

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES



**Consolidated Maintenance Services for
The Unified Communications Center and
Public Safety Communications Centers**

Solicitation No.: DCAM-16-NC-0020

**Addendum No. 6
Issued: October 16, 2015**

This Addendum No. 6 is issued October 16, 2015 and hereby published on the DGS website. Except as modified hereby the Request for Proposals (RFP) remains unmodified.

Item # 1 Questions and Answers:

Question No. 1

Are the monitors (NOC, DHS-EMA, JOC) throughout the site the CMC's responsibility to maintain or replace?

Answer:

No. The monitors throughout the site are not the responsibility of the CMC to maintain or replace.

Question No. 2

Is on-site storage available for snow/landscape service equipment or will the contractor have to provide?

Answer:

There is no onsite storage for snow/landscape equipment. There is only storage space at the facility for ice melt.

Question No. 3

Are there any special training requirements for staff/key personnel?

Answer:

No

Question No. 4

Are there any personnel clearance requirements?

Answer:

Yes. See Section C.3.19.1.5.4 Security Clearance Requirements of the RFP.

Question No. 5

Are there any planned construction projects/renovations projected within the next year?

Answer:

No.

Question No. 6

Are rock salt and sand acceptable deicing materials?

Answer:

Rock Salt is unacceptable. The Contractor should use Sand or Ice melt or the equivalent.

Question No. 7

Is there a requirement to use green chemicals?

Answer:

Yes. See Item No. 2 Paragraph b “Environmentally Preferable Products and Services (EPPS)”.

Question No. 8

Can you provide information/results of previous equipment inspections?

Answer:

See Attachments No. 2 and 3 to Addendum No. 6

Question No. 9

Will information on equipment warranties be provided?

Answer:

Warranty information will be provided after the Contract is awarded.

Question No. 10

Is there lift equipment on site or will the CMC have to provide?

Answer:

The CMC will have to provide lift equipment.

Question No. 11

Will there be any training on the COOP planning?

Answer:

None required. Support of tenant agency COOP operations does not call for actions beyond base building systems support.

Question No. 12

Can you provide historical information regarding tenant calls for both engineering and janitorial?

Answer:

Over the past year Tenant Work Orders were approximately 28 per month: 20 for engineering and 8 for custodial.

Question No. 13

Are there blackout times for cleaning and vacuuming?

Answer:

Yes, however none that are standardized. On occasion, tenant operation will ramp up to the point where cleaning of certain areas must be deferred. The COTR will notify the Contractor within 24 hours of any change

Question No. 14

The CSM shall reside in an office at the Facility during Normal Occupant Working Hours Does this requirement apply to each building, or will one ONSITE CSM at the UCC suffice?

Answer:

The Custodial Service Manager (CSM) will reside in a Facilities Office during normal occupant working hours for the UCC. It will be the Contractors business decision if a CSM resides on site during normal occupant working hours at the PSCC.

Question No. 15

What is the historic annual cost of fuel for the generators and boilers? Please list any and all historic fuel costs associated with each building to be supplied by the Contractor.

Answer:

The cost for UCC is \$4,000 per year and the cost for PSCC is \$20,000 per year for the annex boilers.

Question No. 16

The Past Performance Questionnaire please provide specific instructions on this deliverable, e.g. How many? Deadline for submission?

Answer:

See item No. 4 of this Addendum

Question No. 17

Since the Pre-Proposal Conference date was changed to September 29, 2015 will the District be extending the deadline for questions post Site Visit? Currently September 28, 2015 by 3:00 pm?

Answer:

The deadline for questions was extended to October 6, 2015

Question No. 18

Will the District be extending the deadline for Proposal Submission?

Answer:

Addendum No. 5 extended the proposal due date to October 21, 2015 at 2:00pm

Question No. 19

Please provide the established deductible threshold.

Answer:

The Reimbursable Services and Deductible Threshold is \$15,000.00

Question No. 20

Provide historical data on the number and types of architectural and structure repairs, both under and over the \$10,000.00 repair limit, in the past year?

Answer:

The only structural repairs we have done since commissioning are for 3 to 4 bullet holes in the barrel of the roof of the call center and minor repairs due to the earth quake of 2009, minor roof leaks, replacement of grout between bricks, and minor cracks in stairwell walls.

Question No. 21

Can we use a company that is in the process of DSLBD re-certification?

