Experts in Sustainable Building Construction and Maintenance

PRICE LIST

GSA Schedule 03FAC – Facilities Maintenance

Contract Number: **GS-21F-0213W**
Contract Period: **08/24/2015 – 8/24/2020**

Special Item Numbers:

- **811 002 Complete Facilities Maintenance**
- **811-004, Maintenance of Utility Systems**
- **811-005, Refrigeration, Heating, Ventilation, Air Conditioner, Boiler, and Chiller HVAC Maintenance**
- **003 97 Ancillary Repair and Alterations**
- **003 100 Ancillary Supplies and Services**

Solicitation: **6FEC-E6-030292-B, Refresh 23**

GENERAL SERVICES ADMINISRATION
FEDERAL SUPPLY SERVICE
AUTHORIZED FEDERAL SUPPLY SCHEDULE CATALOG/PRICE LIST

On-line access to contract ordering information , terms and conditions, up-to-date pricing, and the option to create an electronic delivery order is available through GSA Advantage! , a menu-driven database system. The INTERNET address for GSA Advantage! is http://www.gsa.gov.

Contractor's Name	**Bear Construction Company, Inc.**
Contractor's Address	**1501 Rohlwing Road** **Rolling Meadows, IL 60008-1336**
Contact	**Susan M. Hecht, Director of Operations**
Telephone Number	**847-222-1900 (Main)**
Telephone Number	**947-222-7491 (Direct)**
Facsimile Number	**847-222-9910**
e-Mail	**susanh@bearcc.com**
Web Site	**www.bearcc.com**
Business Type:	**Large**

For more information on ordering from Federal Supply Schedules click on the FSS Schedules button at fss.gsa.gov

Bear Construction Co. – Headquarters Office
Rolling Meadows, IL

About Bear Construction

We are experts in experts in sustainable building construction and maintenance.

Bear Construction Company was started on July 16, 1984 by Nick, George and Jim Wienold. The company's initial focus was as a commercial carpentry contractor. The company quickly grew into a commercial general contractor with a focus on tenant and retail work. Over the next twenty years, the company expanded its expertise to include hospitals and communications facilitates.

The owners of the company are:

George H. Wienold	CEO and Owner
Nicholas Wienold	President and Owner
James S. Wienold	Executive VP and Owner

Types of Services. We provide the following types of facilities maintenance services:

- Emergency Repairs
- Minor Building Repairs
- Painting
- Electrical Repair
- Metal Railing and Fence Repairs
- Door and Frame Repairs
- Programmed Repairs
- Locksmith Services
- Preventative Maintenance
- Roofing Repair
- Façade Restorations

Memberships. We are proud to be members of the following organizations:

Affiliate Member - Building Owners and Managers Association (BOMA) Chicago
Member - Illinois Chamber of Commerce
Member - Chicago Real Estate Network (CREN)
Member - Hospitality Engineers Society of Northern Illinois (HENSI)

Based on our membership in the above organizations, Bear Construction Co. receives ongoing industry training and education regarding new building techniques, new building products, green building technology, etc. In addition, we maintain a staff of OSHA-certified safety compliant tradesmen. We also have several key project managers who are LEED AP certified.

Commercial Clients

- Jones Lang LaSalle
- Xerox
- Miller Brewing Company
- Yahoo!
- Lincoln Property Company
- MasudaFunai
- UBS Wealth Management
- CoSTAR Group Inc.
- Merchandise Mart Dream Home
- Charles Schwab
- Merchandise Mart Properties Inc.
- Careerbuilder.com
- Pro Staff
- TransWestern
- SH Ltd Architectural Interiors
- Eckhardt Trading
- RBC Mortgage
- Warranty Group
- Country Insurance & Financial Services

Reasons Clients Hire Us:

