



TABLE OF CONTENTS

SECTION 1 EXECUTIVE SUMMARY

SECTION 2 IDENTIFICATION OF PROJECT TEAM

SECTION 3 EXPERIENCE & TECHNICAL COMPETENCE

SECTION 4 METHODS PROPOSED TO ACCOMPLISH THE WORK

SECTION 5 KNOWLEDGE & UNDERSTANDING OF THE LOCAL ENVIRONMENT

SECTION 6 PROJECT ORGANIZATION & KEY PERSONNEL



EXECUTIVE SUMMARY

Since its founding in 1980, Vanir has become one of the leading construction management firms in the State of California. It has done this largely through its work with public sector clients, which include the Project Management Branch (PMB), the Department of Veterans Affairs, the Department of Mental Health, the Office of Energy Assessments, the Division of the State Architect, nearly 20 county agencies and 50 school districts. No CM in California has more experience working with state regulatory agencies. Vanir has provided services on a number of prominent public sector projects throughout the state over the past 10 years. These include the City of Los Angeles Wastewater Program; the Hyperion Treatment Plant and Pipelines in Los Angeles; the City of San Diego Clean Water Program; the Department of Mental Health's Capital Outlay Program for state hospitals; the California Veterans Home in Yountville; and the State Building Seismic Program. In addition, Vanir served as project/construction manager for six state prisons, including the treatment facilities and pipelines associated with each. Vanir offers PMB unmatched experience in managing wastewater projects as well as working with other PMB and CDC projects. Our firm has completed or is currently managing California construction projects totaling more than \$9 billion in value. The table below lists the proposed staff, their project role and office location.



IDENTIFICATION OF PROJECT TEAM

MANSOUR ALIABADI - PROJECT DIRECTOR

Mr. Aliabadi has been engaged in construction and construction management for the past 27 years. He is in charge of all operations for Vanir Construction Management, Inc., and has played a key role in establishing the company as a leading provider of construction management services. Among his other accomplishments, he pioneered the trade contracting approach for school projects in California.

Mr. Aliabadi is currently the President and Chief Executive Officer of Vanir Construction Management, Inc. and a veteran of the construction and construction management industry. Mr. Aliabadi played a major role in establishing Vanir as a leading provider of construction and program management services to public sector clients in the western United States—accounting for nearly \$10 billion in public construction projects completed. He served in an executive role on several major construction programs during the 1990s, including \$200 million programs at several school districts, a \$500 million program for the California Department of Mental Health and seven state prisons. More recently, Vanir has expanded its business into Arizona, Washington, Texas, Virginia and Colorado. During his tenure, Vanir has grown to become the 26th largest CM firm and 19th largest program manager in the country, according to Engineering News Record. A longtime member of the Construction Management Association of America, Mr. Aliabadi served as the 2003 national president and continues to serve on the Board of Directors.



EXPERIENCE & TECHNICAL COMPETENCE

Vanir Wastewater Project Experience

CMC WWT Upgrade -
San Luis Obispo, CA

City of Los Angeles WW
Program

Hyperion Treatment
Plant, Pump Stations
& Collection Systems
- City of Los Angeles

City of Los Angeles Col-
lection System Condi-
tion Assessment

North Outfall Replace-
ment Sewer - City of Los
Angeles

City of San Diego Clean
Water Program

Neely WW Reclamation
Facility - Gilbert, AZ

Sewer, Water and Re-
claimed Water Exten-
sion - Gilbert, AZ

North Creek Diversion
Project - Force Mains,
King County, WA

North Creek Diversion
Project Pumping Station
- King County, WA

King County South In-
terceptor Parallel - King
County, WA

King County WWT Di-
version - King County,
WA

Eastside Interceptor
Sewer - King County,
WA

North Creek Storage
Facility - King County,
WA

Vashon Island Sewer
District Health Hazard
Area Improvements

Vanir will provide some of our most experienced personnel to your project. We have identified key staff that have the specific experience necessary for the project specified in the RFQ. Detailed resumes can be found in the Standard Form 330.

