



*Bratslavsky*  
CONSULTING ENGINEERS INC

*"We go above, beyond, and through, but never around."*

**General Services Administration  
Federal Supply Service  
Authorized Federal Supply Schedule Price List**

**Schedule for Facilities Maintenance and Management  
Federal Supply Class: R425  
Contract Number: GS-21F-054AA  
Contract Period: December 26, 2012 – December 25, 2017**

*For more information on ordering from Federal Supply Schedules click on the FSS Schedules button at <http://www.gsa.gov/schedules-ordering>*

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

*Small Business and Economically Disadvantaged Women Owned Small Business*

**Corporate Office Location:**

500 W 27th Avenue, Suite A  
Anchorage, AK 99503

[www.bce-ak.com](http://www.bce-ak.com)

907.272.5264 phone

907.272.5214 fax

877.844.5264 toll-free

**Contract Administration:**

Tanya Bratslavsky, P.E., S.E., AVS

President

[tanya@bce-ak.com](mailto:tanya@bce-ak.com)

**Branch Locations:**

Juneau, Alaska

Portland, Oregon

Seattle, Washington

Sequim, Washington

Tampa, Florida

## CUSTOMER INFORMATION

1a. **APPROVED SPECIAL ITEM NUMBERS (SINS)\*:**

- 871-205 Energy Program Support Services
- 871-206 Building Commissioning Services
- 871-207 Energy Audit Services
- 871-211 Energy Consulting Services

**APPROVED RECOVERY PURCHASING ITEMS:**

- 871-205RC Energy Program Support Services
- 871-206RC Building Commissioning Services
- 871-207RC Energy Audit Services
- 871-211RC Energy Consulting Services

*\*Please refer to Page 6 for more information*

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|------|--------------------------------------|--|
| 1b.  | <b>LOWEST PRICED MODEL:</b>          | Please refer to our rates on Page 7                      |
| 1c.  | <b>LABOR CATEGORY DESCRIPTIONS:</b>  | Please refer to Pages 8 and 9                            |
| 2.   | <b>MAXIMUM ORDER:</b>                | \$1,000,000.00 (allowed to exceed)                       |
| 3.   | <b>MINIMUM ORDER:</b>                | \$100.00   |
| 4.   | <b>GEOGRAPHIC COVERAGE:</b>          | Domestic and Overseas                                    |
| 5.   | <b>POINTS OF PRODUCTION:</b>         | Contact Contractor                                       |
| 6.   | <b>DISCOUNTS FROM LIST PRICES:</b>   | Government Net Pricing                                   |
| 7.   | <b>QUANTITY DISCOUNTS:</b>           | 2% discount on individual contracts of \$250,000 or more |
| 8.   | <b>PROMPT PAYMENT TERMS:</b>         | Net 30   |
| 9a.  | <b>GOVERNMENT PURCHASE CARDS:</b>    | May be accepted at/below micro-purchase threshold        |
| 9b.  | <b>GOVERNMENT PURCHASE CARDS:</b>    | May be accepted above micro-purchase threshold           |
| 10.  | <b>FOREIGN ITEMS:</b>                | None   |
| 11a. | <b>TIME OF DELIVERY:</b>             | 30 Days ARO  |
| 11b. | <b>EXPEDITED DELIVERY:</b>           | To be negotiated with Ordering Agency                    |
| 11c. | <b>OVERNIGHT AND 2-DAY DELIVERY:</b> | To be negotiated with Ordering Agency                    |

- 11d. **URGENT REQUIREMENTS:** To be negotiated with Ordering Agency
12. **F.O.B. POINT(S):** Destination
- 13a. **ORDERING ADDRESS:** 500 W 27<sup>th</sup> Avenue, Suite A  
Anchorage, AK 99503
- 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:** 500 W 27<sup>th</sup> Avenue, Suite A  
Anchorage, AK 99503
15. **WARRANTY PROVISION:** Standard Commercial
16. **EXPORT PACKING CHARGES:** Not Applicable
17. **GOVERNMENT PURCHASE CARD TERMS:** Contact Contractor
18. **RENTAL, MAINTENANCE, REPAIR TERMS:** Not Applicable
19. **INSTALLATION TERMS:** Not Applicable
20. **REPAIR PARTS TERMS:** Not Applicable
- 20a. **OTHER SERVICES TERMS:** Not Applicable
21. **SERVICE AND DISTRIBUTION POINTS:** Anchorage & Juneau, Alaska;  
Portland, Oregon; Tampa, Florida;  
Seattle & Sequim, Washington
22. **PARTICIPATING DEALERS:** Not Applicable
23. **PREVENTATIVE MAINTENANCE:** Not Applicable
- 24a. **SPECIAL ATTRIBUTES:** Not Applicable
- 24b. **SECTION 508 COMPLIANCE:** Not Applicable
25. **DUNS NUMBER:** 845228196
26. **CCR REGISTRATION:** Registration Active



## COMPANY PROFILE

Bratslavsky Consulting Engineers, Inc. (BCE) was established in 1985, and has been providing engineering, consulting, auditing, construction and project management, and other services. These also included work with government and commercial clients on energy management, planning, and strategic outlook, energy programs support, energy auditing services, investigations, consulting, building commissioning, and work with renewable energy sources. Our company has offices in Anchorage and Juneau, Alaska; Portland, Oregon; Seattle and Sequim, Washington; and Tampa, Florida.

