

# BID SOLICITATION



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS  
CAPITOL HILL  
PROVIDENCE RI 02908

**BID NUMBER: B05962**  
**TITLE: HVAC MAINT. & REPAIR - URI**  
**BID OPENING DATE AND TIME:**  
**01/31/2006 2:00 PM**

BUYER: JOHN O'HARA  
PHONE #: (401) 222 - 2142 ext. 125  
BLANKET PERIOD: 3/1/2006 - 12/31/2008

**B** UNIVERSITY OF RHODE ISLAND  
**I** URI ACCOUNTS PAYABLE  
**L** 103 ALBERT CARLOTTI BLDG  
**L** KINGSTON RI 02881  
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**S** UNIVERSITY OF RHODE ISLAND  
**H** URI FACILITIES RECEIVING  
**I** ATTN: SEE BELOW  
**P** SHERMAN BLDG  
**T** 523 PLAINS RD  
**O** KINGSTON RI 02881

Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
	BLANKET REQUIREMENTS: 3/1/06 - 12/31/08  CHILLER MAINTENANCE/REPAIR AND FILTER CHANGE PROGRAM - HRL				

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	<p><b>BIDDING</b></p> <p>(a) A single price shall be quoted for each item against which a proposal is submitted. This price will be the maximum in effect during the agreement period. Any price decline at the manufacturer's level shall be reflected in a reduction of the agreement price to the State.</p> <p>(b) Quantities, if any, are estimated only. The agreement shall cover the actual quantities ordering during the period. Deliveries will be billed at the single, firm, awarded unit price quoted regardless of the quantities ordered.</p> <p>(c) Bid price is net F.O.B. destination and shall include inside delivery at no extra cost.</p> <p>(d) Bids for single items and/or a small percentage of total items listed, may, at the State's sole option, be rejected as being non-responsive to the intent of this request.</p> <p><b>ORDERING</b></p> <p>(a) The User Agency(s) will submit individual orders for the various items and various quantities as may be required during the agreement period.</p> <p>(b) Exception - Regardless of any agreement resulting from this bid, the State reserves the right to solicit prices separately for any extra large requirements for delivery to specific destinations.</p>				

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	<p>BIDDERS ARE ADVISED THAT ALL PROVISIONS OF TITLE 37 CHAPTER 13 OF THE GENERAL LAWS OF RHODE ISLAND APPLY TO THE WORK COVERED BY THIS REQUEST, AND THAT PAYMENT OF THE GENERAL PREVAILING RATE OF PER DIEM WAGES AND THE GENERAL PREVAILING RATE FOR REGULAR, OVERTIME, AND OTHER WORKING CONDITIONS EXISTING IN THE LOCALITY FOR EACH CRAFT, MECHANIC, TEAMSTER, OR TYPE OF WORKMAN NEEDED TO EXECUTE THIS WORK IS A REQUIREMENT FOR BOTH CONTRACTORS AND SUBCONTRACTORS. THE PREVAILING WAGE TABLE MAY BE OBTAINED AT THE RI DIVISION OF PURCHASES HOME PAGE BY INTERNET at <a href="http://www.purchasing.state.ri.us">www.purchasing.state.ri.us</a>. SELECT "INFORMATION" AND THEN SELECT "PREVAILING WAGE TABLE". THE STATE OF RHODE ISLAND USES THE GENERAL DECISION NUMBER RI20030001. PRINTING THE ENTIRE DOCUMENT AVERAGES APPROXIMATELY ONE MINUTE PER PAGE - YOU MAY WANT TO PRINT ONLY THE PAGES APPLICABLE TO YOUR BID. BIDDERS NOTE: IN THE EVENT THIS BID SPECIFIES PRICE OFFERS ON A TIME-AND-MATERIALS BASIS, i.e., AN HOURLY RATE, ANY OR ALL BIDS SUBMITTED IN AN AMOUNT LESS THAN THE PREVAILING RATE IN EFFECT FOR THE WORK COVERED BY THIS REQUEST AS OF THE DATE OF BID ISSUANCE SHALL BE REJECTED BY THE DIVISION OF PURCHASES.</p>				

