

**ADDENDUM NO. 1**  
**to the**  
**PROJECT DOCUMENTS AND SPECIFICATIONS**  
**for**  
**VPS CHILLER REPLACEMENT**  
**DESTIN-FORT WALTON BEACH AIRPORT**  
**(ITB AP 27-18)**

**Prepared for:**  
**OKALOOSA COUNTY**

**Prepared By:**



**320 Bayshore Drive, Suite A**  
**Niceville, Florida 32578-2425**

**AVCON Project No. 2017.050.11**

**Addendum Date: July 3, 2018**

Note: The bidder shall acknowledge receipt of this addendum on the Bid Form, Page BF-1 in the space provided.

**ADDENDUM NO. 1  
VPS CHILLER REPLACEMENT  
DESTIN-FORT WALTON BEACH AIRPORT  
(ITB AP 27-18)**

- Date of Issue:** July 3, 2018
- Bid Submittal Deadline:** July 11, 2018 @ 2:00 p.m. (Central Standard Time) **(No Change)**  
302 North Wilson Street, Conference Room #305, Crestview, Florida 32536
- Notice to all Plan Holders:** Please insert this addendum (3 pages including cover, excluding attachments) into your copy of the Project Bid Documents.

The following changes to the Project Documents and Specifications are issued by the Engineer and shall have the same force and effect as though part of the original issue:

**A. Changes to the Project Documents and Specifications:**

1. Standard Form of Agreement      **REVISE** Standard Form of Agreement, Page 1 of 7, Article 3.1 as follows:

“3.1 The Work will be substantially completed within **150** calendar days after the date when the Contract Times commence to run as provided in paragraph 2.3 of the General Conditions, and completed and ready for final payment in accordance with paragraph 14.13 of the General Conditions within **180** calendar days after the date when the Contract Times commence to run. *If Additive Alternate No. 2 is awarded, an additional 60 calendar days will be added to accommodate the commissioning services.*”

\*\*All other references to calendar time shall be updated accordingly.

**B. Changes to the Project Drawings:**

1. Sheet G-004      **REPLACE** Sheet G-004 with Sheet G-004 attached hereto at **Attachment A**.
2. Sheet M-114      **REVISE** Mechanical Key Note 2 as follows:

“New variable frequency drives for CWP-1, 2 & 3. Refer to Specification Section 23 05 17 and chilled water system control sequence of operation and schematic on Sheets M-701 & M-702. *New rack shall be properly bolted to the floor slab.*”

4. Sheet E-104      **REVISE** General Electrical Note 6 as follows:

“Reference phasing plans on Sheet M-103. Contractor shall provide temporary post mounted NEMA 3R 800 amp fused disconnect with a temporary feeder to temporary chiller. Contractor shall confirm temporary fused disconnect sizing with chiller manufacturer. *Temporary circuiting may be run across the roof. Contractor shall protect the roof from damage. Cabling shall be rated for exposure to outdoor service. Temporary racks may be galvanized steel.*”

4. Sheet E-106

**REVISE** Lighting Protection General Notes, Note A as follows:

“... The ~~Master Label~~ **Letter of Findings** shall be furnished to the Owner upon completion.”

**C. Additional Information:**

1. Responses to Questions            Please find attached responses to plan-holder questions attached as **Attachment B** (4 pages) hereto.
2. Pre-Bid Conference Minutes    Please find attached the Pre-Bid Conference Minutes and sign-in sheet attached as **Attachment C** (13 pages) hereto.

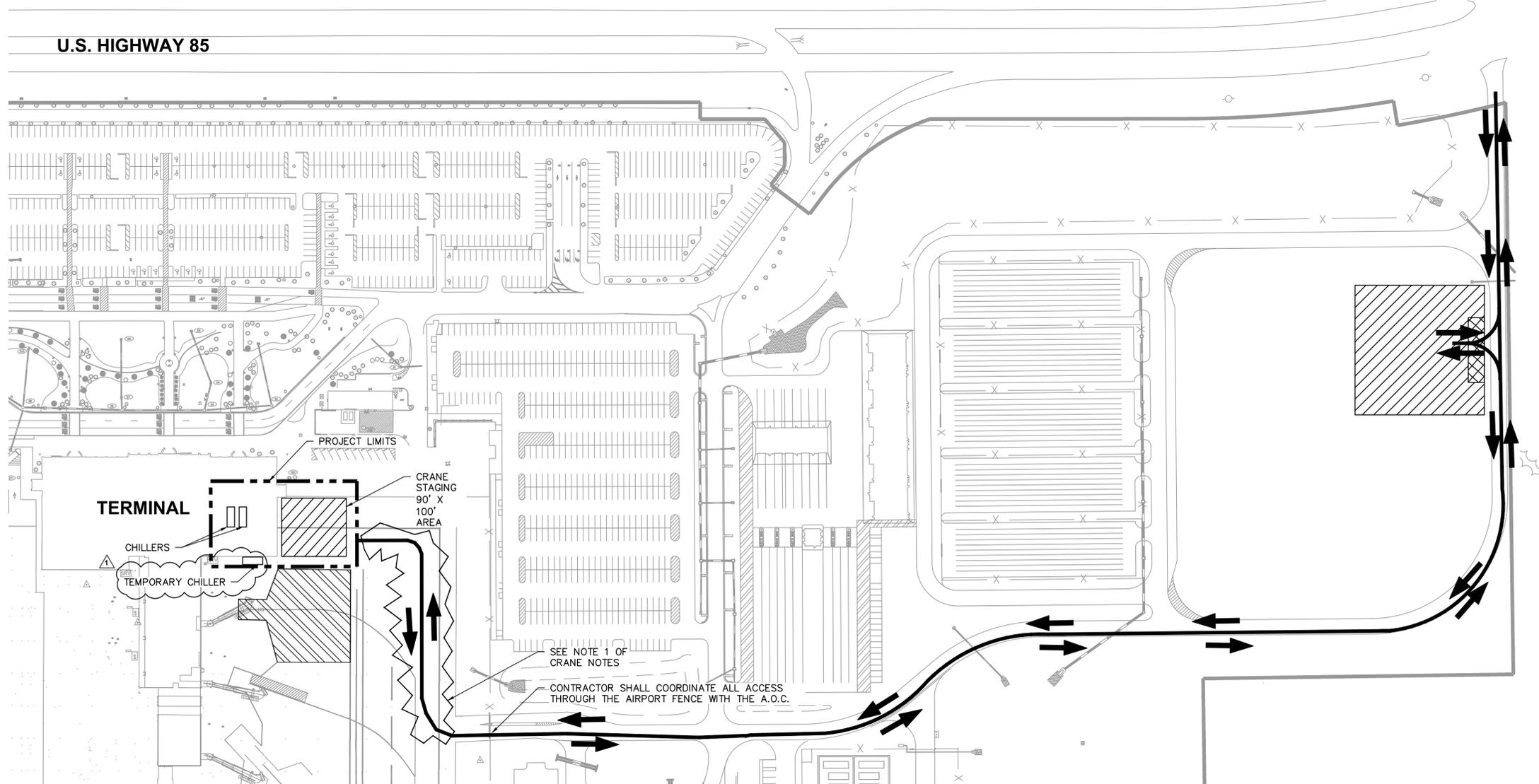
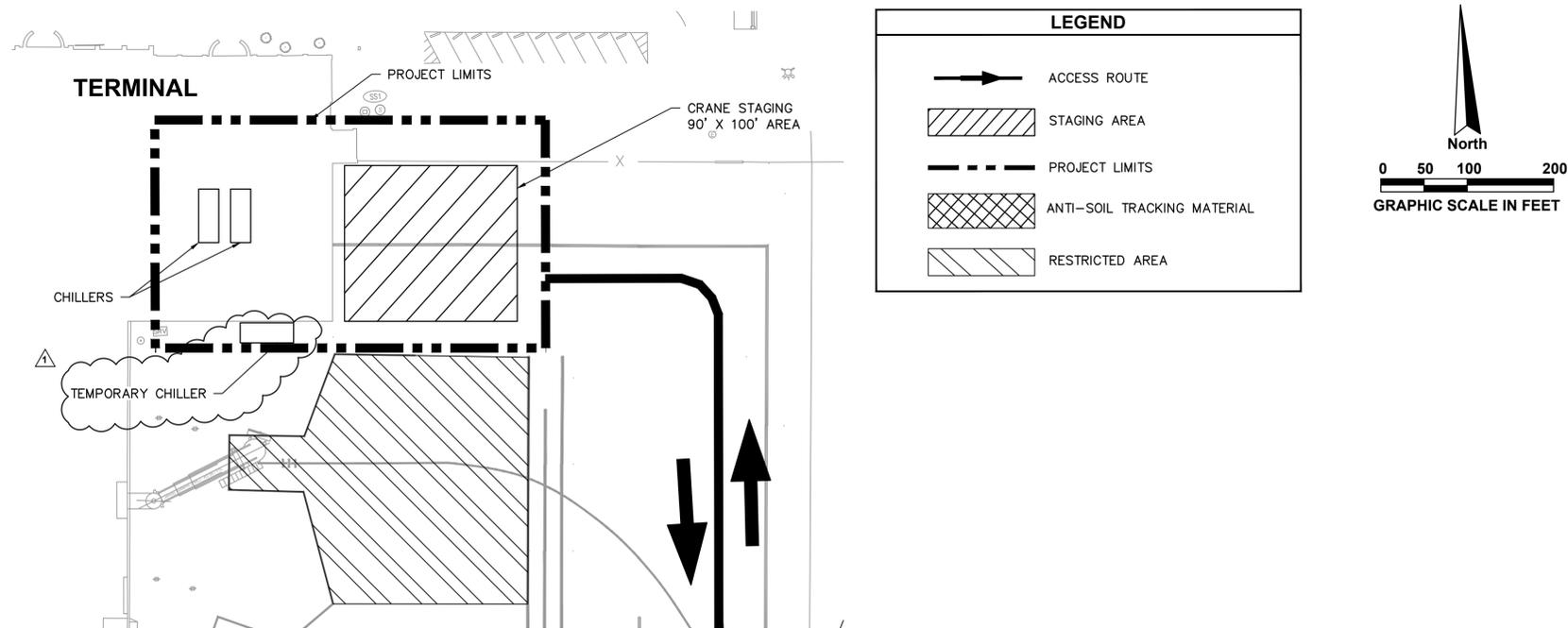
**END OF ADDENDUM NO. 1**

