

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

REQUEST FOR PROPOSAL
NO. 2021-02

PROJECT NAME
REPLACEMENT OF HALLSVILLE INTERMEDIATE SCHOOL CHILLER

CLOSING:
SEPTEMBER 3, 2021

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
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REQUEST FOR PROPOSAL
NO. 2021-02

PROJECT NAME
REPLACEMENT OF HALLSVILLE INTERMEDIATE SCHOOL CHILLER

The Hallsville R-IV School District (“District”) is seeking written proposals from qualified firms for the replacement of the existing chiller at Hallsville Intermediate School. Proposals will be received by the District in Central Office until September 3, 2021 in accordance with the specifications and needs as described herein.

Proposals must be in sealed envelopes, marked plainly and prominently:
INTERMEDIATE CHILLER RFP

Proposals must be addressed/delivered on or before 11:00 AM on September 3, 2021 to:

Hallsville R-IV School District
Attn: Billy Roberts, Facilities Lead
421 E Hwy 124
Hallsville, Missouri 65255

Faxed or emailed proposals will not be accepted.

Award of this proposal is planned for September 15, 2021. All submissions will be opened at 11:00 AM on September 3, 2021, and all interested persons are invited to be present. Opening will take place at the District Central Office located at 421 E. Hwy 124, Hallsville, MO 65255. Vendors are welcomed to attend the opening, but attendance is not mandatory. Lack of attendance will NOT be construed to indicate lack of interest nor will it reflect negatively on Vendor during review of proposals.

This Request for Proposal (RFP) will be incorporated into and referred to as Exhibit A in the contract.

This RFP does not commit the District to award a contract or pay any costs incurred in the preparation of a proposal responsive to this request. The District reserves the right to reject any and all proposals and to waive any irregularities in the proposals received whenever such selection, rejection or waiver is in its best interest. The District further reserves the right to accept or reject all or part of any proposal, or to cancel in part or in its entirety this RFP for any reason, or no reason, without liability being incurred by the District to any company for any expense, cost, loss or damage incurred or suffered by the company as a result of such cancellation. This inquiry implies no obligation on the part of the District, nor does the District’s silence imply any acceptance or rejection of any proposal.

Subject to the previous paragraph, the Board shall negotiate a contract with the successful firm. The contract shall be in a form acceptable to the District.

All proposal documents become public record once a negotiated contract has been executed.

All proposals must be valid for a period of ninety (90) days from the RFP closing date.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

GENERAL INFORMATION

The District is requesting proposals in accordance with the scope of work named herein.

Copies of addenda, if any, shall be signed and attached to proposal documents. Failure to provide any requested information may result in the rejection of your proposal.

If anyone submitting a proposal for this contract is in doubt as to the true meaning of any part of these specifications and other contract documents, they may submit a written request for an interpretation thereof to the Superintendent. All such requests for clarifications and/or additional information will be addressed to all prospective firms by means of written addendum. Any other explanation or interpretation of the proposed documents shall not be considered valid nor a part of these terms, conditions, and specifications.

It is the District's policy to give preference to all firms, corporations, or individuals doing business as Missouri firms, corporations, or individuals, or which maintain Missouri offices or places of business, when the quality and price criteria are approximately the same.

Pre-Proposal Information

Responding firms are encouraged to visit the site and familiarize themselves with the conditions, actual quantities that are to be installed and to gather all other information necessary to complete the project in its entirety. Required pre-proposal site visits will be held the weeks of August 16 and August 23, 2021. Contact the District to schedule a site visit during this two-week window.

The successful respondent shall not be allowed any extra compensation by reason of any matter concerning which the respondent might have fully informed themselves because of their failure to do so prior to the opening of the proposals. The successful contractor must employ, so far as possible, such methods and means in the carrying out of the work as will not cause any interruption or interference with any other contractors and/or District operations.

All Missouri sales taxes which might lawfully be assessed against the District are to be paid by the District and shall not be included in the proposal cost.

Prevailing wage shall be paid on all contracts exceeding \$75,000.00.

All nonconforming proposals will be disqualified and not considered for award.

All contracts exceeding \$50,000 shall have a Performance and Payment Bond.

Liquidated damages are set at \$250 per day

Retainage is set at 5%

The contractor assumes responsibility for all loss or damage caused by fire, windstorm, cyclone, tornado, flood or freezing, to the materials and equipment with which the work of this contract is to be done. The contractor has the responsibility to insure in full or in part against such loss or damage, responsibility for which is here assumed.

INSURANCE

The successful respondent shall provide and maintain for the duration of the contract (including any correction period), insurance in amounts and forms acceptable to and approved by the District. A Certificate of Insurance which names the District as additional insured per the following requirements is to be furnished within fifteen (15) calendar days following the notice of award, and prior to work proceeding under this contract. These requirements shall also apply to all subcontractors. In addition, such insurance shall remain in effect until such time as the District has determined that the contract is complete. The District may demand proof of insurance at any time during the term of the contract. A failure to comply with such request shall constitute a material breach of the contract by contractor.

Worker's Compensation Insurance

Employer's Liability and Worker's Compensation Insurance for all of their employees employed at the site of the work. Worker's compensation shall be as required by applicable law and Employer's Liability coverage shall be in amounts no less than \$1,000,000 per occurrence/bodily injury/employee. In case any class of employees engaged in hazardous work under this contract at the site of the work is not protected under the Worker's Compensation Statute, the contractor shall provide and shall cause each subcontractor to provide Employee's Liability Insurance for the protection of their employees not otherwise protected.

