assimilating the owners' wants and needs to develop unique yet functional spaces. As a project architect and partner, he has led the design of many commercial projects, including lounges, restaurants, bars, office buildings and hotel additions and renovations.

Erik's strength is finding creative solutions and he is highly involved with a project from beginning to end. He will conceptualize the project through programming and schematic design and realize the finished project through construction documentation and administration. He has fostered strong relationships with his clients and is dedicated to providing them with the highest level of service. He graduated first in his class receiving a Master of Architecture from the University of Idaho as well as having a degree in mechanical engineering from the University of Nevada.

Education

Master of Architecture
Bachelor of Science,
Architecture
University of Idaho

Bachelor of Science
Mechanical Engineering
University of Nevada, Reno

Professional Licensure

Registered Architect:
Nevada #5174
Texas #23894
NCARB #96717



Casey Clark, AIA Owner/Principal Architect

Casey is driven to solve problems and make conceptual ideas a reality. He enjoys working on the job site with general contractors and the entire construction team, creating an atmosphere of open conversation with everyone from the owner to the electrician. He continually advocates for the owner and for the design vision. He understands how to not only create an identity for a property, but how to elevate the overall guest experience.

Casey's primary focus is to eliminate unnecessary and costly change orders by creating high quality construction documents. As a project architect and partner, he has successfully led many long term and phased hospitality, gaming, restaurant, and events center projects. His focus starts from the programming and design phases and continues through construction administration.

Because of the complexity, budgetary, and time constraints associated with many of his projects, Casey has developed a philosophy of intimately working with both the client and contractor from project conception to completion of construction. His knowledge of building codes and his construction administration experience promotes a better understanding between the owner and builder and makes him an invaluable project leader.

Education

Bachelor of Science, Architecture
University of Idaho

Professional Licensure

Registered Architect:
Nevada #6048
Colorado #402221

NCARB

Key Staff



Wan Cone, AIA

Partner + Architect

Wan's calm energy and reflectiveness is balanced by quick-thinking and wit. She is passionate about family, community, and sustainability and takes her work and play seriously. She believes in delivering the highest quality in all that she does and her style is unexpected and refined. While the rest of us were staring at clouds as kids, Wan was drawing them and the worlds beyond them.

Wan has over 15 years of experience in architecture, with extensive experience in AutoCAD and Revit. She has worked on many commercial and tenant improvement projects within a variety of styles from mountain architecture to contemporary design and has been involved in all aspects of a project from design through construction administration. Wan's ability to quickly conceptualize unique design concepts is a valuable asset to the OneStudio team.

As a LEED Accredited Professional, Wan is passionate about finding sustainable solutions to design challenges. Believing that good design improves our environments, Wan creates complete, integrated and thoughtful designs.

Education

Bachelor of Architecture
Cal Poly, San Luis Obispo

Professional Licensure

Registered Architect:
Nevada #7000

LEED AP, BD&C



Lea Wilson, NCIDQ

Interior Design Director

Lea strives to explore, question and elevate each project by seamlessly integrating the architecture and interior design disciplines to create a unique aesthetics and brand. Her eclectic sensibilities and solutions-minded approach set her apart from her contemporaries - she is continually focused on the end user's experience, the client's needs and the overall project success.

Lea's nearly 20 year design career has been focused on the resort, hotel, casino, F&B and retail industries of various scales. Lea has served as project lead, project manager and concept visionary. She has also sourced custom FF&E products internationally and managed large procurement projects. Her experiences have elevated the level of detail on construction documents and interior specifications, which directly benefits every project.

Education

Bachelor of Science
Interior Architecture, UNLV

Professional Licensure

Registered Interior Designer
#127-ID

NCIDQ #020981

NEVADA STATE BOARD OF ARCHITECTURE
INTERIOR DESIGN AND RESIDENTIAL DESIGN

DATE 01/25/2022

PLEASE KEEP THIS IS YOUR RECEIPT

CODE

- (1) Certification Fee
- (2) License Fee
- (3) Restoration Fee

FOR CODE 2 DOLLARS \$180.00

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Erik Fong
OneStudio D+A
6151 Lakeside Dr., Suite 1100
Reno, NV 89511

NEVADA STATE BOARD OF ARCHITECTURE
INTERIOR DESIGN AND RESIDENTIAL DESIGN

THIS IS TO CERTIFY THAT

Erik Fong

IS DULY REGISTERED AS

Architect

AND IS ENTITLED TO ALL RIGHTS AND PRIVILEGES

AS SUCH UNTIL 12/31/2022

5174

Reg. No.

C. Africa Harrison

Executive Director



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
09/26/2022

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.

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).

