

Capabilities Statement for NIST Sources Sought Notice

Solicitation Number: SB1341-13-RP-0033

GENERAL INFORMATION:

Registered Company Name: Energy Performance Engineering, LLC
SBA 8(a) Case Number: 304544
SBA 8(a) Entrance Date: 02/21/2011
SBA 8(a) Exit Date: 02/21/2020
Office Telephone: (503) 537-0270
Office Fax: (503) 554-1848
Web Site: www.epellc.net
DUNS Number: 555490056
CAGE/NCAGE: 4A7Y5
Certifications: 8(a)/SDB

INTRODUCTION:

Energy Performance Engineering, LLC (EPE) is interested in pursuing this opportunity, and has a great team with Advanced Building Performance (ABP) to meet the requirements. ABP is a small certified Minority Business Enterprise in the state of Maryland. We intend to submit a proposal should this opportunity be set aside for 8(a)/ SDB or Small Business Concerns.

BUSINESS SUMMARY:

EPE is founded by Mr. James Jen in 2005; a MEP engineering firm specializing in system commissioning and building controls services. We offer sustainable, functional, and energy-efficient solutions to complex building systems. EPE provides hands-on experience on every large or small project, resulting in efficient and effective delivery. We assist building owners to receive and maintain energy-efficient high-performance facilities. We assist government, commercial and industrial building owners and developers to save energy costs and achieve intended performance of their building systems.

Our Teaming Partner ABP is both a pioneer and an innovator in the commissioning industry. Since 2003, ABP has led the Washington D.C. region in delivering high performing, energy efficient buildings. ABP commissioned some of the very first projects in the history of green buildings. Both EPE and ABP have extensive experience working with government facilities.

GEOGRAPHICAL COVERAGE:

In order to meet the geographical coverage requirements of this contract, EPE has developed a Teaming Agreement with ABP, a small local full service commissioning firm. During the plan and checklist



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preparations phase the remote presence will be performed at both EPE's and ABP offices, and when inspections and testing occur then field presence would be at NIST with convenience assess from ABP's office in Potomac, Maryland. In this way, our firms shall have the ability to respond to specific tasks in a timely manner to support the commissioning plan objectives and NIST operational needs.

EXPERTISE:

- Existing Building/Retro-Commissioning
- New Construction Commissioning
- Monitoring-Based Commissioning
- Measurement & Verification
- Fault Detection & Diagnostics
- Control Retrofit Design
- Control System Optimization
- Digital Controls Master Planning
- Codes & Standards
- Site Analysis/Evaluation
- Facilities Management Support
- Asset Management Strategic Planning
- Thermal Comfort/Indoor Air Quality Assessment

KEY CONTACT:

James Jen, P.E., CEM, CCP, LEED AP

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NAICS CODES:

541330: Engineering Services (Primary)

541340: Drafting Services

541350: Building Inspection Services

541380: Mechanical/Thermal Services

541618: Other Management Consulting Services

541690: Other Scientific and Technical Consulting Services

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8711: Engineering Services

8742: Management Consulting Services

8748: Business Consulting Services, Not Elsewhere Classified

INSTRUMENT:

- FLIR Infrared Camera
- Onset HOBO Data Loggers
- TSI Indoor Air Quality meter
- Fluke Digital Multimeter
- Fluke Electrical Tester
- Fluke Infrared Thermometer
- AirData Multimeter Kit
- Carbon Dioxide Meter
- Automated Fault Detection & Diagnostic Tool

KEY PERSONNEL:

Mr. James Jen will devote full time and will perform more than 50% of work. The following commissioning agents from our teaming partner will participate in NIST projects.

- Paul Tseng, P.E., LEED AP, CxAP, CPMP, CMVP, CEM – with 40 years of experience
- Steven Stoltz, P.E., CEM, LEED GA – with 30 years of experience
- John Grichuhin, CxAP, CPMP, LEED AP – with 20 years of experience
- Sarah Maston, P.E., LEED AP, CPMP – with 13 years of experience

PROJECT EXAMPLES: Combined EPE and ABP experience on projects of similar scale and complexity of NIST campus requirements are listed below.

1. **Mitsubishi Silicon America - South Campus**, Salem, OR
Performed existing building commissioning and ongoing commissioning which involved mechanical systems and building automation system retrofits of Central Utility Plant, Crystal Growing Plant, and Epitaxial and Polished Wafer Facility.
2. **State of Oregon** Centennial High School Renovation & Addition, Gresham, OR
Performed commissioning of major renovation and additional classrooms, new media center, and commons. Task involved mechanical equipment improvements, digital control with existing pneumatic control.
3. **State of Oregon** Portland Community College - Newberg Center (LEED Platinum), Newberg, OR



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Performed commissioning service of a Path to Net-Zero program under Energy Trust of Oregon completed in 2011.