Commercial General Liability and Property Damage Insurance

Commercial general liability and property damage insurance as shall protect them and any subcontractor performing work covered by this contract from claims for damages for personal injury including accidental death, as well as from claims for property damages, which may arise from operations under this contract, whether such operations be by themselves or by any subcontractor or by anyone directly or indirectly employed by either of them with coverage for premises and operations, products and completed operations, contractual liability insuring the obligations assumed by the contractor under the contract, and personal injury liability and advertising injury liability.:

- o Liability Insurance in an amount not less than \$1,000,000 single limit for any one occurrence covering both bodily injury and property damage, including accidental death, \$2,000,000 general aggregate.
- o Automobile Public Liability And Property Damage - The contractor shall maintain during the life of this contract, business automobile liability insurance in the amount of not less than \$2,000,000 single limit for any one occurrence and not less than \$500,000 per individual, covering both bodily injury, including accidental death, and property damage, to protect themselves from any and all claims arising from the use of the contractor's own automobiles, teams and trucks; hired automobiles, teams and trucks; and automobiles both on and off the site of the work and shall provide coverage for all owned, hired and non-owned vehicles.
- o Contractor's coverage shall apply as primary insurance and any other insurance carried by the owner shall be excess only and will not contribute with Contractor's insurance.
- o Umbrella Coverage - Umbrella coverage sufficient to meet collective requirements is acceptable.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

Hold Harmless Agreement

To the fullest extent not prohibited by law, the contractor shall indemnify and hold harmless the District, its Board of Education, officers, agents, and employees from and against all claims, damages, losses, penalties, settlements, charges, fees, liabilities and expenses (including but not limited to attorney's fees) arising by reason of any act or failure to act, negligent or otherwise, of contractor, of any subcontractor (meaning anyone, including but not limited to consultants having a contract with contractor or a subcontractor for a part of the services), or of anyone directly or indirectly employed by contractor or by any subcontractor, or of anyone for whose acts the contractor or its subcontractor may be liable, in connection with providing these services.

WAGE RATES

General

This contract, if for more than \$75,000.00, shall be based upon payment by the contractor and any subcontractors of wage rates not less than the prevailing hourly wage rate for each craft or classification of worker engaged on the work as determined by the Labor & Industrial Relations Commission of Missouri on behalf of the Division of Labor Standards. The contractor shall comply with all requirements of the prevailing wage law of Missouri, Revised Statutes of Missouri, Section 290.210 to 290.340, including the latest amendments thereto.

Wage Determination

During the life of this contract, the prevailing hourly rate of wages is subject to change by the Labor & Industrial Relations Commission or by court decision, as provided by law. Any such change shall not be the basis of any claim by the contractor against the District, nor will deductions be made by the District against sums due the contractor by reason of such changes.

The following prevailing wage rate determination made by the Division of Labor Standards, Labor & Industrial Relations Commission, is reproduced verbatim and is applicable to this contract.

Prevailing Wage Order Number 28 is applicable to this project and is provided herewith.

DESCRIPTION/SCOPE OF WORK

General

The following summary describes the Mechanical and Control scope of work required for the replacement of the existing Chiller, 3-Way control Valves and Upgrade of the Existing Controls at the Hallsville Intermediate School on the Campus of the Hallsville School District. The Mechanical Contractor (MC) will be responsible for all necessary components and accessories to install a complete system. The Chiller and Control Valves for replacement serve the Fan Coil Units throughout the Intermediate School, the Chiller is located outside of the Mechanical Room and the Control Valves are located inside the Mechanical Room. The Existing 3-Way control valves located within the Mechanical Room are currently used for converting the 2 pipe Fan Coil units (FCU) from Heating to Cooling. The existing system design was intended for use of non-condensing class boilers. Some of the existing 3-Way Control valves were intended to modulate the leaving hot water to allow a blended temperature higher than flash rate of the Non-Condensing Heat Exchanges (Typ. 120F and Higher). New Condensing Class boilers have been installed, meaning that the new boilers are able to accept lower entering temperatures without damaging the boilers heat exchangers.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

With the new boilers in place some of the 3-Way valves will need to be removed to ensure migration of Chilled water is not entering the Heating hot water pipe and causing Valves and Fitting to condensate.

Mechanical

The Mechanical Contractor (MC) will be responsible for all necessary components and accessories to install a complete system.

All bidders must schedule a walk-through and field verify the existing conditions prior to submitting a proposal. Items to verify include but are not limited to:

- a. checking the existing concrete pad, anchors and supports will match the new chiller size
- b. verify any required supports for the system
- c. confirm proper access to the scope of work
- d. verify piping sizes
- e. necessary hoisting and travel path

The existing Chiller shall be demolished and removed from the site, along with a portion of the existing Chilled Water (CW) piping that is currently installed. The new Chiller shall be Daikin Model# (AGZ - XXXX) or approved equal. The new Chiller shall have Scroll Compressors and Plate and Frame Heat Exchanger (HX) and BACNet Compatible. The Mechanical Contractor (MC) shall be responsible for verifying the size of the Existing Chiller and providing a new Chiller the same Tonnage as existing chiller.

The MC will be required to remove and replace all existing 3-way valves that are to remain. The MC is also responsible for identifying and removing the existing 3-Way boiler modulation valve, a spool piece of pipe shall be installed in its place.

The MC will be required to install new Propylene Glycol at a 25% concentration. A new Glycol Feed Pump with 17 Gallon Clear basin shall be installed in the mechanical Room. J.L. Wingert Co. glycol feed pump or approved equal shall be installed.

