

INVITATION TO BID
Justice Center Heat Pumps

Sealed bids for the purchase of the replacement of 77 water source heat pumps will be received by the Board of Commissioners of Umatilla County at the Umatilla County Courthouse, Pendleton, Oregon, on September 27, 2021, until 10:00 A.M. Proposals will be publicly opened and read in Room 121, Umatilla County Courthouse, Pendleton, Oregon.

The project consists of replacement of 77 water source heat pumps of various ages. The pumps have been exposed to high calcium in the water, likely fouling internal heat exchanges. As part of the project, replacement flow control kits along with control valves will need to be installed as a code update. Units will need to be replaced one at a time to limit impact.

The following listed equipment and services to be installed at the Umatilla County Justice Center, 4705 NW Pioneer Place, Pendleton, Oregon:

- Provide 77 Water Source Heat Pumps
 - AAON Model Number: WHA-036, or the equivalent
 - 3 ton
 - 1,200 CFM
 - 230 volt/ 3 phase
 - EC motors
 - Single stage compressors
 - Rubber cabinet insulation
 - Copper coaxial refrigerant to water heat exchanger
- Provide flow control kit per water source heat pump
- Provide isolation valves at each unit
- Provide duct transitions
- Provide site evaluation to determine handing of each unit
- Lock out /tag out one unit at a time
- Isolate and drain unit
- Disconnect water piping
- Disconnect condensate piping
- Disconnect line side electrical
- Disconnect control electrical
- Disconnect duct work
- Remove and dispose of water source heat pump
- Install new water source heat pump
- Install new duct transitions to accommodate new unit
- Reconnect condenser piping
- Reconnect line side power
- Reconnect control power
- Reconnect condensate piping
- Open new water source heat pumps to the system
- Leak check new piping
- Bleed air from piping
- Start up water source heat pumps
- Confirm proper operation

Dan Lonai
Administrative Services Director
(541) 278-6260
dan.lonai@umatillacounty.net

Dated: August 19, 2021

Package Contents

Instruction to Bidders 2 Pages

Proposal Sheet 1 Page

INSTRUCTIONS TO BIDDERS

1.0 SUBMITTAL OF PROPOSAL

All proposals must be presented in a sealed envelope to the Umatilla County Board of Commissioners before 10:00 A.M., September 27 , 2021. Bids submitted electronically or by fax will be not acceptable.

- 1.1 COMPLETE PROPOSAL MUST BE RETURNED. Bidders shall fill in space provided on the right of specifications, ("Specifications Submitted"). The schedule shall be complete and your firm name and signature of an authorized person shall be in space provided.

Bids may not be changed or withdrawn after the opening of Bids.

Each Bid shall be identified on the exterior of the sealed envelope as follows:

Bid For: Justice Center Heat Pumps

1.2 RIGHT TO REJECT BIDS

The Board of Commissioners reserves the right to reject any or all bids, accept the bid deemed most satisfactory to the County, or cancel this invitation to bid at any time.

- 1.3 Bids to be submitted by mail shall be addressed to:

Umatilla County
216 S. E. 4th Street
Pendleton, Oregon 97801
Attn: Heat Pumps

2.0 CONTRACT AWARD

Award of the contract will be made to one bidder. Award will normally be made within 14 calendar days of opening. If a longer period of time is required, all bidders will be notified.

3.0 DELIVERY

Bidders shall set forth the date of delivery in the space provided on the Bid sheet. Delivery date shall be taken into consideration before awarding the contract.

The equipment herein specified shall be delivered to the Umatilla County Justice Center, 4705 NW Pioneer Place, Pendleton, Oregon. Any necessary parts for operating the equipment that are not mentioned in the specifications are, by this inference, included and shall not become a cause for extra compensation to the successful proposer.

4.0 PAYMENT

Payment for the equipment herein specified will be made immediately after the 10th day of the month following full and satisfactory delivery.

5.0 WARRANTY SPECIFICATIONS

Bidder shall state all items under warranty and for how long in time and/or machine hours the warranty is good.

Bidder shall completely and adequately specify items, terms and conditions of warranty. If certain items are warranted by agencies other than bidder (or principal manufacturer), these items and warranties shall be expressly identified on a separate sheet indicating terms and conditions. If no such listing is included in this bid, it shall be understood that all items are warranted by the bidder (or principal manufacturer) under the warranty to the attached as part of this bid. Failure to include warranty information in the bid documents may result in your bid being considered non responsive.

GENERAL CONDITIONS

1. Units offered under this bid shall be new, standard production models of the latest design in current production, unless otherwise specified.
2. Materials shall be of good commercial quality for the intended service and shall be produced by use of current manufacturing processes.
3. The bidder shall list on a separate sheet of paper any variations from, or exceptions to, the conditions and specifications of this bid. This sheet shall be labeled "Exception (s) to Bid Conditions and Specifications", and shall be attached to the bid.

PUBLIC WORKS PROJECT

Please note that in the event a bid exceeds \$50,000, this project will be a Public Works subject to ORS 279C.800 to 279C.870, and the provisions of this paragraph will be applicable to the project. Each proposal must contain a statement as to whether the proposer is a resident bidder, as defined by ORS 279A.120. No proposal shall be received or considered unless the bidder is licensed with the Construction Contractors Board, or licensed by the State Landscape Contractors Board. No proposal will be received or considered unless the proposal contains a statement by the bidder as a part of its proposal that the bidder will comply with the provisions of ORS 279C.800 -.870, including the payment of the applicable prevailing rate of wage. Upon award of the contract, the Contractor will be required to post, at its expense, a performance bond and a payment bond, as required by ORS 279C.380. The bonds shall be filed with the County, through the contact named in this document, no later than 10 days after the contract is awarded and must be for the amount of the contract. The bond shall be executed by a surety company authorized to do business in the State of Oregon. Umatilla County shall be payee.

BID SHEET

Unless otherwise denoted, an estimated date is to be inserted for Delivery Date.

All prices quoted must include equipment listed below.

Proposer is to submit detailed specifications and illustration sheets showing specific equipment to be furnished under this Bid.

BID for: Justice Center Heat Pumps

Purchase price \$ _____

Bidder certifies delivery will be completed within _____ calendar days after date of notice of award.

Bidder _____

Address _____

By (Print) _____

By (Signed) _____