

## STATEMENT OF WORK

### BOILER MAINTENANCE SERVICES

#### Central Texas Veterans Health Care System

#### 1. GENERAL

1.1 General: This is a non-personal services order to provide boiler maintenance services. The Government shall not exercise any supervision or control over the service providers providing the services described herein.

1.2 Description of Services/Scope of Work: Contractor will provide all necessary labor, transportation, equipment, personal protective equipment, facilities, supervision, other items and non-personal services required to provide the boiler maintenance services as described in this Statement of Work to the Central Texas Veterans Health Care System (CTVHCS); Temple and Waco, Texas. Services may be required seven (7) days per week.

1.3 Physical Security: The Contractor shall be responsible for safeguarding all government equipment, information and property provided to Contractor personnel while performing the services described herein.

1.4 Period of Performance: The period of performance shall be for a period of 12 months

1.5 Type of Contract: The government will award a firm fixed-priced contract

1.6 Contracting Officer Representative (COR): The COR will be identified by a separate letter. The COR monitors all technical aspects of the contract and assists in contract administration. A letter of designation issued to the COR, a copy of which will be provided to the Contractor, states the responsibilities and limitations of the COR, especially with regard to changes in cost or price, estimates or changes in delivery dates. The COR is not authorized to change any of the terms and conditions of the resulting order.

1.7 Contract Administration: The Contracting Officer is the only person authorized to approve changes or modify any of the requirements under this contract. The Contractor shall communicate with the Contracting Officer on all matters pertaining to contract administration. Only the Contracting Officer is authorized to make commitments or issue changes that will affect price, quantity or quality of performance of this contract. In the event the Contractor effects any such change at the direction of any person other than the Contracting Officer, the change shall be considered to have been made without authority and no adjustment will be made in the contract price to cover any increase in costs incurred as a result thereof. All changes to the contract will be issued via an amendment and/or modifications in writing from the Contracting Officer to the Contractor.

1.8 Invoices: Invoices are to be submitted electronically; either monthly or quarterly, in arrears of the start of the services that were performed. Electronic invoices can be submitted at no additional cost at the VA Vendor Information System (VIS) website <https://www.vis.fsc.va.gov/login.aspx?ReturnUrl=%2fDefault.aspx>, or at <http://www.tungsten-network.com/us/en/veterans-affairs/>. The COR is responsible for acceptance of services and/or the processing of receiving reports for the services provided to the government.

1.9 Work Stoppage/Delays: The Contracting Officer shall be notified at the earliest time available, but no later than the next business day, via phone of the Contractor's knowledge of

any conditions which may adversely affect the Contractor's ability to perform under the terms and conditions as stated in the specifications of this requirement. For example, union strikes, vehicle problems, licenses, or anything that might jeopardize the terms and conditions of this contract should be reported to the Contracting Officer.

## **2. TASK SPECIFICATIONS**

2.1 Description of Work: Contractor shall provide qualified maintenance inspectors, labor technicians, equipment, tools, materials, parts, supplies, transportation, supervision, any other items, and non-personal services deemed necessary to perform annual and quarterly preventative maintenance inspections and services on boilers 1, 2, and 3 at the Temple VA Medical Center, Temple TX, and boilers 1, 2, and 3 at the Waco VA Medical Center, Waco TX. All materials, parts and supplies for corrective and emergency maintenance will be supplied by Central Texas Veterans Health Care System (CTVHCS). The Contractor shall be familiar with all of the terms, conditions, and requirements herein contained with warranty items and conditions.

Service Locations:

Olin E. Teague VA Medical Center  
1901 Veterans Memorial Drive  
Temple, TX 76504-7451

Doris Miller VA Medical Center  
4800 Memorial Drive  
Waco, TX 76711-1329

2.2 Service Requirements: The Contractor shall be responsible for supplying the personnel for the installation of all customer supplied parts, transportation to the job site locations, materials, tools, and labor to provide Annual and Quarterly Preventive Maintenance and emergency service on three (3) Superior firetube boilers, using Fireeye burner management control system at the Waco facility and three (3) Nebraska Model NS-D-55 D-type watertube boilers, using Autoflame burner management control system at the Temple facility. Contractor will install all control parts for both boiler plants. All testing must be documented in a fashion acceptable to the VA. All used parts are to be turned over the CTVHCS for disposition evaluation.

2.3 General Services Information:

2.3.1 VA Hours of operation: Regular hours: Monday - Friday, 8:00 a.m. To 4:30 p.m.  
After Hours: Times may vary and must be scheduled with Contracting Officer Representative (COR).

