



CONTRACTING PROPOSAL

DATE: November 19, 2018

TO: City of Clearwater

ATTN: Mark Jansen

PROJECT: Clearwater PD Project-REVISED for Clarification

INTRODUCTION

Tampa Bay Trane (TBT) is pleased to provide the following quotation for the turnkey work required for the project. We would like to take a moment to thank you for allowing us the opportunity to provide this proposal and, for your confidence in Tampa Bay Trane to provide a solution for the work requested. Below you will find the scope of work to be performed under this quotation. If you have any questions, please feel free to contact us.





DESCRIPTION:

TBT will remove and replace two (2) air-cooled chillers, nine (9) pumps, two (2) boilers and new VRF system at the Clearwater Police Department, in Clearwater, Florida. TBT will provide the complete turnkey project to install the above equipment and VRF system per the following drawings: Cover page (dated 6/27/18), DM1.1 (dated 1/9/18), DE1.1 (dated 1/9/18), S1.1 (dated 9/19/17), M0.1 (dated 6/27/17), M1.1 (dated 1/9/18), M1.2 (dated 1/9/18), M1.3 (dated 1/9/18), M3.1 (dated 1/9/18), M3.2 (dated 1/9/18), M4.1 (dated 1/9/18), E0.1 (dated 1/9/18), E3.1 (dated 1/9/18), E3.2 (dated 9/19/17).

SCOPE OF WORK:

1. Provide and install new air cooled chillers, Pumps, Boilers and VRF system per drawings listed above and described below:
 - a. **Weekend Installation:**
 - i. Set VRF Condenser and install steel on the Roof per drawing S1.1.
 - ii. Set both Boilers on Roof same weekend as the VRF condensers.
 - iii. Remove and re-set new Chillers.
 - iv. Remove old Boilers from Roof.
 - b. **Weekday Installation:**
 - i. Provide and install pipe and VRF System.
 - ii. Pipe and install one chiller at a time.
 - iii. Re-pipe and connect new Chiller 1 and start-up and make operational.
 - iv. Re-pipe and connect new Chiller 2 and start-up and make operational.
 - v. Startup VRF System and confirm functionality before any chiller work is started.
 - vi. Startup and confirm boiler operation.
 - vii. Remove and reinstall new pumps.
 - viii. Once project is finished, TBT will provide final clean of the project area and walk owner to verify conditions are acceptable.
 - ix. TBT will provide a test and balance of the systems by a certified Test & Balance company.
 - x. TBT will coordinate all Inspections and close outs.
 - xi. TBT will contract with Siemens for the expansion and modification of the BAS control system.Please see the scope of work in the next section.



- c. **Training:** TBT will provide eight (8) hours of training on the VRF system for the Owner.

BAS CONTROL SCOPE OF WORK:

TBT will contract with Siemens for the following scope of work:

1. Furnish and install, a Building Management System (BMS). The system shall be comprised of a network of various independent Stand-alone Digital Controllers, electric/electronic control equipment, thermostats, sensors, controllers, valves, panels and related hardware, software and other accessory equipment, along with a complete system of electrical control wiring, and software generation to fill the intent of the specifications and provide for a complete and operable system.
2. The following will part of the project:
 - A. Building Management System :**
 - i. PCs and Software: Update UI graphics/programming as necessary to integrate new equipment into existing BMS.
 - B. Chillers:**
 - i. RM-P1, RM-P2: Units controlled by Trane UC600. Points list readable through Bacnet integration shown on M4.1. Sequence of Operations as shown on M.1 only.
 - C. VRF System:**
 - i. Siemens integration to VRF through manufacturer provided Bacnet master controller. Siemens BAS to monitor and allow set point control of VRF system per drawing note on 5.1. No other functionality will be available through BAS, all other control by manufacturer's unit controller. Siemens installer will provide all VRF wiring and communicate on link between manufacturers provided control panel and Siemens field panel.
 - D. Boilers:**
 - i. Boilers to be provided with Bacnet/MSTP interface for integration into existing BMS. Hot water reset programming and OA temperature sensor (hard wired to Siemens field panel) to be provided for HHW boiler only. All interfaces with domestic hot water boiler is through manufacturer provided Bacnet gateway.
 - E. Pumps:**
 - i. Pumps (2) to be provided with VFD per schedule note. 1. Siemens to interface with VFD through manufacturer provided Bacnet/MSTP gateway. All points in BMS to be pulled from VFD, no hard wired points included.
 - F. Valves:**
 - i. Siemens will provide the following valves: Two (2) 3-way modulating globe valves to serve hot water system as shown on M3.1 detail 6, and two (2) Chiller isolation valves.

