

## Q&A

1. Is there any additional information available on equipment counts of systems to be commissioned? Reasonable quantities are defined for central systems, but is there any estimate of zone/terminal quantities? **At this time there is not an estimate of zone/terminal quantities.**
2. For zone/terminal testing, do you want 100% testing or some sampling?  
**It is the intent for the CxA to identify a sampling rate and acceptable failure rate for various applicable systems in their proposal based upon professional knowledge and experience. These rates could be adjusted later as the design progresses and the commissioning plan gets developed.**
3. Is there a quantity of equipment to be factory witnessed? Chiller, Towers , AHU's, Generators? Or should we assume an allowance toward this testing?  
**It is acceptable to assume an allowance toward factory witness testing based upon professional knowledge and experience. This allowance could be adjusted and finalized later as the design progresses and applicable factory testing is identified.**
4. Site visits during construction: Should we make an assumption, or do you have a specific frequency of site visits during the later part of construction?  
**It is the intent for the CxA to identify the amount of site visits and which team members would be making those site visits based upon professional knowledge and experience. The number of site visits could be adjusted later as the design progresses and the commissioning plan gets developed.**
5. Same question relative to quantity of meetings during construction?  
**It is the intent for the CxA to identify the quantity of meetings based upon professional knowledge and experience. The number of meetings could be adjusted later as the design progresses and the commissioning plan gets developed.**
6. Retesting: Should we assume a specific quantity of retesting? Normally, we assume 10-15%.  
**It is the intent for the CxA to identify the amount of retesting based upon professional knowledge and experience. This number could be adjusted later as the design progresses and the commissioning plan gets developed.**
7. Under the systems to be commissioned, please clarify the intent of commissioning Indoor Air Quality. Does this pertain to the requirements of obtaining LEED Certification during the construction phase and if the construction team is following the project approved Indoor Air Quality Management Plan? Or is the design intent to also include

more advanced Indoor Air Quality monitoring throughout the project and those systems will need to be commissioned.

- a. The LEED plan as it pertains to Indoor Air Quality has not been finalized, however it is the intent for the CxA to be involved in analyzing the options and potentially developing/executing an IAQ plan.
8. Under the systems to be commissioned, is the intent to achieve 1 or 2 points under EQ Credit: Indoor Air Quality Assessment Option 2 Air Testing? If so, is Path 1 and/or Path 2 desired?
  - a. The LEED plan as it pertains to Indoor Air Quality has not been finalized, however it is the intent for the CxA to be involved in analyzing the options and potentially developing/executing an IAQ plan.
9. Under the systems to be commissioned, please clarify the role of the Commissioning Agent commissioning LEED certification. Is it required that the Commissioning Agent/Commissioning Firm also act as the LEED Consultant to ensure LEED certification is met, or will there be a separate LEED Consultant ensuring the LEED goals are met?
  - a. There is a separate LEED Consultant that is contracted by the Architect for the project.
10. Under section 3.e of the Commissioning Process During Design, please clarify what software, templates and reporting the Commissioning Agent will be responsible for as it pertains to LEED requirements? This responsibility is typically provided by the LEED Consultant.
  - a. The CxA will be responsible for establishing software, templates and reporting tools needed to satisfy the commissioning scope of the LEED plan. All other LEED items will fall under the LEED consultant's responsibility.
11. Under section 12 of the Commissioning Process During Construction, is the statistical sampling of the balancing report based on time or percentage of the report?
  - a. It is the intent for the CxA to identify a sampling rate for the balancing report in their proposal based upon professional knowledge and experience. These rates could be adjusted later as the design progresses and the commissioning plan gets developed.
12. Under section 6 of the Commissioning Process During Construction, Is the CxA or Subcontractors to execute PFC checklists?
  - a. It is the intent for the subcontractors to execute PFC checklists under the guidance of the CxA.
13. Under the Commissioning Process During Construction, is sampling allowed for terminal device PFCs and FPTs? If so, please provide the sampling rate as well as the acceptable failure rate before additional sampling will be required through a change order.
  - a. It is the intent for the CxA to identify a sampling rate and acceptable failure rate for various applicable systems in their proposal based upon professional knowledge and experience. These rates could be adjusted later as the design progresses and the commissioning plan gets developed.

14. Under section 5 of the Commissioning Process During the Occupancy and Operations Phase, does the Owner currently use a Computerized Maintenance Management Software that will be used for this new facility?
  - a. The owner does not currently use any type of maintenance management software.
15. While not listed in the current scope of services, it is assumed the CxA will be responsible for all other requirements for LEED Enhanced Commissioning Option 1 Path 2 including: Systems Manual Scope & Format, Owner Training Requirements, Current Facility Requirements Document and On-Going Cx Plan?
  - a. Yes, per the RFP the CxA will be required to fulfill all requirements, processes, and documentation required by the LEED program as it relates to the Enhanced and Monitoring-based Commissioning (Option 1, Path 2) and Building Enclosure Commissioning (Option 2).
16. While not listed in the current scope of services, does facilitating the MBCx plan indicate the Owner wishes the CxA to include full execution of the MBCx process outlined in the MBCx Plan?
  - a. Yes, the CxA will be required to develop and execute the MBCx plan.
17. Under section 6 of the Building Enclosure Scope of Services, what testing is required for the project? Is the intent for the Building Enclosure Commissioning Agent to perform the testing or to only plan and facilitate the testing?
  - a. It is the intent for the CxA to identify potential testing in their proposal based upon the current design and professional knowledge and experience. The testing plan could be adjusted later as the design progresses and the commissioning plan gets developed. It is the intent for the CxA to execute any building enclosure testing.