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OPEN INVITATION TO TENDER

AO/RES/ASAIN/BMS/018/12

‘Building Management System (BMS) - Delivery, Installation, & Supporting Services’

REQUEST FOR CLARIFICATION (2) – QUESTIONS & ANSWERS

Question Nr. 1

Chapter 2 (Terms of Reference), Section 2.3 (Future State): It is mentioned that the new system shall include ‘Fire override and fire shutdown safety equipment’ as a part of the essential automation equipment. But such an equipment is not mentioned on Part B (Field devices and Components) materials of the Financial Proposal Section (Annex H).

Cedefop’s clarification to Question Nr. 1

The Future State shall include input signals from the Fire Protection systems as described in the annex of Clarification (1), Electromechanical Systems – Per System Proposal (Appendix 6-Future State). In part B of Annex H-Financial Proposal, item 14 (cell B54), there is reference to a category of equipment named “Control Relay I/O interface” for the interconnection with such systems.

Question Nr. 2

Financial Proposal Section (Annex H), Part B (Field devices and Components): Please clarify the meaning of Nr. 14 and Nr. 15 materials.

Cedefop’s clarification to Question Nr. 2

Item 14 (cell B54): ‘Control Relay I/O Interface’, please see answer to question Nr.1 above.

Item 15 (cell B55): ‘UPS Control Signal Interface’, the new BMS shall receive signals from the UPS, as described in the annex of Clarification (1), Electromechanical Systems – Per System Proposal (Appendix 6-Future State).

Question Nr. 3

Financial Proposal Section (Annex H), Part C2 (Materials): Please clarify the meaning of these materials according to the way of their use, dimensions and items.

Cedefop's clarification to Question Nr. 3

In cells C69 and C70, there is an indicative list of necessary electrical material for the execution of the project. Another 10% of unforeseen material cost, to be decided by the tenderer, is to be given in cell C73. Dimensioning of the equipment is part of the tenderer's technical proposal and shall be evaluated accordingly.

Question Nr. 4

In Questions and Answers Section for BMS Clarification, as an answer to Question Nr.3, the following is stated: 'The BACnet protocol for the communication between controllers and the central unit is Lon' Since the Future State BMS requirements ask for at least four (4) users with Web operation (Section 2.3.1-Introduction) and taking Part A of the Financial Proposal materials (Annex H) as well as the Future State BMS Topology (BMS Annex 5) into account, it can be concluded that the communication between automation controllers (Network-Automation Level) and the central unit (PC-BMS, Management Level) should be BACnet/IP protocol and not LON.

Cedefop's clarification to Question Nr. 4

In chapter 2.3 Future State, page 28 of the Tender Documents, all acceptable communication protocols are described depending on the Level of the Network. For the communication between automation controllers and the central unit the protocol is indeed BACnet/IP while for the communication between I/Os and the controllers the protocol is LON.

Please note that this answer supersedes our answer to question Nr 3 of Clarification (1).

Question Nr. 5

In the tender specifications document it is mentioned (paragraph 1.6) that the duration of the contract is 4 years, wherefrom "2 years for the provision of after warranty preventive and corrective maintenance that shall begin after the expiration of the period of warranty maintenance".

In "Annex H-Financial Proposal" excel file, cell E140 gives the "Price for Preventive and Corrective MAINTENANCE (for 2 years - after expiration of 1 year warranty)", while cell E142 gives the "TOTAL for Preventive and Corrective MAINTENANCE (after the warranty)", which actually corresponds to 16 years of maintenance due to the factor "8" in cell D141.

Please clarify for us if the "TFO = Total Financial Offer" takes into account the value of cell E140 (as it should according to paragraph 1.6) or E142.

Cedefop's clarification to Question Nr. 5

As mentioned in point 2.1.5.2 'Preventive Maintenance' of the Tender Documents, *'after the warranty period (min. 1 year) and for the following two years, the **preventive maintenance** visits shall be made at least once per 6 months'*. This means that preventive maintenance will be done twice a year, and in total four (4) times in the 2 years after the warranty period. The same applies for the corrective maintenance. Thus, cells C135, C136 and D141 are correct. However, in cell B141 the word 'Years' should be corrected to 'Days' and in cell C134 the word 'Year' should be deleted (see also relevant correction published on our website).

