### APMA

July 6, 2023

AIA Nebraska 335 North 8th Street Suite A Lincoln, NE 68508

RE: Harry F. Cunningham Gold Medal Award Nomination - Michael Alley

Members of the Selection Committee:

It is my honor to once again nominate Michael Alley for the Harry F. Cunningham Gold Medal Award. I can think of no one more worthy than Michael Alley, as he displays the highest levels of professionalism, personal integrity, and compassion for others. He is a talented architect with a gift for inspiration which he emanates by being positive, unassuming, and encouraging everyone to be the best versions of themselves. I have benefited greatly from our long association.

As a founder of our firm, Michael was instrumental in creating an organizational structure that emphasizes collaboration over hierarchy. He championed our "flattened pyramid," which allows everyone to have a voice. Michael believes that good ideas come from all, and no one should ever be afraid to express their views. In his words, "everyone should be both a leader and a follower." The results are evident. The team he has built is full of quality people who have passion for their work, loyalty to the firm, and respect for one another. Along with this, Michael is an incredible mentor and has helped dozens of young architects develop into talented professionals. He has done all of this in his quiet and humble manner. He truly leads by example.

In his almost 40-years of service to our profession and community, Michael has been a passionate advocate for thoughtful design, and a champion for Omaha's most at-risk neighborhoods. His portfolio includes many projects which support those with the greatest need - including the Hope Center, the Salvation Army, and most recently, Seventy Five North and the Highlander Neighborhood. Michael believes everyone should be treated with dignity and that design can foster a supportive environment for people in need.

Michael has been involved in a variety of project types over the years, but he has a special passion for projects that promote the arts. He believes the arts should be accessible to everyone and this notion has driven many of his designs that will enrich our community for generations to come. Notable examples include the Joslyn Museum renovation and addition, Film Streams Ruth Sokolof Theater, The Union for Contemporary Art, and The Rose Theater.

Michael's career serves as a model to the myriad professionals seeking ways to adeptly weave their professional and personal lives to create positive social change. I believe that Michael Alley embodies the qualities established by Harry F. Cunningham and deserves strong consideration for this prestigious award.

Sincerely,

Albert Macchietto, AIA, NCARB

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## MICHAEL ALLEY AIA, NCARB



#### **EDUCATION**

Bachelor of Science in Architecture, University of Kansas, 1980

Bachelor of Science in Environmental Design, University of Kansas, 1979

#### **REGISTRATIONS**

Registered Architect: Nebraska, Iowa, Missouri, Kansas, Texas

National Council of Architectural Registration Boards Certified

#### **COMMUNITY**

The Omaha Theater Company for Young People, Board Chairman

Ballet Omaha, Board

The Mayors Public Arts Commission Riverfront Redevelopment Public Art Committee Chairman

The Hope Center for Kids, Board Project Interfaith, Board Chairman inCOMMON Community Development, Board The Anti-Defamation League, Plains State, Board

The Omaha Community Bike Project, Board Chairman

Business Ethics Alliance Board of Trustees Omaha Public Libraries Board of Trustees American Institute of Architects - Nebraska Board of Directors

Congress for the New Urbanism United States Green Building Council, Nebraska Flatwater Chapter

## A HUMBLE LEADER

What started as a two-person architecture shop based out of Michael's spare bedroom in 1987 has grown into a 69-person architecture, interior design, and construction administration studio with offices in Omaha, Nebraska and Red Oak, Iowa. As a founding principal, Michael Alley has instilled his belief that architecture has the power to improve communities. This guiding principle has directed every decision he and the firm have made, from the types of projects APMA takes on, to the kinds of organizations supported with probono efforts. In 2015 the firm embarked on a strategic planning initiative and put into words the deeply ingrained culture and values. The result was a simple dedication: **Put People First. Advance Design. Build Communities.** This is a clear reflection of Michael's career.

Michael Alley has more than three decades of experience in the design and construction industry. His award-winning portfolio includes various urban redevelopment endeavors, higher education buildings, research facilities, performing arts venues, and residential projects of all sizes and scope. A passionate advocate for thoughtful development in Omaha, Michael has played an integral role in some of the city's most impactful revitalization projects, including rethinking North Downtown (where APMA's main office resides) and the rejuvenation of North Omaha, where APMA has led dozens of projects in its 36-year history.

