

QUESTIONS AND ANSWERS

REQUEST FOR PROPOSALS (RFP)

PROJECT NO. 13-24

PROJECT TITLE:

La Branch Site Improvements (A) Switch Gear/Duct Bank Infrastructure (B) for Central College

Question #1: - Per Fixture Schedule, Type "C1-M" Pole requires a concrete standard. Sheet SE301, Detail 1 refers us to Structural Detail for depth below grade. Please provide detail for depth required, No structural detail provided.

HCC Answer: - Detail has been provided as part of Addendum 1.

Question #2: - Per Fixture Schedule, Type "D" Fixture requires some sort of structure foundation to mount fixture to. Please provide detail for support required.

HCC Answer: - Detail has been provided as part of Addendum 1.

Question #3: - Sheet SED201, Note B requires the contractor to remove conduits and conductors that are associated with site lighting being demolished. Please provide routing of existing conduits so the contractor will know if this will require hand excavation due to existing trees.

HCC Answer: - Remove conduit and wire that is exposed during demolition of the lighting and excavation for the new lighting. No additional excavation is required.

Question #4: - Per Fixture Schedule, Type WSU fixtures, please provide mounting height of the new fixtures required.

HCC Answer: - See 18/AS-3.01 for height

Question #5: - Per Fixture Schedule and cut sheets provided by manufacturer for Type "C1-M" fixture and pole, it does not look like the fixture will fit the pole required. Please clarify that the fixture is the correct one for the pole.

HCC Answer: - The catalog numbers are directly from the lighting designer - this is the correct pole and light fixture.

Question #6: - Per Sheet SE-1.0, Notes 24 and 25 indicates that a 1" conduit will be stubbed out in Building Package. Is the 1" conduit being installed to the Building BCAS System installed by others? How many feet of cable is required inside the building line?

HCC Answer: - The 1" conduit inside the building is being installed by the building contractor. The Cable will be by the site work contractor. Allow 85' feet of cabling and 15' of 1" conduit inside the building to make final connections to the BCAS.

Question #7: - Per Attachment No. 2 of the Bid Form for Unit Price Item No. 4E is for Type "LL" fixture. Please note that this fixture is not on the Fixture Schedule per Sheet SE300. Please clarify.

HCC Answer: - You are correct. There is no LL fixture. Please leave Unit Price Item No. 4E blank.

Question #8: - Per attachment # 2 of Schedule of Items and Prices, Item # A-008 description is Electrical – Lighting and Emergency Call Stations. Please describe what is to be included for Call Stations. No Spec Section was included for Scope.

HCC Answer: - No Emergency Call Stations will be added at this time. Additional empty conduit has been called out on the drawings for possible future installation.

Question #9: - Per Sheet SE201 – Electrical Site Plan, which conduit installation is required for the underground conduits shown? Spec Section 26-05-33, 3.7 Concrete Encase or 3.8 Direct Buried?

HCC Answer: - Refer to 26 05 33.3.10 for installation of exterior feeder conduit.

Question #10: - Per Attachment # 2 of Schedule of Items and Prices, Item B # 017A-CNP Primary Service & Metering Cabinet, this should be included in a Cash Allowance between the Owner and CNP along with the Terms and Conditions Packet. Please clarify what all is included in the Bid Item that the Electrical Contractor needs to perform.

HCC Answer: - See Response to Question 6.

Question #11: - Extra Unit Pricing: Item No. 4C – Type TU fixtures description requires to provide foundation and underground conduit. These fixtures are

mounted on the Type C1-M poles and foundation. The wiring is installed in the same conduit with the Type C1-M fixture, please clarify.

HCC Answer: - That is correct. Wiring for TU's can be installed in same conduit.

Question #12: - Extra Unit Pricing: Item 4D – Type WSU fixture description requires providing foundation and underground conduit. These fixtures are mounted to existing walls, not foundations and the raceway is above ground. Please clarify.

HCC Answer: - That is correct. Wiring for TU's can be installed in same conduit.

Question #13: - Extra Unit Pricing: Item 4D – Type WSU fixture description requires providing foundation and underground conduit. These fixtures are mounted to existing walls, not foundations and the raceway is above ground. Please clarify.

HCC Answer: - That is correct. Please ignore requirement for foundation and underground conduit.

Question #14: - Extra Unit Pricing: Item 4E – Type LL fixture. Not sure if foundation is required because the fixture description is not given on the Bid Documents or Fixture Schedule. Also, what type of raceway, above ground or underground is required for this fixture? Please clarify.

HCC Answer: - There is no LL fixture. Please leave Unit Price Item No. 4E blank.

