

REQUEST FOR PROPOSAL (“RFP”)
QUESTIONS & ANSWERS SPREADSHEET
DYRS YSC EMERGENCY POWER GENERATOR.
RFP NO. DCAM-20-AE-0018

No.	Questions	Department Responses
1.	What is the desired generator runtime on full load without refueling? This will help confirm whether the existing tank is sufficient.	Per RFP Section B.2.2.4.4, Emergency power must be available 24/7. Current generator has a 100-gallon day tank and is supplied by a 5000-gallon above ground tank. This meets DYRS requirements.
2.	During the site visit it was observed that the generator size is not 600 kW as listed. Please confirm.	Existing generator is rated at 1,000 kW.
3.	Please confirm whether the existing fire pump is connected to the generator. It was unclear during the site visit (would require opening pump controller enclosure).	A/E shall establish existing conditions per RFP Section B.1.b). It is believed to be connected; however, this should be verified.
4.	Please confirm that the intent is to keep the entire facility on generator back-up (current scenario based on site visit observations)	Yes, this is the intent. Per RFP SOW Section 2 indicates the generator should be sized to handle the entire building load.
5.	Please confirm that the existing fuel piping location (exposed along existing exterior wall) is acceptable.	A/E shall establish existing conditions per RFP Section B.1.b). A/E shall determine if existing fuel piping location conflicts with applicable standards and codes.

6.	Arc flash analysis and labeling: Please confirm that system wide (entire building) short circuit analysis, selective coordination and arc-flash analysis are required. Additionally, coordination study and arc-flash analysis should be performed once new equipment has been selected (to ensure proper model numbers / characteristics are used in the report). We recommend performing short circuit analysis during the design phase, and coordination & arc flash during construction phase once equipment has been submitted by the contractor and received preliminary approvals. Please confirm.	Short circuit analysis and time coordination analysis is to be performed for the building power distribution system as part of the design phase. Arc flash analysis is to be performed as part of the shop drawing phase after the distribution equipment is approved.
7.	Are existing AutoCAD plans available for the site and the building? Is an existing Power 1-Line Diagram available? Panel Schedules?	No AutoCAD files are available for the building and site. DYRS only has as-built blueprints in PDF format available.
8.	Is the new Load Bank circuit breaker intended to support the Full Load capacity of the new generator?	Yes. The Load Bank should support 100% of the load.
9.	Par A.3 of the RFP calls for meetings with all of the appropriate regulatory agencies to ascertain requirements however there is only a 2 week period allowed in the schedule (par A.7) to provide a 35% design submission. Given the COVID-19 arena and personnel availability – Can an allowance be made in the schedule to include these meetings?	Allow (4) four weeks.
10	The schedule (par A.7 of the RFP) does not have a place for Arc Flash or Coordination Studies for Submission. Can these be added/factored into the schedule?	Power system analysis, including short circuit (SCA), time coordination (TCS), and arc flash studies is part of the design and construction phase of the project schedule. SCA and TCS are to be done by the 95% submission. Arc flash study is to be completed as a shop drawing with the shop

		drawing of the electrical distribution equipment. Refer to response for RFI#6.
11	The RFP Section B.13 (p.11) calls for 51% DC residents for new hires. The design schedule is very aggressive, and no schedule for Title II. Is this requirement intended more for the Construction personnel? Par C.3 has a break-down which details construction personnel only.	Per RFP B.13, fifty-one percent (51%) of the Architectural and Engineering firm (A/E) shall be residents of DC. The 51% can also include sub consultants and is applied in aggregate.
12	In Section F of the RFP par 5 (p.32) calls for Environmental/Pollution Insurance – Does this apply only to the Construction Contractor?	The general requirements of Section F apply to the Contractor.
13	Is the scope intent to limit the Arc Flash study, and other studies only to the equipment directly affected by the work? That is only the new generator, the switchboard, and utility transformer (ie does not include all of the panel boards, etc. in the building)?	SCA, TCS, Arc flash studies would include the building electrical distribution system. Refer to response for RFI#6 and #10.
14	Are existing AutoCAD plans available for the site and the building? Is an existing Power 1-Line Diagram available? Panel Schedules?	No AutoCAD files are available for the building and site. DYRS only has as-built blueprints in PDF format available.
15	At the site visit, one thing mentioned was the possibility of including all new equipment inside the building or maybe an addition. Please confirm, as this would require a structural engineer.	Per RFP Section B.1.f) two alternate locations for the placement of the new generator are to be provided in the survey report.
16	Will the selected consultant be responsible for architectural backgrounds?	Yes.

17	Will DGS provide existing drawings or backgrounds to be used as the basis for the survey? And if so, will the format be PDF or dwg?	Refer to response for RFI #14. A limited number of existing drawings are available and will be provided in PDF format. Per RFP Section B.1.b) the building will be surveyed in order to establish existing conditions.
18	The RFP states that the existing generator serving the building is rated for 600 kW and implied that it served only partial loads in the building. As observed at the site visit on 9/14/2020, the existing generator appears to be rated for 1000 kW and appears to backup all loads in the building. Please confirm that the existing configuration observed on-site is accurate and is to be maintained in lieu of providing a new 600 kW generator.	Existing generator is rated at 1,000kW. Per RFP Section B.1, the site survey and report to be provided by A/E, will include recommendation on new generator size in order to provide power to all building loads.
19	There appears to be only one ATS in the facility to transfer all loads in the building between utility and generator power. Per code, life safety loads are required to be isolated from miscellaneous standby loads via a dedicated ATS with associated equipment installed in a dedicated 2-hour rated room. The scope of the project, as understood, is to replace the existing generator only. As stated at the site visit on 9/14/2020, please confirm whether the existing switchboard is to be replaced and that the construction of a new emergency electrical room, if required, to rectify this and any other observed code violations, will be addressed via additional services during design and the fee for the effort should not be included in this initial proposal.	Per RFP Section B.1, the site survey and report to be provided by A/E, will include recommendation on new generator size in order to provide power to all building loads. The A/E design will be permitted by DCRA and will need to meet DCRA permit requirements.
20	Please confirm how many hours of backup the existing fuel tank is expected to provide for the new generator at full load.	Refer to response for RFI #1. A separate day tank (100-gallon) is a requirement. Day tank should be filled from the above ground supply tank and have access to fuel directly in the event the supply tank is not faulty.

21	At the site visit, one thing mentioned was the possibility of including all new equipment inside the building or maybe an addition. Please confirm, as this would require a structural engineer.	Refer to response for RFI #15.
22	Confirm if Attachments B, E, F, G, H, and I are not applicable as they are related to construction projects.	Section A.8 is hereby revised. Attachments C, E, F, G, H, and I are not applicable to A&E.
23	Confirm the required generator operation duration required so we may determine the fuel storage requirement.	Refer to response for RFI#20.
24	Confirm the generator size is actually 1000kW/1250kVA as observed on site.	Refer to response for RFI #2.
25	Verify if CAD or PDF files are available for the building floor plans.	Refer to response for RFI#14.
26	Confirm if the design schedule for the survey phase may be extended if necessary once awarded? If recording meters are needed to be installed for 30 days to determine system loading, the schedule will require an extension.	Schedule will not be extended.
27	Confirm if the requirement for a Structural Engineer as a Key Person indicated in D.3.3.B.2, as Paragraph B.2.2.4.2 indicates no structural design is required.	A/E shall provide all structural engineering required to implement the design solution.
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