Michael's **selfless dedication and community-mindedness** marks him as a true citizen architect. His hands-on, compassionate leadership serves as a guidepost for all team members, encouraging employees to serve their community. Michael has worked with some of Omaha's most inspirational organizations, from the Omaha Economic Development Corporation, to the Union for Contemporary Art and The Hope Center. Encouraged by his example, APMA's passionate team members represent the firm in myriad organizations, including Restoration Exchange Omaha, Food Bank for the Heartland, and the North Downtown Omaha Alliance.

Since 1991, Michael has been the recipient of more than 30 honors and awards - both locally and nationally. These recognitions underscore his commitment to preservation, the arts, community, service, and design. These accolades are always accepted humbly and with the acknowledgment that he did not act alone, but alongside a team of other talented and capable professionals.

**Michael is a true renaissance man** with many hobbies that have become interwoven within his professional life. He has found ways to benefit others through his interests by serving on boards like the Community Bike Project and raising money for worthy causes, such as The Hope Center, by biking across America. He has also mentored several generations of young designers who have gone on to shape the built environment in their own unique and individual ways.

### **COMMUNITY & CULTURE**

The Arts | Michael, along with wife Laura, has championed the Omaha arts scene for many years, both personally and professionally. Under his leadership, APMA developed relationships with The Union for Contemporary Art, Joslyn Art Museum, Film Streams, and Omaha Public Schools to reimagine their creative spaces. Michael currently serves as the Chairman of the Public Art Committee for the Riverfront Revitalization Committee and often uses poetry as a source of inspiration when beginning a design or presenting new ideas to clients.

**Community Service** | "Building Community" is an APMA core value, thanks to Michael's vision and leadership. A strong believer that "serving others serves all" Michael often seeks out and partners with non-profits and community-minded organizations to foster the enrichment of a better future. For example, APMA's work with Seventy Five North led to a relationship with Howard Kennedy Elementary, the nearby public school, for which APMA has collected goods and raised funds to help students and faculty alike for many years now.



Thank you so much for the generous donation to Howard Kennedy. You guys really "get it." I'm so glad to be partnered with people that strive to make life better for others. Kennedy's success is the backbone of our work. Thank you for embracing them.

Othello Meadows Former President & CEO Seventy Five North Revitalization Corp

**Omaha** | A native of Wichita, Kansas, Michael embraced his adopted home whole-heartedly. From advocating for the preservation of Omaha's historic buildings and neighborhoods, to encouraging intelligent urban infill, Michael always wants the best for his community. Michael was involved in early designs for Conagra's downtown campus in the 1980s. City planners approached APMA and the firm created a design that integrated the existing industrial buildings. Unfortunately the plan was not implemented and Jobber's Canyon was eventually lost.

**Firm Culture** | When Michael Alley and Perry Poyner united in 1987, it is unlikely either envisioned the 69-person firm that APMA has become. Regardless of its size, Michael's insistence that the firm retain the culture of a small studio has made it one of the most creative design firms in Omaha, with an extremely diverse portfolio, and an adept cohort of professionals. Michael believes the secret to APMA's success is born from the desire to give every person a voice in shaping a shared future through the firms Alliances and Practice groups, commitment to consensus-based decision making, by embracing the philosophy of enlightened self-interest, and constant efforts to decentralize decision making. Along with this, an emphasis on balancing work and play has always permeated APMA.











### 36 YEARS OF DEDICATED SERVICE

2008 - 2012

2017









1979	Bachelor of Science in Environmental Design, University of Kansas
1980	Bachelor of Science in Architecture, University of Kansas
1985	Founding Member of Future Omaha
1987	Becomes registered Architect in the State of Nebraska
1987	Founds Alley Poyner with Perry Poyner
1989	Alley Poyner renovates and moves into the iconic Anheuser-Busch Beer Depot in downtown Omaha
1991	Awarded Omaha, Jaycees' Distinguished Service Award and

1991 Ballet Omaha, Board 2008 APMA relocates to the Tip Top Building in North Downtown Omaha. The firm had 32 employees

one of the Ten Outstanding Young Omahans

2012 APMA opens second office in Red Oak, Iowa 2014 APMA opens the Co-Lab, a co-working space meant to foster non-profits and start-ups 2014 Michael and Laura Co-chair Film Streams' Feature VI

Project Interfaith, Board Chairman

2014 Speaks at UNO's Masters and Music series on the importance of historic preservation

Serves on American Institute of Architects - Colorado South 2015 awards iurv

2015 Works with Team Lift to design and build a school for girls in Malawi, Africa

APMA all office trip to Denver to celebrate 30th anniversary 2017 Michael and Laura serve as honorary chair-people for Milagro, a fundraiser for OneWorld Community Health Centers

2017 - 2018 inCOMMON Community Development, Board Advisory Council Wall Street Journal features Michael and Laura's apartment in 2018 The Breakers (an APMA & NuStyle project)

2018 - 2020 American Institute of Architects - Nebraska, Board of Directors 2018 - 2022 Riverfront Revitalization Committee.

