

**RFQ# ADSPO14-00003465, Annual Request for Qualifications and Experience
REVISED - Attachment I – General Qualifications**

(If a firm has branch offices, complete for each specific branch office seeking work.)

1. REVISED ADSPO13-00003465: Annual Request for Qualifications

a.	FIRM (OR BRANCH OFFICE) NAME:	Mechanical Concepts LLC dba Commissioning Concepts
b.	FIRM (OR BRANCH OFFICE) STREET:	1010 East Coral Gables Drive
c.	FIRM (OR BRANCH OFFICE) CITY:	Phoenix
d.	FIRM (OR BRANCH OFFICE) STATE:	AZ
e.	FIRM (OR BRANCH OFFICE) ZIP CODE:	85022
f.	YEAR ESTABLISHED:	2004

(g1).	OWNERSHIP - TYPE:	LLC Corporation
(g2).	OWNERSHIP - SMALL BUSINESS STATUS:	Certified Small Business, Certified Woman Owned Business

h.	POINT OF CONTACT NAME AND TITLE:	James W. Bochat, President
i.	POINT OF CONTACT TELEPHONE NUMBER:	602 758-0501
j.	POINT OF CONTACT E-MAIL ADDRESS:	jim.bochat@cxconcepts.com

k. NAME OF FIRM *(If block 1a is a branch office):*

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2. EMPLOYEES BY DISCIPLINE

a. Discipline Title	b. Function: Primary (P) or Secondary (S)	c. No. of Employees - Firm	d. No. of Employees - Branch
Other	P	1	n/a
Technician / Analyst	P	2	n/a
Specialist	P	1	n/a
Total		4	

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3. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST YEAR

a. Approximate No. of Projects	b. Experience	c. Revenue Index Number (see below)
1	Barracks; Dormitories	1
1	Dining Hall; Clubs; Restaurants	1
1	Libraries; Museums; Galleries	1
2	Garages; Vehicle Maintenance Facilities; Parking	1
4	Hospital and Medical Facilities	3
1	Industrial Buildings; Manufacturing Plants	2
1	Laboratories; Medical Research Facilities	1
10	LEED Independent 3 rd Party Building Commissioning	4
1	Mold Investigation	1
2	Labs General	1
1	Railroad; Rapid Transit	2
2	Office Buildings; Industrial Parks	1
1	Warehouse and Depots	1
2	Computer Facilities	2

PROFESSIONAL SERVICES REVENUE INDEX NUMBER

- | | |
|-----------------------------------------|-------------------------------------------|
| 1. Less than \$100,000 | 6. \$2 million to less than \$5 million |
| 2. \$100,000 to less than \$250,000 | 7. \$5 million to less than \$10 million |
| 3. \$250,000 to less than \$500,000 | 8. \$10 million to less than \$25 million |
| 4. \$500,000 to less than \$1 million | 9. \$25 million to less than \$50 million |
| 5. \$1 million to less than \$2 million | 10. \$50 million or greater |

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4. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT (Complete one Section 4 for each key person.)

a. NAME James W. Bochat	b. ROLE IN THIS CONTRACT Commissioning Manager	c. YEARS EXPERIENCE	
		1. TOTAL 40+	2. WITH CURRENT FIRM 5
d. FIRM NAME AND LOCATION (City and State) <i>Mechanical Concepts LLC dba Commissioning Concepts 1010 East Coral Gables Drive, Phoenix, AZ 85022</i>			

e. EDUCATION (DEGREE AND SPECIALIZATION) Attended ASU (no degree): Mechanical Engineering NEBB Certification in Commissioning, Retro Commissioning, Building Envelope Testing, Test & Balance LEED-AP	f. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) State of AZ ROC228327 Class L-79
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g. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)



Jim Bochat, President of Commissioning Concepts, has been a NEBB Certified Commissioning professional since 1993. He will act as the Commissioning Manager for all projects. He is a LEED AP and a Certified NEBB Building Systems Commissioner. He is also certified in Building Test & Balance and has many years of HVAC design and both industrial and commercial building controls design and construction experience. His experience as a control contractor representing several major brands of systems has given him extensive control system commissioning experience. In his 40+ years of experience he has provided hundreds of building owners with problem solutions and energy efficient installations for improved building operations. Mr. Bochat has been instrumental in developing the Technical commissioning process for NEBB and utilizes this technical process to provide technical, hands on commissioning services.