The MC shall be responsible for the removal and replacement of the existing building pumps motor starters and replacing them with new VFD's. The MC will be required to provide a new water balance at the new chiller and the VFD's shall be set a Max Hz based on the GPM required at the Chillers HX.

All new piping shall be Sch. 40 carbon steel with welded fittings. The Mechanical Contractor shall be responsible for Insulating all new piping and sealing back to existing insulation that will ensure a leak tight seal. Insulation shall be 1.5" cellular glass insulation. All exterior insulation shall have an aluminum jacketing, installed with seams down and caulked with clear silicone at all seams for water tight installation. Piping shall be installed with high point air vents along with low point drain ports. Provide piping supports at a maximum of 8 foot intervals as required. Self-regulating heat trace shall be applied to all new exterior chilled water piping and new Chiller barrel, at an intensity of 5 watts per linear foot.

Any work required inside or outside the existing building to perform this scope of work is specifically included. Items include but are not limited to:

- a. removal and reinstallation of doors, ceilings, walls, supports, etc.
- b. roof penetrations and required patch back
- c. wall penetrations and required patch back
- d. electrical connections
- e. fire stopping of penetrations

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

- f. temporary protection for existing finishes
- g. any flushing of the piping system

The Mechanical Contractor (MC) will be responsible for all start up, test & balance, and commissioning activities of the final system; provide start up and TAB reports to the District as a part of the closeout documents; provide labeling of all pipes, valves and equipment per input by the Owner; and provide Owner Training near the completion of the project.

Controls

General

Control's portion of this project is to provide a controls package for the Mech. Room equipment (i.e., Boilers, New Chiller, Pumps and Valves). The system is to be an internet-based system as described below and is to allow the Owner the ability to monitor and control the equipment listed above. The new Mechanical Room controls shall be expandable for future projects of integrating the existing FCU's and Classroom units into a single central Building Automation System (BAS).

Product requirements include:

- All controls shall be manufactured by Reliable Controls.
- Install Reliable Controls, native BACnet, global network and associated controllers as needed for integration of Mechanical Room equipment and new Chiller.
- Provide new front end for Integration of new Reliable Controllers, front end to be expandable for future integration of classroom controllers.
- Individual controller required per piece of equipment. Controllers for individual equipment shall contain all physical points and programming on single controller or expandable type controller capable of containing all points/programming.
- All controllers shall be fully programmable. No application specific controllers are allowed.
- All hardware, databases, application programming, and data provided by, and/or resultant from, the System provided under this specification shall become the exclusive property of the Owner.
- All BACnet internetwork communication between separate broadcast domains shall be required to be secured using a BACnet Virtual Private Network (B/VPN).

Project requirements include:

- All controls shall be manufactured by Reliable Controls
- Submittal & O&M's shall have a full diagrammatical network trunk riser that shows exactly how the communication & power trunks are run throughout the building.
- The facility must have full control capability to the temperature control system. Controls subcontractor shall in no way limit the interface to their system or capabilities of the control system for purposes of future service in the facilities.
- Subcontractor is responsible to repair any ceiling grid and tiles, walls, etc. damaged or other facility damage resulting from work performed under this scope.

Contractor requirements include:

- Contractor must be a Factory Authorized Reliable Controls Dealer for a minimum of 10 years.
- Contractor must have two (2) Factory Certified Technicians residing within 50 Miles of Hallsville, Mo.

Documents and Warranty

Mechanical Contractor to provide installation documents as required for permit application, detailed Plans of the installation of the Chiller, Valves, Piping and VFD's for use of installation signed and sealed by a PE licensed in the State of Missouri. At completion of work, Contractor to provide Owner bound manual to include approved equipment submittals, copies of manufacturer's Installation, hard copy and electronic As-Built Drawings that are to be final installation and computer generated to scale drawings (No Handwritten Red-Lines will be excepted) and Operating Manuals, written warranties for (1) year on all labor and materials provided in the project.

Specification

PART 1: GENERAL

1.01 SUMMARY

A. Section includes design, performance criteria, refrigerants, controls, and installation requirements for air-cooled scroll compressor chillers.

1.02 REFERENCES

- A. Comply with applicable Standards/Codes of AHRI 550/590, ANSI/ASHRAE 15, ETL, cETL, NEC, and OSHA as adopted by the State.
- B. Units shall meet the efficiency standards of the current version of ASHRAE Standard 90.1, and FEMP standard 2012.

1.03 SUBMITTALS

- A. Submit shop drawings and product data in accordance with the specifications.
- B. Submittals shall include the following:
 - 1. Dimensioned plan and elevation view drawings, required clearances, and location of all field connections
 - 2. Summary of all auxiliary utility requirements such as electricity, water, etc. Summary shall indicate quality and quantity of each required utility.
 - 3. Single line schematic drawing of the field power hookup requirements, indicating all items that are furnished.
 - 4. Schematic diagram of control system indicating points for field interface/connection.
 - 5. Diagram shall fully delineate field and factory wiring.
 - 6. Installation and operating manuals.

1.04 QUALITY ASSURANCE

- A. Qualifications: Equipment manufacturer must specialize in the manufacture of the products specified and have five years' experience with the type of equipment and refrigerant offered.
- B. Regulatory Requirements: Comply with the codes and standards specified.
- C. Chiller manufacturer plant must be ISO Registered.

1.05 DELIVERY AND HANDLING

- A. Chiller shall be delivered to the job site completely assembled and charged with refrigerant and oil by the manufacturer.
- B. Comply with the manufacturer's instructions for rigging and handling equipment.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

1.06 WARRANTY

- A. Standard Warranty (Domestic): The refrigeration equipment manufacturer's guarantee shall be for a period of one year from date of equipment start-up but not more than 18 months from shipment. The guarantee shall provide for repair or replacement due to failure by material and workmanship that prove defective within the above period, excluding refrigerant.
- B. 1st Year Labor Warranty: None included
- C. Extended Compressor Warranty: None.
- D. Extended Unit Warranty: None.
- E. Refrigerant Warranty: None.
- F. Delay Warranty Start: None.

1.07 MAINTENANCE

- A. Maintenance of the chillers shall be the responsibility of the owner and performed in accordance with the manufacturer's instructions.

PART 2: PRODUCTS

2.01 ACCEPTABLE MANUFACTURERS

- A. Daikin Applied

2.02 UNIT DESCRIPTION

- A. Provide and install as shown on the plans factory-assembled, factory-charged air-cooled scroll compressor packaged chillers in the quantity specified. Each chiller shall consist of hermetic tandem scroll compressor sets (total four compressors), brazed plate evaporator, air-cooled condenser section, microprocessor-based control system and all components necessary for controlled unit operation.
- B. Chiller shall be functionally tested at the factory to ensure trouble free field operation

2.03 DESIGN REQUIREMENTS

- A. Flow Range: The chiller shall have the ability to support variable flow range down to 40% of nominal design (based on AHRI conditions).
- B. Operating Range: The chiller shall have the ability to control leaving chilled fluid temperature from 15F to 65F.
- C. General: Provide a complete scroll compressor packaged chiller as specified herein and as shown on the drawings. The unit shall be in accordance with the standards referenced in section 1.02 and any local codes in effect.
- D. Performance: Refer to the schedule of performance on the drawings. The chiller shall be capable of stable operation to a minimum percentage of full load (without hot gas bypass) of 25%. Performance shall be in accordance with AHRI Standard 550/590.
- E. Acoustics: Sound pressure levels for the unit shall not exceed the following specified levels. All manufacturers shall provide the necessary sound treatment (parts and labor) to meet these levels if required. Sound data shall be provided with the quotation. Test shall be in accordance with AHRI Standard 370.

HALLSVILLE R-IV SCHOOL DISTRICT
 421 E HWY 124
 HALLSVILLE, MISSOURI 65255

Sound Pressure (at 30 feet)											
63 Hz	125 Hz	250 Hz	500 Hz	1000 Hz	2000 Hz	4000 Hz	8000 Hz	Overall dBA	75% Load dBA	50% Load dBA	25% Load dBA
Sound Power											
63 Hz	125 Hz	250 Hz	500 Hz	1000 Hz	2000 Hz	4000 Hz	8000 Hz	Overall dBA	75% Load dBA	50% Load dBA	25% Load dBA

2.04 CHILLER COMPONENTS

A. Compressor

1. The compressors shall be sealed hermetic, scroll type with crankcase oil heater and suction strainer. The compressor motor shall be refrigerant gas cooled, high torque, hermetic induction type, two-pole, with inherent thermal protection on all three phases and shall be mounted on RIS vibration isolator pads. The compressors shall be equipped with an internal module providing compressor protection and communication capability.

B. Evaporator

1. The evaporator shall be a compact, high efficiency, dual circuit, brazed plate-to-plate type heat exchanger consisting of parallel stainless steel plates. Vent and drain connections shall be provided in the inlet and outlet chilled water piping by the installing contractor.

2. The evaporator shall be protected with an external, electric resistance heater plate. The evaporator and suction piping to the compressors shall be insulated with 3/4" (19 mm) thick CFC and HCFC-free closed-cell flexible elastomeric foam insulation material with 100% adhesive coverage. The insulation shall have an additional outer protective layer of 3mm thick PE embossed film to provide superior damage resistance. Insulation without the protective outer film shall not be acceptable. UV resistance level shall meet or exceed a rating of 'Good' in accordance with the UNI ISO 4892 - 2/94 testing method. This combination of a heater plate and insulation shall provide freeze protection down to -20°F (-29°C) ambient air temperature.

3. The water-side maximum design pressure shall be rated at a minimum of 435 psig (3000 kPa). Evaporators shall be designed and constructed according to, and listed by Underwriters Laboratories (UL).

C. Condenser

1. Condenser fans shall be propeller type arranged for vertical air discharge and individually driven by direct-drive fan motors. The fans shall be equipped with a heavy-gauge vinyl-coated fan guard. Fan motors shall be TEAO type with permanently lubricated ball bearings, inherent overload protection, three-phase, direct-drive, 1140 rpm. Each fan section shall be partitioned to avoid cross circulation.

2. Coil shall be microchannel design and shall have a series of flat tubes containing multiple, parallel flow microchannels layered between the refrigerant manifolds. Tubes shall be 9153 aluminum alloy. Tubes made of 3102 alloy or other alloys of lower corrosion resistance shall not be accepted. Coils shall consist of a two-pass arrangement. Each condenser coil shall be factory leak tested with high-pressure air under water. Coils shall withstand 1000+ hour acidified synthetic sea water fog (SWAAT) test (ASTM G85-02) at 120°F (49°C) with 0% fin loss and develop no leaks.

D. Refrigerant Circuit

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

E. Construction

1. Unit formed sheet metal components shall be painted using a corrosion resistant paint system, for aesthetics and long-term durability. Paint system will include a base primer with a high-quality polyester resin topcoat. Painted galvanized parts shall be G60 or greater and finished, unabraded panel surfaces shall be capable to be exposed to an ASTM B117 salt spray environment and exhibit no visible red rust at a minimum of 3,000 hours exposure. Finished, abraded surfaces shall be tested per ASTM D1654, having a mean scribe creepage not exceeding 1/16" at 1,000 hours minimum exposure to an ASTM B117 salt spray environment.

F. Control System

1. A centrally located weatherproof control panel shall contain the field power connection points, control interlock terminals, and control system. Box shall be designed in accordance with NEMA 3R rating. Power and starting components shall include factory circuit breaker for fan motors and control circuit, individual contactors for each fan motor, solid-state compressor three-phase motor overload protection, inherent fan motor overload protection and two power blocks (one per circuit) for connection to remote, contractor supplied disconnect switches. Hinged access doors shall be lockable. Barrier panels or separate enclosures are required to protect against accidental contact with line voltage when accessing the control system.

2. Shall include optional single-point connection to a non-fused disconnect switch with through-the-door handle and compressor circuit breakers.

G. Unit Controller

1. An advanced DDC microprocessor unit controller with a 5-line by 22-character liquid crystal display provides the operating and protection functions. The controller shall take preemptive limiting action in case of high discharge pressure or low evaporator pressure. The controller shall contain the following features as a minimum:

2. The unit shall be protected in two ways: (1) by alarms that shut the unit down and require manual reset to restore unit operation and (2) by limit alarms that reduce unit operation in response to some out-of-limit condition. Shut down alarms shall activate an alarm signal.

3. Shutdown Alarms

- a. No evaporator water flow (auto-restart)
- b. Sensor failures
- c. Low evaporator pressure
- d. Evaporator freeze protection
- e. High condenser pressure
- f. Outside ambient temperature (auto-restart)
- g. Motor protection system
- h. Phase voltage protection (Optional)

4. Limit Alarms

- a. Condenser pressure stage down, unloads unit at high discharge pressures.
- b. Low ambient lockout, shuts off unit at low ambient temperatures.
- c. Low evaporator pressure hold, holds stage #1 until pressure rises.
- d. Low evaporator pressure unload, shuts off one compressor.

5. Unit Enable Section

- a. Enables unit operation from either local keypad, digital input, or BAS

6. Unit Mode Selection

- a. Selects standard cooling, ice, glycol, or test operation mode

7. Analog Inputs:

- a. Reset of leaving water temperature, 4-20 mA\
- b. Current Limit

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

8. Digital Inputs
 - a. Unit off switch
 - b. Remote start/stop
 - c. Flow switch
 - d. Ice mode switch, converts operation and setpoints for ice production
 - e. Motor protection
9. Digital Outputs
 - a. Shutdown alarm; field wired, activates on an alarm condition, off when alarm is cleared
 - b. Evaporator pump; field wired, starts pump when unit is set to start
10. Condenser fan control - The unit controller shall provide control of condenser fans based on compressor discharge pressure.
11. Building Automation System (BAS) Interface
 - a. Factory mounted DDC controller(s) shall support operation on a BACnet®, Modbus® or LONMARK® network via one of the data link / physical layers listed below as specified by the successful Building Automation System (BAS) supplier.
 - b. BACnet MS/TP master (Clause 9)
 - c. BACnet IP, (Annex J)
 - d. BACnet ISO 8802-3, (Ethernet)
 - e. LONMARK FTT-10A. The unit controller shall be LONMARK® certified.
 - f. The information communicated between the BAS and the factory mounted unit controllers shall include the reading and writing of data to allow unit monitoring, control and alarm notification as specified in the unit sequence of operation and the unit points list.
 - g. For chillers communicating over a LONMARK network, the corresponding LONMARK eXternal Interface File (XIF) shall be provided with the chiller submittal data.
 - h. All communication from the chiller unit controller as specified in the points list shall be via standard BACnet objects. Proprietary BACnet objects shall not be allowed. BACnet communications shall conform to the BACnet protocol (ANSI/ASHRAE135-2001). A BACnet Protocol Implementation Conformance Statement (PICS) shall be provided along with the unit submittal.

2.05 OPTIONS AND ACCESSORIES

- A. The following options are to be included:
 - 1.
 2. Low Ambient Control: Provide fan cycling control to allow unit operation down to 32°F
 3. The following accessories, if selected, are to be included:
 - a. Spring vibration isolators for field installation
 - b. Rubber-in-shear vibration isolators for field installation
 - c. Factory-mounted thermal dispersion type flow switch
 - d. Field-mounted, paddle type, chilled water flow switch field wired to the control panel
 - e. Wye strainer, to be installed at the evaporator inlet and sized for the design flow rate , with perforation diameter of 0.063" with blowdown valve and Victaulic couplings (factory mounted or field installed)
 - f. 115V GFI convenience outlet
- B. Optional Factory-Installed Pump Package: None
 1. These pump package accessories, if selected, will also be included:
 - a. Water pressure gauges on the pump suction and discharge
 - b. Expansion tank with size increments from 4.4 to 90 gallons, field installed (small sizes can be factory mounted)

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

- c. Air separator with air vent, field installed
- d. Storage tanks, vertical, insulated, 150, 300, 600, 1000 gallon sizes with optional immersion heater, field installed.

PART 3: EXECUTION

3.01 INSTALLATION

- A. Install in strict accordance with manufacturer's requirements, shop drawings, and contract documents.
- B. Adjust and level chiller in alignment on supports.
- C. Coordinate electrical installation with electrical contractor.
- D. Coordinate controls with control contractor.
- E. Install a field-supplied or optional manufacturer-supplied strainer in the chilled water return line at the evaporator inlet that meets manufacturer perforation size specifications.

3.02 START-UP

- A. Provide testing and starting of machine, and instruct the Owner in its proper operation and maintenance.

The successful respondent will be required to provide to the District a complete set of all Material Safety Data Sheets used for the performance of the contracted scope of work. The successful respondent will also be required to maintain an additional complete set at the work site at all times.

PROPOSAL COMPONENTS

The successful proposal shall minimally include the following components:

- A. Submittal Letter — Include the RFP's project name, number, and closing date; and the name, address, fax number, and telephone number of the respondent's firm. Include a contact person and corresponding email address. The letter shall state that the proposal shall be valid for 90 day period and that the staff proposed is available for immediate work per the installation schedule provided within this RFP. The person authorized by the firm to negotiate a contract with the District shall sign the submittal letter.
- B. References and Similar Projects — Identify and describe previously completed projects similar to that as outlined in this RFP. Provide at least three (3) references that reflect similar scope of work performed, and the names and contact information of individuals familiar with your work who can be contacted by District staff. Include information on any termination, notice of default, and/or litigation in the last five (5) years
- C. Work Plan — Include a description of the steps your firm would follow in completing the project. A schedule of important milestones should be included.
- D. Cost Proposal — Provide a full description of the expected expenditures for the work described in this RFP. The cost proposal must include all project expenditures, including all fees, preparation of deliverables, travel expenditures, printing, etc.

SELECTION OF PROPOSAL

This District will select the submission deemed by the District to be the lowest responsible submission complying with the terms of this RFP and all addenda, subject to the District's right to reject any and all submissions and waive any irregularities in the proposals received whenever such selection, rejection or waiver is in its best interest. The District may choose to interview any, all, or none of the respondents as may be in the best interest of the District. If interviews are to be held, the Board Secretary will notify those firms selected as to the place, date, and time. The District will make investigations as deemed necessary regarding the financial stability of any or all respondents and may require review by the District's legal counsel. The names of all companies submitting proposals and the names, if any, selected for interview shall be public information. After award, final ranking, Board comments, and evaluation scores, the contents of all proposals become public information. Firms that have not been selected shall be notified in writing after the conclusion of the selection process.

Selection Criteria

Firms submitting proposals are advised that all proposals will be evaluated to determine the lowest responsible submission complying with the terms of this RFP and all addenda.. The selection criteria will include, but not be limited to, the items listed below:

- A. Demonstrated understanding of and responsiveness to the RFP.
- B. Proposals and experience of the firm and personnel named in the proposal.
- C. Past experience assisting school districts in the installation of similar projects.
- D. The firm's commitment to the District.
- E. Project understanding and approach including an understanding of the District.
- F. Satisfaction of previous clients.
- G. Oral interview.
- H. Completeness and quality of the proposal.
- I. Cost proposal.

OWNER

The owner of the project is the Hallsville R-IV School District and the project is located at 421 E Hwy 124, Hallsville, Missouri 65255.

AWARD OF CONTRACT

The District reserves the right to reject any and all proposals, and waive any and all informalities and the right to disregard all non-conforming or conditional proposals or counter proposals.

In evaluation of the proposals, the District shall have the right based on qualifications and compliance with specifications for products listed and other determining factors, to award the contract to the lowest responsible respondent who best serves the interest of the project, and not necessarily the low bid.

INSTALLATION SCHEDULE

The following are the dates when this project can begin and when it must be completed. All insurance and background check documents must be on file with the District prior to the successful contractor being authorized to proceed. All efforts shall be made to abide by this schedule; however, the District may adjust this schedule due to different circumstances, if needed.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

Anticipated Start Date – After October 4, 2021

Anticipated Completion Date – January 3, 2022

Failure to complete the project by the Anticipated Completion Date as set forth in the Agreement will result in the assessment of liquidated damages in the amount of \$250.00 per day.

PROPOSAL QUESTIONS

For inquiries or questions about the proposal or specifications, please contact the following:

1. Proposal procedures and format -

Mr. David John Downs, Superintendent
Phone: 573-696-5512 x1370
Fax: 573-696-1605
Email: jdowns@hallsville.org

2. Technical questions or site locations -

Mr. Billy Roberts, Facilities Lead
Phone: 573-696-5512 x7000
Fax: 573-696-1605
Email: wroberts@hallsville.org

All questions or requests shall be submitted in writing/email prior to the RFP closing date. Replies may be issued by addendum.

PERFORMANCE AND PAYMENT BOND

The successful respondent may be required to furnish a Performance and Payment Bond. All contracts exceeding \$50,000 shall have a Performance and Payment Bond.

RESPONDENT QUALIFICATIONS

All respondents shall identify their qualifications necessary/required to perform work within the City of Hallsville, Boone County, State of Missouri.

SPECIAL CONDITIONS

The District will not conduct business with entities providing products or services to the District for more than one (1) day unless the contract includes a provision that prohibits the business from utilizing an employee on District property who is a registered sex offender. The District will also require business entities to require subcontractors to agree to the same condition.

The District requires that all vendors working in the District have on file with the District, two types of background checks for employees or subcontract employees who will be working unescorted on/in any District campus and/or buildings. The two checks are:

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

- Missouri Child Abuse or Neglect/Criminal Record Check
- Missouri State Highway Patrol Criminal Record Check

NOTE: The District will provide the forms and process both the Missouri background record checks. The contractor will be required to make payment for all required background checks.

Upon notification of contract award, the respondent will be required to submit background checks for all employees who will be working unescorted on/in any District campus and/or building. All background checks are required to be on file prior to authorization to proceed. All background check documentation shall be delivered to David John Downs, Superintendent. The District will notify the contractor of approved and unapproved background checks.

It shall be the responsibility of the contractor to ensure all their staff and their subs are in compliance with District access security requirements.

All contractor and subcontractor employees performing work at a District campus must, at a minimum, comply with all District-wide policies including but not limited to:

- Policy 5250 - Use of Tobacco Products
- Policy 4870 – Drug-Free Workplace
- Policy 4872 - Alcohol and Illicit Drugs

Contractors and subcontractors who contract to work on District projects shall comply with RS Mo. 161.371 and have a random drug and alcohol testing program in place that satisfies the requirements of RS Mo. 161.371. Upon written request from the District, the contractor or subcontractor must provide a copy of the same. Furthermore, contractors or subcontractors must report/notify any positive test results to the District

contract administration staff. Notification shall include corrective actions taken toward any violation of this requirement. All costs for the program of screening and testing as well as all costs for administration of such program shall be paid by Contractor and not District.

Contractors and subcontractors who contract to work on District projects shall provide a minimum of 10 hours of Occupational Safety and Health instruction and safety program, or a similar program approved by the Department of Labor, for their employees relative to work being performed. All employees working on projects must have completed the course within the 60 days of beginning work and shall keep evidence of completion on the work site.

Contractors and subcontractors in violation will forfeit \$2,500 plus \$100 for each worker employed for each day the worker is employed without training to the public body awarding the contract.

Public bodies and contractors may withhold assessed penalties from contractors and subcontractors, respectively, and for any penalties imposed to the District for non-compliance to procedures outlined in the respective laws.

The submission of a proposal for the project/scope identified shall serve as notification per CFR 40-763 that some buildings on the District campus do contain asbestos containing materials. The embodied Contractor Notification and Confirmation form must be filled out and submitted along with the proposal.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

Further the lead paint form Certificate of EPA's Renovation Repair and Painting File rule must be filled out and submitted.

ANTI-DISCRIMINATION AGAINST ISRAEL

The contractor shall provide the certification required by RSMo. 34.600 simultaneous with its execution of the contract.

CONTRACTOR'S RESPONSIBILITY AND GUARANTEE

The contractor shall assume full responsibility for proper functioning of the chiller and guarantee that the system meets the performance capacity and operating characteristics. The installation shall meet all manufacturer requirements and all safety and certification requirements.

The contractor shall guarantee that the equipment, materials, and workmanship furnished will be as specified and free from defects for a period of at least five (5) years from the date of acceptance of the work.

CODE COMPLIANCE

The respective contractor doing work for the Hallsville R-IV School District will do all said work in accordance with all applicable codes identified by the City of Hallsville, Boone County, and the State of Missouri whichever are applicable relative to the jurisdictional authority. It is the sole responsibility of the contractor to ensure that these codes are applied and utilized during the construction/installation/renovation process. Also understand that some codes changes are retroactive, and that a change in the respective code may require that the installation/renovation be brought up to the most recent revision of the code. It is the responsibility of the contractor to have the knowledge and expertise to identify such issues, and cover them in their proposal. Should a code item be overlooked by the respondent, any cost burden to correct will be the sole responsibility of the contractor. The respective code authority has the final authority to approve or disapprove the finished project. The respective codes do not necessarily give specific guidelines relative to installation of products. Contractors shall congruently install a product in accordance with the

manufacturer's recommended procedures and in accordance with applicable codes. The two are not necessarily mutually exclusive of each other. If there is a dichotomy of installation practices, a mutual agreement shall be made with the code official, and the manufacturer to ensure that both the installation is done in accordance with the governing code AND in a manner that will ensure any warranty is not compromised.

COORDINATION

The successful respondent shall coordinate all work with Mr. Billy Roberts, Facilities Lead, Hallsville School District, 421 E Hwy 124, Hallsville, Missouri 65255, 573-696-5512 x7000 (Phone), 573-696-1605 (Fax), or his authorized delegate.

PROPOSAL SUBMITTAL

Each respondent shall submit only one (1) response to this RFP. Each respondent shall provide in their proposal response, the following. Any proposal submitted without the required information below may be disqualified.

1. Total cost to complete the job in its entirety
2. **A complete list of all subcontractors and their addresses**
3. Signed copies of all addendums issued
4. Current completed W-9 form

E-VERIFY

As a condition for the award of any service contract or grant in excess of five thousand dollars (\$5,000) by the state or by any political subdivision of the state to a business entity, or for any business entity receiving a state-administered or subsidized tax credit, tax abatement, or loan from the state, each business entity shall include with its proposal an affidavit containing the following:

1. A statement that the contractor has enrolled in and currently participating in E-Verify, a federal work authorization program, or any other equivalent electronic verification of work authorization program operated by the United States Department of Homeland Security under the Immigration Reform and Control Act of 1986 (IRCA);
2. A statement that the business entity does not knowingly employ any person who is an unauthorized alien in conjunction with the contracted services; and,
3. A notarized signature of the registered agent, legal representative of the business entity, or a corporate officer, including, but not limited to, the human resources director of the business entity or their equivalent.

ACCELERATION OF WORK

If the District determines that the performance of the work has not progressed or reached the level of completion required by the Contract Documents (excluding delays due to weather conditions not anticipated by the terms of this Agreement or force majeure), the District shall have the right to order the Contractor to furnish, within 7 days, with a schedule showing how Contractor proposes to accelerate its performance, at Contractor's expense, to meet the scheduled completion date. If Contractor fails to meet any milestone date in Contractor's revised schedule, District shall have the right to direct Contractor to take corrective measures necessary to expedite the progress of construction including, without limitation, (1) working additional shifts or overtime, (2) supplying additional manpower, equipment, and facilities and (3) other similar measures (hereinafter referred to collectively as Extraordinary Measures). Such Extraordinary Measures shall continue until the progress of the Work complies with the stage of completion required by the Contract Documents. The right to require Extraordinary Measures is solely for the purpose of ensuring the Contractor's compliance with the construction schedule. The Contractor shall not be entitled to an adjustment in the Contract Sum in connection with the Extraordinary Measures required under or pursuant to this paragraph.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

**HALLSVILLE R-IV SCHOOL DISTRICT
CONTRACTOR NOTIFICATION AND CONFIRMATION
FOR
ASBESTOS CONTAINING BUILDING MATERIALS
CONTAINED IN DISTRICT BUILDINGS**

Project Name: REPLACEMENT OF HALLSVILLE INTERMEDIATE SCHOOL CHILLER

RFP #: 2021-02

This letter/form provides notification (§ 763.84d) to all contractors and subcontractors working at Hallsville R-IV School District (District) buildings that asbestos containing building materials (ACBMs) exist (may exist) in various areas of the facility. Since the passage of the Asbestos Hazard Emergency Response Act (AHERA), the District has observed and maintained the requirements of the Asbestos-Containing Materials in Schools regulation (40 CFR Part 763). Initially, the regulation required the District to perform asbestos inspections (friable ACBMs) at all District owned or leased schools and District facilities. The rule further required/requires a re-inspection to be conducted every three years. The most recent (ACBM) re-inspection was completed in October 2019 and is available for review in Central Office.

Finally, contractors and subcontractors have the responsibility to comply with regulations that are outlined in the Occupational Safety and Health Administration (OSHA) 29 CFR 1926.1101 (OSHA's Asbestos Standard for the Construction Industry), as well as all (applicable asbestos) local, state and federal laws. Safe work practices should be strictly followed to avoid disturbing ACBMs. If previously unidentified ACBMs are discovered during the renovation/demolition work activates; it is the contractor's responsibility to stop work (immediately) and notify the District about the suspect material.

The signature below acknowledges that you have received this information and will comply with this document and all legal requirements. If you have any questions, please contact David John Downs, Superintendent, Hallsville School District, 421 E Hwy 124, Hallsville, MO 65255.

Company Name: _____

Name of Responsible Party: _____

Title: _____

Signature: _____

Date: _____

Signed form must be attached to proposal/proposal. Failure to include this form will be considered non-responsive.

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

**CERTIFICATE OF EPA's RENOVATION, REPAIR and
PAINTING (RRP) FINAL RULE (40 CFR 745)**

The undersigned, pursuant to Title 40: Protection of Environment PART 745 – Lead; Requirements for Lead-Based Paint Activities in Target Housing and Child-Occupied Facilities; Certification Requirements and Work Practice Standards for Individuals and Firms (Amendment); **hereby certifies that to the best of his/her knowledge, information and belief, the project renovation and/or removal practices were in accordance and met all the EPA (state and local, if applicable) Regulatory requirements. In addition to Title 40 Part 745 – RRP rulings, materials incorporated into the project, and as used during the construction process are free of any type of lead material. Finally, all records-keeping and reporting, firm requirements, individual requirements and other standards that are part of the RRP must be met by the contractor. Any and all applicable documentation shall be sent to Hallsville R-IV School District as required by the RRP ruling.**

Hallsville School District Project Number: _____

Contractor: _____

Address: _____

By: _____
Printed Name Signature

Title: _____
(Certified Firm or Certified Lead Abatement Company)

Subscribed and sworn to me this _____ day of _____, 2016.

Notary Public: _____

My Commission Expires: _____ (Seal)

HALLSVILLE R-IV SCHOOL DISTRICT
421 E HWY 124
HALLSVILLE, MISSOURI 65255

CERTIFICATION REGARDING ISRAEL

1. Contractor hereby certifies in writing to the Hallsville R-IV School District as follows (for purposes of this certification, Contractor shall be referred to as Company):

That Company is not currently engaged in and shall not, for the duration of the contract, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel.

2. As used in this certification, the following terms and phrases shall be defined as follows:

(a) "Boycott Israel" and "boycott of the State of Israel", engaging in refusals to deal, terminating business activities, or other actions to discriminate against, inflict economic harm, or otherwise limit commercial relations specifically with the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, that are all intended to support a boycott of the State of Israel. A company's statement that it is participating in boycotts of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel, or that it has taken the boycott action at the request, in compliance with, or in furtherance of calls for a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel shall be considered to be conclusive evidence that a company is participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel; provided, however that a company that has made no such statement may still be considered to be participating in a boycott of the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or entities doing business in the State of Israel if other factors warrant such a conclusion; and

(b) "Company", any for-profit or not-for-profit organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, limited liability company, or other entity or business association, including all wholly-owned subsidiaries, majority-owned subsidiaries, parent companies, or affiliates of those entities or business associations.

In Witness Whereof, the foregoing certification is entered into as of _____, 20____.

Contractor/Company:_____

By:_____

Authorized Party