



State of West Virginia  
 Department of Administration  
 Purchasing Division  
 2019 Washington Street East  
 Post Office Box 50130  
 Charleston, WV 25305-0130

# Request for Quotation

RFQ NUMBER  
**COR61381**

PAGE  
**1**

ADDRESS CORRESPONDENCE TO ATTENTION OF  
**JOHN ABBOTT  
 304-558-2544**

VENDOR

\*709025648 01 304-755-4353  
**JOHNSON CONTROLS INC  
 PO BOX 776  
 4132 FIRST AVE  
 NITRO WV 25143**

SHIP TO

**DIVISION OF CORRECTIONS  
 MT. OLIVE CORRECTIONAL  
 CENTER  
 1 MOUNTAINSIDE WAY  
 MT. OLIVE, WV  
 25185 304-442-7213**

DATE PRINTED	TERMS OF SALE	SHIP VIA	F.O.B.	FREIGHT TERMS
06/12/2008				

BID OPENING DATE: **07/17/2008** BID OPENING TIME **01:30PM**

LINE	QUANTITY	UOP	CAT NO	ITEM NUMBER	UNIT PRICE	AMOUNT
0001	1	LS		031-06		
<p><b>HVAC PNEUMATIC DIGITAL MODE SYSTEM INSTALLATION</b></p> <p>CONTRACT TO PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO INSTALL AN HVAC PNEUMATIC DIGITAL MODE SYSTEM, COMPATIBLE WITH THE EXISTING METASYS SYSTEM, AT THE MOUNT OLIVE CORRECTIONAL CENTER, PER THE SPECIFICATIONS.</p> <p>MANDATORY ON-SITE PRE-BID: 7/1/08; 10:00 AM            MT. OLIVE CORRECTIONAL CNTR.            1 MOUNTAINSIDE WAY            MOUNT OLIVE, WV</p> <p>CONTACT: BIDDER'S MUST CONTACT TIM WHITTINGTON 2 DAYS PRIOR TO THE PRE-BID, AT 304-442-7216</p> <p>PLANS: BIDDERS MAY VIEW PLANS AT THE PURCHASING DIV. FOR INFORMATIONAL PURPOSES ONLY. BIDDERS MAY ALSO VIEW PLANS AT THE DIVISION OF CORRECTIONS, 617 LEON SULLIVAN WAY, CHARLESTON, WV 25301; AND PLANS MAY BE OBTAINED BY CONTACTING BILL WIMER AT 304-558-8045</p> <p>EXHIBIT 5</p> <p>NOTICE TO PROCEED: THIS CONTRACT IS TO BE PERFORMED WITHIN 360 CALENDAR DAYS AFTER THE NOTICE TO PROCEED</p>						

RECEIVED  
 08 JUL 31 AM 11:46  
 PURCHASING DIVISION  
 STATE OF WV

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

SIGNATURE *Chris E French* TELEPHONE **304-755-4353** DATE **7-31-08**

TITLE *Account Executive* FEIN **39-0380010** ADDRESS CHANGES TO BE NOTED ABOVE

WHEN RESPONDING TO RFQ, INSERT NAME AND ADDRESS IN SPACE ABOVE LABELED 'VENDOR'

**GENERAL TERMS & CONDITIONS  
REQUEST FOR QUOTATION (RFQ) AND REQUEST FOR PROPOSAL (RFP)**

1. Awards will be made in the best interest of the State of West Virginia.
2. The State may accept or reject in part, or in whole, any bid.
3. All quotations are governed by the *West Virginia Code* and the *Legislative Rules* of the Purchasing Division.
4. Prior to any award, the apparent successful vendor must be properly registered with the Purchasing Division and have paid the required \$125.00 registration fee.
5. All services performed or goods delivered under State Purchase Orders/Contracts are to be continued for the term of the Purchase Order/Contract, contingent upon funds being appropriated by the Legislature or otherwise being made available. In the event funds are not appropriated or otherwise available for these services or goods, this Purchase Order/Contract becomes void and of no effect after June 30.
6. Payment may only be made after the delivery and acceptance of goods or services.
7. Interest may be paid for late payment in accordance with the *West Virginia Code*.
8. Vendor preference will be granted upon written request in accordance with the *West Virginia Code*.
9. The State of West Virginia is exempt from federal and state taxes and will not pay or reimburse such taxes.
10. The Director of Purchasing may cancel any Purchase Order/Contract upon 30 days written notice to the seller.
11. The laws of the State of West Virginia and the *Legislative Rules* of the Purchasing Division shall govern all rights and duties under the Contract, including without limitation the validity of this Purchase Order/Contract.
12. Any reference to automatic renewal is hereby deleted. The Contract may be renewed only upon mutual written agreement of the parties.
13. **BANKRUPTCY:** In the event the vendor/contractor files for bankruptcy protection, this Contract may be deemed null and void, and terminated without further order.
14. **HIPAA Business Associate Addendum** - The West Virginia State Government HIPAA Business Associate Addendum (BAA), approved by the Attorney General, and available online at the Purchasing Division's web site (<http://www.state.wv.us/admin/purchase/vrc/hipaa.htm>) is hereby made part of the agreement. Provided that, the Agency meets the definition of a Covered Entity (45 CFR §160.103) and will be disclosing Protected Health Information (45 CFR §160.103) to the vendor.