**STAGING NOTES:**

1. IN THE EVENT TEMPORARY HAUL ROUTES ARE REQUIRED, THE CONTRACTOR SHALL CONSTRUCT HAUL ROUTES CAPABLE OF ADEQUATELY SUPPORTING HAULING UNITS. WHEN A HAULING ROUTE IS NO LONGER NEEDED, THE AREA (INCLUDING ALL NEW PAVEMENT DAMAGED FROM HAUL ROUTE CROSSINGS) SHALL BE RESTORED TO ITS ORIGINAL OR PROPOSED CONDITION. NO SEPARATE PAYMENT WILL BE MADE FOR THIS WORK. FENCING, DRAINAGE, GRADING, AND OTHER MISCELLANEOUS CONSTRUCTION REQUIRED TO CONSTRUCT TEMPORARY HAUL ROUTES OR ACCESS POINTS WILL BE THE CONTRACTOR'S TOTAL RESPONSIBILITY AND SHALL BE APPROVED BY THE AIRPORT PRIOR TO WORK.
2. CONTRACTOR SHALL COORDINATE STAGING AREA WITH OWNER'S REPRESENTATIVE ON SITE.
3. CONTRACTOR SHALL RESTORE CONTRACTOR STAGING AREA TO ITS ORIGINAL OR BETTER CONDITION AT HIS/HER OWN EXPENSE.
4. SILT FENCE SHALL BE INSTALLED COMPLETELY AROUND STAGING AREA.
5. CONTRACTOR IS SOLELY RESPONSIBLE FOR SECURING MATERIALS IN STAGING AREA. OKALOOSA COUNTY IS NOT RESPONSIBLE FOR ANY LOST OR DAMAGED MATERIALS OR EQUIPMENT.
6. TEMPORARY CHILLER SHALL BE LOCATED TO AVOID IMPACTS TO BAGGAGE CART ACCESS. 

**CRANE NOTES:**

1. CONTRACTOR SHALL ALWAYS YIELD TO AIRCRAFT TRAFFIC AND BE ESCORTED BY AIRPORT REPRESENTATIVES TO AND FROM CRANE STAGING AREA.
2. CONTRACTOR AND EQUIPMENT SHALL STAY INSIDE CRANE STAGING AREA AT ALL TIMES.



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**AVCON, INC.**  
ENGINEERS & PLANNERS  
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CORPORATE CERTIFICATE OF AUTHORIZATION NUMBER: 5057  
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**DESTIN-FORT WALTON BEACH AIRPORT**

**VPS CHILLER REPLACEMENT**

**CONSTRUCTION SAFETY AND PHASING PLAN**

ATTENTION:  
THIS DOCUMENT CONTAINS PRIVILEGED AND PROPRIETARY INFORMATION, ALL OF WHICH IS EXPRESSLY PROVIDED BY AVCON, INC. FOR USE BY THE INTENDED RECIPIENT, AND FOR A SPECIFIC PURPOSE. WITHOUT THE EXPRESS WRITTEN CONSENT OF AVCON, INC. ANY DISTRIBUTION, REPRODUCTION, OR OTHER USE OF THIS DOCUMENT, IN WHOLE OR IN PART, IS STRICTLY PROHIBITED.

REVISIONS:

NO.	DATE	BY	DESCRIPTION
1	06/28/18	J.R.C.	TEMPORARY CHILLER

**RELEASE FOR BID**

DESIGNED BY: J.R.C.  
DRAWN BY: S.M.M.  
CHECKED BY: J.R.C.  
APPROVED BY: V.C.L.  
DATE: DECEMBER 2017

AVCON PROJECT NO. 2017.050.11  
**SHEET NUMBER**  
**G-004**

**RESPONSES TO PLAN HOLDER QUESTIONS  
VPS CHILLER REPLACEMENT  
DESTIN-FORT WALTON BEACH AIRPORT  
(ITB AP 27-18)**

1. Are there any as built drawings available for the existing conduit routes / runs that we are to utilize for the new chillers?

