





## FIRM INTRODUCTION



---

# Our Story



G. Holmes Bell, IV, PE  
CEO & Chairman

---

For more than six decades, we at Hussey Gay Bell have remained steadfast in our commitment to providing an enduring legacy of excellence in design and service in the fields of engineering, architecture and surveying.

Our dedication to the firm's core values of innovation, initiation of ideas and collaboration are exemplified through our intense focus on client relations and production of award-winning work. Yet, the true essence of Hussey Gay Bell's strength lies within the talented group of professionals who work tirelessly on our clients' behalf. We at Hussey Gay Bell understand our duty to perform at the highest levels of standards, both professionally and civically, to enhance the quality of life within all the communities we serve as evidenced by our established history of involvement with civic and charitable organizations and service leadership on industry and community boards. This commitment to excellence extends to every client and to every community we serve. So, here's to the next 60 years.

# Firm History



Our Founders Left to Right:  
Mr. DeYoung, Mr. Gay, Mr. Bell, Mr. Hussey

<div>1958</div> <div>Founded &amp; Incorporated Civil Engineering Firm In Savannah, GA</div>	<div>1966</div> <div>Gus H. Bell, III, PE Joins Firm</div>	<div>1979</div> <div>Firm Expands with Architecture Studio</div>	<div>1986</div> <div>Gus H. Bell, III, PE Becomes Chairman &amp; CEO</div>
<div>1987</div> <div>Firm Expands to Columbia, SC</div>	<div>1989</div> <div>Firm Expands to Charleston, SC</div>	<div>1994</div> <div>G. Holmes Bell, IV, PE Joins Firm</div>	<div>2012</div> <div>G. Holmes Bell, IV, PE Becomes 3<sup>rd</sup> Chairman &amp; CEO</div>
<div>2014</div> <div>Firm Expands to Atlanta, GA</div>	<div>2017</div> <div>Firm Expands to Statesboro, GA &amp; Nashville, TN</div>	<div>2018</div> <div>Firm Celebrates 60 Years</div>	<div>2022</div> <div>Firm Acquires Hayes James, Opens Greenville, SC, Grows The Family</div>



## Key Stats

1958

Year Founded

HQ

Savannah

67

Number of Years  
in Business

8

Regional Offices In  
Southeast

8

Core Markets

175+

Total Employees

36%

Women/Minority  
Employees

12

In-House Disciplines

2025

ENR Top 500 Design Firm

---

# Capabilities

## SERVICES

Architecture  
Interior Design  
Civil Engineering  
Transportation Systems Engineering  
Water & Wastewater Engineering  
Natural Gas Systems Engineering  
Environmental Engineering  
Structural Engineering  
Landscape Architecture  
Surveying  
Permitting  
Construction Management Services

## MARKETS

Commercial  
Education  
Government  
Healthcare  
Industrial  
Residential  
Transportation  
Water

---

## By The Numbers

*Nearly 1/3 of the firm's portfolio of work is projects for private companies, developers and real estate brokerage firms.*

- 50K+ Units
- 40K+ Acres of Land Development
- 5+ 2025 Fortune 500 Homebuilder Clients
- 75K+ Units
- 15+ PUDs

---

**Planning and  
designing for current  
and future  
extraordinary places  
and properties.**

---

## **HOW WE CAN HELP**

- Land Analysis/Due-Diligence
- Land/Building Inventory Identification Assistance/Research
- PUD Development
- Utility Master Plans, Allocations, Negotiations and Agreements
- Individual Permit Assistance
- Conceptual Site Plan Development
- Marketing Materials/Graphics
- Master Planning
- Value Engineering/Cost Estimating
- Entitlement Consultation
- In-House Turnkey Full Civil Design Services, Permitting & Construction Admin
- In-House Turnkey Industrial Full A-E Design Services, Permitting & Construction Admin





EXPERTISE



## MASTER-PLANNED COMMUNITIES

Savannah Quarters  
Pooler, GA  
Size: 2,600-Acre PUD  
Role: Master Planning,  
Civil Engineering & Site Development







Palmetto Dunes Resort  
 Hilton Head Island, SC  
 Size: 2,000-Acre PUD  
 Role: Master Planning,  
 Civil Engineering & Site Development







