



SOLICITATION ADDENDUM

Solicitation Number: IFB 21-FMD-014 (AC) Addendum #3 Page 1 of 7

Solicitation Due Date: Wednesday, August 12, 2020 1:00 p.m. Local Time

CITY OF PHOENIX
Procurement Division
200 W. Washington Street
7th Floor
Phoenix, AZ 85003
Phone: (602) 256-5634

SMOKE CONTROL SYSTEMS INSPECTION AND TESTING

CHANGE:

SECTION I – INSTRUCTIONS, ITEM 3 – SCHEDULE OF EVENTS:

Schedule of Events is changed to the following:

ACTIVITY (All times are local Phoenix time)	DATE	LOCATION
Solicitation Issue Date	June 24, 2020	https://solicitations.phoenix.gov/
Pre-Offer Conference (not mandatory)	June 29, 2020 at 10 am	The public will be able to call the WebEx phone number noted below and listen to the Pre-Offer meeting live: Join by phone +1-415-655-0001 US Toll Access code: 133 166 4257
Written Inquiries Due Date	July 3, 2020 at 10 am	kristina.pylant@phoenix.gov
Site Visit Date (Optional)	July 23, 2020 at 2 pm	City of Phoenix, City Hall 200 W. Washington St. 1st Floor, Atrium Phoenix, AZ 85003 All attendees must wear a face mask or covering that covers the nose and mouth. No more than two representatives are allowed per company/organization. RSVP to kristina.pylant@phoenix.gov by July 22, 2020 at 5 pm with company and attendees' names. Attendees will enter through the South entrance of City Hall and wait in the atrium.
Offer Due Date	August 12, 2020 at 1 pm	City of Phoenix, City Hall 200 W. Washington St. 1st Floor, Atrium* Phoenix, AZ 85003 The public will be able to call the WebEx phone number noted below and listen to the Bid Opening meeting live: Join by phone +1-415-655-0001 US Toll Access code: 286 207 493



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SECTION V – SCOPE OF WORK, ITEM 2.2.2:

Item 2.2.2 is changed to the following:

The Contractor will notify the CDCR of all deficiencies and/or equipment failures by phone or email the same day the deficiency(ies) and/or equipment failure is found. The Smoke Control Final Report and the Brycer Report are required within 14 days.

SECTION V – SCOPE OF WORK, ITEM 2.4.2:

Item 2.4.2 is changed to the following:

The Registered Design Professional will provide engineering support to the inspection team as a subject matter expert on smoke control system design and operation. The Registered Design Professional will assist the inspection team in developing the inspection plans, witnessing inspection activities, and review of the inspection report. Based on the Registered Design Professional's expert knowledge as it relates to this solicitation, he/she will then certify that the smoke control system is in general compliance with the design intent and capable of controlling smoke to a reasonable degree.

QUESTIONS:

Question 1:

The term "Smoke Control Inspector" and "Contractor" appear to be used interchangeably, but only Contractor is defined. Please clarify that the Smoke Control Inspector is the Contractor under the context of this solicitation (assuming that to be the case).

Response:

Yes, Smoke Control Inspector and Contractor shall be used interchangeably for purposes of this solicitation.

Question 2:

Section 2.2.4 requires the Smoke Control Inspector to review available smoke control system design documentation. Please list specifically what documentation is available for each of the locations, or provide the available documents in conjunction with the solicitation.

Response:

Building drawings and reports will be provided to interested bidders upon request. See Addendum 2.

Question 3:

The solicitation outlines the expectations and requirements associated with the periodic inspection of a smoke control system (see Sections 2.1.3 and 2.1.4), but also references the term Special Inspection as well as the COP Special Inspection Manual (see Section 2.4.2). Periodic inspection and Special Inspection are two tasks that are independent of one another, and should not be used collectively or interchangeably. Suggest that reference to Special Inspection and the COP Special Inspection Manual is not applicable to this solicitation and should be deleted.

Response:

The following change has been made to Section 2.4.2:

The Registered Design Professional will provide engineering support to the inspection team as a subject matter expert on smoke control system design and operation. The Registered Design Professional will assist the inspection team in developing the inspection plans, witnessing inspection activities, and review of the inspection report. Then based on the Registered Design Professional's expert knowledge as it relates to this solicitation, he/she will certify that the smoke control system is in general compliance with the design intent and capable of controlling smoke to a reasonable degree.



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Question 4:

Section 2.4.1, 2.4.2, 2.4.2.1, and 2.5.2 all reference the Registered Design Professional. When used in the context of the referenced sections, the Registered Design Professional refers to the person or firm that was or is responsible for the original design of the smoke control system(s). Presumably the work under the solicitation does not include the determination of the original system designer or communication with that designer (assuming that they could be found). The statement referenced under 2.4.2.1 would be typical to a Special Inspection report, but not the periodic inspection report. Please consider deleting reference to the Registered Design Professional, or clarify how the Smoke Control Inspector is to determine and interact with the Registered Design Professional.