- Experience. Our senior staff has over 250 years of construction industry experience.
- Value Engineering. We can suggest alternative materials, construction methods, and/or designs that can meet budget targets without sacrificing quality or functionality
- Green. We are a leader in sustainable building construction and maintenance. We use environmentally-friendly building techniques that can contribute to LEED certification.
- Technology. We have knowledge of the newest materials and latest techniques in creative finishes. This allows us to build a dazzling space with a unique look.
- Limit Tenant Disruptions. We use special techniques that limit to disruptions to building tenants, e.g., hospitals and commercial offices to minimize dust, water, vibration, noise, etc. These minimize disruptions and help prevent the potential spread of diseases.
- Capacity. We can handle complex construction projects up to $10 million.
- Supplier Diversity. We work closely with small, minority (MBE), woman (WBE), 8(a), SDB, HUBZone, Service Disabled Veteran, and Disadvantaged Business Enterprise (DBE) firms as our subcontractors.
- Safety. We have a superior safety record.
- Performance. We have successfully performed over 10,000 projects in the last 25 years. We perform approximately 1,000 projects per year.
- Special Knowledge. We know how to work with government planning committees.
- Specialized Equipment. We know how to handle specialized hospital equipment, including fire-rated systems, medical gas, air monitoring, filtration, and electrical systems.
- Environmental Training. A large number of our field and office personnel are Network Awareness Trained (NAT), OSHA certified, Level I and Level III Asbestos Education, and Excavation Competence Personnel Training. Our personnel are re—certified annually and keep up-to-date by attend ongoing training seminars.

INFORMATION FOR ORDERING ACTIVITIES

1 a. Awarded special item number(s) with appropriate cross-reference to item descriptions and awarded price(s).

Special Item Number	Description
811 002	Complete Facilities Maintenance
003 97	Ancillary Repair and Alterations
003 100	Ancillary Supplies and Services
811-004	Maintenance of Utility Systems
811-005	Refrigeration, Heating, Ventilation, Air Conditioner, Boiler, and Chiller HVAC Maintenance

1 b. Identification of the lowest priced model number and lowest unit price for that model for each special item number awarded in the contract.

SIN 811-002, Complete Facilities Maintenance

SERVICE Job Title/Task	EDUCATION / CERTIFICATION LEVEL	YEARS OF EXPERIENCE	GSA PRICE (Hourly Rate)
Project Manager	Bachelors Degree	15	$115.12
Asst. Project Manager	Bachelors Degree	7	$81.45
Supervisor	Combination Education & Work Experience	5	$109.97
Carpenter Foreman	Union Requirements	Union Requirements	$106.64
Carpenter	Union Requirements	Union Requirements	$103.82
Laborer Foreman	Union Requirements	Union Requirements	$92.86
Laborer	Union Requirements	Union Requirements	$90.14
Painter & Tapers	Union Requirements	Union Requirements	$94.49

SIN 003 97 Ancillary Repair and Alterations

SERVICE Job Title/Task	EDUCATION/ CERTIFICATION LEVEL	YEARS OF EXPERIENCE	GSA PRICE (Hourly Rate)
Truck and Driver	High School Diploma or GED CDL	5 years Clean Driving Record	$103.17

SIN 811-004, Maintenance of Utility Systems

SERVICE Job Title/Task	EDUCATION / CERTIFICATION LEVEL	YEARS OF EXPERIENCE	GSA PRICE (Hourly Rate)
Electrician Foreman	Union Requirements	Union Requirements	$117.10
Electrician Journeyman	Union Requirements	Union Requirements	$111.51
Electrician Apprentice	Union Requirements	Union Requirements	$101.76

SIN 811-005, Refrigeration, Heating, Ventilation, Air Conditioner, Boiler, and Chiller HVAC Maintenance

SERVICE Job Title/Task	EDUCATION / CERTIFICATION LEVEL	YEARS OF EXPERIENCE	GSA PRICE (Hourly Rate)
Journeyman Sheet Metal	Union Requirements	Union Requirements	$118.18
Foreman Sheet Metal	Union Requirements	Union Requirements	$126.93
Superintendent Sheet Metal	Union Requirements	Union Requirements	$131.24
Journeyman Pipe Fitter	Union Requirements	Union Requirements	$126.93
Superintendent Pipe Fitter	Union Requirements	Union Requirements	$131.24
HVAC Service Technician	Union Requirements	Union Requirements	$144.44

1 c. Description of all corresponding commercial job titles, experience, functional responsibility and education for those types of employees or subcontractors who will perform services shall be provided.

