

DALE H. STEPHENS, AIA, NCARB
Architect, President of
Hamilton Stephens Architects, PC

Years of Experience: 33

Years with HSA: 19

Education

Bachelors of Architecture, 1971
Ball State University

Professional Registration

Registered Architect
CO, IN, CA, UT, HI, AZ
Registered with the National Council of Architectural Registration Boards
(NCARB).

Organizations

Corporate Member of the American Institute of Architects
Former Chairman, Littleton, CO Planning Commission

Professional Experience

Mr. Stephens has provided litigation support on 50 cases, expert opinions on 36 cases, depositions in 13 cases and testimony in 10 cases. His expert work has involved the fields of eminent domain, damage to the remainder, Americans with Disabilities Act (ADA), the Fair Housing Act (FHA), forensic investigations, product failures, construction documents interpretations, construction disputes, structural failures, fire insurance claims, electro-magnetic fields, land planning, land development and historic preservation. He is also a nationally recognized Expert Witness with opinions published in newspapers, periodicals and on the Internet. His participation in precedent setting cases has gained him listing on the Lexis/Nexis Internet database.

Mr. Stephens has extensive experience in Tele-Communications, Commercial and Institutional projects. Hospitality design and Local Governmental projects make up the majority of his completed work.

The incorporation of technology into his practice and his designs has led to innovative project solutions that have been recognized nationally. His work was on display at www.e-architect.com/conted/advntch/Projects/PROJ23.html on the Internet, at the American Institute of Architects web

site and in several AIA newsletters. He has spoken at a national AIA conference about his design work.

He is active locally on several non-profit boards and commissions.

Expert Witness Cases

- Huy Dinh VS David Gunther, Morse Mehrban and DOES 1 through 50, Inclusive. Superior Court of the State of California, County of Orange, Central Justice Center, Case No. 07CC04823. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2007
- George S. Louie VS Bank of America. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- George S. Louie VS National Self Storage Management, Inc., U-Store-It Trust and DOES 1-50, inclusive. Superior Court of California, County of Sacramento, Case No. 05AS04108. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- Gloria Vaughn VS Washington Mutual Brokerage Holdings, Inc., Victory Parking, and DOES 1 through 100, inclusive. United States District Court, Eastern District of California, Case No. 2:06-cv-1223-GEB-DAD. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- George S. Louie VS Shurgard Storage Centers, Inc. and DOES 1-50, inclusive. Superior Court of California, County of Sacramento. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- George S. Louie, Gloria Vaughn, Eddie King, Barnabus Fairfield, Yvonne Westbrook, Helen Haymen VS Jo-Ann Stores, Inc., P & A Jorjorian L.P., Lakeport Associates, Rueell Enterprise and DOES 1-500, inclusive. Superior Court of California, County of Sacramento, Case No. 06AS03436. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- Village at Boulder Creek Homeowners Ass'n., Inc. VS Titan Investments 1, LLC, et al. Boulder County District Court Case No. 05-CV-893. Litigation Support for a complaint about sound transmission in condominium units. 2006

