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**DISTRICT OF COLUMBIA COURTS**

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Geoffrey A. Mack  
Administrative Officer

**AMENDMENT NO. 03**

**TO: ALL PROSPECTIVE BIDDERS**

**AMENDMENT  
ISSUE DATE: December 27, 2024**

**SUBJECT: Solicitation No. DCSC-25-RFP-015  
DC Courts Fire Alarm Inspections, Preventive  
Maintenance and Assessment.**

**PROPOSAL  
SUBMISSION  
DATE: Tuesday, January 07, 2025, by 1:00 pm,  
Eastern Standard Time.**

1. Address the new solicitation schedule.
2. Questions and Answers
3. Additional site drawings

**ALL OTHER TERMS AND CONDITIONS REMAIN UNCHANGED**

One (1) copy of this amendment is being sent to all prospective Offerors. The prospective Offeror shall sign below and attach a signed copy of this amendment to each proposal to be submitted to the Courts in response to the subject solicitation or otherwise acknowledge this amendment with the signed offer as stated in the original solicitation documents. Proposals shall be delivered in accordance with the instructions provided in the original solicitation documents.

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Geoffrey Mack  
Contracting Officer

Acknowledgment of this Amendment, together with the Offeror's proposal, must be received by the District of Columbia Courts as stated in the solicitation no later than the closing date and time specified above for the receipt of proposals.

Failure by the Offeror to properly acknowledge receipt of this Amendment Number #03 may be cause for rejection of the proposal submitted by the Offeror in response to the subject solicitation.

<b>From:</b> Kenneth L. Evans	<b>Q &amp; A Round:</b> 2
<b>Project:</b> DC Courts Fire Alarm Inspections, Maintenance	<b>Date:</b> December 27, 2024
<b>Email:</b> <a href="mailto:Kenneth.Evans@dccsystem.gov">Kenneth.Evans@dccsystem.gov</a>	<b>Pages:</b> 5

**This Amendment Number #03 is acknowledged and is considered a part of the proposal for Solicitation Number DCSC-25-RFP-015 DC Fire Alarm Inspections, Preventive Maintenance and Assessment.**

**Item No. 1**

**1. New Schedule**

- a. The proposals are Due Tuesday, January 07, 2025, @ 1:00 PM. Mr. Evans will be in the Main Lobby at 9:00 AM until 1:00 PM**

**Item No. 2 Questions and Answers**

Q.1 The Courts response to Question 17 on the Addendum No. 01 of Q&A indicated that the Courts would like to continue to receive Monthly Visual Inspections in accordance with NFPA Standards, but the provided K.1 Price Schedule does not have separated line item for these inspections. Can the K.1 price sheet be revised to include a line item for this pricing.

**A.1 A New Pricing form will be provided**

Q.2 The Courts response to Question 24 on the Addendum No. 01 of Q&A indicates that we should provide our hourly rates on this form, but there is no designated location for hourly rates on the K.1 Price Sheet. Should we provide the hourly rate on our own document or will the Courts revise the K.1 Price Sheet to include a location for Hourly Rates.

**A.2 A New Pricing form will be provided**

Q.3 The Courts response to Question 32 on the Addendum No. 01 of Q&A indicates that the incumbent contract value is \$62,163.94, but this was not for the Annual or Semi-Annual Testing of the Fire Alarm and Sprinkler Systems and even for a full year of services. Can the please inform all bidders that the amount disclosed was for services within a short period of performance and not at the extent reflected in this Solicitation.

**A.3 \$133,514.00 annually**

Q.4 K.1 states annual fire door inspections under Line 2, but the RFQ does not have any mention of fire door inspections. Please clarify if fire door inspections are required and if so, how many fire doors are there?

A.4 I know that you all have a separate contract to test fire extinguishers; is there a separate contract to test the doors?

Q.5 We don't have any information on 515 D St NW (Recorder of Deeds) Bldg, can we get a points list? Does it have a sprinkler system, if so, can we get previous Inspection Report?

A.5 No. This Building will eventually be under renovation as part of a future project.

Q.6 We don't have any information on 449 5th St SW (Garage) can we get a points list? Does it have a sprinkler system, if so, can we get a previous Inspection Report?

A.6 See the additional point list attached.

Q.7 Can multiple small buildings that are close together be scheduled for inspections on the same day?

A.7 Yes

Q.8 For the Hyattsville location, will technicians enter through the front of the building or the back of the building?

A.8 Technicians will have to schedule their testing visit ahead of time with the Courts. It will be up to the site management personnel as to where to enter the building.

