STATE OF OHIO
DEPARTMENT OF ADMINISTRATIVE SERVICES
GENERAL SERVICES DIVISION
OFFICE OF PROCUREMENT SERVICES
4200 SURFACE ROAD, COLUMBUS, OH 43228-1395

MANDATORY USE CONTRACT FOR: Fire Alarm/Life Safety System Testing Service and Preventative Maintenance

CONTRACT No.: OT905214

EFFECTIVE DATES: 10/21/13 to 12/31/15
Renewal through 01/31/17 *

The Department of Administrative Services has accepted bids submitted in response to Invitation to Bid No. OT905214 that opened on 10/11/13. The evaluation of the bid response(s) has been completed. The bidder(s) listed herein have been determined to be the lowest responsive and responsible bidder(s) and have been awarded a contract for the items(s) listed. The respective bid response, including the Terms and Conditions for Bidding, Standard Contract Terms and Conditions, and Supplemental Contract Terms and Conditions (Revised 10/2013), special contract terms & conditions, any bid addenda, specifications, pricing schedules and any attachments incorporated by reference and accepted by DAS become a part of this Requirements Contract.

This Requirements Contract is effective beginning and ending on the dates noted above unless, prior to the expiration date, the Contract is renewed, terminated or cancelled in accordance with the Contract Terms and Conditions.

This Requirements Contract is available to the Department of Administrative Services (DAS), Office of Properties and Facilities; locations listed herein , as applicable.

Agencies are eligible to make purchases of the listed supplies and/or services in any amount and at any time as determined by the agency. The State makes no representation or guarantee that agencies will purchase the volume of supplies and/or services as advertised in the Invitation to Bid.

SPECIAL NOTE: State agencies may make purchases under this Requirements Contract up to $2500.00 using the state of Ohio payment card. Any purchase that exceeds $2500.00 will be made using the official state of Ohio purchase order (ADM-0523). Any non-state agency, institution of higher education or Cooperative Purchasing member will use forms applicable to their respective agency.

This Requirements Contract and any Amendments thereto are available from the DAS Web site at the following address:

http://www.ohio.gov/procure

Minority Business Enterprise Award in accordance with ORC CH. 125.081

* Indicates a 1 month unilateral renewal of the Contract, effective 01/01/17 through 01/01/17.

Signed: _____
Robert Blair, Director Date

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SPECIAL CONTRACT TERMS AND CONDITIONS

AMENDMENTS TO CONTRACT TERMS AND CONDITIONS: The following Amendments to the Contract Terms and Conditions do hereby become a part hereof. In the event that an amendment conflicts with the Contract Terms and Conditions, the Amendment will prevail.

SPECIFICATION QUESTIONS: Bidders must visit the state of Ohio website at www.ohio.gov/procure to post summary related questions at the bottom of the page where the documents were downloaded. Answers to all Bidder questions will be posted on the website and linked to the document. The state will make every effort to respond to website inquires within forty-eight (48) hours of receipt. The state will not respond to any verbal or written questions received through any other medium. No prospective Bidder shall respond to any verbal instructions or changes to this Bid. Only communications issued by the Department of Administrative Services, Office of State Purchasing in the form of an addendum, will be considered valid.

DELIVERY AND ACCEPTANCE: Services will be performed as set forth in the Contract and in accordance with paragraphs S-8, S-9, and S-10 of the SUPPLEMENTAL CONTRACT TERMS AND CONDITIONS. The location of performance will be noted on the purchase order issued by the participating agency. Payment for services rendered will occur upon the inspection and written confirmation by the ordering agency that the services provided conform to the requirements set forth in the Contract. Unless otherwise provided in the Contract, payment shall be conclusive except as regards to latent defects, fraud, or such gross mistakes as amount to fraud.

MANDATORY SITE VISIT: A mandatory site visit will be held on the date, times and locations as indicated below to survey the facility. The facility manager will not answer any questions regarding this Bid during this time. Any questions should be noted and then asked via the Procurement website as stated in the Specification Questions paragraph above.

The site visit will take place only during the times listed. Attendance will be taken. The State will not be responsible to a Bidder for their failure to obtain information discussed during a site visit. If your company currently services any of these locations, you are still required to attend. Bidders who fail to attend the mandatory Bid conference may be deemed not responsive.

Please contact the facility(ies)/institution(s) you wish to visit during regular business hours to make arrangements for authorization to enter the facility.

