

**ADDENDUM TO RFQ/RFP**  
**Ferndale Unified School District**  
**Proposition 39**  
**Energy Efficiency Measures**

**Addendum #1**  
**June 12, 2017**

**To All Prospective Bidders:**

The Ferndale Unified School District (District) herewith issues Addendum No. 1 to the above-referenced solicitation. This Addendum shall be made part of the Contract Documents and the bidder shall acknowledge receipt thereof on the Proposal. Except as specifically modified by this document, all other terms and conditions remain in full force and effect.

**I. Proposed Project Schedule:**

- a. RFQ/RFP responses are now due **June 23, 2017 at 3:00 p.m.**

**II. Proposed Price Format:**

- a. The Proposed Price form has been revised. See page 4 of this Addendum for revised format.

**III. Answers to Questions from Proposers:**

- a. **Question:** Will the District waive the Builder's Risk Insurance coverage requirement?

**Answer:** The District will consider proposals without Builder's Risk Insurance coverage, but prefers to know (as an option) the incremental cost of providing such coverage, should the District decide later (prior to contract signing) that the higher coverage is desired.

- b. **Question:** Will the District be willing to accept a Proposal from an ESCO if the ESCO's engineer does not meet the Professional Liability Insurance coverage of \$2,000,000?

**Answer:** Yes the District will consider proposals from ESCOs that offer the lower coverage limits of \$1,000,000 for the required Professional Liability Insurance.

#### IV. Revisions to Scope of Work

##### a. Ferndale Elementary School:

- i. CIM-1: Provide and install centrally controlled, wireless, programmable thermostats in the Annex and Main Classroom building. In the Main Classroom building, bypass the manual fan switch on all classroom fan coil units and hard wire fans to be controlled by the new, programmable, wireless thermostats. Install CO2, OSA and return air temperature sensors to allow for demand control ventilation. Repair and or replace dampers and actuators as needed.
- ii. Operations and Maintenance Measure 1: Increase Annex Attic Ventilation. Provide and Install (2) RV-49 Comp Shingle roof vents at low end of the roof above classroom 5. Location of vents should be as close to eaves as possible while staying above the framing/beam that is currently blocking the soffit vents. Locate the new RV-49 vents evenly across the attic space to be vented.

##### b. Ferndale High School:

- i. EEM-2: All exterior lighting is removed from the scope of work.
- ii. CIM-3: The existing programmable thermostats in the classrooms will be left in place and continue to be used to control the classroom HVAC units. Install CO2, OSA and return air temperature sensors to allow for demand control ventilation. Repair and or replace dampers and actuators as needed. Proposers should ensure that the new Demand Control Ventilation equipment is wired to and controlled by existing programmable thermostats.
- iii. LCM-2: Gymnasium Boiler Replacement should include separate line items for the following, in accordance with the Revised Price Form on page 4 of this Addendum. In order to allow the District to determine best value, proposers are asked to provide total installed cost on each of the following items:
  - Install (2) 250,000 BTUh propane unit heaters in basketball court with 1-hour rheostatic timer control. Extend existing propane distribution lines in boiler room to new unit heater location (Proposal Item #2.)
  - Install (2) 45,000 BTUh propane unit heaters, one in each locker room, with 1-hour rheostatic time control. Extend existing propane distribution lines in boiler room to new unit heater location. (Proposal Item #3.)
  - Remove and replace existing roof top air handler unit with equivalent propane fired unit. Connect to existing ducting. Extend existing propane distribution lines in boiler room to new roof top unit. Ensure that existing

hydronic lines are isolated and capped at the existing boiler. (Proposal Item #4.)

- Remove and replace the existing rooftop unit with a new high efficiency air handler unit with Variable Frequency Drive. Connect new unit to existing ducting. Ensure that existing hydronic loop feeding rooftop air handler is functional and make repairs as needed. (Proposal Item #5.)
- Hydronically isolate the existing storage water heater and replace with two (2) 199,000 Btuh, 10 GPM, on-demand units, one (1) dedicated to each locker room area. Extend existing propane distribution lines in boiler room to new on-demand units. (Proposal Item #6.)

iv. Structural engineering for HVAC measures in the Gymnasium may be required. In the event that an engineer's report determines there is a need for any structural modifications, the District may elect to remove affected scope(s) of work from the contract. In the event that scope is removed from the contract, verified engineering costs will be compensated under the remaining scope items.

**Revised Price Format per Addendum #1 June 12, 2017**

Proposal Item	Location	ASHRAE Audit Measure #	Description	Total Installed Cost
1	Ferndale High	LCM-4	Install lockable lighting switch on MH circuit, operate lights only when necessary	
2	Ferndale High	CIM-2	Install (2) 250,000 BTU <sub>h</sub> propane unit heaters in basketball court with 1-hour rheostatic time control. Extend existing propane distribution lines in boiler room to new unit heater location.	
3	Ferndale High	CIM-2	Install (2) 45,000 BTU <sub>h</sub> propane unit heaters, one in each locker room, with 1-hour rheostatic time control. Extend existing propane distribution lines in boiler room to new unit heater location.	
4	Ferndale High	CIM-2	Remove and replace existing roof top air handler unit with equivalent propane fired unit. Connect to existing ducting. Extend existing propane distribution lines in boiler room to new roof top unit. Ensure that existing hydronic lines are isolated and capped at the existing boiler.	
5	Ferndale High	CIM-2	Remove and replace the existing rooftop unit with a new high efficiency air handler unit with Variable Frequency Drive. Connect new unit to existing ducting. Ensure that existing hydronic loop feeding rooftop air handler is functional and make repairs as needed.	
6	Ferndale High	CIM-2	Hydronically isolate the existing storage water heater and replace with (2) 199,000 Btu <sub>h</sub> , 10 GPM, on-demand units, one (1) dedicated to each locker room area. Extend existing propane distribution lines in boiler room to new units.	
7	Ferndale High	CIM-3	Install CO <sub>2</sub> , OSA and return air temperature sensors to allow for demand control ventilation on existing furnaces in classrooms and administrative offices. Repair and or replace dampers and actuators as needed. Proposers should ensure that the new Demand Control Ventilation equipment is wired to and controlled by existing programmable thermostats.	
8	Ferndale Elementary	LCM-1	Replace pressure relief valve (PRV) on boiler in Main Classroom Building.	
9	Ferndale Elementary	LCM-2	Install timer on boiler controls and program outdoor temperature reset.	
10	Ferndale Elementary	LCM-3	Install new aquastats and lower boiler water temperature.	
11	Ferndale Elementary	LCM-5	Install timer on domestic hot water heater and heat tracer line.	
12	Ferndale Elementary	CIM-1	Provide and install centrally controlled, wireless, programmable thermostats in the Annex and Main Classroom building. In the Main Classroom building, bypass the manual fan switch on all classroom fan coil units and hard wire fans to be controlled by the programmable, wireless thermostats. Install CO <sub>2</sub> , OSA and return air temperature sensors to allow for demand control ventilation. Repair and or replace dampers and actuators if needed.	
13	Ferndale Elementary	OMM-1	Increase Annex Attic Ventilation. Provide and Install (2) RV-49 Comp Shingle roof vents at low end of the roof above classroom 5. Location of vents should be as close to eaves as possible while staying above the framing/beam that is currently blocking the soffit vents. Locate new RV-49 vents evenly across attic space to be vented.	