

DAVID R. CARTER AND ASSOCIATES

ARCHITECTURE AND PLANNING

Established 1997



HOTELS, RESTAURANTS, OFFICES, STORES and MORE...

■
Office in Nashville, TN providing
architectural services for commercial,
industrial, and residential building projects.

■
David R. Carter is an NCARB certified architect
able to provide services in most states and has been
practicing architecture for 32 years throughout the
South-East, Mid-Atlantic, New England and Mid-West USA.

■
Providing expertise in planning, design, drawing,
specifications and construction administration
for building projects from \$30,000 to \$30,000,000.
Either bid, negotiated or contractor led design-build.

NOTICE:

This brochure is a printer friendly abbreviated version of our website and contains links to our website.
Please click links to www.davidrcarter.net for additional information.

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MISSION

Our clients deserve
cooperation and service
leading toward project success.

We cooperate and serve with
constant communications,
functional and aesthetic design,
quality drawings and specifications,
and astute construction administration,
all in a spirit of teamwork.

Our clients will want to return to
and recommend
David R. Carter and Associates.

SERVICES

Architecture

- Building Design for New Facilities, Additions, Alterations and Restorations
- Construction Plans and Specifications
- Bidding Administration
- Construction Administration
- Accessibility for Disabled Persons
- Engineering by Licensed Sub-Consultants
- LEED-AP Accredited Professional Sub-Consultants

Planning

- Conceptual Design for Site and Building
- Technical Feasibility Study
- Project Phasing
- Budgeting

Other

- Contractor Led Design-Build
- Facility Management and Marketing Plans
- Computerized Renderings
- Drafting

FEES, CONTRACTS AND INSURANCE

Fees

- Stipulated Sum (Lump Sum)
- Hourly When Appropriate
- Expenses Reimbursable or Included

Contracts

- American Institute of Architects (AIA) Agreement Forms
- Other Forms When Appropriate

Insurance

- Professional Liability Coverage
- General Liability Coverage

SYNOPSIS OF A FULL SERVICE PROJECT

Our website contains a page that outlines the phases of a full service project and the basic work in each phase. This helps clients to understand what to expect in the process of a building project.

COMPANY

History

- Company founded in 1997 by David R. Carter as sole proprietor. Mr. Carter graduated from the Clemson University College of Architecture in 1983.

Personnel

- Company is solely operated by David R. Carter, registered architect. When necessary, an association is created with other architects having commitments to quality and detail similar to Mr. Carter's.

Location

- Located in Bellevue, on the west side of Nashville, Tennessee, the company is close to three interstate highways, many governmental agencies, consultants and business services.
- Office is thirty minutes from Nashville International Airport (BNA). Southwest Airlines economically serves Nashville.

NCARB Certification

- The National Council of Architectural Registration Boards (NCARB) has certified David R. Carter as a Broadly Experienced Architect, allowing him to obtain licenses in other states.

Continuing Education

- Education is an important ongoing process. Learning about new technologies, green building concepts, remaining cognizant of professional principles and ethics, and expanding awareness of professional responsibilities toward the health, safety and welfare of a building's occupants are the focus of Mr. Carter's continuing education.

Technology and Resources

- Mr. Carter has been proficient with computer drafting since 1985 and is capable of expedient production of drawings utilizing his software customizations.
- AutoCAD computer drafting, MasterSpec specifications, and Microsoft Office suite software are all utilized to produce professional documents. QuickBooks software is utilized for accounting. Dell Precision computers, Hewlett-Packard large format 42" plotter, Hewlett-Packard laser fax/scan/copy/print and a Panasonic 8.1 megapixel digital camera all provide hardware reliability. Computers are protected by Norton Antivirus or Trend-Micro and backed up daily to remote hard drives.
- Company web site is produced in-house and utilized for client and contractor project information access (password protected). Please see our "Project Hub" page.
- Company library contains building codes and manufacturer's product literature. Archives of completed projects are organized and retained for seven years.

SERVICE

Quality

- David R. Carter has the integrity, discipline and commitment required to achieve quality appreciated by his clients. Mr. Carter spends time to successfully execute each project as if it were his own. Each project is produced to be better than the last.