Answer:

CBE re-certification must be completed at the time of proposal submission.

Question No. 22

Are teaming arrangements between Large and DSLBD companies acceptable for Sub-contracting goals?

Answer:

In order to satisfy subcontracting goals, the teaming agreement must be in the form of a joint venture certified by DSLBD.

Item # 2 Amend Section C.3.10 Custodial and Janitorial Services as follows:

- a. **Delete:** Section C.3.10.1 Routine Cleaning paragraph C.3.10.1.paragraph 13.
Recycling and Waste Management Laws, Codes, and Regulations The Contractor shall perform recycling as required by D.C. Law 7-226, the “District of Columbia Solid Waste Management and Multi-Material Recycling Act of 1988” currently codified as DC Code §8-1007 (Section J.6 Applicable Document #15). The regulations that accompany the code are contained in Title 21, Chapter 20 of the DCMR.

Replace with: Recycling and Waste Management Laws, Codes, and Regulations. The Contractor shall perform recycling as required by D.C. Law 20-142 " Sustainable DC Omnibus Act of 2013" and D.C. Law 20-154 "Sustainable Solid Waste Management Modernization Amendment Act of 2014 (Section J.6 Applicable Document #15). The regulations that accompany the code are contained in Title 21, Chapter 20 of the DCMR.

- b. **Delete:** Section C.3.10.7.1 Environmentally Preferable Purchasing.
The Contractor shall comply with the Office of Contracting (OCP) Directive 1303.00 dated October 1, 2003 (Section J.6 Applicable Document #22) entitled “Environmentally Preferable Purchasing.” And other federal requirements are found in Executive Order 13101—Greening the Government through Waste Prevention, Recycling, and Federal Acquisition (Section J.6 Applicable Document #10).

Replace with: The Contractor shall comply with the Office of Contracting and Procurement’s (OCP) Directive 7000.00 dated January 1, 2015 “Environmentally Preferable Products and Services (EPPS)” Policy (Section J.6 Applicable Document #22) and the District’s Procurement Practices Reform Act Section 2-361.01 on green procurement and other federal requirements, found in Executive Order 13101—Greening the Government Through Waste Prevention, Recycling, and Federal Acquisition (Section J.6 Applicable Document #10).

Item # 3 Section J - List of Attachments: **Attachment B**

- a. **Delete:** J.6 - Applicable Documents.

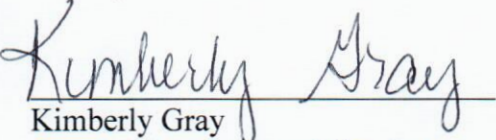
Replace with: Attachment 1 J.6 – Revised Applicable Documents

Item No. 4

Relative Experience and Past Performance of the Firm Section L.2.2.1

Insert:

8. Offeror shall submit with its proposal a completed Past Performance Evaluation Form (Attachment J.12) for each project.



Kimberly Gray
Supervisor, Goods and Services



Date

-End of Amendment No. 6-

Attachment 1

Revised Section J.6

Applicable Documents

**SECTION J.6
APPLICABLE DOCUMENTS**

The performance of Consolidated Maintenance Services under this Statement of Work (SOW) shall be carried out in a safe and legal manner. The Contractor shall comply with the most recent versions and any future revisions of all applicable standard industry practices, federal and District laws, Court Orders, regulations, and policies and procedures including but not limited to the Occupational Safety and Health Act (OSHA) and applicable documents listed in Section J.6 :

Item #	Document Type	Title	Version/Date
1	U.S. Law	Environmental Protection Agency (EPA) 42 USC sections 6901-6976 Hazardous Substances and Waste http://www.epa.gov	Most Recent
2	Federal Regulations	Environmental Protection Agency (EPA) Clean Air Act of 1990 http://www.epa.gov/air/caa/	Most Recent
3	Federal Regulations	EPA Level IV (universal) certification	Most Recent
4	Federal Regulations	U.S. Department of Labor Occupational Safety and Health Administration 29 CFR, Part 1910, Subparts A-P http://ecfr.gpoaccess.gov/cgi/t/text/text-idx?c=ecfr&tpl=/ecfrbrowse/Title29/29cfr1910_main_02.tpl	2003 Ed.