*RESPONSE: As-Built plans of conduit routing are not available at this time. Any known existing information has been depicted in the bid drawings.*

2. Will we need to pour a house keeping pad for the new VFD's or will the rack bolt directly to the floor or adjacent wall?

*RESPONSE: Concrete base for VFD rack is not required. Contractor shall properly anchor the new rack to the floor slab. This will be clarified on Sheet M-114 in Addendum No. 1.*

3. I saw lots of notes regarding surge suppression. We aren't installing any panels for this project. Are you looking to verify existing surge suppression and add any necessary TVSS where not already installed? Replace existing surge suppression devices? Or is surge suppression not required as part of this project?

*RESPONSE: Surge suppression is not required to be installed on existing panels.*

4. This installation will require a new, temporary, circuit for the temporary chiller. The project manual states, no conduit runs on the roof. No PVC conduit exposed to sunlight. These specs will greatly affect the cost of this temporary installation. Do we need to adhere to these specs for this temporary install?

*RESPONSE: Temporary circuiting can be installed on top of the roof. Contractor shall protect the roof from damage. Cabling shall be rated for exposed to outdoor service. This will be clarified on Sheet E104 in Addendum No. 1.*

5. Project manual states exterior equipment racks shall be stainless steel. Exterior equipment / disconnects shall be NEMA 4x stainless. Will these specs need to be adhered to given the temporary nature of this installation, (Temp Chiller)?

*RESPONSE: Outdoor temporary equipment can be rated NEMA 3R in accordance with Note 6 on Sheet E104. Permanent equipment racks should be stainless steel. Temporary racks can be galvanized steel.*

6. Is there a Davis Bacon Wage scale for this project?

*RESPONSE: Davis Bacon Wage Rates do not apply to this project.*

7. Within the specs, it mentions the Commissioning Agent will be engaged under a separate contract by the Owner after award of the construction contract. How do we go about submitting a proposal for Commissioning for this project?

*RESPONSE: The independent Commissioning Agent will be hired by the Owner under a separate contract. Additive Alternate No. 2 shall include all labor and equipment required to support the work of the Commissioning Agent.*

8. Can get approved Temporary Chiller location?

*RESPONSE: Please refer to sheet M-103 Mechanical Phasing Plans and revised Sheet G-004 for location of temporary chiller.*

9. Who is the Commission Agent for this project?

*RESPONSE: The commissioning agent will be selected by the Owner under a separate contract following award of the construction contract.*

10. SECTION 01 91 13 - GENERAL COMMISSIONING REQUIREMENTS, Section 1.13 LIST SYSTEMS TO BE COMMISSIONED. If this is the case, we will need drawings for all equipment listed.

a. Systems to Commission: The specific systems to be commissioned include but are not necessarily limited to:

1. HVAC and Mechanical
2. Building automation systems, (including laboratory controls, where applicable) and linkages to remote monitoring and control sites.
- 3.
4. Graphics, software, firmware, points list, diagnostics, trending, reporting etc.
5. Chillers, water pumps, piping, and associated equipment.
6. Air handling units.
7. Hydronic heating.
8. Exhaust and other specialty fans.
9. VA V Terminal units.
10. Split air conditioning systems.
11. Fan Coil Units
12. Ductwork and piping.
13. Fire and smoke dampers.
14. Boilers and hot water pumps.

*RESPONSE: Existing mechanical plans are available at the following dropbox link:*

*<https://www.dropbox.com/s/oo9r51183pq4n7x/Destin-Fort%20Walton%20Beach%20Airport%2C%20existing%20mechanical%20drawings.pdf?dl=0>*

11. If ADDITIVE ALTERNATE NO. 2 is accepted, Additional days will need to be added if this alternate is accepted. The added days can be by the number of equipment requiring CxA.

*RESPONSE: If Additive Alternate No. 2 is awarded, an additional 60 calendars days will be added to the contract time. This will be clarified in Addendum No. 1.*

12. Drawings M-103, Mechanical Phasing Plan 1, Note 1, States that the contractor is to freeze the pipe to install new CHWR isolation top the chillers. How much time is allowed for the chilled water system to be down to perform this work?

*RESPONSE: The contractor shall freeze the pipe for each chiller separately so both chillers are not out of service at the same time. The temporary chiller will be connected to the CHW system and providing cooling when each chiller is out of service. The pipe(s) for a given chiller shall be frozen when the temporary chiller is providing cooling for that chiller.*

13. Sheet M-301 Mechanical Key Note 4 calls for a new minimum flow bypass and control valve. CHW bypass is not needed for a constant flow system. Please clarify that this work is to be done as part of Alternate #1 and not to be included in base bid.

*RESPONSE: Chilled water bypass line with control valve shall be provided in the Base Bid.*

14. Sheet M-301 Mechanical Key Note 6 calls for a new differential pressure (DP) transmitter. Building CHW loop DP is not needed for a constant flow system. Please clarify that this work is to be done as part of Alternate #1 and not to be included in base bid.

*RESPONSE: DPT shall be included in Alternate Bid #1 as shown on sheet M-113.*

15. Reference: E106, General Note A. Question: Is there are preferred lightning protection installer I contractor? If so, can you provide their contact information? Or are any installers acceptable (provided the installation meets the requirements in the bid documents)?

*RESPONSE: Acceptable lightning protection equipment manufacturers are listed in specification 26 41 00. Lightning protection system installer qualifications are listed in this specification section.*

16. Reference: E106, General Note A. Question: This note requires a "Master Label" to be furnished to the owner upon completion. Typically, when making modifications to an existing lightning protection system, a UL "Letter of Findings" is required upon completion. Are we to furnish a "Master Label" or a "Letter of Findings"?

*RESPONSE: A master label is not required. A "Letter of Findings" letter is required per UL 96A. This clarification will be provided in Addendum No. 1.*

17. Reference: Question: E-002, MSBA Shut-Downs. How many consecutive hours can MSBA be shut down (the main breaker de-energized)? How much advance notice is required for a shut-down of MSBA? What would be the allowed frequency of shut-downs for MSBA (once per day, once per week, three times per month, etc.)? What are the typical hours allotted for a shut-down of MSBA (9pm to 3am, 12am to 8am, etc.)?

*RESPONSE: The de-energizing of any electrical panels shall take place at night. The allowable shut-down period will be established based on airline arrival and departure schedules and can vary each night. The typical shut-down period is anticipated to be 11 pm to 4 am. The airport will require a 48-hour notice before de-energizing and the shut-down can occur each night for a period of time if required.*

18. Reference: E-002, MSBA Shut-Downs. Question: Is the electrical contractor responsible for fuel consumption of GEN AI during MSBA shut-downs, or will this fuel be replenished by the owner?

