



Amendment No. 6
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby holds over the above referenced contract for a period of 120 days in accordance with the holdover language in the "Term of Contract" provision in Section 0400, Supplemental Purchase Provisions, which reads as follows:

"Upon expiration of the initial term or period of extension, the Contractor agrees to hold over under the terms and conditions of this agreement for such a period of time as is reasonably necessary to re-solicit and/or complete the project (not to exceed 120 days unless mutually agreed on in writing)."

- 2.0 Effective May 16, 2018 the term for the holdover will be July 26, 2018 to November 23, 2018.
- 3.0 The City exercises an administrative increase to the above reference contract in the amount of \$9,180

- 4.0 The total Contract amount is increase by \$9,180.00. The total Contract authorization is recapped below:

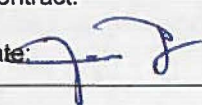
Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No.1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00
Amendment No.2: Option 2 3/29/16 – 3/28/17	\$36,720.00	\$183,600.00
Amendment No. 3: Administrative Increase 8/1/2016	\$45,900.00	\$229,500.00
Amendment No. 4: Option 3 3/29/17 – 3/28/18	\$36,720.00	\$266,220.00
Amendment No. 5: 120 day holdover 3/28/2018 – 7/26/2018	\$0.00	\$266,220.00
Amendment No 6: 120 day holdover and administrative increase 7/26/2018 – 11/23/2018	\$9,180.00	\$275,400.00

- 4.0 MBE/WBE goals were not established for this contract.
- 5.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin./

6.0 All other terms and conditions remain the same.

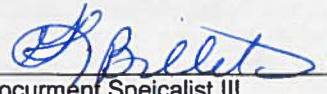
BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date:

 8/16/18

Printed Name:
Koetter Fire Protection INC.
16069 Central commerce
Pflugerville, TX 78660

Signature & Date:

 5/16/18

Georgia Billela, Procurement Specialist III
City of Austin Purchasing Office



Amendment No. 5
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby holds over the above referenced contract for a period of 120 days in accordance with the holdover language in the "Term of Contract" provision in Section 0400, Supplemental Purchase Provisions, which reads as follows:

"Upon expiration of the initial term or period of extension, the Contractor agrees to hold over under the terms and conditions of this agreement for such a period of time as is reasonably necessary to re-solicit and/or complete the project (not to exceed 120 days unless mutually agreed on in writing)."

- 2.0 Effective February 27, 2018, the term for the holdover will be March 28, 2018 to July 26, 2018.

- 3.0 The total Contract amount is unchanged for the hold over period. The total Contract authorization is recapped below:

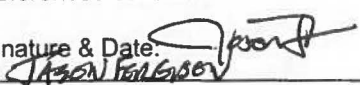
Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No.1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00
Amendment No.2: Option 2 3/29/16 – 3/28/17	\$36,720.00	\$183,600.00
Amendment No. 3: Administrative Increase 8/1/2016	\$45,900.00	\$229,500.00
Amendment No. 4: Option 3 3/29/17 – 3/28/18	\$36,720.00	\$266,220.00
Amendment No. 4: 120 day holdover 3/28/2018 – 7/26/2018	\$0.00	\$266,220.00

- 4.0 MBE/WBE goals were not established for this contract.

- 5.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin./

- 6.0 All other terms and conditions remain the same.

BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date:  3/5/18
Printed Name:
Koetter Fire Protection INC.
16069 Central commerce
Pflugerville, TX 78660

Signature & Date:  3/5/18
Georgia Billela, Procurement Specialist III
City of Austin Purchasing Office



Amendment No. 4
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby exercises the extension option for the above-referenced contract. Effective March 29, 2017 to March 28, 2018. No options remain.
- 2.0 The total contract amount is increased by \$36,720.00 for the extension option period. The total Contract authorization is recapped below:

Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No.1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00
Amendment No.2: Option 2 3/29/16 – 3/28/17	\$36,720.00	\$183,600.00
Amendment No. 3: Administrative Increase 8/1/2016	\$45,900.00	\$229,500.00
Amendment No.4: Option 3 3/29/17 – 3/28/18	\$36,720.00	\$266,220.00

- 3.0 MBE/WBE goals were not established for this contract.
- 4.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin.
- 5.0 All other terms and conditions remain the same.

BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date: Jason Ferguson 3/14/17
Printed Name: Jason Ferguson

Signature & Date: Linell Goodin-Brown 3-21-17
Linell Goodin-Brown, Contract Compliance Supervisor.
City of Austin - Purchasing Office

Koetter Fire Protection, Inc.
16069 Central Commerce
Pflugerville, TX 78660



Amendment No. 3
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby exercises an administrative increase to the above referenced contract in the amount of \$45,900.00.
- 2.0 The total contract amount is increased by \$45,900.00. The total contract authorization is recapped below:

Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No.1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00
Amendment No.2: Option 2 3/29/16 – 3/28/17	\$36,720.00	\$183,600.00
Amendment No. 3: Administrative Increase	\$45,900.00	\$229,500.00

- 3.0 MBE/WBE goals were not established for this contract.
- 4.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin.
- 5.0 All other terms and conditions remain the same.

BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date: Jason Ferguson 7/26/16
Printed Name: Jason Ferguson

Koetter Fire Protection, Inc.
16069 Central Commerce
Pflugerville, TX 78660

Signature & Date: G Billela 8/1/16
Georgia Billela, Senior Buyer
City of Austin Purchasing Office



Amendment No. 2
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby exercises the extension option for the above-referenced contract. Effective March 29, 2016 the term for the extension option will be March 29, 2016 to March 28, 2017. One options remain.
- 2.0 The total contract amount is increased by \$36,720.00 for the extension option period. The total Contract authorization is recapped below:

Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No.1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00
Amendment No.2: Option 2 3/29/16 – 3/28/17	\$36,720.00	\$183,600.00

- 3.0 MBE/WBE goals were not established for this contract.
- 4.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin.
- 5.0 All other terms and conditions remain the same.

BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date: Jasen Ferguson 2/9/16
Printed Name: JASEN FERGUSON

Signature & Date: Beatrice Washington 3.15.16
Beatrice Washington, Contract Compliance Specialist Senior
City of Austin Purchasing Office

Koetter Fire Protection, Inc.
16069 Central Commerce
Pflugerville, TX 78660



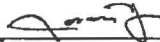
Amendment No. 1
of
Contract No. NA120000092
for
Fire Panel Maintenance and Services for Waller Creek Plaza
between
Koetter Fire Protection, Inc.
and the
City of Austin

- 1.0 The City hereby exercises the extension option for the above-referenced contract. Effective March 29, 2015 the term for the extension option will be March 29, 2015 to March 28, 2016 and there are two remaining options.
- 2.0 The total contract amount is increased by \$36,720.00 for the extension option period. The total Contract authorization is recapped below:

Term	Action Amount	Total Contract Amount
Basic: 3/29/12 – 3/28/15	\$110,160.00	\$110,160.00
Amendment No. 1: Option 1 3/29/15 – 3/28/16	\$36,720.00	\$146,880.00

- 3.0 MBE/WBE goals were not established for this contract.
- 4.0 By signing this Amendment the Contractor certifies that the Contractor and its principals are not currently suspended or debarred from doing business with the Federal Government, as indicated by the General Services Administration (GSA) List of Parties Excluded from Federal Procurement and Non-Procurement Programs, the State of Texas, or the City of Austin.
- 5.0 All other terms and conditions remain the same.

BY THE SIGNATURES affixed below, this Amendment is hereby incorporated into and made a part of the above-referenced contract.

Signature & Date:  3/20/15
Printed Name: Jason Ferguson
Authorized Representative

Signature & Date:  3/27/15
Debbie DePaul, Contract Compliance Supervisor
City of Austin
Purchasing Department

Koetter Fire Protection, Inc.
16069 Central Commerce
Pflugerville, TX 78660



Financial and Administrative Service Department
Purchasing Office
PO Box 1088, Austin, Texas, 78767

March 28, 2012

Koetter Fire Protection, Inc.
16069 Central Commerce
Pflugerville, TX 78660
ATTN: Jason Ferguson

Dear Mr. Ferguson;

The Austin City Council has approved the execution of a contract with your company for fire panel maintenance for Waller Creek Plaza for the Austin Water Utility Department.

Responsible Department:	Austin Water Utility Department
Department Contact Person:	Andy Ramirez
Department Contact Email Address:	andres.ramirez@austintexas.gov
Department Contact Telephone:	(512) 972-0310
Project Name:	Fire Panel Maintenance for Waller Creek Plaza
Contractor Name:	Koetter Fire Protection, Inc.
Contract Number:	NA120000092
Initial Contract Amount:	\$110,160
Contract Period:	3/29/2012 – 3/28/2015
Extension Options:	Three (3) twelve (12) month extension option
Extension Option Amounts:	\$36,720
Requisition Number:	2200-11062100409
Solicitation Number:	SSC0172REBID
Agenda Item Number:	46
Council Approval Date:	3/22/2012

A copy of the contract/purchase order will be forwarded by mail.

Thank you for your interest in doing business with the City of Austin. If you have any questions regarding this contract, please contact the person referenced under Department Contact Person.

Sincerely,

Sydney Ceder
Senior Buyer
Purchasing Office
Financial and Administrative Services Department

**CONTRACT BETWEEN THE CITY OF AUSTIN ("City")
AND
Koetter Fire Protection, Inc. ("Contractor")
for
Fire Panel Maintenance and Services for Waller Creek Plaza
NA120000092**

The City accepts the Contractor's Offer (as referenced in Section 1.1.3 below) for the above requirement and enters into the following Contract.

This Contract is between Koetter Fire Protection, Inc. having offices at 16069 Central Commerce, Pflugerville, TX 78660 and the City, a home-rule municipality incorporated by the State of Texas, and is effective as of the date executed by the City ("Effective Date").

Capitalized terms used but not defined herein have the meanings given them in Solicitation Number SSC0172REBID.

- 1.1 **This Contract is composed of the following documents:**
 - 1.1.1 This Contract
 - 1.1.2 The City's Solicitation, Invitation for Bid (IFB), SSC0172REBID including all documents incorporated by reference
 - 1.1.3 Koetter Fire Protection, Inc. Offer, dated 11/7/11, including subsequent clarifications
- 1.2 **Order of Precedence.** Any inconsistency or conflict in the Contract documents shall be resolved by giving precedence in the following order:
 - 1.2.1 This Contract
 - 1.2.2 The City's Solicitation as referenced in Section 1.1.2, including all documents incorporated by reference
 - 1.2.3 The Contractor's Offer as referenced in Section 1.1.3, including subsequent clarifications
- 1.3 **Quantity of Work.** There is no guaranteed quantity of work for the period of the Contract and there are no minimum order quantities. Work will be on an as needed basis as specified by the City for each Delivery Order.
- 1.4 **Term of Contract.** The Contract will be in effect for an initial term of thirty-six (36) months and may be extended thereafter for up to three (3) twelve (12) month extension option(s), subject to the approval of the Contractor and the City Purchasing Officer or his designee. See the Term of Contract provision in Section 0400 for additional Contract requirements.
- 1.5 **Compensation.** The Contractor shall be paid a total Not-to-Exceed amount of \$110,160 for the initial Contract term and \$36,720 for each extension option as indicated in the Bid Sheet, IFB Section 0600. Payment shall be made upon successful completion of services or delivery of goods as outlined in each individual Delivery Order.

This Contract (including any Exhibits) constitutes the entire agreement of the parties regarding the subject matter of this Contract and supersedes all prior and contemporaneous agreements and understandings, whether written or oral, relating to such subject matter. This Contract may be

altered, amended, or modified only by a written instrument signed by the duly authorized representatives of both parties.

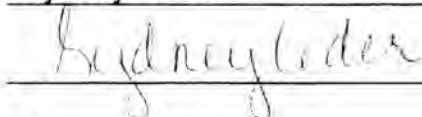
In witness whereof, the City has caused a duly authorized representative to execute this Contract on the date set forth below.

CITY OF AUSTIN

Printed Name of
Authorized Person:

Sydney Ceder

Signature:



Title:

Senior Buyer

Date

3/28/2012



City of Austin

INVITATION FOR BID

PURCHASING OFFICE
CITY OF AUSTIN, TEXAS

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 5 Date of Addendum: DECEMBER 8, 2011

- 1.0 Section 0500, Specification WW-585, revised 12/6/2011 is incorporated into the above referenced Invitation for Bid. **NOTE: Maintenance of the wand doors is not included in this contract.**
- 2.0 The bid due date and time for the above referenced Invitation of Bid has been **changed to December 21, 2011 at 2:00 p.m.**
- 3.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 5 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Authorized Signature

Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**

CITY OF AUSTIN WATER UTILITY
PURCHASE SPECIFICATIONS
FOR
NOTIFIER FIRE CONTROL SYSTEM
MAINTENANCE, INSPECTION, CERTIFICATION,
AND FIRE ALARM MONITORING

1.0 SCOPE AND CLASSIFICATION

1.1 Scope

This specification establishes minimum requirements for a service contract to provide Fire Alarm Maintenance, Inspection & Certification, and Fire Alarm Monitoring Services, for Austin Water Utility's Waller Creek Center Facility at 625 East Tenth Street, Austin, Texas. All Waller Creek Center fire response systems are programmed, monitored, controlled, tested, managed and reported through a Honeywell Notifier NFS-3030 fire control system.

1.2 Classification

Services provided under this contract shall conform to the requirements of the Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations.

2.0 GENERAL REQUIREMENTS

- 2.1 For the purposes of this Contract, normal working hours shall be defined as the hours of 7:00 a.m. to 6:00 p.m., Monday through Friday with the exception of City holidays as listed in Paragraph 52, Holidays, Standard Purchase Terms and Conditions.
- 2.2 Contractor shall notify the Site Coordinator or designee two (2) working days prior of any service to be performed as part of this agreement in order to coordinate equipment downtime (if required).
- 2.3 Bidders must have the necessary tools and equipment to inspect and maintain the control panel and related equipment, including software programming and upgrade capabilities and software codes required to complete changes or additions required by the Site Coordinator and/or the City Austin Fire Department.
- 2.4 Contractor will perform the tasks as outlined in this section at the time quarterly or annual inspection/maintenance is performed. Contractor shall provide the Site Coordinator with a detailed report of each inspection and equipment replaced or installed.
- 2.5 The contractor's service representative shall report to the Site Coordinator or designee upon arrival and departure from the premises. Upon completion of all routine inspection/maintenance, the Contractor's service representative must obtain the signature of the Site Coordinator or designee. Payment may be withheld if signature is not obtained from the Site Coordinator.

3.0 CONTRACTOR REQUIREMENTS

- 3.1 This location requires **FULL SERVICE FIRE ALARM SYSTEM MAINTENANCE, INSPECTION AND CERTIFICATION AND MONITORING**. Maintenance, Inspection and certification, and monitoring covers all services, including labor, materials, software programming, tools, specialized equipment, insurance, permits and fees, if any, necessary to accomplish the maintenance and monitoring services. The cost of materials and labor, required maintenance, including emergency repairs and callback service (sections 3.10 and 3.11) between routine maintenance periods is the responsibility of the Contractor. Routine maintenance of equipment shall conform to the schedule recommended by the manufacturer.
- 3.2 The Contractor will replace all worn, failed, or intermittent malfunctioning parts. All replacement parts shall be Original Equipment Manufacture (OEM) parts only. All replacement components and systems of the Fire Panel and related safety equipment shall be inspected and tested immediately following replacement/installment.
- 3.3 Fire Alarm Control Panel and Monitoring Devices: Contractor is required to maintain the fire alarm panel (control panel) and related equipment in operating condition in accordance with Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations. Bidders must have the necessary tools, equipment and programming capabilities and codes (the City will not retain programming codes for this system) to inspect and maintain the control panel, related equipment, and monitoring services. If the use of a certified subcontractor or third party is required, the contractor must abide by Section 0900, Minority- And Women-Owned Business Enterprise (MBE/WBE) Procurement Program No Goals Form. Additionally, the contractor must provide, **with their bid submittal**, all working agreements with subcontractor/third party contractors.
- 3.4 Fire Pump and Sprinkler System: Contractor is required to maintain the fire pump and fire sprinkler system for ten floors, the Penthouse, two generator rooms and one parking garage elevator system. Contractor must have certified technician(s) onsite to conduct all preventative maintenance required by Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and manufacture guidelines and recommendations.
- 3.5 Annual Sequence Test: An annual Sequence Test shall be performed each calendar year on all (100%) fire safety equipment and the fire panel as per Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and manufacture guidelines and recommendations. As part of each annual Sequence Test, the contractor must conduct a Full Flow Test of the fire pump as per the Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations. The Sequence Test will be performed on a Saturday (Date TBD by the Austin Fire Department) and is to be scheduled one month in advance. The contractor shall provide at a minimum two (2) pump and sprinkler technicians, two (2) fire control technicians, one (1) fire panel system programmer and one (1) lead technician for a total of six (6) contractor personnel for the duration of the entire sequence test to ensure that all testing is completed within the timeframe expected by the City and the Austin Fire Department.
- 3.6 Fire Pump Full Flow Test: The Contractor shall participate in the City of Austin's Fire Department Sequence Test and Fire Pump (Full) Flow Test performed each calendar year following the initial annual Sequence Test. The Sequence Test and Full Flow Test will be performed on a Saturday (see Section 3.5). The fire pump Full Flow Test must flow off the roof, away from the building and shall not flood the roof. A "water-cannon" method must be used to minimize the amount of water applied to building envelop by shooting the water out onto the creek area.
- 3.7 Visual Sprinkler Head Inspection: Contractor shall conduct an annual inspection of sprinkler heads 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to the fire sprinkler system must be completed prior to the Annual Sequence Test and Fire Pump Full Flow Test.
- 3.8 Sensitivity Test: The Contractor shall perform a Sensitivity Test on all smoke detectors; to be

performed in conjunction with the annual inspection for the first year and thereafter performed every other year. The Contractor shall clean all smoke detectors and/or control panel heads when performing this test as a preventative measure. This test requires the contractor to go to each smoke detector throughout the building to conduct the Sensitivity Test and clean each detector in the process.

- 3.9 Quarterly Inspections: Contractor will perform QUARTERLY Inspections and Maintenance, on a rotating random 25% of all devices. Contractor will perform the quarterly inspections as outlined by Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations at a time specified by the Site Coordinator. Quarterly Inspections and Maintenance can be performed during the week, provided there are no interruptions to the building tenants. The contractor must provide at a minimum one (1) pump and sprinkler technician, two (2) fire control technicians, one (1) fire panel system programmer and one (1) lead technician for a total of five (5) contractor personnel to ensure that all testing is completed within the timeframe dedicated by the City staff and the Austin Fire Department. Any required testing of audible and visual alarms shall be conducted after or prior to normal business hours and shall be included with this contract.
- 3.10 Pre-Action System Testing and Certification: Contractor shall conduct annual inspections of two computer room pre-action systems and two generator room micro-mist systems 2-3 weeks prior to each annual Sequence Test. All inspections and repairs shall be completed as part of this contract and prior to any future AFD inspections or tests.
- 3.11 Contractor shall follow the appropriate maintenance, inspection & certification requirements described herein for the Waller Creek Center Building:
 - 3.11.1 The Waller Creek Building is a ten (10) story high-rise Building with a Notifier Model NFS-3030 Addressable Fire Control Panel.
 - 3.11.2 Location:

Waller Creek Center
625 East Tenth Street
Austin, Texas 78701
Site Coordinator:
Augustin Cancino (512) 972-0344
- 3.12 The Contractor will not be responsible for repairs necessitated by the negligence, misuse or vandalism of equipment or any other cause beyond its control except ordinary wear and tear.
- 3.13 Emergency Service. In order to ensure minimum downtime, the Contractor shall provide emergency service to restore any fire emergency equipment to operational status. Contractor shall provide Austin Water Utility with emergency services 24 hours per day seven days per week (Monday-Sunday). Contractor shall be able to respond to any emergency situation on the job site with both manpower and materials replacement parts, and any certified technicians and/or programmers that may be required, within one (1) hour of notification. "Emergency Service" is defined as any fire emergency and response equipment malfunction between scheduled routine maintenance, which disables any component of the building emergency fire alarm panel, signaling devices and fire response systems including sprinkler, mist and pre-action systems. Contractor is required to provide the site coordinator with information on the labor hours expended and the parts repaired or replaced. **NOTE: The one (1) hour response time from notification allows the Contractor to respond, diagnose, and if necessary, obtain all certified technicians and/or programmers. The Contractor will be put on probation for the first violation of this requirement and a subsequent violation within a six (6) month period of the first violation will result in termination for cause of the contract.**
- 3.14 Callback. Callback is defined as any malfunction of any fire alarm equipment, fire panel, and related telephone lines which is caused by failure or malfunction of a repair part that was installed by the contractor. The Contractor shall be able to respond to a call back situation within two (2) hours of notification. The Contractor shall maintain a complete, orderly written record of all callbacks and repairs. These records shall indicate the time, day, difficulty reported, and corrective

measures taken to eliminate all difficulties. A consolidated report is to be furnished to the AWU when a callback is performed, before the end of the following week. The report will document all callbacks through Thursday 5:00 p.m. of the same week. The Contractor is required to provide the site coordinator with information on the labor hours expended and parts that were repaired or replaced.

- 3.15 Access and Maintenance Hours. The Site Coordinator or designee will provide the Contractor with access to the premises. All work is to be performed during regular working days.
- 3.16 Inspection of Contractors Performance. The AWU reserves the right to make any tests or inspections deemed advisable to ascertain that the requirements of this Contract are being fulfilled. In the event of a Fire Alarm System not being satisfactorily maintained, the AWU will immediately require the Contractor to correct the problem.
- 3.17 Fire Watch Requirements: The contractor shall provide adequate personnel to comply with any Austin Fire Department fire watch requirements that are a direct result of extended fire panel down time due to fire system failures and part unavailability. The personnel that is on-site to satisfy the fire watch requirements shall be separate from the personnel on-site conducting any maintenance and/or repairs. **NOTE: This will only be an expense to the Contractor if the fire watch is in effect due to the actions of the Contractor and/or their third party contractors and/or subcontractors.**

4.0 FIRE ALARM MONITORING

- 4.1 The Waller Creek Center will need monitoring services as described below:
- 4.2 The Contractors Central Station for fire alarm monitoring will be UL listed and have trained operators in attendance at all times whose duties are to take action under established rules and guidelines. Contractor will be required to provide a copy of the UL certification with bid.
- 4.3 Contractor will provide twenty-four (24) hour supervision and monitoring of the protective signaling devices and telephone lines originating at the Waller Creek Center. Upon award of contract, the following devices require monitoring within twenty-four (24) hours of effective date of contract:
 - a. One (1) Notifier (NFS-3030) Addressable Fire Control Panel;
 - b. Two (2) telephone lines serving five (5) elevator telephones; and
 - c. One (1) telephone line serving six (6) stairwell telephones.

5.0 CONTRACTOR QUALIFICATIONS

- 5.1 The Contractor shall employ technicians licensed by the Texas Commission on Fire Protection who are skilled in the performance of Fire Alarm System Maintenance and Fire Alarm Monitoring services. Only those technicians and technician trainees under the direct on sight supervision of the licensed technician shall be allowed to perform maintenance/monitoring services. The City reserves the right to require proof of employment, the number of employees, and identification of employees to be assigned to provide service under this contract. Contractor shall ensure that all employees performing services under this contract are presently licensed and remain so if providing service under this contract. A letter of guarantee, or similar written confirmation, must be submitted with the vendor's bid submittal, documenting their third party agreement to provide services that will enable the vendor to comply with these requirements.
- 5.2 The Contractor shall maintain adequate certifications and authorization from the manufacturer of the system installed in the location referenced herein to be able to maintain, repair, modify, reprogram and install complete systems of the same manufacturer and all devices required for a 10-story high rise.
- 5.3 The Contractor shall maintain an adequate number of employees to satisfactorily perform scheduled services.

- 5.4 The City shall have the right to require that the Contractor dismiss from the premises covered by this Contract any employees of the Contractor whose conduct is improper, or offensive; and such employees shall not provide service after the event under this Contract without the written consent of the City.

6.0 OMISSIONS

It is the intention of this specification to acquire Fire Alarm Inspection & Certification, Maintenance and Monitoring services for the City of Austin Water Utility, Waller Creek Center Building located at 625 East 10th Street. Any services that have been omitted from this specification, which are clearly necessary shall be considered a requirement although not directly specified or called for in this specification, and brought to the attention of the City of Austin Buyer prior to bid opening date for further action.

7.0 INVOICE / BILLING

The City of Austin Water Utility will acknowledge payment upon complete delivery of orders; and, upon receipt of proper invoice at the correct location. Invoices for Waller Creek Center shall include a breakdown of the following monthly service charges for Monitoring, Maintenance (to include all labor, and parts), and Inspection and Certification Services. Invoices shall not arrive prior to delivery of goods.



INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 4 Date of Addendum: DECEMBER 2, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been changed to December 13, 2011 at 2:00 p.m.
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 4 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____


Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Authorized Signature

Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



INVITATION FOR BID

PURCHASING OFFICE CITY OF AUSTIN, TEXAS

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 3 Date of Addendum: NOVEMBER 21, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been changed to December 7, 2011 at 2:00 p.m.
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 3 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Authorized Signature

Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 2 Date of Addendum: NOVEMBER 8, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been **changed to November 22, 2011 at 2:00 p.m.**
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 2 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Authorized Signature

Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

PURCHASING OFFICE CITY OF AUSTIN, TEXAS

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 1 Date of Addendum: October 27, 2011

- 1.0 An informal walk-thru has been set up for **November 2, 2011 at 10:00 A.M** at the Austin Water Utility, Waller Creek Building, 625 E. 10th Street, Austin, Texas, 78701.
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 1 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Authorized Signature

Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**

CITY OF AUSTIN, TEXAS

Purchasing Office INVITATION FOR BID (IFB) Offer Sheet

SOLICITATION NO: SSC0172REBID

DATE ISSUED: OCTOBER 24, 2011

COMMODITY/SERVICE DESCRIPTION: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

REQUISITION NO.: 2200-11062100409

COMMODITY CODE: 99042

FOR CONTRACTUAL AND TECHNICAL ISSUES CONTACT:

Sydney Ceder
Senior Buyer
Phone: (512) 974-2035

PRE-BID CONFERENCE TIME AND DATE: N/A

LOCATION: N/A

BID DUE PRIOR TO: 2:00 P.M. ON NOVEMBER 8, 2011

COMPLIANCE PLAN DUE PRIOR TO: N/A

BID OPENING TIME AND DATE: 2:15 P.M. ON NOVEMBER 8, 2011

LOCATION: MUNICIPAL BUILDING, 124 W 8th STREET
RM 310, AUSTIN, TEXAS 78701

LIVE BID OPENING LINK:

<http://www.ci.austin.tx.us/purchase/bidopenings.htm>

When submitting a sealed Offer and/or Compliance Plan, use the proper address for the type of service desired, as shown below.

P.O. Address for US Mail	Street Address for Hand Delivery or Courier Service
City of Austin	City of Austin, Purchasing Office
Purchasing Office	Municipal Building
P.O. Box 1088	124 W 8 th Street, Rm 310
Austin, Texas 78767-8845	Austin, Texas 78701
	Reception Phone: (512) 974-2500

Offers (including Compliance Plans) that are not submitted in a sealed envelope or container will not be considered.

SUBMIT 1 ORIGINAL AND 1 SIGNED COPY OF OFFER

OFFER SUBMITTED BY _____

Signature of Person Authorized to Sign Offer _____

Signer's Name and Title: (please print or type) _____

FEDERAL TAX ID NO. _____

Date: _____

Company Name: _____

Address: _____

City, State, Zip Code _____

Phone No. () _____

Fax No. () _____

Email Address: _____

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ATT	SPRINKLER INSPECTION CERTIFICATE DATED MARCH 7, 2011, FIRE ALARM AND LIFE SAFETY SYSTEM INSPECTION CERTIFICATE DATED OCTOBER 15, 2010, FIRE PUMP ACCEPTANCE TEST.	57
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All other Sections may be viewed at: <https://www.cityofaustin.org/purchase> by clicking the link to "Vendor Self Service (VSS)", sign in if registered, register, or use public access to follow the links to "Business Opportunities" and "Search for Solicitation."

RETURN THE FOLLOWING DOCUMENTS WITH YOUR OFFER**

- Cover Page Offer Sheet, 2 Pages
- Section 0600 Bid Sheet(s), 1 Page
- Section 0700 Reference Sheet (if required), 2 Pages
- Sections 0800 - 0835 Certifications and Affidavits (return all applicable Sections), 8 Pages
- Section 0900 MBE/WBE Procurement Program Package or No Goals Utilization Plan, 2 Pages
- Bid Guaranty (if required), N/A

**** See also Section 0200, Solicitation Instructions, Section 0400, Supplemental Purchase Provisions, and Section 0500, Scope of Work/Specification, for additional documents that must be submitted with the Offer.**

The Vendor agrees, if this Offer is accepted within 90 calendar days after the Due Date, to fully comply in strict accordance with the Solicitation, specifications and provisions attached thereto for the amounts shown on the accompanying Offer.

*** INCORPORATION OF DOCUMENTS.** Section 0100, Standard Purchase Definitions; Section 0200, Standard Solicitation Instructions; and Section 0300, Standard Purchase Terms and Conditions are hereby incorporated into this Solicitation by reference, with the same force and effect as if they were incorporated in full text. The full text versions of these Sections are available, on the Internet at the following online address: <http://www.ci.austin.tx.us/purchase/standard.htm>.

If you do not have access to the Internet, you may obtain a copy of these Sections from the City of Austin Purchasing Office at the address or phone number indicated on page 1 of this Offer Sheet. Please have the Solicitation number available so that the staff can select the proper documents. These documents can be mailed, expressed mailed, or faxed to you.

It is the policy of the City of Austin to involve certified Minority Owned Business Enterprises (MBEs) and Woman Owned Business Enterprises (WBEs) in City contracting. MBE and WBE goals for this Solicitation are contained in Section 0900.

All Contractors and Subcontractors should be registered to do business with the City prior to submitting a response to a City Solicitation. In the case of Joint Ventures, each individual business in the joint venture should be registered with the City prior to submitting a response to a City solicitation. If the Joint Venture is awarded a contract, the Joint Venture must register to do business with the City. Prime Contractors are responsible for ensuring that their Subcontractors are registered. Registration can be done through the City's on-line vendor registration system. Log onto <https://www.cityofaustin.org/purchase> and follow the directions.

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

The following Supplemental Purchasing Provisions apply to this solicitation:

1. **EXPLANATIONS OR CLARIFICATIONS** (reference paragraph 5 in Section 0200)

All requests for explanations or clarifications must be submitted in writing to the Purchasing Office at least five (5) days prior to the bid opening date either via Fax, (512) 974-2388 or email, sydney.ceder@austintexas.gov.

2. **INSURANCE** Insurance may be required for this solicitation.

A. **General Requirements.** See Section 0300, Standard Purchase Terms and Conditions, paragraph 32, entitled Insurance, for general insurance requirements.

- i. The Contractor shall provide a Certificate of Insurance as verification of coverages required below to the City at the below address prior to contract execution and within 14 calendar days after written request from the City. Failure to provide the required Certificate of Insurance may subject the Offer to disqualification from consideration for award
- ii. The Contractor shall not commence work until the required insurance is obtained and until such insurance has been reviewed by the City. Approval of insurance by the City shall not relieve or decrease the liability of the Contractor hereunder and shall not be construed to be a limitation of liability on the part of the Contractor.
- iii. The Contractor must also forward a Certificate of Insurance to the City whenever a previously identified policy period has expired, or an extension option or holdover period is exercised, as verification of continuing coverage.
- iv. The Certificate of Insurance, and updates, shall contain the solicitation number and the Buyer's name and shall be mailed to the following address:

City of Austin Purchasing Office
Attn: Sydney Ceder
P. O. Box 1088
Austin, Texas 78767

B. **Specific Coverage Requirements.** The Contractor shall at a minimum carry insurance in the types and amounts indicated below for the duration of the Contract, including extension options and hold over periods, and during any warranty period. These insurance coverages are required minimums and are not intended to limit the responsibility or liability of the Contractor.

- i. **Worker's Compensation and Employers' Liability Insurance.** Coverage shall be consistent with statutory benefits outlined in the Texas Worker's Compensation Act (Section 401). The minimum policy limits for Employer's Liability are \$100,000 bodily injury each accident, \$500,000 bodily injury by disease policy limit and \$100,000 bodily injury by disease each employee.
 - (1) The Contractor's policy shall apply to the State of Texas and include these endorsements in favor of the City of Austin:
 - (a) Waiver of Subrogation, Form WC 420304, or equivalent coverage
 - (b) Thirty (30) days Notice of Cancellation, Form WC 420601, or equivalent coverage

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

- ii. Commercial General Liability Insurance. The minimum bodily injury and property damage per occurrence are \$500,000 for coverages A (Bodily Injury and Property Damage) and B (Personal and Advertising Injuries).
- (1) The policy shall contain the following provisions:
- (a) Blanket contractual liability coverage for liability assumed under the Contract and all other Contracts related to the project.
 - (b) Independent Contractor's Coverage.
 - (c) Products/Completed Operations Liability for the duration of the warranty period.
 - (d) If the project involves digging or drilling provisions must be included that provide Explosion, Collapse, and Underground Coverage (X,C,U).
- (2) The policy shall also include these endorsements in favor of the City of Austin:
- (a) Waiver of Subrogation, Endorsement CG 2404, or equivalent coverage
 - (b) Thirty (30) days Notice of Cancellation, Endorsement CG 0205, or equivalent coverage
 - (c) The City of Austin listed as an additional insured, Endorsement CG 2010, or equivalent coverage
- iii. Business Automobile Liability Insurance. The Contractor shall provide coverage for all owned, non-owned and hired vehicles with a minimum combined single limit of \$500,000 per occurrence for bodily injury and property damage. Alternate acceptable limits are \$250,000 bodily injury per person, \$500,000 bodily injury per occurrence and at least \$100,000 property damage liability per accident.
- (1) The policy shall include these endorsements in favor of the City of Austin:
- (a) Waiver of Subrogation, Endorsement TE 2046A, or equivalent coverage
 - (b) Thirty (30) days Notice of Cancellation, Endorsement TE 0202A, or equivalent coverage
 - (c) The City of Austin listed as an additional insured, Endorsement TE 9901B, or equivalent coverage.
- C. Endorsements. The specific insurance coverage endorsements specified above, or their equivalents must be provided. In the event that endorsements, which are the equivalent of the required coverage, are proposed to be substituted for the required coverage, copies of the equivalent endorsements must be provided for the City's review and approval.
- D. Certificate: The following statement must be shown on the Certificate of Insurance.

The City of Austin is an Additional Insured on the general liability and the auto liability policies. A Waiver of Subrogation is issued in favor of the City of Austin for general liability, auto liability and workers compensation policies.

3. **TERM OF CONTRACT**

- A. The Contract shall be in effect for an initial term of 36-months and may be extended thereafter for up to three additional 12-month periods, subject to the approval of the Contractor and the City Purchasing Officer or her designee.
- B. Upon expiration of the initial term or period of extension, the Contractor agrees to hold over under the terms and conditions of this agreement for such a period of time as is reasonably

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

necessary to re-solicit and/or complete the project (not to exceed 120 days unless mutually agreed on in writing).

- C. Upon written notice to the Contractor from the City's Purchasing Officer or his designee and acceptance of the Contractor, the term of this contract shall be extended on the same terms and conditions for an additional period as indicated in paragraph A above. A price increase, subject to the provisions of this Contract, may be requested by the Contractor (for each period of extension) for approval by the City's Purchasing Officer or his designee.

THIS IS A 36- MONTH CONTRACT.

FIRM PRICES ARE TO BE SUBMITTED FOR THE FIRST TWELVE (12) MONTH PERIOD

4. QUANTITIES

The quantities listed herein are estimates for the period of the Contract. The City reserves the right to purchase more or less of these quantities as may be required during the Contract term. Quantities will be as needed and specified by the City for each order. Unless specified in the solicitation, there are no minimum order quantities.

5. INVOICES and PAYMENT (reference paragraphs 12 and 13 in Section 0300)

- A. Invoices shall contain a non-duplicated invoice number and the information required in Section 0300, paragraph 12, entitled "Invoices." Invoices received without all required information cannot be processed and will be returned to the vendor.

Invoices shall be mailed to the below address:

	City of Austin
Department	Austin Water Utility
Attn:	Accounts Payable
Address	625 E. 10 th Street, STE 500
City, State Zip Code	Austin, TX 78701

- B. The Contractor agrees to accept payment by either credit card or bank draft for all goods and/or services provided under the Contract. The Contractor shall factor the cost of processing credit card payments into the Offer. There shall be no additional charges, surcharges, or penalties to the City for payments made by credit card.

6. LIVING WAGES AND BENEFITS (applicable to procurements involving the use of labor)

- A. In order to help assure low employee turnover, quality services, and to reduce costs for health care provided to uninsured citizens, the Austin City Council is committed to ensuring fair compensation for City employees and those persons employed elsewhere in Austin. This commitment has been supported by actions to establish a "living wage" and affordable health care protection. Currently, the minimum wage for City employees is \$11.00 per hour. This minimum wage is required for any Contractor employee directly assigned to this City Contract, unless Published Wage Rates are included in this solicitation. In addition, the City may stipulate higher wage rates in certain solicitations in order to assure quality and continuity of service.

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

- B. Additionally, the City provides health insurance for its employees, and for a nominal rate, employees may obtain coverage for their family members. Contractors must offer health insurance with optional family coverage for all Contractor employees directly assigned to this contract. Proof of the health care plan shall be provided prior to award of a Contract. In addition, an insurance certificate for Workers' Compensation Insurance Coverage must be provided if required by the solicitation.
- C. The City requires Contractors submitting Offers on this Contract to provide a signed certification (**see the Living Wages and Benefits Contractor Certification included in the Solicitation**) with their Offer certifying that all employees directly assigned to this City Contract will be paid a minimum living wage equal to or greater than \$11.00 per hour and are offered a health care plan. The certification shall include a list of all employees directly assigned to providing services under the resultant contract including their name and job title. The list shall be updated and provided to the City as necessary throughout the term of the Contract.
- D. The Contractor shall maintain throughout the term of the resultant contract basic employment and wage information for each employee as required by the Fair Labor Standards Act (FLSA). Basic employment records shall at a minimum include:
- i. employee's full name, as used for social security purposes, and on the same record, the employee's identifying symbol or number if such is used in place of name on any time, work, or payroll records;
 - ii. time and date of week when employee's workweek begins;
 - iii. hours worked each day and total hours worked each workweek;
 - iv. basis on which employee's wages are paid;
 - v. regular hourly pay rate;
 - vi. total daily or weekly straight-time earnings;
 - vii. total overtime earnings for the workweek;
 - viii. all additions to or deductions from the employee's wages;
 - ix. total wages paid each pay period; and
 - x. date of payment and the pay period covered by the payment.
- E. The Contractor shall provide with the first invoice and as requested by the Department's Contract Manager, individual Employee Certifications (**see the Living Wages and Benefits Employee Certification included in the Solicitation**) for all employees directly assigned to the contract containing:
- i. the employee's name and job title;
 - ii. a statement certifying that the employee is paid at a rate equal to or greater than the Living Wage of \$11.00 per hour;
 - iii. a statement certifying that the employee is offered a health care plan with optional family coverage.
- Employee Certifications shall be signed by each employee directly assigned to the contract.
- A. Contractor shall submit employee certifications quarterly with the respective invoice to verify that employees are paid the Living Wage throughout the term of the contract.
- G. The Department's Contract Manager will periodically review the employee data submitted by the Contractor to verify compliance with this Living Wage provision. The City retains the right to review employee records identified in paragraph D above to verify compliance with this provision.

7. **NON-COLLUSION, NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING**

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

- A. The Austin City Council adopted Ordinance No. 20071206-045 on December 6, 2007, adding a new Article 6 to Chapter 2-7 of the City Code relating to Anti-Lobbying and Procurement. The policy defined in this Code applies to Solicitations for goods and/or services exceeding \$5,000. During the No-Contact Period, Offerors or potential Offerors are prohibited from making a representation to anyone other than the person designated in the Solicitation as the contact for questions and comments regarding the Solicitation.
 - B. If during the No-Contact Period an Offeror makes a representation to anyone other than the Authorized Contact Person for the Solicitation, the Offeror's Offer is disqualified from further consideration except as permitted in the Ordinance.
 - C. The City requires Offerors submitting Offers on this Solicitation to provide a signed affidavit certifying that the Offeror has not in any way directly or indirectly made representations to anyone other than the Authorized Contact Person during the No-Contact Period as defined in the Ordinance (**see the Non-Collusion, Non-Conflict of Interest, and Anti-Lobbying Affidavit included in the Solicitation**).
8. **WORKFORCE SECURITY CLEARANCE AND IDENTIFICATION (ID)**
- A. Access to the Austin Water Utility Department building by the Contractor, all subcontractors and their employees will be strictly controlled at all times by the City. Security badges will be issued by the Department for this purpose. The Contractor shall submit a complete list of all persons requiring access to the Austin Water Utility building at least thirty (30) days in advance of their need for access. The City reserves the right to deny a security badge to any Contractor personnel for reasonable cause, including failure of a Criminal History background check. The City will notify the Contractor of any such denial no more than twenty (20) days after receipt of the Contractor's submittal.
 - B. Where denial of access by a particular person may cause the Contractor to be unable to perform any portion of the work of the contract, the Contractor shall so notify the City's Contract Manager, in writing, within ten (10) days of the receipt of notification of denial.
 - C. Contractor personnel will be required to check in at the security desk when entering or leaving the Austin Water Utility building and security badges must be on display at all times when in the building. Failure to do so may be cause for removal of Contractor Personnel from the worksite, without regard to Contractor's schedule. Security badges may not be removed from the premises.
 - D. The Contractor shall provide the City's Contract Manager with a list of personnel scheduled to enter the building, seven days in advance. The list shall identify the persons by name, date of birth, driver's license number, the times that they will be inside the building and the areas where they will be working. Only persons previously approved by the City for the issuance of security badges will be admitted to the building.
 - E. The Contractor shall comply with all other security requirements imposed by the City and shall ensure that all employees and subcontractors are kept fully informed as to these requirements.
9. **CONTRACT MANAGER**

The following person is designated as Contract Manager, and will act as the contact point between the City and the Contractor during the term of the Contract:

**CITY OF AUSTIN
PURCHASING OFFICE
SUPPLEMENTAL PURCHASE PROVISIONS
IFB NO. STA0202**

Andy Ramirez, Manager, Contract Compliance

Austin Water Utility

625 E. 10th Street, STE 500

Austin, TX 78701

PHONE: 512/972-0310

E-Mail: andy.ramirez@austintexas.gov

*Note: The above listed Contract Manager is not the authorized Contact Person for purposes of the **NON-COLLUSION, NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING Provision** of this Section; and therefore, contact with the Contract Manager is prohibited during the no contact period.

CITY OF AUSTIN WATER UTILITY

PURCHASE SPECIFICATIONS

FOR

NOTIFIER FIRE CONTROL SYSTEM

MAINTENANCE, INSPECTION, CERTIFICATION,

AND FIRE ALARM MONITORING

1.0 SCOPE AND CLASSIFICATION

1.1 Scope

This specification establishes minimum requirements for a service contract to provide Fire Alarm Maintenance, Inspection & Certification, and Fire Alarm Monitoring Services, for Austin Water Utility's Waller Creek Center Facility at 625 East Tenth Street, Austin, Texas. All equipment to be covered under this contract is currently blue tagged.

1.2 Classification

Service provided under this contract shall conform to the requirements of the Austin Fire Department, UL Inc., and the Notifier manufacturer guidelines and recommendations.

2.0 GENERAL REQUIREMENTS

- 2.1 For the purposes of this Contract, normal working hours shall be defined as the hours of 7:30 a.m. to 5:30 p.m., Monday through Friday, with the exception of holidays as listed in Paragraph 52, Holidays, Standard Purchase Terms and Conditions.
- 2.2 Contractor shall notify the Site Coordinator or designee two (2) working days prior of any service to be performed as part of this agreement in order to coordinate equipment downtime if required.
- 2.3 Bidders must have the necessary tools and equipment to inspect and maintain the control panel and related equipment, including software programming and upgrade capabilities and software codes required to complete changes or additions required by the City's Fire Department.
- 2.4 The Contractor shall perform a Sensitivity Test on all smoke detectors; to be performed in conjunction with the annual inspection for the first year and thereafter performed every other year. Contractor shall clean all control panel heads when performing this test.
- 2.5 Contractor will perform the tasks as outlined in this section at the time quarterly or annual inspection/maintenance is performed on locations. Contractor shall provide the Site Coordinators with a detailed report of each inspection, labor hours expended and equipment replaced or installed.
- 2.6 The contractor's service representative shall report to the Site Coordinator or designee upon arrival and departure from the premises. Upon completion of all routine inspection/maintenance, the Contractor's service representative must obtain the signature of the Site Coordinator or designee. Payment may be withheld if signature is not obtained from the Site Coordinator.

3.0 CONTRACTOR REQUIREMENTS

- 3.1 This location requires FULL SERVICE FIRE ALARM SYSTEM MAINTENANCE, INSPECTION AND CERTIFICATION AND MONITORING. Maintenance, Inspection and certification, and monitoring covers all services, including labor, materials, software programming, tools, specialized equipment, insurance, permits and fees, if any, necessary to accomplish the

maintenance and monitoring services. The cost of materials and labor, required maintenance, including emergency repairs and callback service (sections 3.10 and 3.11) between routine maintenance periods is the responsibility of the Contractor. Maintenance of equipment shall conform to the schedule recommended by the manufacturer.

- 3.2 The Contractor will replace all worn, failed, or intermittent malfunctioning parts. All replacement parts shall be Original Equipment Manufacture (OEM) parts only. All replacement components and systems of the Fire Panel and related safety equipment shall be inspected and tested immediately following replacement/installment.
- 3.3 Fire Alarm Control Panel and Monitoring Devices: Contractor is required to maintain the fire alarm panel (control panel) and related equipment in operating condition in accordance with the manufacturer's specifications. Bidders must have the necessary tools, equipment and programming capabilities and codes to inspect and maintain the control panel, related equipment, and monitoring services.
- 3.4 Fire Pump and Sprinkler System: Contractor is required to maintain the fire pump and fire sprinkler system for ten floors, the Penthouse, two generator rooms and one parking garage elevator system. The pump has been inspected, approved and fully accepted by AFD Inspectors, therefore, the Contractor shall be prepared to fully cover any pump issues or failures at 100%.
- 3.5 Annual Sequence Test: An annual Sequence Test shall be performed each calendar year on all (100%) fire safety equipment and the fire panel (Attachment – A) as per City of Austin's Fire Criteria Manual. As part of each annual Sequence Test, the contractor must conduct a Full Flow Test of the fire pump as per the City of Austin's Fire Criteria Manual. The Sequence Test will be performed on a Saturday and is to be scheduled one month in advance.
- 3.6 Fire Pump Full Flow Test: The Contractor shall participate in the City of Austin's Fire Department Sequence Test and Fire Pump (Full) Flow Test performed each calendar year following the initial annual Sequence Test. The Sequence Test and Full Flow Test will be performed on a Saturday. The fire pump Full Flow Test must flow off the roof and shall not flood the roof. A form of "water-cannon" method must be used to minimize the amount of water applied to building envelop.
- 3.7 Visual Sprinkler Head Inspection: Contractor shall conduct an annual inspection of sprinkler heads 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to the fire sprinkler system must be completed prior to the Annual Sequence Test and Fire Pump Full Flow Test.
- 3.8 Sensitivity Test: Sensitivity Test: The Contractor shall perform a Sensitivity Test on all smoke detectors. The sensitivity test shall be performed in conjunction with the initial annual inspection for the first year and is to be scheduled and performed **prior to each** Annual Sequence Test every other year thereafter. Contractor shall clean all control panel heads when performing this test.
- 3.9 Quarterly Inspections: Contractor will perform QUARTERLY Inspections and Maintenance, on a rotating random 25% of the devices listed in Attachment- A, so that all devices are inspected once a year (at a minimum). Contractor will perform the tasks as outlined in this specification at the time the quarterly inspections and maintenance are required by the Site Coordinator. Quarterly Inspections and Maintenance can be performed during the week, provided there are no interruptions to the building tenants. Any required testing of audible and visual alarms shall be conducted after or prior to normal business hours.
- 3.10 Pre-Action Testing and Certification: Contractor shall conduct an annual inspection of two computer room pre-action systems 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to these systems must be completed as part of this contract and prior to any AFD inspections or tests.
- 3.11 Contractor shall follow the appropriate maintenance, inspection & certification schedule for the Waller Creek Center Building:
 - 3.11.1 The Waller Creek Building is a ten (10) story high-rise Building with a Notifier Model

NFS-3030 Addressable Firer Control Panel.

3.11.2 Location:

Waller Creek Building
 625 E. 10th St.
 Austin, TX 78701
 Site Coordinator:
 Augustin Cancino (512) 972-0344

- 3.12 The Contractor will not be responsible for repairs necessitated by the negligence, misuse or vandalism of equipment or any other cause beyond its control except ordinary wear and tear.
- 3.13 Emergency Service. In order to ensure minimum downtime, the Contractor shall provide emergency service to restore any fire emergency equipment to operational status. Contractor shall provide Austin Water Utility with emergency services 24 hours per day seven days per week (Monday-Sunday). Contractor shall be able to respond to any emergency situation on the job site with both manpower and materials replacement parts, and certified Notifier Technician and Programmer within one (1) hour of notification. "Emergency Service" is defined as any fire emergency and response equipment malfunction between scheduled routine maintenance, which disables any component of the building emergency fire alarm panel, signaling devices and fire response systems including sprinkler, mist and pre-action systems. Contractor is required to provide the site coordinator with information on the labor hours expended and the parts repaired or replaced.
- 3.14 Callback. Callback is defined as any malfunction of any fire alarm equipment, fire panel, and related telephone lines which is caused by failure or malfunction of a repair part that was installed by the contractor. The Contractor shall be able to respond to a call back situation within two (2) hours of notification. The Contractor shall maintain a complete, orderly written record of all callbacks and repairs. These records shall indicate the time, day, difficulty reported, and corrective measures taken to eliminate all difficulties. A consolidated report is to be furnished to the AWU when a callback is performed, before the end of the following week. The report will document all callbacks through Thursday 5:00 p.m. of the same week. The Contractor is required to provide the site coordinator with information on the labor hours expended and parts that were repaired or replaced.
- 3.15 Access and Maintenance Hours. The Site Coordinator or designee will provide the Contractor with access to the premises. All work is to be performed during regular working days.
- 3.16 Inspection of Contractors Performance. The AWU reserves the right to make any tests or inspections deemed advisable to ascertain that the requirements of this Contract are being fulfilled. In the event of a Fire Alarm System not being satisfactorily maintained, the AWU will immediately require the Contractor to correct the problem.
- 3.17 Fire Watch Requirements: The contractor shall provide adequate personnel to comply with any Austin Fire Department fire watch requirements that are a direct result of extended fire panel down time due to fire system failures and part unavailability. The personnel that is on-site to satisfy the fire watch requirements shall be separate from the personnel on-site conducting any maintenance and/or repairs.