PRODUCER L/P Insurance Services LLC 300 East 2nd Street Suite 1300 Reno NV 89501	CONTACT NAME: Christi Copeland PHONE (A/C, No, Ext): (775) 996-6000 FAX (A/C, No): (775) 473-9288 E-MAIL ADDRESS: christi.copeland@pins.net													
	<table border="1"> <thead> <tr> <th>INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A: Continental Casualty Co</td> <td>20443</td> </tr> <tr> <td>INSURER B: Continental Insurance Company</td> <td>35289</td> </tr> <tr> <td>INSURER C: Pacific Specialty Insurance Company</td> <td>37850</td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </tbody> </table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A: Continental Casualty Co	20443	INSURER B: Continental Insurance Company	35289	INSURER C: Pacific Specialty Insurance Company	37850	INSURER D:		INSURER E:		INSURER F:
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INSURED MBA Architecture Clark, Fong Ltd., DBA MBA Architecture + Interior Design, One Studio D+A, & Identity Design Lab 6151 Lakeside Drive #1100 Reno NV 89511														


COVERAGES **CERTIFICATE NUMBER:** Master 22/23 **REVISION NUMBER:**

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.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:			6021686528	10/13/2022	10/13/2023	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 4,000,000 PRODUCTS - COMP/OP AGG \$ 4,000,000
A	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY			6021686528	10/13/2022	10/13/2023	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> EXCESS LIAB OCCUR <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 10,000			6021686559	10/13/2022	10/13/2023	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000
B	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	N/A	621686545	10/13/2022	10/13/2023	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	Professional Liability			21OH039454822	07/01/2022	07/01/2023	Aggregate/Each Claim \$3,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

[Job #: Job Type: EOC]
Evidence of Coverage

CERTIFICATE HOLDER Evidence of Coverage For Insureds Use Only	CANCELLATION 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 

Relevant Experience



Reno Ballroom

Reno, Nevada

Client	City of Reno
OneStudio Services	Architecture
Project type	New Construction
Status	Completed February 2008
Client Contact	Skip Leedy · 775.334.3832

Set in the heart of downtown, the Reno Ballroom provides 53,000 square feet of convention and event space, and can accommodate nearly 3,000 guests.



Rancharrah Events Center

Reno, Nevada

Client	Arc Development Group
OneStudio Services	Architecture · Interior Design
Project type	New Construction
Status	Construction Documents
Client Contact	David Lee · 775.372.6487

The site, the former estate of a casino magnate, features lush landscaping and beautiful views of the surrounding mountains. This centrally located spot is the perfect place to host an unforgettable event in this 11,500 square foot space.



National Bowling Stadium

Downtown Reno, Nevada

Client	City of Reno
OneStudio Services	Architecture · Interior Design
Project type	Renovation
Status	Completed Nov 2019
Client Contact	Kerrie Koski · 775-334-3304

The National Bowling Stadium was originally completed in 1995. With events and attendees increasing over the years, the approximately 10,000 square foot remodel made the fourth floor bowling level more flexible for events.



UNR School of Medicine

Moana Lane Clinic, Reno, NV

Client	University of Nevada, Reno School of Medicine
OneStudio Services	Architecture · Interior Design
Project type	Renovation
Status	Completed January 2021
Client Contact	Scott Brown · sdbrown@unr.edu

Almost 60,000 square feet of mixed office space was renovated into a learning clinic. Besides being a clinic, this space also needed to provide quiet areas for students and residents to study, as well as group spaces to learn and collaborate.

Existing Building Assessment



Through the virtual walk through, we learned that the White Pine Tourism and Recreation Board is seeing an increase and growing diversity in user groups. To accommodate these future users and the need for virtual meeting capabilities, the renovation for the convention center needs to take these factors into consideration. In addition, we recognize the need to rebrand the Convention Center to fit a more contemporary image of a four-season mountain town focused on outdoor recreation, as well as art and culture. The new design will need to look at the building holistically and account for recent renovations to the lobby, restrooms, and exterior building façade, to maintain cohesiveness throughout. OneStudio realizes the Convention Center needs to be versatile and adaptable for at least the next decade. We will keep this goal at the forefront and design a timeless and functional space, while considering schedule, budget, and scope.

From our cursory review, we have identified these issues and challenges:

- The initial impression as a visitor approaches the convention center can be improved to feel more welcoming and purposeful.
- The flow and circulation between the main lobby to secondary spaces is interrupted by the main meeting room.
- The A/V technology is outdated and could be better integrated into the spaces.
- Lighting in all spaces can be improved.
- Architectural finishes, at both interior and exterior, and furnishings currently do not reflect a unified brand.
- The restrooms at the back of the facility need to be updated for accessibility.
- All restrooms could use a review and potential upgrade for privacy and sound control.
- Back of house bar area is in view of patrons as they circulate to the smaller meeting spaces.
- Restrooms are directly connected to the main convention space creating issues with privacy and noise.