Jim was the NEBB Commissioning Committee Chairman from 1995 until 2009 and reappointed by the NEBB Board of Directors in 2012 as chairman. He is a Certifying Instructor for the NEBB Building Systems Commissioning program. He has taught commissioning seminars for NEBB throughout the United States and in Melbourne, Australia. He has spoken on Commissioning to groups such as NYSRDA, ASHRAE, AHR Expo, PECI, IFMA, Southwest Plant Engineers Expo, RMA Chapter of APPA, Green Summit 2008, Build It Green 2009, Western Area Power Users, NEBB, AMCA of Australia and Greenbuild 2010. He is a NEBB certified Professional in Commissioning with qualifications in, Retro Commissioning, HVAC, Controls, Building Envelope, Electrical, Special Electrical Systems, Fire Protection, Green Building and Plumbing systems. Jim is a past President of the National NEBB organization, serving 2003 - 2004. He is a member of ASHRAE's Project Committee for the Performance Metrics Protocols, a committee member of ASHRAE's GL14 & GPC1.2 Committees, and chairman of the ASHRAE PMP Best Practices committee. He has written several articles for engineering magazines and presented webinars on commissioning.

As a LEED AP, he has completed commissioning of several LEED projects, including two Platinum LEED facilities, the highest LEED achievement. His past projects include medical, educational, municipal, manufacturing and entertainment facilities.

He has over 40 years of experience in Design, Construction, Commissioning and Construction Management of energy improvement projects. This experience includes design and construction of a solar powered electrical generating facility, two Solaris test facilities for D.O.E. and numerous energy management systems for specific control and energy reduction scenarios. He has over 35 years of experience in constructing and making system function as a Mechanical and Controls contractor and as a start-up, balancing and commissioning contractor.

In November, 2010 Jim Bochat was awarded the George B. Hightower Award for his service to NEBB. The George B. Hightower Award was established to venerate outstanding individuals who have served NEBB with distinction, given their time and talents, and proven their dedication to NEBB and the future of our industry through exemplary service. The award was named for an extraordinary man, Mr. Hightower had been instrumental with the formation of NEBB programs since its inception and through its subsequent success and also served as NEBB's President in 1974. The George B. Hightower Award is NEBB's most prestigious honor and is presented periodically to people who have made special contributions to the success of NEBB.

Additionally he is qualified in the following:

Quality Control Process	As President of two construction companies for over 32 years was personally responsible for developing and managing quality construction techniques and processes for HVAC, Plumbing, Fire Protection, Controls, Fire Alarm and Security systems.
Operation and Maintenance	For over 32 years ran and operated a Mechanical contracting service firm providing commercial and industrial HVAC and Controls service, including maintenance contracts for over 100 customer buildings.

