

# Constructing the future



Knowledge  
Perseverance  
Integrity

**Cambridge**  
Construction Group LLC





**CCG**

Tenant Amenity Center | Tavern Square

# Who We Are

As a full-service general contracting and design-build firm, Cambridge Construction Group LLC implements a service-oriented process management approach. With our vast industry expertise and focus on quality workmanship, we offer comprehensive services to include assistance with design-to-cost control, pre-construction, stakeholder collaboration, space delivery, occupancy administration and project closeout. We provide a full range of construction-related services aimed at meeting the objectives of all project stakeholders. Priority is placed on providing thorough collaboration with all team entities to include the respective department heads, the tenant/user groups, architects and engineers, building operations staff, and property management.

With more than 30 years of experience in the market, Cambridge Construction Group LLC maintains the knowledge and ability to leverage our relationships throughout the industry and work within each jurisdiction of the Washington D.C. Metropolitan Area. Since 2010, we have completed over 600 projects totaling in excess of 5M square feet, of which nearly 85% are tenant-related construction projects.

Licensed in:

- Maryland
- Virginia
- District of Columbia







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Spec Suite | Atrium at Worldgate



# Meet Our Experts



**Randy S. Jaegle**  
PRINCIPAL



**Katherine C. Freehof**  
VICE PRESIDENT  
BUSINESS DEVELOPMENT



**Adam Pyles**  
VICE PRESIDENT



**Brent Emory**  
SENIOR PROJECT  
MANAGER



**Brian Lowe**  
PROJECT MANAGER

**Dave Helmick**  
SUPERINTENDENT

**Greg Camper**  
SUPERINTENDENT

**Scott Miller**  
SUPERINTENDENT

**Alberto Arias**  
SUPERINTENDENT

**James Foxx**  
SUPERINTENDENT

**Erica Simpson**  
CONSTRUCTION  
COORDINATOR

**Taylor Reed**  
CONSTRUCTION  
ADMINISTRATOR





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AOS | 1100 G Street



# True Leadership

**Randy S. Jaegle** is a Principal of Cambridge Holdings LLC and its operating subsidiaries and a member of the Executive Committee. As a Principal, his focus is on optimizing the performance of the Cambridge Construction Group LLC operating division as well as overseeing investment assets that involve Galaxy Investments. He works closely with other members of senior management in the development and execution of overall company strategy.

Mr. Jaegle has been an integral member of the Cambridge Holdings LLC team since joining as a summer intern in 1986. He has held numerous positions within the company. While his focus was on leasing, over the years, Mr. Jaegle also gained valuable knowledge in Property Management and Construction through his interaction with the members of Cambridge Holdings LLC's Property Management and Construction divisions. As a result of his overall knowledge of Leasing and Property Management as well as his overall business acumen, Mr. Jaegle has been a senior executive and member of the Investment Committee of Cambridge Holdings LLC since 2003. He has been involved in the acquisition, financing and disposition of approximately \$2 billion worth of commercial product.

Mr. Jaegle utilizes his 30 plus years of experience in commercial real estate to provide the clients, shareholders and stakeholders of Cambridge Holdings LLC with maximum results. Mr. Jaegle received his B.A. in Finance from the University of Maine.



# True Leadership

**Katherine C. Freehof** is a Vice President of Cambridge Holdings LLC. Ms. Freehof is responsible for business development of the company's construction, property management, and leasing divisions. She is also involved with leasing over 3 million square feet of office, flex, and industrial properties on behalf of landlords throughout the D.C. Metro area.

Ms. Freehof returned to Cambridge Holdings LLC from Newmark Knight Frank's Las Vegas office where she worked with the Crooks/TabEEK team and represented office tenants and landlords throughout the valley. Prior to Newmark Knight Frank, Ms. Freehof was an Associate Vice President at Cambridge Property Group LLC, the leasing subsidiary of Cambridge Holdings LLC, where she specialized in landlord representation, with projects totaling more than 2.5 million square feet. Throughout her commercial real estate career, Ms. Freehof has been involved in over 1.5 million square feet of lease transactions with a total lease value of more than \$150 million. Ms. Freehof's varied background also includes media relations, corporate reputation management, and brand-building campaigns for financial organizations and real estate companies.

Ms. Freehof obtained her Master of Business Administration from the Crummer Graduate School of Business and a Bachelor of Arts in Environmental Studies from Rollins College. She is a member of the National Association of Industrial and Office Properties (NAIOP Northern Virginia Chapter), Commercial Real Estate Women (CREW Northern Virginia Chapter), the Commercial Real Estate Brokerage Association (CREBA), and the International Council of Shopping Centers (ICSC).





