



Offer and Acceptance

State of Arizona
State Procurement Office

100 N. 15th Ave. Suite 201
Phoenix, AZ 85007

SOLICITATION NO.: ADSPO16-00005912 Request
for Qualifications: 2016 Annual Professional
Services List

PAGE
1

Offeror: Mechanical Concepts LLC dba
Commissioning Concepts

OF
1

OFFER

TO THE STATE OF ARIZONA:

The Undersigned hereby offers and agrees to furnish the material, service or construction in compliance with all terms, conditions, specifications and amendments in the Solicitation and any written exceptions in the offer. Signature also certifies Small Business status.

Mechanical Concepts LLC dba Commissioning Concepts

Company Name

1010 East Coral Gables Drive

Address

Phoenix

AZ

85022

City

State

Zip

Signature of Person Authorized to Sign Offer

James Bochat

Printed Name

President

Title

Phone: 602 758-0501

Fax: 602 504-8882

jim.bochat@cxconcepts.com

Contact Email Address

By signature in the Offer section above, the Offeror certifies:

1. The submission of the Offer did not involve collusion or other anticompetitive practices.
2. The Offeror shall not discriminate against any employee or applicant for employment in violation of Federal Executive Order 11246, State Executive Order 2009-9 or A.R.S. §§ 41-1461 through 1465.
3. The Offeror has not given, offered to give, nor intends to give at any time hereafter any economic opportunity, future employment, gift, loan, gratuity, special discount, trip, favor, or service to a public servant in connection with the submitted offer. Failure to provide a valid signature affirming the stipulations required by this clause shall result in rejection of the offer. Signing the offer with a false statement shall void the offer, any resulting contract and may be subject to legal remedies provided by law.
4. The Offeror certifies that the above referenced organization IS / IS NOT a small business with less than 100 employees or has gross revenues of \$4 million or less.

ACCEPTANCE OF OFFER

The Offer is hereby accepted.

The Contractor is now bound to sell the materials or services listed by the attached contract and based upon the solicitation, including all terms, conditions, specifications, amendments, etc., and the Contractor's Offer as accepted by the State.

This Contract shall henceforth be referred to as Contract No. ADSP016-00005912

The effective date of the Contract is March 1, 2016

The Contractor is cautioned not to commence any billable work or to provide any material or service under this contract until Contractor receives purchase order, contract release document or written notice to proceed.

State of Arizona
Awarded this 29 day of February 2016

Procurement Officer



ATTACHMENT I – General Qualifications
ANNUAL REQUEST FOR QUALIFICATIONS AND EXPERIENCE NO:
ADSP015-00004729

STATE PROCUREMENT OFFICE
Department of Administration
100 North 15th Avenue, Suite 201
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(If a firm has branch offices, complete for each specific branch office seeking work.)

1. **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
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(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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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)
20	LEED Independent 3 rd Party Building Commissioning	4
20	Energy / Water Auditing Savings	1
2	Labs - General	2
2	Educational Facilities; Classrooms	3
1	Airports; Terminals and Hangars; Freight Handling	1
3	Hospital and Medical Facilities	1
1	Commercial Building (Low Rise); Shopping Centers	1
2	Laboratories; Medical Research Facilities	1
8	Office Buildings; Industrial Parks	1
		1

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 8

d. LOCATION *(City and State)* Mechanical Concepts LLC dba Commissioning Concepts
1010 East Coral Gables Drive, Phoenix, AZ 85022

e. EDUCATION *(DEGREE AND SPECIALIZATION)*
Attended ASU (no degree): Mechanical Engineering

g. PROFESSIONAL TRAINING - REGISTRATIONS

NEBB Certified in Commissioning, Retro Commissioning, Test & Balance, Building Envelope Testing
Level 1 Certified Thermographer
LEED - AP

g. OTHER PROFESSIONAL QUALIFICATIONS *(Organizations, 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:



