

Second Quarter 2007

The BluePrint



Hirschler Fleischer law firm anchors the 166,000-square-foot Edgeworth Building on Richmond's Tobacco Row.

Office Building Debuts on Tobacco Row

Tobacco Row's newest office space, the Edgeworth Building, celebrated its grand opening early this year. Edgeworth is a five-story, 166,000-square-foot adaptive reuse project which includes class A offices with retail space and a parking garage.

The Edgeworth Building, which overlooks the James River and Kanawha Canal, possesses a historic look and industrial feel with its high ceilings, poured-in-place flared columns, art deco design and expansive floor-to-ceiling windows.

The project was completed in less than 12 months and comprised three distinct components. The first component was restoration of the shell of the building including windows, lobby and elevators. The second consisted of the build-out of commercial space on floors three through five for a law office. Lastly, the construction of a two-story parking garage across the street for parking for the tenants took place.

The project includes a 67,334-square-foot tenant upfit for Hirschler Fleischer law firm, the anchor tenant,

and an 18,000-square-foot upfit for HKS Architects.

Edgeworth, built in 1920 to house Larus & Brothers Tobacco Company, is located in Forest City's urban mixed-use district along Richmond's riverfront in Shockoe Bottom.

Edgeworth is the third project with national developer, Forest City Enterprises. The pair completed The River Lofts II in 2003 and Cutter's Ridge at Tobacco Row in 2006.

The relationship continues to grow with new projects, The River Lofts III, a 240,000-square-foot adaptive reuse of the Lucky Strike building that includes 131 loft-style apartments, and White Oak Village, a planned 950,000-square-foot lifestyle center on 136 acres along Laburnum Avenue, just south of Interstate 64.

Congratulations to the Edgeworth project team: Michael Lynch, Michael Allshouse, Tim Burney, Dan Lamay, John Glaspie, Dave Knudsen, Josh Teets and April Shumate.

Corporate News

Web Feat for www.kbsgc.com

If you've visited the KBS Web site lately, you might have noticed a few changes.

Earlier this year, www.kbsgc.com underwent its first redesign in almost four years. In addition to a dynamic new look, the site now offers great resources for clients and subcontractors with one click.

"The new site more accurately reflects who we are, what we do and why we do it," said Tenille Nuckols, marketing manager.

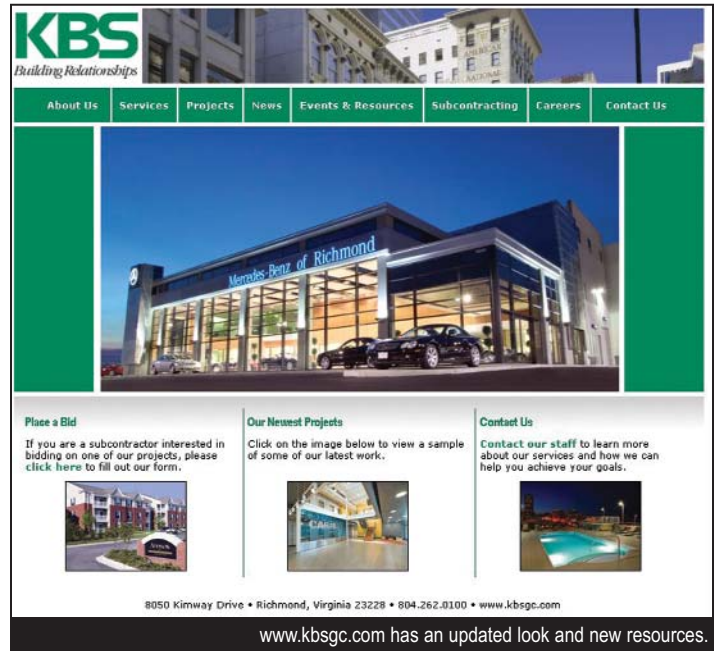
Among the most dramatic changes is the project portfolio. Visitors can find the most current, detailed information about

the design and construction of KBS projects.