Q.9 Q/A # 31 in Amendment 01 stated the pricing sheet will be revised. Can the revised pricing sheet please be provided?

A.9 A new pricing form will be provided

Q.10 Will the contractor need to provide an extra technician to monitor property management panels when on the test?

A.10 You must provide the necessary personnel to complete your test as scheduled.

Q.11 Are sprinkler systems maintained by property management?

A.11 Some Buildings are managed by the Property Management Company.

Q.12 Can work at the smaller locations be done during regular working hours?

A.12 Yes, if the schedule is approved by the Courts three (3) business days before services

Q.13 Is parking available at each location?

A.13 Yes. The one at MLK SE has public parking on the lot, and Rhode Island Ave has public parking on the street and court parking in the rear. The courts may arrange for parking in the rear.

Q.14 Should elevators be tested during the annual visit?

A.14 All elevators should be tested and scheduled with the court's Elevator Contractor.

Q.15 Is the warehouse phone line issue being resolved?

A.15 The current Maintenance Contractor has been trying to re-establish the phone lines there.

Q.16 Who is responsible for the coordination of testing with property management of substation?

A.16 Once your schedule is submitted, the Courts will coordinate all efforts with the Property Managers.

Q.17 Does substation testing need to be done outside of regular working hours?

A.17 Yes

Q.18 Are there any prevailing wage rates applicable to this?

A.18 No

Q.19 Please provide the number of backflows.

A.19 There is one BPA for each building's sprinkler system.

Q.20 Are sprinkler drains and test valves running to the outside of the buildings or to drains that can handle the flow of water?

A.20 Inside drains.

Q.21 Would a non-disruptive method for 5-year sprinkler testing be acceptable?

A.21 Yes, an assessment of the internal condition of piping should be done at a minimum of 5 years.

Q.22 Based on answers to Amendment 01's questions #20 & #31, please confirm that a revised pricing sheet will be provided.

A.22 The updated pricing sheet is attached

Q.23 At the 6217 Columbia Park Rd. location, are duct detectors reachable without a lift?

A.23 Yes, you need a lift to get to the Duct Detectors, and also there is a Test Switch located at the Fire Alarm Panel.

Q.24 Is property management or the contractor responsible for the flow and tamper switches?

A.24 The Contractor is responsible for testing whatever is on the Points List for all locations.

Q.25 Per RFP Section C.2: Which edition of NFPA 25 will the contract be based on?

A.25 Shall be based on the 2018 Code

Q.26 Per RFP Section C.2: Which edition of NFPA 72 will the contract be based on?

A.26 Shall be based on the 2018 Code

Q.27 Per RFP Section E.1.2: When was the last 5-year sprinkler inspection performed?

A.27 Yes. Ensure the automatic transfer switch for fire pumps transfers power from the main to the backup without interruptions. Coordination of this shall be performed with the Courts Elevator and Generator Contractor.

Building A (6-Elevators, 1-Fire Pump 750 GPM, 1-Generator), Building B (6-Elevators, 1-Fire Pump 500 GPM newly installed under construction, 1-Generator), Building C (3-Elevators, 1-Fire Pump 500 GPM, 2- Generators), Building D (5-Elevators, 1-Fire Pump, 1-Generator), SW Garage (1-Elevator, 1-Fire Pump 750 GPM serving Building D), Moultrie Building (15-Elevators, 1-Fire Pump 1000 GPM, 3-Generators), Reed Street/R I Ave NE (1-Elevator, Sprinkler System maintain by the Building Owner- Douglas Development), 4209 9th Street NW (1-Elevator, Sprinkler System maintain by the Building Owner-White Star Management), 6217 Columbia Park Road (No Elevator, Sprinkler ???), 1201 S. Capital Street (No Elevator, Sprinkler ???), 1215 S. Capital Street (No Elevator, Sprinkler ???), 118 Q Street NE (1-Elevator, Sprinkler ???), 110 V Street/2051 MLK SE (Elevators ???, Sprinkler System maintained by Building Owner-Curtis Brothers Management).

Q.28 Per Attachment K.1 Pricing, Line 5: What are the sizes of the fire pumps to be tested?

A.28 Pump sizes may vary

**Items No. 03 Additional attachments are included:**

- 1. Additional Points list

\_\_\_\_\_  
Signature of Authorized Representative

\_\_\_\_\_  
Date

\_\_\_\_\_  
Name of Authorized Representative

\_\_\_\_\_  
Title of Authorized Representative

\_\_\_\_\_  
Name of Offeror

**Please remember to check the DC Courts Website daily for posting of amendments and updates.**

<https://www.dccourts.gov/about/procurement-contracts-branch>