Question Nr. 6

Due to the fact that the current system is manufactured by Siemens and in the Tender's Dossier there is no clear reference that the controllers of the current system are going to be replaced wholly or there is going to be an extension of new points with new I/O modules, are other manufacturers except Siemens accepted as tenders?

Cedefop's clarification to Question Nr. 6

Any manufacturer is accepted to participate in the tendering procedure as long as compatibility is ensured.

Question Nr. 7

(It is already mentioned in some parts of the documentation) but we would like to clear out, if the cost of the provision of the 2-years preventive and corrective maintenance is included in the estimated budget of 120,000 EUR (without VAT)?

Cedefop's clarification to Question Nr. 7

Yes, it is. As referred in point 1.5 of the Tender Documents, *'the estimated budget for the required revamping, upgrading and eventually replacing partly or wholly components of its Building Management System (BMS), expanding to include new controlled points, energy management and maintenance services described in this call for tenders is of the order of 120,000 EUR (without VAT).'*

Question Nr. 8

Could you please define the meaning of the word Variants in this case (p.9, 1.4)? Does Variants include also a different range of a sensor or concerns only alternative solutions of the system?

Cedefop's clarification to Question Nr. 8

Tenderers have to prepare their offers/technical proposals in strict compliance to what is required in the tender specifications. Any technically sound proposal that respects and fulfils all those requirements is acceptable.

Question Nr. 9

What kind of certification is needed for the “Control Panel Test Certificates” (p.12, 2.1.3)?

Cedefop’s clarification to Question Nr. 9

The control panels shall be tested for insulation and earth continuity. The certificates shall indicate the values obtained in the test and in particular: verification of polarity, insulation resistance, earth continuity and voltage test.

Question Nr. 10

Define the data points concerning the Heating Network and the Cooling Network in Site Level Description (p.18, 2.2.2).

Cedefop’s clarification to Question Nr. 10

A comprehensive site level description has already been given in point 2.2.2 as well as in Annexes 1, 2 & 3 of the Tender Documents.

Question Nr. 11

What does “Pre-delivery testing of BMS” include (p.27, 2.3.1)?

Cedefop’s clarification to Question Nr. 11

Pre-delivery Testing of BMS:

Prior to installation of equipment to site, the tenderer shall carry out a pre-delivery testing, by setting up a representative sample of the BMS and demonstrating that the performance of the system satisfies the requirements of the Specifications. The sample shall include the following:

- 1) One workstation
- 2) Web operation
- 3) Software
- 4) Communications Links
- 5) Sample Outstation

Question Nr. 12

Do the specifications of the Central (BMS) Workstation (p.29, 2.3.1) concern also the other workstations in Maintenance Manager’s Office and Facility Manager’s Office?

Cedefop’s clarification to Question Nr. 12

Yes, they do.

Question Nr. 13

In case there is any integration of sub-systems through any open communication protocol (as you mention in p.28), please define the number of data points and which protocol is required for every plant and installation in order to be taken into account in our tender.

Cedefop's clarification to Question Nr. 13

The number of the sub-systems and data-points are defined in Appendix 6-Future State.

Question Nr. 14

I would like to further ask a question on Financial Proposal (Annex H) Part D

- Do the days that are mentioned for mechanical or electrical installations in Part D refer to the total working days per person to complete the work? Or do they refer to the total time that takes a group of workers to complete the work? I am asking this in order to calculate the amount of euro/day that the Financial Proposal asks to fill in.

Cedefop's clarification to Question Nr. 14

In part D (Annex H-Financial Proposal), and in cells D1, D2, D3, and D4, the tenderer should indicate the **total** price per day that he will charge in order to carry out the installation of the Mechanical and Electrical works described in the above mentioned cells.