The site also features an entire section dedicated to subcontractors. The site now includes a subcontractor qualification form and the latest information regarding KBS bid opportunities.

You'll also find corporate information and history about KBS, press releases, corporate publications and directions to our offices.

For frequently changing KBS news and project updates, as well as valuable information about who we are and what we offer, visit: www.kbsgc.com.



In Other News

Mark Your Calendars!

For a complete listing of events, visit the corporate events page at www.kbsgc.com.

KBS Charity Golf Tournaments

KBS is planning another summer of fun at the links with its 10th Annual Charity Golf Tournaments.

This year, two tournaments will be held: June 8 at Independence Golf Club and September 14 at Mattaponi Springs Golf Club.

A limited number of spaces is available for the Independence tournament, and a waiting list has been established for Mattaponi.

For information on sponsoring or attending the tournaments, contact Tenille Nuckols at (804) 515-1244 or by e-mail at tnuckols@kbsgc.com.

Safety Fair Celebrates Fourth Year

Coinciding with National Safety Month, KBS is holding its Fourth Annual

Safety Fair on June 14 from 3–5 p.m.

The fair is free to attend and will include vendor booths, safety demonstrations and raffle drawings.

Contact Mark Lambert at (804) 515-1248 for more information or to reserve booth space for your company.

Publications Rank KBS

KBS has been ranked 304 in the Top 400 Contractors by *Engineering News-Record (ENR)*. The rankings are based on annual revenue, number of contracts and percentage of revenue per market among firms nationwide.

In the *Virginia Business* List of Leaders, KBS ranked as the 11th largest general contractor in Virginia.

Summer Hours Begin

KBS's main office is now operating under summer hours. The office is open from 8 a.m. – 5:15 p.m. Monday through Thursday and closes on Fridays at 12:30 p.m. Regular hours will resume in the fall.

Recently Awarded Projects

Addison at Crater Woods, Petersburg

■
Lowe's Home Improvement Center,
Mechanicsville

■
Northpark Retail, Henrico County

■
Starbuck's, Omni Hotel, Richmond

■
Valpark Office/Warehouse, Goochland
County

■
VCU Inger and Walter Rice Center for
Environmental Life Sciences, Charles
City County

■
Whole Foods at West Broad Village,
Richmond

KBS Welcomes Newest Members



Will Crocker



Jon Dzielak

New Employees

Following last summer's internship, Will Crocker has returned to KBS as a project engineer assigned to Convergence III in Virginia Beach.

Jon Dzielak joins us as an assistant project manager for the SpringHill Suites project in Richmond.

James Fox steps onboard as a project manager for Whole Foods in Henrico County.

Janice Simpkins has joined KBS as our receptionist.



James Fox



Janice Simpkins

Birth Announcements

Odir Comayagua and Marlene are proud to announce the birth of their new baby girl, Emily Lizbeth, born on May 6.

McMahon Croft and Nathalie are excited to announce the birth of their daughter, Anne Fielding, born on March 15.

Keith Goodman and his wife, Selma Ahmed, are the proud parents of a baby girl, Nadia Jade, born on April 4.

Sam Stocks and Rita are happy to announce the birth of their daughter, Katherine Ward, on March 20.

KBS Smells like Team Spirit

In the kitchen and on the track, KBS staffers are learning lessons of comraderie and teamwork to apply at the office.

KBS's contingent of 20 wanna-be NASCAR drivers hit the quarter mile indoor go-cart track at G-Force Karts traveling as fast as 45 miles per hour.

John Waechter's driving style diminished the honor of turning the fastest lap at 26.185 seconds averaging a little over 34 miles per hour. Waechter was finally black flagged in the third heat.

Danny Carter led the division at 26.365 seconds. With less than one second separating the first 11 drivers, the sort of good-natured trash talking associated with the sport was rampant.

At Sur La Table, the goal for a group of 14 ladies was to create a gourmet Southern menu without poisoning their co-workers.



Go-Karters compare track times.