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**INSTRUCTIONS TO BIDDERS**

1. Use the quotation forms provided by the Purchasing Division.
2. **SPECIFICATIONS:** Items offered must be in compliance with the specifications. Any deviation from the specifications must be clearly indicated by the bidder. Alternates offered by the bidder as **EQUAL** to the specifications must be clearly defined. A bidder offering an alternate should attach complete specifications and literature to the bid. The Purchasing Division may waive minor deviations to specifications.
3. Complete all sections of the quotation form.
4. Unit prices shall prevail in cases of discrepancy.
5. All quotations are considered F.O.B. destination unless alternate shipping terms are clearly identified in the quotation.
6. **BID SUBMISSION:** All quotations must be delivered by the bidder to the office listed below prior to the date and time of the bid opening. Failure of the bidder to deliver the quotations on time will result in bid disqualifications.

**SIGNED BID TO:**

Department of Administration  
Purchasing Division  
2019 Washington Street East  
Post Office Box 50130  
Charleston, WV 25305-0130



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<p>IS RECEIVED. UNLESS OTHERWISE SPECIFIED, THE FULLY EXECUTED PURCHASE ORDER WILL BE CONSIDERED NOTICE TO PROCEED.</p> <p>CANCELLATION: THE DIRECTOR OF PURCHASING RESERVES THE RIGHT TO CANCEL THIS CONTRACT IMMEDIATELY UPON WRITTEN NOTICE TO THE VENDOR IF THE MATERIALS OR WORKMANSHIP SUPPLIED ARE OF AN INFERIOR QUALITY OR DO NOT CONFORM WITH THE SPECIFICATIONS OF THE BID AND CONTRACT HERE IN.</p> <p>WAGE RATES: THE CONTRACTOR OR SUBCONTRACTOR SHALL PAY THE HIGHER OF THE U.S. DEPARTMENT OF LABOR MINIMUM WAGE RATES AS ESTABLISHED FOR FAYETTE COUNTY, PURSUANT TO WEST VIRGINIA CODE 21-5A, ET, SEQ. (PREVAILING WAGE RATES APPLY TO THIS PROJECT)</p> <p>ARBITRATION: ANY REFERENCES MADE TO ARBITRATION OR INTEREST FOR PAYMENTS DUE (EXCEPT FOR ANY INTEREST REQUIRED BY STATE LAW) CONTAINED IN THIS CONTRACT OR IN ANY AMERICAN INSTITUTE OF ARCHITECTS DOCUMENTS PERTAINING TO THIS CONTRACT ARE HEREBY DELETED.</p> <p>WORKERS' COMPENSATION: VENDOR IS REQUIRED TO PROVIDE A CERTIFICATE FROM WORKERS' COMPENSATION IF SUCCESSFUL.</p> <p>ALL OF THE ITEMS CHECKED BELOW WILL BE A REQUIREMENT OF THIS CONTRACT:</p> <p>(XX) INSURANCE: SUCCESSFUL VENDOR SHALL FURNISH PROOF OF COMMERCIAL GENERAL LIABILITY INSURANCE PRIOR TO ISSUANCE OF CONTRACT. UNLESS OTHERWISE SPECIFIED IN THE BID DOCUMENTS, THE MINIMUM AMOUNT OF INSURANCE COVERAGE REQUIRED IS \$250,000.</p> <p>( ) BUILDERS RISK INSURANCE: SUCCESSFUL VENDOR SHALL</p>						

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<p>STEEL ARE REQUIRED, THE STATE WILL ACCEPT ONLY ALUMINUM GLASS, OR STEEL PRODUCTS PRODUCED IN THE UNITED STATES. IN ADDITION, ITEMS OF MACHINERY OR EQUIPMENT PURCHASED FOR USE AT THE SITE OF PUBLIC WORKS SHALL BE MADE OF DOMESTIC ALUMINUM, GLASS OR STEEL, UNLESS THE COST OF THE PRODUCT IS LESS THAN \$50,000 OR LESS THAN 10,000 POUNDS OF STEEL ARE USED IN PUBLIC WORKS PROJECTS.</p> <p>FOREIGN MADE ALUMINUM, GLASS OR STEEL PRODUCTS MAY BE ACCEPTED ONLY IF THE COST OF DOMESTIC PRODUCTS IS FOUND TO BE UNREASONABLE. SUCH COST IS UNREASONABLE IF IT IS 20% OR MORE HIGHER THAN THE BID PRICE FOR FOREIGN MADE PRODUCTS. IF THE DOMESTIC ALUMINUM, GLASS OR STEEL PRODUCTS TO BE SUPPLIED OR PRODUCED IN A "SUBSTANTIAL LABOR SURPLUS AREA", AS DEFINED BY THE UNITED STATES DEPARTMENT OF LABOR, FOREIGN PRODUCTS MAY BE SUPPLIED ONLY IF DOMESTIC PRODUCTS ARE 30% OR MORE HIGHER IN PRICE THAN THE FOREIGN MADE PRODUCTS.</p> <p>IF, PRIOR TO THE AWARD OF A CONTRACT UNDER THE ABOVE PROVISIONS, THE SPENDING OFFICER OF THE SPENDING UNIT DETERMINES THAT THERE EXISTS A BID FOR LIKE FOREIGN ALUMINUM, GLASS OR STEEL THAT IS REASONABLE AND LOWER THAN THE LOWEST BID DOMESTIC PRODUCTS, THE SPENDING OFFICE MAY REQUEST, IN WRITING, A REEVALUATION AND REDUCTION IN THE LOWEST BID FOR SUCH DOMESTIC PRODUCTS. ALL VENDORS MUST INDICATE IN THEIR BID IF THEY ARE SUPPLYING FOREIGN ALUMINUM, GLASS OR STEEL.</p> <p>REV. 3/88</p> <p>EXHIBIT 9</p> <p>NOTICE FOR ISSUANCE &amp; ACKNOWLEDGEMENT OF CONSTRUCTION PROJECT ADDENDA</p>						

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BIDDING

\*709025648 01 304-755-4353  
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**NITRO WV 25143**

