

**DISTRICT BOARD OF TRUSTEES
PENSACOLA STATE COLLEGE**

**ITB 7-2012-2013 Elevator Maintenance
Addendum #1**

May 21, 2013

Revise ITB package as follows:

Delete pages 8-10 (Elevator Scope of Work, and Bid Form)

Revised pages 8-10 attached (Revised Elevator Scope of Work, and Revised Bid Form)

In addition, the following questions were received by the May 15, 2013 deadline.

Question: Reviewed the bid documents you sent and have the following notes:

Will PSC accept to remove additional insured and replace with an OCPL

1. Delete all requirements that an entity be listed as an additional insured. In lieu thereof, bidder shall provide (at its sole expense) an Owner's and Contractor's Protective Liability (OCPL) Policy. The OCPL shall be a primary policy naming the District Board of Trustees, Pensacola State College, and the State of Florida as the insured with policy limits of Two Million Dollars (\$2,000,000).

RFP is silent on consequential damages, please clarify.

As clarification, neither party shall be liable for incidental or consequential damages.

Answer: The suggested revisions to the specifications are not accepted.

Question: Spec's say elevator services are regular and systematic, although on different pages it calls for monthly exams. Are the exams "regular and systematic," which could mean a time frame of other than monthly, or are the exams indeed monthly?

On page 9 specs say Full Maintenance is called for. However, on page 8 it lists specific components the contract covers. Is it Full Maintenance on all components or just "oil and grease service," covering parts and labor to replace the items on page 8 as listed?

Answer: Revised pages 8-10 (Revised Elevator Scope of Work, and Revised Bid Form) attached.

All other requirements remain the same.

Best Regards,

Cassie Boatwright
Director of Purchasing and Auxiliary Services

Please acknowledge this addendum in your submittal.

REVISED BID FORM		
ITEM QTY/UNIT	Maintenance of Elevators located on the Pensacola, Milton, Warrington, South Santa Rosa Center, and the Downtown Center	UNIT PRICE PER YEAR PER ELEVATOR
1. 1 Each	Classroom – Building 1	
2. 1 Each	Registration – Building 2	
3. 1 Each	Liberal Arts – Building 4	
4. 1 Each	Student Affairs – Building 6	
5. 1 Each	Administration – Building 7	
6. 1 Each	Business Education – Building 10	
7. 1 Each	Adult High School – Building 11	
8. 1 Each	Cosmetology Department – Building 12	
9. 1 Each	Social Studies – Building 14	
10. 1 Each	Career Development – Building 17	
11. 1 Each	Library – Building 20	
12. 1 Each	Science and Advanced Technology – Building 21	
13. 1 Each	WSRE-TV – Building 23	
14. 1 Each	College Center – Building 96	
15. 1 Each	Pace Center – Building 98	
16. 1 Each	Health Related Education – Building 3100 – Warrington Campus Elevator One	
17. 1 each	Health Related Education – Building 3100 – Warrington Campus Elevator Two	
18. 1 Each	Arts and Sciences – Building 3400 – Warrington Campus	
19. 1 Each	Health Sciences – Building 3700 – Warrington Campus Elevator One	
20. 1 Each	Health Sciences – Building 3700 – Warrington Campus Elevator Two	
21. 1 Each	Life Fitness Center – Building 4000 – Milton Campus	
22. 1 Each	Downtown Center - 418 W. Garden St (cable hoist)	
23. 1 Each	South Santa Rosa Center - 5075 Gulf Breeze Pkwy, Gulf Breeze, FL 32563	
GRAND TOTAL		
Hourly Rate for repairs excluded in the scope of work		
% Markup from service company's cost for materials excluded in the scope of work		

Revised

Elevator Maintenance Scope of Work/Agreement

The Elevator Service Company will furnish full maintenance service on the elevator systems located at various locations
of
Pensacola State College

It is the intent of this agreement, that the elevator service company will perform an all-encompassing, full maintenance service, including all parts and labor. Under this agreement, the elevator service company will service the entire elevator systems on the terms and conditions subsequently set forth herein. The elevator service company will use trained personnel to perform the services.

The elevator service company will monthly inspect, adjust, lubricate, as required, and repair and/or replace the following: relays, contacts, switches, solids state devices, wiring, plunger seals, door gibbs, door roller wipers, car and guide shoe liners, and guide rails.

The elevator service company will service, clean, repair and replace the following accessory elevator equipment: signal lights, interlocks, door hangers, door closers, door operator motor, safety edges, switches and wiring.

The elevator service company shall monthly test telephone, alarm bell, door open button, fire service, emergency lighting, door closing force and photo edges.

The elevator service company will furnish all oil, grease and other lubricants properly compounded for various elevator applications, and necessary cleaning materials for the equipment, clean all equipment, hoist ways and machine rooms and keep same in good order, maintain accurate service records in the elevator equipment rooms and fulfill the maintenance requirements of ASME A17.1.

The elevator service company will document any changes or upgrades to the elevator equipment and provide this documentation to the College.

The elevator service company shall provide the College with written copies of monthly service tickets. Any deficiencies found during routine service shall be annotated on the service ticket and explained to the College.

Exclusions are limited to the refinishing, repairing or replacement of car enclosure, fan, gates and /or doors, hoist way enclosure, rail alignment, hoist way doors, door frames and sills, hoist way gates, finished flooring, car lighting, power feeders, their wiring and fusing, hydraulic cylinder, underground piping, and smoke or heat sensors. The service company shall not be required to install new attachments on the elevators as recommended or directed by insurance companies or government authorities. The College may choose to use the elevator service company for these repairs. The service provider will make these repairs based upon an established hourly rate, which does not include travel time to and from the site, plus materials at a cost based upon the defined percentage markup from the service company's cost. These costs will be submitted with any invoices for excluded services. Emergency phone in the car is not covered by this contract.

And under no circumstances shall the College be liable for consequential damages.

The elevator service company will coordinate and perform the annual pressure test. A re-certification inspection as per the Florida Elevator Code will be performed by a Florida Certified Elevator Inspector and paid by the College.