FACILITY AND CONTACT:	LOCATION:	DATE:	TIME:
246 N. High Street and 35 Chestnut Contact: Eric Hanna 614-995-1477	246 N. High Street Columbus, Ohio 43215	10/03/13	8:00 AM – 10:00 PM
25 South Front St Contact: Amy Wilson 614-387-0300	25 S. Front St. Columbus, Ohio 43215	10/03/13	10:30 AM – 12:30 PM
4200 Surface Rd. Contact: Noel Rozelle 614-644-0339	4200 Surface Rd. Columbus, Ohio 43228	10/03/13	1:00 PM – 3:00 PM
DiSalle (Toledo) Contact: Anthony J. Matney 614-466-0550	640 Jackson St. Toledo, Ohio 43604	10/04/13	9:00 AM – 12:00 PM
Lausche (Cleveland) Contact: Randie Kuhn 216-787-4894	615 W. Superior Ave. Cleveland, Ohio 44113	10/07/13	9:00 AM – 12:00 PM
Ocasek (Akron) Contact: Tim Grys 330-643-1790	161 S. High St. Akron, Ohio 44308	10/07/13	1:30 PM – 3:30 PM
Riffe Tower Contact: Brian Hammen 614-644-9854	77 S. High St. Columbus, Ohio 43215	10/08/13	9:00 AM – 12:00 PM
Rhodes Tower Contact: Ryan Dalton 614-466-1268	30 E. Broad St. Columbus, Ohio 43215	10/08/13	1:00 PM – 4:00 PM

SPECIAL CONTRACT TERMS AND CONDITIONS

CONTRACT AWARD: The contract will be awarded to the lowest responsive and responsible Bidder by county. A Bidder may Bid and be awarded one or all counties, but must Bid all items in each county. There will be a total of one award for facilities located within Franklin County; one award in each of the additional three counties of Lucas, Summit, and Cuyahoga counties, for a total of four awards under this Contract.

EVALUATION: Bids will be evaluated in accordance with Article I-17 of the "Instructions to Bidders". In addition, the state will:

First, calculate the Optional Costs by multiplying the hourly rate times 25 for each of the four Discount Hourly Rates listed; calculate the cost for Parts by multiplying $500.00 times the mark up percentage and adding that total to the $500.00 to arrive at a Parts cost; and these five totals will be added to the total annual cost for each facility listed to arrive at the lowest responsive and responsible Bidder. For Franklin County only, the five totals for Optional Costs will be added to the sum total of all six building located in Franklin County. Failure to Bid any of the hourly rates, discount rates or annual costs may result in the Bid being deemed as non responsive and no further consideration for award given.

BUSINESS REFERENCES: All Bidders shall submit with their Bid, a list of at least 3 companies and/or organizations with which they have had recent (within 2 years) elevator/escalator service contracts. The Contracts must have been held the entire term of the Contract and in good standing. This list shall include the name and phone number of a contact person who will be familiar with the Bidder's job performance. The State may verify the Bidder's experience based upon the list of business references submitted and any other sources which the State deems appropriate.

USAGE REPORTS: Every six months the Contractor must submit a report indicating sales generated by this contract. The report shall list usage by customer, by line item, showing the quantities/dollars generated by this contract. The report shall be forwarded to the Office of Procurement Services, 4200 Surface Road, Columbus, OH 43228-1395, Attn: Procurement Services/DAS045.

FIXED-PRICE WITH IN-SERVICE COST ADJUSTMENTS: The Contractor agrees to adjust the total monthly charges for any decrease/increase in the number of systems/alarms to be serviced due to building destruction/construction/renovation programs for the duration of the Contract. All adjustments will be in accordance with the Contract and will require pre-approval by the facility and DAS.

FIXED-PRICE WITH ECONOMIC ADJUSTMENT: The contract prices(s) will remain firm for the first twelve (12) months duration of the contract. Thereafter, the Contractor may submit a request to increase their price(s) to be effective sixty (60) calendar days after acceptance by DAS. No price adjustment will be permitted prior to the effective date of the increase received by the Contractor from his suppliers, or on purchase orders that are already being processed, or on purchase orders that have been filled and are awaiting shipment. If the Contractor receives orders requiring quarterly delivery, the increase will apply to all deliveries made after the effective date of the price increase.