Time

- Delivering information on time provides a competitive edge. Computer aided *design* and drafting achieves completion earlier. Many firms are set-up with designers and managers who do not know how to efficiently operate computer drawing software. They sketch and note by hand and rely upon draftspersons to create computer drawings, which leads to errors. Mr. Carter designs on computer to seamlessly produce quality documents in less time.

Value

- Superior value is achieved by delivering quality services on time at a reasonable price. If our price is substantially different than another architect's proposal, please be sure you are comparing the same scope of work and professional quality. Mr. Carter will gladly discuss the reasoning behind his proposal.

Diligent Professionalism

- Professionalism is rooted in research and communications, providing a solid foundation of information required to make correct decisions.
- Diligent code research, building product research; communications with you, your other consultants and contractor, building officials, governmental agencies and utility companies all help to properly integrate your desires into a viable and aesthetically built environment.

Team Service

- Quality, promptness, value and diligent professionalism are backed up with the desire to help you and your contractor through the myriad of necessary decisions, communications, and actions required for a successful project that reflects well upon all those involved.

VALUES

Quality Program

- Careful code research, well-written notes and instructions, and attention to detail are utmost in importance. Mr. Carter carefully reviews the plans and specifications for completeness, consistency, and constructability to verify that the intent of construction documents are clearly communicated.

Pride

- Each and every project is approached with the goal that all parties will be proud of the completed facility. Special attention to function and aesthetics helps to ensure that the users of the facility will be pleased.

Value Engineering

- All projects are designed to provide good quality systems. Occasionally, economic realities require “value engineering” decisions to reduce costs. Mr. Carter will work with you and your contractor to develop cost-saving alternatives that maintain suitable aesthetics, function and practicality.

Waste Control

- Mr. Carter is very concerned about your budget and will shop for value in reimbursable expenses incurred on behalf of your project. He strives for efficient design to lower construction costs.
- Paper, cardboard, toner cassettes and ink cartridges are recycled to help lessen our burden on the earth.

Commitment

WE ARE HERE TO SERVE YOU WITH:

- Design responding to your needs.
- Meeting your financial and time objectives.
- Availability and quick response.
- Continual communications.
- Quality and accuracy.
- Fairness, honesty and respect.

WE ARE HERE TO SERVE THE COMMUNITY WITH:

- Health, safety and welfare in the built environment.
- Sensitivity to special needs of persons having disabilities.
- Stewardship of resources and environment.

TEN COMMON PROBLEMS...AND OUR SOLUTION

Introduction

- There are some pitfalls you should be aware of when selecting your architect. David R. Carter provides solutions that are advantageous to you.
- If you have experienced other problems and want to avoid them, Mr. Carter will gladly discuss his solution with you.

Problem	Symptom of Problem	Our Solution
Architect markets and wins job, but assigns daily management to lower echelon personnel.	You do not receive the value of experience and decision-making you pay for.	David R. Carter is involved in all aspects of service from start to finish.
Architect promises fast completion or low fee, then does not fully detail plans or carefully write specifications.	Construction costs are higher due to confusing and incomplete instructions resulting in change orders.	We provide thorough, quality-checked construction documents.
Architect does not respond to questions from owner, contractor or others promptly.	Confusion, delay and disrespect.	We are available by phone to answer questions immediately or within hours if possible.
Architect takes on all work possible and overburdens existing personnel.	Personnel suffers from information overload and cannot keep track of the multitude of details or respond in a timely manner.	We select clients to keep workload balanced and quality high. We respond to you with timely decisions.
Architect provides low fee by doing engineering work himself. (This may even be illegal.)	Critical engineering systems designed by rule-of-thumb which then require changes or replacement.	We hire professional engineers to custom design systems and avoid problems through their expertise.
Architect provides low fee by eliminating bidding/negotiation services.	Contractor has to increase bid amount due to unresolved questions. Vague contract wording leads to disputes.	We provide services to answer bidder's questions and to review your construction contract.
Architect provides low fee by eliminating construction administration services. (This may even be illegal)	Contractor may take advantage of opportunity to substitute cheap materials and poor workmanship.	We provide shop-drawing review and on-site observation of construction to help avoid problems.
Architect copies prototypical drawings prepared by others.	Plans and specifications may not be suitable for your project conditions, resulting in increased costs or unwanted products.	We use information from prototypes when necessary, but never assume that a design has been sufficiently thought through by others.
Architectural company focused on bottom-line.	Personnel is rewarded for providing less service and attention, resulting in unnecessary problems for you.	We focus on avoiding problems and resolving issues during consistent service-oriented management.
Architect does not maintain professional liability insurance.	Should legal issue arise, personnel can become distracted or company go out of business.	We maintain professional liability insurance coverage.

