

FA282321R0022 REPLACE FIRE ALARM AND FIRE SUPPRESSION, BLDG. 1206

QUESTIONS AND ANSWERS

18 MAY 2021

1. Project title: “REPLACE FIRE ALARM AND FIRE SUPPRESSION, BLDG. 1206” suggest that the “Fire Alarm” system is being replaced. The drawings indicate the replacement of UHSDS devices, panel, and controls, but do not indicate building fire alarm devices. Confirm the scope is limited to the UHSDS system in building 1206.

Response:

2. Sheet E-2 states: “HOMERUN TO EXISTING ZONE CARD IN EXISTING FIRE ALARM CONTROL PANEL. EXISTING FIRE ALARM CONTROL PANEL IS A NOTIFIER, TYPE SFP-10UD.” The SFP-10UD is a conventional control panel. Confirm that the SFP-10UD shown on E-2 will remain in-place and the specification: SECTION 28 31 64.00 10 FIRE DETECTION AND ALARM SYSTEM, ADDRESSABLE does not apply to the existing fire alarm system.

Response:

3. Confirm whether it is (or is not) the intent to replace the existing Fire Alarm Control Panel SFP-10UD with an addressable control panel.

Response:

4. Sheet E-2 states: “CONNECT FIRE ALARM CONDUIT & WIRING TO DELUGE CONTROLLER. ACTIVATION OF THE DELUGE SUPPRESSION SYSTEM SHALL INITIATE AN ALARM CONDITION IN THE EXISTING FIRE ALARM CONTROL PANEL” . Confirm that the only signal required is “Alarm” from the deluge controller and that supervisory and trouble conditions are not to be monitored by the existing SFP-10UD.

Response:

5. Confirm that the SFP-10UD has available zones for the addition of the points monitoring the deluge controller.

Response:

6. Confirm whether (or not) the Monaco transmitter will require reprogramming and/or will require additional zones to be added for transmission of signals from the deluge controller.

Response:

7. IAW SOW 1.6 - Which property is considered salvage?

Response:

8. Where is salvage property to be delivered?

Response:

9. In the electrical drawings there are several sheets that have text replaced with dots (ex Sheet E-3 PAD MOUNT TRANSFORMER CALCULATION). Please provide a revised drawings that show all of the text.

Response:

10. What portion of the scope is American States Utility Services (ASUS) required to perform?

Response:

11. What portion of the scope is Choctawhatchee Electric Cooperative (CHELCO) required to perform?

Response:

12. On page E-3 the main panel, fire pump #1,#2 shows grounding symbols, but there is no detail on what is required. Please advise.

Response: provide grounding as required to comply with the NEC.

13. Also typically in the past I have seen the conduits for primary wiring that was required to be encased in concrete. Is this a requirement? Based on details on page E-4 this is not indicated.

Response: since the primary system belongs to Chelco, install all primary work (including the transformer) as directed by Chelco. I would recommend that you sub the primary work (including the transformer) out to Chelco.

14. In reviewing the SF-1442 in comparison to Section L of the subject RFP, there is a discrepancy in reference to a bid guarantee being required for proposal submittal. Can you please confirm if the bid guarantee is required with proposal submittal on behalf of Southeastern Industrial Barlovento JV-2, LLC?

Response: Amendment 1 updated SF-1442 and Section L of the RFP to reflect that bid guarantee is not required for this project. This Amendment has been superseded by Amendment 2; SF-1442 and Section L of the RFP has been revised to reflect that bid guarantee ***IS REQUIRED*** for this project.

15. Contract duration: 180 days is not sufficient time to procure the manufactured equipment required. Request contract duration be reviewed and updated to a longer duration; 300 days would be sufficient.

Response:

16. Performance scheduling: How many of the Bays will be made available to the contractor at one time for renovations?

Response:

17. What is the transfer timing needed to move from one Bay to another Bay for the government?

Response:

18. Would the government allow the contractors to submit recent/relevant projects that are valued above the magnitude that now stands between \$2M-\$5M.

Response: Section M has been revised to allow magnitude greater than \$2M.