Response:

The Registered Design Professional will provide engineering support to the inspection team as a subject matter expert on smoke control system design and operation. The Registered Design Professional will assist the inspection team in developing the inspection plans, witnessing inspection activities, and review of the inspection report. Then based on the Registered Design Professional's expert knowledge as it relates to this solicitation, he/she will certify that the smoke control system is in general compliance with the design intent and capable of controlling smoke to a reasonable degree.

Question 5:

Section 2.5.2 requires a team of contractors. Please clarify the role of the Registered Design Professional, and advise whether it is required that the contractor team is required to be selected and listed in response to the solicitation. Suggest that this section would be clearer if revised as follows:

- a. The Smoke Control Inspector should anticipate and include a team of subcontractors including a fire alarm contractor and certified test and balance contractor.

Response:

City of Phoenix will provide Generator and Electrical city staff to perform standby power testing and support, schedule with CDCR.

Question 6:

Please clarify whether the contract is to be issued to the Smoke Control Inspector (i.e. Contractor), and that any other contractors will be working as a subcontractor to the Smoke Control Inspector. Assuming this to be the case, please also clarify (or confirm) that subcontractor invoices will be included and paid under the invoice of the Smoke Control Inspector.

Response:

The awarded Contractor is responsible for the hiring and payment of all qualified subcontractors.

Question 7:

Is there any expectation for the Smoke Control Inspector to validate the existing design or its performance criteria?

Response:

Validating the design of an existing system is outside of the scope of the periodic inspections. The system is required to perform with respect to pressure differentials, door forces, and minimum requirements provided in the scope of the contract.

Question 8:

It is our understanding that Jensen Hughes has provided input to this solicitation, and may have had past involvement in the smoke control inspection activities for the buildings referenced. Is Jensen Hughes eligible to submit for the work outlined under the solicitation?



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Response:

Jensen Hughes will not be submitting a bid for this contract. They are available for hire as a subcontractor by the awarded Contractor.

Question 9:

What is the Brycer Compliance Report as referenced in the bid schedule?

Response:

Brycer is a third-party compliance engine report required by City of Phoenix Fire Prevention. As of January 1, 2020, all fire deficiency reports must be submitted through this system and a fee is charged per submittal.

Question 10:

Line item #8 in the price schedule appears to request a lump sum based on man-hours required to retest after a deficiency repair. Without knowing the extent or frequency of the deficiency(ies), this does not appear to be a practical request and is not able to be estimated. Please clarify the expectations under this line item, or consider deleting it from the price schedule.

Response:

The awarded Contractor shall provide a quote to retest area, the floor or equipment that failed testing. The City of Phoenix understands that different instances will require differing quotes for retesting and is making that quote customization possible through this Line Item.

Question 11:

Section 2.2 does not indicate for either smoke control system exhaust fan or makeup air measurements be taken. Are these measurements required to be taken as a part of this contract for verification purposes against the base system design criteria?

Response:

Fan air flow measurements are not included in the minimum requirements. If the system fails to perform (i.e., pressure differentials), the CDCR will be notified and coordinate investigation of the fan performance.

Question 12:

Per Section 2.2.1, what is the required timeframe for bringing deficiencies to the "immediate attention" of the appropriate parties? And what is the format (e.g. NCR)?

Response:

The CDCR will be contacted by phone or email the same day the deficiency is found. The formats are the Smoke Control Final Report and Brycer Report which are required within 14 days.

Question 13:

Section 2.2.4 indicates the Smoke Control Inspector shall review the available smoke control system design documentation. Is that documentation available prior to bidding to allow for more accurate pricing purposes? As indicated on the call, it will be extremely difficult to provide a reasonable fee without this information.

Response:

Building drawings and reports will be provided to interested bidders upon request. See Addendum 2.

Question 14:

Section 2.2.6.1 requires a sprinkler waterflow switch to be activated for each floor or smoke zone at a minimum. Typically, a sprinkler contractor would activate the waterflow switch during testing conditions; however, a sprinkler contractor has not been noted as a required team member. Does the RFP anticipate facility personnel will be available for this task, the fire alarm contractor will manually activate the waterflow switches via the contacts, or some other means of waterflow activation will be performed?



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Response:

The awarded Contractor is responsible for the hiring and payment of all qualified subcontractors. Contractor will be responsible to provide a sprinkler vendor to perform testing. City contracted vendors may be used by the awarded contractor for this testing. They would need to receive permission from the CDCR.

Question 15:

Section 2.3.2 outlines the steps necessary for the standby power testing. It is assumed that CDCR (or others) will perform the actual standby power test with the smoke control special inspector simply witnessing and documenting the smoke control system performance during the test. Please confirm.

Response:

City of Phoenix will provide Generator and Electrical City staff to perform standby power testing.

Question 16:

Section 2.4.6 indicates the smoke control system inspection report is required to be maintained in accordance with IFC Section 909.20.2. That would seem to be a function the City will take on and not a responsibility of the smoke control contractor. Please confirm.