Chairman of the Public Art Committee

2019 Michael and Laura serve as honorary chair-people for JAMA Gala: The Art of the Seating

2019 Speaks at Joslyn Castle's & Restoration Exchange Omaha's Architecture on Tap event

2021 Omaha by Design awards Michael and Laura the Laurels Award their highest honor

2022 Alley Poyner Macchietto Architecture celebrates 35th anniversary. The firm had 66 employees

Michael's idea to Put People First has allowed APMA to flourish. In his 36-year tenure, APMA has grown from an office of two architects into a firm of 69 professionals - one of the largest in the region. Not only does APMA offer architectural design services, but also one of the largest interior design studios in Omaha, environmental and graphic design services, and construction administration. Michael has overseen an astounding level of sustainable and consistent growth in his time.

## **ADVANCING DESIGN, BUILDING COMMUNITY**













1987	Scoular Building Renovation   Omaha, NE
1991	Lied Lodge and Conference Center   Nebraska City, NE
1995	The Rose Theater Restoration   Omaha, NE
1997	Children's Square Masterplan and Facility   Omaha, NE
1998	Kearney Performing Arts Center Feasibility Study   Kearney, NE
1999	North 24 <sup>th</sup> St. Church of God   Omaha, NE
1999	Wayne State College Ramsey Theater Renovation & Expansion   Wayne, NE
2000	Carnegie Library Renovation Union Pacific Railroad Museum   Council Bluffs, IA
2002	Kutak Rock Law Offices   Omaha, NE
2002	Hope Center for Kids   Omaha, NE
2003	Nebraska State Historical Society   Lincoln, NE
2004	Scoular Company Offices   Overland Park & Salina, KS
2005	Film Streams, Ruth Sokolof Theater   Omaha, NE
2005	Livestock Exchange Building Rehabilitation   Omaha, NE
2005	The Slowdown   Omaha, NE
2007	Harvester Building Renovation for Artspace Artist Lofts   Council Bluffs, IA
2008	Tip Top Apartments   Omaha, NE
2008	UNMC Maurer Center for Public Health   Omaha, NE
2009	Downtown Revitalization and Planning   Geneva, NE
2010	UNMC Stanley M. Truhlsen Eye Institute   Omaha, NE
2011	Fremont Downtown Redevelopment Plan   Fremont, NE
2012	St. Mary's School   Malawi
2012	Assemblage Gallery   Lincoln, NE
2012	Beatrice Public Library   Beatrice, NE
2013	North Omaha Redevelopment Planning Study   Omaha, NE
2013	The Rose Theater Masterplan   Omaha, NE
2014	UNK Visual & Performing Arts Center Program Statement   Kearney, NE
2018	LAMB Arts Regional Theater   Sioux City, IA
2019	Countryside Community Church at the Tri-Faith Campus   Omaha, NE
2019	Swanson Elementary School   Omaha, NE
2020	75 North Development Masterplan, Senior Housing, Multi-Family Housing, and Community Space   Omaha, NE
2020	Hoff Family Arts and Culture Center   Council Bluffs, IA
2021	Ashton Building @ Millwork Commons   Omaha, NE
2021	Henry Doorly Zoo Stingray Beach   Omaha, NE

Since co-founding Alley Poyner (now Alley Poyner Macchietto Architecture) in 1987, Michael Alley has had a hand in over 550 projects, both directly and indirectly. His influence can be attributed to work both locally and nationally.

