

CLARIFICATION RESPONSES TO RFIs -- PART 1 of 2  
PROJECT 671A4-13-103 PRIMARY CARE PHASE-3 REMODELING  
SOLICITATION VA257-13-B-0561

- Is there a current hazmat survey for the areas where renovations are to take place? Plans reflect known information.
- Will a copy of the survey be provided? Not applicable, no.
- Is there a required path to vent negative air pressure? There are several rooms that have windows to vent negative air. Rooms 146, 146B, 143B, corridor 143, 143A, bathroom 111, bathroom 114.
- Who are existing sprinkler and roofing contractors? We do not want any warranty interference with your current systems. Roof is not under warranty.
- How do we receive solicitation modifications? Amendments are post in FebBizOpps/FBO.gov the government point of entry site for all procurements.
- Is Resilient Floor Covering Institute (RFCI) acceptable for floor tile and mastic? Not sure I understand question
- Can we get further clarification on Item 7D is it LBP or asbestos? Mastic holding the 4"x4" tiles contains asbestos
- How will we see all questions and answers? Monitor posting uploaded to FBO.gov.
- Is temporary signage required? Yes, temp wayfinding signage will be needed to direct hospital guests for closed bathrooms and travel section. See specs for more temp sign info.
- Can the VA provide an overall 1st Floor plan of Bldg 11 that provides a key location plan and infectious isolation partitions/barricades? Attached
- Will there be a construction Phasing sequence or will all areas be open to construction at the same time? If different construction areas are to be phased, please provide an overall floor plan showing the Construction Phasing and the scheduled construction time for each work area. All areas will be open to construction at the same time.
- Will liquidated damages be assessed? If so, what is the amount of LD's per day? No liquidated damages
- Is there an assigned staging area for a job trailer or materials storage? What is its approximate location and size? All contractors use a parking lot area (see attached drawing).
- Will any furniture or furnishings be required to be moved as part of this work? If so, where will it be relocated? The moving of furniture is not required by the contractor.
- Where does new work note 15 apply to Drawing #2 (Proposed Layout for Room 146)? Plastic zipper and sticky mats are required at the entrance/exits of construction areas (see general notes and specifications, General Requirements, 1.8 Infection Prevention Measures).
- What is required to obtain contractor access badging? Contractors obtain badge request form 306 and fingerprint form from the COR. Upon completion of the forms then turn into the Human Resources Department with two forms of ID. Check back in 4-5 business days with the Human Resources Dept., from the day they are fingerprinted, in order to confirm if they have been

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cleared or not. If the contractor is not cleared then they will need to contact the COR for further information.

- What is the procedure for TB testing of on-site workers? See specifications, General Requirements, 1.8 Infection Prevention Measures.
- Please confirm that work in Room 161 is part of the scope. Yes, room 161 is part of the scope.
- Will you provide testing results for the flooring mastic and ceiling materials to be abated? See plans for areas that are known to obtain asbestos.
- Can a fire sprinkler piping plan be provided showing existing and proposed piping and sprinkler heads? We suggest this aspect of the work should be engineered and provided as part of the design. The requirement to meet current code should be detailed in the drawings. No fire sprinkler plans exist. Contractor will demo existing galvanized pipe and then provide new schedule 40 black pipes, with drops and new white heads and eschuteons. The VA will provide the first floor plan via AutoCAD and it will be the contractor's responsibility to provide as-builts of the proposed sprinkler pipe layout. The proposed layout will meet current code and be provided to the COR as a submittal for approval.
- The project appears to include renovations or relocations to the Fire Alarm systems. Is the Fire Alarm systems currently under a service contract or warranty, if so, please advice of a contact name and phone to who is authorized to make construction modifications to the system? The VA has a contract with FACS. Contact name is Duane Hannasch at 210.344.2901 or [DuaneHannasch@FACSSA.com](mailto:DuaneHannasch@FACSSA.com). Address is 12961 Park Central, Suite 1440, San Antonio, Texas 78216.
- The project appears to include roof penetrations for the exhaust fans. Is the roof currently under warranty, if so, please advice of a contact name and phone of who is authorized to make penetrations and repairs to the roofing system? Roof is not under warranty.
- The project appears to include renovations or relocations to the HVAC Controls systems. Is the HVAC Controls systems currently under a service contract or warranty, if so, please advice of a contact name and phone of who is authorized to make construction modifications to the system? HVAC Controls system is not under warranty.
- The SOW references several rooms to receive CAT 5 & IT cabling, but a termination room is not shown. Please advise if the VA will issue a plan showing the data termination locations OR confirm that empty conduit can be installed to above the ceilings and the VA staff will run Data, IT cabling & terminations. See attached 1<sup>st</sup> floor plan with IT closet location
- Several of the wood doors & frames have a decorative laminate covering, is the Inpro door frame guards and protection kick plate as described in the SOW. If so, will you please identify the Product Model number of the guard system? Inpro door protection kick plates: model 10, k41. Inpro door frame guards, custom formed, with mop stop.
- Will any of the new Best Locksets require security cards? If so, will the security connections be made by the VA? No security cards required.

