

UPGRADE ELEVATOR - PROJECT 544-16-101

RFI'S

1. Can the existing jamb mounted access switch locations be reused versus cutting in new switches in the wall? **Yes.** (2.43A / 14 21 00) if not will a plate be acceptable to cover the hole or will the jambs need to be cladded? **NA**
2. Is the new LED cab lighting to be connected for emergency light use? **The new LED cab lighting is to be powered from the circuits supplying the existing elevator cab lighting. The emergency light device is specified to be in the car operating panel. Using the front LED car light as an emergency light is an acceptable alternative.**
3. Will you provide the as built drawings for the elevator machine rooms to the successful contractor? **Yes, if available. The completeness and accuracy of these drawings will need to be field verified.**
4. Can the existing car safeties be cleaned, inspected and repaired / retained? **Replace safeties as specified.**
5. Please provide a wage determination for the elevator contractor work (not listed in the WD)
6. Section 14 21 00 part 2.4A lists all wiring carrying 120 vac or greater is to be 12awg. Can an exception be taken for 14awg as this is what is provided in elevator traveling cables for the 120vac cab lighting? (The disconnect will be fused at 15amp) **This is a VA electrical requirement and must be followed unless authorized elsewhere.**
7. There is no listing for the wage determination for elevator repairer, please provide the determination for Elevator Repairer for Richland County, South Carolina. **An additional appropriate wage determination has been incorporated and attached that includes Elevator Repair.**
8. Can the TSD and DLS switches be virtual within the selector system? (14 21 00 Part 2.29B) **No. Provide physical switches as specified.**
9. Can the VA provide a finish flooring schedule by elevator? **Specification section 09 06 00 – Replace all references from Fritz tile C521536 Amaretto to Floorazzo Gem line: S'mores. Replace all references from Formica 86992-58 Hardrock Maple to Wilsonart Laminate 10776-60 Kensington Maple.**
10. Are the elevator motors being replaced or is the contractor just replacing the controls and modifying the cabs finishes/rails? **Yes, the motors are being replaced with new AC motors. Refer to entire specification section 14 21 00 for scope of work for each component.**
11. Some of the locations there is ceramic tile – do we match the tile as close as possible? **The intent of the documents is to switch out new controls and cover plates with new cover plates and blank stainless-steel plates as indicated. No tile work is envisioned unless damage is done that to the existing tiles that is not anticipated or required. If tiles are damaged the repair should match the existing as close as possible.**
12. Some walls are plaster/drywall – do we paint from corner to corner or only the area that's patched? **The intent of the documents is to switch out new controls and cover plates with new cover plates and blank stainless-steel plates as indicated. Except for the Elevator Machine room for elevator S-9 (see 2/a-100) no Gypsum board or painting work is envisioned unless damage is done that to the existing wall that is not anticipated or required. If walls are damaged the repair should match the existing as close as possible and painted wall to wall, but that would be a required**

repair not included in the scope of work charged to the government. In the S-9 elevator equipment room, LB166, all the gypsum board walls and ceiling panels shall be painted white.

13. On the electrical drawings, it says we are to replace from the service to the disconnect switch – conduits and feeds – are we upgrading the breakers in the panel box or using the same?

Response: Per keynotes 1 & 3 on sheet E-001, the existing 125A breakers located in Panel EPDP are to be reused, and new 125A shunt trip breakers are to be provided (along with all appurtenances) in the existing MCC buckets to provide the other feed to the manual transfer switches.

14. There are existing steel tool cabinets in each machine room. Are they to be replaced or can they be retained instead of providing new? Provide new cabinets.

15. Is the 18-6 wiring for the car station card readers to be in a separate traveling cable? Not necessarily. Provide travel cable configuration in accordance with the best means and methods for each cars wiring requirements.

16. Who is providing the card readers for the car and hall stations. If they are provided by the contractor can you provide the manufacturer, make and model # for pricing?

Card Readers by VA. Install in accordance with Card Reader specification.

17. Can a 10-inch 3-wheel Roller guide system be used instead of double wheel 6-inch guides for the cars? No. Provide as specified.

18. Can a 6" 3-wheel roller guide system be used instead of double wheel 3-inch guides for the counterweight? No. Provide as specified.

19. Please provide the scale and benefit package for the elevator contractors. There is no listing in the provided wage determination. An additional appropriate wage determination has been incorporated and attached that includes Elevator Repair.

20. The contractor cannot price the handrails according to the note on Dwg A400. Please provide lengths and heights and other pertinent details for accurate pricing. The handrails are to be refinished and reinstalled as noted. They are indicated on the cab elevations (see a-202) and the original cab drawings (a-600) in the set.

21. Is the contractor to reimburse the government for utility usage? Utility usage inside building 100 does not need to be reimbursed to the government. Utilities required for any site trailer will be directly coordinated between the contractor and the utility company.

22. Given that the silt fencing is to be installed on the elevator concrete lot, please provide more information as to the method the VA wishes the contractor to use for installation. Did you mean site fencing? Any security or safety fencing shall be designed not to damage existing paving. Review with COR.

23. Please provide the weight capacity limits of the parking lot so the contractor can plan for cranes, delivery trucks, etc. An allocated lay-down area will be able to support the needs of this project.

24. With regard to fireproofing, please provide locations, quantities or a drawing location reference so contractors can accurately price the scope. The Fireproofing, as stated in the Fireproofing specification, section 1.1 Description: states "This section is for patching and repair of any existing fire proofing compromised or removed during the construction of the work."