2022

2022

2022

Catalyst UNMC | Omaha, NE

Community Alliance | Omaha, NE

Joslyn Art Museum Addition and Renovation | Omaha, NE









103 projects went through the historic tax credit review process during Michael's time at APMA

During his tenure at APMA, the firm added more than **2,429** low-income housing units to the region









- A. Union Pacific Railroad Museum B. Scoular Headquarters C. Highlander Multifamily Building D. Stockyard Exchange Building E. Norfolk Public Library F. Ashton Building G. UNMC Stanley M Truhlsen Building H. Film Streams Ruth Sokolof Theater



















- A. Core Bank Headquarters
- B. Alley Apartment at The Breakers C. Clarinda Carnegie Art Museum
- D. The Foundation Offices
- E. Hoff Family Arts and Culture Center
- F. Film Streams Dundee Theater G. 2021 Omaha by Design Awards
- H. Highlander Townhomes

## Architects Stress Variety in Projects Firm's Growth Is by Design

## Omaha World-Herald

May 7, 1990

They are architects who design modern buildings and restore historic buildings, with a strong commitment to detailing what is old and what is new. 'Sense of What Was'

"It's terrifying for an architect to design his own office, but we feel that this building represents our philosophy about design and restoration," said Michael Alley, who met Perry Poyner six years ago at another Omaha architectural firm. They formed Alley and Poyner in February 1987.

"Everything we did from scratch is very contemporary and obviously different from what was originally here - but you get a sense of what was," he said during a tour of the building.

"We don't like the idea of aping original construction. We try to be sensitive to the history, to work within its context but distinguish what is new from what is original. That requires a lot of creativity," Alley said.

# Co-Lab Work Site at TipTop Building is Home to 13 Businesses

# Omaha World-Herald

April 3, 2014

Michael Alley called the "risky" venture into the transitional north downtown a "blast" that has enriched his 46-person firm and also seems to be feeding the local redevelopment momentum.

On another occasion, architect Michael Alley was assisting a church with a design project. He leaned on the Verdis folks for sustainability suggestions. "What seems to happen is the organic interactions," Moody said.

The common denominator among tenants, said Michael Alley, is a creative edge. Even bank-type entities such as Nebraska Enterprise Fund are innovative, he said, as it loans money to nontraditional efforts.

As the Co-Lab grew, so did activity around it. The home of the College World Series was built. The Mastercraft building opened to fledgling startups. Alley Poyner designed some of the area's newer projects, including the Blatt Beer & Table, the 9ines Loft Apartments and permanent supportive housing at the Siena-Francis House shelter.

Alley Poyner Macchietto looks forward to continuing its role in helping to prod yet another renaissance, in north Omaha. The firm is assisting in several housing and community projects and is the architect for the 75 North revitalization effort. "This feels like the gateway," Laura Alley said, looking out at her neighborhood. "There's a lot of energy here."

# Couple Share Vision for What Omaha Could Be

## Omaha World-Herald

September 9, 2014

He and Laura also partnered in growing Alley Poyner Macchietto Architects, headquartered in the renovated TipTop Building near 15th and Cuming Streets. Their space has become a home for creatives and artists in several fields, and they are enthusiastic about urban planning for Omaha's future. "We do have a vision for Omaha," he said, "but it's so different from what we see today." It will take investing in the public realm to make Omaha an exciting destination, he said. That means better public transportation, open spaces for walking and biking, and creating a diverse, vibrant atmosphere — what he calls "a deep cultural well" — that attracts artists and creative professionals like Alexander Payne.

"That's where Film Streams and others are on the front edge of shaping the city's culture," he said. "It's those cultural outlets that give vitality to attract top people to the business world."

## WITH OUR SINCEREST THANKS



### THE ROSE THEATER

"On behalf of the Board of Trustees of the Omaha Theater Company for the Young People, I want to thank you for the incredible job restoring The Rose Blumkin Performing Arts Center. From the day we made the decision to retain Alley Poyner Architecture, I knew the finished project would be one worth waiting for. Like everyone else, I was not disappointed. Ultimately, the single greatest tribute to your work will come from the thousand of children in the city of Omaha who are able to enjoy The Rose on a daily basis.

We appreciate your efforts and many contributions throughout the project, and are confident that the project would not have been completed with the highest quality and care had Alley Poyner Architecture not been involved."

Richard E. Putnam President, Omaha Theater Company for Young People Board of Trustees

### COUNTRYSIDE COMMUNITY CHURCH

"It was wonderful working with the collaborative team of Alley Poyner Macchietto Architecture (Omaha) & HGA Architects & Engineers (Minneapolis) in creating a sustainable design for our new church. Through a very inspiring and inclusive process, both firms believed that any great design required a great understanding of the church's aspirations, our internal committee's passion to meet our objectives for the use of a fully designed environment inside and out. An integral part of the success of our project was their shared leadership that brought diverse perspectives to achieve design coherence and high performance solutions for our church. Countryside Community Church reflects the progressive spirit of our congregation because of the combined, collective abilities of both architectural firms working together on our behalf."

