

RFQ: 36C24820Q0089 Site Visit

Questions and Answers:

1. Question: Can we get a copy of all potential bidders ?

A copy of the sign in sheet is attached to the amendment.

2. Question: 2.06 B : Pre & Post Air Sampling is this to be done by third Party ? What are the acceptable clearance standards Visual inspection clean is an acceptable standard by NADCA . Others require a protocol that's acceptable to the third party standers Please explain what is the standard for clearance testing ? Who is paying for the third party testing?

The Awarded Contractor will need to have an industrial hygienist and environmental laboratory on its staff or subcontract a third-party industrial hygienist and laboratory to collect and analyze pre and post air sampling. The industrial hygienist shall hold one or more of the following certifications: Certified Industrial Hygienist (CIH) from the American Board of Industrial Hygiene (ABIH) or a Certified Indoor Environmental Consultant (CIEC) from the American Council for Accredited Certification (ACAC) or a Certified Indoor Environmentalist (CIE) from the ACAC. The Awarded Contractor will need to provide the following data in the final report for clearance

- Photographs documenting at minimum 10 representative areas of the air handler and ductwork. The post-project photos shall show a visual examination free from debris in both HVAC system and occupied spaces
- NADCA Vacuum Test at or below .75mg/100 cm<sup>2</sup> at 8 total locations (3 locations in the return duct, 4 locations in the supply duct and 1 location in the exhaust duct)
- Particle Counts - PM 0.3 from 25 representative locations, which are at or below particle count measurements taken prior to project start in the same locations
- TVOCs from 25 representative locations (25 pre and 25 post), which are at or below TVOCs measurements taken prior to project start in the same locations
- 10 pre and 10 post representative locations of Mold spore trap air samples in the occupied spaces served by the air handler. These must be below 1000 cts/m<sup>3</sup> and below outside levels.
  - Culturable air samples for mold that show no detectable levels of *Aspergillus fumigatus*, *Aspergillus flavus*, *Aspergillus niger*, and *Stachybotrys chartarum*
  - Culturable air samples for bacteria that show no detectable levels of *Clostridium difficile*, *Staphylococcus aureus*, and *Escherichia coli*.
- 10 pre and 10 post Surface tape lift mold only analysis (surface samples taken from ductwork and air handler) showing post project results of less than 100 cts/cm<sup>2</sup>

3. Question: 2.05 E: Is Coating part of the SOW ? if so what products are to be used or equal to . This duct work is lined on the out side so there is very little to Coat ; But we could paint coat the metal ? please define there is nothing in the sow only the general standards from NADCA?

Most of ductwork has external wrap and is not lined on the inside. For any part of the ductwork that is internally insulated, the Awarded Contractor will need to coat with an antimicrobial encapsulant paint.

4. Question: 2.06 c: coil cleaning what if we can't get a 10% drop across the coil due to other factors. How many times to re cleaned before a decision would be made as acceptable?

The Awarded Contractor will only need to conduct 1 additional cleaning of the coil if the pressure drop is initially deemed unacceptable.

5. Question: Wage Determination: \$11.84 plus 1.95 fringe Decision Number FL20180235 FL20190208 08/30/2019 Is this right ????

N/A

6. Question: Will the building be occupied during cleaning?

The Awarded Contractor should plan that the building will be occupied during cleaning and only areas being cleaned on given day in accordance with the provided 3 Week work Plan will be unoccupied on that given day.

7. Question: Is there an infection control protocol?

As per part 2 - 2.04(A), the Awarded Contractor should plan to follow any and all infection control protocols that may arise including construction of containments, use of mobile containments, use of negative air machines, and use of HEPA and charcoal air scrubbers.

8. Question: Do the techs have to be NADCA certified?

As per qualifications of duct cleaning contractor tab – part B & C, the Awarded Contractor will need to have the supervisor of the project who is present at all times during project to have a NADCA certification.

