



December 17, 2007

City of Roanoke
Purchasing
215 Church Street, SW Room 353
Roanoke, VA 24011
Attn: Toni Thomas

Subject: RFP 08-10-02 Questions and Clarifications

Dear Ms. Thomas

As a result of the walk through we have several items that need clarification. Please clarify the following and any others given that we did not hear.

Both Buildings

1. There are 5 generators in both buildings and it is our understanding that you are requiring the run status & run amp amount for each of the generators.
 - Is this correct?
 - **yes**
 - Are graphics required?
 - **yes**
2. There will be a LAN network cat 5 cable supplied by the city at the panel in each mechanical room, with IP address.
 - North Building upper level chiller room
 - South Building lower mechanical room
 - Courts Pent house
 - Courts Chiller room
 - Is this correct?
 - **Yes, the drop will be in each mechanical room, it will be the responsibility of the successful bidder to continue the drop into their panel**
3. Please provide copy of Asbestos Report for all areas in building mechanical rooms. **I have contacted Chris Blakeman to furnish these reports**
4. There are two (2) Liebert Units in one of buildings.

- Please provide location of the units and a list of what points.
- They are located in the DOT on the 4th floor of municipal north
- The points are status, space air and supply air temperatures
- Are graphics required?
- yes

South Municipal

1. There is an existing controller for the boilers. It was discussed at the walk through that this controller is to be reused and tied into the new system with all points reporting through the new DDC system.
 - Can contractor elect to replace the controller with all points, with the sequence that is in that controller?
 - No
 - Are graphics required?
 - yes

North Municipal Building

1. There is a VFD that works with the cooling tower. This is not reflected on the drawings.
 - Is this included?
 - No, This vfd is controlled through the new Johnson Controls FEC controller on the existing flat plate exchanger
 - Please provide points to be controlled.
2. There are controls on each of the floors that communicate to a master controller on the third floor that control the perimeter heating. It is the intention that the perimeter heating be able to be controlled.
 - Please provide the intent of the controls?
 - The controls on each floor only control start stop of fan coil units on each floor
 - EI start/stop. Reset schedule, etc.
 - The start stop controls are connected to the siemens system in the 5th floor custodian room that will be replaced.
The hot water reset is controlled pneumatically by a controller located in the basement.
3. The existing heat exchanger controller will be reused and will communicate with new DDC System.
 - Can Contractor elect to replace the controller with all points programming in that controller?
 - No
 - Are Graphics are required?
 - yes

4. AHU 4 has an auxiliary A/C that will be added to that controller. It is our understanding the unit will run when chilled water temperature is out of operational limits the systems can be changed over with manual commands from DDC.
 - Is that correct?
 - **No. This air handler is located in the 1st floor of municipal south. The successful bidder will need to install new valves, controllers and programming to make this changeover automatic based on supply chill water temperature**
 - Please clarify and are we supplying and installing valves?
 - **Yes**

Courts Building

1. There are two boilers in penthouse. It is our understanding that these will be added to the project.
 - Please provide drawing & points list wanted.
 - Are Graphics required?
 - **yes**
2. There will be two additional temperature sensors added for the second chilled water loop. (Supply and return temperatures)
 - Please supply direction.
 - **There are chill water supplies and returns to the jail penthouse and the courts penthouse. Each supply and return must have a temperature sensor**