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS

LABOR CATEGORY	**PROJECT MANAGER**
FUNCTIONAL RESPONSIBILITIES	The Project Manager oversees all aspects of an entire building or project. They coordinate the ideas of the owners, contractors and designers. They are required to meet with all involved parties on a regular basis. To ensure there are no discrepancies. The project manager is responsible for communicating any specific details that need to be altered and file the necessary paper work with all involved parties.
EXPERIENCE REQUIREMENTS	Depending on the seniority level of the Project Manager, they will have a minimum of 3-5 years experience as an Assistant Project manager or Project Engineer as well as 2-3 years intern experience in the construction industry.
EDUCATIONAL REQUIREMENTS	The desired educational background of a Project Manager includes a degree in construction management, engineering, or related field, along with OSHA 10 hour certification. Additional industry training is beneficial but not required.
TRAINING CERTIFICATION REQUIREMENTS	A Project Manager has obtained the necessary training through an industry related internship as well as 3-5 years as an assistant with another firm or related field. Project managers will attend additional classes as needed to obtain additional industry related endorsements as needed (i.e. advanced OSHA training, medical industry endorsements, LEED AP etc.).

LABOR CATEGORY	**ASSISTANT PROJECT MANAGER**
FUNCTIONAL RESPONSIBILITIES	The Assistant Project Manager has knowledge in all issues related to the project. They assist the project manager in the field and in the office on all aspects of the project. The Assistant Project Manager is in constant communication with the supervisor and foreman, most subcontractors, the facility and the Director of Manpower and Safety.
EXPERIENCE REQUIREMENTS	An Assistant Project Manager has successfully completed 2-3 years of internship in the construction industry or related field or have a work history proving a strong background in construction or related field.
EDUCATIONAL REQUIREMENTS	The educational background for a project manager includes a degree in construction, engineering or related field along with an internship or proven industry related work history, in addition to OSHA 10 hour certification.
TRAINING CERTIFICATION REQUIREMENTS	An Assistant Project Manager has obtained the necessary training through an industry related internship. Assistant Project Managers attend additional classes as needed to obtain additional industry related endorsements as needed (i.e. advanced OSHA training, medical industry endorsements, LEED AP, etc.).

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS
(Continued)

LABOR CATEGORY	**SUPERVISOR**
FUNCTIONAL RESPONSIBILITIES	1) Provides guidance and management of the carpenters and all other field personnel 2) Supervises multiple projects in multiple locations at one time, or manage one large scale project or building with multiple phases or complexities. 3) Works with the property manager/owner of the job site to make sure all required paperwork, and regulations are being met not only by Bear Construction but by the subcontractors as well 4) Schedule subcontractors in an effective and efficient manner. 5) Thorough knowledge of the projects(s) they are assigned to and the imagination to derive the most efficient and safe method of completing the task(s) 6) Ensures safety regulations are followed by company and subcontractor crews. 7) Have thorough knowledge of the plans and specifications for each project assigned 8) Sees that good housekeeping practices are observed by all field personnel 9) Maintains a good relationship with the Project Manager and the management team 10) Coordinates all necessary supply requests with the warehouse for delivery 11) Keeps a progress schedule, review schedule with project manager/owner on a regular basis 12) Any additional tasks that are assigned by a project manager or Bear Construction Management.
EXPERIENCE REQUIREMENTS	Supervisors will have a successful track record as a Foreman in addition to displaying an exemplary performance as a Carpenter. The Union Supervisor generally has over 10 years industry experience 3-5 of which were as a Foreman.
EDUCATIONAL REQUIREMENTS	A high school diploma or greater is preferred but not required. The Supervisor has obtained OSHA 10 hour certification, and all necessary training in accordance with the industry standards for training programs recognize by the U.S. Bureau of Apprenticeship Training,.
TRAINING CERTIFICATION REQUIREMENTS	It is desired, but not required for the Supervisor to have and be willing to attend classes for certifications and endorsements in specialty areas (advanced OSHA training, medical or LEED AP). As well as maintaining any union required certifications or endorsements.