9. Question: If not, does the work have to be done according to NADCA standards?

See answer on question 8.

10. Question: Are the supply ducts lined with insulation?

Refer to answer to question 3.

11. Question: Do the hours of work have any restrictions or limitations?

No, but see refer to answer on questions 15 and 16

12. Question: The overall scope of this project is only intended to include section “G” of Building 71?

Correct.

13. Question: Is it your intention to include environmental cleaning of the outside make-up air unit as part of this process?

Correct.

14. Question: Is it your intention to include environmental cleaning of the exhaust ductwork and exhaust fan(s) associated with the exhaust ductwork?

Correct.

15. Question: Is it your intent that work is to be performed “after hours”, i.e. between 5pm – 5am?

While the work may end up being performed exclusively during daytime hours on weekdays, the Awarded Contractor should plan accordingly to conduct work after 5pm and conclude work prior to 6am on weekdays and weekends in the event daytime hours are unavailable.

16. Question: Do you intend that any portion of this work to be performed during a Saturday and/or Sunday? If so, what percentage of the work will be required to be performed on a Saturday and/or Sunday?

While the work may end up being performed exclusively during daytime hours on weekdays the Awarded Contractor should plan as a contingency to complete a portion of this work on weekends if requested. No more than 30% of the work will need to be completed on a weekend if necessary.

17. Question: Is it your intent to environmentally clean the coils using a chemical free steam process?

The Awarded Contractor will need to use steam and pressure of no more than 800 PSI. (no chemicals)

18. Question: As for section 2.05(E) – do you Intend that antimicrobial coatings be permanently applied (painted on) to the following interior air handler components: floor, walls, ceiling, blower assembly (not the wheel itself), and rails? If yes:

- a. Do you intend the antimicrobial coating be applied to the following interior components of the outside air make up unit: floor, walls, ceiling, blower assembly (not the wheel itself), and rails

- b. Do you intend that this same antimicrobial coating be applied to the entire exterior of the air handling unit?
- c. Do you intend that this same antimicrobial coating be applied to the entire exterior of the make-up air unit?
- d. Is it your intention the antimicrobial coating be made up of a siloxane or equivalent material and be a low VOC (low in volatile organic compounds), chemical resistant, waterborne coating that is designed for long term protection against corrosive environments.
- e. Is it your intention for the antimicrobial coating have been certified to pass the 10,000 hour ASTM B-117 (salt-spray test, resistant to corrosion from salt environments)
- f. Is it your intention that the antimicrobial coating have been certified to pass the ASTM E 84 certification (flame spread index and Smoke Developed Index).

Yes

a. No coatings for the outside air makeup unit.

b. No

c. No

d. The Awarded Contractor will need to use coatings that are resistant to mold growth and corrosion. And submit SDS for review

e. The Awarded Contractor will need to use coatings that have a demonstrable certification showing resistance to corrosion from salt. And submit SDS for review

f. The Awarded Contractor will need to use coatings that meet appropriate safety requirements in the event of fire. and submit SDS for review

19. Question: As for section 2.05(E) – do you Intend that antimicrobial coatings be permanently applied to the drain pan in the air handling unit?

- a. Is it your intention the antimicrobial coating for the drain pan be a flexible coating in conformance with Flexibility ISO 1519?
- b. Is it your intention the antimicrobial coating for the drain pan meet the 3000 hour test for ASTM B 117 (salt-spray test, resistant to corrosion from salt environments)?
- c. Is it your intention the antimicrobial coating for the drain pan be a low VOC (low in volatile organic compounds, anti-mold, waterborne coating that is specifically designed for long term protection against corrosive environments)?

Yes

a. The Awarded Contractor will need to use a coating that is flexible after hardening.

b. The Awarded Contractor will need to use coatings that have a demonstrable certification showing resistance to corrosion from salt.

c. The Awarded Contractor will need to use coatings that meet appropriate safety requirements in the event of fire.