BIDDING

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<p>THE ARCHITECT/ENGINEER AND/OR AGENCY SHALL BE REQUIRED TO ABIDE BY THE FOLLOWING SCHEDULE IN ISSUING CONSTRUCTION PROJECT ADDENDA FOR STATE AGENCIES:</p> <p>(1) THE ARCHITECT/ENGINEER SHALL PREPARE THE ADDENDUM AND A LIST OF ALL PARTIES THAT HAVE PROCURED DRAWINGS AND SPECIFICATIONS FOR THE PROJECT. THE ADDENDUM AND LIST SHALL BE FORWARDED TO THE BUYER IN THE STATE PURCHASING DIVISION. THE ARCHITECT/ENGINEER SHALL ALSO SEND A COPY OF THE ADDENDUM TO THE STATE AGENCY FOR WHICH THE CONTRACT IS ISSUED.</p> <p>(2) THE BUYER SHALL SEND THE ADDENDUM TO ALL INTERESTED PARTIES AND, IF NECESSARY, EXTEND THE BID OPENING DATE. ANY ADDENDUM SHOULD BE RECEIVED BY THE BUYER WITHIN FOURTEEN (14) DAYS PRIOR TO THE BID OPENING DATE.</p> <p>(3) ALL ADDENDA SHOULD BE FORMALLY ACKNOWLEDGED BY ALL BIDDERS AND SUBMITTED TO THE STATE PURCHASING DIVISION. THE SAME RULES AND REGULATIONS THAT APPLY TO THE ORIGINAL BIDDING DOCUMENT SHALL ALSO APPLY TO AN ADDENDUM DOCUMENT. THE ONLY EXCEPTION MAY BE FOR AN ADDENDUM THAT IS ISSUED FOR THE SOLE PURPOSE OF CHANGING A BID OPENING TIME AND/OR DATE.</p> <p>REV. 11/96</p> <p>EXHIBIT 10</p> <p>ADDENDUM ACKNOWLEDGEMENT</p> <p>I HEREBY ACKNOWLEDGE RECEIPT OF THE FOLLOWING CHECKED</p>						

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<p>ADDENDUM(S) AND HAVE MADE THE NECESSARY REVISIONS TO MY PROPOSAL, PLANS AND/OR SPECIFICATION, ETC.</p> <p>ADDENDUM NOS.:</p> <p>NO. 1     ..<i>Received on 7/17/08</i></p> <p>NO. 2     ..<i>Received on 7/24/08</i></p> <p>NO. 3     ..</p> <p>NO. 4     ..</p> <p>NO. 5     ..</p> <p>I UNDERSTAND THAT FAILURE TO CONFIRM THE RECEIPT OF THE ADDENDUM(S) MAY BE CAUSE FOR REJECTION OF THE BIDS.</p> <p>VENDOR MUST CLEARLY UNDERSTAND THAT ANY VERBAL REPRESENTATION MADE OR ASSUMED TO BE MADE DURING ANY ORAL DISCUSSION HELD BETWEEN VENDOR'S REPRESENTATIVES AND ANY STATE PERSONNEL IS NOT BINDING. ONLY THE INFORMATION ISSUED IN WRITING AND ADDED TO THE SPECIFICATIONS BY AN OFFICIAL ADDENDUM IS BINDING.</p> <p>.....<i>Quinn E. French</i>.....SIGNATURE</p> <p>.....<i>Johnson Controls, Inc.</i>.....COMPANY</p> <p>.....<i>7-31-08</i>.....DATE</p> <p>REV. 11/96</p> <p>CONTRACTORS LICENSE</p>						

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<p>WEST VIRGINIA STATE CODE 21-11-2 REQUIRES THAT ALL PERSONS DESIRING TO PERFORM CONTRACTING WORK IN THIS STATE MUST BE LICENSED. THE WEST VIRGINIA CONTRACTORS LICENSING BOARD IS EMPOWERED TO ISSUE THE CONTRACTORS LICENSE. APPLICATIONS FOR A CONTRACTORS LICENSE MAY B MADE BY CONTACTING THE WEST VIRGINIA DIVISION OF LABOR CAPITOL COMPLEX, BUILDING 3, ROOM 319, CHARLESTON, WV 25305. TELEPHONE: (304) 558-7890.</p> <p>WEST VIRGINIA STATE CODE 21-11-11 REQUIRES ANY PROSPECTIVE BIDDER TO INCLUDE THE CONTRACTORS LICENSE NUMBER ON THEIR BID.</p> <p>BIDDER TO COMPLETE:</p> <p>CONTRACTORS NAME: ... <i>Johnson Controls, Inc.</i> .....</p> <p>CONTRACTORS LICENSE NO.: <i>WV 003182</i> .....</p> <p>THE SUCCESSFUL BIDDER WILL BE REQUIRED TO FURNISH A COPY OF THEIR CONTRACTORS LICENSE PRIOR TO ISSUANCE OF A PURCHASE ORDER/CONTRACT</p> <p style="text-align: center;">APPLICABLE LAW</p> <p>THE WEST VIRGINIA STATE CODE, PURCHASING DIVISION RULES AND REGULATIONS, AND THE INFORMATION PROVIDED IN THE "REQUEST FOR QUOTATION" ISSUED BY THE PURCHASING DIVISION IS THE SOLE AUTHORITY GOVERNING THIS PROCUREMENT.</p> <p>ANY INFORMATION PROVIDED IN SPECIFICATION MANUALS, OR ANY OTHER SOURCE, VERBAL OR WRITTEN, WHICH CONTRADICTS OR ALTERS THE INFORMATION PROVIDED FROM THE SOURCES AS DESCRIBED IN THE ABOVE PARAGRAPH IS VOID AND OF NO</p>						