Question #15: - Is a staging yard provided by the owner

HCC Answer: - Area to be used for staging will be provided on site, to be coordinated later.

Question #16: - Electrical Duct Bank General Construction Notes refer to sheet 11 of 11. Where is that sheet?

HCC Answer: - There is no 11 of 11. Please use Details shown on SE-2.1 instead of C-10.0.

Question #17: - Terms and Conditions Package for Center Point Energy Duct Banks

HCC Answer: - See Response to Question 6.

Question #18: - Sheet 10 of 10, 4-Way Manhole Section: Drawing shows Sch. 40 entering manhole with galvanized end bells. Do you want Sch. 40 GRC or PVC entering and exiting manholes?

HCC Answer: - Please use Details shown on 2/SE-2.1.

Question #19: - Who picks up the cost on the City of Houston Building Permits?

HCC Answer: - Contractor to pick up cost of Permits

Question #20: - The Oak Trees on Austin Street from Alabama to Holman Street are in conflict with the two (2) 4-Way Manholes. The excavated pits will be in excess of 19' in depth. Due to the shoring safety system required for the manhole pit, the pit will be well within the drip line of the trees. In addition, the duct bank that runs down Austin Street is also in the oak tree drip line. Questions: (1) is the contractor to assume full liability for the survivability of the oak trees, and if so for how long, since many of the roots will be damaged and decline of the trees might not occur for some time after the work is done. The General Condition states 1 year. Article 13. Is that the warranty period for the trees? (2) Would an alternate construction method be considered in lieu of open cut for the duct bank installation to protect the existing trees, i.e. steel casing bore, directional drill, hand mining?

HCC Answer: - (1) Yes One Year Warranty (2) Yes please provide alternate methods if possible with separate pricing.

Question #21: - At the pre-bid, a question was address about the Urban Forester. I understood HCC to say that the contractor was to pay for the Urban Forester. The bid package as a line item for a forester to be paid by HCC. Please clarify.

HCC Answer: - Urban Forester will be hired by HCC. ALL Tree Protection Costs by Contractor.

Question #22: - We have a question regarding Attachment No. 2 - Schedule of Items and Prices. The overhead and profit for Item A Site improvements appears to be included in all three Alternates. This tells us that only one of the three alternates

must be taken so as not to “double dip” and/or overlap on construction items. Each of the alternates, then, stand-alone and only one must be selected.

Are we interpreting this correctly because during the pre-bid conference we were under the impression that if you chose to take Alternate 2 then you must also take Alternate 1 and if you decide to take Alternate 3, you must take Alternate 1 and 2? Can you please clarify this for us?

HCC Answer: - Please consider **Item A** (La Branch Street Improvements) and **Item B or Alternate 1** (Switchgear plus duct bank along Winburn to Manhole at Austin/Winburn) as the **Base Bid**.

Item C or Alternate 2 includes the scope of work in the Base Bid plus the duct bank along Austin Street.

Question #23: - Please see additional questions regarding The HCC La Branch Project: Documents that I have not been able to locate are:

- a) Soils Report – usually in Div. 1 Specifications
- b) Prevailing Wage Schedule – usually in Div. 1 Specifications
- c) Health & Safety Report” referenced on AS-1.01, General Note 2

HCC Answer: - a) Please refer to Addendum 1; b) Please refer to Addendum 1. (City of Houston rates dated 2/1/2013); c) Please disregard the reference to a ‘Health & Safety Report’.

Question #24: - General Question: The landscape site plan sheet LP-1.01 shows 14,527 sq ft of Hydro Mulch on the Plant Schedule while the drawing is showing roughly 24,000 sq ft. How shall we proceed in the pricing?

HCC Answer: - Please refer to Addendum 1.

Question #25: - The landscape site plan sheet LP-1.01 shows hatching areas that are not labeled. It looks like it might be sod but we want to confirm?

HCC Answer: - The presumed area in question does have the trees indicated as to be provided within DG – Decomposed Granite. These areas are where there are 18 PH (Parsley Hawthorns) to be located within the DG. See A3/LP-1.01.

Question #26: - Sheet A-1.32 Architectural Amenities Plan is difficult to read and to find the listed site furniture items. Is there a count or site furniture schedule available?

HCC Answer: - Please refer to Addendum 1.

Question #27: - Is HCC responsible for all Center Point and AT&T costs

HCC Answer: - Yes

Question #28: - Please explain the relationship between the City of Houston "Electrical Duct Banks in Utility Easements on Austin, Winbern and Holman Streets" and the Houston Community College System "Central Campus – Switchgear & Duct Bank Infrastructure", which are being bid together.