4. **City of Portland** Emergency Coordination Center (LEED Gold), Portland, OR
Performs commissioning services of this city of Portland mission critical facility.
5. **State of Oregon** Mark Twain Middle School Boiler Replacement and Control Upgrade, Silverton, OR
Performed this existing building commissioning. Three high-performance condensing boilers installed with a boiler management system integrated with new direct digital and pneumatic control system.
6. **State of Oregon** Pilot Rock School District, Pilot Rock, OR
Performed commissioning services of major renovation project of three school campus.
7. **City of Portland** Bull Run Supply Treatment Improvement Facilities (LEED Gold), Portland, OR
Performed commissioning services of three renovated city water processing facilities.
8. **State of Oregon** Coquille Valley Middle School, Coquille, OR
Performed commissioning services of replacing six multi-zone units and existing pneumatic control system with Direct Digital Control system.
9. **National Business Park Office Park,** (LEED Gold), Columbia, MD
Performed commissioning services for the 2 million gross square feet, 16-building National Business Park. The first LEED-certified office park in Maryland houses both government and top-tier defense contractor tenants. The project features highly filtered air, extremely efficient mechanical systems and water usage reduction of 40%.
10. **Potranco Business Park,** Two Data Centers, San Antonio, TX,
Currently serves as the Commissioning Authority for two new 125,000 SF office buildings at the Potranco Business Park in San Antonio, TX. The new structures will accommodate government offices and defense information technology contractors.
11. **Defense Health Headquarters, 7700 Arlington Boulevard,** (LEED Silver), Falls Church, VA
Was hired to provide commissioning services for three office buildings and a connecting four-story atrium and courtyard. Three air systems used at the facility qualify these buildings for a LEED Silver rating. An all-air rooftop cooling system distributes air to different spaces in the building through low-pressure ductwork and ceiling diffusers with an air-return through central duct risers in a ceiling plenum. A rooftop closed-loop water source heat pump system works with large heat pump air-handling units in mechanical rooms on each floor as well with individual heat pump units in each office along the perimeter. The third system consists of a chilled water/hot water system with central VAV air handling units with low-pressure ductwork and ceiling diffusers. A direct digital control system used to monitor and control the three HVAC systems.
12. **US Army Corps of Engineers, Teague Road,** Hanover MD



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Performed commissioning service for the new US Army Corps of Engineers (USACE) office. Located in a 5-story, 153,000 sf Class “A” office building built in 2009, the USACE retrofit shares the building with retail units and other offices.

13. **U.S. Health and Human Services, Parklawn Office,** Rockville, MD

Performed commissioning service for this LEED-registered (Core and Shell) office building houses the U.S. Department of Health and Human Services. The 18-story, 932,000 sf office building features an energy efficient DOAS HVAC system.

14. **City of Gaithersburg Monument Corporate Center (LEED Gold),** Gaithersburg, MD

Performed commissioning services for the first certified office building in the city of Gaithersburg.

15. **State of Maryland** Headquarters Maryland Department of Transportation, (LEED Gold), Baltimore, MD

Performed commissioning services for this first certified office building in Maryland Government Class-A Office Space.

16. **Howard County Government Office Complex,** (LEED Silver), Ellicott City, MD

Served as the Energy Advisor and Commissioning Authority for the redevelopment of the Howard County Government Office complex. The project consisted of a 300,000 square foot administrative office building, a 150,000 square foot courthouse, and additional parking for 1,000 vehicles.

The following project matrix of EPE and ABP projects illustrate the combined experience to meet the minimum and specialized experiences:

Commissioning Work Performed:	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
GENERAL COMMISSIONING QUALIFICATIONS:																
Perform peer review of the contract documents	X	X	X	X	X	X	X	X								
Develop project specific commissioning plans with detailed objectives, sequences of operation, and schedules	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X
Develop preliminary installation, verification checklists and functional performance test procedures	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X
Conduct performance verification (witness) for the government during start-up and testing phases		X	X	X	X	X	X	X				X				
Coordinate activities of the commissioning team for the government during start-up and testing phases		X	X	X	X	X	X	X				X				
Compile and maintain all commissioning and testing documentation for the government's contract compliance records	X	X	X	X	X	X	X	X				X				