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Item	Class-Item	Quantity	Unit	Unit Price	Total
	<p>AN INSURANCE CERTIFICATE IN COMPLIANCE WITH PROVISIONS OF ITEM 31 (INSURANCE) OF THE GENERAL CONDITIONS OF PURCHASE IS REQUIRED FOR COMPREHENSIVE GENERAL LIABILITY, AUTOMOBILE LIABILITY, AND WORKERS' COMPENSATION AND MUST BE SUBMITTED BY THE SUCCESSFUL BIDDER(S) TO THE DIVISION OF PURCHASES PRIOR TO AWARD. THE INSURANCE CERTIFICATE MUST NAME THE STATE OF RHODE ISLAND AS CERTIFICATE HOLDER AND AS AN ADDITIONAL INSURED. FAILURE TO COMPLY WITH THESE PROVISIONS MAY RESULT IN REJECTION OF THE OFFEROR'S BID. ANNUAL RENEWAL CERTIFICATES MUST BE SUBMITTED TO THE AGENCY IDENTIFIED ON THE PURCHASE ORDER. FAILURE TO DO SO MAY BE GROUNDS FOR CANCELLATION OF CONTRACT.</p>				

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Item	Class-Item	Quantity	Unit	Unit Price	Total
	<p>NOTE: IF THIS BID COVERS CONSTRUCTION, SCHOOL BUSING, HAZARDOUS WASTE, OR VESSEL OPERATION, APPLICABLE COVERAGES FROM THE FOLLOWING LIST MUST ALSO BE SUBMITTED TO THE DIVISION OF PURCHASES PRIOR TO AWARD:</p> <ul style="list-style-type: none"> <li>* PROFESSIONAL LIABILITY INSURANCE (AKA ERRORS &amp; OMISSIONS) - \$1 MILLION OR 5% OF ESTIMATED PROJECT COST, WHICHEVER IS GREATER.</li> <li>* BUILDER'S RISK INSURANCE - COVERAGE EQUAL TO FACE AMOUNT OF CONTRACT FOR CONSTRUCTION.</li> <li>* SCHOOL BUSING - AUTO LIABILITY COVERAGE IN THE AMOUNT OF \$5 MILLION.</li> <li>* ENVIRONMENTAL IMPAIRMENT (AKA POLLUTION CONTROL) - \$1 MILLION OR 5% OF FACE AMOUNT OF CONTRACT, WHICHEVER IS GREATER.</li> <li>* VESSEL OPERATION - (MARINE OR AIRCRAFT) - PROTECTION &amp; INDEMNITY COVERAGE REQUIRED IN THE AMOUNT OF \$1 MILLION.</li> </ul>				