4.0 FIRE ALARM MONITORING

- 4.1 The Waller Creek Center will need monitoring services as described below:
- 4.2 The Contractors Central Station for fire alarm monitoring will be UL listed and have trained operators in attendance at all times whose duties are to take action under established rules and guidelines. Contractor will be required to provide a copy of the UL certification with bid.
- 4.3 Contractor will provide twenty-four (24) hour supervision and monitoring of the protective signaling devices and telephone lines originating at the Waller Creek Center. Upon award of contract, the following devices require monitoring within twenty-four (24) hours of effective date

of contract:

- a. One (1) Notifier (NFS-3030) Addressable Fire Control Panel;
- b. Two (2) telephone lines serving five (5) elevator telephones; and
- c. One (1) telephone line serving six (6) stairwell telephones.

5.0 CONTRACTOR QUALIFICATIONS

- 5.1 The Contractor shall employ technicians licensed by the Texas Commission on Fire Protection who are skilled in the performance of Fire Alarm System Maintenance and Fire Alarm Monitoring services. Only those technicians and technician trainees under the direct on sight supervision of the licensed technician shall be allowed to perform maintenance/monitoring services. The City reserves the right to require proof of employment, the number of employees, and identification of employees to be assigned to provide service under this contract. Contractor shall ensure that all employees performing services under this contract are presently licensed and remain so if providing service under this contract. A letter of guarantee, or similar written confirmation, must be submitted with the vendor's bid submittal, documenting their third party agreement to provide services that will enable the vendor to comply with these requirements.
- 5.2 The Contractor shall maintain adequate certifications and authorization from the Notifier manufacture to be able to maintain, repair, modify, reprogram and install complete Notifier Fire Response Systems and all devices required for a 10-story high rise.
- 5.3 The Contractor shall maintain an adequate number of employees to satisfactorily perform scheduled services.
- 5.4 The City shall have the right to require that the Contractor dismiss from the premises covered by this Contract any employees of the Contractor whose conduct is improper, or offensive; and such employees shall not provide service after the event under this Contract without the written consent of the City.

6.0 OMISSIONS

It is the intention of this specification to acquire Fire Alarm Inspection & Certification, Maintenance and Monitoring services for the City of Austin Water Utility, Waller Creek Center Building located at 625 East 10th Street. Any services that have been omitted from this specification, which are clearly necessary shall be considered a requirement although not directly specified or called for in this specification, **and brought to the attention of the City of Austin Buyer prior to bid opening date for further action.**

7.0 INVOICE / BILLING

The City of Austin Water Utility will acknowledge payment upon complete delivery of orders; and, upon receipt of proper invoice at the correct location. Invoices for Waller Creek Center shall include a breakdown of the following monthly service charges for Monitoring, Maintenance (to include all labor, and parts), and Inspection and Certification Services. Invoices shall not arrive prior to delivery of goods.

Fire Alarm and Life Safety System Inspection Certificate

For

Waller Creek
625 East 10th Street
Austin, TX 78701

Tested to NFPA 72 Standards

This Inspection was performed in accordance with applicable NFPA Standards. The subsequent pages of this report provide performance measurements, listed ranges of acceptable results, and complete documentation of the inspection. Whenever discrepancies exist between acceptable performance standards and actual test results, notes and/or recommended solutions have been proposed or provided for immediate review and approval.

Inspection Date
Oct 15, 2010

Building: Waller Creek
Contact: BJ Ruiz
Title: Contact

Company: Koetter Fire Protection of Austin, LLC
Contact: Lucas E. Smith
Title: Inspector RME-1312-I





Executive Summary

Generated by: BuildingReports.com

Building Information								
Building: Waller Creek				Contact: BJ Ruiz				
Address: 625 East 10th Street				Phone: 512.972.0305				
Address:				Fax:				
City/State/Zip: Austin, TX 78701				Mobile:				
Country: United States of America				Email:				
Inspection Performed By								
Company: Koetter Fire Protection of Austin, LLC				Inspector: Lucas E. Smith				
Address: 16069 Central Commerce Drive				Phone: 512-848-4796				
Address:				Fax:				
City/State/Zip: Pflugerville, TX 78660				Mobile:				
Country: United States of America				Email: lsmith@koetterfireprotection.com				
Monitoring								
Type:			Mfg:			Model #:		
Test Time/Date:			Restore Time:					
Inspection Summary								
Category	Total Items		Serviced		Passed		Failed/Other	
	Qty	%	Qty	%	Qty	%	Qty	%
Supervisory	21	5.71%	21	100.00%	21	100.00%	0	0%
Auxiliary	2	0.54%	2	100.00%	2	100.00%	0	0%
Initiating	331	89.95%	331	100.00%	328	99.09%	3	0.91%
Control	14	3.80%	14	100.00%	12	85.71%	2	14.29%
Totals	368	100%	368	100.00%	363	98.64%	5	1.36%
Certification								
Building: Waller Creek				Company: Koetter Fire Protection of Austin, LLC				
Contact: BJ Ruiz				Inspector: Lucas E. Smith				
Signed:				Signed:				

Discrepancy Report

Generated by: BuildingReports.com

Building: Waller Creek			Control Panel: 1		
<i>The Discrepancy Report consolidates each discrepancy listed within the various Testing sections of your Inspection. Discrepancies are listed by Category, and grouped by device type. The description of the problem is provided and where appropriate, code references are listed for your convenience. Any item that was inspected that is listed on the Consumer Product Safety Commission's website and is subject to a recall by the manufacturer is included.</i>					
Device Type		Manufacturer	ModelNumber	Date	Qty
<i>Items listed for Recall by Manufacturer</i>					
No recalled items found during this inspection.					
 ScanID	 Location	 Problem	Address	 Reference	
<i>Control</i>					
Battery					
10111577	10th ELECTRICAL ROOM	Failed Test	3 009	NFPA 72 Table 10.4.2.2.5(a-e)	
Expander Panel					
10111578	10th ELECTRICAL ROOM DOOR HOLDER POWER SUPPLY	Ground Fault	3 009	NFPA 72 10.2.1.2.2	
<i>Initiating</i>					
Smoke Detector					
14892748	2nd UNDERFLOOR COMPUTER ROOM	Non- operational	1 26		
14892741	2nd SUITE 205 IRS		1 26		
Waterflow Switch					
14892540	10th PRE-ACTION SYSTEM	Failed Test	3 M-42	NFPA 72 Table 10.4.2.2.14(i)	

Proposed Solutions Report

Generated by: BuildingReports.com

Building: Waller Creek

Control Panel: 1

The Proposed Solution Report provides a solution for each discrepancy listed on the Discrepancy Report. Provide a check mark where indicated to approve repairs listed within the report. Items listed as T/M are available for repair on a Time and Materials basis.

ScanID	Location	Solution	Model #	Cost	Fix
Control					
Battery					
10111577	10th ELECTRICAL ROOM	Replace	UT1270	T/M	<input type="checkbox"/>
Expander Panel					
10111578	10th ELECTRICAL ROOM DOOR HOLDER POWER SUPPLY	Service	FCPS-24F	T/M	<input type="checkbox"/>
Initiating					
Smoke Detector					
14892748	2nd UNDERFLOOR COMPUTER ROOM	Should be demo'd		T/M	<input type="checkbox"/>
14892741	2nd SUITE 205 IRS			T/M	<input type="checkbox"/>
Waterflow Switch					
14892540	10th PRE-ACTION SYSTEM	Replace	PS10-2	T/M	<input type="checkbox"/>

Notes & Recommendations

Generated by: BuildingReports.com

Building: Waller Creek			Control Panel: 1	
<i>The Notes & Recommendations Report details additional inspection notes made by the Inspectors during the course of the building inspection. Notes are grouped by Category.</i>				
ScanID	Note	Device Type	Location	Comment
Control				
10111578	1	Expander Panel	10th ELECTRICAL ROOM DOOR HOLDER POWER SUPPLY	Ground Fault
Battery charger fault and not monitored as well				

Inspection & Testing

Generated by: BuildingReports.com

Building: Waller Creek		Control Panel: 1		
<i>The Inspection & Testing section lists all of the items inspected in your building. Items are grouped by Passed or Failed/Other. Items are listed by Category. Each item includes the services performed, and the time & date at which testing occurred.</i>				
Device Type	Location	Service	Time	Date
Passed				
Auxiliary				
Releasing Device	2nd DATA PRE-ACTION SYSTEM	Tested	9:16:34 AM	10/15/2010
Releasing Device	10th PRE-ACTION SYSTEM	Tested	9:56:18 AM	10/15/2010
Control				
Battery	1st BY FACP #3	Tested	10:01:42 PM	01/01/2007
Battery	1st BY FACP #1	Tested	10:01:46 PM	01/01/2007
Battery	1st BY FACP #2	Tested	10:02:06 PM	01/01/2007
Battery	1st BY FACP #4	Tested	10:02:21 PM	01/01/2007
Battery	1st BY FACP #5	Tested	10:02:38 PM	01/01/2007
Battery	1st BATTERY BOX UNDER FACP 12v 55ah	Tested	4:05:49 PM	10/15/2010
Battery	1st BATTERY BOX UNDER FACP 12v 26ah	Tested	4:14:43 PM	10/15/2010
Expander Panel	1st BY FACP #3	Tested	10:01:38 PM	01/01/2007
Expander Panel	1st BY FACP #1	Tested	10:02:03 PM	01/01/2007
Expander Panel	1st BY FACP #2	Tested	10:02:09 PM	01/01/2007
Expander Panel	1st BY FACP #4	Tested	10:02:25 PM	01/01/2007
Expander Panel	1st BY FACP #5	Tested	10:03:10 PM	01/01/2007
Initiating				
Duct Detector	1st AHU-1	Tested	11:18:39 AM	10/15/2010
Duct Detector	2nd AHU-2	Tested	9:32:50 AM	10/15/2010
Duct Detector	3rd AHU-3	Tested	3:00:04 AM	01/02/2007
Duct Detector	4th AHU-4	Tested	2:08:33 AM	01/02/2007
Duct Detector	5th AHU-5	Tested	1:40:53 AM	01/02/2007
Duct Detector	6th AHU-6	Tested	1:28:24 AM	01/02/2007
Duct Detector	8th AHU-8	Tested	12:13:25 AM	01/02/2007
Duct Detector	9th AHU-9 SUPPLY	Tested	9:59:43 PM	01/01/2007
Duct Detector	10th AHU 11 SUPPLY	Tested	10:04:21 PM	01/01/2007
Duct Detector	10th AHU 10 SUPPLY	Tested	10:04:25 PM	01/01/2007
Duct Detector	Penthouse AHU-12 SUPPLY	Tested	10:00:23 PM	01/01/2007
Duct Detector	Penthouse AHU 12 SUPPLY	Tested	10:06:43 PM	01/01/2007
Duct Detector	Penthouse RTU-1 SUPPLY	Tested	10:06:47 PM	01/01/2007
Heat Detector	1st ELEVATOR MACHINE ROOM	Tested	11:54:23 AM	10/15/2010
Heat Detector	1st ELEVATOR 5 LOBBY GARAGE	Tested	12:08:30 PM	10/15/2010
Heat Detector	2nd ELEVATOR 5 LOBBY GARAGE	Tested	12:10:40 PM	10/15/2010
Heat Detector	3rd ELEVATOR 5 LOBBY GARAGE	Tested	12:11:53 PM	10/15/2010
Heat Detector	4th ELEVATOR 5 LOBBY GARAGE	Tested	12:13:21 PM	10/15/2010
Heat Detector	10th MENS ROOM	Tested/Cleaned	10:01:04 PM	01/01/2007
Heat Detector	10th CORRIDOR NORTHWEST	Tested	10:01:12 PM	01/01/2007
Heat Detector	10th ELEVATOR LOBBY	Tested	10:01:14 PM	01/01/2007

Device Type	Location	Service	Time	Date
Heat Detector	10th CORRIDOR WEST	Tested	10:03:36 PM	01/01/2007
Heat Detector	10th STAIRWELL 1 TOP	Tested	10:03:47 PM	01/01/2007
Heat Detector	10th CORRIDOR EAST	Tested	10:03:51 PM	01/01/2007
Heat Detector	10th CORRIDOR EAST	Tested	10:04:11 PM	01/01/2007
Heat Detector	10th MECHANICAL ROOM LEVEL 10	Tested	10:04:30 PM	01/01/2007
Heat Detector	10th ELECTRICAL ROOM	Tested	10:05:03 PM	01/01/2007
Heat Detector	10th COMPUTER ROOM NORTHWEST	Tested	1:35:00 PM	10/15/2010
Heat Detector	10th COMPUTER ROOM NORTHWEST	Tested	1:37:50 PM	10/15/2010
Heat Detector	10th COMPUTER ROOM NORTHWEST	Tested	1:41:03 PM	10/15/2010
Heat Detector	10th COMPUTER ROOM NORTHEAST	Tested	1:42:47 PM	10/15/2010
Heat Detector	10th COMPUTER ROOM NORTHWEST	Tested	1:44:17 PM	10/15/2010
Heat Detector	10th COMPUTER ROOM NORTHEAST	Tested	1:46:00 PM	10/15/2010
Heat Detector	Penthouse CORRIDOR EAST	Tested	10:00:19 PM	01/01/2007
Heat Detector	Penthouse CORRIDOR NORTH	Tested	10:00:27 PM	01/01/2007
Heat Detector	Penthouse CORRIDOR NORTH	Tested	10:00:35 PM	01/01/2007
Heat Detector	Penthouse CORRIDOR NORTH	Tested	10:00:42 PM	01/01/2007
Heat Detector	Penthouse CORRIDOR NORTH	Tested	10:00:46 PM	01/01/2007
Heat Detector	Penthouse CORRIDOR WEST	Tested	10:00:49 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:05:51 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:05:59 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:07 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:11 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:17 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:21 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:28 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:37 PM	01/01/2007
Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:40 PM	01/01/2007
Pull Station	1st ELEVATOR LOBBY	Tested	10:01:17 PM	01/01/2007
Pull Station	1st MAIN ENTRANCE	Tested	10:01:22 PM	01/01/2007
Pull Station	1st LOADING DOCK	Tested	11:13:58 AM	10/15/2010
Pull Station	1st WEST EXIT	Tested	12:28:01 PM	10/15/2010
Pull Station	1st STAIR 1	Tested	12:37:41 PM	10/15/2010
Pull Station	1st SOUTHEAST CORRIDOR	Tested	1:04:40 PM	10/15/2010
Pull Station	1st COMPUTER ROOM SOUTH	Tested	1:47:43 PM	10/15/2010
Pull Station	2nd STAIR 1	Tested	9:02:51 AM	10/15/2010
Pull Station	2nd ELEVATOR LOBBY	Tested	9:24:52 AM	10/15/2010
Pull Station	2nd STAIR 2	Tested	9:36:06 AM	10/15/2010
Pull Station	2nd GARAGE ENTRANCE	Tested	9:42:56 AM	10/15/2010
Pull Station	2nd DATA ROOM EXIT	Tested	10:40:34 AM	10/15/2010
Pull Station	3rd STAIR 2	Tested	2:51:17 AM	01/02/2007
Pull Station	3rd ELEVATOR LOBBY	Tested	8:31:14 AM	10/15/2010
Pull Station	3rd STAIR 1	Tested	8:36:07 AM	10/15/2010
Pull Station	3rd GARAGE ENTRANCE	Tested	8:50:05 AM	10/15/2010
Pull Station	4th STAIR 1	Tested	2:02:58 AM	01/02/2007
Pull Station	4th ELEVATOR LOBBY	Tested	2:04:00 AM	01/02/2007
Pull Station	4th STAIR 2	Tested	2:11:00 AM	01/02/2007
Pull Station	5th STAIR 1	Tested	10:04:55 PM	01/01/2007
Pull Station	5th STAIR 2	Tested	10:04:59 PM	01/01/2007
Pull Station	5th ELEVATOR LOBBY	Tested	1:46:05 AM	01/02/2007
Pull Station	6th ELEVATOR LOBBY	Tested	1:04:49 AM	01/02/2007
Pull Station	6th STAIR 1	Tested	1:06:25 AM	01/02/2007
Pull Station	6th STAIR 2	Tested	1:32:06 AM	01/02/2007

Device Type	Location	Service	Time	Date
Pull Station	7th STAIR 2	Tested	12:21:04 AM	01/02/2007
Pull Station	7th STAIR 1	Tested	12:33:48 AM	01/02/2007
Pull Station	8th ELEVATOR LOBBY	Tested	11:55:13 PM	01/01/2007
Pull Station	8th STAIR 1	Tested	11:55:47 PM	01/01/2007
Pull Station	8th STAIR 2	Tested	12:19:32 AM	01/02/2007
Pull Station	9th STAIR 2	Tested	9:59:51 PM	01/01/2007
Pull Station	9th ELEVATOR LOBBY	Tested	10:08:51 PM	01/01/2007
Pull Station	9th STAIR 1	Tested	10:09:45 PM	01/01/2007
Pull Station	10th ELEVATOR LOBBY	Tested	10:03:30 PM	01/01/2007
Pull Station	10th STAIRWELL 1	Tested	10:03:40 PM	01/01/2007
Pull Station	10th STAIR 1	Tested	10:04:16 PM	01/01/2007
Pull Station	10th COMPUTER ROOM WEST	Tested	3:00:55 PM	10/15/2010
Pull Station	10th COMPUTER ROOM NORTH	Tested	3:13:34 PM	10/15/2010
Pull Station	10th COMPUTER ROOM EAST	Tested	3:43:28 PM	10/15/2010
Pull Station	Penthouse STAIR 2	Tested	10:05:40 PM	01/01/2007
Smoke Detector	1st Mechanical Room	Tested	9:13:41 AM	10/15/2010
Smoke Detector	1st DOCK CORRIDOR	Tested	11:14:58 AM	10/15/2010
Smoke Detector	1st MECHANICAL ROOM	Tested	11:21:18 AM	10/15/2010
Smoke Detector	1st ELEVATOR LOBBY	Tested	12:16:56 PM	10/15/2010
Smoke Detector	1st CONTROL PANEL	Tested	12:32:16 PM	10/15/2010
Smoke Detector	1st MAIN LOBBY NORTH	Tested	1:06:08 PM	10/15/2010
Smoke Detector	2nd ELEVATOR LOBBY	Tested	9:26:57 AM	10/15/2010
Smoke Detector	2nd MECHANICAL ROOM	Tested	9:29:54 AM	10/15/2010
Smoke Detector	2nd ELECTRICAL ROOM	Tested	9:37:19 AM	10/15/2010
Smoke Detector	2nd DATA CLOSET EAST	Tested	9:41:45 AM	10/15/2010
Smoke Detector	2nd PHONE ROOM EAST	Tested	9:47:09 AM	10/15/2010
Smoke Detector	2nd OFFICE EAST	Tested	9:50:45 AM	10/15/2010
Smoke Detector	2nd OFFICE NORTH	Tested	9:55:36 AM	10/15/2010
Smoke Detector	2nd CORRIDOR NORTHWEST	Tested	10:01:33 AM	10/15/2010
Smoke Detector	2nd OFFICE SOUTH	Tested	10:04:09 AM	10/15/2010
Smoke Detector	2nd DATA ROOM	Tested	10:44:27 AM	10/15/2010
Smoke Detector	2nd DATA ROOM	Tested	10:46:46 AM	10/15/2010
Smoke Detector	2nd DATA ROOM	Tested	10:47:27 AM	10/15/2010
Smoke Detector	2nd DATA ROOM	Tested	10:48:52 AM	10/15/2010
Smoke Detector	2nd DATA ROOM	Tested	10:52:40 AM	10/15/2010
Smoke Detector	3rd ELECTRICAL ROOM	Tested	2:51:59 AM	01/02/2007
Smoke Detector	3rd SATELLITE ROOM	Tested	2:56:30 AM	01/02/2007
Smoke Detector	3rd MECHANICAL ROOM	Tested	2:58:49 AM	01/02/2007
Smoke Detector	3rd ELEVATOR LOBBY	Tested	8:33:28 AM	10/15/2010
Smoke Detector	3rd OFFICE WEST	Tested	8:37:46 AM	10/15/2010
Smoke Detector	3rd OFFICE WEST	Tested	8:40:39 AM	10/15/2010
Smoke Detector	3rd OFFICE SOUTH	Tested	8:42:48 AM	10/15/2010
Smoke Detector	3rd OFFICE SOUTH	Tested	8:44:35 AM	10/15/2010
Smoke Detector	3rd OFFICE SOUTH	Tested	8:47:30 AM	10/15/2010
Smoke Detector	3rd OFFICE EAST	Tested	8:52:03 AM	10/15/2010
Smoke Detector	3rd OFFICE NORTHEAST	Tested	8:53:38 AM	10/15/2010
Smoke Detector	3rd OFFICE NORTH	Tested	8:55:55 AM	10/15/2010
Smoke Detector	3rd OFFICE NORTH	Tested	8:56:41 AM	10/15/2010
Smoke Detector	3rd OFFICE NORTH	Tested	8:58:17 AM	10/15/2010
Smoke Detector	4th ELEVATOR LOBBY	Tested	2:05:06 AM	01/02/2007
Smoke Detector	4th SATT ROOM	Tested	2:05:55 AM	01/02/2007
Smoke Detector	4th MECHANICAL ROOM	Tested	2:08:14 AM	01/02/2007

Device Type	Location	Service	Time	Date
Smoke Detector	4th ELECTRICAL ROOM	Tested	2:11:31 AM	01/02/2007
Smoke Detector	4th CORRIDOR NORTH	Tested	2:35:49 AM	01/02/2007
Smoke Detector	4th CORRIDOR EAST	Tested	2:39:04 AM	01/02/2007
Smoke Detector	4th CORRIDOR NORTH	Tested	2:40:19 AM	01/02/2007
Smoke Detector	4th CORRIDOR NORTH	Tested	2:41:22 AM	01/02/2007
Smoke Detector	4th CORRIDOR WEST	Tested	2:42:10 AM	01/02/2007
Smoke Detector	4th CORRIDOR WEST	Tested	2:43:27 AM	01/02/2007
Smoke Detector	4th CORRIDOR WEST	Tested	2:44:39 AM	01/02/2007
Smoke Detector	4th CORRIDOR SOUTH	Tested	2:45:26 AM	01/02/2007
Smoke Detector	4th CORRIDOR SOUTH	Tested	2:46:51 AM	01/02/2007
Smoke Detector	4th CORRIDOR SOUTH	Tested	2:47:51 AM	01/02/2007
Smoke Detector	4th CORRIDOR EAST	Tested	2:49:06 AM	01/02/2007
Smoke Detector	5th MECHANICAL ROOM	Tested	1:39:08 AM	01/02/2007
Smoke Detector	5th SATT ROOM	Tested	1:41:44 AM	01/02/2007
Smoke Detector	5th ELEVATOR LOBBY	Tested	1:43:51 AM	01/02/2007
Smoke Detector	5th CORRIDOR WEST	Tested	1:46:26 AM	01/02/2007
Smoke Detector	5th CORRIDOR WEST	Tested	1:47:49 AM	01/02/2007
Smoke Detector	5th CORRIDOR WEST	Tested	1:48:39 AM	01/02/2007
Smoke Detector	5th CORRIDOR SOUTH	Tested	1:53:05 AM	01/02/2007
Smoke Detector	5th CORRIDOR SOUTH	Tested	1:54:39 AM	01/02/2007
Smoke Detector	5th CORRIDOR SOUTHEAST	Tested	1:57:00 AM	01/02/2007
Smoke Detector	5th CORRIDOR EAST	Tested	1:57:23 AM	01/02/2007
Smoke Detector	5th CORRIDOR EAST	Tested	1:58:38 AM	01/02/2007
Smoke Detector	5th CORRIDOR NORTH	Tested	1:59:12 AM	01/02/2007
Smoke Detector	5th CORRIDOR NORTH	Tested	2:00:04 AM	01/02/2007
Smoke Detector	5th CORRIDOR NORTH	Tested	2:01:07 AM	01/02/2007
Smoke Detector	6th ELEVATOR LOBBY	Tested	1:00:13 AM	01/02/2007
Smoke Detector	6th CORRIDOR WEST	Tested	1:08:26 AM	01/02/2007
Smoke Detector	6th CORRIDOR WEST	Tested	1:10:02 AM	01/02/2007
Smoke Detector	6th CORRIDOR SOUTH	Tested	1:11:49 AM	01/02/2007
Smoke Detector	6th CORRIDOR SOUTH	Tested	1:13:25 AM	01/02/2007
Smoke Detector	6th CORRIDOR SOUTH	Tested	1:14:20 AM	01/02/2007
Smoke Detector	6th CORRIDOR SOUTH	Tested	1:18:15 AM	01/02/2007
Smoke Detector	6th CORRIDOR SOUTH	Tested	1:19:36 AM	01/02/2007
Smoke Detector	6th CORRIDOR EAST	Tested	1:20:45 AM	01/02/2007
Smoke Detector	6th CORRIDOR EAST	Tested	1:21:56 AM	01/02/2007
Smoke Detector	6th CORRIDOR EAST	Tested	1:22:48 AM	01/02/2007
Smoke Detector	6th CORRIDOR EAST	Tested	1:24:09 AM	01/02/2007
Smoke Detector	6th MECHANICAL ROOM	Tested	1:26:49 AM	01/02/2007
Smoke Detector	6th ELECTRICAL ROOM	Tested	1:33:44 AM	01/02/2007
Smoke Detector	6th ELECTRICAL ROOM	Tested	1:37:32 AM	01/02/2007
Smoke Detector	7th ELECTRICAL ROOM	Tested	12:23:35 AM	01/02/2007
Smoke Detector	7th CORRIDOR EAST	Tested	12:25:53 AM	01/02/2007
Smoke Detector	7th CORRIDOR SOUTH	Tested	12:27:07 AM	01/02/2007
Smoke Detector	7th CORRIDOR SOUTH	Tested	12:28:37 AM	01/02/2007
Smoke Detector	7th CORRIDOR SOUTH	Tested	12:29:14 AM	01/02/2007
Smoke Detector	7th CORRIDOR SOUTH	Tested	12:30:02 AM	01/02/2007
Smoke Detector	7th CORRIDOR WEST	Tested	12:31:09 AM	01/02/2007
Smoke Detector	7th CORRIDOR WEST	Tested	12:32:14 AM	01/02/2007
Smoke Detector	7th CORRIDOR NORTH	Tested	12:34:22 AM	01/02/2007
Smoke Detector	7th CORRIDOR NORTH	Tested	12:35:15 AM	01/02/2007
Smoke Detector	7th CORRIDOR NORTH	Tested	12:36:09 AM	01/02/2007

