



SOLICITATION ADDENDUM

Solicitation Number: IFB 20-FMD-017Addendum #1 Page 1

Solicitation Due Date: October 9, 2019 1:00 p.m. Local Time

CITY OF PHOENIX
Procurement Division
200 W. Washington Street
7th Floor
Phoenix, AZ 85003
Phone: (602) 495-3606

Fire Alarm & Suppression Systems Maintenance and Repairs – Requirements Contract

The following are questions received and the City's responses accordingly:

Question 1: Pursuant to Section V – Submittal of IFB 20-FMD-17, specifically 2.1.5 Group II – Smoke Evacuation & Smoke Control Systems, Attachment A – Pricing Submittal, the city has identified four (4) buildings which will require Test, Inspection and Corrective Actions for Smoke Evacuation & Smoke Control Systems and all testing/inspections shall be performed in accordance with the Exhibit B – Fire Protection Systems Inspection Frequency Guide. Within this guide the city states [Smoke management/control 909.20.3 testing] Operational testing of the smoke control systems shall include all equipment such as initiating devices, fans, dampers, controls, doors and windows. Upon review of the current IFB 20-FMD-17 bid documents we cannot find any summary of the respective smoke control systems itemized equipment such as initiating devices, fans, dampers, controls, doors and windows, for each of these buildings. We are respectfully requesting this information so that we can properly understand the magnitude of equipment to be inspected and tested as requested within your Attachment A – Pricing Submittal. Additionally, it would be most beneficial to have a copy of the Basis of Design document for these systems so we can better understand the magnitude of technical resources which be required to perform the inspections, specifically, which of these systems are “Dedicated Smoke Control Systems” [which require semi-annual inspections] and which ones are “Nondedicated Smoke Control Systems” [which require annual inspections].

City's Response: -Group II – Smoke Evacuation Smoke Control Systems has been removed from the scope. Please see Section V – Scope of Work REVISED.

Question 2: Within Section V – Scope of Work, Section 2 Scope – Part 2. Minimum Technical Level of Training and Certification – 2.1 Contractor Requirements – 2.1.3. states “CSA certified factory-trained technician”. Please provide clarification on this specific section as “CSA” does not recognize manufacturing certification, however if it is the intent of the city to make sure a manufacture certified technician is “also” CSA certified, then I would suggest this statement should be changed to reflect the following:

2.1.3. Manufacturer Certified Technicians must have at least a CSA or NICET Certification. Please provide both technician current manufacture certification and CSA or NICET certification with the Offer.

In most cases, NICET Level III or IV certifications exceed the CSA minimum technical certification. NICET Level II is considered an equal level of certification as CSA, although the city under section 2.1.2 views a NICET II or I certification applicable to “management/supervisor”.

City's Response: Please see Section V – Scope of Work REVISED.

Question 3: Section V – Item 2 – Scope, when there is a conflict on information what takes precedence, PFC, NFPA or even Exhibit B?

City's Response: Per NFPA 102.7.3 Fire protection system conflicts. Where a conflict between a general requirement and a specific requirement for all fire protection systems, the most restrictive requirement shall be applicable.

Question 4: Section V – Item 2 – Scope, are we to include the Annual Maintenance of the Nitrogen Systems into our inspection price, or will there be a separate line item added to the price sheet?

City's Response: Yes, only at locations that have nitrogen systems.



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Question 5: Section V – Item 2 – Scope, If we are to include the Annual Maintenance of the Nitrogen Systems in our inspection price, can you please provide the Manufactures Name and Model Number of the Nitrogen Systems and the Manufactures Name and Model Number of the Compressors for both Burton Barr and Art Museum since we will need to provide replacement filters and oil changes for these components.

City's Response:

Burton Barr Library (1) - (ECS Protector Nitrogen Generator system - Model PGEN-60)
Phoenix Art Museum (12) - (ECS Protector Nitrogen Generator system - Model PGEN-3)

Question 6: Section V – Item 2 – Scope, In the event a contractor is selected for Group I and a different contractor for Group III, each contractor will have a separate BuildingReports data base of information. If the Group III contractor makes a repair and the Group I contractor initiated the repair will the Group I contractor have to update the BuildingReports record? If the answer is yes – will the Group I contractor charge the revisit on T & M?

City's Response: Group I will have to update at next inspection or separate work order/purchase order provided by the CDCR.

