

# INVITATION TO QUOTE

State of Ohio  
Department of Administrative Services  
General Services Division  
Office of Properties and Facilities (OPF)

*The Quotation must be hand delivered,  
faxed or mailed to:*

**DAS/GSD**  
**The Office of Properties and Facilities**  
**Attn: Mike Makonnen, Purchasing Agent**  
**4200 Surface Road**  
**Columbus, Ohio 43228**  
**Or Fax to 614.752.0380.**

**QUOTE NUMBER**                      **DUE DATE (1:00 p.m.)**

**2014-11R**                                      **Oct. 4, 2013**

Any questions or clarifications regarding this Invitation to quote should be directed to the Office of Facilities Management, **614-466-2492**, or e-mailed to **michael.makonnen@das.ohio.gov**

FEDERAL TAXPAYER IDENTIFICATION NUMBER (TIN)
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BIDDER NAME
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STREET ADDRESS	<input type="checkbox"/> Check if remit address is different and list on separate sheet
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CITY	STATE	ZIP
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COUNTY
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TELEPHONE NO. (        )	TOLL FREE NO. 1 - (        )
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CONTACT PERSON	FAX NO. (        )
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CONTRACTOR'S E-MAIL ADDRESS
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THE DEPARTMENT OF ADMINISTRATIVE SERVICES, OFFICE OF PROPERTIES & FACILITIES, IS SOLICITING QUOTATION FOR:

**(Annual Inspection: Chillers & Boilers)  
(Rebid)**

**EQUAL EMPLOYMENT OPPORTUNITY.** The Contractor will comply with all state and federal laws regarding equal employment opportunity, including Ohio Revised Code Section 125.111 and all related Executive Orders.

Before a contract can be awarded or renewed, an Affirmative Action Program Verification Form must be submitted to the DAS Equal Opportunity Division to comply with the affirmative action requirements. Affirmative Action Verification Forms and approved Affirmative Action Plans can be found by going to the Equal Opportunity Departments web site: <http://www.das.ohio.gov/Eod/AAEEO.htm>

**PREVAILING WAGE THRESHOLD LEVELS REQUIREMENTS APPLY FOR CONSTRUCTION SERVICES**

Review Current threshold: <http://www.wagehour.com.state.oh.us/w3/webwh.nsf/allbykey/D91B1BC19140FE7985256621004BF359>

**DRUG FREE WORKPLACE (DFWP) RULES MUST BE COMPLIED FOR CONSTRUCTION REQUESTS**

1. Review Ohio Drug Policy at <http://das.ohio.gov/hrd/dfwppoli.html>
2. Complete DFWP form: [http://www.rbslaw.com/forms/u-140\\_drug-free\\_workplace.pdf](http://www.rbslaw.com/forms/u-140_drug-free_workplace.pdf)

PRINTED SIGNATURE	AUTHORIZED SIGNATURE (ORIGINAL SIGNATURE ONLY) (Please sign in blue ink)	DATE
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# REQUIRED CERTIFICATION FOR BIDDING

## OHIO PREFERENCE (BUY OHIO):

1. The products/services being offered are raised, grown, produced, mined or manufactured in Ohio.  
 Yes (Go to C)     No (Go to B-2)
2. Bidder has significant economic presence within the state of Ohio.     Yes (Answer a, b, c, d below)     No (Go to B-3)
- a) Bidder has paid the required taxes due the state of Ohio     Yes     No
- b) Bidder is registered with the Ohio Secretary of State  
 Yes (Charter/Registration No.: \_\_\_\_\_)     No  
Questions regarding registration should be directed to (614) 466-3910 or visit their web site at:  
<http://www.sos.state.oh.us/>
- c) Bidder has ten or more employees based in Ohio or border state.     Yes     No (Go to B-2d)
- d) Bidder has seventy-five percent or more employees based in Ohio or border state.     Yes     No (Go to B-3)
3. order state bidder:  
 Yes (Specify which state then go to B-2c):     KY     MI     NY     PA     IN)     No (Go to B-4)
4. Border state bidder: mined products mined in respective border state     Yes     No     Not Applicable