The price increase must be supported by a general price increase in the cost of the finished supplies, due to increases in the cost of raw materials, labor, freight, Workers' Compensation and/or Unemployment Insurance, etc. Detailed documentation, to include a comparison list of the contract items and proposed price increases, must be submitted to support the requested increase. Supportive documentation should include, but is not limited to: copies of the old and the current price lists or similar documents which indicate the original base cost of the product to the Contractor and the corresponding increase, and/or copies of correspondence sent by the Contractor's supplier on the supplier's letterhead, which contain the above price information and explains the source of the increase in such areas as raw materials, freight, fuel or labor, etc.

Should there be a decrease in the cost of the finished product due to a general decline in the market or some other factor, the Contractor is responsible to notify DAS immediately. The price decrease adjustment will be incorporated into the contract and will be effective on all purchase orders issued after the effective date of the decrease. If the price decrease is a temporary decrease, such should be noted on the invoice. In the event that the temporary decrease is revoked, the contract pricing will be returned to the pricing in effect prior to the temporary decrease. For quarterly deliveries, any decrease will be applied to deliveries made after the effective date of the decrease. Failure to comply with this provision will be considered as a default and will be subject to Provision I.C. "Termination/Suspension" and Provision II. of the "Contract Remedies:" of the "Standard Contract Terms and Conditions".

SPECIAL CONTRACT TERMS AND CONDITIONS

MUST BE INCLUDED WITH YOUR BID

Bid Automobile Liability Checklist:

Contractor will indicate, by checking the appropriate box(es) below, which mode of transportation will apply to this contract.

X Bidder/Broker ("The Contractor") or their Sub Contractor will make delivery or be performing services using a vehicle that is owned, leased or rented. Provide Certificate of Insurance documenting automobile liability with a Combined Single Limit of $500,000.00.

☐ Goods/Services will be delivered via common carrier.

☐ No employee or representative of the contractor will have cause to be on state property to make deliveries or to perform services.

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SPECIFICATIONS

I. SCOPE:

The Contractor shall provide the Department of Administrative Services and the locations listed herein with fire alarm testing and maintenance services; and provide trained technicians to perform inspections and diagnostic tests for all peripheral devices listed and currently connected to the facility life safety system. Tests will be scheduled in advance at the convenience of the state.

These services include providing all materials, equipment, labor and transportation necessary for the successful completion of work under the terms and conditions contained herein for all equipment listed.

II. GOVERNANCE:

The services provided under this contract shall adhere to all National Fire Protection Association (NFPA) codes and standards unless otherwise stated herein. For complete access to this information, please visit their website at: www.nfpa.org.

In addition to NFPA, the Contractor and/or any subcontractors if permitted, shall comply with all local, state, and federal guidelines relating to the services and/or goods sold under this Contract. It is the Contractor's responsibility to stay current on any changes to these laws, codes and standards. Any fines or penalties assessed as a result of non compliance will be at the Contractor's expense, unless expressly advised by DAS to do otherwise.

III. WORK HOURS:

The Contractor shall coordinate with the on-site DAS Facility Manager to decide the time and day when inspection, testing, maintenance and repair should be completed. Inspection, testing, maintenance and repair of systems and devices that cause disruption to the normal operations of the facility shall be performed after normal facility operating hours (Monday through Friday, 7:30 AM to 5:00 PM, excluding state holidays) unless authorized by the DAS Facility Manager in advance. Inspection, testing, maintenance and repair of non-fire alarm detection systems that do not have potential to disrupt normal operations of the facility may be performed during normal facility operating hours. All paperwork should be completed during normal business hours.

IV. REQUIREMENTS:

A. Testing of peripheral devices for fire alarm and detection systems:

All peripheral devices shall be functionally tested in accordance with NFPA 72, chapter 10, and manufacturer's recommended procedures. This testing includes batteries found within the equipment.

B. Detector cleaning for fire alarm and detection systems:

To help minimize false alarms, and in accordance with NFPA, accessible smoke detection devices will be cleaned using manufacturer's recommended procedures at a rate of 100% annually. Devices may be dismantled to expose the smoke chamber (where applicable) and cleaned using soft cloth, lint brush, cotton swabs, suitable cleaning solutions, or non electrostatic vacuum. Certain types of Analog smoke sensors will be cleaned as needed per panel readings.