All chemicals will need to have SDS submitted for review

20. Question: Is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) conduct the planning, oversight, and final verification of this work?
- a. Specifically, is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) draft the “3 Week Plan” contemplated in section 2.04(a)?
  - b. Specifically is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) supervise the project to ensure the safety protocols contemplated in section 2.04.
  - c. Specifically is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) supervise the project to control odors as contemplated in Section 2.03(c).
    - i. Is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) to collect hourly air samples of particle counts and VOCs (volatile organic compounds) to ensure the indoor environment is safe for occupancy?
    - ii. Is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) to create a plan for implementing emergency procedures to deal with odor control or other indoor air quality issues?
  - d. , supervise work and provide before and after testing?

Yes. See answer to question 3 for acceptable industrial hygienist certifications.

a. The Awarded Contractor’s plan should be drafted by or have been approved by an industrial hygienist and VA personnel prior to commencing work.

b. Yes

c. Yes

i. The industrial hygienist will need to collect particle counts at PM 0.3 microns and TVOCs every 30 minutes during cleaning in areas where patients are still residing within section “G.”

ii. No

d. Question is unclear.

21. Question: Is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) to be present at all times during the work?

The Awarded Contractor will need to provide 1 or more industrial hygienists to be present when duct cleaning is occurring in occupied spaces.

22. Question: Is it your intention that the contractor provide an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) to conduct air and surface sampling of biological and non-biological particulates before and after the project?
- Specifically, for section 2.06 Cleanliness Verification, do you intend air samples be taken and examined in an environmental laboratory with ability to differentiated species of types of mold and bacteria present?
  - Regarding the *number of air and surface samples* of biological and non-biological particulates to be collected pre-project and post-project do you intend that 1 surface sample and 1 air sample be collected for every 2,000 square feet of occupied space?
  - Regarding the *number surface samples* of biological and non-biological particulates to be collected pre-project and post-project do you intend that 10 surface samples be taken from random areas of the HVAC system?
  - Regarding the *number of air samples to be collected*, is it your intention that at least 6 air samples of supply air adjacent to supply vents be taken pre-project and 6 air samples be taken post-project?

The Awarded Contractor will need to include in its final report data and measurements from pre and post project environmental samples as described in the answer to question 2.

23. Question: Is it your intention that the filtration equipment and HEPA filters be certified by an industrial hygienist holding at a minimum a CIEC certification (Certified Indoor Environmental Consultant) on a daily basis while work is being performed?

No “certification” is required. However, the Awarded Contractor will need to provide documentation daily that particle counts PM .3microns were taken at the HEPA filtered equipment on an hourly basis and before/after each day of work.

24. Question: To comply with section 2.06 Cleanliness Verification do you intend for the contractor to supply and setup a mobile environmental laboratory on site at the conclusion of the project in order to test air and surface samples on site for immediate turn-around time so that protective and remedial measure can be taken if necessary based on the mobile laboratory results?

No. The Awarded Contractor will need to provide laboratory clearance samples (non culturable) within a 12 hour period upon completion of work. Culturable samples shall be included within the final report.

25. Question: To reiterate, awarded contractor should have certifications with NADCA, ASCS. Is it your intention that the contractor also hold an IICRC (Institute of Inspection Cleaning and Restoration Certification) license to address any suspected mold or other microbial issues?

No.

26. Question: Per (F), Licensing - per Florida Statute, awarded contractor shall have a "Class A air conditioning license to clean the air conveyance system in accordance with Florida Statute section 489.105. Is this correct?

Yes.

27. Question: Per (2.08), Post Project Report, shall awarded contractor provide client with pre and post photo log, daily progress reports, and Coil cleanliness verification(?)

Yes, the Awarded contractor will need to provide client with pre and post photo log, daily progress reports, and Coil cleanliness verification

28. Question: Is it your intention that the awarded contractor have confined space training for all crew members working the project?

Any personnel entering a confined space will have to be Confined Space Certified.