Tampa Bay Trane



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SPECIAL EXCLUSIONS:

1. Any time for unforeseen conditions.
2. Any type of GPR or X-ray.
3. Any type of temporary cooling or heating.

General Exclusions:

The following is excluded unless specifically included in this proposal scope of work.

Any modifications, code compliant or general equipment upgrades or repairs, devices, equipment, engineering, any type of load studies or calculations, energy savings calculations, AHCA reviews, duct cleaning or sealing, fire protection, painting, wall framing, ceiling work, sheetrock work, electrical or electrical upgrades, relocating client furnishings, finishes, furniture or electronics, asbestos testing and removal, mold remediation, utility service cost, temporary cooling or heating, temporary facilities or utilities, flushing or water treatment, testing, adjusting, excavation or backfill, landscaping, concrete, stucco or masonry, roof work, confined space work or permits, hoisting, permits, EPA fees or any other service that is not listed in the scope of work. No impact fees, security/health badging, clearances, training, off-site waste disposal or dumpster costs. Infection control materials, equipment, maintenance, and costs are to be provided by others. TBT will comply with the appropriate procedures.

WARRANTY & MAINTENANCE PROGRAM ON MECHANICAL EQUIPMENT:

1. **TBT will provide a 10-year Full Maintenance Warranty on the chillers on parts, labor, refrigerant, service contract, coil coatings, and coils.**
2. TBT will provide a 10-year Preventative Maintenance (PM) service contract for the two (2) new air-cooled chillers. Scope includes four (4) trips per year- three (3) Minor and one (1) Major.
3. TBT will provide a 10-year PM contract service contract for the inspection of coil coatings only for the two (2) new air-cooled chillers.
4. TBT will provide a 10-year Manufacturers for parts labor and refrigerant warranty for the two (2) new air-cooled chillers.
5. For the VRF system, TBT will provide a 10-year PM for only one (1) VRF Condenser only and covers the inspection on coatings only. 2 trips per year. **(5 years covered - 10 year not available)**
6. Quantity (1) VRF Condenser Only. Manufactures 10 year full parts warranty. No Labor. **(Covered in current pricing with Mitsubishi's standard conditions.)**
7. Quantity (11) VRF indoor cassettes. Manufactures 10 year full parts warranty only. **No Labor. (Covered in current pricing with Mitsubishi's standard conditions.)**
8. **TBT will provide structural tie-downs with FL PE stamps for the chillers and VRF condensing unit.**
9. Quantity (2) Boilers. Standard 1 year warranty.

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10. Quantity (9) Pumps. Standard 1 year warranty.
11. **Please Note: 10 year PM on the coatings for the VRF condenser are not available.**
12. **Customer to provide removal of ceiling tiles.**

INVESTMENT:

In accordance with TBT standard terms, conditions and standard project general exclusions, the investment for the project is:

2 PO's:

Equipment: \$303,106.26

Install: \$571,893.74

\$875,000.00

U.S. Communities Contract: 15-JLP-023

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http://www.tampabaytrane.com/Terms-Conditions/Contracting_TC.pdf

This Agreement is subject to Customer's acceptance of Tampa Bay Trane Terms and Conditions. A copy of our Terms and Conditions are available for review by following the web link above.

<u>CUSTOMER ACCEPTANCE</u>	<u>TAMPA BAY TRANE ACCEPTANCE</u>
	Jessica York
Signature of Authorized Representative	Signature of Authorized Representative
Print Name	Tampa Bay System Sales Inc. dba/Tampa Bay Trane Company
Title	Account Executives
Date	Title
Purchase Order	Date