Item #	Document Type	Title	Version/ Date
5	Federal Regulations	U.S. Department of Labor Occupational Safety and Health Administration 29 CFR, Part 1926, www.osha.gov	Most Recent
6	Federal Regulations	40 CFR, Parts 260, 261, 264, 265, 268, 270, and 273 Protection of Environment Environmental Protection Agency http://ecfr.gpoaccess.gov/cgi/t/text/text-idx?tpl=/ecfrbrowse/Title40/40tab_02.tpl	Most Recent
7	Federal Regulations	41 CFR, Part 101-120 Public Contracts and Property Management Subtitle C--Federal Property Management Regulations System Management of Buildings and Grounds http://ecfr.gpoaccess.gov/cgi/t/text/text-idx?c=ecfr&tpl=/ecfrbrowse/Title41/41tab_02.tpl	July 1990
8	Federal Regulations	National Emission Standards for Hazardous Air Pollutants http://www.epa.gov/compliance/monitoring/programs/caa/neshaps.html	Latest Version
9	Federal Regulation	Energy Policy Act of 2005 http://en.wikipedia.org/wiki/Energy_Policy_Act_of_2005	1992 and 2005
10	Executive Order	Executive Order 13101 Greening the Government Through Waste Prevention, Recycling, and Federal Acquisition http://www.epa.gov/epp/pubs/13101.pdf	1998
11	Accredited Specs and Standards	International Building Code (IBC) http://www.iccsafe.org/Store/Pages/Product.aspx?id=3000X12	2006
12	D.C. Code	DC Construction Codes http://dcra.dc.gov/DC/DCRA/Permits/Construction+Codes	Most Recent
13	D.C. Code	D.C. Official Code, sections 10-1001-1005 Parks, Public Buildings, Grounds and Space	2001 Ed., 2005 Supp.
14	D.C. Law	The Clean and Affordable Energy Act http://bcap-energy.org/files/DC_Clean_Affordable_Energy_Act_2008.pdf	2008

Item #	Document Type	Title	Version/ Date
15	DCMR	Sustainable Solid Waste Management Modernization Amendment Act of 2014 http://os.dc.gov/os/lib/os/info/odai/title_21/title21_chapter20.pdf	1998
16	D.C. Web Site	Department of Consumer and Regulatory Administration (DCRA) Building and Land Regulation Administration (BLRA) http://dcra.dc.gov/DCRA	Most Recent
17	D.C. Web Site	District of Columbia/Pearson Vue Licensing http://www.contractors-license.org/dc/DistofColumbia.html	Most Recent
18	DC Water	Washington Suburban Sanitary Commission http://www.wsscwater.com/home/jsp/home.faces	Most Recent
19	D.C. Web Site	Department of General Services http://dgs.dc.gov/DC/DGS	Most Recent
20	Accredited Specs and Standards	InterNational Electrical Testing Association (NETA) www.netaworld.org/	2009
21	Accredited Specs and Standards	Leadership in Energy and Environmental Design (LEED) http://www.usgbc.org/DisplayPage.aspx?CategoryID=19	Most Recent
22	DC Policy	OCP Directive 7000.00, dated January 1, 2015, entitled "Environmentally Preferable Purchasing."	Most Recent
23	Accredited Specs and Standards	National Fire Protection Association (NFPA) Recommended Practice for Electrical Equipment Maintenance NFPA 70B, 72, 25 www.nfpa.org/catalog	Most Recent
24	Accredited Specs and Standards	NFPA 30, Flammable and Combustible Liquids Code http://www.nfpa.org/aboutthecodes/AboutTheCodes.asp?DocNum=30&cookie%5Ftest=1	Most Recent
25	Accredited Specs and Standards	National Institute Certification of Engineering Technologies http://www.nicet.org/	Most Recent