*RESPONSE: The contractor will not be responsible for the natural gas used by the backup generator if generator is used during temporary shut-downs.*

19. Reference: E-002, HM2B Shut-Downs. Question: How many consecutive hours can HM2B be shut down (completely de-energized)? How much advance notice is required for a shut-down of HM2B? What would be the allowed frequency of shut-downs for HM2B (once per day, once per week, three times per month, etc.)? What are the typical hours allotted for a shut-down of HM2B (9pm to 3am, 12am to 8am, etc.)?

*RESPONSE: The de-energizing of any electrical panels shall take place at night. The allowable shut-down period will be established based on airline arrival and departure schedules and can vary each night. The typical shut-down period is anticipated to be 11 pm to 4 am. The airport will require a 48-hour notice before de-energizing and the shut-down can occur each night for a period of time if required.*

20. Reference: E-601 & 602 (Panel Schedules) and Spec Section 26 24 16, 2.1, a, 1. Question: Please confirm that Square D is the existing power manufacturer and is the required manufacturer for any existing power distribution equipment modifications.

*RESPONSE: The contractor shall field verify existing conditions. Power distribution system modifications shall be compatible with the existing equipment. Some of the existing power distribution equipment is Square D.*

21. Reference: E103, New Plan Key Note (1) and M-601 Pump Schedule Note 4. Question: Are the CHWP VFD's furnished by Mechanical or Electrical contractor? Are the VFD's installed by Mechanical or Electrical Contractor?

*RESPONSE: Variable frequency drives are specified in section 23 05 17 under Division 23. This is typically a mechanical requirement. The responsibility of the mechanical and electrical subcontractors should be coordinated with the GC.*

22. Reference: E-003, General Electrical Note 1. Question: Will a Short Circuit I Coordination I Arc-Flash Study be required for this project? If so, what is the scope of equipment required to be included in that study?

*RESPONSE: An Arc Flash and Power System Study is not required. New Breakers shall have AIC rating equal to or greater than what is detailed on the panel schedules.*

23. We request prior approval to quote the Daikin manufacturer for the VPS Chiller Replacement project.

*RESPONSE: No detailed product data or technical information has been provided for the proposed Daikin equipment. Daikin equipment will be reviewed during the construction submittal process and may be approved if the proposed equipment meets the technical and performance criteria specified throughout the technical specifications and plans. In addition to the technical and performance criteria, the specifications also provide additional product requirements, such as proof of factory trained service support within 75 miles of the Destin-Fort Walton Beach Airport and the control interface must communicate with the existing HVAC control system.*



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### MEMORANDUM

**Date:** June 13, 2018

**To:** File – 2017.050.11/Meetings

**CC:** Quinton Williams (FDOT), Meeting Attendees (noted on attached sheet)

**From:** John Collins, AVCON, Inc. (850-678-0050) 

**Re:** Minutes from Pre-Bid Conference on June 13, 2018  
VPS Chiller Replacement  
Destin-Fort Walton Beach Airport

### MINUTES

A project Pre-Bid Conference was held on June 13, 2018 from 10:00 - 11:30 a.m. in Conference Room No. 1 at the Destin-Fort Walton Beach Airport with members from Okaloosa County Airports, Okaloosa County Purchasing, AVCON, and interested contractor representatives. A site visit was conducted following this meeting with all interested meeting attendees.

The following minutes represent a summary of the salient issues discussed. They are not intended to be a verbatim transcript of the meeting or a part of the contract documents. These minutes are for informational purposes only.

A copy of the meeting agenda, PowerPoint presentation, and a list of meeting participants are attached. General introductions were made by Mr. Chad Rogers, Project Manager for Okaloosa County Airports, followed by a review of the purpose of the meeting by Mr. John Collins, Project Manager for AVCON, INC. The following items were discussed:

- **Introduction:** Mr. John Collins welcomed attendees and thanked them for their interest in the project. He stated that the project generally consists of replacement of two air-cooled chillers and pumps. The location of the chillers was depicted on a PowerPoint slide.
- **Scope of Work:** This project consists of removal of two existing 240-ton air-cooled chillers and installation of two new 300-ton, air-cooled, VFD driven, screw chillers. Also included is replacement of two chilled-water pumps with three base-mounted, end-suction, VFD driven centrifugal pumps. The chilled water system shall be modified to pipe in a variable primary flow configuration. The three pumps shall be piped to a common header to serve any chiller as depicted in the bid documents. The work also includes a temporary chiller during construction, new grounding for the two chillers, and controls.
- **Bid Schedule:** This project is set up with a Base Bid and two additive alternates. The Base Bid consists of replacement of the two air-cooled chillers, additional structural support for the longer chillers, replacement of two pumps, electrical improvements and grounding, incorporate the new infrastructure in to the Building Automation System (BAS), water-side test and balance, and a temporary chiller during construction. Additive Alternate No. 1 consists of adding a third VFD Pump with associated electrical and piping improvements, replacement of 14 existing chilled-water 3-way control valves with modulating 2-way control valves, BAS upgrade, new work station, and additional

**VPS Chiller Replacement Pre-Bid Conference Minutes**  
**Destin-Fort Walton Beach Airport**  
**June 13, 2018**  
**Page 2 of 3**

sensors. Additive Alternate No. 2 consists of complete airside test and balance in accordance with Technical Specification 23 05 93.

- **Lump Sum Pay Items:** The bidder shall provide separate lump sum prices for the Base Bid, Additive Alternate No.1, and Additive Alternate No. 2. Upon award of the contract, the bidder shall provide a detailed schedule of values to be used to evaluate pay applications.
- **Construction Permits:** This project will require a Hot Works permit from Eglin AFB for any welding.
- **Safety:** The Construction Safety and Phasing Plan (CSPP) was presented. The temporary chiller and crane will be placed inside of the AOA and all access inside of the AOA must be previously coordinated with the airport. Any access inside of the AOA must be escorted by airport personnel. The work area is adjacent to an aircraft parking location so extreme care shall be taken inside of the AOA. No smoking will be permitted inside of the Airport Operations Area (AOA) fence. An FAA airspace determination has been coordinated with the FAA for the construction crane and the crane shall be properly marked and lighted in accordance with FAA requirements and the FAA Airspace Determinations.
- **Staging:** The contractor staging area was identified in a PowerPoint slide. The staging area is not secured by the airport and the contractor is solely responsible for securing their materials and equipment.
- **Construction Phasing:** A detailed mechanical and electrical phasing plan is provided on Sheet M-103 to minimize interruptions to the airport. Work will require night-work if electrical tie-in will affect power to the airport.
- **Bid Date:** Mr. Collins began a review of the administrative items. The bid date is Wednesday, July 11, 2018, until 2:00 p.m. central time at the County office in Crestview. Bids shall be sealed. Bids received after the specified time will not be considered. The bids will be opened and read aloud to all interested parties.
- **Basis of Award:** The basis of award shall be based on the lowest responsive bid amount for the bid alternates that are ultimately awarded by the County.
- **Bid Documents:** The documents required to be submitted with the bid are listed in the Bid Form.
- **Low Bidder:** After the bid date, the County will meet with the low bidder to review its bid and confirm their understanding of the project.
- **Bid Hold Period:** Bids will be valid for 120 days following the bid date. The airport intends to award the project as soon as possible since all grant funds have been procured.
- **Contract Time:** The contract time to substantial completion is 150 days and the contract time to final completion is 180 days.
- **Liquidated Damages:** Liquidated damages are included in the Okaloosa County Standard Clauses in the bid documents. The amount of these damages is dependent upon the contract amount.
- **Insurance:** The Bid Documents require \$1M of general liability insurance. See Page BOC 4 of 6 for additional insurance requirements.