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<p>EFFECT.</p> <p>BANKRUPTCY: IN THE EVENT THE VENDOR/CONTRACTOR FILES FOR BANKRUPTCY PROTECTION, THIS CONTRACT IS AUTOMATICALLY NULL AND VOID, AND IS TERMINATED WITHOUT FURTHER ORDER.</p>						
<p>REV. 1/2005</p> <p style="text-align: center;">NOTICE</p> <p>A SIGNED BID MUST BE SUBMITTED TO:</p> <p style="text-align: center;">DEPARTMENT OF ADMINISTRATION          PURCHASING DIVISION          BUILDING 15          2019 WASHINGTON STREET, EAST          CHARLESTON, WV 25305-0130</p> <p>THE BID SHOULD CONTAIN THIS INFORMATION ON THE FACE OF THE ENVELOPE OR THE BID MAY NOT BE CONSIDERED:</p> <p>SEALED BID</p> <p>BUYER: JOHN ABBOTT-----</p> <p>REQ. NO.: COR61381-----</p> <p>BID OPENING DATE: 7/17/2008-----</p> <p>BID OPENING TIME: 1:30 PM-----</p> <p>PLEASE PROVIDE A FAX NUMBER IN CASE IT IS NECESSARY TO CONTACT YOU REGARDING YOUR BID:</p>						

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----- PLEASE PRINT OR TYPE NAME OF PERSON TO CONTACT CONCERNING THIS QUOTE: -----						
***** THIS IS THE END OF RFQ COR61381 ***** TOTAL: _____						

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COR61381

## BASE BID SCOPE OF WORK

- Extend existing Metasys system at Mount Olive facility. Utilize existing Network Automation Engine and Workstation onsite to extend the existing system.
  - Replace all existing pneumatic control devices, sensors and actuators. Furnish any new control devices, sensors and actuators required to achieve the sequence of operation for each mechanical system. Furnish any new control devices, sensors and actuators as shown on the control flow diagrams and point lists for each mechanical system. Furnish and install all servers, network controllers, digital controllers, control panels, transformers, sensors, actuators, and control components as required for a fully function control system as specified.
  - All space temperature sensors shall be tamperproof with no set-point adjustment.
  - Furnish all control wire that will be installed by the owner as specified.
  - The owner will provide a man lift for use in the installation. The man lift must be scheduled forty eight hours prior with the owner.
  - The owner shall be responsible for any 120VAC source power wiring required for the project.
  - The owner shall be responsible for all N2 network wiring required for the project. The owner will be responsible for any Ethernet communications wire pulls throughout the complex.
  - The owner will install wiring and raceway according to NEC and manufacturer's recommendations.
- 
- Existing control wiring and raceway shall be reused if it meets the requirements for the intended use. If existing wire is reused it must be covered under warranty as new.
  - If any HVAC owner equipment is found to have faulty parts, the control contractor will give the owner a proposal for replacement, **which, if owner agrees, will submit for official change order to contract.**
  - Existing control panels and transformers can be reused. If existing control panels or transformers are reused they must be covered under warranty as new.
  - There will not be any replacement of electric control damper actuators on the project.
  - There will not be any replacement of fire and or smoke dampers on the project.
  - There is no control work associated with the generator included in this proposal.
  - Field verify existing equipment and controls and furnish all required control components to replace existing pneumatic controls and provide a fully functional control system.
  - Control contractor shall dispose of all trash and pneumatic control components.
  - Within two weeks of the contract award, coordinate all work with the owner and generate a detailed schedule for completion of the work by area and mechanical system. The schedule duration shall not be more than 360 days.
  - The owner will provide an escort for the control contractor that must be present at all times while the control contractor is working. If the owner is unable to provide an escort or provide access to an area **that was previously scheduled for work by owner and contractor, the control contractor will be compensated for lost time based on the hourly rate documented for this bid. This compensation will be processed through an official change order.**
  - Control contractor must conform with all site specific work requirements including daily inventory of tools and materials.
  - Furnish 40 hours of onsite training for the owner as scheduled by the owner.
  - Furnish one year parts and labor warranty for the all work performed under this scope of work. **Parts and labor warranty to begin upon acceptance by owner of completed project.**
  - Furnish a complete test and balance of all mechanical systems that are included in the scope of work for this project. Test and balance shall be done by a contractor certified by AABC, NEBB or TABB. Test and balance contractor shall make necessary adjustments to balance all air systems and hydronic systems to meet original design requirements. Furnish a complete test and balance report to the owner for all mechanical systems.

## USER INTERFACE BASE BID SCOPE OF WORK

### USER INTERFACE

- Extend existing Metasys system at Mount Olive facility. Utilize existing Network Automation Engine and Workstation onsite to expand the existing system. All work to be performed by a factory trained and authorized control contractor.
- Furnish labor for programming and setup as required to map back all control points to the existing Metasys system.
- Furnish programming labor as required to set up schedules, trends and user profiles as requested by the owner.
- Furnish any programming labor required to meet sequences of operation.

## AREA A&B – Administration Area BASE BID SCOPE OF WORK

### AIR HANDLING UNITS (AHU-A1, AHU-A2, AHU-A3 & AHU-B1)

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement where possible. Field control wiring installed for space thermostats or remote duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

### FAN COIL UNITS (6 Each)

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.

- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the Fan Coil Unit.
- Replacement of control valve and installation of new space thermostat control wiring will be done by the owner at the time that each FCU is shutdown.
- N2 network bus shall be installed by the owner prior to the shutdown of each FCU for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuator for dampers if required. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **VAV BOX W/ REHEAT (15 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the VAV Box. Furnish transformer power packs with adequate capacity to supply 24VAC to all new VAV controllers and control devices.
- N2 network bus and 24VAC power wiring shall be installed by the owner prior to the shutdown of each VAV for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install prior to or at the time of the shutdown of each VAV for controls replacement.
- Replacement of the control valve will be done by the owner at the time that each VAV Box is shutdown for controls replacement.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for VAV box. . Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **FAN POWERED VAV BOX W/ REHEAT (41 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the VAV Box. Furnish transformer power packs with adequate capacity to supply 24VAC to all new VAV controllers and control devices.
- N2 network bus and 24VAC power wiring shall be installed by the owner prior to the shutdown of each VAV for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install prior to or at the time of the shutdown of each VAV for controls replacement.
- Replacement of the control valve will be done by the owner at the time that each VAV Box is shutdown for controls replacement.

- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for VAV box. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **EXHAUST FANS (8 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all exhaust fans in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for exhaust fans will be installed by the owner prior to or during the same time that VAV Box controls replacement for this area is being executed.
- Owner to furnish 120VAC power to control panel for control/monitoring of exhaust fans. N2 network bus shall be installed by the owner for the control panel.
- Furnish labor for field validation to meet sequence of operation as specified.

### **AREA C – Quilliams Area BASE BID SCOPE OF WORK**

#### **AIR HANDLING UNITS (AHU-C1,AHU-C2)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Space temperature sensors and remote duct temperature sensors probes shall be installed by the owner under the supervision of the controls contractor.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **ECONOMIZER DAMPERS IN WINDOWS (26 Each).**

- Exclude any work associated with these dampers under this proposal..

**EXHAUST FANS (8 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all exhaust fans in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
  - Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
  - Control wiring for exhaust fans will be installed by the owner during the time that AHU controls replacement for this area is executed.
  - Owner to furnish 120VAC power to control panel for control/monitoring of exhaust fans. N2 network bus shall be installed by the owner for the control panel.
  - Furnish labor for field validation to meet sequence of operation as specified.
-

## **AREA E – Medical Unit Area BASE BID SCOPE OF WORK**

### **AIR HANDLING UNITS (AHU-E1,AHU-E2)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Space temperature sensors and remote duct temperature sensors probes shall be installed by the owner under the supervision of the controls contractor.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

### **HEATING AND VENTILATION UNIT (HVU-E1)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the HVU under a temp control strategy to minimize downtime of the HVU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Space temperature sensors and remote duct temperature sensors probes shall be installed by the owner under the supervision of the controls contractor.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the HVUs. Any control wiring for control devices remote from the HVU will be the responsibility of the owner to install. Control wiring installed by the owner shall include but



not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.

- N2 network bus shall be installed by the owner prior to the shutdown of each HVU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each HVU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the HVU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **FAN COIL UNITS (3 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the Fan Coil Unit.
- Replacement of control valve and installation of new space thermostat control wiring will be done by the owner at the time that each FCU is shutdown.
- N2 network bus shall be installed by the owner prior to the shutdown of each FCU for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuator for dampers if required. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **EXHAUST FANS (4 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all exhaust fans in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for exhaust fans will be installed by the owner prior to or during the same time that controls replacement for this area is being executed.
- Owner to furnish 120VAC power to control panel for control/monitoring of exhaust fans. N2 network bus shall be installed by the owner for the control panel.
- Furnish labor for field validation to meet sequence of operation as specified.

#### **INTAKE DAMPERS (3 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all intake dampers in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system
- Furnish and install command relay and Hand-Off-Auto switch for intake dampers.
- Furnish command and status relay for each intake damper to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for intake dampers will be installed by the owner prior to or during the same time that controls replacement for this area is being executed.
- Furnish labor for field validation of operation.

**NEGATIVE PRESSURE ROOM MONITORS (3 Each)**

- Furnish and install room pressure monitors to monitor negative pressure in isolation rooms. Room pressure monitors shall be compatible to communicate with N2 protocol to existing Metasys system. Room pressure monitors shall be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for room pressure monitors will be installed by the owner prior during the time that controls replacement for this area is executed. Owner to furnish 120VAC power to room pressure monitors.
- N2 network bus shall be installed by the owner prior to the shutdown of each room pressure monitor for the controls replacement.
- Furnish labor for field validation to meet sequence of operation as specified.

## **AREA F- Mental Health, Main Dining and Central Receiving BASE BID SCOPE OF WORK**

**AIR HANDLING UNITS (AHU-F1; AHU-F2)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

**MAKE-UP AIR UNITS (MAU-F1; MAU-F2; MAU-F3)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all make-up air units in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.

- Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Furnish discharge air temperature sensor probe to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for make-up air units will be installed by the owner prior to or during the same time that controls replacement for this area is being executed.
- Owner to furnish 120VAC power to control panel for monitoring of MAUs.
- N2 network bus shall be installed by the owner for the control panel.
- Furnish labor for field validation to meet sequence of operation as specified

#### **FAN COIL UNITS (2 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the Fan Coil Unit.
- Replacement of control valve and installation of new space thermostat control wiring will be done by the owner at the time that each FCU is shutdown.
- N2 network bus shall be installed by the owner prior to the shutdown of each FCU for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuator for dampers if required. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **BOILER/CHILLER PLANT**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish and install required field control wiring and raceway in the mechanical room. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. This includes but is not limited to control wiring for temperature and/or humidity sensors, control devices, and control dampers.
- N2 network bus shall be installed by the owner to the local control panel prior to the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the replacement.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

## AREA G- Prison Industries Area BASE BID SCOPE OF WORK

### AIR HANDLING UNITS (AHU-G1; AHU-G2; AHU-G3; AHU-G4; AHU-G5)

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

### HEATING AND VENTILATION UNITS (HVU-G1; HVU-G2; HVU-G3; HVU-G4)

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the HVU under a temp control strategy to minimize downtime of the HVU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Space temperature sensors and remote duct temperature sensors probes shall be installed by the owner under the supervision of the controls contractor.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the HVUs. Any control wiring for control devices remote from the HVU will be the responsibility of the owner to install. Control wiring installed by the owner shall include but

not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.

