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April 29, 2021

West Virginia Development Office
Attn: Morganne Tenney
1900 Kanawha Blvd. East, Building 3, Suite 600
Charleston, WV 25305

SWaH Hill Top House Hotel, LLC
Attn: Laurel Ziemianski, Project Manager
108 Loudoun Street, SW
Leesburg, VA 20175

RE: TOURISM DEVELOPMENT DISTRICT AGREEMENT by and between THE WEST VIRGINIA DEVELOPMENT OFFICE and SWAN HILL TOP HOUSE HOTEL LLC

To Whom it May Concern:

As the Architect of Record (AOR) for the subject project, I attest that the applicable code references depicted within the proposed Tourism Development District (TDD) application and below are appropriate for a project of this type and location, and that design documents will adhere to local industry standards and be reviewed by a qualified Third-Party Plan Reviewer with appropriate design professionals licensed in the state of West Virginia:

- International Building Code, 2015 Edition
- International Plumbing Code, 2015 Edition
- International Mechanical Code, 2015 Edition
- International Fuel Gas Code, 2015 Edition
- International Energy Conservation Code, 2015 Edition
- International Residential Code, 2015 Edition (*as applicable*)
- ANSI/ASHRAE/IESNA Standard 90.1-2010 Edition for Commercial Buildings, 2019 Edition (as applicable; ASHRAE 90.1 is a reference standard, and is only binding insofar as it's invoked by other codes, and those codes may invoke different editions of the standard)
- ANSI/ASHRAE/IESNA Standard 90.1-2007 Edition for Commercial Buildings, 2013 Edition (as applicable; ASHRAE 90.1 is a reference standard, and is only binding insofar as it's invoked by other codes, and those codes may invoke different editions of the standard)
- International Existing Building Code, 2015 Edition
- National Electric Code, 2020 Edition

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- International Property Maintenance Code (*as applicable*)
- ICC/ANSI A117.1-2009 American Standards for Accessible & Usable Buildings and Facilities, 2017 Edition
- ADA Standards for Accessible Design, 2010 Edition
- Elevator Code: ASME A17.1 Safety Code for Elevators and Escalators, 2019 Edition
- Fire Alarm Code: NFPA 72, 2019 Edition
- International Fire Code, 2015 Edition
- 2013 FDA Food Code
- West Virginia Department of Health & Human Resources, Jefferson County Health Department, 1999 Food Code Plan Review References
- West Virginia Bureau for Public Health 1999 Food Code
 1. SF-7A 6/2000 Food Guide
 2. SF-7B 6/2000 Equipment Guide
 3. SF-7C 6/2000 Management and Personnel Guide
- 2015 International Swimming Pool and Spa Code
- WV Code of State Rule 45 CSR 15 – Emission Standards for Hazardous Air Pollutants Pursuant to 40 CFR Part 61.

The professional seal and signature below does not certify guidelines not explicitly related to architectural, mechanical, electrical, plumbing, fire protection, life safety, accessibility, and food safety aspects of the subject project.

Sincerely,



Theresa Sheils, AIA, LEED AP BD+C
Managing Director & Principal

Attached is your wallet card, evidence of your current registration to practice architecture in West Virginia. You will receive a renewal notice prior to the expiration date indicated.	
Certificate No: 5411	
SECRETARY 	STATE OF WEST VIRGINIA BOARD OF ARCHITECTS
	This Certifies that: THERESA SHEILS
	is duly Registered and entitled to practice as a REGISTERED ARCHITECT until and including 06/30/2021
 Attest	 President