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Energy Efficient Equipment Selection and control Strategies	Provided energy services through Energy Services Work, Test and Balance and Commissioning services. Provided energy analysis, design, equipment selection and purchasing, construction installation, startup and commissioning of energy savings systems. These systems included high efficient HVAC systems, solar power and water systems and configuration of existing systems for improved energy utilization.
Life Cycle cost analysis and energy budgets	Provided Energy Services Company (ESCO) work provided energy analysis, cost estimates and ROI evaluations of energy projects and systems.
Sustainable Design experience	Early in career was a mechanical designer providing HVAC system design. As a contractor, provided design build energy projects such as Solaris DOE solar power plants and solar powered electrical generation systems. LEED AP since 2006.
Building envelope assemblies and substructures	Developed and teach building envelope commissioning for NEBB. Also wrote and developed the NEBB standard process for evaluation and testing of building envelope assemblies and structures. Utilize design review strategies to evaluate and improve building envelope structures and provide field testing and infrared testing of building envelopes. An example of building envelope Cx is 900,000 square feet of buildings at Palo Verde Nuclear Generating Station currently being performed.
Site Work and landscaping	Is the principal writer for the ASHRAE new standard for Measurement Protocols for high performance buildings for water use and measurement. This standard covers building and site water utilization including landscaping.
Fire alarm, fire sprinkler and life safety	While President of J.B. Rodgers Mechanical Contractors operated a Fire Sprinkler division and had direct responsibility. While President of Pro Services operated a Fire Alarm and Security installation and service division providing installation, start up and service of Fire Alarm and Security Systems. Hold certification in fire protection commissioning from NEBB.
Test & Balance	Member of NEBB since 1972. Founding father of AZ Chapter. President of NEBB National during 2003 - 2004. NEBB Certified in Air, Hydronic, Commissioning, Retro Commissioning. Experienced TAB Contractor for all types of HVAC systems and facilities. TAB Management experience includes medical facilities, computer chip manufacturers, educational facilities and municipal/governmental facilities.
Monitoring & System Operation	Extensive experience with building automation systems. Created the Trend Logging and Data Logging commissioning content for NEBB. Utilizes data loggers to monitor facilities during commissioning and surveys.

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Relevant Building Commissioning Experience Includes:

- Sky Harbor Airport Sky Train Terminals
- City of Phoenix Fire Station #59
- Pima County PCWIN
- Pima County ROMP Laboratory
- City of Phoenix Convention Center Phase 1
- City of Phoenix Glenrosa Service Center
- Carl Hayden VA Medical Center
- Banner Health Data Center
- Banner Health Maricopa
- Arizona New Forensic Hospital
- Mariposa Land Port of Entry
- San Luis Commercial Port of Entry
- Parker Indian Medical Center
- Polacca Indian Medical Center
- Max at Kierland Office
- Northern AZ University ARD (LEED Platinum)
- Northern AZ University College of Engineering
- Northern AZ University College of Business
- University of AZ ILC & AME Buildings
- Paramount Studios
- Disneyland
- Ft Huachuca
- Ogden Weber Technical College

SECURITY CLEARANCE:

- Sky Harbor International Airport
- Homeland Security
- Palo Verde Nuclear Power Plant
- Dept. of Veterans Affairs
- Maricopa County
- Pima County

AWARDS: 2010 NEBB George B. Hightower Award

TITLE: President

LICENSE: State of AZ L-79 ROC228327

EDUCATION:

- Attended Arizona State University – Mechanical Engineering
- Pasadena College

AFFILIATIONS/CREDENTIALS:

- National Environmental Balancing Bureau (NEBB) Certified Professional for Air & Hydronic Balancing, Commissioning & Retro Commissioning
- LEED AP™
- Member of Building Commissioning Association
- ASHRAE – Chair of PMP Best Practices Committee
- ASHRAE – Member of GL14 & GPC1.2 Committees
- NEBB Building Systems Commissioning Committee Chair
- NEBB Past President – 2004
- NEBB Building Systems Commissioning Certification Seminar Instructor
- NEBB Retro Commissioning Certification Seminar Instructor
- NEBB Building Envelope Committee Member – 2011 – Present

PUBLICATIONS CO-AUTHORED:

- 1999 NEBB© Procedural Standards for Building Systems Commissioning, Second Edition
- 2005 NEBB© Design Phase Commissioning Handbook
- 2009 NEBB© Procedural Standards for Whole Building Commissioning of New Construction
- 2009 NEBB© Procedural Standards for Retro-Commissioning of Existing Buildings
- 2010, ASHRAE, High Performance Buildings
- 2011: Air Barrier Association of America: U.S. Army Corps of Engineers Air Leakage Test Protocol for Building Envelopes
- 2011: NEBB Building Envelope Testing Procedural Standard
- Anticipated 2012: ASHRAE, Performance Measurement Protocols Best Practices

