

SPECIFICATIONS FOR BOILER AND RELATED BOILER PLANT WORK

TESTING AND PREVENTATIVE MAINTENANCE FOR CAMBRIDGE DEVELOPMENTAL CENTER 66737 TOLAND DRIVE CAMBRIDGE, OH 43725

The Center is soliciting bids for boiler and related boiler plant systems work from July 1, 2015 through June 30, 2017. It is the intent of this contract to provide labor and materials as needed and requested by the Center for all aspects of the Boiler Plant operation, including equipment not supplied by Cleaver Brooks. A site visit is recommended to determine the exact scope of work and the type of equipment included in the boiler plant operation.

No additional compensation will be awarded due to unfamiliarity. It shall be assumed that the contractor had full knowledge of existing conditions and accepts them as is.

1.0 GENERAL REQUIREMENTS:

- 1.1 Contractors Qualifications: The Contractor shall employ and use for this work, trained service engineers/technicians who are experienced in work of this type and who understand the unique problems of boiler systems. The Contractor should visit the site to become familiar with the type of boilers and equipment covered by this contract. Site visitations can be arranged by contacting John Charles at (740) 432-0417.
- 1.2 The contractor shall stock a supply of the most commonly used repair/replacement parts for the Cleaver Brooks equipment, and secure a source of supply for other parts if required.
- 1.3 The contractor shall be responsible for the acts or neglect of their employees when performing work under this contract. The Contractor's employees shall observe the rules and regulations of the Center when engaged in work under the contract and the Center's premise. The Center will inform the contractor of any special rules and regulations.
- 1.4 The contractor must be capable of meeting all code requirements for pressure piping, preparing boilers for inspections and boiler repair.

2.0 SCOPE OF WORK:

- 2.1 The contractor shall provide inspections, testing, calibration and repair for the boiler plant equipment.
- 2.2 The contractor shall keep records of each service visit, with a copy sent to the Operations Director.
- 2.3 The contractor shall be on call for emergency work.

3.0 SCHEDULE OF SERVICE CALLS:

- 3.1 All service calls shall be scheduled by the plant engineer or designee.
- 3.2 Shop repair, if required, shall be invoiced at the hourly rate and must have prior approval of the Operations Director.

4.0 MINOR REPAIR AND PARTS

- 4.1 All parts furnished for repair or replacement shall be new. Parts installed in existing systems, unless otherwise approved by the plant engineer, shall be of the same manufacturer as the original. If replacement parts of another manufacturer are approved, such parts shall be equal to the original part and shall be completely compatible with the existing system in function and performance.
- 4.2 All parts and materials supplied by the contractor shall be invoiced at no more than the quoted percentage plus shipping and handling over the bidder's response sheet. Copies of the contractor's invoices shall be submitted to the Center showing the contractor's actual cost plus shipping and handling for each part.
- 4.3 The Center reserves the right to supply new or used parts for repair.
- 4.4 All labor charges supplied by the contractor relative to repair shall be for the current rate as indicated on the bidder's response sheet for hourly labor charges during working hours. Unless in an emergency, all repairs and replacements shall be scheduled during normal working hours.

5.0 MAINTAINING RECORDS AND REPORTING

- 5.1 The contractor shall prepare a written service report indicating labor hours, and parts supplied and a description of all work performed. A copy of this report shall be provided for the Center.
- 5.2 Following completion of each service call, the contractor shall review with the plant engineer or designee the details of the work just completed, and any recommendations for necessary repairs or improvements to the system.

6.0 EMERGENCY SERVICE

- 6.1 The contractor shall respond within 8 hours for emergency service when requested. An emergency phone number shall be provided. Message machines or other mechanical recording devices are not acceptable. When service is not within normal working hours (7:00 a.m. to 3:30 p.m.) or on holidays or weekends, hours will be paid at the quoted hourly emergency service rate.

7.0 CONTRACT CANCELLATION

- 7.1 This contract may be canceled by either party upon 30 days written notice.

8.0 PRICING INFORMATION

- 8.1 A bid price shall include an hourly rate for labor, and percentage above costs for parts. Hourly labor charges shall commence upon arrival at the Center. Any additional charges such as travel time, or other incidental cost must be included in the quoted hourly labor rate.

9.0 LABOR RATES/PERCENTAGE FOR PARTS/MATERIALS – July 1, 2015 thru June 30, 2017.

- 9.1 Hourly rates for labor charges during normal work hours: \$_____per hr

9.2 Emergency hourly labor charges (after normal work hours, weekends and Holidays)
\$_____per hour

9.3 Percentage above contractor's original costs for parts and materials \$_____%

10.0 LABOR RATES/PERCENTAGE FOR PARTS/MATERIALS – July 1, 2015 thru
June 30, 2017.

10.1 Hourly rates for labor charges during normal work hours: \$_____per hr

10.2 Emergency hourly labor charges (after normal work hours, weekends and Holidays)
\$_____per hour

10.3 Percentage above contractor's original costs for parts and materials \$_____%

Note: Bid envelopes are to be marked in the lower left corner as:

Sealed Bid: Boiler Services