HCC Answer: - The Switchgear and duct bank along Holman are on HCC property and where permitted through Code Enforcement. The duct banks along Winburn St and Austin St are within Utility Easements and had to be permitted separately through PWE. Hence, two separate drawing packages for the same project.

Question #29: - An electrical sub asked the below question to us:

"In the process of getting some more detailed information on the lighting controls from the "KRATOS" lighting control rep. he made reference to some fiber optic cabling and some special converters being required for this project. I have referenced both the drawings re :(SE201, SE301) and the specifications and have not found any criteria addressing this. Is this something that the College is going to handle on their own or will we need to cover this? If so, we will need the location of the MDF room as well as technical specifications on the cable and converters to forward on to our technology guys. Can you help me out with this?"

HCC Answer: - The switchgear supplier it would be acceptable to run shielded cable see note 5 response below. Provide an add price to provide two copper to fiber converters (converter equal to GE Multi net serial to Ethernet or Blackbox # ICD 115A) one to be located in the switchgear by the switchgear supplier and one at the BCAS panel to be mounted by the controls contractor. Run multi mode 4-strand fiber between converters. This will assure no interference.

Question #30: - I am aware it is past the RFI deadline but this is a Small Business/HUB percentage calculation question. The Small Business/HUB percentage will vary based on which Alternate is selected (B, C, or D). How do we proceed with determining our correct HUB percent and if we meet the 25% goal?

HCC Answer: - Contractor should provide documentation of a good faith effort to achieve the Small Business/HUB Goal.

Question #31: - Please provide me a proposal for the bid item # A-008 for the additional lighting controls for lighting contactors 3 and 4. Also, please let me know what will be required for me to install or connect between the existing 2801 controller and the new lighting contactors three and 4. I believe the existing controller is in the same room with the new contactors per sheet SE201 note 7 correct?

HCC Answer: - The controller and the new contactors are in the same room

Question #32: - Also, please provide me a proposal for bid item # B-017D to add software and programming (HMI) for the microprocessor metering units installed in the new 15 KV Switchgear to the existing BCAS System.

HCC Answer: - This needs to be sent to the building controls contractor (Kratos) listed in the specification.

Question #33: - Can you tell me what type of cable is required for this communication unit? My concern is induction with this cable being installed in the 15 KV manhole and duct banks as shown on the drawings if it is copper and not fiber!

HCC Answer: - The cable required is 18 AWG shielded twisted pair (coordinate exact cable type with controls contractor). When cable passes through the manhole run in conduit.

Question #34: - The microprocessor-based power-monitoring device for each circuit breaker main and branch (Microprocessor Metering Unit) shall have integral ModBus RTU communication capabilities via RS485 network to the campus Andover BCAS System. The switchgear manufacturer shall provide the ModBus register maps for each meter used to the school's building management as part of the

submittal package. They will allow for 5 points to be mapped per meter, coordinate points with HCC facility engineer.

HCC Answer: - This is correct.

Question #35: - Print L P 1.01 refers to drawing LP4.01 (Detail E1) Drawing LP 4.01 is not included in the engineered prints that were downloaded from the website. Does this drawing exist?

HCC Answer: - LP 4.01 does not exist. References previously made to DG Detail C1/LP4.01 have been corrected to A1/LP1.01 in Addendum 1.

Question #36: - Per Spec Section 26-05-13 Cable & Terminations of the Switchgear & Duct Bank Infrastructure, 2.1/6. Outer Jacket Cable requirements on the MV 105 is requesting CSPE or Hypalon Jacket and this product is no longer available. Will PVC, thermo plastic CPE be acceptable? Anything other than PVC will be Special Order with minimum runs.

HCC Answer: - The PVC thermo plastic CPE jacket is acceptable.

Question #37: -

Sheet	Detail	Issue	Request or Recommendation
AS-1.30	Color Bands	Needs Widths	Needs Dimensions
			Response: Please refer Addendum 1
AS-1.21	11 & 13	Needs color selection	
			Response: Please refer AS-1.30-32

C-11.00	A2	Angle attached to base	We recommend conc. edge
			Response: Aluminum angles should be used
	A9	No Edge restraint shown	
			Response: This detail is not in scope
	A14	Angle attached to base	We recommend conc. edge
			Response: Aluminum angles should be used
C7.0/LP1.01		Alternate 1-Holman St Details	None shown and no colors noted
			Response: Limit of Work is the ROW line. No work such as pavers, sidewalks etc to be done within Holman ROW