

**Office of Finance
Division of Procurement
MONTGOMERY COUNTY PUBLIC SCHOOLS
45 W. Gude Drive, Suite 3100
Rockville, Maryland 20850**

April 24, 2025

NOTICE TO BIDDERS

**The following are questions and responses regarding
IFB No. 9780.1, Elevators Modernization at Albert Einstein High School and Fairland
Elementary School**

No.	Question	Answer
1.	General Conditions and Specifications - II. Contract Administration, Section E. – Please confirm that the Maryland Buy American Steel Act does not apply to this project if the steel required is under 10,000 lbs.	Please comply with all applicable laws.
2.	Due to the project being scheduled to be completed during the summer break of 2026, please confirm whether MCPS will allow for additional material escalation costs beyond the contractor's control once the equipment is ordered in spring of 2026 (if applicable).	MCPS will pay for stored material, if supporting documents are provided.
3.	Please confirm that there are no prevailing wage rate requirements for this project.	No, locally funded project.
4.	Please confirm that all work on site will occur during normal working hours.	Bidders will be responsible for completing the project in the time specified.
5.	Is full time on-site supervision required from the prime contractor or will it be acceptable for the elevator contractor's foreman to act as the supervisor when only elevator-specific work is taking place?	Bidders will be responsible for supervision of the project.
6.	Will the new HVAC and sump pump equipment be required to be integrated into the building automation system (BAS)? If so, please provide the main point of contact for the incumbent BAS provider.	No.
7.	Please clarify what the security requirements will be for the elevators. Will the contractor be responsible for the low voltage device installation (CCTV, card readers, etc.) or will ownership provide security provisions under a separate contract?	Bid as specified.
8.	Please confirm the contractor is responsible for running new network cabling to the elevator machine room to meet ASME 17.1 2019 coder requirements for the elevator cab two-way communications system.	Confirmed

9.	Please clarify the sprinkler scope for each school (if any). Sprinkler work is not identified on the drawings.	Both Fairland and Einstein require sprinkler head adjustment inside machine room. In addition, Einstein may need sprinkler head to be relocated or replaced in elevator pit.
10.	Fairland Elementary School, A101, N8: Please clarify the existing floor tile specification.	The existing drawings state that the floor finish on the lower level (LL) is Terrazzo Tile in front of the elevator, while the upper level features VCT. Some work was done on the LL, and it appears as if some of the Terrazzo tiles were replaced with VCT. (See Screenshot). The GC is required to match these finishes and later submit samples for MCPS approval.
11.	Fairland Elementary School: Please provide the full drawing set so the project can be accurately priced. The provided drawing set is missing the following drawings: MP000, MP100, MP300, E001, E002, and E003.	Full set attached.
12.	Approximately when will be the anticipated NTP?	June 2025.
13.	Will damp-proofing of the elevator pit floors and walls be required for this project?	No.
14.	Please clarify the extent/scope for the elevator parts and labor warranty that is to be provided with the base bid scope.	Project is covered by the two year warranty for full scope of the project.
15.	Please define the extent/scope for the elevator maintenance that is to be provided with the base bid scope.	Quotation items #3 & #6 are not included in the base bid scope.
16.	If MCPS elects to not accept the segregated pricing for elevator maintenance, will the contractor be required to respond to elevator callbacks due to warranty issues for the installed materials even if the elevator equipment is not actively maintained.	Elevator will be maintained as required by code. Bidder will warranty project as specified.
17.	We recommend including the elevator maintenance in the base bid and revising the bid form to eliminate any potential defects caused by neglected elevator maintenance within the 2 year warranty period.	Maintenance and Capital projects are funded from two different budgets.
18.	Please clarify whether MCPS will issue one or two purchase orders to the awarded contractor (one for both schools or one for each school).	Two Pos.

Laly A. Bowers,
Sr. Buyer, Division of Procurement

Please indicate your receipt of this notice by signing below and returning with your proposal or under a separate cover.

Accepted: _____
(Name & Title)

Name of Company: _____