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Item	Class-Item	Quantity	Unit	Unit Price	Total
	<p>THIS IS A MULTI-YEAR BID/CONTRACT. PER RHODE ISLAND STATE LAW 37-2-33, CONTRACT OBLIGATIONS BEYOND THE CURRENT FISCAL YEAR ARE SUBJECT TO AVAILABILITY OF FUNDS. CONTINUATION OF THE CONTRACT BEYOND THE INITIAL FISCAL YEAR WILL BE AT THE DISCRETION OF THE STATE. TERMINATION MAY BE EFFECTED BY THE STATE BASED UPON DETERMINING FACTORS SUCH AS UNSATISFACTORY PERFORMANCE OR THE DETERMINATION BY THE STATE TO DISCONTINUE THE GOODS/SERVICES, OR TO REVISE THE SCOPE AND NEED FOR THE TYPE OF GOODS/SERVICES; ALSO MANAGEMENT OWNER DETERMINATIONS THAT MAY PRECLUDE THE NEED FOR GOODS/SERVICES.</p> <p>BIDDERS ARE ADVISED THE AWARD WILL BE BASED ON EITHER REGULAR, STRAIGHT-TIME HOURLY RATES OR A PERIODIC RATE SUCH AS 500 HOURS, MONTHLY OR ANNUALLY, DEPENDING ON THE SPECIFIC REQUIREMENTS OF A PARTICULAR BID. KEEP IN MIND THAT OVERTIME RATES, DISCOUNTS, AND OTHER MISCELLANEOUS PRICE-RELATED ITEMS ARE REQUIRED FOR INFORMATIONAL PURPOSES ONLY. OVERTIME RATE IS TO BE PAID IN ACCORDANCE WITH THE PROVISIONS OF THE RI DEPARTMENT OF LABOR AND TRAINING, EMPLOYER HANDBOOK. EMPLOYEES ARE TO BE COMPENSATED AT TIME AND ONE-HALF THE APPLICABLE PREVAILING WAGE RATE. OVERTIME RATES EXCEEDING ONE AND ONE HALF TIMES THE REGULAR HOURLY RATES FOR MONDAY THROUGH SATURDAY AND EXCEEDING TWO TIMES THE REGULAR RATE FOR SUNDAYS AND HOLIDAYS MAY BE GROUNDS FOR DISQUALIFICATION OF THE BID.</p>				

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	<p>HOURS INDICATED ARE ESTIMATED QUANTITIES FOR BIDDING PURPOSES ONLY.</p> <p>VENDOR (OWNER OF COMPANY) IS RESPONSIBLE TO COMPLY WITH ALL LICENSING OR STATE PERMITS REQUIRED FOR THIS TYPE OF SERVICE. A COPY OF LICENSE/PERMIT SHOULD BE SUBMITTED WITH THIS BID. IN ADDITION TO THESE LICENSE REQUIREMENTS, BIDDER, BY SUBMISSION OF THIS BID, CERTIFIES THAT ANY/ALL WORK RELATED TO THIS BID, AND ANY SUBSEQUENT AWARD WHICH REQUIRES A RHODE ISLAND LICENSE(S), SHALL BE PERFORMED BY AN INDIVIDUAL(S) HOLDING A VALID RHODE ISLAND LICENSE.</p> <p>NO CHARGES OTHER THAN PARTS AND LABOR ON THE JOB - NO TRAVEL, NO MILEAGE, NO MISCELLANEOUS CHARGES, NO PORTAL TO PORTAL.</p> <p>IN NO EVENT WILL ANY INDIVIDUAL WORK ORDER EXCEED \$5,000.00 WITHOUT PRIOR APPROVAL OF THE OFFICE OF PURCHASES.</p> <p>INVOICE BILLING ADDRESS:                  URI FACILITIES SERVICES DEPARTMENT                  ATTN: BUSINESS OFFICE                  SHERMAN BUILDING, 2ND FLOOR                  523 PLAINS ROAD                  KINGSTON, RI 02881</p>				

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	<p>EQUIPMENT INCLUDED:                      ONE (1) YORK YT CENTRIFUGAL CHILLER</p> <p>FULL MAINTENANCE AND INSPECTION PROGRAM TO BE PERFORMED BY FACTORY AUTHORIZED TECHNICIAN.</p> <p>**** ALL TECHNICIANS PERFORMING MAINTENANCE ON THE LISTED EQUIPMENT MUST BE FACTORY TRAINED. CERTIFICATION SHOULD ACCOMPANY THE BID SUBMITTAL. FAILURE TO SUBMIT PROPER CERTIFICATION MAY RESULT IN DISQUALIFICATION OF BID. ****</p> <p>TO INCLUDE WARRANTY ON PARTS AND SERVICE</p>				