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS
(Continued)

LABOR CATEGORY	**CARPENTER FOREMAN**
FUNCTIONAL RESPONSIBILITIES	1) Provide guidance and management to the carpenters and all other field personnel 2) Perform work and assist with the management of projects. 3) Work with the property manager of the job site to make sure all required paperwork, and regulations are being met not only by Bear Construction but by the subcontractors as well 4) Assist in scheduling subcontractors in an effective and efficient manner. 5) Thorough knowledge of the projects(s) they are assigned to and the imagination to derive the most efficient and safe method of completing the task(s) 6) Ensure all safety regulations are followed by company and subcontractor crews. 7) Have thorough knowledge of the plans and specifications for each project assigned 8) Sees that good housekeeping practices are observed by the company and subcontractors 9) Maintain a good relationship with the Project Manager and the management team 10) Coordinate all necessary supply request with the warehouse for delivery 11) Keeps a progress schedule, review schedule with project manager on a regular basis 12) Any additional tasks that are assigned by a Project Manager or Bear Construction Management.
EXPERIENCE REQUIREMENTS	Carpenter Foreman will has 3-5 years minimum experience as a Union Carpenter with a proven record of assisting in minor supervisory roles as needed
EDUCATIONAL REQUIREMENTS	A high school diploma or greater is preferred but not required. The Carpenter Foreman will have obtained all necessary training in accordance with the industry standards for training programs recognize by the U.S. Bureau of Apprenticeship Training including OSHA 10 hour certification.
TRAINING CERTIFICATION REQUIREMENTS	It is desired, but not required for the Carpenter Foreman to have and be willing to attend classes for certifications and endorsements in specialty areas (advanced OSHA training, medical or LEED AP, etc.). As well as maintaining any union required certifications or endorsements

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS
(Continued)

LABOR CATEGORY	**CARPENTER**
FUNCTIONAL RESPONSIBILITIES	1) Interpretation of plans and specification 2) Wood framing 3) Metal stud faming 4) Acoustical ceiling installation 5) Drywall hanging 6) Hollow metal doors and frame installation 7) Hang wood doors and install hardware 8) Install millwork trim and cabinets 9) To receive materials and off load in a safe and proficient fashion 10) Assist and guide others to improve their skills and complete tasks in an expedient and safe manner 11) Prepare to perform job related assignments at designated start time 12) Perform daily tasks in a safe and workman like manner in accordance with company, client, and governing bodies' policies.
EXPERIENCE REQUIREMENTS	All Carpenters are expected to have completed or currently be enrolled in a union approved program recognized by the U.S. Bureau of Apprenticeship Training. The program should consist of 4 years of training and average 144 hours per year of classroom training.
EDUCATIONAL REQUIREMENTS	It is desired but not necessary for the Carpenter to have obtained a high school diploma or the equivalent in addition to having completed or currently be enrolled in an approved apprenticeship program, OSHA 10 hour certification.
TRAINING CERTIFICATION REQUIREMENTS	It is desired, but not required for the Carpenter to have attended and be willing to attend classes for certifications and endorsements in specialty areas (advanced OSHA training, medical or LEED). As well as maintaining any union required certifications or endorsements

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS
(Continued)

LABOR CATEGORY	Painter & Taper
FUNCTIONAL RESPONSIBILITIES	1) Work out the quantity of materials needed for the job by taking surface measurements or by looking at job specifications or drawings; 2)Erect scaffolding, cradles and ladders and place drop sheets to protect areas from dripping paint; 3) Remove old paint or paper by sanding or scraping or by using blowtorches or liquid paint removers and, when removing old paper, by using steam strippers; 4) Prepare surfaces by fixing woodwork, filling or sealing holes, cracks and joins and washing them down to remove dust and grease; 5) Select and prepare paints to match colors by the addition of tints; 6) Brush, roll or spray the paints, stains, varnishes and other finishes; 7) When wallpapering, lay out the area according to the pattern match and starting point in the room, cut the paper to the appropriate length, apply paste to the back of each strip and hang the paper on the wall, smoothing out any wrinkles or bubbles; 8) Spray paint surfaces using a spray gun or specialized equipment; 9) Apply decorative paint finishes such as stencils, color glaze, graining, marbling and lettering; 10) Wash equipment and clean work areas at the end of each day and project.
EXPERIENCE REQUIREMENTS	All Painters & Tapers are expected to are expected to have completed or currently be enrolled in an approved training program recognized by the U.S. Bureau of Apprenticeship Training. The program should consist of 4 years of training and average 144 hours per year of classroom training.
EDUCATIONAL REQUIREMENTS	It is desired but not necessary for the Painter/Taper to have obtained a high school diploma or the equivalent, OSHA 10 hour certification, in addition to having completed or currently be enrolled in an approved apprenticeship program.
TRAINING CERTIFICATION REQUIREMENTS	It is desired, but not required for the Painter / Taper to have attended and be willing to attend classes for certifications and endorsements in specialty areas (advanced OSHA training, medical or LEED AP, etc). As well as maintaining any union required certifications or endorsements.