**VPS Chiller Replacement Pre-Bid Conference Minutes**  
**Destin-Fort Walton Beach Airport**  
**June 13, 2018**  
**Page 3 of 3**

- **Disadvantaged Business Enterprise:** FDOT and County policies require a Disadvantaged Business Enterprise participation goal of 11.065%. It is the contractor's responsibility to make a good faith effort to meet this goal.
- **E-Verify:** The contractor shall adhere to all E-Verify requirements as stated in the E-Verify Compliance Certification form which shall be completed and submitted with the bid.
- **Bi-Weekly Construction Meetings:** The contractor shall host bi-weekly construction status meetings at the Destin-Fort Walton Beach Airport to review the status of the project.
- **Contractor Qualifications:** In accordance with Section 3 of the Instructions to Contractors Section, the General Contractor shall have prior experience during the last five (5) years with chiller and chilled water systems installation. This experience shall be required as a minimum qualification for this award. Failure to provide projects meeting this criteria with references in the Contractor's Qualification Questionnaire, Page CQQ 1 of 3, of the Bid Documents shall deem the contractor's proposal incomplete.
- **Questions:** Mr. Collins explained the deadline for Contractor questions is close of business on Friday, June 29, 2018. Contractor questions shall be coordinated with the Okaloosa County Purchasing Department in writing.

**END OF MINUTES**

**VPS CHILLER REPLACEMENT AT  
DESTIN-FORT WALTON BEACH AIRPORT  
Okaloosa County, Florida**

**PRE-BID CONFERENCE  
June 13, 2018 – 10:00 am CDT**

**AGENDA**

**I. INTRODUCTION OF PARTICIPANTS**

- A. Owner -** Okaloosa County
- B. Engineer-** AVCON, INC.
- C. Funding Agency -** Okaloosa County, Florida Department of Transportation (FDOT)

**II. PURPOSE**

To review project scope, procedures, and safety measures associated with the bidding documents, and to answer questions.

**III. SCOPE OF WORK**

**A. Description of Project**

- 1. General overview
- 2. Primary Construction elements
  - a. Two, 300-ton air-cooled chillers
  - b. New insulated piping at chillers and pumps
  - c. Replace two existing CHW pumps and add a third
  - d. Temporary 250-ton chiller during construction
  - e. Replace existing CHW 3-way control valves with modulating 2-way control valves
  - f. New electrical
  - g. New lightning protection
  - h. Controls
- 3. Bid Schedule
  - a. Base Bid – All work not specified in Additive Alternate No. 1 and 2
  - b. Additive Alternate No. 1 – Add third CHW pump and VFD, replace 14 valves
  - c. Additive Alternate No. 2 – Commissioning
- 4. Pay Items
  - a. Lump Sum for each Bid Schedule

**B. Safety**

- 1. Safety During Construction Plan:
  - a. Always leaves gates closed
  - b. No smoking inside fence
- 2. Staging and access

**C. Project Phasing/Scheduling**

- 1. Detailed mechanical and electrical phasing plan on M-103. Work will require night work if electrical tie-in will affect power to the airport. Specific phasing is required to ensure minimum interruptions to the airport.
- 2. Coordinate equipment lead-times early.

**Pre-Bid Conference: VPS Chiller Replacement**

**June 13, 2018**

**Page 2 of 2**

**IV. ADMINISTRATION**

**A. Project Schedule and Time**

1. Bids due on Wednesday, July 11, 2018 until 2:00 pm local time at County office.
2. Meeting with Low Bidder to Review Bid
3. Contract Award, within 120 days
4. Duration and Time of Completion, 150 days to substantial, 180 to final
5. Liquidated Damages
6. Contractor Qualifications

**B. Contract Documents**

1. Lump Sum price
2. Basis of Award
3. DBE Goal: 11.065%
4. \$1M general liability insurance, Builders Risk, see Okaloosa County Standard Clauses, page 4 of 7

**C. Bidding Documents**

- D. Contractor Questions** - Address in writing NLT close of business on Friday, June 29, 2018.  
ATTN: John Collins (jcollins@avconinc.com, 850-678-0040 fax,  
850-678-0050 office)