RESUME



David R. Carter,
NCARB certified Broadly Experienced Architect

EDUCATION

- 1988-89: NCARB / Intern Development Program
- 1979-83: Clemson University; B.S. Architectural Design
- 1976-78: Eastern Michigan University; Pre-Architecture Program

EMPLOYMENT

1997-Present: David R. Carter and Associates- Nashville, TN

- Specializing in hotels, restaurants and commercial architecture focusing on service and personal attention. Individually designing and managing multiple projects as high as \$20 million construction cost, each.

1992-1997: Davis Stokes Chilton Collaborative, PC- Nashville, TN

- Health care, hotel, day care, public housing modernization, and community development projects. Managed up to fifteen projects simultaneously, ranging in construction cost of many thousands to many millions of dollars. Large architectural office (40+ employees).

1987-1992: Gragg and Associates- Goodlettsville, TN

- Multi-family residential projects for elderly and disabled persons. Extensive experience in code and zoning applications during production of nineteen multi-million dollar projects in seven southeastern states. CADD system manager.

1983-1987: Gragg and Associates, Inc.- Summerville, SC

- Land planning, historic renovation, commercial and multi-family residential projects. CADD system developer and manager.

Special Accomplishments

- Headed round-table discussion for a business conference on the Americans with Disabilities Act (ADA).
- Headed office staff training on the ADA.
- Certified by the National Council of Architectural Registration Boards (NCARB) as a Broadly Experienced Architect.
- Volunteered design services helping to relocate log cabin built c.1797 to a city park.

HOTELS

HILTON

Hampton Inn Chattanooga, Tennessee (Tiftonia)

- New hotel, four stories, 94 guest units, indoor and outdoor pool.

Hampton Inn and Suites Clarksville, Tennessee

- New hotel, four stories, 85 guest units, indoor pool.

Hampton Inn Cleveland, Tennessee

- New hotel, four stories, 97 guest units, indoor pool.

Hampton Inn Knoxville, Tennessee (Strawberry Plains)

- New hotel, five stories, 81 guest units, indoor pool.

Hampton Inn and Suites Manchester, Tennessee

- New hotel, four stories, 70 guest units, outdoor pool.

Hampton Inn and Suites Rome, Georgia

- New hotel, five stories, 90 guest units, indoor pool.

Hampton Inn Coventry, Rhode Island

- New hotel, five stories, 128 guest units, indoor pool.

Hampton Inn and Suites Kennett Square, Pennsylvania (Not Built)

- New hotel, three stories, 82 guest units, indoor pool. Construction documents only.

Hampton Inn and Suites Valley Forge, Pennsylvania (Not Built)

- New hotel, five stories, 108 guest units, indoor pool. Design only.

Hilton Garden Inn Clarksville, Tennessee

- New hotel, five stories, 111 guest units, indoor pool and restaurant.

Hilton Garden Inn Franklin, Tennessee

- New hotel, five stories, 131 guest units, indoor pool and restaurant.

Hilton Garden Inn Smyrna, Tennessee

- New hotel, five stories, 112 guest units, indoor pool and restaurant.

Hilton Garden Inn Hattiesburg, Mississippi

- New hotel, four stories, 90 guest units, indoor pool and restaurant.