BCE is a small and economically disadvantaged women owned small business. BCE is also a graduated 8(a) company that has been allowed great opportunities to work for the government in various areas of engineering and energy consulting. We have done work in remote locations and in urban areas and have developed resources and networking that allows us to get any project completed with all required equipment and manpower around the US and internationally. BCE's staff is knowledgeable, flexible, and experienced in working in various conditions and in different parts of the world.

BCE, Inc. staff works hard to meet clients' goals, expectations, budgets, and schedules. Here is what past clients say about BCE, Inc.:

- Deliverables made on or ahead of schedule
- Excellent quality of work (plans, drawings, specifications, construction)
- Solution focused
- Ease of communication
- Rapid response
- Budget conscious
- Thorough

BCE has extensive experience providing professional energy and sustainability services, including but not limited to energy reviews, energy audits, energy modeling, commissioning and retro-commissioning, as well as building inventory and assessments to provide recommendations on requirements needed for achievement of energy, LEED, and/or sustainable goals and other related services for the Federal Government. Additionally, our staff has been assisting clients in assessing the needs, preparing scopes of work, providing quality assurance and commissioning, and managing design-build contractors.

Projects performed included studies, scoping and planning, architectural and engineering designs (of facilities, utilities, roads and bridges), coastal work, fish/wildlife passage, historic preservation and rehabilitation, environmental studies, energy conservation, green and sustainable design, and LEED certification of facilities.

BCE provides customized, innovative, and cost efficient approach to each project, no matter large or small, and is always willing to work with the client when Value Engineering, Risk Analysis and/or Management are needed.

## AWARDS FOR EXCELLENCE IN DESIGN, SERVICE, AND INNOVATION

- Urban Design Commission Award
- HUD Award for Best Design Practice
- Engineer of the Year by American Society of Civil Engineers
- Gold Citation from American School and University Publication

### FEDERAL CLIENTS

- Federal Emergency Management Agency
- Department of Veterans Affairs
- General Services Administration
- National Park Service
- U.S. Fish and Wildlife Service
- U. S. Forest Service
- U.S. Army
- U.S. Army Corps of Engineers
- U.S. Coast Guard
- U.S. Department of Transportation
- Federal Aviation Administration
- Federal Highway Administration
- Federal Bureau of Investigation
- National Oceanic and Atmospheric Agency
- U.S. Attorney's Office
- Centers for Disease Control



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## SERVICES PROVIDED – APPROVED SPECIAL ITEM NUMBERS (SINS):

### **871-205 Energy Program Support Services**

- Billing and Management Oversight
  - Energy Services Statements Of Work
  - Energy Efficient Buildings Certification Programs (such as LEED)
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### **871-206 Building Commissioning Services**

- Comprehensive Building Commissioning Services on:
    - New Construction
    - Major Modernization Projects
    - Existing Energy Consuming Buildings and Facilities
  - Re-Commissioning
  - Retro-Commissioning Services
  - Energy Efficient Buildings Certification Programs (such as LEED)
- 

### **871-207 Energy Audit Services**

- Developing, Executing, and Reporting on Audit Plans
  - Energy and Water Audit Services
  - Data Collection, Data Analysis, Benchmarking
  - Recommendations of Suggested Upgrades of Electrical and Mechanical Infrastructure
  - Recommendations for Using Alternative Energy Sources
  - Assistance with Achieving Energy Conservation Goals
  - Energy Efficient Buildings Certification Programs (such as LEED)
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### **871-211 Energy Consulting Services**

- Energy Management and Strategy
  - Energy Program Planning and Evaluations
  - Energy Related Studies, Analyses, Benchmarking and Reporting
  - Assistance in Meeting Energy Efficient Building Standards
  - Advisory Services in Obtaining Alternative Financing For Energy Projects
  - Renewable Energy Credits/Certificates Consulting
  - Greenhouse Gas Measurement And Management Consulting
  - Strategic Sustainability Performance Planning
  - High Performance Sustainable Buildings Consulting
-