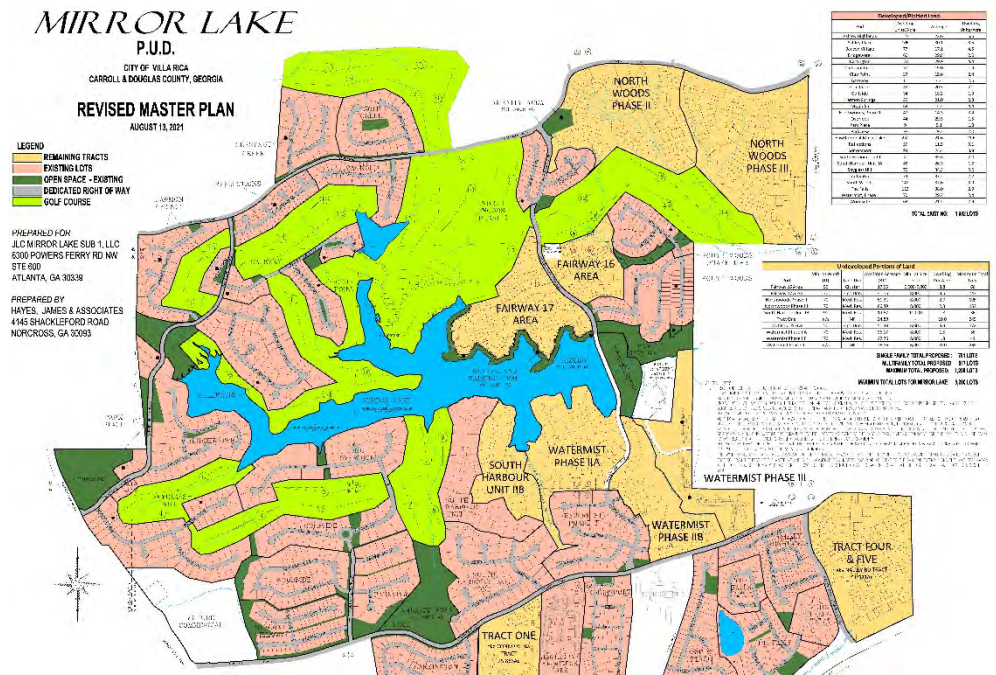
Heartwood at Richmond Hill  
 A Raydient Places + Properties  
 Community  
 Richmond Hill, GA  
 Size: 7,000-Acre PUD  
 Role: PUD Development, Infrastructure  
 Master Planning & Design







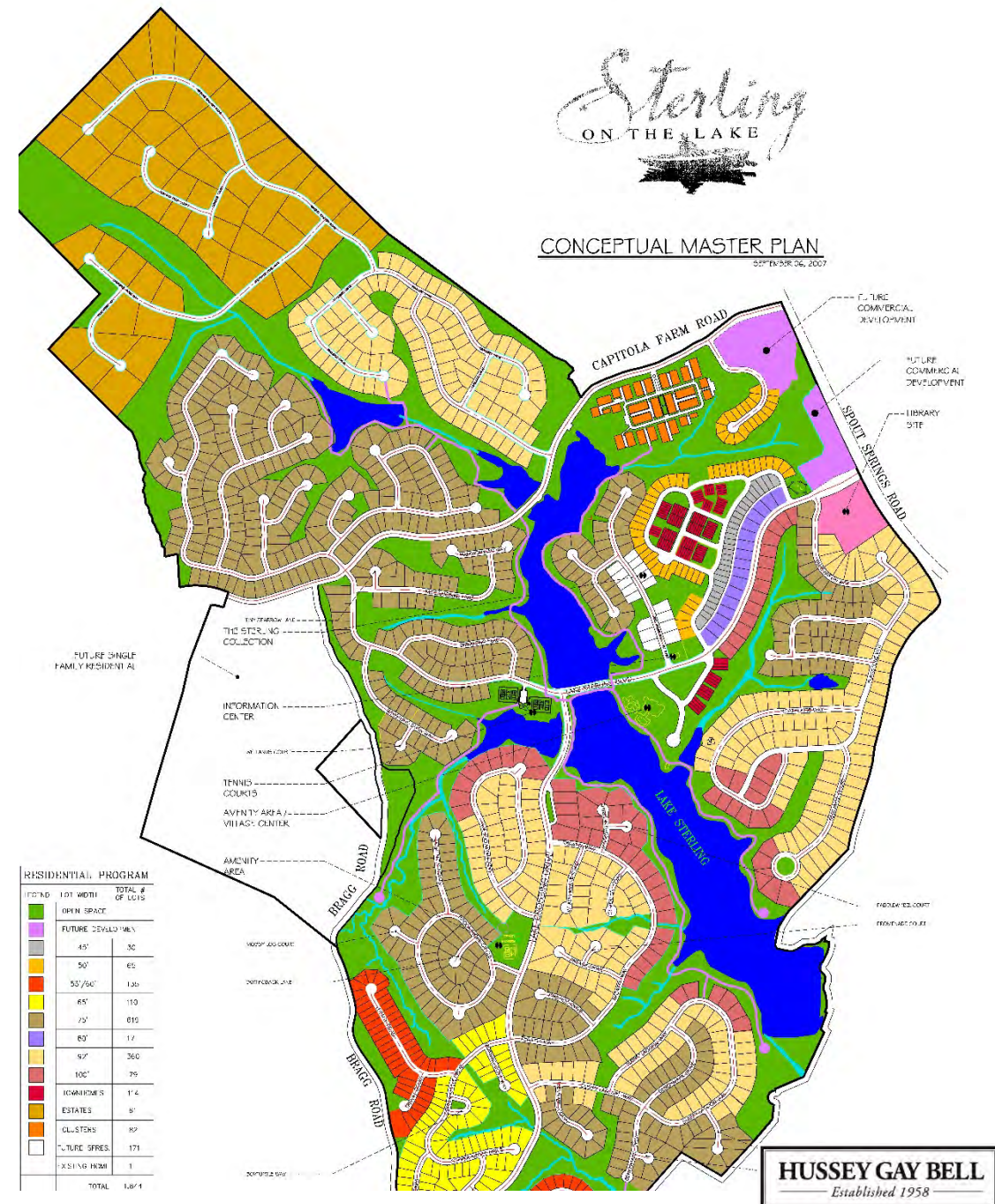
**Mirror Lake Master Planned Community**  
**City of Villa Rica, GA**  
**Size: 1,000-Acre PUD**  
**Role: Master Planning,**  
**Civil Engineering & Site Development**