- George S. Louie VS Les Schwab Tire Centers of California. Superior Court of California, County of Sacramento. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- George S. Louie VS Pacific Gas and Electric Company, et al. Superior Court of California, County of Sacramento, Case No. 05AS04465. Litigation Support and Expert Opinion for an ADA complaint involving inaccessible public facilities. 2006
- Ron Douglass VS Bharat Patel, Dan Patel, Kirti Patel, Kesau Patel, Shanker, Inc., Super 8 Motels, Inc. United States District Court for the District of Wyoming, Civil Action No. 04 CV 322D. Litigation Support and Expert Opinion for an ADA complaint involving accessible facilities and a "slip and fall". 2005
- Paul Corona, Joseph Corona and Katherine Farrell Corona VS. Starwood Hotels and Resorts Worldwide and Sheraton Operating Corp. United States District Court, Eastern District of Louisiana, Civil Action No. 04-3197, Section "A", Mag. (4). Litigation Support and Expert Opinion for an ADA complaint involving accessible hotel facilities and a "slip and fall". 2005
- Ernestina L. Tijerina and Johnny Tijerina VS. Oakwood Mobile Homes, Inc. District Court, County of Larimer, Colorado, Case No. 02 CV 935. Litigation support and Expert Opinion for a slip and fall case involving the design of a stairway. 2005
- United States of America VS. ERGS, Inc.; John McCamant; CFA, Inc.; and Sierra Sage Apartments, LLC., United States District Court, District of Nevada, C. A. No. CV-N-04-0237-HDM-RAM. Litigation support for a Fair Housing Act discrimination against the handicapped claim. 2004
- Debra & Joshua Shepard VS. Board of County Commissioners of the County of Sublette, WY., District Court of the Ninth Judicial District in and for the County of Sublette, State of Wyoming, Civil Case Number 6485. Litigation support, deposition and investigation into an ADA injury case involving an inoperable wheelchair lift. 2004
- Lonnie Bedell VS. Columbine Apartments, District Court, Moffat County, Colorado, Case Number 03 CV 79. Litigation support, Expert Opinion and investigation into an ADA slip and fall case involving parking access. 2004
- Alliance General Contractors VS. The Maimam Company, District

Court, El Paso County, Colorado, Case Number 04 CV 359. Litigation support and expert opinion for a product failure suit. 2004

- Tim Fox VS. Bennett's Bar-B-Que, Small Claims Court, Arapahoe County, Colorado. Expert opinion and court testimony, for an ADA access dispute involving non-compliant curb ramps. 2003
- CDOT, State of Colorado, & RTD VS. Rouse-Park Meadows, District Court, Douglas County, Colorado, Case Number 01-CV-806. Expert opinion, deposition, litigation support and court testimony for a land condemnation case disputing reasonable compensation and damage to the remainder. 2003
- Alfred Kincheloe VS. Edwards Building Corp., Grand Island, Nebraska. Expert opinion and litigation support for a slip and fall case involving the Americans with Disabilities Act. 2003
- Mary Lynn Fletcher & Access Now VS. LNR Executive Tower Inn, U.S. District Court, District of Colorado, Case Number 02-WM-1147 (MJW). Litigation support for a slip and fall case involving the Americans with Disabilities Act. 2003
- CDOT VS JK & SK, Inc., District Court, Arapahoe County, Colorado, Case Number 01-CV-497. Expert opinion, litigation support, deposition and court testimony for a land condemnation case disputing reasonable compensation. 2002
- North Hills VS Palace Construction, et al, District Court, City & County of Denver, Colorado, Case Number 00-CV-2756. Expert Opinion, Deposition and litigation support for a structural failure dispute involving a product failure of curling post-tensioned slabs. 2002
- Lincoln Properties VS Wagner Architectural, et al., District Court, Jefferson County, Colorado, Case Number 99-CV-2872. Expert Opinion, Deposition and litigation support for a Fair Housing Accessibility Act and ADA dispute involving handicapped access to apartments. 2001
- Post Properties VS ****, et al. Forensic investigation into alleged design inadequacies resulting in cost overruns and code violations, based upon Standard of Care. 2001
- Team Panels VS Real Brick, et al. Forensic investigation into a product failure. 2001