Device Type	Location	Service	Time	Date
Smoke Detector	7th CORRIDOR EAST	Tested	12:38:15 AM	01/02/2007
Smoke Detector	7th CORRIDOR EAST	Tested	12:38:29 AM	01/02/2007
Smoke Detector	7th ELEVATOR LOBBY	Tested	12:40:13 AM	01/02/2007
Smoke Detector	8th ELEVATOR LOBBY	Tested	11:55:10 PM	01/01/2007
Smoke Detector	8th CORRIDOR WEST	Tested	11:57:28 PM	01/01/2007
Smoke Detector	8th CORRIDOR SOUTH	Tested	11:59:23 PM	01/01/2007
Smoke Detector	8th CORRIDOR SOUTHEAST	Tested	12:01:28 AM	01/02/2007
Smoke Detector	8th CORRIDOR EAST	Tested	12:02:13 AM	01/02/2007
Smoke Detector	8th ELECTRICAL ROOM	Tested	12:02:49 AM	01/02/2007
Smoke Detector	8th CORRIDOR EAST	Tested	12:04:36 AM	01/02/2007
Smoke Detector	8th CORRIDOR NORTHEAST	Tested	12:07:38 AM	01/02/2007
Smoke Detector	8th CORRIDOR NORTH	Tested	12:10:11 AM	01/02/2007
Smoke Detector	8th MECHANICAL ROOM	Tested	12:12:50 AM	01/02/2007
Smoke Detector	9th ELEVATOR LOBBY	Tested	9:59:37 PM	01/01/2007
Smoke Detector	9th MECHANICAL ROOM	Tested	9:59:47 PM	01/01/2007
Smoke Detector	9th ELECTRICAL ROOM	Tested	9:59:54 PM	01/01/2007
Smoke Detector	9th CORRIDOR WEST	Tested	10:15:03 PM	01/01/2007
Smoke Detector	9th CORRIDOR WEST	Tested	10:15:31 PM	01/01/2007
Smoke Detector	9th CORRIDOR WEST	Tested	10:16:30 PM	01/01/2007
Smoke Detector	9th CORRIDOR SOUTH	Tested	10:18:03 PM	01/01/2007
Smoke Detector	9th CORRIDOR SOUTH	Tested	10:19:16 PM	01/01/2007
Smoke Detector	9th CORRIDOR SOUTH	Tested	10:22:04 PM	01/01/2007
Smoke Detector	9th CORRIDOR EAST	Tested	10:25:48 PM	01/01/2007
Smoke Detector	9th CORRIDOR EAST	Tested	10:26:21 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTH	Tested	10:28:28 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTH	Tested	10:28:36 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTH	Tested	10:29:05 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTH	Tested	10:29:36 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTH	Tested	10:31:41 PM	01/01/2007
Smoke Detector	9th CORRIDOR NORTHEAST	Tested	10:32:27 PM	01/01/2007
Smoke Detector	10th ELEVATOR LOBBY	Tested	10:00:56 PM	01/01/2007
Smoke Detector	10th CORRIDOR WEST	Tested	10:01:00 PM	01/01/2007
Smoke Detector	10th STAIRWELL 1 TOP	Tested	10:03:42 PM	01/01/2007
Smoke Detector	10th CORRIDOR EAST	Tested	10:04:07 PM	01/01/2007
Smoke Detector	10th MECHANICAL ROOM LEVEL 10	Tested	10:04:33 PM	01/01/2007
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	1:50:03 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	1:51:05 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	1:54:21 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	1:56:51 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	1:58:02 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:02:23 PM	10/15/2010
Smoke Detector	10th SATT CORRIDOR	Tested	2:03:13 PM	10/15/2010
Smoke Detector	10th SATT CORRIDOR	Tested	2:05:33 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF	Tested	2:07:21 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:10:42 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:13:03 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:13:32 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:14:51 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:15:40 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:17:51 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:19:01 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:20:22 PM	10/15/2010

Device Type	Location	Service	Time	Date
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:21:26 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:21:57 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:22:54 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Tested	2:25:13 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:27:01 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:27:52 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHEAST	Tested	2:29:15 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:30:56 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:34:17 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:35:53 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:36:43 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:37:12 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:37:51 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:39:17 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:40:08 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:41:20 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:43:19 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:44:23 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:45:04 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:45:33 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:46:36 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:47:03 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:48:12 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:49:30 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	2:52:41 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	2:53:35 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	3:03:22 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	3:04:08 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	3:05:15 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	3:05:36 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	3:07:15 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	3:07:58 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	3:08:45 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	3:09:23 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Tested	3:10:02 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Tested	3:10:21 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:11:36 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:12:05 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:12:33 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:13:08 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:14:48 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:15:19 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:15:51 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:16:23 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:16:47 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:17:12 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:18:28 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:19:24 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:20:12 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:20:40 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:21:16 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:21:39 PM	10/15/2010

Device Type	Location	Service	Time	Date
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:22:10 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:22:54 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:23:46 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:24:11 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:25:06 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:25:33 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:26:18 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:27:05 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Tested	3:28:20 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:29:06 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Tested	3:29:49 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:31:04 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Tested	3:32:14 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:32:47 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:34:06 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Tested	3:34:26 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:34:45 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:35:14 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:35:41 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:35:58 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:38:05 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:38:25 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:39:33 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:40:04 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Tested	3:40:54 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Tested	3:41:23 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:41:52 PM	10/15/2010
Smoke Detector	10th COMPUTER ROOM NORTHWEST	Tested	3:42:52 PM	10/15/2010
Smoke Detector	Penthouse STAIR 2 TOP	Tested	10:00:10 PM	01/01/2007
Smoke Detector	Penthouse CORRIDOR EAST	Tested	10:00:16 PM	01/01/2007
Smoke Detector	Penthouse CORRIDOR NORTH	Tested	10:00:39 PM	01/01/2007
Smoke Detector	Penthouse CORRIDOR WEST	Tested	10:00:52 PM	01/01/2007
Smoke Detector	Penthouse ELECTRICAL ROOM	Tested	10:05:43 PM	01/01/2007
Smoke Detector	Penthouse MECHANICAL ROOM	Tested	10:05:47 PM	01/01/2007
Smoke Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:03 PM	01/01/2007
Smoke Detector	Penthouse ELEVATOR MACHINE ROOM	Tested	10:06:33 PM	01/01/2007
Waterflow Switch	1st Corridor	Tested	9:13:54 AM	10/15/2010
Waterflow Switch	2nd DATA PRE-ACTION SYSTEM	Tested	9:16:32 AM	10/15/2010
Waterflow Switch	3rd Stairwell 1	Tested	9:14:12 AM	10/15/2010
Waterflow Switch	3rd Stairwell 1	Tested	9:14:47 AM	10/15/2010
Waterflow Switch	4th Stairwell 2	Tested	9:15:02 AM	10/15/2010
Waterflow Switch	5th Stairwell 2	Tested	9:15:06 AM	10/15/2010
Waterflow Switch	7th Stairwell 1	Tested	9:15:17 AM	10/15/2010
Waterflow Switch	7th Stairwell 2	Tested	9:15:36 AM	10/15/2010
Waterflow Switch	8th Stairwell 1	Tested	9:15:40 AM	10/15/2010
Waterflow Switch	9th Stairwell 2	Tested	9:15:55 AM	10/15/2010
Waterflow Switch	Penthouse Stairwell 2	Tested	9:16:01 AM	10/15/2010
Supervisory				
Air Pressure Switch	2nd DATA PRE-ACTION SYSTEM	Tested	9:16:29 AM	10/15/2010
Air Pressure Switch	10th PRE-ACTION SYSTEM	Tested	9:52:59 AM	10/15/2010
Fire Pump Power	1st Generator Room	Tested	9:13:50 AM	10/15/2010
Fire Pump Running	1st Generator Room	Tested	9:13:45 AM	10/15/2010

Device Type	Location	Service	Time	Date
Tamper Switch	1st Dock	Tested	9:13:57 AM	10/15/2010
Tamper Switch	1st Dock	Tested	9:14:02 AM	10/15/2010
Tamper Switch	1st Generator Room	Tested	9:16:11 AM	10/15/2010
Tamper Switch	1st Generator Room	Tested	9:16:14 AM	10/15/2010
Tamper Switch	1st Generator Room	Tested	9:16:19 AM	10/15/2010
Tamper Switch	1st Generator Room	Tested	9:16:25 AM	10/15/2010
Tamper Switch	2nd DATA PRE-ACTION SYSTEM	Tested	9:16:37 AM	10/15/2010
Tamper Switch	3rd Stairwell 1	Tested	9:14:05 AM	10/15/2010
Tamper Switch	3rd Stairwell 2	Tested	9:14:43 AM	10/15/2010
Tamper Switch	4th Stairwell 1	Tested	9:14:51 AM	10/15/2010
Tamper Switch	5th Stairwell 2	Tested	9:15:11 AM	10/15/2010
Tamper Switch	7th Stairwell 1	Tested	9:15:25 AM	10/15/2010
Tamper Switch	7th Stairwell 2	Tested	9:15:31 AM	10/15/2010
Tamper Switch	9th Stairwell 2	Tested	9:15:43 AM	10/15/2010
Tamper Switch	9th Stairwell 2	Tested	9:15:50 AM	10/15/2010
Tamper Switch	10th PRE-ACTION SYSTEM	Tested	9:54:34 AM	10/15/2010
Tamper Switch	Penthouse Stairwell 2	Tested	9:16:07 AM	10/15/2010
<i>Failed/Other</i>				
Control				
Battery	10th ELECTRICAL ROOM	Tested	10:05:36 PM	01/01/2007
Expander Panel	10th ELECTRICAL ROOM DOOR HOLDER POWER SUPPLY	Tested	10:05:29 PM	01/01/2007
Initiating				
Smoke Detector	2nd SUITE 205 IRS	Bar Coded	10:13:43 AM	10/15/2010
Smoke Detector	2nd UNDERFLOOR COMPUTER ROOM	Bar Coded	10:57:40 AM	10/15/2010
Waterflow Switch	10th PRE-ACTION SYSTEM	Tested	9:52:41 AM	10/15/2010

Auxiliary Functions Testing

Generated by: BuildingReports.com

Building: Waller Creek		Control Panel: 1		
The Auxiliary Functions Testing section lists each of the ancillary items, systems, and emergency equipment that are controlled by the system control unit. Items are grouped by Passed or Failed/Other. The items are listed by device type, and a check box is provided to indicate if the test conducted was simulated.				
Type	Location	Comment	ScanID	Simulated
Passed				
Releasing Device				
Solenoid	2nd DATA PRE-ACTION SYSTEM	Passed	14892518	<input checked="" type="checkbox"/>
Solenoid	10th PRE-ACTION SYSTEM	Passed	14892529	<input checked="" type="checkbox"/>
Smoke Detector				
Smoke Compartment	1st DOCK CORRIDOR	Passed	14892750	<input type="checkbox"/>
Smoke Compartment	1st MECHANICAL ROOM	Passed	14892752	<input type="checkbox"/>
Smoke Compartment	1st ELEVATOR LOBBY	Passed	14892758	<input type="checkbox"/>
Smoke Compartment	1st CONTROL PANEL	Passed	14892759	<input type="checkbox"/>
Smoke Compartment	1st MAIN LOBBY NORTH	Passed	14892763	<input type="checkbox"/>
Smoke Compartment	2nd ELEVATOR LOBBY	Passed	14892729	<input type="checkbox"/>
Smoke Compartment	2nd MECHANICAL ROOM	Passed	14892731	<input type="checkbox"/>
Smoke Compartment	2nd ELECTRICAL ROOM	Passed	14892733	<input type="checkbox"/>
Smoke Compartment	2nd DATA CLOSET EAST	Passed	14892734	<input type="checkbox"/>
Smoke Compartment	2nd PHONE ROOM EAST	Passed	14892736	<input type="checkbox"/>
Smoke Compartment	2nd OFFICE EAST	Passed	14892737	<input type="checkbox"/>
Smoke Compartment	2nd OFFICE NORTH	Passed	14892738	<input type="checkbox"/>
Smoke Compartment	2nd CORRIDOR NORTHWEST	Passed	14892739	<input type="checkbox"/>
Smoke Compartment	2nd OFFICE SOUTH	Passed	14892740	<input type="checkbox"/>
Smoke Compartment	2nd DATA ROOM	Passed	14892743	<input type="checkbox"/>
Smoke Compartment	2nd DATA ROOM	Passed	14892744	<input type="checkbox"/>
Smoke Compartment	2nd DATA ROOM	Passed	14892745	<input type="checkbox"/>
Smoke Compartment	2nd DATA ROOM	Passed	14892746	<input type="checkbox"/>
Smoke Compartment	2nd DATA ROOM	Passed	14892747	<input type="checkbox"/>
Smoke Compartment	3rd ELECTRICAL ROOM	Passed	14892702	<input type="checkbox"/>
Smoke Compartment	3rd SATTELITE ROOM	Passed	14892703	<input type="checkbox"/>
Smoke Compartment	3rd MECHANICAL ROOM	Passed	14892704	<input type="checkbox"/>
Elevator Recall	3rd ELEVATOR LOBBY	Passed	14892714	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE WEST	Passed	14892716	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE WEST	Passed	14892717	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE SOUTH	Passed	14892718	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE SOUTH	Passed	14892719	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE SOUTH	Passed	14892720	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE EAST	Passed	14892722	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE NORTHEAST	Passed	14892723	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE NORTH	Passed	14892724	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE NORTH	Passed	14892725	<input type="checkbox"/>
Smoke Compartment	3rd OFFICE NORTH	Passed	14892726	<input type="checkbox"/>
Elevator Recall	4th ELEVATOR LOBBY	Passed	14892684	<input type="checkbox"/>
Smoke Compartment	4th SATT ROOM	Passed	14892685	<input type="checkbox"/>

Smoke Compartment	4th MECHANICAL ROOM	Passed	14892686	<input type="checkbox"/>
Smoke Compartment	4th ELECTRICAL ROOM	Passed	14892689	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR NORTH	Passed	14892690	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR EAST	Passed	14892691	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR NORTH	Passed	14892692	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR NORTH	Passed	14892693	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR WEST	Passed	14892694	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR WEST	Passed	14892695	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR WEST	Passed	14892696	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR SOUTH	Passed	14892697	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR SOUTH	Passed	14892698	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR SOUTH	Passed	14892699	<input type="checkbox"/>
Smoke Compartment	4th CORRIDOR EAST	Passed	14892700	<input type="checkbox"/>
Smoke Compartment	5th MECHANICAL ROOM	Passed	14892666	<input type="checkbox"/>
Smoke Compartment	5th SATT ROOM	Passed	14892668	<input type="checkbox"/>
Elevator Recall	5th ELEVATOR LOBBY	Passed	14892669	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR WEST	Passed	14892671	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR WEST	Passed	14892672	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR WEST	Passed	14892673	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR SOUTH	Passed	14892674	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR SOUTH	Passed	14892675	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR SOUTHEAST	Passed	14892676	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR EAST	Passed	14892677	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR EAST	Passed	14892678	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR NORTH	Passed	14892679	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR NORTH	Passed	14892680	<input type="checkbox"/>
Smoke Compartment	5th CORRIDOR NORTH	Passed	14892681	<input type="checkbox"/>
Elevator Recall	6th ELEVATOR LOBBY	Passed	14892647	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR WEST	Passed	14892650	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR WEST	Passed	14892651	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR SOUTH	Passed	14892652	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR SOUTH	Passed	14892653	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR SOUTH	Passed	14892654	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR SOUTH	Passed	14892655	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR SOUTH	Passed	14892656	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR EAST	Passed	14892657	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR EAST	Passed	14892658	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR EAST	Passed	14892659	<input type="checkbox"/>
Smoke Compartment	6th CORRIDOR EAST	Passed	14892660	<input type="checkbox"/>
Smoke Compartment	6th MECHANICAL ROOM	Passed	14892661	<input type="checkbox"/>
Smoke Compartment	6th ELECTRICAL ROOM	Passed	14892664	<input type="checkbox"/>
Smoke Compartment	6th ELECTRICAL ROOM	Passed	14892665	<input type="checkbox"/>
Smoke Compartment	7th ELECTRICAL ROOM	Passed	14892632	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR EAST	Passed	14892633	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR SOUTH	Passed	14892634	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR SOUTH	Passed	14892635	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR SOUTH	Passed	14892636	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR SOUTH	Passed	14892637	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR WEST	Passed	14892638	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR WEST	Passed	14892639	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR NORTH	Passed	14892641	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR NORTH	Passed	14892642	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR NORTH	Passed	14892643	<input type="checkbox"/>



Smoke Compartment	7th CORRIDOR EAST	Passed	14892644	<input type="checkbox"/>
Smoke Compartment	7th CORRIDOR EAST	Passed	14892645	<input type="checkbox"/>
Elevator Recall	7th ELEVATOR LOBBY	Passed	14892646	<input type="checkbox"/>
Elevator Recall	8th ELEVATOR LOBBY	Passed	14892618	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR WEST	Passed	14892620	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR SOUTH	Passed	14892621	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR SOUTHEAST	Passed	14892622	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR EAST	Passed	14892623	<input type="checkbox"/>
Smoke Compartment	8th ELECTRICAL ROOM	Passed	14892624	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR EAST	Passed	14892625	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR NORTHEAST	Passed	14892626	<input type="checkbox"/>
Smoke Compartment	8th CORRIDOR NORTH	Passed	14892627	<input type="checkbox"/>
Smoke Compartment	8th MECHANICAL ROOM	Passed	14892628	<input type="checkbox"/>
Smoke Compartment	9th ELEVATOR LOBBY	Passed	14892600	<input type="checkbox"/>
Smoke Compartment	9th MECHANICAL ROOM	Passed	14892598	<input type="checkbox"/>
Smoke Compartment	9th ELECTRICAL ROOM	Passed	14892596	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR WEST	Passed	14892603	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR WEST	Passed	14892604	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR WEST	Passed	14892605	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR SOUTH	Passed	14892606	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR SOUTH	Passed	14892607	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR SOUTH	Passed	14892608	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR EAST	Passed	14892609	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR EAST	Passed	14892610	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTH	Passed	14892611	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTH	Passed	14892612	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTH	Passed	14892613	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTH	Passed	14892614	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTH	Passed	14892615	<input type="checkbox"/>
Smoke Compartment	9th CORRIDOR NORTHEAST	Passed	14892616	<input type="checkbox"/>
Elevator Recall	10th ELEVATOR LOBBY	Passed	13045430	<input type="checkbox"/>
Smoke Compartment	10th CORRIDOR WEST	Passed	13045429	<input type="checkbox"/>
Smoke Compartment	10th STAIRWELL 1 TOP	Passed	10111593	<input type="checkbox"/>
Smoke Compartment	10th CORRIDOR EAST	Passed	10111588	<input type="checkbox"/>
Smoke Compartment	10th MECHANICAL ROOM LEVEL 10	Passed	10111582	<input type="checkbox"/>
Smoke Compartment	10th COMPUTER ROOM NORTHEAST	Passed	14892771	<input type="checkbox"/>
Smoke Compartment	10th COMPUTER ROOM NORTHEAST	Passed	14892772	<input type="checkbox"/>
Smoke Compartment	10th COMPUTER ROOM NORTHEAST	Passed	14892773	<input type="checkbox"/>
Smoke Compartment	10th SATT CORRIDOR	Passed	14892774	<input type="checkbox"/>
Smoke Compartment	10th SATT CORRIDOR	Passed	14892775	<input type="checkbox"/>
Smoke Compartment	10th COMPUTER ROOM UF NORTHEAST	Passed	14892776	<input type="checkbox"/>
Smoke Compartment	10th COMPUTER ROOM NORTHEAST	Passed	14892777	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892778	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHEAST	Passed	14892779	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892780	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHEAST	Passed	14892781	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892782	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHEAST	Passed	14892783	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892784	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHEAST	Passed	14892785	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892786	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHEAST	Passed	14892787	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHEAST	Passed	14892788	<input type="checkbox"/>

[illegible]

Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892844	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892845	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHWEST	Passed	14892846	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892847	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHWEST	Passed	14892848	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892849	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHWEST	Passed	14892850	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892851	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892853	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF NORTHWEST	Passed	14892852	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892854	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892855	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892856	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892857	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892858	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892859	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892860	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892861	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM UF SOUTHWEST	Passed	14892862	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM SOUTHWEST	Passed	14892863	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892864	<input type="checkbox"/>
Pre-Action System	10th COMPUTER ROOM NORTHWEST	Passed	14892865	<input type="checkbox"/>
Smoke Compartment	Penthouse STAIR 2 TOP	Passed	14892595	<input type="checkbox"/>
Smoke Compartment	Penthouse CORRIDOR EAST	Passed	14892594	<input type="checkbox"/>
Smoke Compartment	Penthouse CORRIDOR NORTH	Passed	14892589	<input type="checkbox"/>
Smoke Compartment	Penthouse CORRIDOR WEST	Passed	14892585	<input type="checkbox"/>
Smoke Compartment	Penthouse ELECTRICAL ROOM	Passed	10111574	<input type="checkbox"/>
Smoke Compartment	Penthouse MECHANICAL ROOM	Passed	10111573	<input type="checkbox"/>
Smoke Compartment	Penthouse ELEVATOR MACHINE ROOM	Passed	10111570	<input type="checkbox"/>
Smoke Compartment	Penthouse ELEVATOR MACHINE ROOM	Passed	10111564	<input type="checkbox"/>
<i>Failed/Other</i>				
Smoke Detector				
Smoke Compartment	2nd SUITE 205 IRS		14892741	<input type="checkbox"/>
Smoke Compartment	2nd UNDERFLOOR COMPUTER ROOM	Non- operational	14892748	<input type="checkbox"/>

Smoke Management Testing

Generated by: BuildingReports.com

Building: Waller Creek		Control Panel: 1		
<i>The Smoke Management Testing section details the test and inspection of device items that are involved in controlling the spread of smoke in a building. Items are grouped by Passed or Failed/Other.</i>				
 Location	Description	 Comment	ScanID	Simulated
Passed				
Releasing Device				
2nd DATA PRE-ACTION SYSTEM	Solenoid	Passed	14892518	<input checked="" type="checkbox"/>
10th PRE-ACTION SYSTEM	Solenoid	Passed	14892529	<input checked="" type="checkbox"/>

Time, Temperature & Level Testing

Generated by: BuildingReports.com

Building: Waller Creek			Control Panel: 1			
<i>The Time, Temperature, & Level Testing section details the measurements taken from various devices that are designed to respond in a certain amount of time, respond at a certain temperature, or respond within the acceptable range of volume or level. Items are grouped by Passed or Failed/Other.</i>						
Type	Location	Comment	Sec	Deg	Lvl	ScanID
Passed						
Waterflow Switch						
	1st Corridor	Passed	60	n/a	n/a	10111530
	2nd DATA PRE-ACTION SYSTEM	Passed	15	n/a	n/a	14892517
	3rd Stairwell 1	Passed	35	n/a	n/a	10111539
	3rd Stairwell 1	Passed	40	n/a	n/a	10111545
	4th Stairwell 2	Passed	45	n/a	n/a	10111552
	5th Stairwell 2	Passed	50	n/a	n/a	10112015
	7th Stairwell 1	Passed	60	n/a	n/a	10112020
	7th Stairwell 2	Passed	25	n/a	n/a	10112027
	8th Stairwell 1	Passed	45	n/a	n/a	10112032
	9th Stairwell 2	Passed	30	n/a	n/a	10112039
	Penthouse Stairwell 2	Passed	30	n/a	n/a	10112042
Failed/Other						
Waterflow Switch						
	10th PRE-ACTION SYSTEM	Failed Test	N/A	n/a	n/a	14892540

Battery & Power Supply Testing

Generated by: BuildingReports.com

Building: Waller Creek			Control Panel: 1			
<i>The Control & Power Testing section details the readings and measurements of batteries and power supplies used to provide power to the fire alarm and life safety systems. Items are grouped by Passed or Failed/Other.</i>						
Type	Location	Comment	Amps	Volts	Pre Test	Post Test
Passed						
Battery						
Lead Acid	1st BY FACP #3	Passed	8.00	8.00	13.53	13.45
Lead Acid	1st BY FACP #1	Passed	7.65	7.65	13.21	13.16
Lead Acid	1st BY FACP #2	Passed	8.00	8.00	13.46	13.36
Sealed Lead Acid	1st BY FACP #4	Passed	5.38	6.28	13.64	13.66
Sealed Lead Acid	1st BY FACP #5	Passed	8.00	7.00	13.40	13.49
Sealed Lead Acid	1st BATTERY BOX UNDER FACP 12v 55ah	Passed	51.50	51.50	13.38	13.87
Sealed Lead Acid	1st BATTERY BOX UNDER FACP 12v 26ah	Passed	18.75	18.75	13.72	13.63
Failed/Other						
Battery						
Sealed Lead Acid	10th ELECTRICAL ROOM	Failed Test	N/A	N/A	N/A	N/A

Inventory & Warranty Report

Generated by: BuildingReports.com

Building: Waller Creek			Control Panel: 1	
<i>The Inventory & Warranty Report lists each of the devices and items that are included in your Inspection Report. A complete inventory count by device type and category is provided. Items installed within the last 90 days, within the last year, and devices installed for two years or more are grouped together for easy reference.</i>				
Device or Item		Category	% of Inventory	Quantity
Smoke Detector		Initiating	62.77%	231
Duct Detector		Initiating	3.53%	13
Pull Station		Initiating	10.87%	40
Heat Detector		Initiating	9.51%	35
Expander Panel		Control	1.63%	6
Battery		Control	2.17%	8
Fire Pump Running		Supervisory	0.27%	1
Fire Pump Power		Supervisory	0.27%	1
Waterflow Switch		Initiating	3.26%	12
Tamper Switch		Supervisory	4.62%	17
Air Pressure Switch		Supervisory	0.54%	2
Releasing Device		Auxiliary	0.54%	2
Type	Qty	Model #	Description	Install Date
New (under 90 days)				
Notifier				
Fire Pump Power	1			10/14/2010
Fire Pump Running	1			10/14/2010
Smoke Detector	5	FSP-851	Photoelectric	10/14/2010
Tamper Switch	1	WFD2.5		10/14/2010
Waterflow Switch	1	OSYS-U		10/14/2010
Waterflow Switch	9	WFD2.5		10/14/2010
Potter Electric				
Air Pressure Switch	1	PS40-2	Low	10/14/2010
Tamper Switch	1	A2		10/14/2010
Tamper Switch	2	OSYS-U		10/14/2010
Tamper Switch	3	OSYSU-2		10/14/2010
Tamper Switch	5	OSYSU-A2		10/14/2010
Tamper Switch	3	PCVS-2		10/14/2010
Waterflow Switch	1	PS10-2		10/14/2010
System Sensor				
Air Pressure Switch	1	EPS40-2	Low	10/14/2010
Tamper Switch	1	OSY-2		10/14/2010
Waterflow Switch	1	PS10-2A		10/14/2010
Victaulic				
Tamper Switch	1	Butterfly Valve		10/14/2010
Viking				
Releasing Device	2	HV2740607	Solenoid	10/14/2010

Fire-Lite				
Expander Panel	1	FCPS-24F		10/13/2010
Notifier				
Duct Detector	1	FSD-851		10/13/2010
Duct Detector	12	FSD-851	Photoelectric	10/13/2010
Expander Panel	5	FCPS-24S6		10/13/2010
Heat Detector	35	FST-851	Fixed Temperature	10/13/2010
Pull Station	40	NBG-12LX	Single Action	10/13/2010
Smoke Detector	224	FSP-851	Photoelectric	10/13/2010
Power Patrol				
Battery	3	SEC1075	Lead Acid	10/13/2010
Battery	2	SEC1075	Sealed Lead Acid	10/13/2010
Battery	1	SLA-1146	Sealed Lead Acid	10/13/2010
Battery	1	SLA-1165	Sealed Lead Acid	10/13/2010
SimplexGrinnell				
Smoke Detector	2		Photoelectric	10/13/2010
Ultra Tech				
Battery	1	UT1270	Sealed Lead Acid	10/13/2010

Zone Address Report

Generated by: BuildingReports.com

Building: Waller Creek

Control Panel: 1

The Zone Address Report lists all of the devices and items that have an individual address, or are grouped together under a common zone. The device type, location, and description are included for your reference.