Vanir’s professionals have extensive “hands on” experience with environmental impact issues relating to protecting and mitigating the impacts of construction on natural landforms, waterways, and riparian habitat. With firsthand knowledge of the requirements of environmental assessments, NEPA and CEQA, permitting requirements through Corps of Engineers and California Dept. of Fish and Game, and “best available practices”, we monitor construction practices in waterways and prevent environmental accidents from happening. In addition, our people have successfully worked closely with local officials, public interest groups, environmental groups, and regulatory agencies on construction issues relating to environmental impacts for over 25 years.

Additional support will be provided by our DVBE sub-consultant, J.R. Conkey & Associates. The team members all have specialized experience and have worked on numerous other public construction projects.

DAVID ALEXANDER - SENIOR CONSTRUCTION MANAGER

Mr. Alexander has over 30 years of experience in the construction management and design of water supply, sewer systems, wastewater treatment, stormwater treatment, desalination and environmental projects. He has extensive experience designing and supervising the construction of wastewater treatment and desalination plants in the United States, Europe, UAE and Kuwait. Many of his construction supervision projects were completed in large cities and dense urban areas. These projects required extensive coordination and construction phasing with local and national agencies. He has also invented proprietary technology for wastewater treatment system designs.

Mr. Alexander’s experience with design and construction of water and wastewater systems includes design, NEPA feasibility studies, bidding, inspection of works, management of contractors, project budgets and schedules. Mr. Alexander’s experience has given him familiarity with ASTM, BS and DIN quality standards. He is familiar with FDIC conditions of contract, including contract administration, change order review and negotiation, and claim negotiations and avoidance. He also has extensive experience creating and executing training programs.



LISA MILLAR - PRE-CONSTRUCTION PROJECT MANAGER

Ms. Millar has accumulated over 23 years of experience in the construction industry as Field Engineer, Construction Manager and Project Manager on mainly education and healthcare projects. Over the past nineteen years, she has managed construction projects on the Central Coast totaling over \$220 million.

In 1987, Ms. Millar was assigned to the Atascadero State Hospital Major Capitol Outlay Program. Her duties included wide varieties of construction-related activities, including liaison with general contractor, A/E, Hospital and DSA.

Ms. Millar is currently assigned to assist PMB in the project management of the California Men's Colony Wastewater Treatment Upgrade project. She has served as Construction Manager for the \$130 Million Measure A Modernization and Expansion project which is part of the San Luis Coastal Unified School District program using the prime/trade contracting methodology on approximately 400 bid packages, and Construction Manager on the Atascadero State Hospital Major Capitol Outlay Projects as well as the Coalinga State Hospital new facility. As a Project Manager, Ms. Millar has been responsible for managing the construction of Housing Units, Office Buildings, Multipurpose Buildings along with New Classroom Buildings, Library Buildings and campus renovation. Additionally, all projects were completed on time, within budget, no claims, and to the complete satisfaction of the client.

ROBERT BUCKINGHAM - PRE-STARTUP & STARTUP COORDINATOR

Mr. Buckingham holds a Bachelors of Science degree in Mechanical Engineering and has over 20 years of Construction experience. He has served as Project Manager, Construction Manager, Quality Control Inspector, and Design Engineer on a variety of water and wastewater projects. Mr. Buckingham is currently assigned to assist PMB in managing the startup phase of the California Men's Colony Wastewater Treatment (WWT) Upgrade project. His duties include all aspects of startup including the Coordination of Contractor, Inspections, Plant Operations, etc. Attached to this proposal is a sample of the Startup Procedure Manuals (Book 1 & 2) prepared by Mr. Buckingham for the CMC Waste Water Treatment Facility.

BEN SABATI - SENIOR ESTIMATOR

Mr. Sabati holds a Master of Science degree in Civil Engineering and has over 28 years of construction experience. He has served as Estimator, Field Engineer, Assistant Construction Manager, Cost Engineer and Project Estimator on a variety of educational, healthcare, criminal justice, transportation and infrastructure/utility projects.