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H. RELEVANT PROJECTS

1)	<p>(1) TITLE AND LOCATION <i>(City and State)</i> State of Arizona New Forensic Hospital Phoenix, AZ</p>	(2) Year Completed 2011	
	<p>(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm</p>  <p>Commissioning Concepts recently provided Third Party building commissioning services for the new Forensic Hospital. We were contracted directly by the State of Arizona to provide Total Building commissioning services which include: HVAC, Controls, Plumbing, Fire Protection, Electrical, Fire Alarm, Building Envelope, and Security Systems. Jim Bochat acted as Cx Manager.</p> <p>Cost: \$24 million Beds: 80 Size: 104,000 square feet. Completion: 2012</p>	Professional Services X	Construction <i>(if applicable)</i>
2)	<p>(1) TITLE AND LOCATION <i>(City and State)</i> City of Phoenix Sky Harbor International Airport Phoenix, AZ</p>	(2) Year Completed 2012	
	<p>(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm</p>  <p>Commissioning Concepts recently provided Third Party building commissioning services to LEED requirements. The Cx scope includes HVAC, Controls, Plumbing, Electrical, Fire Protection, Building Envelope, Fire Alarm, and Communication systems. Completion 2012. Commissioning Manager: James Bochat. The project was awarded LEED Gold certification.</p> <p>This project consists of three terminals:</p> <ul style="list-style-type: none"> • Sky Harbor Airport Terminal 4 Station: Construction includes an elevated 55,000-sq-ft, steel-framed, metal-panel and glass-skin Terminal 4 station that is fully enclosed, as well as a 50,000-sq-ft, open-air, metal-canopied platform station at the east economy parking lot. • 44th Street & Washington Light Rail Station: The 60-ft-tall, 80,000-sq-ft 44th Street station is a three-level, steel-framed structure with metal and glass cladding that connects to the city's METRO light-rail system via a 500-ft-long, 27-ft-tall enclosed box-girder pedestrian bridge with moving walkways. • East Economy Lot Terminal: • This project also includes 3 propulsion facilities. 	Professional Services x	Construction <i>(if applicable)</i>
3)	<p>(1) TITLE AND LOCATION <i>(City and State)</i> City of Phoenix Fire Station #59 Phoenix, AZ</p>	(2) Year Completed	
	<p>(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm</p>  <p>Commissioning Concepts recently provided Third Party building commissioning services to LEED requirements. Our Cx scope includes HVAC, Plumbing, Lighting Control and Photovoltaic. Project completion: 2012. This project was awarded LEED Platinum. Jim Bochat acted as Cx Manager. This 15,000 sq ft, \$5.1 million facility includes four bays and 13 dorms.</p>	Professional Services X	Construction <i>(if applicable)</i>