19. There is a conflict between the lead time for the pump house and the period of performance (POP).

The typical lead time for the pump house is between 16-24 weeks. Coupled with the time necessary to secure contracts, provide QFPE reviewed submittals / shop drawings, and government review / approval of the submittals we will have already surpassed the POP. We also still need to take in account for shipping, installation / utility connection, Fire Alarm installation, pretesting, QFPE testing, Government acceptance testing, and closeout inspections / paperwork.

Please advise how you would like us to proceed considering this discrepancy.

Response:

20. There is a conflict between the lead time for the electrical meter and the period of performance (POP).

The typical lead time for the meter is between 16-18 weeks. Coupled with the time necessary to secure contracts, provide submittals, and government review / approval of the submittals we will have nearly depleted the entire POP. We also still need to take in account for shipping, installation, the remaining fire alarm / fire protection installation / testing, and closeout.

Please advise how you would like us to proceed considering this discrepancy.

Response:

21. Will 1206 be occupied during the project?

Response:

22. Is there any lead paint or asbestos?

Response:

23. What will be the new building number of the pump house?

Response:

24. On drawing FP-001, note 14 states; “ The project shall be phased based on the scope of work and the mission requirements of building 1206 at the time of construction.” Does that mean that at any time we may be asked to leave while working?

Response:

25. Can the superintendent also serve as the SSHO?

Response:

26. Is an onsite QC manager required for this project? There is not a specification for this position and want to confirm this is not required.

Response:

27. Will the contractor be required to perform a hazardous material survey? There is not one provided and need to confirm that there is no lead or asbestos present that will need to be abated.

Response:

28. May the fire protection specialist be provided by the fire suppression subcontractor per spec section 21 13 13.00 10, para. 1.4.1, or will this personnel have to be third party?

Response:

29. Please confirm that the contractor is required to include CHELCO's primary electrical work within the bid estimate for this project.

Response:

30. Can the contractor utilize the existing cored holes within the existing walls for the new fire suppression or fire alarm piping installation?

Response:

31. Section L and Section M- Past Performance Information- Can the government please adjust the past performance period to 5 years from the issue date of the solicitation. For a project to meet Section M criteria of very relevant, the project needs to involve essentially the same scope and magnitude. Three years is very restrictive to meet this criteria as projects that are solely Fire Suppression systems of this nature are not common projects issued by AF or DoD.

Response: The period of performance will remain three years from the issue date of the solicitation.

32. Section L- Teaming Arrangement and Joint Ventures- ***“Provide a letter from all subcontractors (Attachment L5) that will perform major or critical aspects of the requirement, consenting to the release of their past performance information to the prime contractor, only if it is being used as part of the past performance evaluation. Include a Statement of Assurance that the team member will not be replaced for the duration of the contract, and any exceptions should be identified. Also include a Statement of Assurance that the team members are not teaming with another firm for this requirement.”*** Can the government clarify this statement, if you utilize the past performance of a subcontractor, they are not allowed to be on any other teams for the proposal?

Response: “Also include a Statement of Assurance that the team members are not teaming with another firm for this requirement” statement has been removed from Section L.

33. The drawings are all stamped “as-built”. Is this correct?

Response:

34. Are the drawings truly showing what is currently installed for fire alarm and sprinkler?

Response:

35. Is the fire alarm panel shown in the drawings existing?

Response:

36. What make and model is this fire alarm system?

Response:

37. Is the Monaco transceiver shown on the drawings existing anywhere in the building?

Response:

38. Is the intent of the specification to replace one for one what is shown on the project drawing?

Response:

39. Is there a preferred manufacturer of the fire alarm equipment?

Response:

40. The specification calls for NICET Level II installers to run and terminate wiring. Is this requirement going to be enforced throughout the duration of the project?

Response:

41. The specification calls for a NICET Level III technician to supervise the installation. Is this requirement going to be enforced throughout the duration of the project?

Response:

42. Is there a preferred manufacturer of the ultra-violet flame detectors specified for this project?

Response:

43. Is it acceptable to reuse existing conduit and wiring?

Response: