

PATRICIA A. PESHKA

PURCHASING AGENT



SCOTT AVEDISIAN

MAYOR

## **CITY OF WARWICK**

PURCHASING DIVISION  
3275 POST ROAD  
WARWICK, RHODE ISLAND 02886  
TEL (401)738-2013  
FAX (401) 737-2364

The following notice is to appear on the City of Warwick's website Wednesday, October 25, 2017. The website address is <http://www.warwickri.gov/bids>.

### **CITY OF WARWICK BIDS REQUESTED FOR**

#### **Bid2018-195 Removal & Replacement of Boiler & Installation of Indirect Hot Water Heater at Warwick Fire Station 5**

Specifications are available in the Purchasing Division, Warwick City Hall, Monday through Friday, 8:30 AM until 4:30 PM on or after Wednesday, October 25, 2017.

Sealed bids will be received by the Purchasing Division, Warwick City Hall, 3275 Post Road, Warwick, Rhode Island 02886 up until 11:00 A.M., Wednesday, November 8, 2017. The bids will be opened publicly commencing at 11:00 A.M. on the same day in the Lower Level Conference Room, Warwick City Hall.

Awards shall be made on the basis of the lowest evaluated or responsive bid price. Please note that no bids can be accepted via email or fax.

Individuals requesting interpreter services for the hearing impaired must notify the Purchasing Division at 401-738-2013 at least 48 hours in advance of the bid opening date.

***Original Signature on File***

Patricia A. Peshka  
Purchasing Agent

**PLEASE COMPLETE THIS PAGE & SUBMIT WITH YOUR BID**

**Acknowledgement of Addendum (if applicable)**

**Addendum Number**

**Signature of Bidder**

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

COMPANY NAME: \_\_\_\_\_

COMPANY ADDRESS: \_\_\_\_\_

COMPANY ADDRESS: \_\_\_\_\_

BIDDER'S SIGNATURE: \_\_\_\_\_

BIDDER'S NAME (PRINT): \_\_\_\_\_

TITLE: \_\_\_\_\_ TEL. NO.: \_\_\_\_\_

EMAIL ADDRESS: \_\_\_\_\_\*

\*Please include your email address. Future bids will be emailed, unless otherwise noted.

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**II. AWARD AND CONTRACT:**

The CITY OF WARWICK, acting as duly authorized through its Purchasing Agent/Finance Director/Mayor (delete if inapplicable), accepts the above bid and hereby enters into a contract with the above party to pay the bid price upon completion of the project or receipt of the goods unless another payment schedule is contained in the specifications. All terms of the specifications, both substantive and procedural, are made terms of this contract.

DATE: \_\_\_\_\_

Bid2018-195

\_\_\_\_\_

Purchasing Agent

**PLEASE COMPLETE THIS PAGE & SUBMIT WITH YOUR BID**

**CERTIFICATION & WARRANT FORM\***

**This form must be completed and submitted with sealed bid.  
Failure to do so will result in automatic rejection.**

Any and all bids shall contain a certification and warrant that they comply with all relevant and pertinent statues, laws, ordinances and regulations, in particular, but not limited to Chapter 16- Conflicts of Interest, of the Code of Ordinances of the City of Warwick. Any proven violation of this warranty and representation by a bidder at the time of the bid or during the course of the contract, included, but not limited to negligent acts, either directly or indirectly through agents and/or sub-contractors, shall render the bidder's contract terminated and the bidder shall be required to reimburse the City for any and all costs incurred by the City, including reasonable attorney fees, to prosecute and/or enforce this provision.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
Address

**\*This form cannot be altered**

**CITY OF WARWICK  
NOTICE TO BIDDERS**

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Indirect Hot Water Heater at Warwick Fire Station 5**

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If you received this document from our homepage or from a source other than the City of Warwick Purchasing Division, please check with our office prior to submitting your bid to ensure that you have a complete package. The Purchasing Division cannot be responsible to provide addenda if we do not have you on record as a plan holder.

The opening of bids shall be in the order established by the posted agenda and the agenda shall continue uninterrupted until completion.

Once an item has been reached and any bids on that item has been opened, no other bids on that item will be accepted and any such bid shall be deemed late.

The contractor will not discriminate against any employee or applicant for employment because of physical or mental handicap for any position for which the employee or applicant is qualified and that in the event of non-compliance the City may declare the contractor in breach and take any necessary legal recourse including termination or cancellation of the contract.

A bidder filing a bid thereby certifies that no officer, agent, or employee of the City has a pecuniary interest in the bid or has participated in contract negotiations on the part of the City, that the bid is made in good faith without fraud, collusion, or connection of any kind with any other bidder for the same call for bids, and that the bidder is competing solely in his own behalf without connection with, or obligation to, any undisclosed person or firm.

All bids should be submitted with one (1) original and one (1) copy in a sealed envelope, which should read: *YOUR COMPANY NAME* plainly marked on the exterior of the envelope as well as "Bid2018-195 Removal & Replacement of Boiler & Installation of Indirect Hot Water Heater at Warwick Fire Station 5."

Bids received prior to the time of the opening will be securely kept, unopened. No responsibility will be attached to an officer or person for the premature opening of a bid not properly addressed and identified. No bids shall be accepted via facsimile or email.

Should you have any questions, please contact Joseph Blake, Building Maintenance, 3275 Post Rd. Annex, Warwick, RI at 401-921-9638.

All bids should be written in ink or typed. If there is a correction with whiteout, the bidder must initial the change.

Any deviation from the specifications must be noted in writing and attached as part of the bid proposal. The bidder shall indicate the item or part with the deviation and indicate how the bid will deviate from specifications.

The IRS Form W-9 available on [www.warwickri.gov](http://www.warwickri.gov) should be completed and submitted with the bid if the bidder falls under IRS requirements to file this form.

The successful bidder must comply with all Rhode Island Labor Laws, Chapter 37-12-13, and all other applicable Local, State and Federal Laws.

Prevailing Wages will apply to this bid. Current rates may be viewed at <http://www.dlt.state.ri.us/pw>.

The contractor shall keep himself informed of and comply with all laws, ordinances and regulations of the federal, state and municipal governments which may apply and be in force during the life of the contract, in any manner which may affect himself/employees or the conduct of the work or the materials used or employed in the work. Before submitting bids, prospective bidders shall examine the terms, covenants and conditions of all codes, permits and laws, which may apply. By submitting a bid, the bidder agrees to comply with all pertinent laws/regulations if awarded a contract.

The successful bidder must provide the City of Warwick with an original **Certificate of Insurance** for General Liability in a minimum amount of \$1 million, naming the **City of Warwick as the additional insured** and so stated on the certificate with the bid name and bid number. It is the vendor's responsibility to provide the City of Warwick with an updated Certificate of Insurance upon expiration of the original certificate.

For a bid to be awarded to a corporation, limited liability company or other legal entity, prior to commencing work under the awarded bid, that corporation, company or legal entity may be required to provide to the Purchasing Agent a Certificate of Good Standing dated no more than thirty (30) days prior to the date upon which the bid approval was made.

The successful bidder will provide said **Certificate of Insurance** and **Certificate of Good Standing** (if required) within ten (10) calendar days after notification or the City reserves the right to rescind said award.

The City is exempt from the payment of the Rhode Island Sales Tax under the 1956 General Laws of the State of Rhode Island, 44-18-30, Paragraph I, as amended.

The contractor must carry sufficient liability insurance and agree to indemnify the city against all claims of any nature, which might arise as a result of his operations or conduct of work.

The Purchasing Agent reserves the right to reject any and all bids, to waive any minor deviations or informalities in the bids received, and to accept the bid deemed most favorable to the interest of the City.

The City reserves the right to terminate the contract or any part of the contract in the best interests of the City, upon 30-day notice to the contractor. The City shall incur no liability for materials or services not yet ordered if it terminates in the best interests of the City. If the City terminates in the interests of the City after an order for materials or services have been placed, the contractor shall be entitled to compensation upon submission of invoices and proper proof of claim, in that proportion which its services and products were satisfactorily rendered or provided, as well as expenses necessarily incurred in the performance of work up to time of termination.

No extra charges for delivery, handling or other services will be honored. All claims for damage in transit shall be the responsibility of the successful bidder. Deliveries must be made during normal working hours unless otherwise agreed upon.

All costs directly or indirectly related to the preparation of a response to this solicitation, or any presentation or communication to supplement and/or clarify any response to this solicitation which may be required or requested by the City of Warwick shall be the sole responsibility of and shall be borne by the respondent.

If the respondent is awarded a contract in accordance with this solicitation and the respondents bid or response and if the respondent fails or refuses to satisfy fully all of the respondents obligations thereunder, the City of Warwick shall be entitled to recover from the respondent any losses, damages or costs incurred by the City as a result of such failure or refusal.

The City reserves the right to award in part or full and to increase or decrease quantities in the best interest of the City.

Any quantity reference in the bid specifications are estimates only, and do not represent a commitment on the part of the City of Warwick to any level of billing activity. It is understood and agreed that the agreement shall cover the actual quantities ordered during the contract period.

The City reserves the right to rescind award for non-compliance to bid specifications.

The successful bidder must adhere to all City, State and Federal Laws, where applicable.

**CITY OF WARWICK**  
**SPECIFICATIONS FOR REMOVAL AND REPLACEMENT OF BOILER &**  
**INSTALLATION OF (1) ONE INDIRECT HOT WATER HEATER**  
**AT WARWICK FIRE STATION 5**

**Project Outline**

The contractor shall obtain all necessary permits to replace the existing mechanical heating system. The contractor will be responsible for all personnel under his/her employment, equipment, tools, materials, and other items and services necessary to complete the job. This project consists of replacing the existing mechanical heating system with one new high-efficiency condensing boiler with PVC sealed combustion venting and installation of one new indirect 53-gallon hot water heater. New piping configuration, insulation and new boiler staging control with outdoor reset programming are required. In addition, a separate price for demolition and removal of old equipment and permits should be included.

**Scope of Work**

1. Obtain and provide all permits and inspections for boiler replacement project
2. Isolate and manufacture safe existing boilers systems and connecting piping systems
3. Cut and manufacture safe power electrical connected to existing boiler
4. Install one new high-efficiency condensing gas boiler and water heater
5. Install new connecting piping in a primary/secondary configuration as recommended by manufacturer
6. Adhere to pipe sizing and flow rate specification for appropriate boiler model
7. Re-pipe the existing gas pipe to new boilers (per Code)
8. Install new combustion air PVC venting in accordance with existing laws
9. Core drilling the building exterior wall for piping
10. Install all new boiler and hot water piping with 2" fiberglass insulation
11. Provide new power wiring to all devices and equipment
12. Re-pipe new back flow preventer and pumps
13. Install new control wiring for proper running operation
14. Provide all labels and markers on all piping and equipment
15. Leak check and pressure test all systems before relinquishing to City of Warwick for normal operations
16. Provide contact for service information and warranty forms
17. Test and verify operation of new boiler system
18. Provide training and programming methods with new equipment to management personnel
19. Cap old flue vent as tight to ceiling as possible.

**Permit & fees:** All necessary permit and fees shall be obtained and paid for by the awarded contractor and shall be included in the bidding price

**Submittals:** A preliminary project schedule must be submitted for review. All proposed equipment and material will be submitted for approval before products can be installed, i.e.; pumps, controls valves, boiler, insulation, venting piping



**Approvals:** Upon formal award of this project, the contractor may commence onsite construction activities. The contractor shall provide manpower, equipment, material, services, and transportation necessary to ensure the oversight services throughout completion of the project.

Specifications are for a Lochinvar Knight Model KBN-211-NAT boiler system and a Lochinvar Model SIT050, 53-gallon indirect hot water *or* approved equivalent packaged boiler and indirect hot water system capable of burning natural gas.

**The alternate will need time for approval and must meet the same- specifications/ qualifications of the Lochinvar model.**

**Condensing Boiler and Accessories**

1. Lochinvar Knight Boiler model KBN-211-NAT.
2. Lochinvar W T R20009 MR LWCO (Knight XL)
3. Lochinvar Knight/armor neutralization kit.
4. Flow switch
5. Lochinvar CVT 3003 3" PVC concentric vent termination
6. Mod bus communications board (KB 081 – 286)
7. (2) B&G NRF45 multi-speed circulators along with sets of B&G 1-1/4" Checktrol Isolation Flanges with a B&G Z-2 two zone relay
8. Install packaged boiler unit according to manufacturer installation instructions. All work to be done in a neat and professional manner.
9. 1/2" Watts 9D for feed line.
10. *All new pieces of equipment will have new line size ball valves*
11. Additional items required that may not be included in these specifications will be the responsibility of the awarded vendor to supply. There will be no additional cost to the City of Warwick for these items.