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	PROGRAM TO INCLUDE THE FOLLOWING:  (A) COOLING SEASON START-UP PREPARATION AND INSPECTION TO INCLUDE THE FOLLOWING:  1. PRESSURIZING THE UNIT AND CONDUCTING A LEAK CHECK. 2. CHECKING REFRIGERANT AND OIL LEVELS. 3. CHECKING OIL PUMP AND PURGE OIL HEATERS AND TEMPERATURES. 4. CHECKING AND TESTING ALL OPERATING AND SAFETY CONTROLS. 5. CHECKING THE STARTER OPERATION. 6. STARTING THE CHILLED WATER PUMP. 7. STARTING THE CONDENSER WATER PUMP AND COOLING TOWER. 8. STARTING THE CHILLER AND CALIBRATING CONTROLS. 9. CHECKING PURGE UNIT OPERATION. 10. LOGGING OPERATING CONDITIONS AFTER SYSTEM AND UNIT STABILIZE. 11. REVIEWING OPERATING PROCEDURES AND OWNER'S LOG WITH OPERATOR. 12. CHECKING AUXILIARY EQUIPMENT OPERATION.  RATE FOR (A) ABOVE:  910-36 (3/1/06 - 6/30/06) - RATE FOR (A) ABOVE  910-36 (7/1/06 - 6/30/07) - RATE FOR (A) ABOVE				
1.0		1.00	EA	_____	_____
2.0		1.00	EA	_____	_____

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3.0	910-36 (7/1/07 - 12/31/08) - RATE FOR (A) ABOVE  (B) OPERATING SEASON INSPECTIONS AT START AND END OF SEASON TO INCLUDE THE FOLLOWING:  1. INSPECTING CHILLER AND ADJUSTING SAFETY CONTROLS. 2. CHECKING PURGE OPERATION. 3. CHECKING OPERATION OF CONTROLS. 4. CHECKING OIL AND REFRIGERANT LEVELS. 5. CHECKING OPERATIN OF LUBE SYSTEM. 6. CHECKING OIL RETURN SYSTEM. 7. CHECKING OPERATION OF MOTOR AND STARTER. 8. RECORDING OPERATING CONDITIONS. 9. CHECKING LOG AND REVIEWING CHILLER AND SYSTEM OPERATION WITH OPERATOR. 10. CONDUCTING ROUTINE MAINTENANCE AS RECOMMENDED AND REQUIRED. 11. LOGGING AND REPORTING REPAIRS AND PARTS THAT ARE REQUIRED.  RATE FOR (B) ABOVE PER START AND END OF SEASON:	1.00	EA		
4.0	910-36 (3/1/06 - 6/30/06) - RATE FOR (B) ABOVE PER START AND END OF SEASON	2.00	EA		
5.0	910-36 (7/1/06 - 6/30/07) - RATE FOR (B) ABOVE PER START AND END OF SEASON	2.00	EA		

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TERMS OF PAYMENT: \_\_\_\_\_

**DO NOT SIGN BID ON THIS PAGE!**  
**USE CERTIFICATION COVER FORM.**

# BID SOLICITATION



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS  
 CAPITOL HILL  
 PROVIDENCE RI 02908

**BID NUMBER: B05962**  
**TITLE: HVAC MAINT. & REPAIR - URI**  
**BID OPENING DATE AND TIME:**  
**01/31/2006 2:00 PM**

BUYER: JOHN O'HARA  
 PHONE #: (401) 222 - 2142 ext. 125  
 BLANKET PERIOD: 3/1/2006 - 12/31/2008

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O** UNIVERSITY OF RHODE ISLAND  
 URI ACCOUNTS PAYABLE  
 103 ALBERT CARLOTTI BLDG  
 KINGSTON RI 02881

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O** UNIVERSITY OF RHODE ISLAND  
 URI FACILITIES RECEIVING  
 ATTN: SEE BELOW  
 SHERMAN BLDG  
 523 PLAINS RD  
 KINGSTON RI 02881

Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
6.0	910-36 (7/1/07 - 12/31/08) - RATE FOR (B) ABOVE PER START AND END OF SEASON  (C) ANNUAL EQUIPMENT SHUTDOWN AND PREVENTATIVE MAINTENANCE TO INCLUDE THE FOLLOWING:  1. CHECKING THE COMPRESSOR - MOTOR ASSEMBLY FOR THE FOLLOWING ITEMS AND PERFORMING PM TASKS AS INDICATED:  *RECORDING VOLTAGES. *MEGING AND RECORDING MOTOR WINDING RESISTANCE. *LUBRICATING OPEN MOTOR. *CHECKING THE ALIGNMENT ON OPEN MOTOR DRIVE UNITS. *CHECKING THE COUPLING. *CHECKING SEALS. *CHECKING INLET VANE OPERATOR AND LINKAGE; LUBRICATING WHERE REQUIRED.  2. CHECKING THE COMPRESSOR OIL SYSTEM FOR FOLLOWING ITEMS:  *CHANGING OIL, OIL FILTER AND DRYER. *CONDUCTING ANALYSIS ON OIL AND OIL FILTER AT AN INDEPENDENT LAB. *CHECKING OIL PUMP, SEAL AND MOTOR. *CLEANING THE DIRT LEG. *CHECKING HEATER AND THERMOSTAT *CHECKING ALL OTHER OIL SYSTEM COMPONENTS INCLUDING COOLER, STRAINER AND SOLENOID VALVE WHERE APPLICABLE.	2.00	EA		

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**523 PLAINS RD**  
**KINGSTON RI 02881**

Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
	<p>3. CHECKING MOTOR STARTER AND PERFORMING THE FOLLOWING TASKS:</p> <ul style="list-style-type: none"> <li>*RUNNING DIAGNOSTIC CHECK.</li> <li>*CLEANING CONTACTS OR RECOMMENDING REPLACEMENT.</li> <li>*CHECKING LINKAGE.</li> <li>*MEGING MOTOR.</li> <li>*CHECKING ALL TERMINALS AND TIGHTENING CONNECTIONS.</li> <li>*CHECKING OVERLOADS, DASH PILOT OIL AND CALIBRATING.</li> <li>*CLEANING OR REPLACING AIR FILTER WHERE REQUIRED.</li> <li>*DRY RUNNING STARTER (OR BEFORE START-UP) CHECKING STATUS LIGHTS.</li> </ul> <p>4. REVIEW THE CONTROL PANELS FOR THE FOLLOWING ITEMS:</p> <ul style="list-style-type: none"> <li>*RUNNING DIAGNOSTIC CHECK OF MICRO CONTROL PANEL.</li> <li>*CHECKING SAFETY SHUTDOWN OPERATION.</li> <li>*CHECKING ALL TERMINALS AND TIGHTENING CONNECTIONS.</li> <li>*CHECKING DISPLAY DATA ACCURACY AND SET POINTS.</li> </ul>				

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**KINGSTON RI 02881**

Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
	5. REVIEWING THE PURGE UNIT FOR THE FOLLOWING ITEMS:  *INSPECTING THE OPERATION OF THE UNIT. *CHANGING OIL. *CHANGING FILTER DRYER. *CLEANING ORIFICE IN THE LIQUID FEEDLINE TO COIL. *CLEANING THE FOUL GAS STRAINER. *CLEANING SOLENOID VALVES. *CLEANING PURGE DRUM, CHECKING FLOAT VALVE: REPLACING GASKETS. *CHECKING HEATER OPERATION. *CHECKING ALL OTHER COMPONENTS FOR PROPER CONDITION AND OPERATION: RECORDING PRESSURE CONTROL SET POINT.  6. CHECKING THE CONDENSER FOR THE FOLLOWING ITEMS: *CHECKING WATER FLOW. *CHECKING FLOW SWITCH OPERATION. *REMOVE CONDENSER HEAD AND INSPECTING SHEETS. *MECHANICALLY BRUSH CLEANING CONDENSER WATER TUBES.				