Question 7: Section V – Item 2 – Scope, Does COP have the original smoke evacuation / smoke control acceptance and commissioning documents that can be used to determine the status of the current systems.

City's Response:-Group II – Smoke Evacuation Smoke Control Systems has been removed from the scope. Please see Section V – Scope of Work REVISED.

Question 8: Section V – Item 2 – Scope, It indicates under the Fire Alarm Systems Requirement the statement that all fire dampers will be tested – does COP have the locations of the fire dampers located within the buildings and how many dampers there are, if not how are we to price the inspection without a proper count.

City's Response: Group II – Smoke Evacuation Smoke Control Systems has been removed from the scope. Please see Section V – Scope of Work REVISED.

Question 9: Section V – Item 2 – Scope, Normally fire dampers are tested on 3 / 5 year frequency, is there going to be a separate line item added to the price sheet to break out the damper inspections or if provided a count of dampers to we add it to the cost of the Annual Inspections.

City's Response: Group II – Smoke Evacuation Smoke Control Systems has been removed from the scope. Please see Section V – Scope of Work REVISED.

Question 10: Section V – Item 8 – Fire Watch, *If Contractor fails to meet the requirements as specified in the Scope of Work resulting in an impairment of the systems listed in Groups I-III Contractor must provide a "Fire Watch" in accordance with PFC in the affected area(s) and maintain the "Fire Watch" until the impairment is repaired and the system is placed back into service, at no cost to the City.*

Please clarify the statement above – if a contractor came across a system that was non-compliant or not operational **prior** to performing the inspection or service work - is the contractor responsible for the Fire Watch?

City's Response: No, only the impairment the vendor causes at time of inspection and / or repair.



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Question 11: Section V – Item 8 – Fire Watch, If while making a repair to a system or performing an inspection that creates a situation where the system becomes none operational are we responsible for providing the Fire Watch?

City's Response: Yes, only if the vendor is the cause of the impairment of the system.

Question 12: Section V – Sprinkler System Repairs, *Contractor will be required to assist with the isolation of sections, draining of the isolated section, and refilling. The Service Contractor for Group II will test and inspect systems annually in accordance with the PFC. When refilling a section, the Group III Contractor will be required to remain on-site until the system is back to full pressure with all valves in the full open position and deemed to be free of any leaks*

Q – Please clarify the statement above – Group II is actually the Smoke Evacuation & Smoke Control Systems test group, why would Group III be required to be on site for the testing and inspection.

City's Response: This should say Group I, please see Section V – Scope of Work REVISED.

Question 13: Section V – Sprinkler System Repairs, Why would a Group III (repair) be required to be on site while a Group I (testing and inspection) is being performed if that is what the above statement is trying to say.

City's Response: If a situation arises when testing / inspecting, and a repair may be needed, example testing sprinkler system and fire alarm is being repaired.

Question 14: Section V – Reporting, *Contractor must utilize BuildingReports or equivalent web-based reporting system as well as device-specific bar code inspection system to complete all inspections and track services for all groups. Only one bar code can reside on any device.*

Please clarify the reason for only (1) bar code per device. There will be times when a device (spare head cabinet) will need to have several bar codes based on the different sprinkler heads in the box – based on the statement this would not be allowed. In addition, experience shows that you don't usually want to bar code items that could be replaced (gauges, WFS, Tamper Switches) these bar codes are usually placed adjacent to the device or on the sprinkler pipe.

City's Response: The city would prefer one bar code per device. The CDCR will work with the vendor on the locations of the bar codes.

Question 15: Section V – Reporting, Deficiencies must be repaired / corrected within 30 days. In addition, the BuildingReports or equivalent must be updated within 3 business days for the repair/correction. If a repair/correction will take longer than 30 days, Contractor must notify the CDCR within 3 business days of the inspection. When does the 30-day window start on repairs

City's Response: Once the deficiency report is reported to the Fire Marshal and the CDCR in accordance to 9. Reporting - 9.6., the 30-day repair process and the scheduling will begin by the CDCR.

Question 16: Section 2.1.2.2 – Illegible or Missing Signs –If hydraulic calculation data is not legible or calculation sign is missing, will contractor be permitted to submit change order for engineering analysis.

City's Response: Calculation Signs / Plates - This will be scheduled by the CDCR with a separate work order/purchase order provided by the CDCR, if calculations by engineering are required.



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Question 17: Section 2.1.1 & 9.8 – Is providing an Elevator Contractor a part of this scope? Who is responsible to hire an elevator contractor?