Hilton Garden Inn Edmond, Oklahoma

- New hotel, six stories, 158 guest units, outdoor pool, 26,000 sf convention center and restaurant.

Hilton Garden Inn Lawton, Oklahoma

- New hotel, four stories, 162 guest units, outdoor pool, 23,000 sf convention center and restaurant.

Hilton Garden Inn Clarksburg, West Virginia

- New hotel, five stories, 112 guest units, indoor pool and restaurant.

Home2 Suites Franklin, Tennessee

- New hotel, six stories, 105 guest units, indoor pool.

Home2 Suites Nashville, Tennessee (Airport)

- New hotel, five stories, 105 guest units, indoor pool.

Home2 Suites Houston, Texas

- New hotel, four stories, 115 guest units, outdoor pool.

Homewood Suites Kennesaw, Georgia

- New hotel, four stories, 100 guest units, outdoor pool.

MARRIOTT

Fairfield Inn and Suites Chattanooga, Tennessee (Tiftonia)

- New hotel, four stories, 90 guest units, indoor pool.

Fairfield Inn and Suites Columbia, Tennessee

- New hotel, four stories, 79 guest units, indoor pool.

Fairfield Inn and Suites Dumfries, Virginia (Not Built)

- New hotel, five stories, 116 guest units, indoor pool, 3,000 sf meeting facility.

Residence Inn Murfreesboro, Tennessee

- New hotel, four stories, 112 guest units, outdoor pool.

IHG

Candlewood Suites Lebanon, Tennessee (Not Built)

- New hotel, four stories, 91 guest units, outdoor pool.

Holiday Inn Dalton, Georgia

- New hotel, six stories, 110 guest units, indoor pool and restaurant.

Holiday Inn Express Hotel and Suites Oak Grove, Kentucky

- Conversion alterations, four stories, 106 guest units, includes exterior facade and guest unit ADA compliance.

Holiday Inn Express Hotel and Suites Covington, Tennessee

- New hotel, three stories, 73 guest units, indoor pool.

Holiday Inn Express Hotel and Suites Lebanon, Tennessee

- New hotel, five stories in flood zone, 88 guest units, indoor pool.

Holiday Inn Express Hotel and Suites Mt. Juliet, Tennessee

- New hotel, three stories, 82 guest units, indoor pool.

Holiday Inn Express Hotel and Suites Nashville, Tennessee (Antioch)

- Conversion alterations, five stories, 114 guest units, includes exterior facade, room-to-suite conversions and ADA compliance.

Holiday Inn Express Hotel and Suites Nashville, Tennessee (Brentwood)

- Conversion alterations, four stories, 110 guest units, includes exterior facade and guest unit ADA compliance.

Holiday Inn Express Hotel and Suites Nashville, Tennessee (Opryland)

- New hotel, five stories, 113 guest units, indoor pool.

Holiday Inn Express Hotel and Suites Nashville, Tennessee (White Bridge Road)

- Conversion alterations, three stories, 105 guest units, includes exterior facade and guest unit ADA compliance.

Holiday Inn Express Hotel Waverly, Tennessee (Hurricane Mills)

- Addition and alterations, two stories, includes new elevator and fitness room with lobby expansion and exterior renovations.

Holiday Inn Express Hotel and Suites Ridgeland, Mississippi

- Conversion alterations, four stories, 111 guest units, includes exterior facade and guest unit ADA compliance.

Holiday Inn Express Hotel and Suites Byron, Georgia

- New hotel, four stories, 61 guest units, outdoor pool.

CHOICE

Comfort Suites Clifton Park, New York

- New hotel, four stories, 88 guest units, indoor pool.

Comfort Suites Jackson, Tennessee

- New hotel, three stories, 70 guest units, indoor pool.

Comfort Suites Mt. Juliet, Tennessee

- New hotel, four stories, 73 guest units, indoor pool.

Comfort Suites Smyrna, Tennessee

- New hotel, three stories, 64 guest units, indoor pool.

Comfort Inn and Suites Oak Grove, Kentucky

- New hotel, three stories, 73 guest units, indoor pool.