SIN 811-002, Complete Facilities Maintenance

JOB DESCRIPTIONS
(Continued)

LABOR CATEGORY	**LABORER**
FUNCTIONAL RESPONSIBILITIES	1. Demolition of walls, ceilings and flooring 2. Clean up and dispose of debris 3. Maintain a clean job site 4. Handle material and assist carpenters as needed 5. Material handling and storage 6. Maintain a clean job site. 7. To pick up all tools, equipment and secure jobsite each day. 8. Prepare to perform job related assignments promptly at designated start time. 9. To perform daily tasks in a safe and workman like manner in accordance with company policies.
EXPERIENCE REQUIREMENTS	It is desired but not required for a Laborer to have obtained 2-3 years experience in the construction filed
EDUCATIONAL REQUIREMENTS	It is desired, but not required for the Union Laborer to have obtained a high school diploma or equivalent and completed the necessary training as required by a recognized laborers training program, and OSHA 10 certification.
TRAINING CERTIFICATION REQUIREMENTS	It would be beneficial but not necessary for a Laborer to have obtained or be willing to obtain additional industry certifications or endorsements (i.e. Advanced OSHA training, medical or safety, etc.).

LABOR CATEGORY	**LABORER - FOREMAN**
FUNCTIONAL RESPONSIBILITIES	1. Demolition of walls, ceilings and flooring 2. Clean up and dispose of debris 3. Maintain a clean job site 4. Handle material and assist carpenters as needed 5. Material handling and storage 6. Maintain a clean job site. 7. To pick up all tools, equipment and secure jobsite each day. 8. Prepare to perform job related assignments promptly at designated start time. 9. To perform daily tasks in a safe and workman like manner in accordance with company policies. 10.Provide guidance to the laborers, ensure tasks are being done in compliance with all safety standards work with the Superintendant and Project Manager to assist with any additional tasks that may need attention.
EXPERIENCE REQUIREMENTS	It is desired but not required for a Laborer to have obtained 2-3 years experience in the construction industry.
EDUCATIONAL REQUIREMENTS	It is desired, but not required for the Union Laborer to have obtained a high school diploma or equivalent and completed the necessary training as required by a recognized laborers training program, and OSHA 10 certification.
TRAINING CERTIFICATION REQUIREMENTS	It would be beneficial but not necessary for a Laborer to have obtained or be willing to obtain additional industry certifications or endorsements (i.e. Advanced OSHA training, medical or safety, etc.).

SIN 003-97, Ancillary Repair and Alterations

JOB DESCRIPTIONS

LABOR CATEGORY	Truck & Driver
FUNCTIONAL RESPONSIBILITIES	1. Observing speed limits and obeying all road signs 2. Keeping driving records (i.e. mileage and gas receipts) 3. Performing simple vehicle maintenance (i.e. cleaning interior and exterior, taking vehicle for state inspections, filling tires with air, etc.) 4. Loading and unload delivery goods 5. Informing supervisor of any vehicle problems 6. Driving to and from delivery destinations 7. Interacting with customers to obtain payment, signatures and giving receipts 8. Heavy lifting of packages and other equipment 9. Provide Warehouse Assistance 10. Assist the Director of Manpower and Safety with scheduling
EXPERIENCE REQUIREMENTS	Minimum of one-year on the year on the road delivery related experience, some warehousing experience, in addition to dealing with activities such as those appearing in the job description.
EDUCATIONAL REQUIREMENTS	High school graduate, or equivalent preferred. In addition to proven record of necessary classes to obtain all required endorsements from the Department of Motor Vehicles
TRAINING CERTIFICATION REQUIREMENTS	The Driver must have obtained and maintain all required endorsements as required by law to operate all company vehicles. Driver is responsible to continue classes and tests to maintain valid endorsements in addition to any additional safety requirements set for by the company, state, or insurance company.