City's Response: All testing, inspecting, maintenance, and repairs are scheduled by the CDCR prior to any work performed. CDCR will schedule and assist with Elevator vendor scheduling when needed.

Question 18: 1.1.1.3 – Are “unknown” Fire Hydrants included as a part of this scope? An approximate total of fire hydrants is provided (@131). How will fire hydrants not included in this list be addressed; Will they be billed under a separate PO on an as needed basis or will they be implied as a part of this scope? 5year ITM is not noted in the scope of this section but is blocked out in the Exhibit C spreadsheet. Should we include pricing for the 5year ITM requirements as a part of this scope or separately on an as needed basis? What are the Due Dates and Locations of required 5-Yer Service?

City's Response: The city is solely requesting a labor rate to complete test and inspecting of an unknown amount of fire hydrants.

Question 19: Section 2.1.2.3 – What are the number sprinkler heads per site that should require cleaning?

City's Response: Please refer to Exhibit A – Locations for square footage.

Question 20: Section 2.1.2.1 – What are the Number, Manufacturer, Model, Location & Due Date of required 5-Year Services?

City's Response: All dates of inspections will be provided upon contract award.

Question 21: Section 2.1.2.1 – Standpipe & Fire Hose Systems – What are the number & location of these types of systems? Example: City Hall does not list the Wet/Combo Automatic Class I Standpipe System which has both Fire Hose Valves and Pressure Regulating Valves.

City's Response: Please refer to Exhibit A – Locations

Question 22: Section 2.2.1 – Is there an CSA equivalency that would be considered under the minimum requirement? Example: NICET LVL II Fire Alarm ITM or Water Based Systems ITM.

City's Response: CSA 2 or CSA 4 would be equivalent for the appropriate discipline.

Question 23: Section 4.2 – What sites will be available for Regular Hours vs. Premium (After Hours)? What sites will require Premium (After Hours)?

City's Response: Please see Attachment A – Pricing Submittal Revised as each location has been Identified as (P) Premium & (R) Regular hours for Test, Inspecting, Corrective action hours.

Question 24: Section 7 – What is the total number of hours to be considered for City Staff Training?

City's Response: Basic Training, 1 ½ hours or less, depending on size of system.



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Question 25: Exhibit A & B – ITM Frequency Guide – What are the Annual Due Dates for each location by month?

City's Response: Will be provide upon contract award.

Question 26: Section 8 – If we are performing Test & Inspection and find an Impairment, who is responsible to provide Fire Watch? Example: Upon arrival Dialer is not communicating with Monitoring; Red Flag Impairment not caused by contractor.

City's Response: Notify the CDCR to address the issue.

Question 27: Can you share who the current contractors is that has this contract?

City's Response: RCI Systems, American Fire Equipment Sales & Services, Desert Fire Services, Intelligrated Communication, Inc. Summit Fire Protection Company.

Question 28: Is the past results public knowledge?

City's Response: Please see question number 27.

UPDATE

3. Schedule of Events

ACTIVITY (All times are local Phoenix time)	DATE
Pre-Offer Conference	September 4, 2019 at 10:30 am – 11:30 am
Pre-Offer Conference Location	200 W. Washington St., Phoenix AZ 85003 7 TH Floor, East Conference Room
Site Visit (s)*	11:30 am – 2:30 pm
Site Visit Location (s)*	1. City Hall, 200 W Washington Street. (11:30 am – noon) 2. Facilities Management Bldg., 2631 S. 22nd Ave.; (12:30 pm – 1:30 pm) 3. Equipment Management Bldg., 2441 S. 22nd Ave.; (12:30 pm – 1:30 pm) 4. Senior Housing Pine Towers 2936 N. 36th St. (2:00 pm – 2:30 pm)
Written Inquiries Due Date	September 13, 2019 at 1:00 pm
Offer Due Date	October 9, 2019 at 1:00 pm
Offer Submittal Location	City Hall, 200 W. Washington St., 7 th Floor. ATTN: Ruby Lopez



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DELETE and REPLACE:

Section V – Scope of Work REVISED

Section VI – Submittals REVISED

Attachment A – Pricing Submittal REVISED

The balance of the specifications and instructions remain the same. Interested parties must acknowledge receipt and acceptance of this addendum by returning the entire addendum with the inquiry.

Name of Company: _____

Address: _____

Authorized Signature: _____

Print Name and Title: _____