**Sterling on the Lake Master Planned  
Community**  
**Flowery Branch, GA**  
**Size: 1,000-Acre PUD**  
**Role: Master Planning,**  
**Civil Engineering & Site Development**



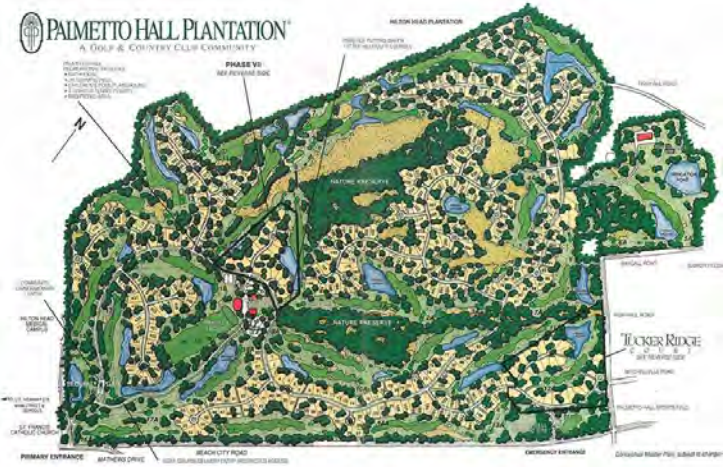




Dunes West PUD,  
Charleston County, SC  
Size: 4,500-Acre PUD  
Role: Master Planning,  
Civil Engineering & Site Development







**Palmetto Hall**  
**Hilton Head Island, SC**  
**Size: 750 Acres**  
**Role: Master Planning,**  
**Civil Engineering & Site Development**





Belvedere Island Plantation  
Townsend, GA  
Size: 400 Acres  
Role: Civil Design Improvements





The Landings, Phase II  
Skidaway Island, Chatham County, GA  
Size: 6,300 Acres  
Role: Civil Design Improvements





Beresford Hall Assembly  
Charleston, SC  
Size: 950 Acres  
Role: Master Planning,  
Civil Engineering & Site Development





Coosaw Creek Country Club  
North Charleston, SC  
Size: 950 Acres  
Role: Master Planning,  
Civil Engineering & Site Development