OTHER

Baymont Inn Clarksville, Tennessee

- Conversion alterations and additions, two stories, exterior corridor, 60 guest units, indoor pool.

Best Western Biloxi, Mississippi (Not Built)

- New beach hotel, six stories, 69 guest units, outdoor pool.

Best Western Lebanon, Tennessee (Not Built)

- New hotel, three stories, 76 guest units, indoor pool.

Country Inn and Suites Elizabeth, New Jersey (Newark Airport)

- New hotel, seven stories, 210 guest units, indoor pool. Pile foundation on 80' deep NYC dump site. Carlson owned.

Country Inn and Suites Chester, Virginia

- New hotel, three stories, 60 guest units, indoor pool.

Country Inn and Suites Doswell, Virginia

- New hotel, three stories, 63 guest units, indoor pool.

Country Inn and Suites Brevard, North Carolina (Not Built)

- New hotel, three stories, 65 guest units, indoor pool.

Country Inn and Suites Columbus, Ohio (Airport East)

- New hotel, three stories, 95 guest units, indoor pool.

Country Inn and Suites Sandusky, Ohio (Not Built)

- New hotel, two stories, 124 guest units, indoor and outdoor pool. Design includes taxiway and tie-downs for private airplanes from nearby private airport.

Country Inn and Suites Plymouth, Minnesota

- Addition to hotel, three stories, 65 guest units, indoor pool. Carlson owned.

Country Inn and Suites Jackson County (Biloxi), Mississippi

- New hotel, two stories, 65 guest units, outdoor pool.

Country Inn and Suites Manchester, Tennessee

- Conversion of existing exterior corridor hotel to interior corridor hotel, two stories, 84 guest units, outdoor pool.

Country Inn and Suites Nashville, Tennessee (Airport) (Not Built)

- New hotel, three stories, 77 guest units, indoor pool.

Country Inn and Suites Nashville, Tennessee (Airport East)

- New hotel, three stories, 64 guest units, outdoor pool.

Country Inn and Suites Nashville, Tennessee (Hickory Hollow)

- Conversion of existing hotel, three stories, 100 guest units, indoor pool.

Country Inn and Suites Chattanooga, Tennessee (Tiftonia)

- New hotel, three stories, 75 guest units, indoor pool.

Country Inn and Suites Jeffersonville, Kentucky (Not Built)

- New hotel, two stories, 96 guest units, indoor pool.

Days Inn Doswell, Virginia

- New hotel, three stories, 50 guest units, outdoor pool.

LaQuinta Inn & Suites Cleveland, Tennessee

- New hotel, four stories, 80 guest units, indoor pool.

Sheraton Nashville, Tennessee (Sheraton Music City)

- Conversion of 5,000 square foot lounge to sub-dividable meeting space and renovation of 2,000 square feet of ballroom restrooms, corridors and ancillary spaces.

Sheraton Nashville, Tennessee (Sheraton Music City)

- Renovation of interior finishes, millwork and furnishings for 33,818 square feet of ballrooms, ballroom lobby, registration lobby and main corridors.

Sheraton Nashville, Tennessee (Sheraton Music City)

- Renovation of interior finishes and furnishings for 404 guest units.

RESTAURANTS

Legends Steakhouse Smyrna, Tennessee

- New restaurant, 9,300 square feet, 240 seats, with liquor bar and two banquet rooms.

Legends Steakhouse Shelbyville, Tennessee

- New restaurant, 7,500 square feet, 250 seats, with liquor bar.

Legends Steakhouse Columbia, Tennessee

- Restaurant renovations and new sports bar, 8,200 square feet, 296 seats.

Legends Steakhouse Florence, Alabama

- Restaurant conversion alterations, downtown urban building, 4,700 square feet, 163 seats, with liquor bar.

La Costa Murfreesboro, Tennessee

- Conversion of Burger King to Mexican restaurant, 2,800 square feet, 86 seats.

Sports Planet Murfreesboro, Tennessee (Not Built)

- New restaurant, 15,100 square feet, 412 seats, with liquor bar and indoor putting green, virtual reality golf, virtual reality pitching cage, three basketball free-throw goals, corner for coach's post-game televised show, plus game room with other virtual reality sports-theme games.