SIN 811-004, Maintenance of Utility Systems **JOB DESCRIPTIONS**

LABOR CATEGORY	**Electrician Foreman**
FUNCTIONAL RESPONSIBILITIES	Supervises personnel who repair, test, and maintain electrical equipment, machinery, and systems such as generators, alternators, motors, and intercommunication systems, makes inspection rounds of electrical equipment and maintains records and schedules of tasks and inspections.
EXPERIENCE REQUIREMENTS	5 Years
EDUCATIONAL REQUIREMENTS	High School or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Electrician Journeyman**
FUNCTIONAL RESPONSIBILITIES	Repairs, tests, and maintains electrical equipment, machinery, and systems such as generators, alternators, motors, and intercommunication systems, makes inspection rounds of electrical equipment and maintains records and schedules of tasks and inspections.
EXPERIENCE REQUIREMENTS	3 Years
EDUCATIONAL REQUIREMENTS	High School or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Electrician Apprentice**
FUNCTIONAL RESPONSIBILITIES	Repairs, tests, and maintains electrical equipment, machinery, and systems such as generators, alternators, motors, and intercommunication systems, makes inspection rounds of electrical equipment and maintains records and schedules of tasks and inspections.
EXPERIENCE REQUIREMENTS	1 Year
EDUCATIONAL REQUIREMENTS	High School or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

SIN 811-005, Refrigeration, Heating, Ventilation, Air Conditioner, Boiler, and Chiller HVAC Maintenance

JOB DESCRIPTIONS

LABOR CATEGORY	**Journeyman Sheet Metal**
FUNCTIONAL RESPONSIBILITIES	Fabricates, installs and maintains in good repair the sheet-metal equipment and fixtures (such as shelves, lockers, tanks, ventilators, chutes, ducts, metal roofing) of a facility. Work involves most of the following: planning and laying out all types of sheet-metal maintenance work from blueprints, models, or other specifications, setting up and operating all available types of sheet-metal working machines, using a variety of hand tools in cutting, bending, forming, shaping, fitting and assembling, and installing sheet-metal articles as required.
EXPERIENCE REQUIREMENTS	3 Years Minimum
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Foreman Sheet Metal**
FUNCTIONAL RESPONSIBILITIES	Supervise personnel who fabricate, install and maintain in good repair the sheet-metal equipment and fixtures (such as shelves, lockers, tanks, ventilators, chutes, ducts, metal roofing) of a facility. Work involves most of the following: planning and laying out all types of sheet-metal maintenance work from blueprints, models, or other specifications, setting up and operating all available types of sheet-metal working machines, using a variety of hand tools in cutting, bending, forming, shaping, fitting and assembling, and installing sheet-metal articles as required.
EXPERIENCE REQUIREMENTS	5 Years Minimum
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Superintendent Sheet Metal**
FUNCTIONAL RESPONSIBILITIES	Supervise personnel who fabricate, install and maintain in good repair the sheet-metal equipment and fixtures (such as shelves, lockers, tanks, ventilators, chutes, ducts, metal roofing) of a facility. Work involves most of the following: planning and laying out all types of sheet-metal maintenance work from blueprints, models, or other specifications, setting up and operating all available types of sheet-metal working machines, using a variety of hand tools in cutting, bending, forming, shaping, fitting and assembling, and installing sheet-metal articles as required.
EXPERIENCE REQUIREMENTS	7 Years Minimum
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Journeyman Pipe Fitter**
FUNCTIONAL RESPONSIBILITIES	Installs or repairs water, steam, gas or other types of pipe and pipefitting. Work involves most of the following: laying out work and measuring to locate position of pipe from drawings or other written specifications, cutting various sizes of pipe to correct lengths with chisel and hammer, oxyacetylene torch or pipe-cutting machines, threading pipe with stocks and dies. This person is responsible for bending pipe by hand-driven or power-driven machines, assembling pipe with couplings and fastening pipe to hangers, making standard shop computations relating to pressures, flow and size of pipe required; and making standard tests to determine whether finished pipes meet specifications.
EXPERIENCE REQUIREMENTS	3 Years
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Foreman Pipe Fitter**
FUNCTIONAL RESPONSIBILITIES	Supervises personnel who install or repair water, steam, gas or other types of pipe and pipefitting. Work involves most of the following: laying out work and measuring to locate position of pipe from drawings or other written specifications, cutting various sizes of pipe to correct lengths with chisel and hammer, oxyacetylene torch or pipe-cutting machines, threading pipe with stocks and dies. This person is responsible for bending pipe by hand-driven or power-driven machines, assembling pipe with couplings and fastening pipe to hangers, making standard shop computations relating to pressures, flow and size of pipe required; and making standard tests to determine whether finished pipes meet specifications.
EXPERIENCE REQUIREMENTS	5 Years
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**Superintendent Pipe Fitter**
FUNCTIONAL RESPONSIBILITIES	Supervises personnel who install or repair water, steam, gas or other types of pipe and pipefitting. Work involves most of the following: laying out work and measuring to locate position of pipe from drawings or other written specifications, cutting various sizes of pipe to correct lengths with chisel and hammer, oxyacetylene torch or pipe-cutting machines, threading pipe with stocks and dies. This person is responsible for bending pipe by hand-driven or power-driven machines, assembling pipe with couplings and fastening pipe to hangers, making standard shop computations relating to pressures, flow and size of pipe required; and making standard tests to determine whether finished pipes meet specifications.
EXPERIENCE REQUIREMENTS	7 Years
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