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**O** KINGSTON RI 02881

Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
	7. CHECKING THE COOLER FOR THE FOLLOWING ITEMS: *CHECKING WATER FLOW. *CHECKING FLOW SWITCH OPERATION. *CHECKING REFRIGERANT LEVEL.  8. CHECKING SYSTEM FOR THE FOLLOWING ITEMS: *CONDUCTING A LEAK CHECK AND IDENTIFYING LEAK SOURCES. *RECORDING CONDITION OF SIGHT GLASSES. *CHECKING THE REFRIGERANT CYCLE TO VERIFY THE PROPER OPERATING BALANCE. *CHECKING CONDENSER WATER AND CHILLED WATER HEAT TRANSFER.  9. GENERAL ITEMS TO BE INCLUDED: *REPAIRING INSULATION REMOVED FOR INSPECTION AND MAINTENANCE PROCEDURES. *CLEANING EQUIPMENT AND SURROUNDING AREA UPON COMPLETION OF WORK. *CONSULTING WITH THE OPERATOR. *REPORTING DEFICIENCIES AND REPAIRS REQUIRED.  RATE FOR ( C ) ABOVE  910-36 7.0 (3/1/06 - 6/30/06) - RATE FOR (C) ABOVE	1.00	EA		
	910-36 8.0 (7/1/06 - 6/30/07) - RATE FOR (C) ABOVE	1.00	EA		

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Requisition Number(s): R86A065812

Item	Class-Item	Quantity	Unit	Unit Price	Total
9.0	910-36 (7/1/07 - 12/31/08) - RATE FOR (C) ABOVE  FILTER MAINTENANCE PROGRAM. FACTORY AUTHORIZED TECHNICIANS TO PERFORM (2) FILTER CHANGES PER YEAR ON ALL FAN COIL UNITS IN WELDIN AND BARLOW BUILDING TO KEEP FAN COIL UNIT IN PEAK OPERATING CONDITION.  FILTERS ARE TO BE 30% EFFICIENT PLEATED FILTER MEDIA.  RATE FOR EACH FILTER CHANGE MAINTENANCE ON ALL UNITS:	1.00	EA		
10.0	910-36 (3/1/06 - 6/30/06) - RATE FOR EACH FILTER CHANGE MAINTENANCE ON ALL UNITS 2 TIMES	2.00	EA		
11.0	910-36 (7/1/06 - 6/30/07) - RATE FOR EACH FILTER CHANGE MAINTENANCE ON ALL UNITS 2 TIMES	2.00	EA		
12.0	910-36 (7/1/07 - 12/31/08) - RATE FOR EACH FILTER CHANGE MAINTENANCE ON ALL UNITS 2 TIMES	2.00	EA		

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Item	Class-Item	Quantity	Unit	Unit Price	Total
	PARTS AND LABOR FOR SERVICES NOT COVERED BY PREVENTATIVE MAINTENANCE AGREEMENT				
13.0	910-36 (3/1/06 - 6/30/06) LABOR PER HOUR RATE: STANDARD ON SITE	80.00	HR		
14.0	910-36 (7/1/06 - 6/30/07) LABOR PER HOUR RATE: STANDARD ON SITE	160.00	HR		
15.0	910-36 (7/1/07 - 12/31/08) LABOR PER HOUR RATE: STANDARD ON SITE	80.00	HR		
	OVERTIME LABOR RATE ON-SITE. OVERTIME SHALL BE DEFINED AS THE HOURS FROM 4:30 PM - 7:00 AM, SATURDAY, SUNDAY, AND HOLIDAYS				
16.0	910-36 OVERTIME ON-SITE (3/1/06 - 6/30/06)	20.00	HR		
17.0	910-36 OVERTIME ON-SITE (7/1/06 - 6/30/07)	40.00	HR		
18.0	910-36 OVERTIME ON-SITE (7/1/07 - 12/31/08)	20.00	HR		

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Item	Class-Item	Quantity	Unit	Unit Price	Total
	PARTS AT MANUFACTURER'S LIST PRICE LESS _____ %  URI CONTACT PERSON: JIM JONES (401) 874-2102  DELIVERY OF GOODS OR SERVICES AS REQUESTED BY AGENCY.				
				<b>TOTAL:</b>	

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