Address	Device Type	Location	Description	ScanID
Zone/Circuit: 1				
03	Pull Station	1st ELEVATOR LOBBY	Single Action	13042541
04	Pull Station	1st MAIN ENTRANCE	Single Action	13042540
1	Duct Detector	1st AHU-1		14892751
1	Pull Station	1st SOUTHEAST CORRIDOR	Single Action	14892762
10	Heat Detector	1st ELEVATOR 5 LOBBY GARAGE	Fixed Temperature	14892754
10	Waterflow Switch	1st Corridor		10111530
100	Fire Pump Power	1st Generator Room		10111524
100	Fire Pump Running	1st Generator Room		10111523
11	Tamper Switch	1st Dock		10111531
11	Tamper Switch	1st Dock		10111532
11	Heat Detector	2nd ELEVATOR 5 LOBBY GARAGE	Fixed Temperature	14892755
12	Heat Detector	3rd ELEVATOR 5 LOBBY GARAGE	Fixed Temperature	14892756
13	Heat Detector	4th ELEVATOR 5 LOBBY GARAGE	Fixed Temperature	14892757
14	Heat Detector	1st ELEVATOR MACHINE ROOM	Fixed Temperature	14892753
149	Battery	1st BY FACP #1	Lead Acid	12446646
149	Expander Panel	1st BY FACP #1		12446645
150	Battery	1st BY FACP #2	Lead Acid	12446644
150	Expander Panel	1st BY FACP #2		12446643
151	Battery	1st BY FACP #3	Lead Acid	13042538
151	Expander Panel	1st BY FACP #3		13042539
152	Battery	1st BY FACP #4	Sealed Lead Acid	12446642
152	Expander Panel	1st BY FACP #4		12446641
153	Battery	1st BY FACP #5	Sealed Lead Acid	12446640
153	Expander Panel	1st BY FACP #5		12446639
18	Tamper Switch	1st Generator Room		10112057
18	Tamper Switch	1st Generator Room		10112059
18	Tamper Switch	1st Generator Room		10112060
18	Tamper Switch	1st Generator Room		10112064
2	Pull Station	1st LOADING DOCK	Single Action	14892749
2	Smoke Detector	1st MECHANICAL ROOM	Photoelectric	14892752
20	Pull Station	2nd STAIR 2	Single Action	14892732
20	Smoke Detector	2nd ELECTRICAL ROOM	Photoelectric	14892733
21	Duct Detector	2nd AHU-2	Photoelectric	14892730
21	Pull Station	2nd ELEVATOR LOBBY	Single Action	14892728
22	Pull Station	2nd STAIR 1	Single Action	14892727
22	Smoke Detector	2nd MECHANICAL ROOM	Photoelectric	14892731
24	Smoke Detector	1st MAIN LOBBY NORTH	Photoelectric	14892763
24	Waterflow Switch	3rd Stairwell 1		10111539
25	Smoke Detector	2nd CORRIDOR NORTHWEST	Photoelectric	14892739
25	Tamper Switch	3rd Stairwell 1		10111538

26	Pull Station	2nd DATA ROOM EXIT	Single Action	14892742
26	Smoke Detector	2nd OFFICE SOUTH	Photoelectric	14892740
26	Smoke Detector	2nd SUITE 205 IRS	Photoelectric	14892741
26	Smoke Detector	2nd UNDERFLOOR COMPUTER ROOM	Photoelectric	14892748
27	Pull Station	2nd GARAGE ENTRANCE	Single Action	14892735
28	Smoke Detector	2nd DATA ROOM	Photoelectric	14892744
29	Smoke Detector	2nd DATA ROOM	Photoelectric	14892743
3	Smoke Detector	1st DOCK CORRIDOR	Photoelectric	14892750
30	Smoke Detector	2nd DATA ROOM	Photoelectric	14892747
31	Smoke Detector	2nd DATA ROOM	Photoelectric	14892745
32	Smoke Detector	2nd DATA ROOM	Photoelectric	14892746
32	Smoke Detector	2nd PHONE ROOM EAST	Photoelectric	14892736
33	Smoke Detector	2nd DATA CLOSET EAST	Photoelectric	14892734
35	Smoke Detector	2nd OFFICE EAST	Photoelectric	14892737
35	Pull Station	3rd STAIR 2	Single Action	14892701
36	Smoke Detector	2nd OFFICE NORTH	Photoelectric	14892738
36	Waterflow Switch	3rd Stairwell 1		10111545
37	Tamper Switch	3rd Stairwell 2		10111544
38	Pull Station	3rd ELEVATOR LOBBY	Single Action	14892713
39	Pull Station	3rd STAIR 1	Single Action	14892715
40	Pull Station	3rd GARAGE ENTRANCE	Single Action	14892721
45	Smoke Detector	3rd ELECTRICAL ROOM	Photoelectric	14892702
46	Duct Detector	3rd AHU-3	Photoelectric	14892705
47	Smoke Detector	3rd MECHANICAL ROOM	Photoelectric	14892704
48	Smoke Detector	3rd SATTELITE ROOM	Photoelectric	14892703
49	Smoke Detector	3rd ELEVATOR LOBBY	Photoelectric	14892714
5	Pull Station	1st STAIR 1	Single Action	14892761
50	Smoke Detector	3rd OFFICE WEST	Photoelectric	14892716
50	Pull Station	4th STAIR 2	Single Action	14892688
51	Smoke Detector	3rd OFFICE WEST	Photoelectric	14892717
51	Pull Station	4th ELEVATOR LOBBY	Single Action	14892683
52	Smoke Detector	3rd OFFICE SOUTH	Photoelectric	14892718
52	Pull Station	4th STAIR 1	Single Action	14892682
53	Smoke Detector	3rd OFFICE SOUTH	Photoelectric	14892719
54	Smoke Detector	3rd OFFICE SOUTH	Photoelectric	14892720
54	Waterflow Switch	4th Stairwell 2		10111552
55	Smoke Detector	3rd OFFICE EAST	Photoelectric	14892722
55	Tamper Switch	4th Stairwell 1		10111551
56	Smoke Detector	3rd OFFICE NORTHEAST	Photoelectric	14892723
57	Smoke Detector	3rd OFFICE NORTH	Photoelectric	14892724
58	Smoke Detector	3rd OFFICE NORTH	Photoelectric	14892725
59	Smoke Detector	2nd ELEVATOR LOBBY	Photoelectric	14892729
59	Smoke Detector	3rd OFFICE NORTH	Photoelectric	14892726
6	Pull Station	1st WEST EXIT	Single Action	14892760
6	Smoke Detector	1st ELEVATOR LOBBY	Photoelectric	14892758
7	Smoke Detector	1st CONTROL PANEL	Photoelectric	14892759
70	Smoke Detector	4th ELECTRICAL ROOM	Photoelectric	14892689
71	Duct Detector	4th AHU-4	Photoelectric	14892687
72	Smoke Detector	4th MECHANICAL ROOM	Photoelectric	14892686
73	Smoke Detector	4th SATT ROOM	Photoelectric	14892685
74	Smoke Detector	4th ELEVATOR LOBBY	Photoelectric	14892684
75	Smoke Detector	4th CORRIDOR WEST	Photoelectric	14892694
76	Smoke Detector	4th CORRIDOR WEST	Photoelectric	14892695

77	Smoke Detector	4th CORRIDOR WEST	Photoelectric	14892696
78	Smoke Detector	4th CORRIDOR SOUTH	Photoelectric	14892697
79	Smoke Detector	4th CORRIDOR SOUTH	Photoelectric	14892698
80	Smoke Detector	4th CORRIDOR SOUTH	Photoelectric	14892699
81	Smoke Detector	4th CORRIDOR EAST	Photoelectric	14892700
82	Smoke Detector	4th CORRIDOR EAST	Photoelectric	14892691
83	Smoke Detector	4th CORRIDOR NORTH	Photoelectric	14892692
84	Smoke Detector	4th CORRIDOR NORTH	Photoelectric	14892690
85	Smoke Detector	4th CORRIDOR NORTH	Photoelectric	14892693
D-15	Smoke Detector	1st Mechanical Room	Photoelectric	10111522
M-32	Tamper Switch	2nd DATA PRE-ACTION SYSTEM		14892519
M-33	Air Pressure Switch	2nd DATA PRE-ACTION SYSTEM	Low	14892516
M-33	Waterflow Switch	2nd DATA PRE-ACTION SYSTEM		14892517
M-34	Releasing Device	2nd DATA PRE-ACTION SYSTEM	Solenoid	14892518

Zone/Circuit: 2

01	Pull Station	5th STAIR 2	Single Action	10111580
01	Smoke Detector	6th ELECTRICAL ROOM	Photoelectric	14892665
02	Duct Detector	5th AHU-5	Photoelectric	14892667
02	Pull Station	5th ELEVATOR LOBBY	Single Action	14892670
03	Pull Station	5th STAIR 1	Single Action	10111581
03	Smoke Detector	5th MECHANICAL ROOM	Photoelectric	14892666
04	Smoke Detector	5th SATT ROOM	Photoelectric	14892668
05	Smoke Detector	5th ELEVATOR LOBBY	Photoelectric	14892669
06	Smoke Detector	5th CORRIDOR WEST	Photoelectric	14892671
07	Smoke Detector	5th CORRIDOR WEST	Photoelectric	14892672
08	Smoke Detector	5th CORRIDOR SOUTH	Photoelectric	14892674
09	Smoke Detector	5th CORRIDOR SOUTH	Photoelectric	14892675
10	Smoke Detector	5th CORRIDOR SOUTHEAST	Photoelectric	14892676
10	Waterflow Switch	5th Stairwell 2		10112015
100	Smoke Detector	9th ELECTRICAL ROOM	Photoelectric	14892596
101	Duct Detector	9th AHU-9 SUPPLY	Photoelectric	14892599
102	Smoke Detector	9th MECHANICAL ROOM	Photoelectric	14892598
103	Smoke Detector	9th ELEVATOR LOBBY	Photoelectric	14892600
104	Smoke Detector	9th CORRIDOR NORTHEAST	Photoelectric	14892616
106	Smoke Detector	9th CORRIDOR SOUTH	Photoelectric	14892606
107	Smoke Detector	9th CORRIDOR WEST	Photoelectric	14892605
108	Smoke Detector	9th CORRIDOR SOUTH	Photoelectric	14892607
109	Smoke Detector	9th CORRIDOR SOUTH	Photoelectric	14892608
11	Smoke Detector	5th CORRIDOR EAST	Photoelectric	14892677
11	Tamper Switch	5th Stairwell 2		10112016
110	Smoke Detector	9th CORRIDOR EAST	Photoelectric	14892609
111	Smoke Detector	9th CORRIDOR EAST	Photoelectric	14892610
112	Smoke Detector	9th CORRIDOR NORTH	Photoelectric	14892612
113	Smoke Detector	9th CORRIDOR NORTH	Photoelectric	14892611
114	Smoke Detector	9th CORRIDOR NORTH	Photoelectric	14892614
115	Smoke Detector	9th CORRIDOR NORTH	Photoelectric	14892613
115	Smoke Detector	9th CORRIDOR WEST	Photoelectric	14892604
116	Smoke Detector	9th CORRIDOR NORTH	Photoelectric	14892615
117	Smoke Detector	9th CORRIDOR WEST	Photoelectric	14892603
12	Smoke Detector	5th CORRIDOR EAST	Photoelectric	14892678
13	Smoke Detector	5th CORRIDOR NORTH	Photoelectric	14892679
14	Smoke Detector	5th CORRIDOR NORTH	Photoelectric	14892680
15	Smoke Detector	5th CORRIDOR NORTH	Photoelectric	14892681

16	Smoke Detector	5th CORRIDOR WEST	Photoelectric	14892673
20	Pull Station	6th STAIR 2	Single Action	14892663
21	Pull Station	6th ELEVATOR LOBBY	Single Action	14892648
22	Pull Station	6th STAIR 1	Single Action	14892649
24	Waterflow Switch	7th Stairwell 1		10112020
25	Smoke Detector	6th ELECTRICAL ROOM	Photoelectric	14892664
25	Tamper Switch	7th Stairwell 1		10112021
26	Duct Detector	6th AHU-6	Photoelectric	14892662
27	Smoke Detector	6th MECHANICAL ROOM	Photoelectric	14892661
28	Smoke Detector	6th ELEVATOR LOBBY	Photoelectric	14892647
30	Smoke Detector	6th CORRIDOR WEST	Photoelectric	14892650
31	Smoke Detector	6th CORRIDOR WEST	Photoelectric	14892651
32	Smoke Detector	6th CORRIDOR SOUTH	Photoelectric	14892652
33	Smoke Detector	6th CORRIDOR SOUTH	Photoelectric	14892655
34	Smoke Detector	6th CORRIDOR SOUTH	Photoelectric	14892653
35	Smoke Detector	6th CORRIDOR SOUTH	Photoelectric	14892654
35	Pull Station	7th STAIR 2	Single Action	14892631
36	Smoke Detector	6th CORRIDOR SOUTH	Photoelectric	14892656
36	Waterflow Switch	7th Stairwell 2		10112027
37	Smoke Detector	6th CORRIDOR EAST	Photoelectric	14892657
37	Tamper Switch	7th Stairwell 2		10112026
38	Smoke Detector	6th CORRIDOR EAST	Photoelectric	14892658
39	Smoke Detector	6th CORRIDOR EAST	Photoelectric	14892659
39	Pull Station	7th STAIR 1	Single Action	14892640
40	Smoke Detector	6th CORRIDOR EAST	Photoelectric	14892660
50	Smoke Detector	7th ELECTRICAL ROOM	Photoelectric	14892632
50	Pull Station	8th STAIR 2	Single Action	14892630
51	Pull Station	8th ELEVATOR LOBBY	Single Action	14892617
52	Pull Station	8th STAIR 1	Single Action	14892619
54	Smoke Detector	7th ELEVATOR LOBBY	Photoelectric	14892646
54	Waterflow Switch	8th Stairwell 1		10112032
55	Smoke Detector	7th CORRIDOR WEST	Photoelectric	14892639
55	Tamper Switch	9th Stairwell 2		10112033
56	Smoke Detector	7th CORRIDOR WEST	Photoelectric	14892638
57	Smoke Detector	7th CORRIDOR SOUTH	Photoelectric	14892635
58	Smoke Detector	7th CORRIDOR SOUTH	Photoelectric	14892634
59	Smoke Detector	7th CORRIDOR EAST	Photoelectric	14892633
60	Smoke Detector	7th CORRIDOR EAST	Photoelectric	14892645
61	Smoke Detector	7th CORRIDOR EAST	Photoelectric	14892644
62	Smoke Detector	7th CORRIDOR NORTH	Photoelectric	14892643
63	Smoke Detector	7th CORRIDOR NORTH	Photoelectric	14892642
64	Smoke Detector	7th CORRIDOR NORTH	Photoelectric	14892641
65	Smoke Detector	7th CORRIDOR SOUTH	Photoelectric	14892636
65	Pull Station	9th STAIR 2	Single Action	14892597
66	Smoke Detector	7th CORRIDOR SOUTH	Photoelectric	14892637
66	Waterflow Switch	9th Stairwell 2		10112039
67	Tamper Switch	9th Stairwell 2		10112038
68	Pull Station	9th ELEVATOR LOBBY	Single Action	14892601
69	Pull Station	9th STAIR 1	Single Action	14892602
75	Smoke Detector	8th ELECTRICAL ROOM	Photoelectric	14892624
76	Duct Detector	8th AHU-8	Photoelectric	14892629
77	Smoke Detector	8th MECHANICAL ROOM	Photoelectric	14892628
78	Smoke Detector	8th ELEVATOR LOBBY	Photoelectric	14892618

79	Smoke Detector	8th CORRIDOR WEST	Photoelectric	14892620
80	Smoke Detector	8th CORRIDOR SOUTH	Photoelectric	14892621
81	Smoke Detector	8th CORRIDOR SOUTHEAST	Photoelectric	14892622
82	Smoke Detector	8th CORRIDOR EAST	Photoelectric	14892623
83	Smoke Detector	8th CORRIDOR EAST	Photoelectric	14892625
84	Smoke Detector	8th CORRIDOR NORTHEAST	Photoelectric	14892626
86	Smoke Detector	8th CORRIDOR NORTH	Photoelectric	14892627

Zone/Circuit: 3

001	Pull Station	10th COMPUTER ROOM WEST	Single Action	14892810
009	Battery	10th ELECTRICAL ROOM	Sealed Lead Acid	10111577
009	Expander Panel	10th ELECTRICAL ROOM DOOR HOLDER POWER SUPPLY		10111578
01	Heat Detector	10th ELECTRICAL ROOM	Fixed Temperature	10111579
013	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111567
015	Pull Station	Penthouse STAIR 2	Single Action	10111575
016	Tamper Switch	Penthouse Stairwell 2		10112044
017	Waterflow Switch	Penthouse Stairwell 2		10112042
02	Pull Station	10th STAIR 1	Single Action	10111586
03	Heat Detector	10th CORRIDOR EAST	Fixed Temperature	10111587
04	Pull Station	10th ELEVATOR LOBBY	Single Action	10111596
04	Smoke Detector	10th MECHANICAL ROOM LEVEL 10	Photoelectric	10111582
05	Duct Detector	10th AHU 10 SUPPLY	Photoelectric	10111584
05	Pull Station	10th STAIRWELL 1	Single Action	10111594
06	Duct Detector	10th AHU 11 SUPPLY	Photoelectric	10111585
07	Heat Detector	10th MECHANICAL ROOM LEVEL 10	Fixed Temperature	10111583
08	Smoke Detector	10th CORRIDOR EAST	Photoelectric	10111588
10	Smoke Detector	10th SATT CORRIDOR	Photoelectric	14892774
100	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892860
101	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892834
102	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892828
103	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892827
104	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892833
105	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892821
106	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892819
107	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892817
108	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892816
109	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892796
11	Heat Detector	10th CORRIDOR EAST	Fixed Temperature	10111591
110	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892808
111	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892812
112	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892813
113	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892798
114	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892794
115	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892792
116	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892791
117	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892806
118	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892802
119	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892800
12	Heat Detector	10th ELEVATOR LOBBY	Fixed Temperature	13045426
120	Smoke Detector	10th COMPUTER ROOM UF SOUTHEAST	Photoelectric	14892804
121	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892786
122	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892787
123	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892784

124	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892778
125	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892780
126	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892782
127	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892776
130	Smoke Detector	Penthouse STAIR 2 TOP	Photoelectric	14892595
131	Smoke Detector	Penthouse MECHANICAL ROOM	Photoelectric	10111573
132	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111572
133	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111566
134	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111565
135	Smoke Detector	Penthouse ELEVATOR MACHINE ROOM	Photoelectric	10111564
136	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111563
138	Duct Detector	Penthouse AHU 12 SUPPLY	Photoelectric	10111561
139	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111562
140	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111568
141	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111569
142	Duct Detector	Penthouse RTU-1 SUPPLY	Photoelectric	10111560
143	Smoke Detector	Penthouse ELEVATOR MACHINE ROOM	Photoelectric	10111570
144	Heat Detector	Penthouse ELEVATOR MACHINE ROOM	Fixed Temperature	10111571
145	Heat Detector	Penthouse CORRIDOR WEST	Fixed Temperature	14892586
146	Smoke Detector	Penthouse CORRIDOR WEST	Photoelectric	14892585
147	Heat Detector	Penthouse CORRIDOR NORTH	Fixed Temperature	14892587
148	Heat Detector	Penthouse CORRIDOR NORTH	Fixed Temperature	14892588
150	Smoke Detector	Penthouse CORRIDOR NORTH	Photoelectric	14892589
151	Heat Detector	Penthouse CORRIDOR NORTH	Fixed Temperature	14892590
152	Heat Detector	Penthouse CORRIDOR NORTH	Fixed Temperature	14892591
153	Duct Detector	Penthouse AHU-12 SUPPLY	Photoelectric	14892592
154	Heat Detector	Penthouse CORRIDOR EAST	Fixed Temperature	14892593
155	Smoke Detector	Penthouse CORRIDOR EAST	Photoelectric	14892594
157	Smoke Detector	Penthouse ELECTRICAL ROOM	Photoelectric	10111574
158	Smoke Detector	10th COMPUTER ROOM UF	Photoelectric	14892894
19	Smoke Detector	10th ELEVATOR LOBBY	Photoelectric	13045430
20	Heat Detector	10th CORRIDOR NORTHWEST	Fixed Temperature	13045427
21	Smoke Detector	10th CORRIDOR WEST	Photoelectric	13045429
22	Heat Detector	10th MENS ROOM	Fixed Temperature	13045428
24	Heat Detector	10th CORRIDOR WEST	Fixed Temperature	10111595
25	Smoke Detector	10th STAIRWELL 1 TOP	Photoelectric	10111593
26	Heat Detector	10th STAIRWELL 1 TOP	Fixed Temperature	10111592
27	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892863
28	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892855
29	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892857
30	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892853
31	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892851
32	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892849
33	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892847
34	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892845
35	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892843
36	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892841
37	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892839
38	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892837
39	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892831
40	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892859
41	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892861
42	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892835

43	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892829
44	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892826
45	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892832
46	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892823
47	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892824
48	Smoke Detector	10th COMPUTER ROOM SOUTHWEST	Photoelectric	14892822
49	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892820
50	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892818
51	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892815
52	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892797
53	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892809
54	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892811
55	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892814
56	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892799
57	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892795
58	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892793
59	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892790
6	Pull Station	10th COMPUTER ROOM EAST	Single Action	14892866
60	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892807
61	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892803
62	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892801
63	Smoke Detector	10th COMPUTER ROOM SOUTHEAST	Photoelectric	14892805
64	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892789
64	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892785
65	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892788
67	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892779
68	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892781
69	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892783
7	Pull Station	10th COMPUTER ROOM NORTH	Single Action	14892825
70	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892772
71	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892773
72	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892777
73	Smoke Detector	10th COMPUTER ROOM NORTHEAST	Photoelectric	14892771
74	Heat Detector	10th COMPUTER ROOM NORTHEAST	Fixed Temperature	14892769
75	Heat Detector	10th COMPUTER ROOM NORTHEAST	Fixed Temperature	14892767
76	Heat Detector	10th COMPUTER ROOM NORTHWEST	Fixed Temperature	14892766
77	Heat Detector	10th COMPUTER ROOM NORTHWEST	Fixed Temperature	14892768
78	Heat Detector	10th COMPUTER ROOM NORTHWEST	Fixed Temperature	14892765
79	Heat Detector	10th COMPUTER ROOM NORTHWEST	Fixed Temperature	14892764
8	Pull Station	1st COMPUTER ROOM SOUTH	Single Action	14892770
80	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892865
81	Smoke Detector	10th COMPUTER ROOM NORTHWEST	Photoelectric	14892864
82	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892891
83	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892892
84	Smoke Detector	10th COMPUTER ROOM UF NORTHEAST	Photoelectric	14892893
86	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892862
87	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892854
88	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892856
89	Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Photoelectric	14892852
9	Smoke Detector	10th SATT CORRIDOR	Photoelectric	14892775
90	Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Photoelectric	14892850
91	Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Photoelectric	14892848
92	Smoke Detector	10th COMPUTER ROOM UF NORTHWEST	Photoelectric	14892846

93	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892844
94	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892842
95	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892840
96	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892838
97	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892836
98	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892830
99	Smoke Detector	10th COMPUTER ROOM UF SOUTHWEST	Photoelectric	14892858
M-40	Air Pressure Switch	10th PRE-ACTION SYSTEM	Low	14892539
M-41	Releasing Device	10th PRE-ACTION SYSTEM	Solenoid	14892529
M-42	Waterflow Switch	10th PRE-ACTION SYSTEM		14892540
M-43	Tamper Switch	10th PRE-ACTION SYSTEM		14892527

Sprinkler Inspection Certificate

For

Waller Creek
625 East 10th Street
Austin, TX 78701

Tested to NFPA 25 Standards

This Inspection was performed in accordance with applicable NFPA Standards. The subsequent pages of this report provide performance measurements, listed ranges of acceptable results, and complete documentation of the inspection. Whenever discrepancies exist between acceptable performance standards and actual test results, notes and/or recommended solutions have been proposed or provided for immediate review and approval.