LABOR CATEGORY	**HVAC Service Technician**
FUNCTIONAL RESPONSIBILITIES	Installs, services and repairs environmental-control systems in residences, department stores, office buildings, and other commercial establishments, utilizing knowledge of refrigeration theory, pipefitting and structural layout, mounts compressor and condenser units on platform or floor, using hand tools, following blueprints or engineering specifications, fabricates, assembles and installs ductwork and chassis parts, using portable metalworking tools and welding equipment, and installs evaporator unit in chassis or in air-duct system, using hand tools. This mechanic also cuts and bends tubing to correct length and shape, using cutting and bending equipment and tools, cuts and threads pipe, using machine-threading or hand-threading equipment, joins tubing or pipes to various refrigerating units by means of sleeves, couplings or unions, and solders joints, using torch, forming complete circuit for refrigerant, installs expansion and discharge valves in circuit. This worker connects motors, compressors, temperature controls, humidity controls, and circulating ventilation fans to control panels and connects control panels to power source; installs air and water filters in completed installation, injects small amount of refrigerant into compressor to test systems and adds Freon gas to build up prescribed operating pressure. This mechanic observes pressure and vacuum gauges and adjusts controls to insure proper operation, tests joints and connections for gas leaks, using gauges or soap-and-water solution, wraps pipes in insulation batting and secures them in place with cement or wire bands, replaces defective breaker controls, thermostats, switches, fuses and electrical wiring to repair installed units, may install, repair and service air conditioners, ranging from fifteen to twenty tons cooling capacity in warehouses and small factory buildings.
EXPERIENCE REQUIREMENTS	3 Years
EDUCATIONAL REQUIREMENTS	High School Diploma or Equivalent
TRAINING CERTIFICATION REQUIREMENTS	Union Requirements Apprenticeship Program

TERMS and CONDITIONS
Continued

2. Maximum order.

   $750,000

   *If the “best value” selection places your order over the Maximum Order, identified in this catalog/price list, you have an opportunity to obtain a better schedule contract price. Before placing your order, contact the aforementioned contractor for a better price. The contractor may (1) offer a new price for this requirement; (2) offer the lowest price available under this contract or (3) decline the order. A delivery order that exceeds the maximum order may be placed under the Schedule contract in accordance with FAR 8.404.

3. Minimum order.

   $100

4. Geographic coverage (delivery area).

   Domestic Delivery (CONUS)

5. Point(s) of production:

   Not Applicable

6. Discount from list prices or statement of net price.

7. Quantity discounts.

   None

8. Prompt payment terms.

   1% - 15 days; Net – 30

9a. Notification that Government purchase cards are accepted at or below the micro-purchase threshold.