Our approach with every project begins with gaining a deep understanding of the organization's staffing needs, workflow, operational needs, and existing challenges. Through initial meetings with your board, our team will learn more about the visions, goals, and priorities for the Bristlecone Convention Center. Clearly understanding the needs of staff and users will aid us in learning what's working well and what can be improved in these spaces. After gathering information through a site visit and in-person meeting, we can determine a list of priorities for renovations and improvements. We will work closely with the convention center team throughout the process. During this time, we can define what scope is feasible and produce space analysis diagrams, interior design finish boards, and an artistic rendering to promote the vision for the Convention Center. After general approval of design direction and scope, OneStudio will provide a complete proposal through construction.

Concurrent to the initial design assessment, we suggest an existing facility assessment of the mechanical, plumbing, and electrical systems. Assessing the mechanical, plumbing, and electrical infrastructure will enable us to determine the building's capacity for additional equipment loads. This analysis will assist OneStudio and the ownership team in determining scope of work and inform the budget. We will use this information to form priorities for essential improvements versus discretionary improvements. The Board may decide they are able to provide funds for all desired improvements; but if the scope of work must be minimized, OneStudio can help determine where the most impactful areas of design will be.

Potential Design Solutions



From our initial meeting, we know a priority will be to upgrade the A/V system in all meeting rooms. We would suggest working with an A/V consultant or an A/V vendor to determine the most appropriate equipment. We can recommend an A/V consultant if needed. The consultant or vendor can help design a system that is effective for the convention center at present and is adaptable into the future. The lighting and A/V system are interconnected; Light levels and controls are determined by A/V configuration. Designing a lighting system that is integrated with the new A/V system provides a professional atmosphere for high quality presentations.

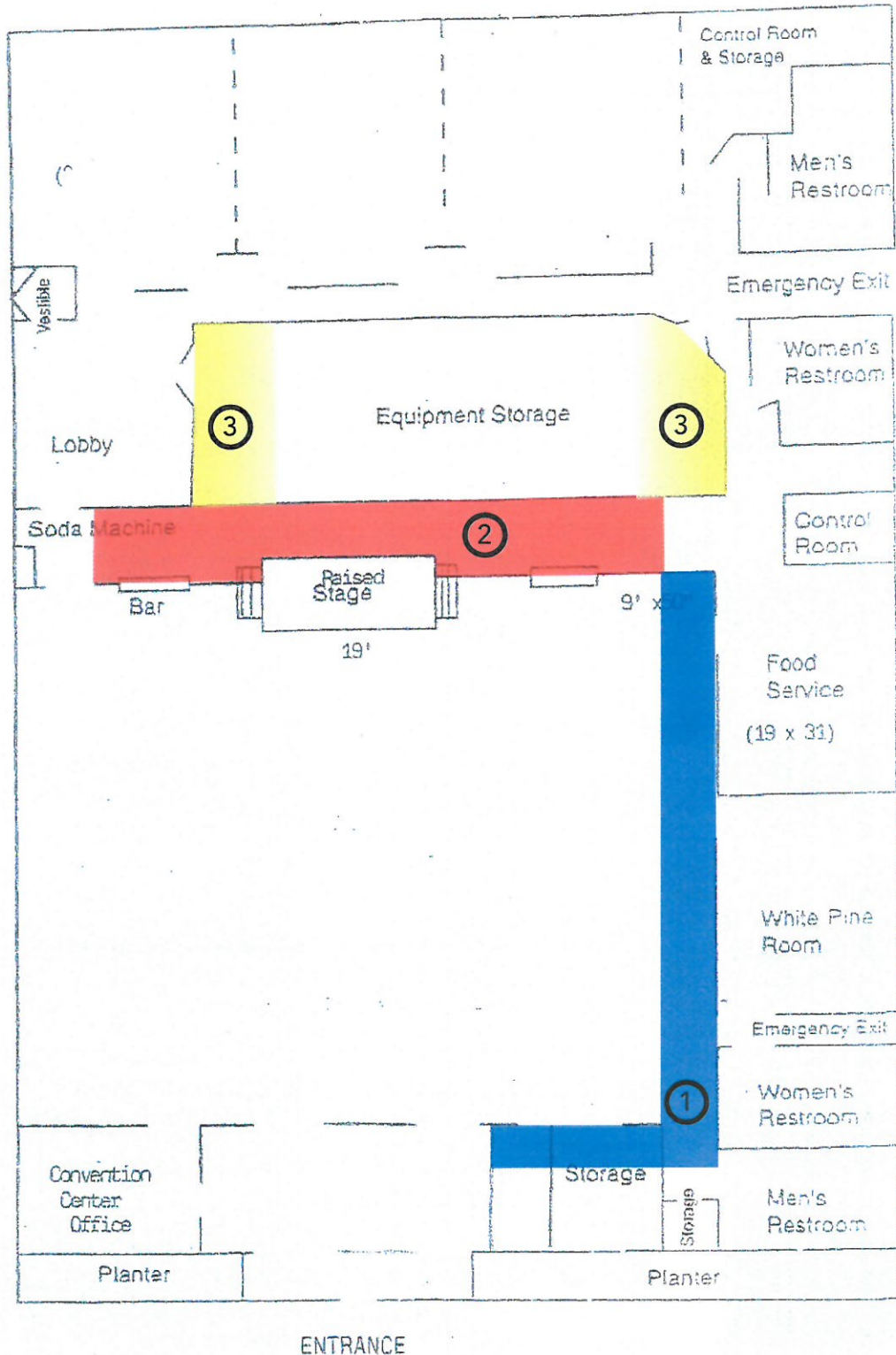
A successful branding package will carry through to all aspects of design. OneStudio will provide a design that combines the existing exterior building façade, the interior spaces, art package, and furniture into an integrated experience. We will draw from the local vernacular so the Convention Center feels like it is still a part of the Ely experience, but infuses the design with modern touches to show that Ely is more than a historic mining town. Part of the branding will include improving the initial impression for guests as they enter the convention center. A strong sense of arrival as they approach the exterior entry and main lobby will improve way-finding and presence of the building. Our staff of interior designers have extensive experience in coordinating artwork and are available to help build an artwork package that will enhance the new branding direction.