- N2 network bus shall be installed by the owner prior to the shutdown of each HVU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each HVU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the HVU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric

#### **FAN COIL UNITS (3 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the Fan Coil Unit.
- ~~Replacement of control valve and installation of new space thermostat control wiring will be done by the owner at the time that each FCU is shutdown.~~
- N2 network bus shall be installed by the owner prior to the shutdown of each FCU for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuator for dampers if required. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **EXHAUST FANS (15 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all exhaust fans in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for exhaust fans will be installed by the owner prior to or during the same time that controls replacement for this area is being executed.
- Owner to furnish 120VAC power to control panel for control/monitoring of exhaust fans. N2 network bus shall be installed by the owner for the control panel.
- Furnish labor for field validation to meet sequence of operation as specified.

**AIR-AIR HEAT EXCHANGER (HX-G1,G2,G3)**

- Maintain existing control interlocks. No new controls work under this proposal.

**CONTROL DAMPERS ON PERIMETER (18)**

- Maintain existing control interlocks. No work under this proposal.

## **AREA H- Education Area BASE BID SCOPE OF WORK**

**AIR HANDLING UNIT (AHU H1)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the AHU under a temp control strategy to minimize downtime of the AHU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the AHUs. Any control wiring for control devices outside the mechanical room will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each AHU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each AHU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the AHU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

**FAN COIL UNITS (3 Each)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the Fan Coil Unit.
- Replacement of control valve and installation of new space thermostat control wiring will be done by the owner at the time that each FCU is shutdown.

- N2 network bus shall be installed by the owner prior to the shutdown of each FCU for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuator for dampers if required. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **ROOTOP UNIT (1 Each)**

- Furnish and install network thermostat, sensors, actuators, relays and control devices for RTU. Network thermostat shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish and install required control wiring at the RTU.
- Owner to furnish and install control wiring from network thermostat to RTU as required.
- N2 network bus shall be installed by the owner prior to the controls replacement for the RTU
- Furnish labor for field validation to meet sequence of operation as specified.

#### **FAN POWERED VAV BOX W/ REHEAT (15)**

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawings, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Pneumatic control valve shall be furnished by the control contractor and installed by the owner with new electric control valve under the supervision of the controls contractor.
- Furnish and install required control wiring at the VAV Box. Furnish transformer power packs with adequate capacity to supply 24VAC to all new VAV controllers and control devices.
- N2 network bus and 24VAC power wiring shall be installed by the owner prior to the shutdown of each VAV for the controls replacement. Control wiring for the space thermostat will be the responsibility of the owner to install prior to or at the time of the shutdown of each VAV for controls replacement.
- Replacement of the control valve will be done by the owner at the time that each VAV Box is shutdown for controls replacement.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for VAV box. Furnish all required retrofit hardware to retrofit from pneumatic to electric.

#### **EXHAUST FANS (5 Each)**

- Furnish and install a digital controller and control panel with adequate capacity to monitor/control all exhaust fans in this area. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish command and status relay to be installed by the control contractor after the control wiring to these devices has been installed by the owner.
- Control wiring for exhaust fans will be installed by the owner prior to or during the same time that controls replacement for this area is being executed.
- Owner to furnish 120VAC power to control panel for control/monitoring of exhaust fans. N2 network bus shall be installed by the owner for the control panel.
- Furnish labor for field validation to meet sequence of operation as specified.

## AREA I – Gym and Chapel BASE BID SCOPE OF WORK

### SPLIT SYSTEM (AHU-I1)

- Furnish and install network thermostat, sensors, actuators, relays and control devices for split system. Network thermostat shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish and install required control wiring at the split system.
- Owner to furnish and install control wiring from network thermostat to air handling unit and remote condensing unit if required. N2 network bus shall be installed by the owner prior to the controls replacement for the split system.
- Furnish labor for field validation to meet sequence of operation as specified.

### HEATING AND VENTILATION UNIT (HVU-I1)

- Furnish and install all control devices, sensors, actuators, relays and control devices to replace existing pneumatic controls and devices in the mechanical rooms. Furnish all control devices, sensors, actuators, relays and control devices as shown on the control drawing, point schedule and as required to meet the sequence of operation as specified.
- Furnish and install a digital controller with adequate capacity to monitor/control all control devices, sensors, actuators, relays and control devices. Digital controller shall be compatible to communicate with N2 protocol to existing Metasys system.
- Furnish necessary control components and labor as required to control the HVU under a temp control strategy to minimize downtime of the HVU until all field wiring for control components outside the mechanical room is installed by the owner and the specified sequence of operation can be achieved.
- Space temperature sensors and remote duct temperature sensors probes shall be installed by the owner under the supervision of the controls contractor.
- Pneumatic control devices outside of the mechanical room shall be replaced after the control wiring to these devices has been installed by the owner.
- Furnish and install required field control wiring and raceway in the mechanical rooms local to the HVUs. Any control wiring for control devices remote from the HVU will be the responsibility of the owner to install. Control wiring installed by the owner shall include but not be limited to control wiring for space temperature and/or humidity sensors, differential pressure sensors, remote economizer dampers and relief dampers.
- N2 network bus shall be installed by the owner prior to the shutdown of each HVU for the controls replacement. Any remote field control wiring installed by the owner shall be installed prior to the shutdown of each HVU for the controls replacement. Field control wiring installed for space thermostats or duct probe thermostats can be installed following the controls replacement on the HVU.
- Furnish labor for field validation to meet sequence of operation as specified.
- Furnish and install electric actuators for valves and dampers. Furnish all required retrofit hardware to retrofit from pneumatic to electric



## ALTERNATE 1 SCOPE OF WORK

- Under Bid Alternate 1, Furnish and install ADS Server to support up to five simultaneous users, graphics and long term trending of data. ADS Server shall be installed by a factory trained and authorized control company. Furnish full dynamic graphics package including a site plan and floor plans of each level in each building. Floor plans shall have links to mechanical system graphics. Each mechanical system will have a dynamic graphic that represents all points monitored and controlled for that system.