2.3.2 Contractor shall provide repair service calls for emergency corrective maintenance 24 hours a day, 7 days per week.

2.3.3 For non-scheduled services, corrective maintenance will be initiated by the CTVHCS by telephone to the Contractor's service center, which must be acknowledged within 4 hours. A fully qualified service technician must be on site within 14 hours of acknowledgment of the service call. A fully qualified technician means that the service tech can show evidence of the successful completion of an acceptable training program on the equipment in question.

2.3.3.1 Equipment shall be restored to full service within 48 hours of arriving on the job site, barring extenuating circumstances. Full service means that defective parts have been replaced with parts that meet or exceed manufacturer's original specifications, meets government's expectations and that the equipment meets or exceeds the manufacturer's original performance specifications.

#### 2.4 Annual Tube Cleaning Requirements:

Annual tube cleaning on one (1) boiler at the Temple and Waco locations on a rotating basis, so that tubes are cleaned on one (1) boiler once every three (3) years.

#### 2.5 PREVENTATIVE MAINTENANCE:

##### 2.5.1 ANNUAL PREVENTATIVE MAINTENANCE

2.5.1.1 Calibrate oxygen analyzer.

a. Test/Adjust Low Oxygen Level Alarm.

2.5.1.2 Perform combustion analysis of boilers under gas and fuel oil operation. Calibrate fuel to air mixture.

2.5.1.2 Calibrate steam, oil, gas, and feed water pressure gauges.

2.5.1.3 Calibrate Autoflame controls.

2.5.1.4 Adjust ignition electrode gap.

2.5.1.5 Conduct a vibration analysis of blower motors at both facilities Waco and Temple.

2.5.1.6 Contractor shall calibrate the Autoflame EGA at the Temple facility only.

2.5.1.7 Contractor shall replace all Autoflame EGA sensors including filter cartridges and sample tubing.

2.5.1.8 Contractor shall update all Autoflame software to most current versions.

##### 2.5.2 QUARTERLY PREVENTATIVE MAINTENANCE:

2.5.2.1 Test/adjust the Pre and Post Purge Timers.

2.5.2.2 Test/adjust Igniter Timer and Main Flame Ignition Timing.

2.5.2.3 Test/reset as necessary:

a. High Pressure Cutout Switch:

b. Low Fire Hold Switch

c. Operating Pressure Switch

2.5.2.4 Test and adjust as necessary:

a. Low Pilot Gas Pressure Switch

b. Low Gas Pressure Cutout Switch

c. Low Oil Pressure Cutout Switch

- d. High Gas Pressure Cutout Switch
  - e. High Oil Pressure Cutout Switch
  - f. Fuel Cutoff Valve Proof of Closure Switches on oil and gas valves.
- 2.5.2.5 Leak test Gas Train Vent Valve.
- 2.5.2.6 Leak test Automatic Gas Shutoff Valves,
- 2.5.2.7 Perform combustion analysis in all fuel modes, gas & oil, with and without VFD.
- 2.5.2.8 Calibrate water levels, re-commission Autoflame water level probes.
- 2.5.2.9 Calibrate steam, feed water and gas flow transmitters; reset totalized values if desired by customer.
- 2.5.2.10 Inspect fuel-burning equipment.
- 2.5.2.11 Calibrate all related sensors with in the boiler proper.
- 2.5.2.12 Calibrate operating controls.
- 2.5.2.13 Calibrate safety controls.
- 2.5.2.14 Test and adjust low oxygen alarms.
- 2.5.2.15. Quarterly remove and calibrate one EGA @ Temple and reinstall. EGA calibration and Maintenance at a minimum must have new CO, O<sub>2</sub> and retaining bands replaced as well as calibration and cleaning of circuit boards and other components. There are a total of four (4) EGA devices, one being accomplished each quarter.

### **3. DELIVERABLES**

- Contractor shall furnish the CTVHCS with detailed service reports, boiler inspection reports and combustion test sheet on three water tube boilers on each Quarterly PM.
- Contractor shall furnish the CTVHCS with Certificate of Calibration of Combustion Analyzers for Testing.
- Contractor shall furnish the CTVHCS with Quarterly YHA Boiler Plant Testing Worksheets for the Waco & Temple facilities.

### **4. GOVERNMENT FURNISHED EQUIPMENT AND SERVICES**

- The government will furnish all of the materials, parts and supplies for the boiler systems described in this Statement of Work.
- The Contractor may use the available utilities (electricity, water) at the site locations that are determined necessary for the performance of services described herein. The Contractor will not have access to the VA information system or have access to government computers to access online information while in the performance of the services described in the Statement of Work.