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	(1) TITLE AND LOCATION <i>(City and State)</i> Mariposa Land Port of Entry Nogales, AZ	(2) Year Completed	
		Professional Services x	Construction <i>(if applicable)</i>
4)	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE 	<input checked="" type="checkbox"/>	Check if project performed with current firm Commissioning Concepts is providing Third Party building commissioning services to LEED requirements for this design build project, including HVAC, controls, plumbing and lighting controls, electrical and fire protection systems A thorough design review will be performed by Commissioning Concepts. All systems will be subjected to meticulous inspection, point-to-point and operational and functional testing. The construction will consist of the phased demolition of the existing port, construction of a new main building, head house, kennels, truck inspection docks, NII (Non-Intrusive Inspection) processing area, hazmat area, seizure vault, vehicular parking and primary and secondary canopies for POV inspection. The project will include new noncommercial and commercial primary inspection booths and construct a new outbound inspection/export processing area. Jim Bochat is acting as Cx Manager. The cost of construction is estimated in the range of \$100,000,000 to \$115,000,000. Construction will be completed in 2015.
	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) Year Completed	
		Professional Services x	Construction <i>(if applicable)</i>
5)	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE 	<input checked="" type="checkbox"/>	Check if project performed with current firm Commissioning Concepts provided Third Party building commissioning services for the new Applied Research & Development facility for Northern Arizona University. We were contracted with GLHN Architects to provide commissioning services for the heating, ventilating and cooling equipment and temperature controls as well as plumbing and renewable energy systems. The 72,000 square foot facility houses research and development offices, BSL-3 and BSL-2 laboratory spaces. Fume hood systems were commissioned with special consideration for CDC (Center for Disease Control) requirements. This building is a super- efficient building utilizing under floor air distribution, low pressure supply systems, radiant cooling and heating, natural ventilation, solar water heating, and renewable energy solar photovoltaic systems. All mechanical heating and cooling, EMCS and electrical systems were subjected to inspection, point-to-point and operational and functional testing. Commissioning Concepts utilizes the NEBB Building Systems Commissioning Procedural standard process for all new project commissioning work activities. Commissioning Concepts provided all commissioning services including site inspections, system testing, and commissioning management of the commissioning team. We provided a certified commissioning report, training oversight and verification of Leadership in Energy and Environmental Design (LEED) requirements for design review and pre-occupancy requirements. James Bochat acted as commissioning manager. The top floor of the three-story building is home to NAU's Center for Microbial Genetics and Genomics, a research facility focused on understanding the evolution, ecology and epidemiology of a number of disease-causing bacteria. Commissioning Concepts completed this additional laboratory commissioning in November, 2008. Phase 1, excluding the BSL Laboratory TI, cost: \$26, 000,000 We continue to certify the BSL laboratories yearly.

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5. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present no more than five (5) projects. Complete one Section 5 for each project.)

a. TITLE AND LOCATION <i>(City and State)</i> State of Arizona New Forensic Hospital Phoenix, AZ	b. YEAR COMPLETED 2012	
	PROFESSIONAL SERVICES x	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER State of Arizona ADOA	d. DOLLAR AMOUNT OF PROJECT Approx \$125,000	e. TOTAL COST OF PROJECT Approx \$30 million
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f. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)

Commissioning Concepts recently provided Third Party building commissioning services for the new Forensic Hospital. We were contracted directly by the State of Arizona to provide Total Building commissioning services which include: HVAC, Controls, Plumbing, Fire Protection, Electrical, Fire Alarm, Building Envelope, and Security Systems. It will seek LEED Silver certification. Beds: 80 Size: 104,000 square feet. We started design reviews in 2009 and the project was completed in early 2012.



The new Arizona State Forensic Hospital will provide a secure housing and treatment facility for psychiatric patients responsible for criminal behavior that are unfit to stand trial. Comprised of 6 major components, the complex is organized on a single level around a large internal courtyard. Eighty patient beds divided into individual 20 bed units with associated activity and support areas form four of these primary elements. A therapy mall comprised of a gymnasium, group activity rooms, library, and other treatment related functions, forms the 5th component. The entry/security and admissions wing forms the final piece in the composition.

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5. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT
(Present no more than five (5) projects. Complete one Section 5 for each project.)

a. TITLE AND LOCATION (City and State) Pima County ROMP Laboratory Tucson, AZ	b. YEAR COMPLETED 2012	
	PROFESSIONAL SERVICES x	CONSTRUCTION (If applicable)

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Pima County	d. DOLLAR AMOUNT OF PROJECT Approx \$79,000	e. TOTAL COST OF PROJECT Approx \$10 million
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g. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



Commissioning Concepts recently provided Third Party building commissioning services to LEED requirements, including HVAC, controls, plumbing and lighting controls. A thorough design review will be performed by Jim Bochat. All mechanical heating and cooling and EMCS devices will be subjected to meticulous inspection, point-to-point and operational and functional testing. Completion 2012. Commissioning Manager: James Bochat. The project was awarded LEED Silver certification.