Inspection Date
Mar 7, 2011

Building: Waller Creek
Contact: BJ Ruiz
Title: Contact

Company: Koetter Fire Protection of Austin, LLC
Contact: Lucas E. Smith
Title: Inspector RME-1312-I

Executive Summary

Generated by: BuildingReports.com

Building Information								
Building: Waller Creek			Contact: BJ Ruiz					
Address: 625 East 10th Street			Phone: 512.972.0305					
Address:			Fax:					
City/State/Zip: Austin, TX 78701			Mobile:					
Country: United States of America			Email:					
Inspection Performed By								
Company: Koetter Fire Protection of Austin, LLC			Inspector: Lucas E. Smith					
Address: 16069 Central Commerce Drive			Phone: 512-848-4796					
Address:			Fax:					
City/State/Zip: Pflugerville, TX 78660			Mobile:					
Country: United States of America			Email: lsmith@koetterfireprotection.com					
System Control Unit								
System Type	System Location		Protected Area				Devices	
Fire Pump							41	
Preaction			10th Floor Server Room				9	
Preaction			2nd Floor Server Room				8	
Standpipe			Garage				11	
Wet Pipe			Floors-1-PH				57	
Wet Pipe			Generator Room				1	
Inspection Summary								
Category	Total Items		Serviced		Passed		Failed/Other	
	Qty	%	Qty	%	Qty	%	Qty	%
Valve	27	21.26%	27	100.00%	27	100.00%	0	0%
Hose	30	23.62%	30	100.00%	30	100.00%	0	0%
Device	27	21.26%	27	100.00%	27	100.00%	0	0%
Sprinkler	2	1.57%	2	100.00%	2	100.00%	0	0%
Pump	7	5.51%	7	100.00%	7	100.00%	0	0%
Alarm	34	26.77%	34	100.00%	29	85.29%	5	14.71%
Totals	127	100%	127	100.00%	122	96.06%	5	3.94%
Certification								
Building: Waller Creek			Company: Koetter Fire Protection of Austin, LLC					
Contact: BJ Ruiz			Inspector: Lucas E. Smith					
Signed:			Signed:					

Discrepancy Report

Generated by: BuildingReports.com

Building: Waller Creek

The Discrepancy Report consolidates each discrepancy listed within the various Testing sections of your Inspection. Discrepancies are listed by Category, and grouped by device type. The description of the problem is provided and where appropriate, code references are listed for your convenience. Any item that was inspected that is listed on the Consumer Product Safety Commissions website and are subject to a recall by the manufacturer are included.

Device Type	Manufacturer	ModelNumber	Date	Qty
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Items listed for Recall by Manufacturer

No recalled items found during this inspection.

🔍 ScanID	📍 Location	🔧 Problem	📖 Reference
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Fire Pump

Tamper Switch

10112067	1st Generator Room	Failed Test	NFPA 25 12.3.3.5.2
10112057	1st Generator Room	Failed Test	NFPA 25 12.3.3.5.2
10112059	1st Generator Room	Failed Test	NFPA 25 12.3.3.5.2
10112058	1st Generator Room	Failed Test	NFPA 25 12.3.3.5.2
10112064	1st Generator Room	Failed Flow Test	

Proposed Solutions Report

Generated by: BuildingReports.com

Building: Waller Creek

The Proposed Solution Report provides a solution for each discrepancy listed on the Discrepancy Report. Provide a check mark where indicated to approve repairs listed within the report. Items listed as T/M are available for repair on a Time and Materials basis.

🔧 ScanID	📍 Location	🔧 Solution	Cost	Fix
Fire Pump				
Tamper Switch				
10112067	1st Generator Room	Troubleshoot Alarm Devices	T/M	<input type="checkbox"/>
10112057	1st Generator Room	Troubleshoot Alarm Devices	T/M	<input type="checkbox"/>
10112059	1st Generator Room	Troubleshoot Alarm Devices	T/M	<input type="checkbox"/>
10112058	1st Generator Room	Troubleshoot Alarm Devices	T/M	<input type="checkbox"/>
10112064	1st Generator Room	Troubleshoot Alarm Devices	T/M	<input type="checkbox"/>

Inspection & Testing

Generated by: BuildingReports.com

Building: Waller Creek

The Inspection & Testing section lists all of the items inspected in your building. Items are grouped by Passed or Failed/Other. Items are listed by Category. Each item includes the services performed, and the time & date at which testing occurred. For more information about an item, click on the link provided.

Device Type	Location	Service	Time	Date
Passed				
Fire Pump				
Fire Pump Off	1st Generator Room	Quarterly	1:33:34 PM	03/07/2011
Fire Pump Running	1st Generator Room	Quarterly	1:33:30 PM	03/07/2011
Drain	3rd Stairwell 2	Quarterly	1:27:37 PM	03/07/2011
Drain	5th Stairwell 2	Quarterly	1:30:24 PM	03/07/2011
Hose Connection	1st Stairwell 1	Quarterly	1:33:38 PM	03/07/2011
Hose Connection	2nd Stairwell 2	Quarterly	1:34:34 PM	03/07/2011
Hose Connection	2nd 1 Stairwell 1	Quarterly	1:34:40 PM	03/07/2011
Hose Connection	3rd Stairwell 1	Quarterly	1:31:44 PM	03/07/2011
Hose Connection	3rd Stairwell 2	Quarterly	1:35:51 PM	03/07/2011
Hose Connection	4th Stairwell 2	Quarterly	1:31:11 PM	03/07/2011
Hose Connection	4th Stairwell 1	Quarterly	1:31:24 PM	03/07/2011
Hose Connection	5th Stairwell 1	Quarterly	1:30:32 PM	03/07/2011
Hose Connection	5th Stairwell 2	Quarterly	1:30:40 PM	03/07/2011
Hose Connection	6th Stairwell 1	Quarterly	1:29:45 PM	03/07/2011
Hose Connection	7th Stairwell 2	Quarterly	1:29:19 PM	03/07/2011
Hose Connection	7th Stairwell 1	Quarterly	1:29:38 PM	03/07/2011
Hose Connection	8th Stairwell 2	Quarterly	1:28:40 PM	03/07/2011
Hose Connection	8th Stairwell 1	Quarterly	1:28:44 PM	03/07/2011
Hose Connection	9th Stairwell 2	Quarterly	1:28:18 PM	03/07/2011
Hose Connection	9th Stairwell 1	Quarterly	1:30:58 PM	03/07/2011
Hose Connection	10th Stairwell 2	Quarterly	1:27:57 PM	03/07/2011
Hose Connection	10th Stairwell 2	Quarterly	1:30:44 PM	03/07/2011
Controller	1st Generator Room	Quarterly	1:27:25 PM	03/07/2011
Electrical Driver	1st Generator Room	Quarterly	1:26:11 PM	03/07/2011
Fire Pump Gauge	1st Generator Room	Quarterly	1:25:46 PM	03/07/2011
Jockey Controller	1st Generator Room	Quarterly	1:24:50 PM	03/07/2011
Jockey Pump	1st Generator Room	Quarterly	1:26:24 PM	03/07/2011
Pump	1st Generator Room	Quarterly	1:25:48 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:24:21 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:25:04 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:25:50 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:25:54 PM	03/07/2011
Control Valve	1st Conference Generator Room	Quarterly	1:26:05 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:26:19 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:27:31 PM	03/07/2011
Control Valve	1st Generator Room	Quarterly	1:27:51 PM	03/07/2011
Preaction, 10th Floor Server Room				
Pressure Switch	10th Stairwell 1	Quarterly	1:22:24 PM	03/07/2011

Device Type	Location	Service	Time	Date
Tamper Switch	10th Stairwell 1	Quarterly	1:22:38 PM	03/07/2011
Waterflow Switch	10th Stairwell 1	Quarterly	1:22:19 PM	03/07/2011
Drain	10th Stairwell 1	Quarterly	1:22:29 PM	03/07/2011
Gauge	10th Stairwell 1	Quarterly	1:24:10 PM	03/07/2011
Air Compressor	10th Stairwell 1	Quarterly	1:22:14 PM	03/07/2011
Check Valve	10th Stairwell 1	Quarterly	1:24:00 PM	03/07/2011
Control Valve	10th Stairwell 1	Quarterly	1:22:44 PM	03/07/2011
Deluge Valve	10th Stairwell 1	Quarterly	1:23:53 PM	03/07/2011
Preaction, 2nd Floor Server Room				
Pressure Switch	2nd Stairwell 2	Quarterly	1:23:43 PM	03/07/2011
Tamper Switch	2nd Stairwell 2	Quarterly	1:23:28 PM	03/07/2011
Waterflow Switch	2nd Stairwell 2	Quarterly	1:23:38 PM	03/07/2011
Drain	2nd Stairwell 2	Quarterly	1:24:14 PM	03/07/2011
Gauge	2nd Stairwell 2	Quarterly	1:22:49 PM	03/07/2011
Check Valve	2nd Stairwell 2	Quarterly	1:22:54 PM	03/07/2011
Control Valve	2nd Stairwell 2	Quarterly	1:23:31 PM	03/07/2011
Deluge Valve	2nd Stairwell 2	Quarterly	1:23:48 PM	03/07/2011
Standpipe, Garage				
Fire Dep't Connection	1st Southeast Garage	Quarterly	1:32:46 PM	03/07/2011
Hose Connection	1st Southeast Garage	Quarterly	1:32:56 PM	03/07/2011
Hose Connection	1st Northwest Garage	Quarterly	1:33:27 PM	03/07/2011
Hose Connection	2nd Southeast Garage	Quarterly	1:33:00 PM	03/07/2011
Hose Connection	2nd Northwest Garage	Quarterly	1:33:23 PM	03/07/2011
Hose Connection	3rd Southeast Garage	Quarterly	1:33:05 PM	03/07/2011
Hose Connection	3rd Northwest Garage	Quarterly	1:33:17 PM	03/07/2011
Hose Connection	4th Southeast Garage	Quarterly	1:32:30 PM	03/07/2011
Hose Connection	4th Northwest Garage	Quarterly	1:32:40 PM	03/07/2011
Hose Connection	5th Northwest Garage	Quarterly	1:32:36 PM	03/07/2011
Hose Connection	5th Southeast Garage	Quarterly	1:33:12 PM	03/07/2011
Wet Pipe, Floors-1-PH				
Tamper Switch	1st Stairwell 1 Dock	Quarterly	1:34:21 PM	03/07/2011
Tamper Switch	1st Stairwell 1 Dock	Quarterly	1:34:27 PM	03/07/2011
Tamper Switch	2nd Stairwell 1	Quarterly	1:35:48 PM	03/07/2011
Tamper Switch	3rd Stairwell 2	Quarterly	1:31:53 PM	03/07/2011
Tamper Switch	4th Stairwell 1	Quarterly	1:31:19 PM	03/07/2011
Tamper Switch	5th Stairwell 2	Quarterly	1:30:15 PM	03/07/2011
Tamper Switch	6th Stairwell 1	Quarterly	1:29:49 PM	03/07/2011
Tamper Switch	7th Stairwell 2	Quarterly	1:29:24 PM	03/07/2011
Tamper Switch	8th Stairwell 1	Quarterly	1:28:48 PM	03/07/2011
Tamper Switch	9th Stairwell 2	Quarterly	1:28:22 PM	03/07/2011
Tamper Switch	Penthouse Stairwell 2	Quarterly	1:28:01 PM	03/07/2011
Waterflow Switch	1st Stairwell 1	Quarterly	1:34:13 PM	03/07/2011
Waterflow Switch	2nd Stairwell 1	Quarterly	1:35:33 PM	03/07/2011
Waterflow Switch	3rd Stairwell 2	Quarterly	1:31:49 PM	03/07/2011
Waterflow Switch	4th Stairwell 1	Quarterly	1:31:15 PM	03/07/2011
Waterflow Switch	5th Stairwell 2	Quarterly	1:30:19 PM	03/07/2011
Waterflow Switch	6th Stairwell 1	Quarterly	1:29:58 PM	03/07/2011
Waterflow Switch	7th Stairwell 2	Quarterly	1:29:29 PM	03/07/2011
Waterflow Switch	8th Stairwell 1	Quarterly	1:28:52 PM	03/07/2011
Waterflow Switch	9th Stairwell 2	Quarterly	1:28:28 PM	03/07/2011

Device Type	Location	Service	Time	Date
Waterflow Switch	Penthouse Stairwell 2	Quarterly	1:28:08 PM	03/07/2011
Drain	1st Stairwell 1	Quarterly	1:34:08 PM	03/07/2011
Drain	2nd Stairwell 1	Quarterly	1:35:06 PM	03/07/2011
Drain	3rd Stairwell 2	Quarterly	1:35:57 PM	03/07/2011
Drain	4th Stairwell 1	Quarterly	1:31:36 PM	03/07/2011
Drain	6th Stairwell 1	Quarterly	1:30:07 PM	03/07/2011
Drain	7th Stairwell 2	Quarterly	1:29:16 PM	03/07/2011
Drain	8th Stairwell 1	Quarterly	1:29:10 PM	03/07/2011
Drain	9th Stairwell 2	Quarterly	1:28:32 PM	03/07/2011
Drain	Penthouse Stairwell 2	Quarterly	1:30:48 PM	03/07/2011
Gauge	1st Generator Room	Quarterly	1:24:27 PM	03/07/2011
Gauge	1st Stairwell 2	Quarterly	1:33:43 PM	03/07/2011
Gauge	2nd Stairwell 1	Quarterly	1:34:45 PM	03/07/2011
Gauge	3rd Stairwell 2	Quarterly	1:35:59 PM	03/07/2011
Gauge	4th Stairwell 1	Quarterly	1:31:41 PM	03/07/2011
Gauge	5th Stairwell 2	Quarterly	1:30:36 PM	03/07/2011
Gauge	6th Stairwell 1	Quarterly	1:30:03 PM	03/07/2011
Gauge	7th Stairwell 1	Quarterly	1:29:34 PM	03/07/2011
Gauge	8th Stairwell 1	Quarterly	1:29:06 PM	03/07/2011
Gauge	9th Stairwell 2	Quarterly	1:28:36 PM	03/07/2011
Gauge	10th Stairwell 2	Quarterly	1:28:05 PM	03/07/2011
Watermotor Gong	1st Generator Room	Quarterly	1:24:23 PM	03/07/2011
Fire Dep't Connection	1st Southeast Garage	Quarterly	1:32:49 PM	03/07/2011
Sprinkler Box	1st Generator Room	Quarterly	1:27:41 PM	03/07/2011
Sprinkler Box Spares	1st Generator Room	Quarterly	1:27:47 PM	03/07/2011
Alarm Valve	1st Generator Room	Quarterly	1:24:25 PM	03/07/2011
Control Valve	1st Stairwell 2 Dock	Quarterly	1:33:49 PM	03/07/2011
Control Valve	1st Stairwell 2 Dock	Quarterly	1:33:53 PM	03/07/2011
Control Valve	2nd Stairwell 1	Quarterly	1:34:51 PM	03/07/2011
Control Valve	3rd Stairwell 2	Quarterly	1:31:57 PM	03/07/2011
Control Valve	4th Stairwell 1	Quarterly	1:31:29 PM	03/07/2011
Control Valve	5th Stairwell 2	Quarterly	1:30:28 PM	03/07/2011
Control Valve	6th Stairwell 1	Quarterly	1:30:11 PM	03/07/2011
Control Valve	7th Stairwell 2	Quarterly	1:31:06 PM	03/07/2011
Control Valve	8th Stairwell 1	Quarterly	1:31:02 PM	03/07/2011
Control Valve	9th Stairwell 2	Quarterly	1:30:52 PM	03/07/2011
Control Valve	Penthouse Stairwell 2	Quarterly	1:28:13 PM	03/07/2011
Wet Pipe, Generator Room				
Control Valve	1st Generator Room	Quarterly	1:24:30 PM	03/07/2011
Failed/Other				
Fire Pump				
Tamper Switch	1st Generator Room	Quarterly	1:36:46 PM	03/07/2011
Tamper Switch	1st Generator Room	Annual	1:36:51 PM	03/07/2011
Tamper Switch	1st Generator Room	Quarterly	1:36:54 PM	03/07/2011
Tamper Switch	1st Generator Room	Quarterly	1:36:58 PM	03/07/2011
Tamper Switch	1st Generator Room	Quarterly	1:37:02 PM	03/07/2011

Wet Pipe Fire Sprinkler Systems

Generated by: BuildingReports.com

Building: Waller Creek				Floors-1-PH			
<p><i>A sprinkler system employing automatic sprinklers attached to a piping system containing water and connected to a water supply so that water discharges immediately from sprinklers opened by heat from a fire.</i></p>							
Alarms							
Tamper Switch							
Type	Description	Manufacturer	Sec	Zone/Address	OK	ScanID	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10111531	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10111532	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10111538	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10111544	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10111552	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112016	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112021	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112027	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112033	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112039	
Lever	Supervisory	Potter Electric		1	<input checked="" type="checkbox"/>	10112044	
Waterflow Switch							
Type	Manufacturer	Model #	Sec	Size	Zone/Address	OK	ScanID
Lever	Notifier	WFD2.5	40		1	<input checked="" type="checkbox"/>	10111530
Lever	Notifier	WFD2.5	40		1	<input checked="" type="checkbox"/>	10111539
Lever	Notifier	WFD 2.5	40		1	<input checked="" type="checkbox"/>	10111545
Lever	Notifier	WFD2.5	45		1	<input checked="" type="checkbox"/>	10111553
Lever	Notifier	WFD2.5	40		1	<input checked="" type="checkbox"/>	10112015
Lever	Notifier	WFD2.5	40		1	<input checked="" type="checkbox"/>	10112020
Lever	Notifier	WFD2.5	45		1	<input checked="" type="checkbox"/>	10112026
Lever	Notifier	WFD2.5	45		1	<input checked="" type="checkbox"/>	10112032
Lever	Notifier	WFD2.5	50		1	<input checked="" type="checkbox"/>	10112038
Lever	Notifier	WFD2.5	60		1	<input checked="" type="checkbox"/>	10112042
Components							
Alarm Valve							
Type	Manufacturer	Model #	Position	Status	Size	OK	ScanID
Threaded/Grooved	Reliable	E			6"	<input checked="" type="checkbox"/>	10112070
Control Valve							
Type	Manufacturer	Size	Position	Status	OK	ScanID	

OS&Y		2.5"	Open	Locked	<input checked="" type="checkbox"/>	10111527
OS&Y		6"	Open	Locked	<input checked="" type="checkbox"/>	10111528
OS&Y		2.5"	Open	Supervised	<input checked="" type="checkbox"/>	10111536
OS&Y		2.5"	Open	Supervised	<input checked="" type="checkbox"/>	10111543
OS&Y	Notifier	2.5"	Open	Supervised	<input checked="" type="checkbox"/>	10111550
OS&Y	Notifier	2.5"	Open	Supervised	<input checked="" type="checkbox"/>	10112013
OS&Y		2.5"	Open	Locked	<input checked="" type="checkbox"/>	10112017
OS&Y		2.5"	Open	Locked	<input checked="" type="checkbox"/>	10111555
OS&Y		3"	Open	Locked	<input checked="" type="checkbox"/>	10111556
OS&Y		2.5"	Open	Locked	<input checked="" type="checkbox"/>	10111558
OS&Y		2.5"	Open	Supervised	<input checked="" type="checkbox"/>	10112041

Devices

Drain

Type	Size	Supply psi	Static psi	Residual psi	Sec	OK	ScanID
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10111529
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10111537
Main	0.75"	150	150	135		<input checked="" type="checkbox"/>	10111541
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10111549
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10112018
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10112029
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10112030
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10112037
Main	1"	150	150	125		<input checked="" type="checkbox"/>	10111559

Fire Dep't Connection

Location	Type	Size	OK	ScanID
1st Southeast Garage	Wall	6"	<input checked="" type="checkbox"/>	10111514

Gauge

Type	Location	Static psi	Fill Type	Size	OK	ScanID
System Pressure	1st Generator Room			1/4	<input checked="" type="checkbox"/>	10112069
System Pressure	1st Stairwell 2			1/4	<input checked="" type="checkbox"/>	10111526
System Pressure	2nd Stairwell 1			1/4	<input checked="" type="checkbox"/>	10111535
System Pressure	3rd Stairwell 2			1/4	<input checked="" type="checkbox"/>	10111542
System Pressure	4th Stairwell 1			1/4	<input checked="" type="checkbox"/>	10111548
System Pressure	5th Stairwell 2			1/4	<input checked="" type="checkbox"/>	10112011
System Pressure	6th Stairwell 1			1/4	<input checked="" type="checkbox"/>	10112019
System Pressure	7th Stairwell 1			1/4	<input checked="" type="checkbox"/>	10112025
System Pressure	8th Stairwell 1			1/4	<input checked="" type="checkbox"/>	10112031
System Pressure	9th Stairwell 2			1/4	<input checked="" type="checkbox"/>	10112036
System Pressure	10th Stairwell 2			1/4	<input checked="" type="checkbox"/>	10112043

Sprinkler Box

Qty	Tool Available?	Size	Manufacturer	Location	OK	ScanID
3	Yes	12 unit		1st Generator Room	<input checked="" type="checkbox"/>	10112048

Sprinkler Box Spares						
Qty	Type	K factor	Manufacturer	Location	OK	ScanID
16	Assorted			1st Generator Room	<input checked="" type="checkbox"/>	10112047
Watermotor Gong						
Location			Manufacturer	Model #	Size	OK
1st Generator Room			Reliable	E1	0.75"	<input checked="" type="checkbox"/>

Building: Waller Creek

Generator Room

A sprinkler system employing automatic sprinklers attached to a piping system containing water and connected to a water supply so that water discharges immediately from sprinklers opened by heat from a fire.

Components

Control Valve

Type	Manufacturer	Size	Position	Status	OK	ScanID
OS&Y	Kennedy	2"			<input checked="" type="checkbox"/>	10112068

Standpipe Systems

Generated by: BuildingReports.com

Building: Waller Creek		Garage			
<p>An arrangement of piping, valves, hose connections, and allied equipment installed in a building or structure, with the hose connections located in such a manner that water can be discharged in streams or spray patterns through attached hose and nozzles, for the purpose of extinguishing a fire, thereby protecting a building or structure and its contents in addition to protecting the occupants. This is accomplished by means of connections to water supply systems or by means of pumps, tanks, and other equipment necessary to provide an adequate supply of water to the hose connections. NFPA 25-3.3.33.1</p>					
Devices					
Fire Dep't Connection					
Location	Type	Size	OK	ScanID	
1st Southeast Garage	Wall	6"	<input checked="" type="checkbox"/>	10111513	
Hose Connection					
Location	Type	Description	Size	OK	ScanID
1st Southeast Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111515
1st Northwest Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111521
2nd Southeast Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111516
2nd Northwest Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111520
3rd Southeast Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111517
3rd Northwest Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111519
4th Southeast Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111507
4th Northwest Garage			Class III - 2.5" & 1.5	<input checked="" type="checkbox"/>	10111511

5th Northwest Garage			Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111510
5th Southeast Garage			Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111518

Preaction Fire Sprinkler Systems

Generated by: BuildingReports.com

Building: Waller Creek				10th Floor Server Room			
<p><i>A sprinkler system employing automatic sprinklers attached to a piping system that contains air that might or might not be under pressure, with a supplemental detection system installed in the same areas as the sprinklers.</i></p>							
Air Compressor							
Manufacturer	Model #	Phase	Low psi	High psi	Amps	OK	ScanID
General Air	OL425AC					<input checked="" type="checkbox"/>	14892541
Alarms							
Pressure Switch							
Type	Description	Manufacturer	Low	High	Zone/Address	OK	ScanID
Low	Supervisory	Potter Electric	24	50	1, 3, 42	<input checked="" type="checkbox"/>	14892539
Tamper Switch							
Type	Description	Manufacturer	Sec		Zone/Address	OK	ScanID
Butterfly	Supervisory				1, 3, 42	<input checked="" type="checkbox"/>	14892527
Waterflow Switch							
Type	Manufacturer	Model #	Sec	Size	Zone/Address	OK	ScanID
Pressure Switch	Potter Electric	PS10-2A	10		1, 3, 42	<input checked="" type="checkbox"/>	14892540
Components							
Check Valve							
Type	Location				Size	OK	ScanID
Grooved	10th Stairwell 1				3"	<input checked="" type="checkbox"/>	14892512
Control Valve							
Type	Manufacturer	Size	Position	Status	OK	ScanID	
Butterfly		3"	Open	Supervised	<input checked="" type="checkbox"/>	14892526	
Deluge Valve							
Manufacturer	Model #	Serial #			Size	OK	ScanID
Viking	F-1	W00363416			3"	<input checked="" type="checkbox"/>	14892513
Type	Position	Status			Solenoid	Sec	
Double Interlock	Open	Supervised			24vdc		
Devices							
Drain							
Type	Size	Supply psi	Static psi	Residual psi	Sec	OK	ScanID
Main	1.25"	150	150	135		<input checked="" type="checkbox"/>	14892528
Gauge							
Type	Location		Static psi	Fill Type	Size	OK	ScanID

System Pressure	10th Stairwell 1			1/4	<input checked="" type="checkbox"/>	14892511
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A sprinkler system employing automatic sprinklers attached to a piping system that contains air that might or might not be under pressure, with a supplemental detection system installed in the same areas as the sprinklers.