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<p>Quality Control Process</p>	<p>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.</p>
<p>Operation and Maintenance</p>	<p>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.</p>
<p>Energy Efficient Equipment Selection and control Strategies</p>	<p>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.</p>
<p>Life Cycle cost analysis and energy budgets</p>	<p>Provided Energy Services Company (ESCO) work provided energy analysis, cost estimates and ROI evaluations of energy projects and systems.</p>
<p>Sustainable Design experience</p>	<p>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.</p>
<p>Building envelope assemblies and substructures</p>	<p>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.</p>
<p>Site Work and landscaping</p>	<p>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.</p>
<p>Fire alarm, fire sprinkler and life safety</p>	<p>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.</p>
<p>Test & Balance</p>	<p>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.</p>
<p>Monitoring & System Operation</p>	<p>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.</p>



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Relevant Building Commissioning Experience Includes:

- Sky Harbor Airport Sky Train Terminals
- Navy Federal Credit Union
- 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
- Northern AZ University New Science & Health
- Northern AZ University New Tennis & Aquatics
- 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, Building Envelope Testing
- LEED AP™
- Member of Building Commissioning Association
- ASHRAE – Vice Chair of PDC 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
- FLIR Certified Thermographer - 2014

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
- 2012: ASHRAE, Performance Measurement Protocols Best Practices.
- 2015 ASHRAE Journal: Measurement of Commercial Building Performance
- 2015 ASHRAE: Guideline 0.2-2015 - Commissioning Process for Existing Systems and Assemblies

MAGAZINE ARTICLES AUTHORED:

- Control Engineering 2012
Commissioning best practices for building performance
- Consulting Specifying Engineer 2013
Building envelope: Testing and commissioning best practices
- Control Engineering 2013
Building envelope: Testing and commissioning best practices
- The NEBB Professional
Numerous articles on Commissioning and Building Envelope Testing
- Consulting Specifying Engineer November 2014
Building envelope Testing



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H. RELEVANT PROJECTS

1.	(1) TITLE AND LOCATION (<i>City and State</i>) State of Arizona New Forensic Hospital Phoenix, AZ	(2) YEAR COMPLETED
		Professional Services 2011
	(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>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>	
2.	(1) TITLE AND LOCATION (<i>City and State</i>) Navy Federal Credit Union Pensacola, FL	(2) YEAR COMPLETED
		Professional Services 2016
	(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>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. Two buildings, approximately 137,500 sq ft each are being constructed to accommodate 1,000 occupants per building. There will be a commons building located in between B5 and B6. The 65,000 SF commons building will include conference rooms, training rooms, a coffee shop, and a fitness center. A new central plant will be constructed and will include a total of two (2) 1500 ton water cooled chillers. There will also be five (5) generators with five (5) fuel tanks. This project also includes a 300 person, high quality, tele-video auditorium to existing building 3. The expansion will include the Auditorium, AV/IT booth, a Foyer/Prefunction space, chair and table Storage space, and a Mechanical/Electrical room. Utilizing existing building 3 utilities, a new HVAC unit and controls will be installed, the fire protection and fire alarm shall be extended, the audio-visual and IT shall be extended and include auditorium lighting and presentation/tele-video capability, the electrical power and life safety shall be extended. Completion is scheduled for 2015.</p>	
3.	(1) TITLE AND LOCATION (<i>City and State</i>) Arizona Army National Guard Papago Readiness Phoenix, AZ	(2) YEAR COMPLETED
		Professional Services 2014
	(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>Commissioning Concepts recently completed commissioning the HVAC, temperature controls, plumbing, electrical, fire alarm and building envelope for the facility. The project is a 66,500 square foot facility with administrative space, secure storage and classrooms. Completed 2014.</p>	
4.	(1) TITLE AND LOCATION (<i>City and State</i>) Mariposa Land Port of Entry Nogales, AZ	(2) YEAR COMPLETED
		Professional Services 2014
	(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>Commissioning Concepts provided 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 was performed by Commissioning Concepts. All systems were subjected to meticulous inspection, point-to-point and operational and functional testing. The 240,000 SF project will expand the existing LPOE to accommodate increasing volumes of privately owned vehicles (POV), pedestrian, and commercial traffic. The proposed project will also replace the existing port facilities with new</p>	



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expanded facilities capable to handle the increase volume of vehicular and pedestrian traffic. The construction consisted 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 includes new noncommercial and commercial primary inspection booths and construct a new outbound inspection/export processing area. The new port of entry has achieved a LEED Silver Rating through a combination of a substantial photovoltaic installation, solar domestic hot water system, advanced lighting, building automation system with diagnostics, and other systems that will be implemented to assure continued performance in the future. The cost of construction is estimated \$115,000,000. Construction completed in 2015.

