GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES

Addendum No. 3

To

INVITATION FOR BIDS ("IFB")
Solicitation Number: DCAM-24-CS-IFB-0005
FEMS Engine Houses - Various Generator Replacement Projects

Issued: April 3, 2024

This Addendum No. 3 is published and is effective as of the date shown above. Except as modified hereby, the IFB remains unmodified.

Item No. 1: Questions and Answers about the IFB are hereby attached as (Exhibit A).

Item No. 2: Bid Due Date: The Bid Due Date is hereby extended from April 4, 2024, to April 24, 2024, at 12.00 PM.

Item No. 3: Bid Opening Date: The Bid Opening Date has been rescheduled from April 4, 2024, to April 24, 2024, at 3.30 PM.

By: Kianna Shepherd

Digitally signed by Kianna Shepherd
DN: cn=Kianna Shepherd, o=Government of the District of Columbia, ou=Department of General Services - Contracting Officer, email=kianna.shepherd@dc.gov, c=US
Date: 2024.04.03 17:15:05 -04'00'

Kianna Shepherd
Contracting Officer

Date: 4/3/24

- End of Addendum No. 3 –

EXHIBIT A
QUESTIONS & ANSWERS
DCAM-24-CS-IFB-0005
FEMS ENGINE HOUSES - VARIOUS GENERATOR REPLACEMENT PROJECTS

No.	Questions	Answers
1.	How can we get the as-built drawings?	Existing construction documents are archived at DCFD Facilities Division. All bidders can collect electronic copies of the available drawings @ DCFD facilities division on April 12, 2024, between 8:00am-2:00pm. The office is located @ 2215 Adams Place NE (2nd Floor). Each respondent will need to bring their own external hard drive in order to receive requested documentation. The contractor will need to verify the existing site and building conditions to confirm if new generator system complies with the Basis of Design in the Scope of Work. NDA will be required to be signed upon receipt of materials.
2.	Is there a need for roll-up Generator to back up power during Generators' replacement?	The Contractor will be provided a 12-hour window to complete final electrical connections between the existing Pepco service and the Main Distribution Panel for the facility. If downtime is exceeds 24 hours, then a backup generator shall be provided by Contractor.
3.	Any records of highest KW peak demand for the last 1 year to quantify Generators sizes in lieu of basing it on existing Electrical service sizes?	There are no records available for KW peak demand. Contractor is to perform existing conditions survey to confirm electrical load needed that provides 24-hours of uninterrupted electrical power service to support 100% of the electrical load for each Engine House and shall match existing electrical service.
4.	RFP is requiring 24 hour fuel back up. This requirement is good for Diesel type. Is it required for the Gas type?	No, 24-hour fuel back up for a natural gas type generator is not required.
5.	How stringent is the Noise Criteria since some of the stations are next to residential area?	Contractor is to comply with noise criteria per latest District of Columbia Noise Control Act and all other applicable codes, during the times of 7:00am to 7:00pm.
6.	Are book specifications required?	Specifications are required and can be in either book format or included within drawings.
7.	Since the stations do not have EMS and Fire Alarm systems, will the Generators be connected to the	The new generator system shall be connected to all existing systems of each

	station control system only besides having an annunciator panel at the Generator and in the Command room?	engine house which may provide continual operation of a 24/7/365 facility.
8.	Please confirm whether most of the fire stations need to upgrade their gas meters to 2 psi.	The Contractor shall design and provide gas meters necessary to supply the gas service needed for the new generator system.
9.	Do you have any records of gas equipment in each fire station?	Yes, records of gas equipment for each engine house will provided along with building plans on Friday, April 12, 2024 from 8:00am-2:00pm.
10.	As we know those generators are very noisy, is it possible to relocate the generator as needed?	Contractor shall generally locate new generators in same location as existing generators, unless otherwise specified, and in accordance with noise criteria per latest District of Columbia Noise Control Act and all other applicable codes
11.	Are book specifications required or will specifications on drawings be acceptable?	Specifications are required and can be in either book format or included within drawings.
12.	On page 10 of 83, the RFP states that "The Contractor with its A/E shall comply with latest noise criteria requirements as mandated by the District of Columbia Noise Control Act and all other applicable codes. "The District of Columbia Noise Control Act states an exemption for emergency generator equipment testing that there is no limit for the maximum sound level as long as the testing occurs on weekdays from 4pm to 6:30pm. May we assume that testing will only occur during those times	Yes
13.	On page 11 of 83, it states that ". Each completed Generator and ATS system shall be BAC Net card enabled to communicate with existing BAS". Can you confirm if existing generators communicate with existing BAS in each building and that there is an existing BAS in each building? If not, is the scope of work expected to include setting up a BAS in a building if not existing?	As stated in SOW, Contractor shall provide completed Generator and ATS system that is "Intesis INBACMBM***0000 Gateway" system card enabled to communicate with existing Engine House BAS. Each engine house has an existing Intelliweb/BAS system. Contractor to coordinate this work with existing BAS vendor.
14.	Is there a need for roll-up Generator to back up power during Generators' replacement?	The Contractor will be provided a 12-hour window to complete final electrical connections between the existing Pepco service and the Main Distribution Panel for

		the facility. If downtime is exceeds 24 hours, then a backup generator shall be provided by Contractor.
15.	Any records of highest KW peak demand for the last 1 year to quantify Generators sizes in lieu of basing it on existing Electrical service sizes?	There are no records available for KW peak demand. Contractor is to perform existing conditions survey to confirm electrical load needed that provides 24-hours of uninterrupted electrical power service to support 100% of the electrical load for each Engine House and shall match existing electrical service.
16.	RFP is requiring 24 hour fuel back up. This requirement is good for Diesel type. Is it required for the Gas type?	No, 24-hour fuel back up for a natural gas type generator is not required.
17.	When can we receive a copy of existing drawings for each site?	See response to Question 1.
18.	Is a civil engineer or site plan required by the client (owner) for generators that will be located outdoors outside the building footprint (i.e. not on a rooftop)?	Contractor shall provide new generator system within the engine house property.
19.	Could the department consider granting an extension of time for the submission of bids in response to the issued RFP?	This bid response will extended to 2:00pm on April 24, 2024.
20.	Please clarify the following about the Bid Bond for this project. Is it required to submit a separate bond letter for each engine house or one Bid Bond for entire proposal will be acceptable to the owners?	The value of the Bid bond shall be equal to the work that the Contractor is bidding on.
21.	When can we come to your designated location to pick up the Design documents available with DGS pertaining to these projects.	See response to Question 1.
22.	As we were informed by the DGS personnel during the site visits the following two fire houses have to be provided with additional dunnage or structural reinforcements. A) The fire House Engine House 2 located at 500 F street NW where the new Nat. Gas Fuel generator is to be located at the existing garage location. Please provide the existing structural drawings for the structures. B) The fire House Engine House 16 located at 1018 13th street NW where the new Nat. Gas	See response to Question 1.

		Fuel generator is to be located at the existing location roof. Please provide the existing structural drawings for the structures. Also, please issue the certificates relating to the existing building that the current structure is suitable in all respects for the proposed generator installation.	