## ALTERNATE 2 SCOPE OF WORK

Under Bid Alternate 2, furnish a 1 year maintenance contract for the Metasys system. The contract shall include ten days of service to be scheduled by the owner throughout the contract term. Each service day shall include no less than six hours of onsite time after travel to and from the site. Each service day shall be used at the owner's discretion to make program changes to field controllers, to make program changes and adjustments at the headend, to build graphics, to backup data and to train owner's personnel.

BASE BID                    \$ 477,025.00

ALTERNATE 1            \$ 21,775.00

ALTERNATE 2            \$ 12,270.00

\* Hourly Rate            \$ 70.00 X 12 Hours = \$ 840.00 (Extended Total)

Grand Total w/ Base Bid+Alternate #1+Hourly Rate Extended Total = \$ 499,640.00

Grand Total w/ Base Bid+Alternate #2+Hourly Rate Extended Total = \$ 490,135.00

Grand Total w/ Base Bid+Alternates #1 & 2+Hourly Rate Extended Total = \$ 511,910.00

\* Hourly Rate is for compensating the contractor for lost work time, when an escort is not available for an approved scheduled work area. Contractor understands he/she will not be compensated if he/she can work in another approved area.

STATE OF WEST VIRGINIA  
Purchasing Division

## PURCHASING AFFIDAVIT

**West Virginia Code §5A-3-10a states:** No contract or renewal of any contract may be awarded by the state or any of its political subdivisions to any vendor or prospective vendor when the vendor or prospective vendor or a related party to the vendor or prospective vendor is a debtor and the debt owed is an amount greater than one thousand dollars in the aggregate

### DEFINITIONS:

"Debt" means any assessment, premium, penalty, fine, tax or other amount of money owed to the state or any of its political subdivisions because of a judgment, fine, permit violation, license assessment, defaulted workers' compensation premium, penalty or other assessment presently delinquent or due and required to be paid to the state or any of its political subdivisions, including any interest or additional penalties accrued thereon.

"Debtor" means any individual, corporation, partnership, association, limited liability company or any other form or business association owing a debt to the state or any of its political subdivisions. "Political subdivision" means any county commission; municipality; county board of education; any instrumentality established by a county or municipality; any separate corporation or instrumentality established by one or more counties or municipalities, as permitted by law; or any public body charged by law with the performance of a government function or whose jurisdiction is coextensive with one or more counties or municipalities. "Related party" means a party, whether an individual, corporation, partnership, association, limited liability company or any other form or business association or other entity whatsoever, related to any vendor by blood, marriage, ownership or contract through which the party has a relationship of ownership or other interest with the vendor so that the party will actually or by effect receive or control a portion of the benefit, profit or other consideration from performance of a vendor contract with the party receiving an amount that meets or exceeds five percent of the total contract amount.

**EXCEPTION:** The prohibition of this section does not apply where a vendor has contested any tax administered pursuant to chapter eleven of this code, workers' compensation premium, permit fee or environmental fee or assessment and the matter has not become final or where the vendor has entered into a payment plan or agreement and the vendor is not in default of any of the provisions of such plan or agreement.

**LICENSING:** Vendors must be licensed and in good standing in accordance with any and all state and local laws and requirements by any state or local agency of West Virginia, including, but not limited to, the West Virginia Secretary of State's Office, the West Virginia Tax Department, West Virginia Insurance Commission, or any other state agencies or political subdivision. Furthermore, the vendor must provide all necessary releases to obtain information to enable the Director or spending unit to verify that the vendor is licensed and in good standing with the above entities.

**CONFIDENTIALITY:** The vendor agrees that he or she will not disclose to anyone, directly or indirectly, any such personally identifiable information or other confidential information gained from the agency, unless the individual who is the subject of the information consents to the disclosure in writing or the disclosure is made pursuant to the agency's policies, procedures and rules. Vendors should visit [www.state.wv.us/admin/purchase/privacy](http://www.state.wv.us/admin/purchase/privacy) for the Notice of Agency Confidentiality Policies.

Under penalty of law for false swearing (West Virginia Code, §61-5-3), it is hereby certified that the vendor acknowledges the information in this said affidavit and are in compliance with the requirements as stated.

Vendor's Name: Johnson Controls, Inc.

Authorized Signature: Quinn E. French Date: 7-31-08



**BID BOND**

KNOW ALL BY THESE PRESENTS, That we, Johnson Controls, Inc.

of 5757 North Green Bay Avenue, Milwaukee, WI 53209 (hereinafter called the Principal),

as Principal, and Safeco Insurance Company of America

(hereinafter called the Surety), as Surety are held and firmly bound unto

State of West Virginia

(hereinafter called the Obligee) in the penal sum of Twenty Three Thousand, Eight Hundred Fifty One and 25/100 Dollars (\$23,851.25)

for the payment of which the Principal and the Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION IS SUCH, That WHEREAS, the Principal has submitted or is about to submit a proposal to the Obligee on a contract for

RFQ COR61381

NOW, THEREFORE, If the said Contract be timely awarded to the Principal and the Principal shall, within such time as may be specified, enter into the Contract in writing, and give bond, if bond is required, with surety acceptable to the Obligee for the faithful performance of the said Contract, then this obligation shall be void; otherwise to remain in full force and effect.