The project consists of the new construction of the ROMP Laboratory Complex for the Pima County Regional Wastewater Reclamation Department located at the Sweetwater Road campus, Tucson, Arizona. The building gross square footage is conceptually designed at approximately 40,000 square feet. We were hired directly by the County in 2010.

5. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT
(Present no more than five (5) projects. Complete one Section 5 for each project.)

a. TITLE AND LOCATION (City and State) Maricopa County Downtown Justice Courts Phoenix, AZ	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES x	CONSTRUCTION (If applicable)

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Maricopa County	d. DOLLAR AMOUNT OF PROJECT approx. \$76,000	e. TOTAL COST OF PROJECT Approx \$25 million
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h. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



James Bochat provided LEED commissioning services for the HVAC, Plumbing, Energy Management Control System (EMCS) for the Maricopa Downtown Courts Building. He assured that all mechanical, EMCS, Electrical and UPS installations performed and operated as intended by design and specification for the entire campus including verification of Testing and Balancing (TAB) services. This 250,000 square foot, 5 story building, houses court rooms and court office support. Total Cost: \$25,000,000. Project completion: 2007. Project was started with previously owned company and completed by Mechanical Concepts dba Commissioning Concepts.

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5. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT		
<i>(Present no more than five (5) projects. Complete one Section 5 for each project.)</i>		
a. TITLE AND LOCATION <i>(City and State)</i> Max at Kierland Office Building Scottsdale, AZ	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES x	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION		
c. PROJECT OWNER Trammel Crow	d. DOLLAR AMOUNT OF PROJECT approx. \$30,000	e. TOTAL COST OF PROJECT unknown \$36.5 million

i. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



Commissioning Concepts provided LEED commissioning services for the \$36.5 million Max at Kierland office facility in Scottsdale, Arizona. The six-story, 257,000-square-foot structure is located in the Kierland master-planned community. All HVAC, EMCS Controls, Lighting Controls and special plumbing systems were commissioned for LEED. Completion May 2008. Commissioning Manager: James Bochat. The project was awarded LEED Certified Certification.

5. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT		
<i>(Present no more than five (5) projects. Complete one Section 5 for each project.)</i>		
a. TITLE AND LOCATION <i>(City and State)</i> (3) Pinal County Jails Florence, AZ	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES x	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION		
c. PROJECT OWNER Pinal County	d. DOLLAR AMOUNT OF PROJECT approx. \$60,000	e. TOTAL COST OF PROJECT unknown

j. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



Commissioning Concepts provided Retro Commissioning for three Pinal County Jail Facilities to FM Solutions. These facilities have been experiencing extreme temperature control issues in all three facilities for indoor temperatures from 60° to 90°. The three facilities consist of the New Jail Facility, the Old Jail Facility and the Sheriffs Administration Building. The total square footage of these facilities is 261,641 square feet and houses approximately 1,500 prisoners. Commissioning Concepts interviewed operators and guards, provided original design reviews, inspected systems, tested systems and provided a complete operational, functional and energy analysis of all systems.



After completing our functional analysis and testing we developed a complete recommendations matrix of required repairs to provide proper system operations of the facilities. Our list of recommendations included changing the control sequence for the central plant, revising the heat wheel operations and control sequences, installing new control systems and upgrading existing control systems and changes to the operator workstation operator information. All recommendations included detailed recommendations, drawings, cost budgets and associated return of investment of each recommendation. Commissioning Concepts provide operator training on the HVAC system to provide theory of operation instruction to the operating personnel and to improve their understanding of the DDC control system and how to utilize it to improve plant operations. During the retro commissioning site work we revised the central plant sequence of control and



made adjustments to the VAV terminal units which provided immediate temperature relief in the new jail facility. Site inspections and building analysis was done in May and June of 2009 with the final report completed in July of 2009.

