



January 21, 2009

To Whom It May Concern:

As regional Director of Artspace Projects, Inc., I have worked with Marpac Construction LLC on two completed multi-family projects and have another project under construction. Our first project was the Tashiro Kaplan Artist Lofts in downtown Seattle, Washington. This project combined historic renovation with new construction and came in on budget and on schedule. Our second project, Artspace Hiawatha Lofts was four floors of new construction over ground floor commercial spaces with partial underground parking garage.

As always with a low-income multi-family housing project there is a limited budget that demands creative thinking. Marpac was able to work with our architect and structural engineer in developing a plan that allowed us meet the challenges of the site and keep within our budget. Utility coordination is often difficult with urban infill development projects. Marpac maintains positive relationships with staff at the city level and with utility staff, both administrative and with workers on the site. These positive relationships are invaluable when problems arise whether with design changes or cost increases. Marpac always works with the design team to solve a problem rather than assign blame.

Another area that Marpac excels in is neighborhood relations. The Hiawatha project is situated in a residential neighborhood across the street from townhouses and a co-housing project, all active neighbors involved in their community. Marpac kept the community informed of the construction process and any issues that might affect them whether it be noise or street closures.

We are beginning our third project in the northwest and it is no accident that we have engaged Marpac for a third time. Their commitment to excellence, communication, creative problem solving and having a good time in the process all keep us coming back for more. The development world has its ups and downs and working with Marpac is definitely one of the ups.

Please feel free to contact me should you have any questions about working with the Marpac Construction team.

Sincerely,

A handwritten signature in blue ink that reads "Cathryn Vandenberg".

Cathryn Vandenberg
Regional Director

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