**V. QUESTIONS AND ANSWERS**

# VPS Chiller Replacement

Pre-Bid Meeting, June 13, 2018 at 10:00 AM



# VPS Chiller Replacement



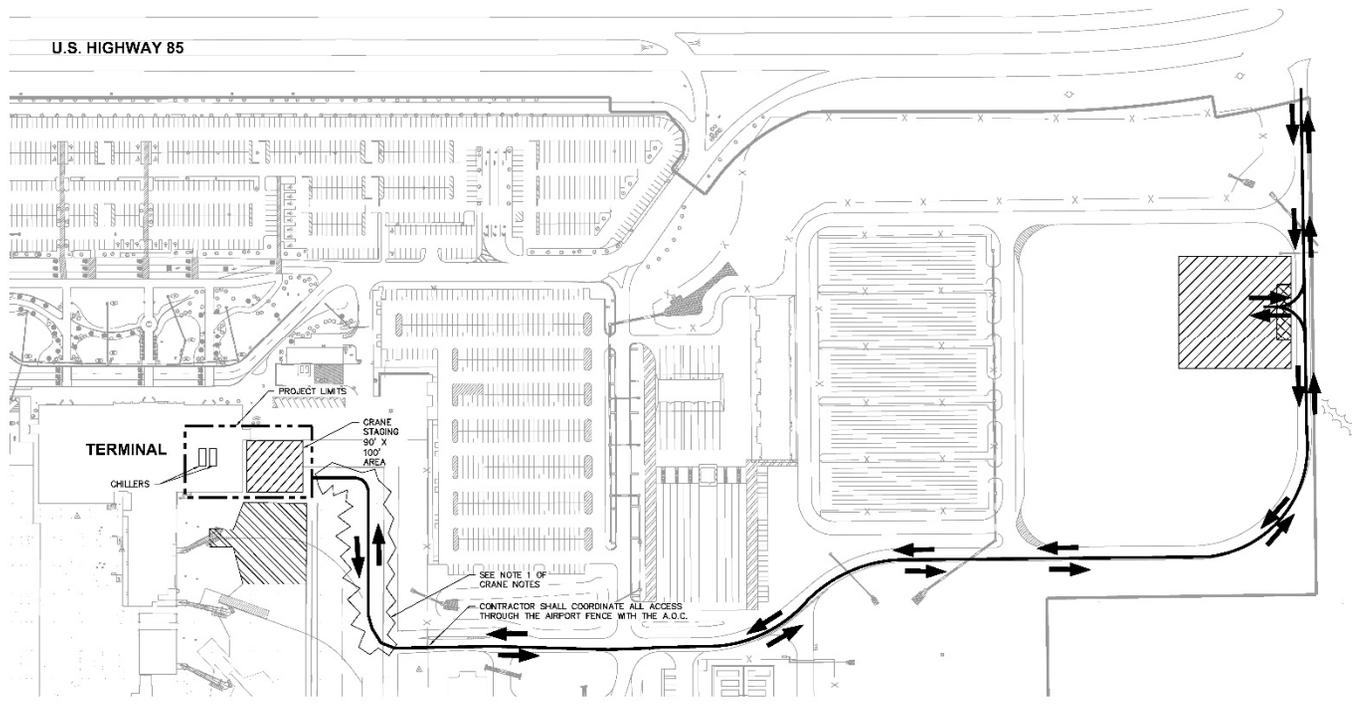
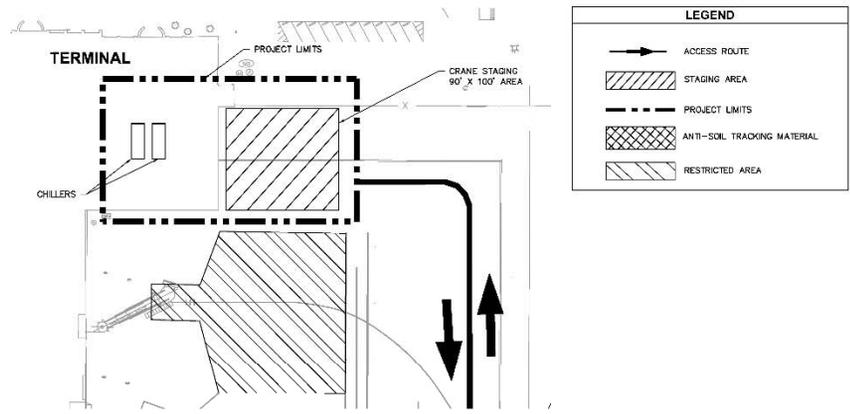
# VPS Chiller Replacement

**STAGING NOTES:**

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2. CONTRACTOR SHALL COORDINATE STAGING AREA WITH OWNER'S REPRESENTATIVE ON SITE.
3. CONTRACTOR SHALL RESTORE CONTRACTOR STAGING AREA TO ITS ORIGINAL OR BETTER CONDITION AT HIS/HER OWN EXPENSE.
4. SILT FENCE SHALL BE INSTALLED COMPLETELY AROUND STAGING AREA.
5. CONTRACTOR IS SOLELY RESPONSIBLE FOR SECURING MATERIALS IN STAGING AREA. OKALOOSA COUNTY IS NOT RESPONSIBLE FOR ANY LOST OR DAMAGED MATERIALS OR EQUIPMENT.

**CRANE NOTES:**

1. CONTRACTOR SHALL ALWAYS YIELD TO AIRCRAFT TRAFFIC AND BE ESCORTED BY AIRPORT REPRESENTATIVES TO AND FROM CRANE STAGING AREA.
2. CONTRACTOR AND EQUIPMENT SHALL STAY INSIDE CRANE STAGING AREA AT ALL TIMES.



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**DESTIN-FORT WALTON BEACH AIRPORT**

**VPS CHILLER REPLACEMENT**

**CONSTRUCTION SAFETY AND PHASING PLAN**

ATTENTION:  
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**REVISIONS:**

NO.	DATE	BY	DESCRIPTION

**RELEASE FOR BID**

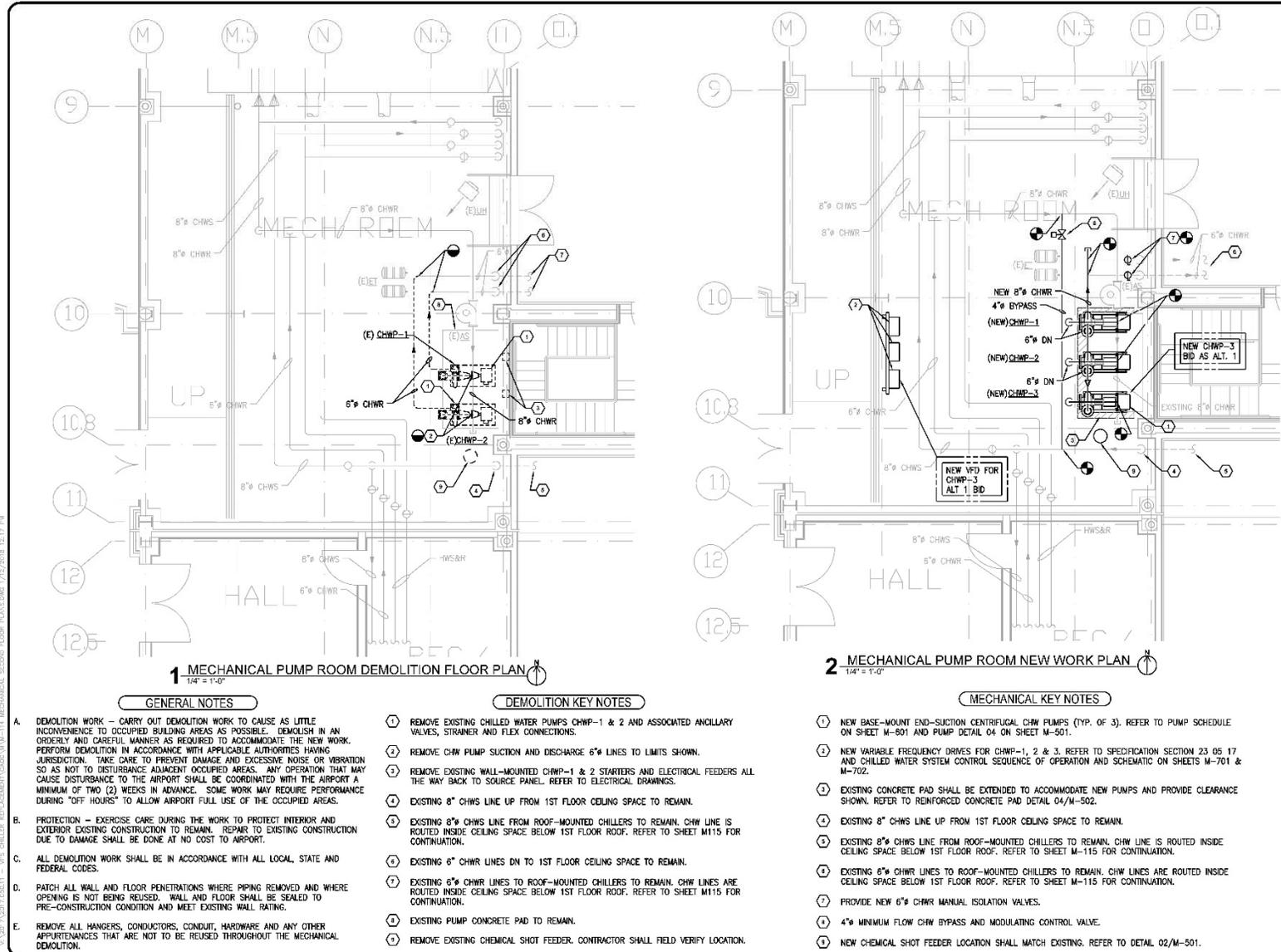
DESIGNED BY: J.R.C.  
DRAWN BY: S.M.M.  
CHECKED BY: J.R.C.  
APPROVED BY: V.C.L.  
DATE: DECEMBER 2017