C. Sensitivity testing for fire alarm and detection systems:

To ensure accuracy, and in accordance with NFPA guidelines, sensitivity testing will be performed on smoke detectors at a rate of 100% annually. Testing will be performed using only UL approved sensitivity testing equipment. Devices performing outside the listed sensitivity range will be re-cleaned and re-tested, and if necessary, noted and recommended for replacement.

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D. Service documentation: all provisions of preventative maintenance & repair services and supplies shall be logged for:

Exact location of each device tested, including facility name, facility address, test results and applicable voltage readings and any discrepancies found will be logged and provided to customer's designated personnel.

E. Test scheduling:

Tests will be scheduled in advance by the service provider, at the convenience of the facility staff.

F. Documentation:

All accessible components and devices shall be logged for exact location of each device tested, including system address or area location.

Test results and applicable voltage readings.

Discrepancies found shall be noted individually on a summary page.

Inspection documentation will be provided to the facility managers or their designated representatives.

G. The Contractor is required to repair or replace any defective components to maintain the systems in proper operating condition. System components include any and all back up batteries.

1. The Contractor is required to repair or replace any defective components at their cost in the main fire panel including any and all batteries.

2. Peripheral units such as smoke detectors, heat detectors, pull stations, light/horn units, master boxes and remote annunciators shall be repaired and or replaced at the State's expense.

3. The Contractor is not responsible for any damage caused to the fire alarm panel system components that are a result of lightening, water, vandalism or misuse by the building owner.

4. The cost to repair any ground faults or wiring issues shall be the responsibility of the State.

H. Any repairs or need to include other contractors shall only be done with the prior approval of DAS. Any work performed without the approval of DAS shall be at the Contractor's expense, and may result in non compliance of this Contract, and any actions for non-compliance may be enacted.

Examples may include but are not limited to: contacting alarm manufacturer to program software specific to their equipment; an electrician to rewire, etc.

SPECIFICATIONS

V. FACILITIES AND THEIR INDIVIDUAL SERVICE NEEDS:

RHODES TOWER (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet Sprinkler Systems (Includes 1 riser tamper & flow)	Test and Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each additional wet riser	Test and Inspect (Quarterly & Annual)	50	As per the current NFPA 25
Fire Sprinkler Systems	Standpipes	Test and Inspect (Quarterly & Annual)	6	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler Inspection (Includes Annual trip Test)	Test and Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Pre-Action Sprinkler Inspection - Includes Annual trip Test)	Test and Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Anti-Freeze Loop	Test and Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Fire Pumps	Test and Inspect (Semi Annual & Annual)	3	As Per the Current NFPA 25 Chapter 8
Fire Alarm Detection Systems	Simplex Main Frame Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Each additional Panel: Includes Panels with 2 batteries and Panels with no batteries	Test & Inspect (Semi-Annual & Annual)	19	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Notification Appliance Circuit Remote Power Panel, (N.A.C. Panel)	Test & Inspect (Semi-Annual & Annual)	9	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Simplex Annunciator Panel	Test & Inspect (Semi-Annual & Annual)	6	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed	Test & Inspect (Semi-Annual & Annual)	403	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed)	Test & Inspect (Semi-Annual & Annual)	34	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat Detector	Test & Inspect (Semi-Annual & Annual)	128	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations (Single Action or Double Action)	Test & Inspect (Semi-Annual & Annual)	102	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Audio Visual Unit	Test & Inspect (Semi-Annual & Annual)	307	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguishers	Test and Inspect (Annual)	245	As per the current NFPA 10 Chapter 7
Kitchen Hoods	Kitchen Hoods/Hoods/Suppression Systems	Test and Inspect	2	Semi-Annual As Per NFPA 96
Backflow	Back Flow	Inspect	10	Annual
Total Horn and Strobes	Total Horn and Strobes	Inspect	307	As per the current NFPA 72 Chapter 14
Street Rolling Fire Doors	Street Rolling Fire Doors	Inspect	10	As per the current
Magnetic Door Holders	Magnetic Door Holders	Inspect	3	NFPA 72 Chapter 14
Stairwell Door Lock	Stairwell Door Lock	Inspect	88	As per the current
Internal Sprinkler Pipe	Internal Sprinkler Pipe Inspection	Inspect	1	5 years
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