Alarms

Pressure Switch

Type	Description	Manufacturer	Low	High	Zone/Address	OK	ScanID
Low	Supervisory	Potter Electric	24	50	1, 1, 31	<input checked="" type="checkbox"/>	14892516

Tamper Switch

Type	Description	Manufacturer	Sec	Zone/Address	OK	ScanID
Lever	Supervisory	System Sensor		1, 1, 32	<input checked="" type="checkbox"/>	14892519

Waterflow Switch

Type	Manufacturer	Model #	Sec	Size	Zone/Address	OK	ScanID
Pressure Switch	Potter Electric	PS10-2A	10		1, 1, 33	<input checked="" type="checkbox"/>	14892517

Components

Check Valve

Type	Location	Size	OK	ScanID
Threaded	2nd Stairwell 2	2"	<input checked="" type="checkbox"/>	14892521

Control Valve

Type	Manufacturer	Size	Position	Status	OK	ScanID
OS&Y		2"	Open	Supervised	<input checked="" type="checkbox"/>	14892520

Deluge Valve

Manufacturer		Model #	Serial #	Size	OK	ScanID
Viking		F-1	12059	2"	<input checked="" type="checkbox"/>	14892515
Type	Position	Status	Solenoid		Sec	
Double Interlock	Open	Supervised	24vdc			

Devices

Drain

Type	Size	Supply psi	Static psi	Residual psi	Sec	OK	ScanID
Main	0.75"	150	150	135		<input checked="" type="checkbox"/>	14892510

Gauge

Type	Location	Static psi	Fill Type	Size	OK	ScanID
System Pressure	2nd Stairwell 2			1/4	<input checked="" type="checkbox"/>	14892522

Fire Pump Testing

Generated by: BuildingReports.com

Building: Waller Creek

A pump supplying water at the flow and pressure required by water-based fire protection systems. NFPA 25-3.6.2

Controller

Manufacturer	Model #	Location			Install Date	Serial Number
Metron	M430-30-460B	1st Generator Room			10/13/2010	EE-853092
AC Power	Time Meter	Start psi	Stop psi	Battery Supervised		Generator Backup
Phase Reversal				No		Yes

Electrical

Manufacturer	Model #	Location	Install Date	Serial Number		
WEG	030TOP3286T	1st Generator Room	10/11/2010	1007582207		
Type		Timing Min/Sec		Current @ rpm		
		Full	Run	50	100	150

Controller

Manufacturer	Model #	Location			Install Date	Serial Number
Horner Electric	JY36-005-F03	1st Generator Room			07/01/1985	C85014-45A
AC Power	Time Meter	Start psi	Stop psi	Battery Supervised		Generator Backup
Normal Phase				No		Yes

Jockey Pumps

Manufacturer	Model #	Location		Install Date	Serial Number
Grundfos	A96081982P11021198	1st Generator Room		10/13/2010	
Power On	Type	Turn On psi	Turn Off psi	Volts	Horsepower
	Automatic				1

Pump

Manufacturer	Model #	Location	Install Date	Rated Speed
Peerless	4AEF11	1st Generator Room	10/11/2010	1775
Serial Number	Type	Orientation	Impeller Size	
9927015072-10-A	Pump Primary			

Alarms

Fire Pump Off

Type	Location	Zone/Address	OK	ScanID
	1st Generator Room	1, 1, 100	<input checked="" type="checkbox"/>	10111524

Fire Pump Running

Type	Location	Zone/Address	OK	ScanID
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	1st Generator Room			1, 1, 100	<input checked="" type="checkbox"/>	10111523	
Tamper Switch							
Type	Description	Manufacturer	Sec	Zone/Address	OK	ScanID	
Lever	Supervisory	Potter Electric		1	<input type="checkbox"/>	10112057	
Lever	Supervisory	Potter Electric		1	<input type="checkbox"/>	10112058	
Lever	Supervisory	Potter Electric		1	<input type="checkbox"/>	10112059	
Lever	Supervisory	Potter Electric		1, 1, 18	<input type="checkbox"/>	10112064	
Lever	Supervisory	Potter Electric		1	<input type="checkbox"/>	10112067	
Components							
Control Valve							
Type	Manufacturer	Size	Position	Status	OK	ScanID	
Butterfly	Kennedy	5"			<input checked="" type="checkbox"/>	10112072	
Butterfly	Kennedy	5"			<input checked="" type="checkbox"/>	10112066	
Butterfly	Kennedy	6"	Open	Locked	<input checked="" type="checkbox"/>	10112061	
Butterfly	Kennedy	6"	Open	Locked	<input checked="" type="checkbox"/>	10112060	
OS&Y	Kennedy	6"	Open	Locked	<input checked="" type="checkbox"/>	10112056	
OS&Y		1.25"	Open	Locked	<input checked="" type="checkbox"/>	10112054	
OS&Y		1"	Open	Locked	<input checked="" type="checkbox"/>	10112050	
Butterfly	Kennedy	6"			<input checked="" type="checkbox"/>	10112046	
Devices							
Drain							
Type	Size	Supply psi	Static psi	Residual psi	Sec	OK	ScanID
Main	2"	150	150	135		<input checked="" type="checkbox"/>	10112049
Main	1"	150	150	135		<input checked="" type="checkbox"/>	10112014
Hose Connection							
Location		Type	Description	Size	OK	ScanID	
1st Stairwell 1				Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111525	
2nd Stairwell 2				Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111533	
2nd 1 Stairwell 1				Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111534	
3rd Stairwell 1				Class III - 2.5"& 1.5	<input checked="" type="checkbox"/>	10111546	
3rd Stairwell 2				Class III - 2.5"&	<input checked="" type="checkbox"/>	10111540	

			1.5		
4th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10111554
4th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10111551
5th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112012
5th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112010
6th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112023
7th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112028
7th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112024
8th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112035
8th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112034
9th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112040
9th Stairwell 1			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10111557
10th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112045
10th Stairwell 2			Class III – 2.5"& 1.5	<input checked="" type="checkbox"/>	10112009

Inventory & Warranty Report

Generated by: BuildingReports.com

Building: Waller Creek

The Inventory & Warranty Report lists each of the devices and items that are included in your Inspection Report. A complete inventory count by device type and category is provided. Items installed within the last 90 days, within the last year, and devices installed for two years or more are grouped together for easy reference.

Device or Item	Category	% of Inventory	Quantity	
Air Compressor	Pump	0.79%	1	
Waterflow Switch	Alarm	9.45%	12	
Pressure Switch	Alarm	1.57%	2	
Drain	Device	10.24%	13	
Tamper Switch	Alarm	14.17%	18	
Control Valve	Valve	17.32%	22	
Gauge	Device	10.24%	13	
Check Valve	Valve	1.57%	2	
Deluge Valve	Valve	1.57%	2	
Watermotor Gong	Device	0.79%	1	
Alarm Valve	Valve	0.79%	1	
Jockey Controller	Pump	0.79%	1	
Fire Pump Gauge	Pump	0.79%	1	
Pump	Pump	0.79%	1	
Electrical Driver	Pump	0.79%	1	
Jockey Pump	Pump	0.79%	1	
Controller	Pump	0.79%	1	
Sprinkler Box	Sprinkler	0.79%	1	
Sprinkler Box Spares	Sprinkler	0.79%	1	
Hose Connection	Hose	22.05%	28	
Fire Dep't Connection	Hose	1.57%	2	
Fire Pump Running	Alarm	0.79%	1	
Fire Pump Off	Alarm	0.79%	1	
Device or Item	Qty	Model #	Description	Install Date

In Service - 90 Days - 1 Year

Fire Pump

Fire Pump Off	1			10/14/2010
Fire Pump Running	1			10/14/2010

Preaction, 2nd Floor Server Room

Control Valve	1		OS&Y	10/14/2010
Gauge	1		System Pressure	10/14/2010
Pressure Switch	1	PS10-2A	Low	10/14/2010
Waterflow Switch	1	PS10-2A	Pressure Switch	10/14/2010
Drain	1	OSY-2	Main	10/14/2010
Tamper Switch	1	OSY-2	Lever	10/14/2010
Check Valve	1	K-1	Threaded	10/14/2010
Deluge Valve	1	F-1	Double Interlock	10/14/2010

Standpipe, Garage

Fire Dep't Connection	1		Wall	10/14/2010
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Device or Item	Qty	Model #	Description	Install Date
<i>In Service - 90 Days - 1 Year</i>				
Hose Connection	10			10/14/2010
Fire Pump				
Drain	1		Main	10/13/2010
Hose Connection	17			10/13/2010
Jockey Pump	1	A96081982P11 021198	Automatic	10/13/2010
Controller	1	M430-30- 460B		10/13/2010
Hose Connection	1	M430-30- 460B		10/13/2010
Drain	1	WFD2.5	Main	10/13/2010
Tamper Switch	1	A2	Lever	10/13/2010
Tamper Switch	1	OSYS-B	Lever	10/13/2010
Tamper Switch	1	PCVS-2	Lever	10/13/2010
Tamper Switch	2	PIVS-U	Lever	10/13/2010
Wet Pipe, Floors-1-PH				
Control Valve	9		OS&Y	10/13/2010
Drain	9		Main	10/13/2010
Gauge	10		System Pressure	10/13/2010
Control Valve	2	WFD2.5	OS&Y	10/13/2010
Waterflow Switch	1	WFD 2.5	Lever	10/13/2010
Waterflow Switch	9	WFD2.5	Lever	10/13/2010
Tamper Switch	2	OSYS-U	Lever	10/13/2010
Tamper Switch	3	OSYSU-2	Lever	10/13/2010
Tamper Switch	4	OSYSU-A2	Lever	10/13/2010
Tamper Switch	1	OSYSU2	Lever	10/13/2010
Tamper Switch	1	OSYSU2A	Lever	10/13/2010
Fire Pump				
Fire Pump Gauge	1	4AEF11	All Pump Gauges	10/11/2010
Pump	1	4AEF11	Pump Primary	10/11/2010
Electrical Driver	1	030TOP3286T		10/11/2010
Wet Pipe, Floors-1-PH				
Fire Dep't Connection	1		Wall	10/11/2010
Gauge	1		System Pressure	10/11/2010
Sprinkler Box	1			10/11/2010
Sprinkler Box Spares	1		Assorted	10/11/2010
<i>In Service - 2 Years to 3 Years</i>				
Preaction, 10th Floor Server Room				
Control Valve	1		Butterfly	08/25/2008
Drain	1		Main	08/25/2008
Tamper Switch	1		Butterfly	08/25/2008
Air Compressor	1	OL425AC	Automatic	08/25/2008
Pressure Switch	1	PS40-2	Low	08/25/2008
Waterflow Switch	1	PS10-2A	Pressure Switch	08/25/2008
Check Valve	1	F-1 Easy Riser	Grooved	08/25/2008
Deluge Valve	1	F-1	Double Interlock	08/25/2008
Gauge	1	F-1 Easy Riser	System Pressure	08/25/2008

In Service - 25 Years or Older

Fire Pump

Control Valve	2		OS&Y	07/01/1985
Jockey Controller	1	JY36-005-F03		07/01/1985
Control Valve	1		OS&Y	07/01/1985
Control Valve	5	911-WE	Butterfly	07/01/1985

Wet Pipe, Floors-1-PH

Alarm Valve	1	E	Threaded/Grooved	07/01/1985
Watermotor Gong	1	E1		07/01/1985

Wet Pipe, Generator Room

Control Valve	1	911-WE	OS&Y	07/01/1985
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Alarm and Zone Address Report

Generated by: BuildingReports.com

Building: Waller Creek		Fire Pump		
<i>The Zone Address Report lists all of the devices and items that have an individual address, or are grouped together under a common zone. The device type, location and description are included for your reference. For more information on the device, use the link provided under ScanID.</i>				
Address	Device Type	Location	Description	ScanID
Control Panel 1				
Zone/Address: 1				
100	Fire Pump Off	1st Generator Room		10111524
100	Fire Pump Running	1st Generator Room		10111523
18	Tamper Switch	1st Generator Room	Lever	10112064

Building: Waller Creek**Preaction, 10th Floor Server Room**

The Zone Address Report lists all of the devices and items that have an individual address, or are grouped together under a common zone. The device type, location and description are included for your reference. For more information on the device, use the link provided under ScanID.

Address	Device Type	Location	Description	ScanID
Zone/Address: 3				
42	Pressure Switch	10th Stairwell 1	Low	14892539
42	Tamper Switch	10th Stairwell 1	Butterfly	14892527
42	Waterflow Switch	10th Stairwell 1	Pressure Switch	14892540

Building: Waller Creek**Preaction, 2nd Floor Server Room**

The Zone Address Report lists all of the devices and items that have an individual address, or are grouped together under a common zone. The device type, location and description are included for your reference. For more information on the device, use the link provided under ScanID.

Address	Device Type	Location	Description	ScanID
Zone/Address: 1				
31	Pressure Switch	2nd Stairwell 2	Low	14892516
32	Tamper Switch	2nd Stairwell 2	Lever	14892519
33	Waterflow Switch	2nd Stairwell 2	Pressure Switch	14892517

AUSTIN FIRE DEPARTMENT FIRE PUMP ACCEPTANCE TEST DATA

Project Name: W+WW Address: 625 E 10th STPump Size: 250 gpm @ 50 psiMost demanding sprinkler/standpipe demand: 1125 gpm @ 106 psi

TEST POINTS	Hose Streams				GPM	Discharge psi	Suction psi	NET psi	Pump Speed in RPM	AMPS	VOLTS
	No.	Size	Expected Pitot	Actual Pitot							
CHURN	—	—	—	—	0	145	80	65	1789	21	476
100%	3	1 3/4	8	8	750	125	75	50	1778	34	476
150%	3	1 3/4	18	18	1125	110	70	40	1770	37	476
OTHER											
OTHER											

SIX MANUAL STARTS:

Peak Load

Start Test: ☒ ☒ ☒ ☒ ☒ ☒

SIX AUTOMATIC STARTS:

☒ ☒ ☒ ☒ ☒ ☒

1 PEAK LOAD START: Pump should be started manually with test header valve and all hose valves open (NFPA 20: 11-2.6.4)

JOCKEY PUMP SET POINTS (NFPA 20: A-11-2.6 (d)):

1. Jockey pump stop point should equal the pump churn pressure plus the minimum static supply pressure, i.e. the jockey pump should stop at the pump discharge pressure at churn (0 gpm flow) 160 psi2. The jockey point start point should be at least 10 psi less than the jockey pump stop point 145 psi3. The fire pump start point should be 5 to 10 psi less than the jockey pump start point. 130 psi

BID SHEET CITY OF AUSTIN 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY					
BID NO. SSC0172REBID RQS NO. 2200 11062100409 BID OPENING DATE AND TIME: NOVEMBER 8, 2011 AT 2:15 P.M. BUYER: Sydney Ceder Special Instructions: Be advised that exceptions taken to any portion of the solicitations may jeopardize acceptance of the bid. NOTE: Bid sheet contains estimated annual usage, but the initial contract award will be based on a three (3) year estimated quantity.					
ITEM NO.	ITEM DESCRIPTION/STOCK NUMBER	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	Full Service Maintenance & Inspection Services and Repair per Specification in Section 0500 of this Bid Packet	12	Months		
				TOTAL	

WORK SHALL BE COMPLETED PER THE SPECIFICATION.

ALL PRICING SHALL BE FOB DESTINATION, PREPAID AND ALLOWED

COMPANY NAME: _____

SIGNATURE OF AUTHORIZED REPRESENTATIVE: _____

PRINTED NAME: _____

EMAIL ADDRESS: _____

BIDDERS SHALL SUBMIT A "SAMPLE INVOICE" WITH BID.

ACCOUNTS RECIEVABLE POINT OF CONTACT: NAME _____ PHONE NUMBER: _____

**CITY OF AUSTIN
PURCHASING OFFICE
REFERENCE SHEET**

Please Complete and Return This Form with the Offer

Solicitation Number:

Offeror's Name

Date

The Offeror shall furnish, with the Offer, the following information, for at least recent customers to whom products and/or services have been provided that are similar to those required by this Solicitation.

To add additional references to this form, click the Add Reference Button.

=====>

Add Reference

Company's Name	<input style="width: 95%;" type="text"/>		
Name of Contact	<input style="width: 40%;" type="text"/>	Contact Title	<input style="width: 55%;" type="text"/>
Present Address	<input style="width: 95%;" type="text"/>		
City	<input style="width: 30%;" type="text"/>	State	<input style="width: 20%;" type="text"/> Zip Code <input style="width: 25%;" type="text"/>
Telephone Number	<input style="width: 30%;" type="text"/>	FAX Number	<input style="width: 45%;" type="text"/>
Email Address	<input style="width: 95%;" type="text"/>		

Company's Name	<input style="width: 95%;" type="text"/>		
Name of Contact	<input style="width: 40%;" type="text"/>	Contact Title	<input style="width: 55%;" type="text"/>
Present Address	<input style="width: 95%;" type="text"/>		
City	<input style="width: 30%;" type="text"/>	State	<input style="width: 20%;" type="text"/> Zip Code <input style="width: 25%;" type="text"/>
Telephone Number	<input style="width: 30%;" type="text"/>	FAX Number	<input style="width: 45%;" type="text"/>
Email Address	<input style="width: 95%;" type="text"/>		

Company's Name	<input style="width: 95%;" type="text"/>		
Name of Contact	<input style="width: 40%;" type="text"/>	Contact Title	<input style="width: 55%;" type="text"/>
Present Address	<input style="width: 95%;" type="text"/>		
City	<input style="width: 30%;" type="text"/>	State	<input style="width: 20%;" type="text"/> Zip Code <input style="width: 25%;" type="text"/>
Telephone Number	<input style="width: 30%;" type="text"/>	FAX Number	<input style="width: 45%;" type="text"/>
Email Address	<input style="width: 95%;" type="text"/>		

Company's Name	<input type="text"/>		
Name of Contact	<input type="text"/>	Contact Title	<input type="text"/>
Present Address	<input type="text"/>		
City	<input type="text"/>	State	<input type="text"/> Zip Code <input type="text"/>
Telephone Number	<input type="text"/>	FAX Number	<input type="text"/>
Email Address	<input type="text"/>		

Company's Name	<input type="text"/>		
Name of Contact	<input type="text"/>	Contact Title	<input type="text"/>
Present Address	<input type="text"/>		
City	<input type="text"/>	State	<input type="text"/> Zip Code <input type="text"/>
Telephone Number	<input type="text"/>	FAX Number	<input type="text"/>
Email Address	<input type="text"/>		

**City of Austin, Texas
EQUAL EMPLOYMENT/FAIR HOUSING OFFICE
NON-DISCRIMINATION CERTIFICATION**

SOLICITATION NO **SSC0172REBID**

**City of Austin, Texas
Human Rights Commission**

To: City of Austin, Texas, ("OWNER")

I hereby certify that our firm conforms to the Code of the City of Austin, Section 5-4-2 as reiterated below:

Chapter 5-4. Discrimination in Employment by City Contractors.

Sec. 4-2 Discriminatory Employment Practices Prohibited. As an Equal Employment Opportunity (EEO) employer, the Contractor will conduct its personnel activities in accordance with established federal, state and local EEO laws and regulations and agrees:

- (B) (1) Not to engage in any discriminatory employment practice defined in this chapter.
- (2) To take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without discrimination being practiced against them as defined in this chapter. Such affirmative action shall include, but not be limited to: all aspects of employment, including hiring, placement, upgrading, transfer, demotion, recruitment, recruitment advertising; selection for training and apprenticeship, rates of pay or other form of compensation, and layoff or termination.
- (3) To post in conspicuous places, available to employees and applicants for employment, notices to be provided by OWNER setting forth the provisions of this chapter.
- (4) To state in all solicitations or advertisements for employees placed by or on behalf of the Contractor, that all qualified applicants will receive consideration for employment without regard to race, creed, color, religion, national origin, sexual orientation, gender identity, disability, veteran status, sex or age.
- (5) To obtain a written statement from any labor union or labor organization furnishing labor or service to Contractors in which said union or organization has agreed not to engage in any discriminatory employment practices as defined in this chapter and to take affirmative action to implement policies and provisions of this chapter.
- (6) To cooperate fully with OWNER's Human Rights Commission in connection with any investigation or conciliation effort of said Human Rights Commission to ensure that the purpose of the provisions against discriminatory employment practices are being carried out.
- (7) To require compliance with provisions of this chapter by all subcontractors having fifteen or more employees who hold any subcontract providing for the expenditure of \$2,000 or more in connection with any contract with OWNER subject to the terms of this chapter.

For the purposes of this Offer and any resulting Contract, Contractor adopts the provisions of the City's Minimum Standard Nondiscrimination Policy set forth below.

**City of Austin
Minimum Standard Non-Discrimination in Employment Policy:**

As an Equal Employment Opportunity (EEO) employer, the Contractor will conduct its personnel activities in accordance with established federal, state and local EEO laws and regulations.

The Contractor will not discriminate against any applicant or employee based on race, creed, color, national origin, sex, age, religion, veteran status, gender identity, disability, or sexual orientation. This policy covers all aspects of employment, including hiring, placement, upgrading, transfer, demotion, recruitment, recruitment advertising, selection for training and apprenticeship, rates of pay or other forms of compensation, and layoff or termination.

Further, employees who experience discrimination, sexual harassment, or another form of harassment should immediately report it to their supervisor. If this is not a suitable avenue for addressing their complaint, employees are advised to contact another member of management or their human resources representative. No employee shall be discriminated against, harassed, intimidated, nor suffer any reprisal as a result of reporting a violation of this policy. Furthermore, any employee, supervisor, or manager who becomes aware of any such discrimination or harassment should immediately report it to executive management or the human resources office to ensure that such conduct does not continue.

Contractor agrees that to the extent of any inconsistency, omission, or conflict with its current non-discrimination employment policy, the Contractor has expressly adopted the provisions of the City's Minimum Non-Discrimination Policy contained in Section 5-4-2 of the City Code and set forth above, as the Contractor's Non-Discrimination Policy or as an amendment to such Policy and such provisions are intended to not only supplement the Contractor's policy, but will also supersede the Contractor's policy to the extent of any conflict.

UPON CONTRACT AWARD, THE CONTRACTOR SHALL PROVIDE A COPY TO THE CITY OF THE CONTRACTOR'S NON-DISCRIMINATION POLICY ON COMPANY LETTERHEAD, WHICH CONFORMS IN FORM, SCOPE, AND CONTENT TO THE CITY'S MINIMUM NON-DISCRIMINATION POLICY, AS SET FORTH HEREIN, **OR THIS NON-DISCRIMINATION POLICY, WHICH HAS BEEN ADOPTED BY THE CONTRACTOR FOR ALL PURPOSES (THE FORM OF WHICH HAS BEEN APPROVED BY THE CITY'S EQUAL EMPLOYMENT/FAIR HOUSING OFFICE), WILL BE CONSIDERED THE CONTRACTOR'S NON-DISCRIMINATION POLICY WITHOUT THE REQUIREMENT OF A SEPARATE SUBMITTAL.**

Sanctions:

Our firm understands that non-compliance with Chapter 5-4 may result in sanctions, including termination of the contract and suspension or debarment from participation in future City contracts until deemed compliant with the requirements of Chapter 5-4.

Term:

The Contractor agrees that this Section 0800 Non-Discrimination Certificate or the Contractor's separate conforming policy, which the Contractor has executed and filed with the Owner, will remain in force and effect for one year from the date of filing. The Contractor further agrees that, in consideration of the receipt of continued Contract payments, the Contractor's Non-Discrimination Policy will automatically renew from year-to-year for the term of the underlying Contract.

Dated this _____ day of _____, 20_____

CONTRACTOR _____

Authorized Signature _____

Title _____

City of Austin, Texas
NON-SUSPENSION OR DEBARMENT CERTIFICATION

SOLICITATION NO. SSC0172REBID

The City of Austin is prohibited from contracting with or making prime or sub-awards to parties that are suspended or debarred or whose principals are suspended or debarred from Federal, State, or City of Austin Contracts. Covered transactions include procurement contracts for goods or services equal to or in excess of \$25,000.00 and all non-procurement transactions. This certification is required for all Vendors on all City of Austin Contracts to be awarded and all contract extensions with values equal to or in excess of \$25,000.00 or more and all non-procurement transactions.