   Yes

9b. Notification whether Government purchase cards are accepted or not accepted above the micro-purchase threshold.

   Yes

10. Foreign items:

   None.

11a. Time of delivery. (Contractor insert number of days.)

   10 Days ARO (After Receipt of Order)

11b. Expedited Delivery. The Contractor will insert the sentence "Items available for expedited delivery are noted in this price list." under this heading. The Contractor may use a symbol of its choosing to highlight items in its price lists that have expedited delivery.

2 Days ARO

11c. Overnight and 2-day delivery. The Contractor will indicate whether overnight and 2-day delivery are available. Also, the Contractor will indicate that the schedule customer may contact the Contractor for rates for overnight and 2-day delivery.

Not Applicable

11d. Urgent Requirements. The Contractor will note in its price list the "Urgent Requirements" clause of its contract and advise agencies that they can also contact the Contractor's representative to effect a faster delivery.

Clause I-FSS-140-B of the contract applies. Agencies can contact contractor's representative to possibly affect a faster delivery.

12. F.O.B. point(s).

Destination

13a. Ordering address(es).

Bear Construction Company, Inc.
1501 Rohlwing Road
Rolling Meadows, IL 60008-1336

13b. Ordering procedures: For supplies and services, the ordering procedures, information on Blanket Purchase Agreements (BPA's) are found in Federal Acquisition Regulation (FAR) 8.405-3.

14. Payment address(es).

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15. Warranty provision.

Standard Commercial Warranty

16. Export packing charges, if applicable.

Not Applicable

17. Terms and conditions of Government purchase card acceptance (any thresholds above the micro-purchase level).

Yes (excludes prompt payment discounts)

18. Terms and conditions of rental, maintenance, and repair (if applicable).

Not Applicable

19. Terms and conditions of installation (if applicable).

Not Applicable

20. Terms and conditions of repair parts indicating date of parts price lists and any discounts from list prices (if applicable).

Not Applicable

20a. Terms and conditions for any other services (if applicable)

Not Applicable

21. List of service and distribution points (if applicable).

Not Applicable

22. List of participating dealers (if applicable).

Not Applicable

23. Preventive maintenance (if applicable).

Not Applicable

24a. Special attributes such as environmental attributes (e.g., recycled content, energy efficiency, and/or reduced pollutants).

Not Applicable

24b. If applicable, indicate that Section 508 compliance information is available on Electronic and Information Technology (EIT) supplies and services and show where full details can be found (e.g. contractor's website or other location.) The EIT standards can be found at: www.Section508.gov/.

Not Applicable

25. Data Universal Number System (DUNS) number.

147526743

26. Notification regarding registration in Central Contractor Registration (CCR) database.

Current

Quality Control

Internal review procedures which facilitate high quality standards in the organization.

Bear Construction uses the following quality-based approach for all our projects:

- Accurately determine the exact needs of the project
- Create the safest, most-efficient methods to complete the project
- Develop a phased and detailed work plan
  - Automated software tools, e.g., MS Project
  - Project budget
  - Master Schedule / Project Checklists
  - Personnel Assignments
  - Bill of Materials
- Coordinate with other contractors and building operators to minimize disruptions
- Negotiate the best price for all labor, materials, rentals and other items
- Used pre-qualified subcontractors for all work not done by us
- Create realistic project schedules with frequent periodic updates
- Exceed our client's expectations

Individuals who supervise or review projects specifically regarding quality control

Bret Bush, Vice President is the overall Quality Control manager for Bear Construction.

Quality Control Managers are assigned on project-by-project basis.

In addition, field supervisors also provide quality control on an individual project basis.

Subcontractor quality control measures

All subcontractors are required to attend our quality control and safety meetings, along with submitting their progress documents on a daily or weekly basis.

How we handle potential problem areas and solutions

Based on 25 years and over 25,000 projects successfully completed, we are proactive in identifying potential problem areas.

We hire Union-certified workers who are the best trained and most experienced. They help us avoid problems. If encountered, they are able to quickly resolve problems.

We use MS Project software to help us identify the critical path for our projects. This helps ensure we focus critical resources to meet all critical path requirements. This allows us to maintain cost and schedule estimates.