Item #	Document Type	Title	Version/ Date
26	Accredited Specs and Standards	The National Board Inspection Code Chapter 2 Inspection of Boiler and Pressure Vessels http://www.nationalboard.org/index.aspx%3FpageID%3D4	Most Recent
27	Accredited Specs and Standards	Construction Specifics Institute (CSI) www.csinet.org	Most Recent
28	Accredited Specs and Standards	Public Buildings Maintenance Guides and Time Standards http://www.eng-tips.com/viewthread.cfm?qid=170003	January 1995
29	Accredited Specs and Standards	International Code Council (ICC) http://www.ihs.com/products/industry-standards/organizations/icc/index.aspx	Most Recent
30	Accredited Specs and Standards	American National Standard Institute (ANSI) 2245.1 http://www.ansi.org	Latest Version
31	Accredited Specs and Standards	American National Standards Institute/American Society of Heating, Refrigeration, and Air Conditioning Equipment (ANSI/ASHRAE) Standards 55 and 62 http://www.ashrae.org/technology/page/132	Most Recent
32	Accredited Specs and Standards	American Society of Mechanical Engineers with addendum's Safety Code for Elevators and Escalators AMCE A.17.1 http://www.petroblogger.com/2009/12/descargar-las-normas-asme-gratis.html	1990 Edition
33	Accredited Specs and Standards	National Electrical Code (NEC) http://www.electricfind.com/code.htm	2005
34	Accredited Specs and Standards	Elevator Industry Field Employees' Safety Handbook http://safety.elevatorworld.com/pdf/WHAT'S_NEW_S_H10.pdf	Most Recent
35	Accredited Specs and Standards	Building Official Code Administration (BOCA) http://www.ihs.com/products/industry-standards/organizations/icc/index.aspx	Most Recent
36	Accredited Specs and Standards	American Society for Testing Materials (ASTM) http://www.astm.org/Standard/index.shtml	Most Recent
37	Accredited Specs and Standards	Institute of Electrical and Electronics Engineers (IEEE) http://www.ieee.org/index.html	Most Recent

Item #	Document Type	Title	Version/ Date
38	Accredited Specs and Standards	Carpet and Rug Institute (CRI) Green Label Program http://www.carpet-rug.org/commercial-customers/green-building-and-the-environment/green-label-plus/	Most Recent
39	Accredited Specs and Standards	Carpet and Rug Institute Bronze Seal of Approval http://www.carpet-rug.org/residential-customers/cleaning-and-maintenance/seal-of-approval-products/vacuums.cfm	Most Recent
40	Accredited Specs and Standards	Integrated Plant Nutrition Management http://scialert.net/abstract/?doi=ijss.2011.19.24	Most Recent
41	Accredited Specs and Standards	Green Seal http://www.greenseal.org/	Most Recent
42	D.C. Code	D.C. Code, Title 10 Parks, Public Buildings and Grounds http://dccode.westgroup.com/search/default.wl?DB-DC-ST-WEB&RS=WLW2.07&VR=J.0	2001
43	D.C. Municipal Regulations	District of Columbia Municipal Regulations (DCMR) Title 19 Amusements, Parks, and Recreation Chapter 7 -Department of Parks and Recreation http://dccode.westgroup.com/search/default.wl?DB-DC-ST-WEB&RS=WLW2.07&VR=1.0 Chapter II Recreational Use of Public Land http://www.amlegal.com/nxt/gateway.dll/title%2019/chapter00011.htm?f=templates\$fn=main-nf.htm\$3.0#JDChapter11	Most Recent
44	Industry Association	American Nursery and Landscape Association Industry Standards and Practices www.ania.org	Most Recent
45	Industry Association	American Seed Trade Association Industry Standards and Practices www.amseed.com	Most Recent
46	Industry Standards	American National Standards Institute (ANSI) Standard Specification ASTM Standards on Irrigation Systems http://webstore.ansi.org/ansidocstore/product.asp?sku=ASTM+F2223%2D04	Most Recent
47	Federal Law	U. S. Department of Justice American with Disabilities Act www.ada.gov	Most Recent

Attachment 2

UCC Repairs

DATE	UCC REPAIR DESCRIPTION
3/10/2010	Belts
7/23/2012	IR Scan for the Panel
7/10/2014	Building Supplies
7/16/2014	Spraying of Courtyard
7/23/2014	Switchgear Preventive IR Maintenance
1/5/2015	Sprinkler Repair and Service call
1/6/2015	Provide new VFD
1/12/2015	Repair Gym equipment
1/13/2015	Building Supplies
1/15/2015	Elevator Sign
1/22/2015	Building Supplies
2/2/2015	2 VAV off line repair/replace
2/3/2015	Building Supplies
2/5/2015	DC Treasurer
2/11/2015	Test on February 13, 2015
2/19/2015	Gym wipes
3/4/2015	Lift for UCC Building
3/4/2015	PLC based switchgear
3/13/2015	Repair Lightning Systems of VA
3/23/2015	Service call high fuel alarm
3/23/2015	Fire Alarm Service Call
3/25/2015	Building Supplies
3/31/2015	UCC reapiir backflow preventor
4/2/2015	Annex Gravel driveway
4/14/2015	Building Supplies
4/14/2015	Replace all cores and keys
4/20/2015	Service call cleaned the line from the main
4/21/2015	Service Call
4/22/2015	Service Call
4/27/2015	Service Call
4/30/2015	Service Call
4/30/2015	Service Call
5/4/2015	Service Call
5/4/2015	Emergency Call
5/12/2015	Service Call
5/12/2015	Service Call
5/12/2015	Beautification and Flowers
5/12/2015	Remove debris and mulching of property
5/14/2015	Building Supplies
5/20/2015	Building Supplies
5/26/2015	Install two Condenser Fan
5/28/2015	Batteries UPS
5/28/2015	Building Supplies
6/2/2015	Building Supplies
6/4/2015	Service Call Generator #2 in Alarm

