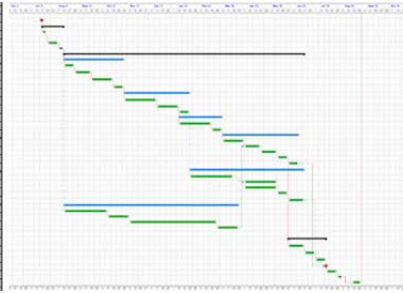




*****			
<b>A. MOBILIZATION, O&amp;P AND GENERAL CONDITIONS</b>			
General Conditions	10%	in place	\$218,880
Contractors Fee	5%	in place	\$109,440
Bond and Insurance	1%	in place	\$54,720
Permitting and Construction Allowance	1	allow	\$500,000
Materialization	1	allow	\$500,000
<b>Subtotal</b>	<b>207,650</b>	<b>in L</b>	<b>\$2,39</b>
<b>B. SITE DEVELOPMENT</b>			
Excavation			\$33,078
Levee work			\$780,000
Levee improvements			\$154,170
Site Utility Landscaping			\$55,000
<b>Subtotal</b>	<b>207,650</b>	<b>in L</b>	<b>\$10,45</b>
<b>C. GENERAL BUILDING CONSTRUCTION</b>			
<b>Subtotal</b>	<b>207,650</b>	<b>in L</b>	<b>\$0,00</b>
<b>D. MECHANICAL, ELECTRICAL &amp; FIRE PROTECTION</b>			
<b>Subtotal</b>	<b>207,650</b>	<b>in L</b>	<b>\$0,00</b>
<b>TOTAL ESTIMATED CONSTRUCTION COST</b>			
	<b>207,650</b>	<b>in L</b>	<b>\$12,84</b>
<b>E. CONTINGENCY</b>			
General Design Contingency	15%	in place	\$399,652
<b>Subtotal</b>	<b>207,650</b>	<b>in L</b>	<b>\$14,77</b>
<b>TOTAL ESTIMATED CONSTRUCTION BUDGET</b>			
			<b>\$1,681,780</b>



Do you need a Construction Cost Estimator?

# GENERAL SERVICES ADMINISTRATION

## Federal Acquisition Service Authorized Federal Supply Schedule 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.GSAAdvantage.gov>.

Schedule for – Professional Engineering Service (PESP)  
Federal Supply Group: 871 Class: R435  
Contract Number: GS10F0457X

For more information on ordering from Federal Supply Schedules  
click on the FSS Schedules button at <http://www.gsa.gov/schedules-ordering>  
Contract Period: September 1, 2011 through August 31, 2016

Contractor: STR Consulting LLC  
350 West Ontario Street - Suite 200  
Chicago, Illinois 60654-5740

Business Size: Small Business

Telephone: (312) 242-4159  
Extension:  
FAX Number: (312) 464-0785  
Web Site: [www.STRCost.com](http://www.STRCost.com)  
E-mail: [tom@strcost.com](mailto:tom@strcost.com)

Contract Administration: Thomas McGing AIA CSI CPE LEED AP

## **INTRODUCTION**

STR Consulting LLC (STRC) is an independent, professional construction consulting service organization. Since 1996, STR Consulting has rendered unbiased cost estimating and scheduling consultation services to architects, construction managers, facility and property managers, and federal, state and local government agencies.

At STRC we blend the form and function of design with the reality of time and budget. The fundamental planning of the budget and schedule are critical for a successful project. We are an organization dedicated to providing our clients with exceptional service, accurate estimates and timely options in order for you to make informed decisions.

STR Consulting offers estimating and scheduling consultation services to architects, facility managers, construction managers and government agencies. When you hire STR Consulting you will be a major client worthy of our full attention. Your project will be overseen by a firm principal and staffed with senior employees who are Certified Professional Estimators as approved by the American Society of Professional Estimators.

As an independent cost consultant we do not sell anything nor will we steer the decision making process. Our only job is to provide with unbiased cost information so that you can make timely and informed decisions.

## **STRC'S Relationship with the GSA**

STR Consulting has been providing estimating services to the GSA for over 14 years. STRC considers the GSA to be one of our most respected clients and we strive to develop clear lines of communication with GSA the Project Managers / Contracting Officers that allows for an open discussion for a project's scope and intent. Only when we have complete understanding of scope can we provide the quality cost information you need to complete your task.

Several of the GSA's Project Manager / Contracting Officers that have worked with STRC in the past and can attest for our high level quality of work. STRC is happy to furnish references upon request.

New Construction & Renovation Estimating  
STR Consulting LLC offers a full range of cost control services for new construction and renovation projects. We have an extensive historical database of GSA projects including:

1. FBI, DEA, & ATF Field Offices
2. U.S. Marshal Facilities
3. U.S. Courthouses and Judges Chambers
4. U.S. Attorney Offices and Libraries
5. VA Office Building Renovations
6. DHS and CBP Stations
7. Social Security Administration Offices
8. National Park Services Facilities
9. DOD DAU Training Facilities and Offices
10. ARRA Office Renovations
11. EPA and USDA Laboratories and Offices
12. IRS Offices

### GSA Estimating Forms and Processes

STR Consulting LLC's database contains almost 500 estimates completed for the GSA. We understand shell and tenant improvement costs and are well versed with the GSA's CEW revision #14 extensive.