RIFFE TOWER (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet Sprinkler Systems (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each additional Wet Risers	(Quarterly & Annual)	31	As per the current NFPA 25
Fire Sprinkler Systems	Stand Pipes	Test & Inspect (Quarterly & Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler Inspection (includes annual trip test)	Test & Inspect (Quarterly & Annual)	5	As per the current NFPA 25
Fire Sprinkler Systems	Pre-Action Sprinkler	Test & Inspect (Quarterly & Annual)	4	As per the current NFPA 25
Fire Sprinkler Systems	Fire Pumps	Test & Inspect (Semi-Annual & Annual)	3	As Per the Current NFPA 25 Chapter 8
Fire Alarm Detection Systems	Main Fire Alarm Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Additional Panel	Test & Inspect (Semi-Annual & Annual)	7	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Notification Appliance Circuit Remote Power Panel, (N.A.C. Panel)	Test & Inspect (Semi-Annual & Annual)	7	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Annunciators	Test & Inspect (Semi-Annual & Annual)	4	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detectors	Test & Inspect (Semi-Annual & Annual)	510	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detector	Test & Inspect (Semi-Annual & Annual)	21	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat Detector	Test & Inspect (Semi-Annual & Annual)	8	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Semi-Annual & Annual)	166	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Audio/ Visual Unit	Test & Inspect (Semi-Annual & Annual)	36	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Door Holders	Test & Inspect (Semi-Annual & Annual)	36	Annual
Portable Fire Extinguishers	Portable Fire Extinguisher	Test & Inspect (Annual)	289	As Per the Current NFPA 10 Chapter 7
Ceiling Mounted Devices	Inspection of ceiling mounted devices in the mechanical room & Theatres	Inspect	To be determined	Annual
Kitchen Hoods	Hoods/Suppression System	Test & Inspect	1	Semi-Annual As Per NFPA 96
Backflow Preventer	Backflow Preventer	Inspect	11	Annual
Internal Sprinkler Pipe	Internal Sprinkler Pipe Inspection	Inspect	1	5 years
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-annual

SPECIFICATIONS

25 S. FRONT (Ohio Dept. of Education (ODE) Building) (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet Sprinkler Systems (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each additional Wet Riser	Test & Inspect (Quarterly & Annual)	9	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler	Test & Inspect (Quarterly & Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Pre Action	Test & Inspect (Quarterly & Annual)	2	As per the current NFPA 25
Fire Alarm Detection Systems	Fire Alarm Control Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Phones	Test & Inspect (Semi-Annual & Annual)	8	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detectors	Test & Inspect (Semi-Annual & Annual)	31	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Hear Detectors	Test & Inspect (Semi-Annual & Annual)	22	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detectors	Test & Inspect (Semi-Annual & Annual)	94	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Semi-Annual & Annual)	36	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Elevator Shunts	Test & Inspect (Semi-Annual & Annual)	4	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Alarm Notification Devices	Test & Inspect (Semi-Annual & Annual)	121	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguishers	Test & Inspect (Annual)	59	As Per the Current NFPA 10 Chapter 7
Backflow Preventer	Backflow Preventer	Inspect	6	Annual
Fire Pump	Fire Pump	Test & Inspect (Semi-Annul & Annual)	1	As Per the Current NFPA 25 Chapter 8
Voice Alarm	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

35 E. CHESTNUT STREET (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet Sprinkler Systems (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Alarm Detection Systems	Notification Appliance Circuit Remote Power Panel, (N.A.C. Panel)	Test & Inspect (Semi-Annual & Annual)	9	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Simplex 4100 Fire Alarm Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Each Additional Panel	Test & Inspect (Semi-Annual & Annual)	3	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed	Test & Inspect (Semi-Annual & Annual)	231	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed)	Test & Inspect (Semi-Annual & Annual)	18	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat Detector	Test & Inspect (Semi-Annual & Annual)	18	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Semi-Annual & Annual)	61	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Audio/Visual Unit	Test & Inspect (Semi-Annual & Annual)	221	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Fighter Phones (cabinet w/phone)	Test & Inspect (Semi-Annual & Annual)	40	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Visual Unit	Test & Inspect (Semi-Annual & Annual)	31	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguishers	Test & Inspect (Annual)	72	As Per the Current NFPA 10 Chapter 7
Backflow Preventer	Backflow Prevention	Inspect	4	Annual
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