- Pottaiger & Bronn VS LaQuinta. Forensic Investigation and Interpretation of Construction Documents into causes of a carbon monoxide poisoning case. 2001
- Beachside Bungalow Preservation Association of Far Rockaway, NY, et al VS Oceanview Associates, et al, Supreme Court of the State of New York, County of Queens, Index Number 22539/99. Expert Opinion and litigation support for a Voiding of a Public Easement dispute involving access to a public beach. 2000
- Truckee Meadows, et al VS Sierra Point, et al, United States District Court, District of Nevada, Case Number CV-N-00-0080 DWH-PHA. Expert Opinion, Deposition and litigation support for a Fair Housing Accessibility Act and ADA dispute involving handicapped access to condominiums. 2000
- Truckee Meadows, et al VS Sierra Point II, et al, United States District Court, District of Nevada, Case Number CV-N-00-0080 DWIIPIIA. Expert Opinion and litigation support for a Fair Housing Accessibility Act and ADA dispute involving handicapped access to condominiums. 2000
- Development Resources, Inc. VS Denpak Building Products, et al, District Court, Summit County, Colorado, Case Number 99-CV-18, Division R. Expert Opinion and litigation support in a case involving Interpretation of Construction Documents. 2000
- Kevin Williams VS. City and County of Denver, United States District Court, District of Colorado, Case Number 99-D-1193. Expert Opinion and litigation support for an ADA Access Dispute involving Handicap Accessible Parking at an amphitheater. 2000
- Brooks, et al. VS. Leprino, et al, District Court, Jefferson County, Colorado, Case Number 98-CV-1881. Litigation support for a Developer Standard of Care dispute involving landslides in a residential development. 2000
- Housing for All, et al VS Trimark Communities, et al, United States District Court, District of Colorado, Case Number 98-D-1737. Expert Opinion and litigation support for a Fair Housing Accessibility Act dispute involving handicapped access to condominiums. 2000
- COST of Wisconsin VS. Leisure Land, Inc., American Arbitration Association, Denver, Colorado, Case Number AAA 77-110-0019398. Expert Opinion, Exhibit Preparation and Litigation Support for an ADA Access

Dispute. 2000

- Colorado Cross Disability Coalition VS. Taco Bell. Court Exhibit Preparation and Litigation Support for an ADA Access Dispute involving queue lines. 1999
- Colorado Cross Disability Coalition VS. Wendy's. Litigation support and Court Exhibit Preparation for an ADA Access Dispute involving queue lines. 1999
- Halandris VS. Public Service Company. Expert Opinion, Deposition, Expert Witness Testimony, Court Exhibit Preparation and Litigation support for Eminent Domain Dispute involving ROW for 220kv High Tension Power Line. Damage to the Remainder substantiated through fear of EMF.
- Golde Pointe Casino VS. City of Central City. Expert Witness Testimony, Exhibit Preparation for Historic Preservation District Dispute involving interpretation of historic preservation guidelines.
- Gulch Property Owners VS. City of Central City. Litigation Support for revising historic preservation guidelines.
- Harrison/Cleveland VS. City of Denver. Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Highest and Best Use.
- E-470 Authority VS. Woodmen Brothers. Expert Opinion, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.
- Prudential Insurance VS. Let's Frame It. Litigation Support for Fire Insurance claim.
- Guedner VS. Denver West Development District. Expert Witness, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder. .
- City of Parker VS. Storey, Expert Witness, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.
- City of Denver VS. 1500 Blake Group. Expert Witness, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.

- Metex Improvement District VS. Eskanos/Olesky. Expert Opinion, Deposition, Expert Witness Testimony, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder, Access and Highest and Best Use.
- Dowel VS. City of Castle Rock. Expert Opinion, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.
- City of Arvada VS. Hagaman. Litigation Support for Eminent Domain dispute involving Damage to the Remainder.
- Arvada Urban Renewal VS. Murko. Expert Opinion, Deposition, Expert Witness Testimony, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.
- Arvada Urban Renewal VS. Rose. Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Damage to the Remainder and Access.
- Riverfront Urban Renewal Authority VS. Witt/Clark. Expert Opinion, Deposition, Expert Witness Testimony, Litigation Support and Court Exhibit Preparation for Eminent Domain dispute involving Highest and Best Use.

Disabled Access Consulting

- The Streets at SouthGlenn Lifestyle Center, Centennial, CO. ADA, ANSI A117.1, International Building Code, Colorado Revised Statute Title 9 - Article 5 and the Fair Housing Act review of building and site development design for a \$350,000,000 Mixed Use Development including theaters, offices, retail and residential.
- Southlands Lifestyle Center, Aurora, CO. ADA review of building and site development drawings for a 700,000 square foot shopping center.
- University Plaza, 901 Colorado Blvd., Denver, CO. Accessible route assessment for an apartment complex.
- 1836 Grant Street, Denver, CO. Site survey and written recommendations for a private office building Compliance Plan.