Rick MacInnes, Chair / Countryside Relocation Committee Co-Moderator - Countryside Community Church & Vice Chair Tri-Faith Initiative Board of Directors





### KUTAK ROCK, OMAHA BUILDING RENOVATION

"We are writing to tell you that our experience in working with your team of architects for our building renovation has been highly successful in every respect. Over the course of the renovation process which began nearly five years ago, we have worked with numerous people within your firm, and our relationships have been uniformly positive and productive.

Your leadership and talents, Michael, as our principal architect have been exemplary...This letter of appreciation cannot end without telling you how absolutely thrilled we are with the results of the complete renovation of The Omaha Building. Not only do we think that the building is impressive and classy in every respect, visitors to our firm are equally impressed and awed by the stunning look and feel of our new surroundings. We could not be happier with our new home."

Robert D Binderup Chief Operating Office David Jacobson Chairman AIA Nebraska 335 North 8<sup>th</sup> Street, Suite A Lincoln NE 68508

Members of the 2022 Cunningham Gold Medal Award Jury:

We are writing today in support of Michael Alley's nomination for the Harry F. Cunningham Medal.

Our experiences working with him is extensive. Specific projects include the Joslyn Art Museum Addition and Renovation, the Omaha Riverfront revitalization, various projects connected to the Millwork Commons district, and most recently the design of our new personal residence.

- For the Joslyn Art Museum addition and renovation, APMA under Michael's leadership teamed with Snohetta to produce a truly iconic 42,000 square-foot addition to the Joslyn which complements the existing important architecture and will become a landmark addition to Omaha's architectural palette. This project is in construction.
- For the Omaha riverfront revitalization, Michael and the APMA team provided significant design input to enhance user experience and functionality. These included the placement of art and infrastructure to complement the park setting. This project is in construction.
- For the multiple projects which constitute the Millwork Commons redevelopment in downtown Omaha, Michael and the APMA team have undertaken roles as architect and as master planners. The architectural scope included renovation of historic buildings as well as development of new buildings. Their unifying vision has been critical to the development. These projects are partially complete and partially future projects.
- Lastly, Michael has provided architectural leadership for a new personal residence for us. This
  residence will be constructed on one of Omaha's grand streets and will be a proud addition to
  the architectural tradition of that neighborhood. While at the cutting edge of technology, the
  home also resonates with a long architectural tradition. Michael and the APMA team were able
  to harmonize these sometimes-competing aspects of the project. This project breaks ground in
  2022.

In working with Michael, we've experienced his generous spirit, his amazing dedication to community, and his extraordinary ability to listen and bring diverse viewpoints to a cohesive and creative architectural solution. Michael is an extraordinary architect, and his creative brilliance is exemplified in his work. He is an incredible human, an outstanding professional and a design leader for our community. We find Michael very deserving of this recognition and are honored to call him a colleague, mentor, and friend.

Sincerely,

Annette & Paul Smith



May 27, 2022

AIA Nebraska 335 North 8th Street Suite A Lincoln, NE 68508

Members of the 2022 Cunningham Gold Medal Award jury:

I am writing in support of Michael Alley's nomination for the 2022 AIA Nebraska Cunningham Gold Medal. As President and CEO of Seventy Five North Revitalization Corp., I have worked with Michael for many years on making our vision for a transformed and revitalized North Omaha come to fruition. It was clear from the beginning that the culture of community service and human centric design Michael has instilled in his firm, Alley Poyner Macchietto Architecture, would make him and his colleagues the ideal partner on our endeavor.

To facilitate the revitalization of a healthy, sustainable, mixed-income community in an area that has only seen disinvestment in recent decades is difficult enough; the opportunity to form a strong, trusting, and supportive partnership with an architect already working in that neighborhood has been a gift. Long before a single shovel broke ground, Michael was busy meeting with and listening to the many stakeholders involved in our undertaking. Throughout long days of visioning and conceptualizing, Michael was always creative and collaborative, his optimistic spirit an inspiration to the group. It was so heartening to see his concern for not repeating past planning mistakes, and instead put the wants and needs of the end-users at the forefront. We could not be more thankful for his thoughtful and impactful approach to design and engagement.

Over the course of many projects now, I continue to be impressed with the strong leadership Michael shows and the way in which he elevates and empowers others at APMA, Seventy Five North, and beyond, to do good for Omaha.

For these reasons and more I believe Michael to be most deserving of this award and am pleased to lend my support for his nomination.

Thank you.

President and CEO

Seventy Five North Revitalization Corp.

402-502-2770

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