(1) TITLE AND LOCATION (<i>City and State</i>) Northern Arizona University Applied Research and Development Flagstaff, AZ	(2) YEAR COMPLETED	
	Professional Services 2008	Construction (if applicable)



(3) BRIEF DESCRIPTION (*Brief scope, size, cost, etc.*) AND SPECIFIC ROLE

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.

5. 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	
	PROFESSIONAL SERVICES 2012	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER State of Arizona	d. ORIGINAL BUDGET/NTE AMOUNT OF PROJECT Approx \$125,000	e. TOTAL COST OF PROJECT Approx \$30 Mil
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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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a. TITLE AND LOCATION <i>(City and State)</i> Northern Arizona New Science & Health Building Flagstaff, AZ	b. YEAR COMPLETED 2012	
	PROFESSIONAL SERVICES 2016	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Northern Arizona University	d. DOLLAR AMOUNT OF PROJECT \$318,000	e. TOTAL COST OF PROJECT \$71.3 million
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f. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



Commissioning Concepts is providing Third Party building commissioning services for the new Science and Health Center. The five-level, 118,000-square-foot Science and Health Building ultimately will house classrooms, lecture halls, offices, research modules and teaching labs to support NAU's chemistry programs and the Center for Science Teaching and Learning. The \$71.3 million facility will be complete in early 2016.

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> Navy Federal Credit Union - Phase 1 Pensacola, FL	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES 2016	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Navy Federal Credit Union	d. DOLLAR AMOUNT OF PROJECT \$360,000	e. TOTAL COST OF PROJECT \$150,000,000 approx
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g. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



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. Two buildings, approximately 137,500 sq ft each are being constructed to accommodate 1,000 occupants per building. There will be a commons building located in between B5 and B6. The 65,000 SF commons building will include conference rooms, training rooms, a coffee shop, and a fitness center. A new central plant will be constructed and will include a total of two (2) 1500 ton water cooled chillers. There will also be five (5) generators with five (5) fuel tanks. This project also includes a 300 person, high quality, tele-video auditorium to existing building 3. The expansion will include the Auditorium, AV/IT booth, a Foyer/Prefunction space, chair and table Storage space, and a Mechanical/Electrical room. Utilizing existing building 3 utilities, a new HVAC unit and controls will be installed, the fire protection and fire alarm shall be extended, the audio-visual and IT shall be extended and include auditorium lighting and presentation/tele-video capability, the electrical power and life safety shall be extended. Completion is scheduled for 2016.



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

a. TITLE AND LOCATION <i>(City and State)</i> Banner Health Data Center Phoenix, AZ	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES 2008	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Banner Health System	d. DOLLAR AMOUNT OF PROJECT \$29,000 approx	e. TOTAL COST OF PROJECT unknown
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h. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



The main Banner Hospital data center located at 1441 N 12th Street in Phoenix, Arizona required expanding their existing data center to meet explosive growth within the Hospital system and acquisition of several more Hospitals. The expansion required doubling the capacity of the data center and increasing its Tier level without any down time for system operations. Commissioning Concepts provided design review of all HVAC and Electrical systems and worked with the Engineers in assuring adequate heat dissipation throughout the data center floor both during construction and after project completion. Commissioning Concepts provided Third Party building commissioning services, including HVAC, controls, electrical, critical electrical and SCADA control systems for a large data center remediation project. This project was completed 2008. Commissioning Manager: James Bochat, Commissioning Concepts

