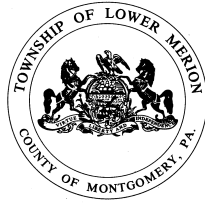


**TOWNSHIP
OF
LOWER MERION**
MONTGOMERY COUNTY



DEPARTMENT OF PARKS & RECREATION

75 East Lancaster Avenue
Ardmore, PA. 19003-2376
Telephone: (610) 645-6220
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February 2, 2026

Letter of Recommendation
Re: Accurate Construction Management, LLC

To Whom It May Concern,

I am pleased to write this letter of recommendation for Accurate Construction Management (ACM). Anthony Cutrufello, Principal and Emma Vormsclag have served as the Township's Owner's Representatives on three concurrent construction projects in 2025. Two of the three are approaching completion with the third concluding the end of 2026.

ACM has been an invaluable member of our Township team for these projects, staying on top of every aspect and providing construction administration services throughout the bidding, construction, post-construction, and grant administration phases. The projects include the Ardmore Avenue Community Center (AACC), Positive Aging in Lower Merion (PALM) Senior Center, and the Ashbridge House. I only wish they had been on board during the Construction Document phase, as I believe they would have added even more insight and value to the final bid documents.

The scope of the AACC project includes the adjacent Ardmore Pool Complex and the 5-acre Vernon Young Memorial Park. The existing community center building, bathhouse, and nearby shed will be demolished to make way for a new service-oriented Community Center and a separate bathhouse. The site will be reconfigured to integrate park amenities, including tennis, pickleball, volleyball, and basketball courts, a playground, picnic area, the existing community swimming pool, and athletic fields. The new environmentally sensitive, approximately 17,500 square foot, two-story structure will be centrally located on the site and feature flexible spaces for educational, recreational, cultural, and social programs for the community. Photovoltaic and geothermal HVAC systems, along with other green building initiatives, are incorporated into the project.

The scope of the PALM Senior Center project included the renovation and expansion of a two-story building constructed in the early to mid-1970s, increasing its size from approximately 7,430 square feet to 9,900 square feet. The renovated structure with front & rear additions along with reconfigured first and second floors brings in natural light, as well as provides additional and improved program spaces.

The Ashbridge House renovation and addition made a Class I Historic Resource functional and accessible for use as an additional Senior Center. The project preserved and updated the original 1769 two-and-a-half-story section of the house and the main 19th-century portion, including their historic roof forms. A late 19th-century rear frame addition with scalloped wood shingles was removed and replaced with a new 2,519 square foot addition. The new addition provides

ADA accessibility, including an access ramp, accessible restrooms, an elevator serving the basement through the second floor, storage, and a fire-rated stairwell.

In conclusion, I wholeheartedly recommend ACM without reservation. In my role as Director of Parks and Recreation at the Township of Lower Merion, I have had the opportunity to work closely with ACM and can attest to their exceptional skills, dedication, and positive impact. They will bring valuable perspectives and experience any team.

Please feel free to contact me if you need any further information or would like to discuss ACM in more detail.

Sincerely,

A handwritten signature in black ink, appearing to read 'DLH', followed by a horizontal line extending to the right.

Donna L. Heller
Director, Parks & Recreation
dheller@lowermerion.org
610-645-6220