Taco Bell Spring Hill, Tennessee

- New restaurant 2,500 square feet, 71 seats.

Taco Bell Murfreesboro, Lebanon, Mt. Juliet, Tennessee

- New restaurants each 2,900 square feet, 71 seats.

INSTITUTIONAL

The Waterford at Hermitage Nashville, Tennessee (Hermitage)

- New assisted care living facility, two story, 94 apartments.

The Waterford at Smyrna Smyrna, Tennessee

- Addition and alterations to assisted care living facility dining areas.

MEDICAL / DENTAL

Dr. Northcutt Dental Office Franklin, Tennessee

- New dental office tenant space, single story, 2,500 square feet.

Dr. Greene Dental Office Nashville, Tennessee

- Expansion and alterations of existing dental office tenant space, single story, 2,000 total square feet.

Dr. Johnson Dental Office Nashville, Tennessee

- Conversion alterations of existing office to dental office space, single story, 1,050 total square feet.

Dr. Lobb Dental Office Nashville, Tennessee

- New dental office building shared with orthodontist, single story, 3,800 square feet.

INDUSTRIAL

J-Via Sales and Distribution Murfreesboro, Tennessee

- New office/warehouse for highly flammable plastic products, 2 stories, 8,400 square feet.

Calsonic North America Shelbyville, Tennessee

- Two additions to automobile industry manufacturing facility, 41,500 square feet.

Hi-Tech Mold and Engineering, S.E. Winchester, Tennessee

- Addition to plastics injection molding manufacturing and storage facility, with mezzanines, 81,200 square feet.

CHURCHES / TEMPLES

First Baptist Church Sevier Street Shelbyville, Tennessee

- Addition to sanctuary, 1,100 square feet.

Seventh-Day Adventist Church Murfreesboro, Tennessee

- New sanctuary, classrooms and offices, 12,000 square feet.

Shri Krishna Pranami Mission Hindu Temple Rutherford County, Tennessee

- New pray hall, fellowship hall, kitchen and offices, 14,800 square feet.

Trinity All Nations Missionary Baptist Church Memphis, Tennessee

- Addition to sanctuary, 850 square feet.

RETAIL / OFFICE

Gower Center Nashville, Tennessee (Not Built)

- Alterations to retail mall facade, 32,000 square feet.

Keller Williams Realty Murfreesboro, Tennessee

- New office building, 9,900 square feet.

Motor Sports Classics Pigeon Forge, Tennessee

- New classic car sales and muffler shop dual-tenant facility, 2,700 square feet.

Road Star Nashville, Tennessee

- Alterations and garage addition to old animal hospital for used car sales, 2,900 square feet.

Haynes Bros. Lumber Company Shelbyville, Tennessee

- New mercantile/warehouse facility, 12,000 square feet.

Harpeth Valley Business Park Nashville, Tennessee

- New office park, 12 lots with single-story wood frame buildings, some duplex condominiums, 3,000-4,500 square feet per building.

Patton Office Building Brentwood, Tennessee

- Tenant build-out of shell space, 1,250 square feet.

Vision Hospitality Chattanooga, Tennessee

- New high rise office tenant space build-out permit plan, 5,800 square feet.

MUCH MORE ON WEB SITE

www.davidrcarter.net/Experience

PROJECT HUB

Our website contains a page called “Project-Hub” with a list of active projects in bidding and construction phases and a brief status/news report answering common questions normally requested through phone calls.

Each project is hyperlinked to cloud based file folders and files. Drawing sheets and specifications are in PDF format. A password is required to view and download project documents.

Clients can provide the password for their project to all interested parties, and the project information can be accessed from any computer, pad or phone at any time.

RESOURCES

Our website also contains a page called “Resources” with hyperlinks to professional organizations, building codes and building standards, building products, local government, and maps. Links to these resources open in a new window and are not the content of our own website, but we think they may be useful to our clients.

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Reserved for clients. Please use telephone.

INTERNET

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TIME ZONE

Central