Mr. Sabati has provided approximately \$5 billion of cost estimating/cost control services to various public and private sector clients. He has provided services in the areas of transportation,



public works, education, health care, criminal justice and water/wastewater treatment facilities. Mr. Sabati's responsibilities have included a wide variety of condition assessment and cost-related activities, including take-off, estimating, pricing, budgeting, purchasing, constructability review, value engineering, and bidding. Mr. Sabati has provided cost estimating services to over 50 school districts throughout the western United States., (K-12 Schools) Mr. Sabati's responsibilities have included a wide variety of condition assessment and cost-related activities, including take-off, estimating, pricing, budgeting, purchasing, constructability review, value engineering, claims analysis and bidding. Mr. Sabati provided cost estimating services for five state hospitals during the Department of Mental Health's five-year, \$150 million renovation and new construction program. In addition, he has provided estimating services on several large state prison projects and numerous education projects. , (Public Facilities) Mr. Sabati's responsibilities have included a wide variety of condition assessment and cost-related activities, including takeoff, estimating, pricing, budgeting, purchasing, constructability review, value engineering, claims analysis and bidding. Mr. Sabati has provided cost estimating services for California State Seismic Program, various projects at the University of California, Davis, various community college projects and seismic retrofit of Hahn Student Services at the University of California, Santa Cruz., (Universities)

VICTOR ZEKIS - SENIOR SCHEDULER

Mr. Zekis has over 36 years experience in providing project control and construction management services. His breadth of experience includes wastewater treatment facilities, higher educational facilities, K-12 schools, power generating plants, refineries, mining and metals construction projects, mass transit projects, and correctional facilities.

Mr. Zekis' has provided domestic and international clients with cost, scheduling and estimating services for more than three decades. He has experience using Primavera, Microsoft Projects, Altgraph and Excel and has provided services to several Fortune 500 companies in the past. Mr. Zekis has been responsible for the development and maintenance of master schedules, monthly contractor progress reports, change order and time extension requests., (Public Facilities)

CHRIS COZAD

Mr. Cozad has over 30 years experience in the construction industry and holds a Bachelor of Science degree in Construction Management from CSUS. He has worked extensively on water and wastewater projects. Mr. Cozad has performed constructability review and cost estimates on a variety of wastewater projects ranging from \$325,000 to \$284,000,000.



METHODS PROPOSED TO ACCOMPLISH THE WORK

Vanir is one of the leading Construction Management firms in the western states and provides services to a wide variety of public sector clients. Since 1980, we have provided construction management services for several billion dollars in construction, including wastewater treatment facilities, pipelines, and other public works projects. Vanir is headquartered in Sacramento and maintains nine regional offices throughout the western United States, including a full service office in San Luis Obispo since 1990. Vanir has had a major role in managing programs and projects from inception to completion. Through each phase of planning, design, construction and start-up, we continuously focus on achieving the owner's goals for cost, schedule and quality. Vanir takes pride in their ability to finish projects on schedule and within budget and in exceeding the client's expectations. Our project experience is detailed in the SF330.



KNOWLEDGE & UNDERSTANDING OF THE LOCAL ENVIRONMENT

Vanir has specialized in public facilities for more than 25 years. Major projects include: The \$350 million Coalinga State Hospital that includes a central plant & related infrastructure, many State Prison projects consisting of wastewater treatment facilities, central plants, cogeneration projects, energy efficiency projects including the energy retrofit of the 22 buildings served by the Central Plant.

Vanir brings a long history of successful projects and satisfied clients. We have worked diligently with the inspectors of the project to ensure that the quality of construction is consistent with the construction documents, codes and industry standards. We worked to ensure that the construction work did not interfere with the daily operations of the occupied buildings.

We pride ourselves on the quality of our services and our work products. We believe that the basic measurement of the quality of our services is client satisfaction. We strive to ensure that all of our clients are fully satisfied with the services we provide.



PROJECT ORGANIZATION & KEY PERSONNEL

The Vanir team brings strong staff and technical expertise from a deep pool of experienced resources to complete this assignment and commits to accomplish the scope of work as proposed. With long histories of delivering large, complex projects on time and within budget, Vanir is supported in this effort by a trusted and long time subcontractors, J. R. Conkey, another firm with a track record of excellence in the support of public sector construction efforts. We strongly encourage you to contact our past and current clients to verify our reliability and the success we have achieved for them.

Vanir and our sub-consultant, J.R. Conkey & Associates, have a long-standing relationship that includes a number of successful RESD-PMB projects.

As highlighted in Form SF 330, the key proposed team members have worked closely together on past projects and are currently working on completing the \$21 million Wastewater Treatment Facility Upgrade at the California Men's Colony. Experience of the proposed team working together on past projects will facilitate smooth transition and application of lessons learned.