
A/E Fee Schedule - DB Exchange Substation Switch Gear Conversion- N4008023RX017-Quantico

From Peter Porretta <peter@lighthousedesign.com>

Date Tue 5/12/2026 1:19 PM

To Devang Ajmera <devang@enconcorp.org>; Tracy Colvin <tracy.colvin@enconcorp.org>; Ariell Johnson <ariell.johnson@enconcorp.org>

Cc Rosario Benitez <Rosario@lighthousedesign.com>

Thanks for the opportunity. Upon acceptance of the following, we'll prepare a formal professional services proposal.

In support of the above Subject design-build proposal, we propose to provide RFP required design services, **exclusive of:**

- **Engineering/Testing**
 - **Anti-Terrorism, Force Protection (ATFP) engineering**
 - **A/V, Security, Access Control Hardware Integration**
 - **Sustainability/Energy Modeling/LEED**
 - **HVAC Testing, Adjusting, Balancing (TAB)/Commissioning**
 - **Electrical Load Testing/Metering/Circuit Tracing**
 - **Electrical Short Circuit, Coordination, KAIC calculations Study(s)**
 - **Radio Frequency (RF)**
 - **Cyber Security Consulting**
- **Third party quality control**
- **Work area access**
 - **Ladder(s), scaffolding, lifts, fall protection**
- **BIM (Revit)**
 - **All design work to be performed in Autodesk AutoCAD**
- **Extensive Facility Survey**
 - **Presumed use of facility (scaled) as-built drawings**
- **Permit Fees**

CLIN 0001 Base Bid					
Design Team Fee				\$	373,125
Architecture/Design Team Management					
Lighthouse Architecture				\$	63,900
1-2 trip(s) to site					
Site Survey/Civil Engineering					
Independence Engineering		\$	67,500	5%	\$ 70,875
1 trip(s) to site					
Structural Engineering					
Structura		\$	24,200	5%	\$ 25,410
1 trip(s) to site					
MEP Engineering					
AVID Engineering		\$	198,300	5%	\$ 208,215
1-2 trip(s) to site					
SpecsIntact Specifications Editing					
T.B.D.		\$	4,500	5%	\$ 4,725
0 trip(s) to site					
Sub-Consultant Allowances (proposals not obtained)				\$	-
Reimbursable Expenses - Reprographics				\$	4,500
Reprographics Allowance (document printing and shipping)				\$	4,500
Reimbursable Expenses - Travel					
Additional site visit including travel expense - per trip, per professional					
Architect				\$	2,400
Engineer				\$	2,400

Please note sub-consultant proposals available for your review.

Thanks,

Pete

Peter J. Porretta, AIA, LEED AP | *Principal Architect*

Lighthouse Architecture | *Creative yet Constructible*

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