## E.D.G.E. DESIGNATION

Bidder is certified E.D.G.E. business     Yes     No

For information on E.D.G.E. designation, please visit the DAS Equal Opportunity Division website at:  
<http://www.state.oh.us/das/Eod/edge/Index.htm>

## Annual Inspection: Chillers & Boilers

### 1. Scope

To perform annual safety inspection on boilers and chillers of facilities managed by the State of Ohio, Department of Administrative Services (DAS), Office of Properties and Facilities (OPF), per schedules, for Fiscal Year 2014. \*

***Note:** preventive Maintenance and repair of the HVAC related equipment is performed by DAS Air Quality Technicians. These inspections are meant to serve as outside party observations to ensure the safety of personnel and facility.*

### 2. Boilers

The following inspection work is to be performed annually in the month of October, prior to start-up of the boiler equipment.

1. Check all control devices, both mechanical and electrical, for proper operation.
2. Check all electrical power connections for proper operating current.
3. Check gas valve for proper operation.
4. Check all safety devices for proper operation.
5. Perform combustion analysis and adjust burner for proper operation.

### 3. Chillers

Chiller inspections will be accomplished once during a fiscal year and twice-a-year for a calendar year, with the first inspection to be performed in the month of April, prior to start-up. The second check will be accomplished during mid-cooling season, in the month of August. However, during this contract, only one inspection will be accomplished during the month of April.

1. Check all control devices, both mechanical and electrical, for proper operation.
2. Check all electrical power connections for proper operating current.
3. Check all safety devices for proper operation.
4. Check refrigerant charge and adjust as required.
5. Calibrate operating controls and transducers as required for proper operation.
6. Check solid state starter for proper operation, torque and ramp speed.
7. Review and evaluate chiller data logs for proper operating parameters.
8. Collect oil samples to obtain analysis; send report to respective Facility Managers.

*\* Repair & maintenance work is performed by our in-house staff, unless a decision is made by the Facility Manager that outside help will be needed. Appropriate service bid solicitation methods will be employed for competitive responses.*

#### **4. Additional Requirements**

Any service work deemed necessary as a result of annual inspections, will require a written estimate and approval by the DAS Facility Manager, prior to work being accomplished.

When/if approved, the Contractor will be given the opportunity to provide a quote or a purchase order to proceed.

Quoted labor rates shall include travel means (truck, gas, tolls and parking), and any and all equipment and tools required.

#### **5. Subcontracting**

Services to be provided shall be performed by qualified and trained service personnel, directly employed by the selected firm. Under no condition will any work specified be subcontracted without the DAS Facility Manager's prior approval.

#### **6. Reporting**

A report indicating the results of annual inspections and indoor air quality supporting documentation shall be provided to the appropriate DAS Facility Manager within two weeks after annual inspection completion.

#### **7. Pricing**

All pricing will be fixed for the term of contract.

All pricing is to be listed in total for each facility separately, with one grand total for all facilities combined.

#### **8. Invoices**

Work tickets, detailing description and the quantity of work must accompany all invoices.

The Office of Properties and Facilities may withhold, or on account of subsequently discovered evidence, nullify the whole or a part of any payment to such extent as may be necessary to protect the state from loss on account of defective work not remedied.

#### **9. Normal Business Hours**

Monday through Friday, 7:30am to 4:00pm

# EQUIPMENT LIST

## Governor's Residence:

- Laars Mini Therm  
Model # JVH075 NCSS  
Serial # V 06 16 4 650
- Weil-McClain hot water boiler  
Model # LGB-13  
Series # 2

## 4200 Surface Road:

- Lochinvar Power Fin hot water boiler  
Model # PBN0250  
Serial # A971443
- Knight hot water boiler  
Model# KBN210  
Serial # J06H10019258

## 25 South Front Street:

- Cleaver-Brooks hot water boiler -1  
Model # OHIO 246139  
Serial # BT-6326
- Cleaver-Brooks hot water boiler -2  
Model # OHIO 246140  
Serial # BT-6325
- Trane Chiller -1  
Model # RTHC1D1F1F1L3F2LFVQUOD  
Serial # U00E06870
- Trane Chiller -2  
Model # RTHC1D1F0F1L3F2LFVQUOD  
Serial # U00D06871