AVCON PROJECT NO. 2017.050.11  
**SHEET NUMBER**  
**G-004**

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# VPS Chiller Replacement



**1 MECHANICAL PUMP ROOM DEMOLITION FLOOR PLAN**  
1/4" = 1'-0"

**2 MECHANICAL PUMP ROOM NEW WORK PLAN**  
1/4" = 1'-0"

**GENERAL NOTES**

- A. DEMOLITION WORK - CARRY OUT DEMOLITION WORK TO CAUSE AS LITTLE INCONVENIENCE TO OCCUPIED BUILDING AREAS AS POSSIBLE. DEMOLISH IN AN ORDERLY AND CAREFUL MANNER AS REQUIRED TO ACCOMMODATE THE NEW WORK. PERFORM DEMOLITION IN ACCORDANCE WITH APPLICABLE AUTHORITIES HAVING JURISDICTION. TAKE CARE TO PREVENT DAMAGE AND EXCESSIVE NOISE OR VIBRATION SO AS NOT TO DISTURBANCE ADJACENT OCCUPIED AREAS. ANY OPERATION THAT MAY CAUSE DISTURBANCE TO THE AIRPORT SHALL BE COORDINATED WITH THE AIRPORT A MINIMUM OF TWO (2) WEEKS IN ADVANCE. SOME WORK MAY REQUIRE PERFORMANCE DURING "OFF HOURS" TO ALLOW AIRPORT FULL USE OF THE OCCUPIED AREAS.
- B. PROTECTION - EXERCISE CARE DURING THE WORK TO PROTECT INTERIOR AND EXTERIOR EXISTING CONSTRUCTION TO REMAIN. REPAIR TO EXISTING CONSTRUCTION DUE TO DAMAGE SHALL BE DONE AT NO COST TO AIRPORT.
- C. ALL DEMOLITION WORK SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL CODES.
- D. PATCH ALL WALL AND FLOOR PENETRATIONS WHERE PIPING REMOVED AND WHERE OPENING IS NOT BEING REUSED. WALL AND FLOOR SHALL BE SEALED TO PRE-CONSTRUCTION CONDITION AND MEET EXISTING WALL RATING.
- E. REMOVE ALL HANGERS, CONDUCTORS, CONDUIT, HARDWARE AND ANY OTHER APPURTENANCES THAT ARE NOT TO BE REUSED THROUGHOUT THE MECHANICAL DEMOLITION.

**DEMOLITION KEY NOTES**

- 1 REMOVE EXISTING CHILLED WATER PUMPS CHWP-1 & 2 AND ASSOCIATED ANOLLARY VALVES, STRAINER AND FLEX CONNECTIONS.
- 2 REMOVE CHW PUMP SUCTION AND DISCHARGE 6" LINES TO LIMITS SHOWN.
- 3 REMOVE EXISTING WALL-MOUNTED CHWP-1 & 2 STARTERS AND ELECTRICAL FEEDERS ALL THE WAY BACK TO SOURCE PANEL. REFER TO ELECTRICAL DRAWINGS.
- 4 EXISTING 8" CHWS LINE UP FROM 1ST FLOOR CEILING SPACE TO REMAIN.
- 5 EXISTING 8" CHWS LINE FROM ROOF-MOUNTED CHILLERS TO REMAIN. CHW LINE IS ROUTED INSIDE CEILING SPACE BELOW 1ST FLOOR ROOF. REFER TO SHEET M115 FOR CONTINUATION.
- 6 EXISTING 6" CHWR LINES DN TO 1ST FLOOR CEILING SPACE TO REMAIN.
- 7 EXISTING 6" CHWR LINES TO ROOF-MOUNTED CHILLERS TO REMAIN. CHW LINES ARE ROUTED INSIDE CEILING SPACE BELOW 1ST FLOOR ROOF. REFER TO SHEET M115 FOR CONTINUATION.
- 8 EXISTING PUMP CONCRETE PAD TO REMAIN.
- 9 REMOVE EXISTING CHEMICAL SHOT FEEDER. CONTRACTOR SHALL FIELD VERIFY LOCATION.

**MECHANICAL KEY NOTES**

- 1 NEW BASE-MOUNT END-SUCTION CENTRIFUGAL CHW PUMPS (TYP. OF 3). REFER TO PUMP SCHEDULE ON SHEET M-501 AND PUMP DETAIL 04 ON SHEET M-501.
- 2 NEW VARIABLE FREQUENCY DRIVES FOR CHWP-1, 2 & 3. REFER TO SPECIFICATION SECTION 23 05 17 AND CHILLED WATER SYSTEM CONTROL SEQUENCE OF OPERATION AND SCHEMATIC ON SHEETS M-701 & M-702.
- 3 EXISTING CONCRETE PAD SHALL BE EXTENDED TO ACCOMMODATE NEW PUMPS AND PROVIDE CLEARANCE SHOWN. REFER TO REINFORCED CONCRETE PAD DETAIL 04/M-502.
- 4 EXISTING 8" CHWS LINE UP FROM 1ST FLOOR CEILING SPACE TO REMAIN.
- 5 EXISTING 8" CHWS LINE FROM ROOF-MOUNTED CHILLERS TO REMAIN. CHW LINE IS ROUTED INSIDE CEILING SPACE BELOW 1ST FLOOR ROOF. REFER TO SHEET M-115 FOR CONTINUATION.
- 6 EXISTING 6" CHWR LINES TO ROOF-MOUNTED CHILLERS TO REMAIN. CHW LINES ARE ROUTED INSIDE CEILING SPACE BELOW 1ST FLOOR ROOF. REFER TO SHEET M-115 FOR CONTINUATION.
- 7 PROVIDE NEW 6" CHWR MANUAL ISOLATION VALVES.
- 8 4" MINIMUM FLOW CHW BYPASS AND MODULATING CONTROL VALVE.
- 9 NEW CHEMICAL SHOT FEEDER LOCATION SHALL MATCH EXISTING. REFER TO DETAIL 02/M-501.