246 N. HIGH ST. (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet/Dry Pipe Sprinkler Systems, (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each Additional Riser Inspection, includes (tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each additional floor control assembly, inspection, (includes tamper and flow)	Test & Inspect (Quarterly & Annual)	24	As per the current NFPA 25
Fire Sprinkler Systems	Sprinkler Inspection Test valve (SITV)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Alarm Detection Systems	Annunciator Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Simplex 4100, Fire Alarm Panel	Test & Inspect (Semi-Annual & Annual)	6	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed)	Test & Inspect (Semi-Annual & Annual)	72	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed)	Test & Inspect (Semi-Annual & Annual)	71	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat Detector	Test & Inspect (Semi-Annual & Annual)	15	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations (single Action or Double Action	Test & Inspect (Semi-Annual & Annual)	52	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Audio Visual Unit	Test & Inspect (Semi-Annual & Annual)	165	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Fighter Phones (Phone Jacks only)	Test & Inspect (Semi-Annual & Annual)	19	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Fighter Phones (Cabinet w/phone)	Test & Inspect (Semi-Annual & Annual)	23	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Visual Unit	Test & Inspect (Semi-Annual & Annual)	40	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguisher	Test & Inspect (Annual)	97	As per the current NFPA 10 Chapter
Fire Pump	Fire Pump (Up to 1250 GPM)	Inspect (Semi-Annual & Annual)	1	As Per the Current NFPA 25 Chapter 8
Backflow Preventer	Backflow Preventer	Inspect	2	Annual
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

4200 SURFACE ROAD (Franklin County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet/Dry Pipe Sprinkler Systems, (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each Additional Riser Inspection, includes (tamper and flow)	Test & Inspect (Quarterly & Annual)	6	As per the current NFPA 25
Fire Sprinkler Systems	Private yard hydrant flow test	Test & Inspect (Quarterly & Annual)	4	Semi-Annual
Fire Sprinkler Systems	Sprinkler Inspection Test Valve (SITV)	Test & Inspect (Quarterly & Annual)	7	As per the current NFPA 25
Fire Alarm Detection Systems	Annunciator Panel	Test & Inspect (Semi-Annual & Annual)	2	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Notification Appliance Circuit Remote Power Panel, (N.A.C. Panel)	Test & Inspect (Semi-Annual & Annual)	3	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Simplex 4020, Fire Alarm Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Simplex 4100, Fire Alarm Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detector; Functional Test/Inspect (100%), Sensitivity Test (50%), and Cleaning (as needed)	Test & Inspect (Semi-Annual & Annual)	22	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations (Single or Double Action)	Test & Inspect (Semi-Annual & Annual)	26	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Audio/Visual Unit	Test & Inspect (Semi-Annual & Annual)	57	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Visual Unit	Test & Inspect (Semi-Annual & Annual)	18	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire extinguishers	Test & Inspect (Annual)	105	As per the current NFPA 10 Chapter 7
Backflow Preventer	Backflow Preventer	Inspect	3	Annual
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

FRANK J. LAUSCHE BLDG. (Cuyahoga County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet/Dry Pipe Sprinkler Systems, (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler Inspection (includes one riser, tamper and trip)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each Additional Riser Inspection, includes (tamper and flow)	Test & Inspect (Quarterly & Annual)	40	As per the current NFPA 25
Fire Sprinkler Systems	Fire Pump	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 25 Chapter 8
Fire Alarm Detection Systems	Fire Alarm Control Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detectors	Test & Inspect (Semi-Annual & Annual)	44	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat detectors	Test & Inspect (Semi-Annual & Annual)	3	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detectors	Test & Inspect (Semi-Annual & Annual)	134	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Semi-Annual & Annual)	56	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Water-flow Tamper Switches	Test & Inspect (Semi-Annual & Annual)	41	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Alarm Notification Devices	Test & Inspect (Semi-Annual & Annual)	360	As per the current NFPA 72 Chapter 14
Backflow Preventers	Backflow Preventers	Test and Inspect	7	Annual
Internal Sprinkler Pipe	Internal Sprinkler Pipe Inspection	Inspect	1	5 years
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual
Portable Fire Extinguishers	Portable Fire Extinguishers	Test and Inspect (Annual)	121	As per the current NFPA 10 Chapter 7
Fire Alarm Detection Systems	Fire Fighter Phones (Phone Jacks only)	Test & Inspect (Semi-Annual & Annual)	30	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Fighter Phones (Cabinet w/phone)	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Halon Gas Suppression System	Tanks, detectors, panels and heads	Test & Inspect (Semi-Annual & Annual)	3	Semi-Annual