### Independent Cost Verification Estimates

STR Consulting LLC offer a full range of Cost Verification Estimates to determine if the proposals and pricing you receive from your lessor, contractor or vendor is fair and reasonable.

## CUSTOMER INFORMATION

1. SIN Awarded: 871-7 See the Labor Categories for STRC at the end of this price list.
2. Maximum Order: \$100,000.00
3. Maximum Order: \$100.00
4. Geographic Coverage (delivery Area): Domestic only
5. Point(s) of production: Same as company address
6. Discount from list prices or statement of net price: Government net prices (discounts already deducted). List at the end of this pricelist
7. Quantity discounts: None Offered
8. Prompt payment terms: Net 30 days
9. Government Purchase Cards: Government purchase credit cards are accepted for orders at or below the purchase threshold. Government purchase cards for orders above the threshold limit are not accepted.
10. Foreign items: None
- 11a. Time of Delivery: To be negotiated and specified on each order. Specified on the Task Order
- 11b. Expedited Delivery. "Items available for expedited delivery are noted in this price list." Expedited delivery will be negotiated and is specific on each order.
- 11c. Overnight and 2-day delivery. At the customer's request, overnight and 2-day delivery of Compact Disks or printed document is available at standard UPS or FedEx rates.
- 11d. Urgent Requirements. Please contact STR Consulting LLC for urgent requirements to affect faster deliver.
12. F.O.B Points(s): Destination
- 13a. Ordering Address(es): Same as company address shown on first page.
- 13b. Ordering procedures: For supplies and services, the ordering procedures, information on Blanket Purchase Agreements (BPA's), and a sample BPA can be found at the GSA/FSS Schedule homepage ([fss.gsa.gov/schedules](http://fss.gsa.gov/schedules)).
14. Payment address(es): Same as company address shown on first page.
15. Warranty provision: N/A
16. Export Packing Charges: N/A
17. Terms and conditions of Government purchase card acceptance: Government purchase credit cards are accepted to the micro purchase threshold.
18. Terms and conditions of rental, maintenance, and repair: N/A
19. Terms and conditions of installation: N/A
20. Terms and conditions of repair parts indicating date of parts price lists and any discounts from list prices: N/A
- 20a. Terms and conditions for any other services (if applicable): N/A
21. List of service and distribution points (if applicable): N/A
22. List of participating dealers (if applicable): N/A
23. Preventive maintenance: N/A
- 24a. Special attributes such as environmental attributes: N/A
- 24b. Section 508 compliance information is on Electronic and Information Technology (EIT) supplies and services: N/A
25. Data Universal Numbering System (DUNS) number: 11-3772615
26. Notification regarding registration in Central Contractor Registration (CCR) database: Registered

## Labor Categories for STR Consulting LLC

### Senior Estimator

Education and Minimum Experience: Bachelor of Science degree in Engineering, Construction, or Architecture or equivalent with ten years construction related experience. Responsibilities include:

- Develop a professional relationship with the Client and obtain a thorough understanding of the client's needs and expectations.
- The single source of contract between the Client and STRC.
- Ensure STRC meets its contractual obligations and fulfills the client's expectations.
- Produce complete and final construction estimates including general trades, mechanical, electrical, site and civil costs.
- Oversee, coordinate and review the work of other estimators and staff assigned to his projects.
- Maintain the historical database and keep abreast of currently trends and market pricing.
- Review and analyze contractor's / vendor's proposal, Lessor's / developer's proposal, architect's and engineer's budgets to determine if the costs are fair and reasonable.
- Professional certification or registration is desirable.

### Estimator

Education and Minimum Experience: Bachelor of Science degree in Engineering, Construction, or Architecture or equivalent with five years construction related experience. Responsibilities include:

- Quantity surveying and material take-off base on the document provided.
- Procure trade contractors and vendor's pricing on key elements or material required for the construction of the project.
- Prepare detailed and comprehensive estimate for all phases of the project including budgets, programming, schematic design, design development, construction documents, and change orders / bulletins.
- A comprehensive understanding of the Construction Specification Institute's (CSI) master specification and the trade contractor's work breakdown categories.

### Administrative Assistant

Education and Minimum Experience: High School diploma with two years construction related experience. Responsibilities include:

- Clerical duties, proficient in standard office software, prepares documents, familiar with telephone systems and following directions from management
- Maintain project records and documents.
- Oversee project status and invoicing.

## Prices

Labor Categories	Min Edu	Min Exp	CPL/MFC CPL	% Disc CPL	GSA Rate (excl IFF)	GSA Rate (incl IFF)
Senior Estimator	BA	10	\$115.00	30.43%	\$80.00	\$80.60
Estimator	BA	5	\$100.00	30.00%	\$70.00	\$70.55
Administration Assistant / Clerical	HS	2	\$65.00	8.38%	\$59.55	\$60.00

If you have any questions or comment concern the above, please call STRC at you convenience. For more detailed information on the estimate type please visit our web site at [www.STRCost.com](http://www.STRCost.com). We look forward to working with you.