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

a. TITLE AND LOCATION <i>(City and State)</i> Carl Hayden VA Medical Center Phoenix, AZ	b. YEAR COMPLETED	
	PROFESSIONAL SERVICES 2015	CONSTRUCTION <i>(If applicable)</i>

23. PROJECT OWNER'S INFORMATION

c. PROJECT OWNER Department of Veterans Affairs	d. DOLLAR AMOUNT OF PROJECT \$945,000 approx	e. TOTAL COST OF PROJECT \$945,000 approx
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i. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (include scope, size, and length of project)



Commissioning Concepts recently completed providing Retro Commissioning Services for the entire medical center for the HVAC and DDC Controls under our GSA Schedule. The Carl T. Hayden VA Medical Center is a 470-bed acute and critical care facility. Prior to retro commissioning the facility we are first performing an energy audit of the approximately 800,000 square foot facility and providing an assessment of the HVAC and temperature controls. Equipment replacements recommended will also be commissioned. Completion 2015.



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Phoenix, Arizona 85007

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 is an Arizona based Commissioning and Retro Commissioning firm providing services throughout the United States. We have in house NEBB Certified Professionals in Commissioning, Retro Commissioning, Test & Balance, Building Envelope Testing, Professional engineers and electrical engineers. Our projects have included several LEED Certified projects, including two LEED Platinum projects, the highest achievement in the LEED rating system.

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. 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 follows ASHRAE Standard 202 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.

Our passion for commissioning goes beyond our projects. James Bochat of Commissioning Concepts has been instrumental in creating the NEBB Procedural Standards for Retro Commissioning of Existing Buildings. He was also instrumental in creating the NEBB Building Commissioning Standard and the NEBB Cx & Retro Commissioning certification seminars. Jim Bochat is a former President of the NEBB Organization (2004) and chairs the NEBB Commissioning committee. He has also been a NEBB liaison to the National Institute of Building Sciences to establish national commissioning standards and he is involved with several ASHRAE commissioning programs. He has also published several articles on Commissioning and Building Envelope Testing.

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

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



ATTACHMENT I – General Qualifications
ANNUAL REQUEST FOR QUALIFICATIONS AND EXPERIENCE NO:
ADSP016-00005912

STATE PROCUREMENT OFFICE
 Department of Administration
 100 North 15th Avenue, Suite 201
 Phoenix, Arizona 85007

6. ADDITIONAL INFORMATION

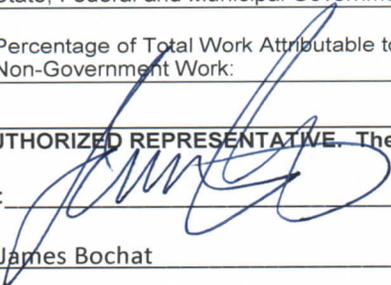
a. PROVIDE ANY ADDITIONAL INFORMATION YOU FEEL MAY BE NECESSARY TO DESCRIBE YOUR FIRMS QUALIFICATIONS. (ATTACH ADDITIONAL SHEETS AS NEEDED.)

Commissioning Concepts provides the following services:		
LEED-NC and LEED-EB Commissioning <ul style="list-style-type: none"> Fundamental Commissioning Additional Commissioning M&V Design and Coordination 	New Building Commissioning <ul style="list-style-type: none"> Building Envelope HVAC Systems Control Systems Plumbing Systems Fire Protection Systems Photovoltaic Systems Life Safety Systems Electrical Systems Process Systems 	Existing Building Commissioning <ul style="list-style-type: none"> Retro Commissioning Re-Commissioning Troubleshooting and Diagnostic Services
Facility Assessments	Energy Audits	Thermal Scans Building Envelope Testing
Technical Commissioning services that we provide can involve any or all of the following components:		
Construction Phase Commissioning <ul style="list-style-type: none"> Installation Inspection to Design Maintainability Inspection Operability Inspection Test & Balance Services 	Acceptance Phase Commissioning <ul style="list-style-type: none"> Functional Performance Testing Owner Training Coordination and Facilitation 	Warranty Phase Commissioning <ul style="list-style-type: none"> 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:  Date: 12-11-2015

Name: James Bochat Title: President