**AWARDED LABOR RATES\***

<b>Position</b>	<b>Rate/Hr Contractor Site</b>	<b>Rate/Hr Government Site</b>
Principal Engineer (Principal-in-Charge)	\$152.06	\$140.36
Project Manager	\$145.04	\$128.67
Construction Manager	\$137.24	\$128.67
Assistant Project Manager	\$91.23	\$87.73
Senior Engineer	\$128.67	\$114.63
Lead Engineer	\$113.46	\$102.93
Construction Inspector	\$115.03	\$106.02
Engineer	\$91.23	\$87.73
Jr. Engineer, EIT	\$65.34	\$62.01
Cost Estimator	\$116.96	\$105.26
Senior ACAD Technician	\$84.88	\$77.39
Drafter	\$65.07	\$60.19
Engineering Intern	\$48.90	\$46.50
Administrative/Secretarial	\$50.97	\$44.45
Contract Administrator	\$76.03	\$72.96
Special Inspector	\$90.06	\$85.39
Specialty Consultant - Hydrologist	\$135.53	\$121.17
Special Consultant - GIS/Mapping Specialist	\$98.36	\$87.94
Surveyor, RLS	\$138.71	\$124.01

*\*Additional discounts are offered to Clients. Please contact BCE for a quote.*

**BCE, INC. POSITION DETERMINATIONS**

<b>GSA TITLE</b>	<b>JOB DESCRIPTION</b>	<b>EDUCATION/EXPERIENCE</b>
<b>Principal-in-Charge (Principal Engineer)</b>	Responsibilities and duties include, but may not be limited to the following: contract administration and contract management, financial matters, price modifications and change orders, client contact and coordination, problem resolution, final project review and sign off.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the field</li> <li>▪ Professional Registration</li> <li>▪ 20 years of experience in related work</li> </ul>
<b>Project Manager</b>	Duties and responsibilities include: project planning and scheduling, coordination and liaison with the client, scheduling and running meetings, problem solving and assignment of duties, responsibility for schedules and budgets, cost control, quality control and quality assurance, work reviews, and similar tasks.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the field</li> <li>▪ Professional Registration</li> <li>▪ 15 years of experience in related work</li> </ul>
<b>Construction Manager</b>	Duties and responsibilities include: construction contract administration; planning and scheduling; coordination and liaison with the client and public; problem solving; direction and supervision of inspector; budget and cost control; construction quality control and quality assurance; oversight of construction contractor conformance with contract requirements; approval/rejection of material and workmanship; monitoring labor and safety provisions; maintaining daily log and review contractor logs.	<ul style="list-style-type: none"> <li>▪ Bachelor's Degree in the field</li> <li>▪ Professional Registration</li> <li>▪ 6 years of experience OR</li> <li>▪ 15 years of experience in construction management, quality control, and related work</li> </ul>
<b>Assistant Project Manager</b>	Duties and responsibilities include: assisting with project planning and scheduling, coordination and liaison with the client, scheduling and running meetings, problem solving and assignment of duties, schedules and budgets, cost control, quality control and quality assurance, work reviews, and similar tasks.	<ul style="list-style-type: none"> <li>▪ Bachelor's Degree in the related field</li> <li>▪ 2 years of experience in related field</li> </ul>
<b>Senior Engineer/Architect</b>	Responsible for the actual professional services performed on a project, its correctness, quality, and may (or may not) involve coordination with other trades, regular briefing of the management on the progress on the project, coordination with management of all issues having implications to cost and scheduling matters.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the field</li> <li>▪ Professional Registration</li> <li>▪ 15 years of professional experience</li> </ul>
<b>Lead Engineer/Architect</b>	Responsibilities include: project design, document production coordination, problem solving, schedules, approval of tasks and expenditures, and briefing management on work progress and problems solved.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the field</li> <li>▪ Professional Registration and/or 5-15 years of professional experience (unless approved by partner(s) otherwise)</li> </ul>
<b>Cost Estimator</b>	Responsibilities include: material estimates, bills of materials, cost estimating, cost analysis, claims analysis, value engineering, and other similar tasks.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the related field and/or min. 5 years of professional experience</li> </ul>
<b>Engineer/Architect</b>	Responsible for various tasks as requested by Lead A/E, Senior A/E, or Project Manager, and related to design, planning, scheduling, or drafting, as well as other duties. Inspections or other responsible tasks can be performed by an A/E only under supervision of a Senior Engineer.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in the related field</li> <li>▪ Preferably pass E.I.T. or equal examination</li> <li>▪ 0-4 years of experience in the field</li> </ul>