SPECIFICATIONS

OLIVER R. OCASEK BLDG. (Summit County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet/Dry Pipe Sprinkler Systems, (Includes one riser, tamper and flow)	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each Additional Riser Inspection, includes (tamper and flow)	Test & Inspect (Quarterly & Annual)	27	As per the current NFPA 25
Fire Sprinkler Systems	Standpipes	Test & Inspect (Quarterly & Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Anti-freeze loops	Test & Inspect (Quarterly & Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Fire Pump	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 25 Chapter 8
Gas Suppression System	FM200 Systems	Test & Inspect (Semi-Annual & Annual)	3	Semi-Annual
Fire Alarm Detection Systems	Fire Alarm Control Panel	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	NAC/Booster Panels	Test & Inspect (Semi-Annual & Annual)	12	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Annunciator	Test & Inspect(Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Phones	Test & Inspect (Semi-Annual & Annual)	5	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detectors	Test & Inspect (Semi-Annual & Annual)	4	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat detectors	Test & Inspect (Semi-Annual & Annual)	4	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke detectors	Test & Inspect (Semi-Annual & Annual)	147	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Beam Detectors	Test & Inspect (Semi-Annual & Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Semi-Annual & Annual)	29	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Water-flow/Tamper Switches	Test & Inspect (Semi-Annual & Annual)	48	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Alarm Notification Devices	Test & Inspect (Semi-Annual & Annual)	368	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguishers	Test & Inspect (Annual)	110	As per the current NFPA 10 Chapter 7
Backflow Preventer	Back-flow preventer	Test & Inspect	5	Annual
Internal Sprinkler Pipe	Internal Sprinkler Pipe Inspection	Inspect	1	5 years
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

DISALLE GOVERNMENT CENTER (Lucas County)

CATEGORY	EQUIPMENT	SERVICE	QUANTITY	FREQUENCY
Fire Sprinkler Systems	Wet Sprinkler Systems, (Includes one riser, tamper and flow)	Test & Inspect (Semi Annual)	1	As per the current NFPA 25
Fire Sprinkler Systems	Each Additional Riser Inspection, includes (tamper and flow)	Test & Inspect (Semi Annual)	28	As per the current NFPA 25
Fire Sprinkler Systems	Standpipes	Test & Inspect (Annual)	3	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler System	Test & Inspect (Semi Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Dry Sprinkler trip test	Test & Inspect (Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Pre-Action system	Test & Inspect (Semi Annual)	2	As per the current NFPA 25
Fire Sprinkler Systems	Fire Pump	Test & Inspect (Annual)	1	As Per the Current NFPA 25 Chapter 8
Fire Alarm Detection Systems	Fire Alarm Control Panel	Test & Inspect (Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	NAC/Booster Panels	Test & Inspect (Annual)	6	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Annunciator	Test & Inspect (Annual)	1	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Fire Phones	Test & Inspect (Annual)	12	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Duct Detectors	Test & Inspect (Annual)	50	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Heat detectors	Test & Inspect (Annual)	18	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Smoke Detectors	Test & Inspect (Annual)	198	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Pull Stations	Test & Inspect (Annual)	65	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Water-flow/Tamper Switches	Test & Inspect (Annual)	57	As per the current NFPA 72 Chapter 14
Fire Alarm Detection Systems	Alarm Notification Devices	Test & Inspect (Annual)	57	As per the current NFPA 72 Chapter 14
Portable Fire Extinguishers	Portable Fire Extinguishers	Test & Inspect (Annual)	270	As per the current NFPA 10 Chapter 7
Kitchen Hoods	Kitchen Hood Systems	Test & Inspect	5	Semi-Annual As Per NFPA 96
Backflow Preventer	Back flow Preventer	Inspect	2	Annual
Internal Sprinkler Pipe	Internal Sprinkler Pipe Inspection	Inspect	1	5 years
Voice Alarm Communications	Voice Alarm Communications	Test & Inspect		Semi-Annual

SPECIFICATIONS

VI. PENALTIES AND FEES

In the event the Contractor fails to perform any of the necessary inspections and/or tests in accordance with the frequency established herein, or as required by law, DAS reserves the right to assess a penalty to the Contractor for each event not performed, in the amount of $100.00 per penalty.