Response:

Chapter 9 Fire Protection and Life Safety Systems
Section 909 Smoke Control Systems
909.20 Maintenance

In accordance with 909.20.2 as it refers to testing, Contractor shall exclude references to maintenance/repair/replacement work. Contractor shall keep reports of their testing for a minimum of five years and those reports will contain information on system testing including date of maintenance, identification of the testing personnel and notification of any testing failure. CDCR will keep all other records.

Question 17:

What specific tasks are anticipated to be required from the fire alarm contractor required in RFP Section 2.5.2? Is it the intent to have the fire alarm contractor simply activate devices?

Response:

Contractor will provide support, assist in testing, and verify fire alarm system is in normal operation before and after testing is complete.

Question 18:

Please clarify what is meant by the NICET III company requirement referenced in RFP Section 2.5.4.1. NICET certification is assigned to individuals and not a company, so who is the company is supposed to have that certification?

Response:

National Institute for Certification in Engineering Technologies (NICET)
At least one person in the company, technician or manager, must hold a certification for NICET Level III to verify competency and have a minimum of 5 years of work experience in fire alarm systems, the inspection and periodic testing of water-based fire protection systems, including a full range of inspection, testing, reporting, and impairment management.

Question 19:

Section 4.2.2 indicates spot-type and beam smoke detection activate the Burton Barr Central Library system. Do these detectors require special equipment for access relative to testing? If so, what is required?



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Response:

Fire Alarm vendor should have the required equipment and means to test. The beam smoke detectors are installed at the ceiling level. Level 4 of the library has a high ceiling which will require at least a ladder and long pole to interrupt the beam. Burton Barr library and can be accessed by the public (unless closed due to COVID-19).

Question 20:

Per Section 4.5.1.2, it appears that only Zone 2 requires confirmation of operation of all outside air dampers. Is the approach of visually verifying function once with appropriate FSCP annunciation and then verifying further alarms at the FSCP acceptable or will each Zone 2 alarm require visual inspection? Will other zones require this visual inspection?

Response:

The outside make-up air dampers are located on Levels 1 and 2 to provide make-up air for the Zone 2 rooftop exhaust fans. The inspection test plan is the responsibility of the Smoke Control Inspector/Contractor.

Question 21:

In Section 5.4, damper status not addressed. Please confirm the assumption that damper status will be verified as outlined above with FSCP functionality verification, then verify through FSCP/spot check.

Response:

Smoke control system damper status can be witnessed at the FSCP.

Question 22:

Per Section 5.4.1.1, will this visual inspection be required for each sequence or can the initial test be confirmed visually with proper FSCP annunciation and further tests confirmed solely at FSCP?

Response:

System equipment operation should be observed, and indication confirmed on the smoke control panel. The inspection test plan is the responsibility of the Smoke Control Inspector/Contractor.

Question 23:

Section 6.2.7 indicates beam smoke detection activates the Phoenix City Hall system. Do these detectors require special equipment for access relative to testing? If so, what is required?

Are projected-beam smoke detectors, high-ceiling area detectors, etc., provided with remote test points? If not, is it acceptable to allow the digital manipulation of the point (i.e. tripping the alarm digitally)?

Response:

Yes, some locations may require a lift. Contractor must provide all required equipment and means to perform tests and inspections.

Question 24:

Is there an opportunity to walk these buildings to review the smoke control system installations?

Response:

An optional site visit is scheduled for Phoenix City Hall on Thursday, July 23, 2020 at 2:00 pm local Arizona time. Each company or organization attending the site visit may have up to two representatives attend the site visit. No more than two representatives per company or organization will be allowed. All individuals attending the site visit must wear a mask or face covering that covers the nose and mouth. Individuals without a mask or face covering will not be permitted into the building for the site visit.

Phoenix City Hall is the only location that will be visited for this solicitation. Interested parties will enter Phoenix City Hall through the South entrance and wait in the lobby area for City personnel to start the site visit. Send an R.S.V.P.



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email to kristina.pylant@phoenix.gov with company name and representatives who will be attending the site visit by Wednesday, July 22, 2020 at 5:00 pm local Arizona time.

Question 25:

Do any of the fans or dampers require special equipment to access? How high are these off the ground?

Response:

Fans and dampers can be accessed with an 8' ladder.

Question 26:

Please clarify what is intended by the remobilization fee requested in the pricing and noted in Section 2.2.1. It would appear this is supposed to be a fixed fee charged to the project by the smoke control system inspector when system testing is interrupted but it is unclear what specifically the fee is anticipated to entail.

Response:

In the event the smoke control testing must be stopped for any unforeseen reason, other than Contractor caused, the Contractor will be allowed to charge a remobilization fee for the rental and set-up of any specialized equipment and support staff to resume testing and reschedule later with the coordination of the CDCR.

Question 27:

The only mention of the Brycer Compliance Report is in the fee section. Please clarify what this fee is.

Response:

Brycer is a third-party compliance engine report required by City of Phoenix Fire Prevention. As of January 1, 2020, all fire deficiency reports must be submitted through this system and a fee is charged per submittal. Contractor will need to provide their fee for the Brycer Report.

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: _____