Signed and sealed this 31 day of July, 2008.

Margaret L. Barlow  
Margaret L. Barlow Witness

Johnson Controls, Inc. (Seal)  
Principal  
Merfee G. Marciniak  
Merfee G. Marciniak; Attorney-In-Fact Title

Lucy Hantzsch  
Lucy Hantzsch Witness

Safeco Insurance Company of America  
By Cathy Hutson  
Cathy Hutson Attorney-in-Fact





POWER OF ATTORNEY

Safeco Insurance Company of America
General Insurance Company of America
Safeco Plaza
Seattle, WA 98185

No. 10618

KNOW ALL BY THESE PRESENTS:

That SAFECO INSURANCE COMPANY OF AMERICA and GENERAL INSURANCE COMPANY OF AMERICA, each a Washington corporation, does each hereby appoint

KATHLEEN A. CRARY; CATHY HUTSON; DANIEL J. KWIECINSKI; TRACY K. MATTHEWS; WENDY S. MILLER; DANIEL J. SAPIRO; LISA M. SLAKES; Milwaukee, Wisconsin

its true and lawful attorney(s)-in-fact, with full authority to execute on its behalf fidelity and surety bonds or undertakings and other documents of a similar character issued in the course of its business, and to bind the respective company thereby.

IN WITNESS WHEREOF, SAFECO INSURANCE COMPANY OF AMERICA and GENERAL INSURANCE COMPANY OF AMERICA have each executed and attested these presents

this 7th day of November, 2006

Handwritten signature of Stephanie Daley-Watson

Handwritten signature of Tim Mikolajewski

STEPHANIE DALEY-WATSON, SECRETARY

TIM MIKOLAJEWSKI, SENIOR VICE-PRESIDENT, SURETY

CERTIFICATE

Extract from the By-Laws of SAFECO INSURANCE COMPANY OF AMERICA and of GENERAL INSURANCE COMPANY OF AMERICA:

"Article V, Section 13. - FIDELITY AND SURETY BONDS ... the President, any Vice President, the Secretary, and any Assistant Vice President appointed for that purpose by the officer in charge of surety operations, shall each have authority to appoint individuals as attorneys-in-fact or under other appropriate titles with authority to execute on behalf of the company fidelity and surety bonds and other documents of similar character issued by the company in the course of its business...

Extract from a Resolution of the Board of Directors of SAFECO INSURANCE COMPANY OF AMERICA and of GENERAL INSURANCE COMPANY OF AMERICA adopted July 28, 1970.

"On any certificate executed by the Secretary or an assistant secretary of the Company setting out,

- (i) The provisions of Article V, Section 13 of the By-Laws, and
(ii) A copy of the power-of-attorney appointment, executed pursuant thereto, and
(iii) Certifying that said power-of-attorney appointment is in full force and effect,

the signature of the certifying officer may be by facsimile, and the seal of the Company may be a facsimile thereof."

I, Stephanie Daley-Watson, Secretary of SAFECO INSURANCE COMPANY OF AMERICA and of GENERAL INSURANCE COMPANY OF AMERICA, do hereby certify that the foregoing extracts of the By-Laws and of a Resolution of the Board of Directors of these corporations, and of a Power of Attorney issued pursuant thereto, are true and correct, and that both the By-Laws, the Resolution and the Power of Attorney are still in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the facsimile seal of said corporation

this 31 day of July, 2008



Handwritten signature of Stephanie Daley-Watson

STEPHANIE DALEY-WATSON, SECRETARY

Safeco and the Safeco logo are registered trademarks of Safeco Corporation.

Johnson Controls, Inc.

**DELEGATION OF AUTHORITY**

The undersigned, President of Johnson Controls, Inc., a Wisconsin corporation (the "Company"), pursuant to the authority vested in him by a certain resolution adopted by the Board of Directors of the Company on January 23, 1980, hereby authorizes:

Meree G. Marciniak

to perform, on behalf of the Company and/or its subsidiaries, the acts described below:

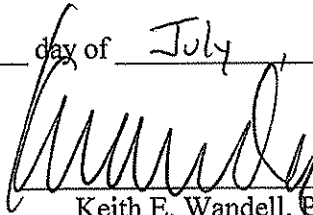
To execute and deliver, as attorney-in-fact for the Company, any and all surety bonds necessary and proper in carrying on the business of the Company.

This authority does not extend to:

- a. the execution of contracts for the performance of work, sale of goods, and furnishing of services;
- b. the collection, receipt and recovery of monies due or to become due to the Company and the issuance of receipts and releases for the payment thereof;
- c. the signing of any notes, contracts, or any other agreement to borrow money in the name of the Company; and
- d. the signing, on behalf of the Company, of any deeds, abstracts, offers to purchase, or any other instruments pertaining to the purchase or sale of real property.

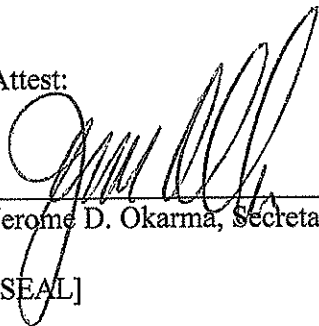
This authority shall remain in full force and effect for six (6) months from the date of issue.

Signed at Milwaukee, Wisconsin, this 31 day of July, 2008.



Keith E. Wandell, President

Attest:



Jerome D. Okarma, Secretary

[SEAL]