In addition, if the State is assessed any fines due to the negligence of the Contractor not performing under this Contract, the Contractor may be held responsible for the full of amount of any such fines.

VII. BIDDERS QUALIFICATIONS

A. Licenses:

Contractor agrees to maintain, for the duration of the contract period, all licenses necessary, to lawfully perform the services covered by this contract, including relevant State of Ohio Permits and licenses, The Contractor further agrees to advise DAS/OPF, immediately, in writing, of any limitation, cancellation, or other termination of such license.

Contractor must provide proof of all required certification. A copy of contractor's business and professional licenses will be requested and shall remain on file in the Contract Coordinator's office throughout the entire contract term.

B. Experience:

Bidder must be able to demonstrate prior experience similar in size, scope, and nature to the scope of work listed in the Invitation to Bid. Experience should include working in high rise buildings, small office buildings, etc.

Bidder shall submit with their Bid, Attachment 1-References and Prior Project Form. Failure to submit this form with your Bid may result in your bid being deemed as not responsive and may be disqualified.

C. Years in Business:

Bidder must have been in business no less than 2 years, and able to demonstrate at least one technician with experience in fire alarm testing, repair and preventative maintenance services business no less than 5 years.

PRICE SCHEDULE

Pricing below covers the Testing and Inspection of all systems/alarms listed under each building. No additional charges will be allowed under this contract, excluding those listed under Optional Repair, and only at the prior approval of DAS.

There will be one award for all facilities in Franklin County, one award for Lucas County, one award for Summit County, and one award for Cuyahoga County.

	OAKS ITEM NO.	ANNUAL COST
1. RHODES (FRANKLIN)	25267	$ 28,000 . 00
2. RIFFE (FRANKLIN)	25268	$ 33,000 . 00
3. 25 SOUTH FRONT (FRANKLIN)	25269	$ 14,000 . 00
4. 35. E. CHESTNUT ST (FRANKLIN)	25270	$ 3,500 . 00
5. 246 N. HIGH STREET (FRANKLIN)	25271	$ 7,000 . 00
6. 4200 SURFACE ROAD (FRANKLIN)	25272	$ 7,000 . 00
7. THE LAUSCHE BUILDING (CUYAHOGA)	25273	$ 7,800 . 00
8. THE OCASEK BUILDING (SUMMIT)	25274	$ 9,000 . 00
9. THE DISALLE BUILDING (LUCAS)	25275	$ 18,000 . 00

OPTIONAL COSTS:

If the need arises for repair of any of the components and DAS approves the Contractor to complete these repairs, the Contractor shall bill Time and Materials at the following costs:

OAKS Item No. 25276	Discount Hourly Rates
Discount Labor Hourly Rate (Regular Business Hours, M-F)	$ 75.00 /hour
Discount Labor Hourly Rate (Overtime: Non Business Hours: Evenings & weekends: M-F)	$ 95.00 /hour
Discount Holiday Hourly Rate:	$ 95.00 /hour
Discount Emergency Hourly Rate:	$ 95.00 /hour
OAKS Item No. 25277	**Discount Off**
Parts: Parts shall be at List Price plus the markup % stated. Contractor must include invoice for any parts.	25 % Markup

CONTRACTOR INDEX

CONTRACTOR, TERMS, AND SHIPMENT:

BID CONTRACT NO.: OT905214

Minority Business Enterprise (MBE)
0000188311
Electronic Systems Consultants
804 Conestoga Drive
Columbus, OH 43213

TERMS: Net 30 Days

DELIVERY: As Specified

CONTRACTOR'S CONTACT: John Larkin

Telephone: (614) 420-1491
FAX: (614) 367-6130
E-mail address: john@esc-ohio.com *

Preferred Method of Ordering: Email john@esc-ohio.com *

* Indicates an update to the Contractor contact email.

SUMMARY OF AMENDMENTS

Amendment Number	Effective Date	Description
3	01/01/17	This amendment is issued to advise the agency that Contract No. OT905214 will not be renewed beyond the current expiration date of 01/31/17. Thereafter, agency shall procure their needs for these supplies/services in accordance with Ohio Revised Code Section 125.05.
2	01/01/17	This amendment is issued to indicate a one month unilateral renewal of the Contract effective 01/01/17 through 01/31/17.
1	01/01/16	This amendment is issued to indicate a 12 month mutual renewal of the Contract effective 01/01/16 through 12/31/16.