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- Please address the color, make and model of the Acoustical Ceiling Tiles and suspended grid to match existing ceilings. See New Work Notes. Ceiling Tile: Boroque, BET-157, 24"x24"x5/8". Grid: USG, square edge, 15/16", DX/DXL
- If the Bid Date is postponed, will the VA consider revising the bid date to a Tuesday or Thursday and the Bid Time to 2:00 PM? Monday bids at 11:00 am do not allow sufficient for the multiple subcontractor bids that are typically received. *Bid Due Date was changed with Amendment A00001 to Wednesday, March 20, 2013 at 4:00 p.m. CST, as indicated in Block 14.*
- Within the SOW- it states "Demo – sprinkler pipe" and "Demo existing galvanized sprinkler pipe, heads and drops". To what extent are we to demo sprinkler pipe..?? Heads and drops only, OR heads, drops, arm-over, branch-lines...etc..?? Contractor will demo all sprinkler piping within the construction area. Contractor will provide and install all new schedule 40 pipe, heads, branch lines, arm-over, etc. Contractor will provide as-builts on AutoCAD of the proposed sprinkler pipe layout. The VA will provide the first floor plan on AutoCAD. Contractor will install sprinkler pipe to code.
- Men's restroom 114 & Women's Restroom 111. Within the SOW of these two areas, it does not list any work on fire sprinkler system... Can you verify/ confirm this...?? Women's Restroom 111: Note 6d, sheet 104 and note 4 sheet 104. Men's Restroom 114: no sprinkler pipe work.
- On the proposed exhaust and a/c layout sheet they're requiring a 2000 cfm exhaust fan. Can someone give a cfm for each room? Contractor will submit calculations based on the VA guidelines and code for exhaust requirements in bathrooms for approval.
- More clarification is needed on the 60" x 24" opening for return air. Is this just for transfer air or ducted return? This is to improve the transfer of air. Contractor to finish wall opening for return grills.
- What brand of diffusers, grilles and exhaust fans and model is required for this project since there is not an equipment schedule? Diffusers: Enamel finished, steel, compatible with drop ceiling. Grilles: commercial quality, approved during submittal. Exhaust fan: weather resistant aluminum, direct drive, with roof curb, brand: Greenheck model G or equal to or better, min. 2000 cfm, heavy duty, to be approved as a submittal.
- Floor drains, can trap guards to use? Heavy duty floor drains will be centered within each bathroom along with a trap.
- Size of wall hung sinks – throughout whole project, no size stated. ADA compliant, wall hung, min. 17 1/8"W x 19L, Vitreous China.
- Sink location for room 143D? Demo existing sink and place a new sink in the same location along with all new plumbing.
- Sink location for corridor 143? No sink in corridor
- Cannot see urinal location on Plan, Pg. for RR 114? See sheet 105, note 19 and proposed drawing.

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- New floor drains throughout project location/placement? Heavy duty floor drains will be centered within each bathroom along with a trap.