

QUESTIONS AND ANSWERS

2/16/18

1. Can MCPSS please define “Facility Condition Index” as referenced on page 3?
“Facility Condition Index” was intended to be a generic reference to a “scale of needs” as determined by the District Wide Energy and Facility Assessment and as will be presented in the Long Term Facility Plan.
2. “Page 4 says “Respondents...shall identify their experience and qualification to provide a detailed, digital based facility assessment plan...” can you please provide more detailed requirements of what must be included in this plan?
MCPSS wants an electronic means of tracking each facility’s immediate needs as well as establishing future needs on a timetable based on projected remaining life cycle. We expect to make real-time updates as improvements are made and, as these improvements post, we anticipate seeing this update the Long Term Facility Plan.
3. Does MCPSS anticipate software upgrades over the performance period to the facility planning software solution required will be included in the final contract?
Details of the contracts for energy performance will be worked out with the chosen ESCO and be based upon the scope of that particular contract.
4. Does MCPSS anticipate on-going capital planning services during the performance period will be included in the final contract? Will the Capital Planning Services be confined to Energy Related Issues, such as Mechanical Equipment, Lighting, Building Envelope or will the Capital Planning Services extend out to Real Estate buy, sell, build type decisions?
Capital Planning services will be confined to the Long Term Facility Needs as indicated on page 3, under OBJECTIVE.
5. Would an economic analysis of costs for on-going software upgrades and on-going capital planning services compared to the potential immediate infrastructure upgrades available for the that same cost (i.e. new AHUs or controls) provide value in an RFP response?
The RFP is for a qualifying Energy Service Company capable of providing the services as described therein.

6. If we could illustrate how our real time, cloud based, digital platform can provide instant system analysis campus wide by using your current installed infrastructure at a minimal upfront investment, would this provide value in an RFP response?

The RFP is for a qualifying Energy Service Company capable of providing the services as described therein.

7. If our digital platform will provide feedback that will allow the district to make real time decisions that will provide an enhanced learning environment via more comfortable building conditions all while increasing uptime and optimizing energy savings, would this provide value in an RFP response?

The RFP is for a qualifying Energy Service Company capable of providing the services as described therein.

8. If we could explain how our cloud based, digital platform will be using your existing infrastructure to gather campus wide information and automatically develop a database of your how your systems operate. This information can then be used to make real time decisions on repair or replace based on historical data and historical efficiencies. Would this provide value in an RFP response?

The RFP is for a qualifying Energy Service Company capable of providing the services as described therein.

9. If we could provide you access to our Software Center Labs in Atlanta, Georgia that would allow you to provide feedback directly to our (800 Plus) software engineers so they can incorporate your suggestions into our future software releases, would this provide value in an RFP response.

The RFP is for a qualifying Energy Service Company capable of providing the services as described therein.

10. Can MCPSS extend the RFP response due date?

No extension of time is anticipated.

11. Can MCPSS provide a copy of the current conservation program contract?

MCPSS will provide if a contract for ESCO results.

12. Does Mobile County Schools expect that the majority of the school buildings in the District will be evaluated for energy conservation opportunities?

Once an energy services company (ESCO) is selected, MCPSS will anticipate a comprehensive capital plan/investment grade audit to be produced for the basis

of determining the areas of highest need and by which to generate performance based contracts for energy conservation opportunities.

13. Has the School System had any past energy audits performed by other firms? If yes could you identify who has provided the audits and can they be made available for review?

No energy audits have been performed.

14. Does the District currently have any existing service contracts building automation/temperature controls? Does the District have a standard or preferred building automation/temperature control system?

Yes. Mechanical and Lighting systems are on a standardized schedule of operation per the typical/regular use of the facility.

15. Is the final selection based on this RFP or will there be a short list of bidders to be further evaluated?

A short list will be generated from the qualified respondents.

- a. If a short list of bidders are selected, will each have the opportunity to provide an interview presentation to the Board?

Yes.

16. Is it the intent of MCPSS to acquire a new, independent software program for use of asset management and capital planning?

Yes.

- b. Should this software be able to tie into MCPSS's existing CMMS software program?

If the chosen ESCO determines that existing infrastructure can be utilized and satisfies the intent of the digitally based facility assessment plan (scope found on page 4 of the RFP), then it is available.

- c. Is there a requirement for the availability and support to service and maintain the new software?

Details of the contracts for energy performance will be worked out with the chosen ESCO and be based upon the scope of that particular contract.

17. It states in the RFP that responding firm shall provide an off the shelf software solution. As we have worked with many different types, can you provide details of requirements for the software?

The software as described in the RFP will need to establish current facility needs, future facility needs based on a timetable and an interactive component to post improvements that are reflected in an updated Facilities Assessment as well as the Long Term Facilities Plan.

18. Section IV. Selection Criteria includes an “Asset Management Long Term Facility Capital Planning Capability”. However, this section is not included under Section VII. Response Format And Comments”.

d. Where should a responding firm include Asset Management and Capital Planning in the response format as indicated in the RFQ?

Asset Management and Capital Planning should be included in the description of the capabilities for the project as indicated under the Executive Summary and found on page 8.

19. Is the page count limit 35 pages?

Yes. This number is exclusive of required FORMs and sample contracts.

20. Is the full contract example to be included as part of the 35 page limitation?

See no. 19 above.

END