## 246 N. High & 35 E. Chestnut:

- Pacific Steam Boiler -1  
Model # P60A-4FS  
Serial # 209622
- Pacific Steam Boiler -2  
Model # P60A-4FS  
Serial # 209621
- Pacific Steam Boiler -3  
Model # P60A-4FS  
Serial # 209563
- Pacific Steam Boiler -4  
Model # P60A-4FS  
Serial #209616
- Pacific Steam Boiler -5  
Model # P60A-4FS  
Serial # 209620
- Carrier Chiller -1  
Model # 19XRV3132352CMS64  
Serial # 63524
- Carrier Chiller -2  
Model # 19XRV3132345CMH64  
Serial # 63525
- Carrier Chiller -3  
Model # 19XRV3132352CMS64  
Serial # 900Q63526

## 30 East Broad St.:

(Columbus)

Boilers: RBI Futera II;  
Mod 1950

## Building Heating Boilers

STATE id 258517, 258518, 258519,258520, 258521, 258525, 258526, 258527, 258528,  
258529,258530, 258531, 258532, 258533, 258534, 258535, 258536  
RBI Fetera!! Mod 1250  
State Id 258524

### Chiller 1

Trane Mod CVHF 910  
Serial no. LO1M13250

### Chiller 2

Trane Mod CVHF910  
Serial no.LO1M1357

### Chiller 3

Trane Mod CVHF 910  
Serial no.LO1M13265

### Chiller 4

Trane MOD RTHB255FLF00NWPOOOUNN3LF2LFMFVA  
Serial no. U97E02019

## 77 South High Street:

(Columbus)

### Boiler #1

Cleaver Brooks  
Model # CB700-126  
Ser # L81353  
Boiler #4  
Cleaver Brooks  
Model # CB700-126  
Ser. # L81354

### Boiler #2

Cleaver Brooks  
Model # CB700-200  
Ser. # L81355  
Boiler # 5  
Bryan  
Model # D450-W-125-FDG  
Ser. # 82596

### Boiler #3

Cleaver Brooks  
Model # CB700-200  
Ser. # L81356  
Boiler #6  
Bryan  
Mod # D450-W-125-FDG  
Ser. # 82595

### Chillers:

#### Chiller # 1

Trane Model # CVHE089NAL2WB2621DE1E11DA1E000  
Ser. # L86J40406  
1000 Ton

#### Chiller # 2

Trane Model # CVHE089NAL2WB2621DE1E11DA1E000  
Ser. # L86J40407  
1000 Ton

#### Chiller # 3

Trane Model # CVHE056NAL2NB2351DE1E11DA1E000  
Ser. # L86J40408  
500 Ton

Chiller # 4  
Trane Model # CCACD114RDNKR60ACDFGRTP3  
Ser. # L8703143 and TS-251146  
95.5 Ton

**615 W. Superior Ave.**  
**(Cleveland)**

- RBI Water Boiler #1  
Model # MB4000  
SN # 060850166
- York Chiller #1  
Model # YTJ3A4E1-CNH  
Serial # GFEM132692
- RBI Water Boiler #2  
Model # MB 4000  
SN # 060850167
- York Chiller #2  
Model # YTJ3A4E1-CNH  
Serial # GFEM132693

**161 S. High Street**  
**(Akron)**

- RBI Water Boiler #1  
Model # 3000  
SN # 010952300
- York Chiller #1  
Model # YTG1A2C3 – CKJ  
SN # GBJM 040058
- RBI Water Boiler #2  
Model # 3000  
SN # 040952908
- York Chiller #2  
Model # YTG1A2C3 - CKJ  
SN # GBJM 040059

**One Government Center**  
**(Toledo)**

CHILLER # 1  
Trane CVT  
Model# CVHF049FA  
Serial# LN99L04320M

Chiller # 2  
Trane CVT  
Model# CVHF049FA  
Serial# L99L040319M

Chiller # 3  
Carrier  
Model# 38JB024610  
Serial# V392812

BOILER # 1  
Kewanee  
CAT# L35175 00  
Clever Brooks Burner  
Model# DLG 845

BOILER # 2  
KEWANEE  
CAT # L35175 00  
Clever Brooks Burner  
Model# DLG 845