

Questions regarding the Sterling Town Hall HVAC System Replacement RFP

Thursday, August 25, 2022

1) Is this project subject to Davis-Bacon “prevailing wage” rates?

Answer: No. The project funders (Federal ARPA money and Town of Sterling) do not require prevailing wage on this project

2) Is demolition/removal of replaced heating equipment included in the scope?

Answer: No. Equipment to be replaced should be drained, made safe, and left in place

3) Is the quote for a building-wide generator system part of the scope?

Answer: No. That quote will be undertaken following the HVAC system upgrades

4) Can the available building plans/blueprints be scanned and distributed?

Answer: Yes. An email copy of the available plans will be distributed to the participants in the mandatory walk-through

5) Does a system for the incorporation of dedicated outside air need to be included in the HVAC system design?

Answer: Town Building Official Kyle Collins has determined that the building’s current access to outside air is sufficient and no additional makeup air system or ERV will be required.

6) Will a performance bond be required of the contractor?

Answer: Yes. The Board of Selectmen will set the bond amount and format during contracting, but it is expected that the bond amount will be sufficient to cover the cost of the installation.

7) Will the Town require the system plans to be prepared and stamped by a Professional Engineer?

Answer: Yes.

8) How much amperage capacity does the existing building have, and will its system need to be upgraded to support the new HVAC system?

Answer: It is anticipated that the building has sufficient power capacity to support the new HVAC system.

9) Do you know the bases of the HVAC Controls Vendor? Do you know which controls system is currently installed? I am a Honeywell Vendor and would like to bid on this project if Honeywell would be an acceptable controls vender option.

Answer: It is anticipated that the current controls will go away with the new system. The current system is an air/vacuum system.

10) Is there an estimated budget value you are willing or able to share at this time?

Answer: No budget has been established

11) Are there any Union requirements?

Answer: No

12) Have start and end dates for the actual work on the project been established yet?

Answer: No specific timeframes have been established, though as the RFP notes, several components of the current system are well past their operational lives. Preference will be given to solutions that are able to be put in place expediently.

13) Is there a list of plan holders or potential bidders you could send my way?

Answer: The only potential bidders are those firms that participated in the mandatory walk through

14) Is this project tax exempt?

Answer: Yes. The customer is a municipality.

15) Are all permit fees waived for this project?

Answer: The municipal building permit fees will be reduced but not completely waived. State fees will be standard.

16) Do you want a separate indoor unit for each office in the front of the building?

Answer: For the front offices, we want a single condenser with four heads for the separate offices.