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Nik Dominguez
Cochise County
Cochise County Admin
4 Ledge Ave.
Bisbee, Arizona 85603

Cochise County Admin VRV Retrofit
Proposal Number: 25-0078

We would like to offer the following HVAC and Plumbing proposal. Our price includes all labor, material and equipment in accordance with the plans and specifications listed below.

GENERAL CLARIFICATIONS

- Work Hours Based on 8 hours daytime Monday thru Friday Excludes Weekends and Holidays Unless Noted Otherwise.
- All pricing Valid for 30 days. Due to the volatile market and delays in shipping, we reserve the right to confirm pricing and lead times with factory and suppliers prior to contract execution.
- We have not included any costs associated with tariffs, duties, taxes, or other import/export fees. Any such costs imposed by customs authorities, government regulations, or other relevant entities will be the sole responsibility of General Contractor / Owner.
- Pricing is based on a mutually agreed upon schedule and contract.

HVAC CLARIFICATIONS

- Provide engineering and construction documents.
- Coordinate work with on-site staff.
- Lock out/tag out electrical serving chiller. Individual air handlers will locked and tagged out as work progresses.
- Demo chiller and environmentally dispose of. Midstate retains salvage rights unless otherwise noted. Chilled water piping will be cut back to existing openings and penetrations made weathertight.
- Demo (1) boiler in basement. Piping will be cut back to wall openings.
- Demo (4) air handlers and environmentally dispose of.
- Demo existing controls on mechanical room walls. Pneumatic piping, wiring and other devices above ceilings are to remain.
- Modify rooftop steel support structure to accommodate new condensers.
- Provide and install (10) new Daikin VRV heat recovery condensers and set on modified rooftop platform.
- Provide and install (4) new Daikin Applied Vision indoor air handlers and set on existing supports/housekeeping pads.
- Provide and install new duct work to connect to existing supply, return, and outside air openings.
- Reconnect condensate piping to existing drains with new piping and fittings as required.
- Provide and install new refrigerant piping and route in existing hydronic piping chases.
- Provide and install (1) new 600VAC 400 amp NEMA 3R fused disconnect and connect to new condensers.
- Provide and install new low voltage wiring with Open Plus BAS. New graphics and integration into Cochise County's existing front end.
- Start up systems and check for proper operation.
- Provide certified test and balance.
- Insulate all new refrigerant piping. All piping exposed to UV will be aluminum clad.

- Provide post-test and balance for total air flow and outside air.
- Provide owner training.
- Provide IOM manuals.
- Crane and rigging as required.
- Provide 2 year warranty.

Controls Upgrade/Integration

(4) MZU - AHU (Multizone – Air Handling Unit) – including a total of nineteen (19) zones.

Inclusions:

- AHU control and controller
- Zone space / temperature sensor with adjustment and override.
- Wiring of Daikin AHU-Kits along with wiring for D3net and temperature sensors on each valve body. (1 per system)
- Interlocks with Air Flow with AHU Kit operation.
- Interlock with Alarm system (duct smoke/Fire alarm) – dry contact to be provided by Fire Alarm system/company.
- Reuse existing enclosure for controller
- Low voltage control transformer – reuse existing infrastructure
- Reuse existing Duct mounted sensors – Hot Deck / Cold Deck / Return / OSA / Mixed temperatures.
- Relay for supply fan start/stop control – Assuming new VFD for Enable/Disable with BACnet option for monitoring
- Reuse existing Differential pressure transmitters for fan control
- Reuse existing Differential pressure switch for dirty filter alarm
- Reuse existing Damper actuator for economizer dampers
- Current sensor for monitoring supply fan status
- Outputs for fan control – assuming new VFD for control – hard wired speed signal
- AHU1: 3 Zones / AHU2: 6 zones / AHU3: 7 Zones / AHU4: 3 Zones all to include the following:
 - o New Siemens DXR controller per zone – reusing existing Actuators
 - o New CFM flow rings installed (probe Style) for measurement of Air Flow
 - o New zone discharge air temperature sensor
 - o Zone Temperature Sensors – P34 – temperature only

Additional System Integrations of multi zone units:

Integration and Monitoring of the following systems

- (4) VFDs – for the Supply Fan on the AHU's (one per). VFD's will be mapped in with the necessary control points for monitoring.

Installation, Programming, Engineering, Start-up & Training, Warranty

Inclusions:

- All required controllers, and installation materials necessary to provide a complete controls system as specified.
- Plenum rated control wiring – reuse existing infrastructure
- EMT conduit stubs for wall temperature sensors – reuse existing infrastructure
- Cut in wall plates for wall mounted temperature sensors – reuse existing infrastructure
- Engineered control drawings submittals
- Equipment datasheet submittals
- O&M submittals
- System programming
- Point to Point
- Unitary and navigation graphics
- Floor plan and local server graphics
- Customer provided sequences
- System histories and trends
- Schedules
- Extension of the Open+ Powered by KODE OS cloud hosting setup - 1yr subscription after first year customer is responsible for renewals

- Point to point system start-up
- Provide 2 hours of on-site owner training as specified.

The following base price is valid for 30 days from the date of this proposal:

SUBTOTAL MECHANICAL ONLY	\$1,718,762.00
CONTROLS ADD	\$143,182.00
BOND 2.5% (if required):	\$47,124.00
TOTAL PRICE	\$1,909,068.00

Exclusions:

Off Hours, Night Hours and or Weekend Work	Fire Protection	Painting & Patching
Fire and Fire Smoke Dampers Not Shown	Fencing or Site Access Control	General Sheet Metal
Landscape Repair	Saw Cutting, Coring and Removal of Waste	Concrete or Asphalt Patchback or Repair
Import and Export of Backfill and Spoils	Smoke Detectors - Furnished, Power Wiring and Fire Alarm Interlocks	Poured and Formed Concrete
Temporary Water, Power and Heating	Architectural Louvers and Mechanical Screen Wall Systems	Ceiling Removal & Reinstallation
Metal Roof Flashing	3-D CAD Coordination Drawings	Pre-finished Metals; including Copper
Credit Card Processing Fees	Traffic Plates and Control	Davis Bacon and/or Prevailing Wages
Wood Curbs	Double Wall Duct	Asbestos testing or abatement
Ethernet and network wiring	Not responsible for any device found to be inoperable not listed in this scope	Anything not specifically mentioned in this scope

Acceptance of this bid is contingent upon the execution of a contract with mutually acceptable contract language. We look forward to working with your team on this project. Should you have any questions regarding this proposal, please do not hesitate to contact us.

Thank you,

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