6/8/2015	Repair Tower Shaft
6/8/2015	Building Supplies
6/10/2015	Office Supplies
6/23/2015	Building Supplies
6/23/2015	Services for June 2015
6/23/2015	Services for May 2015
6/23/2015	Services for June 2015
6/23/2015	Pest Control for May 2015
6/24/2015	Building Supplies
6/25/2015	Troubleshoot Tamer signal at the Annex Fire Pump
7/7/2015	Repair Roof drain
7/7/2015	Troubleshoot Chiller #1
7/10/2015	Generator #3 troubleshooting
7/10/2015	UPS Training
7/16/2015	Building Supplies
7/17/2015	Gym wipes
7/17/2015	Building Supplies
7/20/2015	Bobcat Renal
7/21/2015	Office Supplies
7/22/2015	Unit #3 Day Tank Unit Replacement
7/22/2015	UCC Cooling Tower #2
7/23/2015	Gym wipes
7/24/2015	Call Center Carpet Shampoo
7/24/2015	Repair Sprinkler System
8/3/2015	Building Supplies
8/3/2015	UCC Building signs
8/6/2015	Annex Main entrance doors
8/6/2015	Install Rails in Call Center
8/7/2015	Soap dispenser
8/19/2015	Building Supplies
8/25/2015	Service for Ants
8/25/2015	Insects in Call Center
8/25/2015	Pump seals, supplies for pumps
8/28/2015	Office Supplies
9/1/2015	Building Supplies
9/2/2015	Irrigation system
9/3/2015	Building Supplies
9/9/2015	Breaker Main Switch gear
9/9/2015	Building Supplies
10/1/2015	UCC Backflow Device
10/2/2015	UCC Cooling Tower #3
10/5/2015	Building Supplies

Attachment 3

PSCC Repairs

DATE

PSCC REPAIRS DESCRIPTION

DATE	PSCC REPAIRS DESCRIPTION
1/13/2015	Air quality test
1/23/2015	Building Supplies
1/27/2015	Replacement of urinal
1/28/2015	Roof Top Units
1/30/2015	Block Heater and Hose Replacement
1/30/2015	Block Heater Replacement
1/31/2015	Pole light
2/5/2015	Building Supplies
2/9/2015	Replacement Condenser Fan
3/25/2015	Service call High Breaker tripping
3/30/2015	Flags for UCC/PSCC
3/31/2015	Service request Server room air conditioner
4/13/2015	Fire alarm change order
4/14/2015	Service request for no heat
4/22/2015	Replace RTU Condenser Fans
6/23/2015	Building Supplies
6/23/2015	Building Supplies
7/13/2015	Quarterly Billing 6/1/2015 to 8/1/2015
7/13/2015	Janitorial Services for June 2015
7/29/2015	Building Supplies
8/3/2015	Building Supplies
8/19/2015	Service call
8/19/2015	Service Call
8/19/2015	Building Supplies
8/25/2015	Building Supplies
8/25/2015	Service Call
8/25/2015	Service Call
9/15/2015	Roof Top Units # 3
9/21/2015	Service request Server room is too hot
9/21/2015	Filters
9/23/2015	PSCC #3 block heater & Heater replacement
9/28/2015	Service Call Low water temp alarm
9/28/2015	Service Call Oil Leak
10/2/2015	Fix door
10/5/2015	Service request for extra cleaning
10/6/2015	Building Supplies
10/9/2015	PSCC #1 Battery Replacement
10/9/2015	PSCC #3 Battery Replacement