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6. ADDITIONAL INFORMATION

a. PROVIDE ANY ADDITIONAL INFORMATION YOU FEEL MAY BE NECESSARY TO DESCRIBE YOUR FIRMS QUALIFICATIONS. (ATTACH ADDITIONAL SHEETS AS NEEDED.)

COMMISSIONING CONCEPTS

Commissioning Concepts has assembled the very best team to be your Commissioning Partner. Our team includes experienced NEBB Certified commissioning managers with LEED commissioning projects, NEBB Certified Professionals in Test & Balance, a professional mechanical engineer also NEBB Certified in Commissioning and an electrical sub consultant and a fire protection sub consultant if required. With our Commissioning & Test and Balance expertise and experience, our clients benefit from our highly technical, hands-on approach to commissioning. This approach will ensure that your facilities are operating according to your design intent and that your operating staff is sufficiently trained and has the appropriate documentation to sustain the intent throughout the life of the facilities.



Commissioning Concepts follows ASHRAE Guideline “0” and Guideline “1” and utilizes the NEBB Building Systems Technical Commissioning process for both new building and existing building commissioning, which is a results-oriented process and utilizes technical commissioning procedures to insure value for the commissioning process. Commissioning Concepts believes that for a commissioning project to be of value, the commissioning must be a highly technical process with the commissioner engaged in the inspection, testing and verification of all systems and system interaction for the commissioned systems. Commissioning Concepts believes in Third Party verification done by the commissioner and not first party verification done by the installing contractor.

As a NEBB certified Commissioning firm, and also NEBB certified in Test & Balance, we have rigorous training and experience behind us as we commissioning projects. Our commissioning managers have commissioned projects ranging from convention centers, data centers, university facilities, middle schools, hospitals, governmental facilities, nuclear power plant facility, border station, restaurants, retail stores, tenant improvement space and manufacturing facilities. Several of these projects are detailed in this qualification.

We have the expertise and experience to provide commissioning services for any size facility and any type technical system required. Our strength in control systems, systems design and “how to make systems work” allow us to provide true technical commissioning to our clients. We strive for client satisfaction by acting as an owners advocate and delivering a finished and fully functional building.

Commissioning Concepts is a dba of Mechanical Concepts, LLC, a Certified Woman owned, Certified Small Business enterprise since 2004. We are licensed, insured and incorporated in the State of Arizona.



We hold GSA Schedule Number GS-21F-0057W for Commissioning and Energy Audit Services SIN Numbers.

Commissioning Concepts is a member of the USGBC, BCA, ASHRAE, and NEBB.



Commissioning Concepts provides the following services:

**LEED-NC and LEED-EB
Commissioning**

- **Fundamental Commissioning**
- **Additional Commissioning**
- **M&V Design and Coordination**

New Building Commissioning

- Building Envelope
- HVAC Systems
- Control Systems
- Plumbing Systems
- Fire Protection Systems
- Photovoltaic Systems
- Life Safety Systems
- Electrical Systems
- Process Systems

Existing Building Commissioning

- Retro Commissioning
- Re-Commissioning
- Troubleshooting and Diagnostic Services

Facility Assessments

Energy Audits

Thermal Scans

Technical Commissioning services that we provide can involve any or all of the following components:

Construction Phase Commissioning

- **Installation Inspection to Design**
- **Maintainability Inspection**
- **Operability Inspection**
- **Test & Balance Services**

Acceptance Phase Commissioning

- Functional Performance Testing
- Owner Training Coordination and Facilitation

Warranty Phase Commissioning

- Post Season Functional Performance Tests
- Warranty Review and Report

7. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS

a.	Percentage of Total Work Attributable to State, Federal and Municipal Government Work:	60
b.	Percentage of Total Work Attributable to Non-Government Work:	40

8. AUTHORIZED REPRESENTATIVE. The foregoing is a statement of facts.

Signature:  _____
Name: James W. Bochat

Date: 11-25-2013
Title: President