

STATE OF CONNECTICUT
UNIVERSITY OF CONNECTICUT HEALTH CENTER



Margaret Gilbert
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FACILITY CONTRACTS & LEASES
263 Farmington Avenue, MC4039
Farmington, CT 06032-4039

ITB NUMBER	BID DUE DATE:	BID DUE TIME:
FCL-03-00311	January 11, 2012	2:30 PM EST
ITB TITLE:	MARB Retro Commissioning Project 09-609	

ITB ADDENDUM #: Two (2)

Please incorporate the Attached/Following into your bid documents.

Question: Can the Substantial Completion to be 90 days after start for base bid and 150 days for graphics work?

Answer: No additional time shall be allowed for graphics. If awarded, the graphics work can start when the contractor is given Notice to Proceed and can be performed concurrently with the rest of the work.

Question: Start date is after all background checks, badging, drawings transferred, submittals approved & passwords are provided.

Answer: Incorrect. The "Date of Commencement" (Start Date) begins upon UCONN's issuance of the "Notice to Proceed" as in Article 3 of AIA – A101. This document is issued as soon as the contract is fully signed and assumes all tasks will be performed within the 90 day timeframe.

Question: No Liquidated Damages.

Answer: Incorrect. There are provisions in section 9.11 of AIA - A201 for UCONN to recover Liquidated Damages if the contractor does not meet the Date of Substantial Completion established by the "Notice To Proceed".

Question: Please indicate what category our Automation Techs will fall into for Prevailing Wage requirements and what rate they must be paid.

Answer: Based on the State Prevailing Wage guidelines it was determined this project is not a Prevailing Wage job.

Question: No sub-contractors will be named per FCL-03-00293 Item 1A, our costs do not exceed \$25,000.00, is this OK?

Answer: Follow the Instructions on the form.

Question: We request that no Monthly Employment Utilization Reports to be submitted.

Answer: UCONN Health Center does not have to authorization to waive any State Statute or Regulation.

Question: We request that no Quarterly Small Contractor Payment Status Reports be included.

Answer: UCONN Health Center does not have to authorization to waive any State Statute or Regulation.

Question: Please clarify that no Demo or removal for anything outside the approved scope.

Answer: There is demolition and/or removal related to occupancy sensors work and valve replacements which the contractor is required to perform.

Question: Please clarify that no Duct Cleaning included.

Answer: No Duct Cleaning is required

Question: Please clarify that no Replacement of existing valves or controls except as defined in approved scope.

Answer: Correct, there are control and valve replacements in specific ECM's defined in the scope of work which the contract is required to perform.

Question: Please clarify that no permit fees included.

Answer: Correct...No Fees.

Question: Please clarify that no system operation included.

Answer: Correct

Question: Please clarify that no energy rebate work included.

Answer: This is an Energy Rebate related project funded through a utility rebate, the contractor however is NOT responsible for rebate applications or securing rebate funding.

Question: Please verify that we must be provided the original "As Builts" and "O&M's" in an electronic format that is acceptable to us

Answer: Only a PDF version of the as-builts will be provided.

Question: Please clarify that up-dated "As Builts" will only reflect our work done & no corrections or inspection for other discrepancies.

Answer: Correct

Question: Please verify that the existing "O&M's" (provided) are assumed to be accurate and complete and we will up-date only for our work performed.

Answer: SBS has not confirmed the accuracy of the "As Built" drawings provided and it is the responsibility of the contractor to verify existing conditions. Contractor shall update O&M only for work performed.

Question: Please clarify that Commissioning Test Sheets to be prepared and provided to us by Cx (SBS, llc) Agent

Answer: Correct

Question: Please verify that we our scope of work is limited to “Contactor Scope of Work” section in each section of the report by Strategic Building Solutions, LLC report included in the bid package. No other sections or work are included.

Answer: In addition to the Contractor Scope of Work section for each ECM, the plans identify rooms to install sensors and VAV box airflow schedule identifies maximum, minimum and standby airflows that need to be confirmed and documented.

Question: The RFP indicates the Contractor must be qualified and certified to modify/extend existing Johnson Controls Extended Architecture Building Management System (BMS) and associated N2 level devices. Contract includes mostly controls software modifications with some hardware point additions, mechanical work, electrical work, manufacturer’s package control system modifications and air & water balancing. Some measures include occupancy sensors and interface between the BMS and lighting circuits.

Answer: Any contractor submitting a bid must be a JCI certified contractor.

Question: Will a proposal be accepted to provide solely third part commissioning services for the energy conservation measures being implemented? A mechanical / controls contractor will most likely install and start-up the energy conservation measures. But a Commissioning Provider at a minimum will review any submittals / drawings & provide comments, perform installation inspections, develop commissioning checklists and functionally test through all modes of operation.

Answer: Commissioning is not part of the bid requirements and is being performed by UCHC’s Commissioning Agent already in place.

**All other terms and conditions, including due date and time, remain unchanged.
This addendum is three (3) pages. The remainder of pages are included herein by reference.**

This Addendum must be *Signed & Returned* with your bid.

Authorized Signature of Bidder

Company Name

Approved By: _____

Margaret Gilbert

Fiscal Administrator Officer

(Original Signature on Document in Procurement Files)

Date Issued: January 9, 2012

END OF ADDENDUM