# True Leadership

**Adam W. Pyles** is the Vice President for Cambridge Development Group LLC. He is a seasoned Project Executive who has successfully executed over \$500 million of commercial projects. Mr. Pyles pursues continuous cultivation of strategic value clients through customer-focused service, building relationships, developing trust and emphasizing a team approach. He directs all phases of the building process from project inception through design, permitting, construction and occupancy. He is responsible for overall administration of design and construction contracts, equipment purchases and coordination, schedule, and cost control. He also leads both the design and construction phases of the project to identify and address the Owner's needs and concerns. Mr. Pyles obtained a Bachelor of Science in Civil Engineering from the University of Cincinnati in 1991. He's currently affiliated with Associated Builders and Contractors (ABC), American Society of Healthcare Engineers and NC Hospital Engineers Association. Mr. Pyles is also certified in OSHA 30 HR, ASHE, Life Safety 101 and First Responder.





# True Leadership

**Brent Emory** is a Senior Project Manager with Cambridge Construction Group LLC, the construction services division at Cambridge Holdings LLC. Mr. Emory has more than 28 years of experience managing the commercial construction process in the Washington, D.C. Metro area. He has managed commercial construction projects, project teams and design-build projects in support of customers, both in the private and public sectors. Mr. Emory's project and construction management expertise includes design-to-cost control/collaboration, scheduling and lead time mitigation, corporate headquarters consolidation and expansion, tenant relocation and coordination, phased construction planning and sequencing, conflict identification and resolution, IT infrastructure coordination, inspections, commissioning and close-out administration.

Mr. Emory graduated from James Madison University with a B.A. in Business Administration and Economics.





# True Leadership

**Brian Lowe** is a Project Manager with Cambridge Construction Group LLC. Mr. Lowe is involved in Cambridge Construction Group LLC's innovative construction process from budget management, trade coordination, and business relations to contract negotiations, project estimating, schedule development, information tracking, document preparation, building codes, and OSHA safety standards.

Mr. Lowe has close to 20 years of construction management expertise which includes 10 years of experience managing the commercial construction process in the Washington, D.C. Metro area and another 8 years managing Federal construction projects nationwide. Utilizing his multi-faceted background, Mr. Lowe has been a valuable asset to Cambridge Construction Group LLC, maximizing productivity and efficiency with every project from initial design to close-out.

Mr. Lowe graduated from ECPI University with a Bachelor of Science.







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Tenant Conference Center | Tavern Square



# Our Professional Services

## Pre-Construction

- Partake in programming interview sessions with stakeholders and user groups to provide insight regarding pricing, scheduling, design and process.
- Provide material availability and lead-times to incorporate into the project schedule.
- Perform site surveys of premises to become familiar with buildings and systems to identify conflicts for mitigation and resolution.
- Collaborate with the A&E team during pre-construction enabling CCG to provide real-time pricing feedback to ensure the most favorable pricing downstream.
- Coordinate tenant vendors including telephone/data cabling and furniture to ensure the successful integration of each into the overall construction schedule.
- Provide electrical and mechanical equipment surveys and perform pre-balance reports with the assistance of a mechanical contractor to assist the MEP Engineer to accurately design the HVAC.
- Provide detailed pricing notes and ensure accurate pricing via a comprehensive Solicitation and Bid Package for Subcontractors.
- Provide estimating and budgeting services.
- Provide coordinated review of construction drawings.
- Collaborate to ensure that the design criteria are clearly defined, and both the budget and the schedule are well communicated and successfully achieved.





# Our Professional Services

## Construction General Contracting

- Final price determination through comprehensive bid process
- Owner contract and subcontracts; preparation and execution
- Preparation and submission of monthly progress billings
- Construction milestone schedule implementation
- Change Order management (pricing, approval and tracking)
- Design change management (review, practical input, implementation and tracking)

## Construction Management

- Review of construction plans to ensure that they meet established building standards
- Obtain multiple bids for the work and collaborate with the Owner during the selection process
- Manage and supervise the construction process to ensure that the budget, schedule and workmanship are executed and achieved
- Review and approve progress billings of the general contractor
- Design build-to-cost control



# Our Professional Services

## Project Closeout

- Administer the issuance of a Certificate of Final Inspection allowing the Premises to qualify for an occupancy permit by the Tenant.
- Assist in obtaining occupancy permit.
- Provide testing, balancing and equipment commissioning for HVAC and other key systems in advance of tenant occupancy in order to ensure that all systems are functioning as intended.
- O&M documentation and warranties will be provided for the building engineering staff and to respective stakeholders for their records.
- Punch list execution and management.
- Assist with coordinating the Tenant's movers to ensure proper protection of the common areas and premises.
- Provide a detailed final billing and close-out for Tenant's review and approval including required lien waivers from all subcontractors, vendors and tradesmen.
- Commissioning as required.







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Breather | 1100 G Street



# Our Spectrum of Work

- Spec Suites
- Tenant Interiors
- Building Systems
- Lobby Renovations
- Tenant Amenity Centers
- Office, Medical, and Retail Fitouts
- Corridor and Restroom Renovations







**CCG**

Metro Church | Tavern Square



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## CONTACT

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