### **Indirect DWH and Accessories**

1. Lochinvar Model AS IT 050 – 53-gallon storage
2. B&G NRF-36 3-speed wet rotor circulator
3. B&G check trol 1-inch SWT x flange, lead free
4. B&G PT-129 – ASME portable tank
5. B&G check – trol 1 ¼” SWT x flange, lead free
6. B&G PSH – 1.5 x 1.5” Primary/Secondary Header
7. B&G H FT 30V residential/light commercial HVAC tank
8. B&G EASB – ISJR brass air separator 1-inch sweat
9. B&G FB – 38TU pressure reducing valve with fast fill 12 PSIG
10. The boiler will be supplied with a temperature/pressure gauge (field installed), high limit temperature control and manual reset, ASME certified pressure relief valve, outlet water temperature sensor and built-in freeze protection.
11. The manufacturer shall verify the proper operation of the burner, control, safety devices, and the heat exchanger by connection to water and venting for factory fire test prior to shipping.
12. The boiler will be equipped with a condensation collection system with an internal float switch to protect the boiler from condensation backing up into the heat exchanger.
13. The boiler shall be installed and vented with a direct vent system with a vertical termination of both vent and combustion intake.
14. The flue shall be category 1V approved stainless connections with PVC, OR CPVC material terminating per manufacturer recommendations.
15. The process of cleaning the boiler shall be repeated as often as necessary and as directed to ensure that all mill scale, rust, dirt, cutting oils and debris have been removed.

### **Electrical and Controls**

1. All power wiring with the removal and the replacement will be done by a licensed electrician
2. New power isolation switches and grounding will be installed as per NEC
3. New circulator pumps and boiler controls will be wired in MC or EMT pipe.
4. All work shall include removal of any abandoned conduits when removing existing systems

### **Start-up and Operational Sequence**

1. Prior to completion of the new boiler system, the factory representative shall be notified five days prior to startup of the new equipment for a technician to be available to perform a complete evaluation and warranty start-up of system.
2. Any defects of installation as indicated by the manufacturers’ representative will be addressed and corrected at no cost to the City of Warwick

### **Operational Sequence**

1. The hot water system shall be piped for a primary and secondary loop.
2. The differential pressure switch will sense a loss of flow in the pipe and send an alarm message to the central controller.
3. Boiler water temperature reset controller will modulate the boiler and the heating water set point by tracking outdoor temperature air conditions, enabling higher efficiency to be realized as the weather changes.

4. Final test reports and warranty information with service contact numbers shall be submitted to the City of Warwick for record.

## **General Information**

### **1. Safety**

- a) The contractors are required to provide their personnel with personal protective equipment (PPE) while working on-site, i.e. sturdy over-ankle boots, hard hats, and safety glasses, etc.
- b) The contractor shall maintain a clean job site, free of clutter and debris

### **2. Hours of Operation**

- a) The contractor shall perform all contract work between the hours of 7:30 am to 5:00 pm, Monday through Friday
- b) If weekend or additional hours are required, an 8-hour notice must be requested before scheduling

### **3. Verification and Validation**

- a) The contractor shall be solely responsible for verification and validation of existing conditions, and coordination of existing conditions in parallel with the proposed requirements for the operation of the proposed installation. All discrepancies in operation and/or existing conditions must be submitted to the project manager for clarification prior to commencing work.

## **Warranty**

All material and labor will be warranted for one full year from start-up of all equipment. A 10-year factory warranty is required on the heat exchanger. Warranty forms for all units will be provided to the City of Warwick representative.

**PLEASE COMPLETE THIS PAGE & SUBMIT WITH YOUR BID**

**CITY OF WARWICK**

**BID AND CONTRACT FORM**

**TITLE OF SPECIFICATION: Bid2018-195 Removal & Replacement of Boiler & Installation of Indirect Hot Water Heater at Warwick Fire Station 5**

**I. BID:**

WHEREAS, the CITY OF WARWICK has duly asked for bids for performance of services and/or supply of goods in accordance with the above-indicated specifications.

The person or entity below does irrevocably offer to perform the services and/or furnish the goods in accordance with the specifications, which are hereby incorporated by reference in exchange for the bid price below;

This offer shall remain open and irrevocable until the CITY OF WARWICK has accepted this bid or another bid on the specifications or abandoned the project.

The bidder agrees that acceptance below by the CITY OF WARWICK shall transform the bid into a contract. This bid and contract shall be secured by Bonds, if required by the specifications.

<b>Description</b>	<b>Price</b>
Installation of complete boiler, and indirect DHW tank system including demolition and removal of old equipment	\$
Installation of complete boiler, and indirect DHW tank system excluding demolition and removal of old equipment	\$
Demolition and removal of old boilers only	\$