- New Town Stapleton. Drawing modifications and design for “Adaptable” single family residences.
- The Resort Apartment Complex. Drawing and site surveys for compliance with ANSI A117.1, Americans with Disabilities Act, the Fair Housing Act and Colorado Title 9.
- The Wexford Apartment Complex. Drawing and site surveys for compliance with ANSI A117.1, Americans with Disabilities Act, the Fair Housing Act and Colorado Title 9.
- Colorado Mills Shopping Center. Drawing and site surveys of a 2,500,000 square foot enclosed shopping mall for compliance with ANSI A117.1.
- Panorama Pointe Cottages, Westminster, Colorado. Fair Housing Accessibility Act modifications to existing units.
- Golden Spike Apartments, Denver, Colorado. ADA modifications to existing bathrooms.
- Coyote Ranch, Arapahoe County, Colorado. Contract Document Review and Site Review for compliance with ADA, Fair Housing Act, Colorado Revised Statute Title 9 - Article 5 and ANSI A117.1
- Arlo Braun Architects, ADA Accessibility Assessment and Fair Housing Act Accessibility Assessment of several current projects in design.
- Columbia/HCA, Nashville Memorial Hospital, ADA Accessibility Assessment. Expert Opinion and Report to support ADA Self Assessment and Compliance Plan involving a 320 bed hospital.
- Castle Rock Development, ADA Accessibility Assessment of public improvements in public rights-of-way for a new community.
- Meadows Community Building, Castle Rock, CO, ADA Accessibility Assessment. Expert Opinion and Report for corrective construction at a community building.

Relevant Project Experience Includes:

Health Care

- University Medical Building. Architect, provided programming and full design and construction administration services for a 22,000 square foot building.
- Valparaiso Orthopedic Clinic, Project Manager, provided programming and full design and construction administration services for a new building for three orthopedic surgeons.
- Porter/Starke Mental Health Center, Project Manager, provided full services for 30,000 square foot facility including indoor gymnasium.
- Lake County Mental Health Center, Project Manager, provided full services for a 65,000 square foot facility.
- Anderson Mental Health Center, Project Manager, provided full services for a 40,000 square foot facility.
- Jasper Mental Health Center, Project Manager, provided full services for a 40,000 square foot facility.
- Clubcrest Medical Building, Arvada, CO, Project Manager, 10,000 square foot clinic

Governmental/Municipal/Special District

- Fiber Optic Network for the Federal Courthouse Complex, Denver, CO, Architect.
- Wellhead Building #5, Castle Rock Water & Sanitation District, Architect.
- Remodel of and Addition to Ice Arena, South Suburban Park District, Architect, added food service, locker rooms and bleachers.
- Centennial Golf and Tennis Clubhouse, South Suburban Park District, Architect, new facility including food service, dining, locker rooms and retail that penetrated an air supported structure.
- Holly Satellite Facility, Architect, new maintenance and service building set into back of existing dam.

- Sterne Park Pavilions, Architect, remodel for ADA compliance and to update finishes.
- Writers Vista Park Pavilion, Architect, new shelter for ADA accessible park
- Golf Cart Storage for Golf Course, South Suburban Park District, Architect, new and remodeled structures for storage.
- Waste Water Treatment Plant Phase 1, Centennial Water and Sanitation District, Architect, new construction of offices, laboratory locker rooms and vehicle maintenance functions.
- McClellan Reservoir Pump Station, Centennial Water and Sanitation District, Architect, new facility for water transfer.
- Water Treatment Plant Phase 1, Centennial Water and Sanitation District, Architect, new energy efficient building utilizing solar and wind energy.
- Big Dry Lift Station, Centennial Water and Sanitation District, Architect, new building for lift station in sanitary system.
- Waste Water Treatment Plant Phase 2, Centennial Water and Sanitation District, Architect, expansion of original plant building to include 7 more buildings. Administration and Laboratory Building capable of 100% heating independence by using solar energy and treatment by-products.
- Well Head Building #5, Centennial Water and Sanitation District, Architect, new building in middle of existing residential neighborhood.
- Indoor Firing Range, Arapahoe County Sheriffs Department, Architect, training facility for handguns.
- Outdoor Firing Range, Arapahoe County Sheriffs Department, Architect, training facility for rifles and handguns.
- Animal Shelter, Aurora Police Department, Architect, 45% energy efficient facility through solar and heat recycling.
- Firearms Training School, Aurora Police Department, Architect, armory, classrooms, fire control center and support spaces for officer and hunter certification.

