RESPONSES TO REQUEST FOR INFORMATION
Dated: July 7, 2014

RFP – PHYSICAL SCIENCES BUILDING CHILLER & AIR HANDLING UNIT REPLACEMENT
Contra Costa College

1) Question:
Will the district please indicate which AHU(s) is/are to be replaced as a part of this proposal as indicated on the referenced drawings M-1, M-2, M-3? If not can the approximate CFM requirements for the AHU(s) to be replaced be indicated?

Response: Air Handling Unit AC-1 is targeted for replacement

2) Question:
Are there any phasing or scheduling requirements that should be incorporated into this project? IE does the District require cooling capacity via temporary chillers and/or AHUs during the construction or can the system be shut-down during construction?

Response: We do not anticipate any phasing requirements, but construction scheduling for AC-1 will need to be discussed, because of student occupancy. We do not know those restrictions at this point. No temporary cooling is required.

3) Question:
The RFP suggest that the existing chillers may be incorrectly sized. Can the district elaborate more as to why it is believed that the chiller is incorrectly sized?

Response: The energy modeling request in the RFP is made to ensure the chiller is properly sized. We do not have any documents that suggest that an energy modeling tool was used when the original chiller was installed to verify heating and cooling load calculations. Conditions in the building may have changed since then as well.

4) Question:
Are we replacing hot & chilled water pumps? If yes, how many pumps total? How many pump(s) are adding a VFD to the existing pump(s) probably the motor(s) will not be rated for VFD and the entire pump will have to be replaced.

Response: Hot and chilled water pumps must be evaluated and replacements proposed if necessary. VFD should also be evaluated and proposed if feasible.

5) Question:
How many sq. ft. is the bldg., is it 1-story or multi-story?
Response: The gross sq. ft. is 21,430 and it is a two story building with labs, classrooms and offices.

6) Question:
Do you have the existing as built/record drawings?

Response: Mechanical Drawings have been placed on the District RFP website.

7) Question:
Is the ACL located on the ground or the roof?

Response: The Air Handling Unit is located in the ceiling space and the chiller is located in an enclosure outside the building.

8) Question:
Will the control for the ACL & AHU be replaced?

Response: Controls should be evaluated for replacement and provided as an option.

9) Question:
What is the project schedule?

Response: The chiller replacement is expected to be completed as soon as possible and the AHU replacement will need to be coordinated with class schedules, or be replaced during the last two weeks of December 2014.

10) Question:
In scope of design work are you asking us to assess the chillers and if it can be repaired? My recommendation is to hire a service contractor to assist you with repairs.

Response: A very high level repair assessment should be conducted.

11) Question:
In scope of design work items are you asking for us to provide two proposals? (1) for design build and (1) for full design.

Response: Full design. Companies can request to be forwarded the invitation for construction bids.