## SINGLE-FAMILY COMMUNITIES



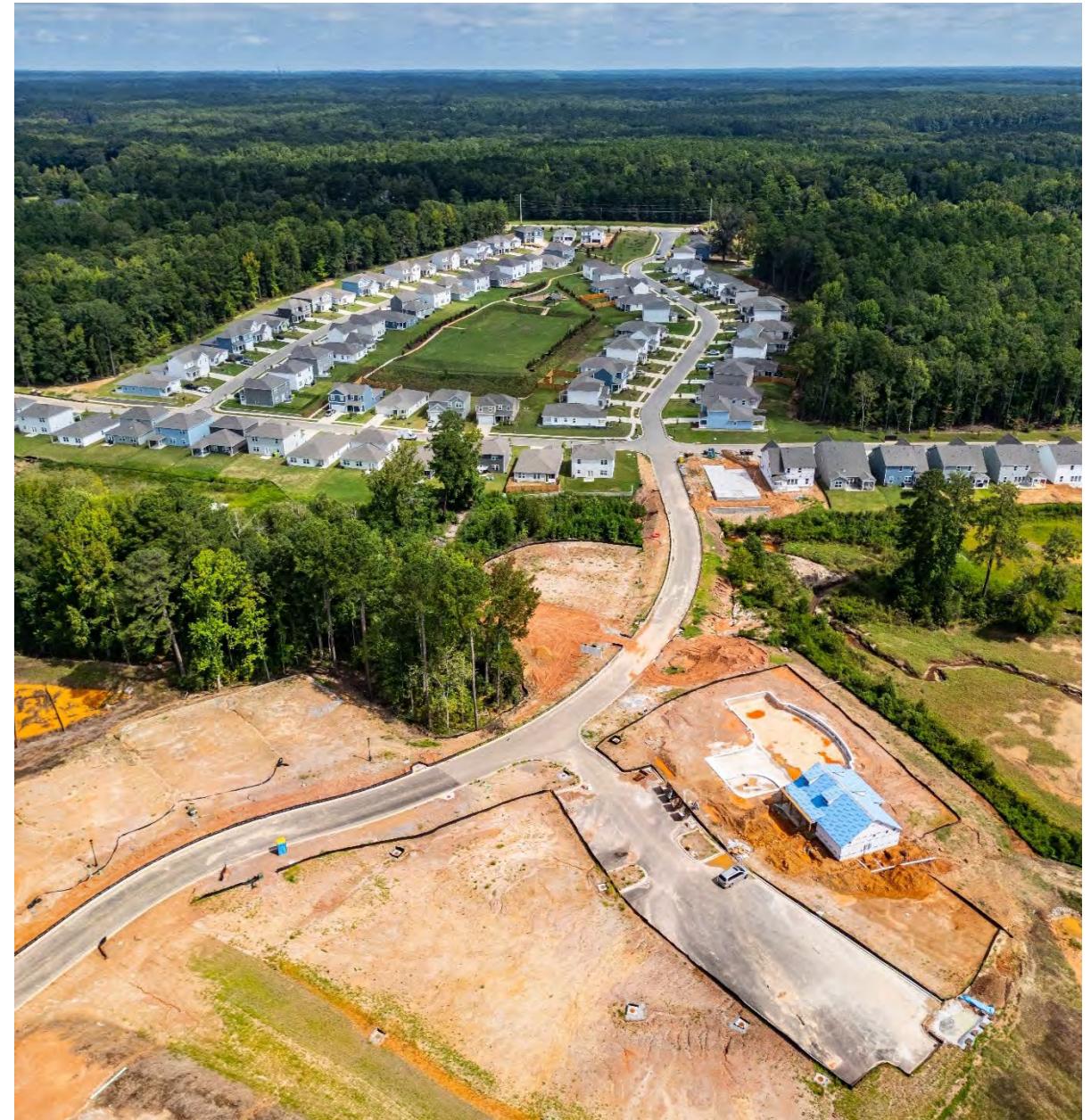


Bennett's Bluff  
Town of James Island, SC  
Size: 86-lots  
Role: Master Planning,  
Civil Engineering & Site Development





Grand Arbor  
Blythewood, SC  
Size: 90 Acres  
Role: Master Planning,  
Civil Engineering & Site Development







## MULTI-FAMILY COMMUNITIES



Sweetwater Apartments  
Charleston, SC  
Size: 320 units  
Role: Master Planning,  
Civil Engineering & Site Development





The Ashley Apartments  
Charleston, SC  
Size: 174 units  
Role: Master Planning,  
Civil Engineering & Site Development





Avala at Savannah Quarters  
Pooler, GA  
Size: 256 units  
Role: Master Planning,  
Civil Engineering & Site Development



---

## **Planning and designing for current and future extraordinary places and properties is a long-term commitment.**

- Ability to assist the client with master planning and design of the infrastructure needs for large scale developments.
- Relationships and knowledge to provide coordination and guidance to clients for water and sewer strategies and master planning to serve large communities with a range of amenities.
- Experience and knowledge with coastal and lowlands drainage system master planning and design to meet the special requirements of sensitive coastal properties.
- Experience with marsh front and oceanfront projects, and development of marine and amenity improvements located on riverfront properties.
- Proven track record on master planning and design for development in over 10 large scale PUD and master planned communities totaling over 8,000 acres of coastal and near-coastal development.



