

DCAM-17-NC-0053

Consolidated Maintenance Services for the Consolidated Forensic Laboratory ("CFL")

ADDENDUM NO. 7 - EXHIBIT A

NO.	QUESTIONS	ANSWER
1	What is the current contract value	For information on pricing on the current contract, Offerror's shall make a Freedom of Information Act (FOIA) request by submitting an email to foia.dgs@dc.gov.
2	Is the Chief Engineer required to have a DC 1 st Class or DC 3 rd Class license?	The Chief Engineer is required to a 1st Class Stationary Engineers license.
3	Is SalesForce or SMARTDGS being utilized as CMMS and is it fully operational?	SalesForce is being used but not fully operational. A CMMS must be provided by Contractor.
4	List the Specialty Subcontractors that provide services under this contract	For information on the current contract, Offerror's shall make a Freedom of Information Act (FOIA) request by submitting an email to foia.dgs@dc.gov.
5	When was the last Thermographic scan performed on the electrical system?	The last Thermographic scan was performed in accordance with industry standards which is based on the building commissioning completed in 2012.
6	When was the last switchgear re-torque performed on the electrical system?	The last switchgear re-torque was performed in March 2017.
7	Page 144 (C.3.19.1.3) section b & c states that all three Key Personnel must work on a facility of similar size and complexity for a minimum of 3 years and fully that is certified in all LEED Gold Standard Requirements and Services. Are you asking these people to be LEED Certified or be familiar working with a LEED Gold standard building?	Per Section C.3.19.1.3 Key Personnel Requirements are (1) a minimum of three (3) years prior experience working on a facility similar in size and complexity. (2) Must be fully certified in all LEED Gold Standard requirements and services.
8	Are there any CBA associated with this contract for the O&M staff?	No, there is not a collective barging agreement in place under this contract and or building.
9	Is there an SCA in place for the Janitorial staff?	Offeror's are required to adhere to wage determinations issued with the RFP (SCA, DC Living Wage, etc.)
10	Can the On-Site Chief Engineer act as the POM during normal occupancy work hours?	Yes, so long as he/she is qualified and all engineering requirements are properly staffed under them.
11	Please provide warranty information for equipment that is still under warranty	There are currently no active warranties covering equipment.
12	Are there any special requirement that is not listed in the RFP?	All special requirements are identified in the RFP to the best of the District knowledge.
13	Attachment J.12 listed major equipment. Is that the complete list?	Yes
14	How many service requests were documented in the last 12 months?	There were 443 service request in the last 12 months.
15	What is the value of reimbursable repairs and reimbursable additional services that were accounted for in the last 12 months.	There was approximately 75K spent in Reimbursable Services in the last 12 months.
16	Does the \$1500 deductible apply in the case of Reimbursable Additional Services?	Yes, the established deductible threshold is applicable to all cost reimbursable services.
17	There is a reference of providing a "District pager" for communication, what is that and will a cell phone with email and text capability be sufficient?	Cell phones with email and text are sufficient
18	The RFP also states that we must provide a vehicle, can you be more specific? Is there a special type of vehicle that is required or is this just boilerplate language?	This is standard boiler plate language that is intended to convey all overhead cost associated with the contract are the Contractors responsibility.
19	Will the Government be providing office furniture and telephones?	Yes, all office space, furnishing and on-site phone systems will be provide by the District.
20	Who is the Incumbent waste management vendor	Progressive is currently providing waste management services.
21	What vendor currently provides equipment testing for the BIO Safety Cabinets	Steris is currently providing testing for the BIO Safety Cabinets
22	How is "repair" defined, and is that definition tied to the \$1500 deductible?	Refer to Sections C.1.2.51 and C.1.2.52 for definitions. The deductible threshold is applicable to all repairs.
23	Will a full-time loading dock person be required?	Yes
24	How many RO/DI outlets are there to be maintained?	There a total of 105 RO/DI outlets through the building labs.
25	How many emergency eyewash stations must be checked weekly and maintained?	There are 121 individual eyewash stations that must be checked and maintained in accordance with the SOW.

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26	How many emergency showers must to be checked monthly and maintained?	There are 22 combination emergency safety shower/eyewash stations that must be checked and maintained in accordance with the SOW.
27	Will access to the labs without escort be granted to contractor staff when maintenance services are required?	No, any non lab staff will require an escort to enter a specified lab at all times.
28	Will the D.C. Government provide the medical surveillance services required for entry and work in the BSL-3 lab (i.e., Hepatitis shots, rabies shots, HIV and TB testing)?	No, the Government will not provide any required equipment and or medical treatment (i.e. vaccinations/shots). However; the applicable CFL Tenant Agencies will provide the contractor with the required safety standards for all bio-hazard areas under the contract purview.
29	What is the occupancy of Government staff and CFL tenants on days and weekends during each shift?	There are approximately 280+ employees during the week and approximately 50 employee's during weekends.
30	Is the standard Generator currently tested after hours at a predetermined time to eliminate the need for rescheduling?	No, the generators are currently tested during normal business hours.
31	C.3.7.1.5, references license requirements for various operations with in the building on this contract and references fines levied by agencies are the responsibility of the contractor. What amount of fines have been levied over the past two years?	There have been no fines levied over the past two years.
32	Is the annual generator test done after hours or Weekends?	This is done on weekends (Sat & Sun)
33	"Additional Tenant Services", references certain pieces of equipment that are also a basic services requirement and at no cost for designated parts Do the "repair services" (labor and cost of replacement parts) fall under the same threshold of the contract for repairs?	All labor cost associated with repair services deemed a "reimbursable services" by the COTR (in accordance with Section 3.20) are subject to the "reimbursable services price schedule" hourly rates established in the Contract. The \$1,500 deductible threshold is applicable to all cost for replacing parts.
34	If there is a failure of the fire system, who is responsible for the fire watch?	The Contractor is responsible for fire watch but may be assisted by Protective services. Should additional personnel be needed the cost is covered by cost reimbursable.
35	There is a section that references District inspections of Equipment and repairs resulting in the failures of the systems. How often does this happen? Who is responsible for correcting discrepancies and does the threshold apply to the repairs?	This has not occurred at this building to date. Should conditions erode to the point that a District inspection is required, the District will decide who is tasked with the repair. If the failure is the fault of the contractor, cost is deducted from contract.
36	How often are the Support Services Requested?	Requests vary per season but occur an average of 4 requests per month.
37	What is the average man hours for the Support Services request?	In most cases, the average man hours is less than 1hr.
38	How Often are Set ups and take downs requested?	Set-ups and take downs are requested approximately 3 to 4 times a month for the multipurpose conference room.
39	Who is responsible for supplying the required floor mats?	The Department of General Services (DGS) will supply the floor mats.
40	Is the annual Stripping and waxing of the garage to be performed after hours?	Stripping and waxing of the garage is scheduled on weekends to allow cars to move to alternate locations.