If you are careful you may not need fireproofing, but the structure cannot be compromised by the work. If your means and methods as you see it, required by the scope defined in Division 14, requires removal of fireproofing then include the required replacement.

25. With regard to damp-proofing, please provide locations, quantities or drawing location reference so contractors can accurately price the scope. The specification refers to "in elevator pit as indicated"; the pit is indicated on A-400 (see note on elevator S-9) The pit dimensions for S-9 are indicated in A-602 in section and plan.
26. Please provide a copy of the hazardous material testing report. A hazardous material survey will need to be completed as part of the scope of work of this project.
27. We would like to request a copy of the sign-in sheet for the site visit for the above project. Sign-in Sheet has been Attached.
28. The bid due date for the above-mentioned project falls on Sept 3rd which is Labor Day this year. Will there be an adjustment in the due date? And if so do we know what that date will be? Solicitation due dates have been adjusted to account for the holiday.
29. Can you confirm that the prevailing wage with fringe is \$84 for every employee and if not is there a rate for assistants? An additional appropriate wage determination has been incorporated and attached that includes Elevator Repair.
30. Please confirm that there are restrictions on the use EMT in the mechanical / machine rooms. Response: Per ASME A17.1: 5.5.1.8.3, EMT shall not be used in the machine room or hoistway.
31. Do you have a quantity for the mastic to be abated or are all the elevators to be abated? There is no known abatement in the project. No abatement is included.
32. In the elevator / equipment room, a two-hour ceiling and relocation of the sprinkler heads are required; are the three alarms on the wall to be relocated into the ceiling or is the ceiling supposed to go all the way to the deck? The ceiling is suspended to keep the non-elevator piping outside the room per code requirements. Elevator equipment rooms can only contain item related to the elevator operation per code. The alarms can stay on the walls below the ceiling. The sprinkler heads are required to be below the ceiling per code as they are to be set off by smoke/heat trapped by the ceiling.
33. If we did not attend the pre-bid meeting, are we able to submit a bid? Yes, the pre-bid meeting is not mandatory.
34. What is the length of the performance period to complete this job if awarded? I saw 365 days in one document, but wanted to clarify with you. Performance period is 365 days for base bid, bid item #1, and bid item #2. The performance period is 210 days for bid item #3.
35. The Solicitation states that the proposal is due September 3, 2018. September 3, 2018 is Labor Day, a federal holiday. Will the proposal still be due that day or will the bid due date be amended? Solicitation due dates have been adjusted to account for the holiday.
36. Regarding the Price Offer Schedule, should Items 3, 4, and 5 be priced as independent items to be awarded as individual contracts? No, they should be bid as deductives with the Base Bid and will not be awarded as individual contracts.

37. Solicitation Page 5 of 52, below the Price Offer Schedule, states:

"Offerors are to include a cost breakdown to include a detailed line item cost breakdown (materials, labor, and equipment) by trade, include overhead, profit, bond costs and breakdown of G&A expenses inclusive of all Project Staff and General Requirements OF THE PRIME CONTRACTOR, which exhibits the 25% of contract performance that will be incurred for SDVOSB personnel in accordance with FAR 52.219-27 – Limitations on Subcontracting. Failure to do so may render proposal non-responsive." Please specify if overhead, profit, and bond costs are to be detailed per line item or if cumulative line items may be shown for each total project overhead, total project profit, and total bond costs. **A detailed breakdown needs to be provided for ALL costs.**

38. Please confirm submission includes ALL of the following:

- Email to april.brooks1@va.gov;
- Upload to AMRDEC; AND
- Three (3) hard copies.

Yes, all three (3) submission methods must be included.

39. Can the project schedule required in the Technical Proposal, Tab B, Factor 4, be submitted on 11x17 to improve legibility? **Yes, this is permissible.**

40. Solicitation page 7 of 52 reads that the Bid Guarantee should be emailed and mailed to April Brooks and that the hand carried hard copies of the proposal are to go to Robert Holbrook. Is this correct? Please clarify. **This information is correct. Both parties are located at the same facility.**

41. Solicitation page 8 of 52, Under Price Proposal, Tab A, offerors are to provide "Certifications". Please specify which certifications are to be included (ex. Reps & Certs or OSHA, ASHE, etc.). **All necessary certifications required to perform a construction effort of this type are required. All three examples listed are required.**

42. Solicitation page 8 of 52, Technical Evaluation Factors, A2 states:

"In order to be a relevant construction project and considered "Technically Acceptable" a minimum of one (1) construction project submitted shall be a water tower installation or replacement project having a greater value than \$1,000,000." We believe this is an error. Please clarify. **Any annotation that discusses "water tower installation" should read "upgrade elevator".**

43. Solicitation page 11 of 52 states the Basis for Contract Award is LPTA but also states the RFP will represent the "best value" to the government. **The Basis for Award is LPTA.**

44. The sealed bid for the above project has a due date of September 3, 2018 – "Labor Day" That is a designated government holiday. Will bids be due on a government holiday? **Solicitation due dates have been adjusted to account for the holiday.**

45. The 1442 and page 7 states 3 copies of proposal; Do you want 3 technical books and 3 price books?

Page 8, Factor 1 section, states "construction project submitted shall be a water tower installation". Is this the requirement and if not, what should it say in the place of water tower installation? **Yes, we want 3 Copies of Each Section of the Proposal. Any annotation that discusses "water tower installation" should read "upgrade elevator".**