To improve the circulation from the main lobby to secondary meeting spaces, our team suggests creating a corridor at the south side of the main convention space. Utilizing part of the existing storage space as the connector from the main lobby to the new corridor, a circulation path will provide users the ability to travel to the back meeting rooms, without going through the main convention space. In addition, this creates more physical and sound privacy from the restrooms at the southwest corner of the building. The addition of this corridor will improve the convention center's ability to accommodate multiple events and increase flexibility and revenue.

To further improve usability of the main convention center, it would be advantageous to create a pathway and add a door to the bar and soda area at the back of the meeting room. Users will no longer have to travel through a back of house area to access the back lobby. This may also be an opportunity to increase the size of the secondary lobby and the space in front of the restrooms in the southeast corner, if we determine we can appropriate some of the equipment storage area. This starts to create larger informal areas to use in between meetings.

After our on-site assessment and discovery meeting with the White Pine Tourism and Recreation Board, we will likely find additional design solutions to improve the experience and functionality of the Convention Center user. We are confident that our past experience on convention centers and meeting spaces, both large and small, will enable us to help your board create spaces that will meet the needs of Ely currently and into the future. We are committed to getting to know your team, the town of Ely, and the surrounding area, so we can design a project that is unique to the area and fits the needs of the local community. We hope we have the opportunity to work with you and your staff.

Potential Design Solutions



1. Potential new corridor to connect main lobby to back meeting rooms.
2. Enclose back of house bar space.
3. Potential increased informal gathering areas.

Schedule / Fee / References



Assessment + Scoping Schedule

On-site visit and meeting	2 days
Assessment + Scoping documents	2 weeks

Assessment + Scoping Deliverables

- Floor plans: existing and potential
- Scope and priority narratives
- Updated potential project budget and schedule
- Conceptual design presentation including design precedent imagery and narratives
- (1) virtual presentation meeting

Assessment + Scoping Fee \$10,200

Potential Design Schedule

Analysis of existing building / Program validation / Conceptual Design	2 weeks
Schematic Design	6-8 weeks
Design Development	8-10 weeks
Construction Documents	10-12 weeks
Building Department Review and Response	4 weeks
Bidding	5 weeks
Construction	6-12 months (dependent on complexity; general contractor to provide upon start of construction.)

*This is an estimated schedule based on complete potential scope. Schedule will be updated during assessment phase. This schedule does not account for review and approval from White Pine County Tourism and Recreation Board.

Potential Design Fee

- * To be determined based on final scope.
- * If the Construction Delivery method is Design-Build, there is a potential for cost savings.

References

We encourage you to contact our references and discuss our service and commitment to our clients. Our hope is that you will meet with our team and give us the opportunity to demonstrate the talent, experience, and care that we can bring to this project.

Tom Merschel
ARC Development Group
775.372.6487
TMerschel@locusdevgroup.com
-Rancharrah Events Center

Justin George
Associate Civil Engineer
Public Works-Capital Projects
775.785.5817
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-City of Reno

Marlowe Kulley
CFO & Business Development Director
609.558.4802
mkulley@mesarim.com
-Mesa Rim