- Animal Shelter, City of Englewood Police Department, Architect, addition and remodel including high efficiency filtration system used to recycle tempered air.

Commercial

- Dry Creek Shopping Center, Englewood, CO, Architect, 45,000 square foot strip center.
- Dry Creek Office Park, Englewood, CO, Architect, 50,000 square foot two story office complex in the middle of a residential area.
- Sheridan Shopping Center, Westminster, CO, Architect, strip center and self-service car wash.
- Clubcrest II Office Building, Arvada, CO, Architect, 16,000 square foot speculative office building.
- 32nd & Federal Shopping Center, Denver, CO, Architect.
- Cousins Auto Parts, Denver, CO, Architect
- Denver Brake and Wheel, Denver, CO, Architect
- Checker Auto Parts in Denver, Littleton, Colorado Springs, Durango, Arvada, CO

Telecommunications

- APC PCS Switches, Washington, D.C., Principal in Charge
- Cox Communications PCS Cell Network, Los Angeles, CA, Principal in Charge
- Cox Communications PCS Cell Network, San Diego, CA, Principal in Charge
- Nextwave PCS Cell Network, Salt Lake City, UT, Principal in Charge
- Pocket Communications PCS Switch, Las Vegas, NV, Principal in Charge
- US West PCS Cell Network, Phoenix, AZ, Principal in Charge

- US West PCS Cell Network, Denver, CO, Principal in Charge
- US West PCS Cell Network, Portland, OR, Principal in Charge
- US West PCS Cell Network, Minneapolis, MN, Principal in Charge
- US West PCS Cell Network, Seattle, WA, Principal in Charge
- PCS PrimeCo Cell Network, Denver, CO, Principal in Charge
- WorldCom PCS Switches, Denver, CO, Architect
- WinStar Wireless Hubs, Denver, CO, Architect
- L3 Communications Switch, Detroit, MI, Architect, 40,000 S.F. tenant finish
- L3 Communications Switch, San Diego, CA, Architect, 40,000 S.F. tenant finish
- L3 Communications Switch, Los Angeles, CA, Architect, 40,000 S.F. tenant finish
- L3 Communications Switch, Seattle, WA, Architect, 40,000 S.F. tenant finish
- L3 Communications Switch, Louisville, CO, Architect, 6,000 S.F. tenant finish
- L3 Communications Switch, Denver, CO, Architect, 40,000 S.F. tenant finish
- AT&T Command and Control Center for NSC, Bedminster, NJ, Principal in Charge for programming and preliminary design of 50,000 S.F. facility
- AT&T Command and Control Center for ATM/Frame Relay, Piscataway, NJ, Principal in Charge for 9,000 S.F., \$13M facility for 48 operators
- PCS PrimeCo Command and Control Center, Dallas, TX, Principal in Charge for programming and preliminary design of 7,000 S.F. facility

Hospitality

Bennetts Smokehouse Restaurants in:

Aurora, CO
Denver, CO
Lakewood, CO
Englewood, CO
Arvada, CO
Arapahoe County, CO
Jefferson County, CO
Boulder, CO
Colorado Springs, CO
Grand Junction, CO
Montebello, CA
Santa Ana, CA
Brea, CA
Westminster, CA
Los Angeles, CA (2)
Culver City, CA
Irvine, CA
Houston, TX (2)
Salt Lake City, UT
Goodyear, Arizona
Lone Tree, CO

Josephina's Restaurants in:

Denver, CO (2)
Boulder, CO
Jefferson County, CO
Irvine, CA
Redondo Beach, CA
Tarzana, CA
Rolling Hills Estates, CA
Tustin, CA