<b>Construction Inspector</b>	Responsibilities include: site visits, construction quality control, testing and/or inspections, testing of materials and/or coordination of samples and other submittals, and detailed daily reporting.	<ul style="list-style-type: none"> <li>▪ HS Diploma or equivalent</li> <li>▪ Industry recognized credentials</li> <li>▪ 5 years of increasingly responsible inspection experience</li> <li>OR</li> <li>▪ 7 years of field experience</li> <li>▪ Knowledge of applicable codes and construction standards</li> </ul>
<b>Inspector/ Special Inspector</b>	Responsibilities include: site visits, inspections, and detailed reporting.	<ul style="list-style-type: none"> <li>▪ HS Diploma</li> <li>▪ Inspections Certifications</li> <li>▪ 3 years of experience in the field</li> <li>OR</li> <li>▪ 7 years of field experience</li> <li>▪ Knowledge of applicable codes and standards</li> </ul>
<b>Junior Engineer (EIT)/ Architect</b>	Under supervision, performs a variety of professional field and office engineering work and other duties as assigned.	<ul style="list-style-type: none"> <li>▪ Obtaining degree in the engineering field or having field or practical experience to design under supervision of a Senior Engineer</li> </ul>
<b>Sr. ACAD Technician</b>	Project design/ review, collection of data, check plans, quality control.	<ul style="list-style-type: none"> <li>▪ Degree in related field</li> <li>▪ 10 years of related experience</li> </ul>
<b>Engineering Intern</b>	This person should have the intent of developing in the design/construction field to become an engineer/architect/estimator/etc. Responsibilities include design, drafting, and fieldwork under the supervision of an engineer or architect.	<ul style="list-style-type: none"> <li>▪ 2 years of post secondary education in a Bachelor or Associate degree program</li> </ul>
<b>Administrative Assistant</b>	Responsibilities include: typing, travel arrangements, compiling data, assisting with marketing, research, and computer database management.	<ul style="list-style-type: none"> <li>▪ Associate Degree and/or 5 years of professional experience</li> </ul>
<b>Surveyor, RLS</b>	Responsibilities include: overseeing fieldwork, review and verification of information collected in field, mapping, platting, land subdivision, and sealing survey drawings.	<ul style="list-style-type: none"> <li>▪ Degree in related field</li> <li>▪ Professional Registration in Land Surveying</li> <li>▪ 10 years of professional experience</li> </ul>
<b>Hydrologist (Specialty Consultant)</b>	Responsibilities include: field investigative work, analysis, calculations, report writing, and other related tasks.	<ul style="list-style-type: none"> <li>▪ B.S. Degree in Civil Engineering or Hydrology or Hydrogeology, or related field</li> <li>▪ 10 years of professional experience</li> </ul>
<b>GIS/ Mapping Specialist (Specialty Consultant)</b>	Responsibilities include: development of GIS maps, layers, review and revision to GIS maps, and other similar tasks.	<ul style="list-style-type: none"> <li>▪ Degree in the related field</li> <li>▪ 5 years of professional experience in mapping utilizing ArcGIS</li> </ul>
<b>Contract Administrator</b>	Responsibilities include: contract administration, budgeting, scheduling, modifications and change orders, coordination and assistance to Principal Engineer and Project Manager.	<ul style="list-style-type: none"> <li>▪ Bachelor's Degree</li> <li>▪ 2 years of experience in project file administration, business administration</li> </ul>

## PROJECT EXAMPLES

### *Energy Audit*

The goal of this project was to improve building's energy efficiency. BCE prepared the Statement of Work and Performance Specifications for this Design-Build contract that was competed among several contractors. BCE also prepared an Energy Audit, which was based on the review of all existing building systems that affected the facility energy consumption. The energy use was verified against the utility bills received by the Client. This information was incorporated into the Energy Model of the facility (developed by BCE), and the project requirements analysis was further evaluated by BCE. All issues then were grouped by energy saving opportunities, and each such group was called Energy Conservation Opportunity (ECO). The costs of upgrades were compared to the replacement costs; future upkeep of both systems, old and new, was also included in this equation that produced the final life cycle cost analysis.



### *Alternative Energy Consulting*

The goal of this Design-Build project was to replace the entire existing steam heating system with a New Modernized Heating System. BCE engineers studied the building and evaluated its energy demands and equipment; performed an energy audit; performed a study to assess the condition of the existing plumbing (piping); analyzed the existing boilers; assessed the building DDC control system; and also performed an environmental study to assess hazardous materials presence, which would have an impact on project costs. The replacement system selected was a 'zero' carbon footprint, a "green" and sustainable biomass boiler. BCE evaluated and verified energy savings and potential benefits of using alternative and renewable fuels for the Client.



### *Building Commissioning*

This project involved upgrading a Border Patrol Station with energy efficient systems. BCE's role was to monitor construction and perform commissioning. BCE prepared a dynamic commissioning plan, which was regularly updated throughout the project to reflect changes, such as personnel changes, system changes impacting the Equipment List, modifications to the schedule, process improvements discovered during the work, etc. The Final Commissioning Report was prepared in accordance with the pre-functional and functional on-site tests and checklists and included a log of any potential operational issues.