Teams worked together to create courses included oysters, stuffed chicken and chocolate torte. Following the mission, the group gathered at the dining table to feast on their efforts.

The KBS cooks found that a gourmet meal — and construction — involves team interaction, strategy, time management and the rewards of a quality finished product.

Staff Birthdays & Anniversaries

April

Adam Britt, April 1
Cathy Muto, April 1
Matthew Gehring, April 9
Jimmy Moore, April 12
Cecil Walsh, April 17
Mark Chamberlain, April 22
Amy Hale, April 23
Frank Tull, April 23
Ronald Mangano, April 25
Kenn Cole, April 30
Martin Apicella, April 30

May

Danny Carter, May 1
Trina Janosik, May 2
Charlie Ferguson, May 5
Will Paulette, May 6
Jerry Hunley, May 7
Jaime Lopez, May 10
John Glaspie, May 19
Dennis Lynch, May 21
Michael Stephens, May 21
Beth Bell, May 25
Brad Rosenthal, May 25
Brian Barrett, May 26
Joseph McVicker, May 28

June

Thomas Camp, June 2
James Lipsombe, June 9
Jack Hughes, June 13
Rogelio Fuentes, June 14
Tina Hudson, June 17
Ray Stevens, June 20
Jon Dzielak, June 23
Melissa Klimek, June 23
Chris Bryant, June 24
Frank Guertler, June 26
Rick Shook, June 30

April

Ray Stevens, 1991
Michael Allshouse, 2000
Gerald Young, 2006
Jason McBride, 2006

May

Robert Wilmink, 1994
Amy Hale, 1995
Wayne House, 1999
Robin McCullough, 1999
Jaime Lopez, 2000
Stacy Wertman, 2004
Aaron Fisher, 2004
Billy Taylor, 2004
Trina Janosik, 2005
Thomas Upson, 2005
Tim Burney, 2006
Dan Rutter, 2006
Dan Lamay, 2006

June

Randy Talley, 1984
Billy Moore, 1984
Edgar Azucena, 1991
Odir Comayagua, 1997
Rich Lee, 1999
Sam Stocks, 2000
Matthew Gehring, 2002
Adam Britt, 2003
Jay Stoda, 2004
John Waechter, 2004
Tony Zimmer, 2004
Frank Tull, 2004
Martin Apicella, 2006
Matt Liffick, 2006
Chris Bryant, 2006
Keith Goodman, 2006



KBS cooks pose with Sur La Table's top chef and instructor, Dave Booth.



Hirschler Fleischer's conference room in the Edgeworth Building on Tobacco Row offers spectacular views of the James River.

Visit us on the Web at: www.kbsgc.com
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Gray-Minor Baseball Stadium and Paulette Hall Marks VMI History

The new Gray-Minor Baseball Stadium and Paulette Hall were dedicated last month, giving VMI one of the best college baseball venues in the nation.

The facilities were dedicated in honor of former state Sen. Elmon T. Gray '46, G. Gilmer Minor III '63, and Bill Paulette '69, president and founder of KBS. Extensive renovations to the stadium and locker room facilities were made possible by the generosity of the three men.

The three benefactors were honored at a private ceremony in the Pogue Auditorium of the Marshall Library. Their contributions to VMI baseball and to the Institute were recounted and the Institute unveiled replicas of brass plaques that are affixed to the facilities bearing their names.

"We are here this afternoon to express our deep appreciation to three very special alumni, and to their families, for their generosity that has made it possible for us to construct, what is without a doubt, one of the finest college baseball complexes in the country," said Gen. J.H. Binford Peay III, superintendent in his remarks.

The dedication events concluded with Paulette tossing the first ball, with Minor acting as catcher and Gray at bat.

March 27 marked the first time a night game was played at the facility, and the first time VMI had lighted field to play on after dark.

In this game, the Keydet's won 5-3 over the Virginia Commonwealth University Rams.

The new stadium is already having a positive effect on the team, which has garnered a national ranking for the first time in VMI's history.



Paulette unveils plaque with his wife, Carolyn, and mother, Mary.