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**DESTIN-FORT WALTON BEACH AIRPORT**

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**VPS CHILLER REPLACEMENT**

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**MECHANICAL PUMP ROOM ENLARGED PLAN**

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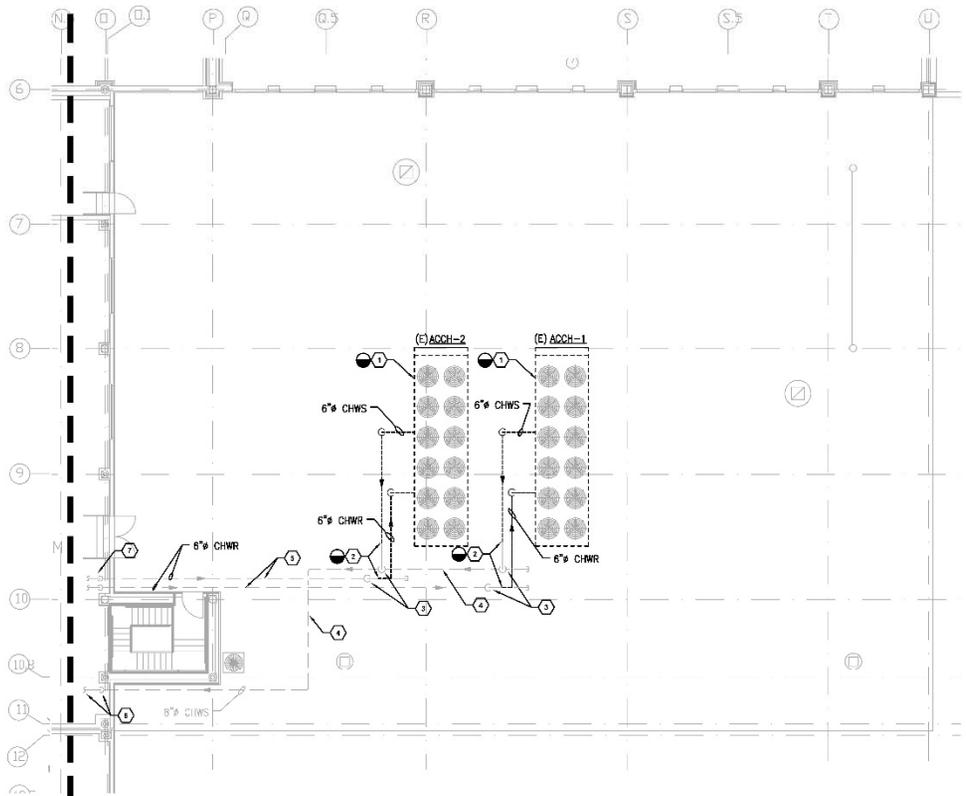
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DATE:	DEC 2017

AVCON PROJECT NO. 2017.05.11

**SHEET NUMBER**  
**M-114**

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# VPS Chiller Replacement



**1 MECHANICAL DEMOLITION FIRST FLOOR ROOF PLAN**  
1/8" = 1'-0"

**GENERAL NOTES**

- A. DEMOLITION WORK — CARRY OUT DEMOLITION WORK TO CAUSE AS LITTLE INCONVENIENCE TO OCCUPIED BUILDING AREAS AS POSSIBLE. DEMOLISH IN AN ORDERLY AND CAREFUL MANNER AS REQUIRED TO ACCOMMODATE THE NEW WORK. PERFORM DEMOLITION IN ACCORDANCE WITH APPLICABLE AUTHORITIES HAVING JURISDICTION. TAKE CARE TO PREVENT DAMAGE AND EXCESSIVE NOISE OR VIBRATION SO AS NOT TO DISTURB ADJACENT OCCUPIED AREAS. ANY OPERATION THAT MAY CAUSE DISTURBANCE TO THE AIRPORT SHALL BE COORDINATED WITH THE AIRPORT A MINIMUM OF TWO (2) WEEKS IN ADVANCE. SOME WORK MAY REQUIRE PERFORMANCE DURING "OFF HOURS" TO ALLOW AIRPORT FULL USE OF THE OCCUPIED AREAS.
- B. PROTECTION — EXERCISE CARE DURING THE WORK TO PROTECT INTERIOR AND EXTERIOR EXISTING CONSTRUCTION TO REMAIN. REPAIR TO EXISTING CONSTRUCTION DUE TO DAMAGE SHALL BE DONE AT NO COST TO AIRPORT.
- C. ALL DEMOLITION WORK SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL CODES.
- D. PATCH ALL WALL AND FLOOR PENETRATIONS WHERE PIPING REMOVED AND WHERE OPENING IS NOT BEING REUSED. FLOOR AND WALL SHALL BE SEALED TO PRE-CONSTRUCTION CONDITION AND MEET EXISTING WALL RATING.
- E. REMOVE ALL HANGERS, CONDUCTORS, CONDUIT, HARDWARE AND ANY OTHER APPURTENANCES THAT ARE NOT TO BE REUSED THROUGHOUT THE MECHANICAL DEMOLITION.
- F. THE EXISTING ROOF WARRANTY SHALL BE MAINTAINED FOR ALL ROOF WORK ASSOCIATED WITH THE CHILLER AND PIPING REPLACEMENT.

**MECHANICAL KEY NOTES**

- ① REMOVE EXISTING AIR-COOLED CHILLERS ACCH-1 & 2 INCLUDING ALL ANNUARY VALVES, FITTINGS AND SENSORS IN 6" CHWS&R PIPE CONNECTIONS.
- ② REMOVE EXISTING 6" CHWS&R LINES LOCATED ABOVE THE ROOF FROM CHILLER CONNECTIONS TO LIMITS SHOWN INCLUDING EXISTING ISOLATION VALVE. HEAVY WEIGHT DASHED LINES DENOTE CHWS&R PIPING SECTIONS TO BE REMOVED.
- ③ EXISTING 6" CHWS&R PIPING ON THRU ROOF TO REMAIN.
- ④ EXISTING 6" CHWS PIPING, LOCATED INSIDE 1ST FLOOR CEILING SPACE TO REMAIN.
- ⑤ EXISTING 6" CHWR PIPING, LOCATED INSIDE 1ST FLOOR CEILING SPACE TO REMAIN.
- ⑥ EXISTING 6" CHWS PIPING INSIDE UP TO PUMP ROOM TO REMAIN. REFER TO SHEET M-114 FOR CONTINUATION.
- ⑦ EXISTING 6" CHWR PIPING INSIDE DN FROM PUMP ROOM TO REMAIN. REFER TO SHEET M-114 FOR CONTINUATION.




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**DESTIN-FORT WALTON  
BEACH AIRPORT**

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**VPS CHILLER  
REPLACEMENT**

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**MECHANICAL  
CHILLER DEMOLITION  
ROOF PLAN**

(11/17/2017)

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REVISIONS:			
NO.	DATE	BY	DESCRIPTION

**RELEASE FOR BID**

DESIGNED BY: ZP  
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 DATE: DEC 2017

AVCON PROJECT NO. 2017.050.11  
**SHEET NUMBER  
 M-115**

M-115 VPS CHILLER REPLACEMENT/DEMOLITION MECHANICAL ROOM FLOOR PLANS 11/17/2017 12:17 PM

## PRE-BID CONFERENCE SIGN- UP SHEET

June 13, 2018 at 10:00 a.m. CDT

VPS Chiller Replacement  
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