The Offeror hereby certifies that its firm and its principals are not currently suspended or debarred from bidding on any Federal, State, or City of Austin Contracts.

Contractor's Name:			
Signature of Officer or Authorized Representative:		Date:	
Printed Name:			
Title:			

CITY OF AUSTIN
NON-COLLUSION,
NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING AFFIDAVIT
SOLICITATION NO. SSC0172REBID
FOR

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

State of Texas

County of Travis

The undersigned "Affiant" is a duly authorized representative of the Offeror for the purpose of making this Affidavit, and, after being first duly sworn, has deposed and stated and hereby deposes and states, to the best of his or her personal knowledge and belief as follows:

The term "Offeror", as used herein, includes the individual or business entity submitting the Offer and for the purpose of this Affidavit includes the directors, officers, partners, managers, members, principals, owners, agents, representatives, employees, other parties in interest of the Offeror, and anyone or any entity acting for or on behalf of the Offeror, including a subcontractor in connection with this Offer.

1. **Anti-Collusion Statement.** The Offeror has not in any way directly or indirectly:
 - a. colluded, conspired, or agreed with any other person, firm, corporation, Offeror or potential Offeror to the amount of this Offer or the terms or conditions of this Offer.
 - b. paid or agreed to pay any other person, firm, corporation Offeror or potential Offeror any money or anything of value in return for assistance in procuring or attempting to procure a contract or in return for establishing the prices in the attached Offer or the Offer of any other Offeror.
2. **Preparation of Solicitation and Contract Documents.** The Offeror has not received any compensation or a promise of compensation for participating in the preparation or development of the underlying Solicitation or Contract documents. In addition, the Offeror has not otherwise participated in the preparation or development of the underlying Solicitation or Contract documents, except to the extent of any comments or questions and responses in the solicitation process, which are available to all Offerors, so as to have an unfair advantage over other Offerors, provided that the Offeror may have provided relevant product or process information to a consultant in the normal course of its business.
3. **Participation in Decision Making Process.** The Offeror has not participated in the evaluation of Offers or other decision making process for this Solicitation, and, if Offeror is awarded a Contract hereunder, no individual, agent, representative, consultant, subcontractor, or subconsultant associated with Offeror, who may have been involved in the evaluation or other decision making process for this Solicitation, will have any direct or indirect financial interest in the Contract, provided that the Offeror may have provided relevant product or process information to a consultant in the normal course of its business.
4. **Present Knowledge.** Offeror is not presently aware of any potential or actual conflicts of interest regarding this Solicitation, which either enabled Offeror to obtain an advantage over other Offerors or would prevent Offeror from advancing the best interests of the City in the course of the performance of the Contract.
5. **City Code.** As provided in Sections 2-7-61 through 2-7-65 of the City Code, no individual with a substantial interest in Offeror is a City official or employee or is related to any City official or employee within the first or second degree of consanguinity or affinity.
6. **Chapter 176 Conflict of Interest Disclosure.** In accordance with Chapter 176 of the Texas Local Government Code, the Offeror:
 - a. does not have an employment or other business relationship with any local government officer of the City or a family member of that officer that results in the officer or family member receiving taxable income;

**CITY OF AUSTIN
NON-COLLUSION,
NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING AFFIDAVIT**

- b. has not given a local government officer of the City one or more gifts, other than gifts of food, lodging, transportation, or entertainment accepted as a guest, that have an aggregate value of more than \$250 in the twelve month period preceding the date the officer becomes aware of the execution of the Contract or that OWNER is considering doing business with the Offeror.
- c. as required by Chapter 176 of the Texas Local Government Code, Offeror must file a Conflict of Interest Questionnaire with the Office of the City Clerk no later than 5:00 P.M. on the seventh (7) business day after the commencement of contract discussions or negotiations with the City or the submission of an Offer, or other writing related to a potential Contract with the City. The questionnaire is available on line at the following website for the City Clerk:

<http://www.ci.austin.tx.us/cityclerk/coi.htm>

There are statutory penalties for failure to comply with Chapter 176.

If the Offeror cannot affirmatively swear and subscribe to the forgoing statements, the Offeror shall provide a detailed written explanation in the space provided below or, as necessary, on separate pages to be annexed hereto.

Offeror's
Explanation:

--

7. **Anti-Lobbying Ordinance.** As set forth in the Solicitation Instructions, Section 0200, paragraph 7N, between the date that the Solicitation was issued and the date of full execution of the Contract, Offeror has not made and will not make a representation to a member of the City Council, a member of a City Board, or any other official, employee or agent of the City, other than the Authorized Contact Person for the Solicitation, except as permitted by the Ordinance.

Contractor's Name:	<div style="border: 1px solid black; height: 20px;"></div>
Printed Name:	<div style="border: 1px solid black; height: 20px;"></div>
Title:	<div style="border: 1px solid black; height: 20px;"></div>

Signature of Officer or Authorized Representative:

Subscribed and sworn to before me this _____ day of _____, 20_____.

Notary Public

My Commission Expires _____

CITY OF AUSTIN, TEXAS
LIVING WAGES AND BENEFITS CONTRACTOR CERTIFICATION
(Please duplicate as needed)

SOLICITATION NO. SSC0172REBID

Pursuant to the Living Wages and Benefits provision (reference Section 0400, Supplemental Purchase Provisions) the Contractor is required to pay to all employees directly assigned to this City contract a minimum Living Wage equal to or greater than \$11.00 per hour.

I hereby certify under penalty of perjury that all of the below listed employees of the Contractor who are directly assigned to this contract:

- (1) are compensated at wage rates equal to or greater than \$11.00 per hour; and
- (2) are offered a health care plan with optional family coverage.

(To add additional employees to this page, click the Add Button.)

	Employee Name	Employee Job Title
Add		
Delete		

- (3) all future employees assigned to this Contract will be paid a minimum Living Wage equal to or greater than \$11.00 per hour and offered a health care plan with optional family coverage.
- (4) Our firm will not retaliate against any employee claiming non-compliance with the Living Wage provision.

A Contractor who violates this Living Wage provision shall pay each employee affected the amount of the deficiency for each day the violation continues. Willful or repeated violations of the provision may result in termination of this Contract for Cause and subject the firm to possible suspension or debarment.

Contractor's Name:	<input type="text"/>		
Signature of Officer or Authorized Representative:	<input type="text"/>	Date:	<input type="text"/>
Printed Name:	<input type="text"/>		
Title:	<input type="text"/>		

**CITY OF AUSTIN, TEXAS
LIVING WAGES AND BENEFITS EMPLOYEE CERTIFICATION**

Contract Number:	<input type="text"/>
Description of Services:	36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY
Contractor Name:	<input type="text"/>

Pursuant to the Living Wages and Benefits provision of the contract (reference Section 0400, Supplemental Purchase Provisions), the Contractor is required to pay to all employees directly assigned to this City contract a minimum Living Wage equal to or greater than \$11.00 per hour. In addition, employees are required to certify that they are compensated in accordance with the Living Wage provision. Contractors are prohibited from retaliating against any employee claiming non-compliance with the Living Wage provision.

I hereby certify under penalty of perjury that I am directly assigned to this contract and that I am:

- (1) compensated at wage rates equal to or greater than \$11.00 per hour; and
- (2) offered a health care plan with optional family coverage.

Employee's Title:	<input type="text"/>		
Signature of Employee:	<input type="text"/>	Date:	<input type="text"/>
Employee's Printed Name:	<input type="text"/>		

(Witness Signature)

(Printed Name)

City of Austin, Texas
NONRESIDENT BIDDER PROVISIONS
SOLICITATION NO. SSC0172REBID

- A. Bidder must answer the following questions in accordance with Vernon's Texas Statutes and Codes Annotated Government Code 2252.002, as amended:

Is the Bidder that is making and submitting this Bid a "Resident Bidder" or a "Non-resident Bidder"?

- ☐ Texas Resident Bidder - A Bidder whose principal place of business is in Texas and includes a Contractor whose ultimate parent company or majority owner has its principal place of business in Texas.
- ☐ Non-resident Bidder

Bidder's Name:			
Signature of Officer or Authorized Representative:		Date:	
Printed Name:			
Title:			

**MINORITY- AND WOMEN-OWNED BUSINESS ENTERPRISE (MBE/WBE)
PROCUREMENT PROGRAM
NO GOALS FORM**

SOLICITATION NUMBER: SSC0172REBID

PROJECT NAME: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE,
INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

The City of Austin has determined that no goals are appropriate for this project. Even though no goals have been established for this solicitation, the Bidder/Proposer is required to comply with the City's MBE/WBE Procurement Program, if areas of subcontracting are identified.

If any service is needed to perform the Contract and the Bidder/Proposer does not perform the service with its own workforce or if supplies or materials are required and the Bidder/Proposer does not have the supplies or materials in its inventory, the Bidder/Proposer shall contact the Small and Minority Business Resources Department (SMBR) at (512) 974-7600 to obtain a list of MBE and WBE firms available to perform the service or provide the supplies or materials. The Bidder/Proposer must also make a Good Faith Effort to use available MBE and WBE firms. Good Faith Efforts include but are not limited to contacting the listed MBE and WBE firms to solicit their interest in performing on the Contract; using MBE and WBE firms that have shown an interest, meet qualifications, and are competitive in the market; and documenting the results of the contacts.

Will subcontractors or sub-consultants or suppliers be used to perform portions of this Contract?

No _____ If no, please sign the No Goals Form and submit it with your Bid/Proposal in a sealed envelope.

Yes _____ If yes, please contact SMBR to obtain further instructions and an availability list and perform Good Faith Efforts. Complete and submit the No Goals Form and the No Goals Utilization Plan with your Bid/Proposal in a sealed envelope.

After Contract award, if your firm subcontracts any portion of the Contract, it is a requirement to complete Good Faith Efforts and the No Goals Utilization Plan, listing any subcontractor, subconsultant, or supplier. Return the completed Plan to the Project Manager or the Contract Manager.

I understand that even though no goals have been established, I must comply with the City's MBE/WBE Procurement Program if subcontracting areas are identified. I agree that this No Goals Form and No Goals Utilization Plan shall become a part of my Contract with the City of Austin.

Company Name

Name and Title of Authorized Representative (Print or Type)

Signature

Date

**MINORITY- AND WOMEN-OWNED BUSINESS ENTERPRISE (MBE/WBE)
PROCUREMENT PROGRAM
NO GOALS UTILIZATION PLAN**
(Please duplicate as needed)

SOLICITATION NUMBER: SSC0172REBID

PROJECT NAME: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

PRIME CONTRACTOR/CONSULTANT COMPANY INFORMATION

Name of Contractor/Consultant			
Address			
City, State Zip			
Phone		Fax Number	
Name of Contact Person			
Is company City certified?	Yes <input type="checkbox"/> No <input type="checkbox"/> MBE <input type="checkbox"/> WBE <input type="checkbox"/> MBE/WBE Joint Venture <input type="checkbox"/>		

I certify that the information included in this No Goals Utilization Plan is true and complete to the best of my knowledge and belief. I further understand and agree that the information in this document shall become part of my Contract with the City of Austin.

Name and Title of Authorized Representative (Print or Type)

Signature

Date

Provide a list of all proposed subcontractors/subconsultants/suppliers that will be used in the performance of this Contract. **Attach Good Faith Efforts documentation if non MBE/WBE firms will be used.**

Sub-Contractor/Consultant	
City of Austin Certified	MBE <input type="checkbox"/> WBE <input type="checkbox"/> Ethnic/Gender Code: <input type="checkbox"/> NON-CERTIFIED
Vendor ID Code	
Contact Person	Phone Number:
Amount of Subcontract	\$
List commodity codes & description of services	

Sub-Contractor/Consultant	
City of Austin Certified	MBE <input type="checkbox"/> WBE <input type="checkbox"/> Ethnic/Gender Code: <input type="checkbox"/> NON-CERTIFIED
Vendor ID Code	
Contact Person	Phone Number:
Amount of Subcontract	\$
List commodity codes & description of services	

FOR SMALL AND MINORITY BUSINESS RESOURCES DEPARTMENT USE ONLY:

Having reviewed this plan, I acknowledge that the proposer (IIAS) or (IIAS NOT) complied with City Code Chapter 2-9A/B/C/D, as amended.

Reviewing Counselor _____ Date _____ Director/Deputy Director _____ Date _____

**CITY OF AUSTIN
PURCHASING OFFICE
"NO OFFER" REPLY FORM**

SOLICITATION NUMBER: SSC0172REBID

Please Complete and Return This Form to the following address to Indicate a "No Offer" Reply

City of Austin
Purchasing Office
P.O. Box 1088
Austin, Texas 78767-8845

(DO NOT RETURN ALONG WITH OFFER)

Please check the appropriate box to indicate why your firm is submitting a "no offer" response. Failure to respond to three (3) consecutive solicitations may result in your company being removed from the source list for this commodity or service. Completion of this form will assist us in maintaining an accurate, up-to-date source list.

COMMODITY CODE: 99042

DESCRIPTION: FIRE AND SAFETY SERVICES

- ☐ Unable to supply item(s) specified. Remove my company from the source list for the Commodity / Service Group
- ☐ Unable to supply item(s) specified. Retain my company on the vendor list for this commodity / service.
- ☐ Cannot meet the Scope of Work / Specifications.
- ☐ Cannot provide required Insurance.
- ☐ Cannot provide required Bonding.
- ☐ Job too small.
- ☐ Job too large.
- ☐ Do not wish to do business with the City. Remove my company from the City's Vendor list.
- ☐ Other reason (please state why you will not submit a bid):

Contractor's Name: _____

Street Address _____

City, State, Zip Code _____

Signature of Officer or
Authorized
Representative: _____

Date: _____

Printed Name: _____

Title _____



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID Addendum No. 5 Date of Addendum: DECEMBER 8, 2011

- 1.0 Section 0500, Specification WW-585, revised 12/6/2011 is incorporated into the above referenced Invitation for Bid. **NOTE: Maintenance of the wand doors is not included in this contract.**
- 2.0 The bid due date and time for the above referenced Invitation of Bid has been **changed to December 21, 2011 at 2:00 p.m.**
- 3.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 5 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Kaiser Fire Protection
Bidder

[Signature]
Authorized Signature

12/19/11
Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID

Addendum No. 4

Date of Addendum: DECEMBER 2, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been changed to December 13, 2011 at 2:00 p.m.
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 4 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY:


Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY:

Koetter Fire Protection
Bidder


Authorized Signature

12/19/11
Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID

Addendum No. 3

Date of Addendum: NOVEMBER 21, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been **changed to December 7, 2011 at 2:00 p.m.**
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 3 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Bidder

Kevin J. ...
Authorized Signature

Date

12/19/11

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

IFB No.: SSC0172REBID

Addendum No. 2

Date of Addendum: NOVEMBER 8, 2011

- 1.0 The bid due date and time for the above referenced Invitation of Bid has been changed to November 22, 2011 at 2:00 p.m.
- 2.0 All other terms and conditions will remain the same.

BY THE SIGNATURES affixed below, Addendum No. 2 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY:

Sydney Ceder
Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY:

Ketter Fire Protection
Bidder

[Signature]
Authorized Signature

12/15/11
Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**



City of Austin

INVITATION FOR BID

**PURCHASING OFFICE
CITY OF AUSTIN, TEXAS**

**36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION,
CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER
UTILITY**

IFB No.: SSC0172REBID Addendum No. 1 Date of Addendum: October 27, 2011

- 1.0 An informal walk-thru has been set up for **November 2, 2011 at 10:00 A.M** at the **Austin Water Utility, Waller Creek Building, 625 E. 10th Street, Austin, Texas, 78701.**
- 2.0 All other terms and conditions will remain the same.

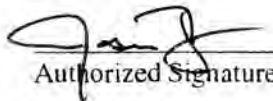
BY THE SIGNATURES affixed below, Addendum No. 1 is hereby incorporated and made a part of the above-referenced Invitation for Bid.

APPROVED BY: _____


Sydney Ceder, Senior Buyer
Finance and Administrative Services Department

ACKNOWLEDGED BY: _____

Koetter Fire Protection
Bidder


Authorized Signature

11/1/11
Date

**RETURN ONE (1) COPY TO THE PURCHASING OFFICE, CITY OF AUSTIN, TEXAS PRIOR TO BID
OPENING OR WITH YOUR BID. FAILURE TO DO SO MAY CONSTITUTE GROUNDS FOR
REJECTION OF YOUR BID.**

CITY OF AUSTIN, TEXAS

Purchasing Office INVITATION FOR BID (IFB) Offer Sheet

SOLICITATION NO.: SSC0172REBID

DATE ISSUED: OCTOBER 24, 2011

COMMODITY/SERVICE DESCRIPTION: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

REQUISITION NO.: 2200-11062100409

COMMODITY CODE: 99042

FOR CONTRACTUAL AND TECHNICAL
ISSUES CONTACT:

Sydney Ceder
Senior Buyer
Phone: (512) 974-2035

PRE-BID CONFERENCE TIME AND DATE: N/A

LOCATION: N/A

BID DUE PRIOR TO: 2:00 P.M. ON NOVEMBER 8, 2011

COMPLIANCE PLAN DUE PRIOR TO: N/A

BID OPENING TIME AND DATE: 2:15 P.M. ON NOVEMBER 8, 2011

LOCATION: MUNICIPAL BUILDING, 124 W 8th STREET
RM 310, AUSTIN, TEXAS 78701

LIVE BID OPENING LINK:

<http://www.ci.austin.tx.us/purchase/bidopenings.htm>

When submitting a sealed Offer and/or Compliance Plan, use the proper address for the type of service desired, as shown below.

P.O. Address for US Mail	Street Address for Hand Delivery or Courier Service
City of Austin	City of Austin, Purchasing Office
Purchasing Office	Municipal Building
P.O. Box 1088	124 W 8 th Street, Rm 310
Austin, Texas 78767-8845	Austin, Texas 78701
	Reception Phone: (512) 974-2500

Offers (including Compliance Plans) that are not submitted in a sealed envelope or container will not be considered.

SUBMIT 1 ORIGINAL AND 1 SIGNED COPY OF OFFER

OFFER SUBMITTED BY


Signature of Person Authorized to Sign Offer

Jason Ferguson Vice President
Signer's Name and Title: (please print or type)

FEDERAL TAX ID NO. [REDACTED]

Date: 11/7/11

Company Name: Koetter Fire Protection

Address: 16069 Central Commerce

City, State, Zip Code Pflugerville, TX 78660

Phone No. (512) 251-7888

Fax No. (512) 251-7848

Email Address: ajyoung@koetterfireprotection.com

BID SHEET
CITY OF AUSTIN
36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND
FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

BID NO. SSC0172REBID
RQS NO. 2200 11062100409
BID OPENING DATE AND TIME: NOVEMBER 8, 2011 AT 2:15 P.M.
BUYER: Sydney Ceder

Special Instructions: Be advised that exceptions taken to any portion of the solicitations may jeopardize acceptance of the bid. **NOTE:** Bid sheet contains estimated annual usage, but the initial contract award will be based on a three (3) year estimated quantity.

ITEM NO.	ITEM DESCRIPTION/STOCK NUMBER	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	Full Service Maintenance & Inspection Services and Repair per Specification in Section 0500 of this Bid Packet	12	Months	3060.00	36,720.00
				TOTAL	36,720.00

WORK SHALL BE COMPLETED PER THE SPECIFICATION.

ALL PRICING SHALL BE FOB DESTINATION, PREPAID AND ALLOWED

COMPANY NAME: Koetter Fire Protection
SIGNATURE OF AUTHORIZED REPRESENTATIVE: [Signature]
PRINTED NAME: Jason Ferguson
EMAIL ADDRESS: jferguson@koetterfireprotection.com
BIDDERS SHALL SUBMIT A "SAMPLE INVOICE" WITH BID.
ACCOUNTS RECEIVABLE POINT OF CONTACT NAME: Theresa Justis PHONE NUMBER: 512 251 7888

Invoice

16069 CENTRAL COMMERCE DRIVE
PFLUGERVILLE, TEXAS 78660-2005
(512) 251-7888 FAX (512) 251-7848

INVOICE #

AFFILIATES IN

DALLAS ★ HOUSTON ★ LONGVIEW ★ SAN ANTONIO
ABILENE ★ LUBBOCK ★ CORPUS CHRISTI

REMIT TO:

16069 CENTRAL COMMERCE DRIVE
PFLUGERVILLE, TEXAS 78660-2005

Thank You! We Appreciate Your Business

QUANTITY	DESCRIPTION	RATE	AMOUNT
		TOTAL	

ORIGINAL INVOICE



12 Clintonville Road
Northford, CT 06472-1653 USA

203-484-7161
203-484-7118 Fax

June 14, 2011

Whom it May Concern:

Please be advised that **Koetter Fire Protection** is an authorized **NOTIFIER** equipment distributor and installer of NOTIFIER Fire Systems in Austin, Texas. **NOTIFIER** systems are supplied through a worldwide network of Engineered System Distributors (ESD's). Authorized **NOTIFIER** ESD's meet and maintain strict standards of training on **NOTIFIER** products and are kept abreast of product enhancements and technical issues through regular updates and mailings.

Each authorized distributor agrees to a specific "territory" assignment defined in their Distributorship Agreement. The distributor agrees that it "... *shall not, without the prior written consent of Manufacturer sell or transfer for sale or resale, install or service any Product outside the Territory.*" Territory assignments are designed to ensure that the distributor is able to provide service to products sold within a reasonable time period.

Should you have any questions regarding this information, please contact the **NOTIFIER** Regional Sales Manager for your area. We sincerely appreciate your past and future confidence in **NOTIFIER** products and service providers.

Sincerely,

A handwritten signature in cursive script that reads 'Dennis Brasher'.

Dennis Brasher – Regional Sales Manager, Notifier
Honeywell Fire Systems Group

**CITY OF AUSTIN
PURCHASING OFFICE
REFERENCE SHEET**

Please Complete and Return This Form with the Offer

Solicitation Number:

Offeror's Name

Date

The Offeror shall furnish, with the Offer, the following information, for at least recent customers to whom products and/or services have been provided that are similar to those required by this Solicitation.

To add additional references to this form, click the Add Reference Button.

=====>

Company's Name	<input type="text" value="State Preservation Board"/>		
Name of Contact	<input type="text" value="John Nichols"/>	Contact Title	<input type="text" value="Facilities Manager"/>
Present Address	<input type="text" value="201E 14th Street Ste 950"/>		
City	<input type="text" value="Austin"/>	State	<input type="text" value="Texas"/> Zip Code <input type="text" value="78701"/>
Telephone Number	<input type="text" value="(512) 463-5479"/>	FAX Number	<input type="text"/>
Email Address	<input type="text" value="john.nichols@tspb.state.tx.us"/>		

Company's Name	<input type="text" value="ST David's Hospital Downtown"/>		
Name of Contact	<input type="text" value="Doug Anderson"/>	Contact Title	<input type="text" value="Facilities Manager"/>
Present Address	<input type="text" value="919 E 32nd Street"/>		
City	<input type="text" value="Austin"/>	State	<input type="text" value="Texas"/> Zip Code <input type="text" value="78765"/>
Telephone Number	<input type="text" value="(512) 544-4004"/>	FAX Number	<input type="text" value="(512) 544-4019"/>
Email Address	<input type="text" value="doug.anderson@stdavids.com"/>		

Company's Name	<input type="text" value="Freescale"/>		
Name of Contact	<input type="text" value="Kristie Parkan"/>	Contact Title	<input type="text" value="Facilities Manager"/>
Present Address	<input type="text" value="3501 Ed Bluestein Blvd"/>		
City	<input type="text" value="Austin"/>	State	<input type="text" value="Texas"/> Zip Code <input type="text" value="78721"/>
Telephone Number	<input type="text" value="(512) 895-4940"/>	FAX Number	<input type="text"/>
Email Address	<input type="text" value="kristie.parkan@freescale.com"/>		

Company's Name	GTECH		
Name of Contact	Mike Banks	Contact Title	Facilities Manager
Present Address	8200 Cameron Road		
City	Austin	State	Texas Zip Code 78754
Telephone Number	(512) 691-3651	FAX Number	
Email Address	mike.banks@gtech.com		

Company's Name	ST David's Hospital Georgetown		
Name of Contact	Debbie Rush	Contact Title	Facilities Manager
Present Address	2000 Scenic Drive		
City	Georgetown	State	Texas Zip Code 78626
Telephone Number	(512) 942-4557	FAX Number	
Email Address	debra.rush@hcahealthcare.com		

City of Austin, Texas
EQUAL EMPLOYMENT/FAIR HOUSING OFFICE
NON-DISCRIMINATION CERTIFICATION

SOLICITATION NO SSC0172REBID

City of Austin, Texas
Human Rights Commission

To: City of Austin, Texas, ("OWNER")

I hereby certify that our firm conforms to the Code of the City of Austin, Section 5-4-2 as reiterated below:

Chapter 5-4. Discrimination in Employment by City Contractors.

Sec. 4-2 Discriminatory Employment Practices Prohibited. As an Equal Employment Opportunity (EEO) employer, the Contractor will conduct its personnel activities in accordance with established federal, state and local EEO laws and regulations and agrees:

- (B) (1) Not to engage in any discriminatory employment practice defined in this chapter.
- (2) To take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without discrimination being practiced against them as defined in this chapter. Such affirmative action shall include, but not be limited to: all aspects of employment, including hiring, placement, upgrading, transfer, demotion, recruitment, recruitment advertising; selection for training and apprenticeship, rates of pay or other form of compensation, and layoff or termination.
- (3) To post in conspicuous places, available to employees and applicants for employment, notices to be provided by OWNER setting forth the provisions of this chapter.
- (4) To state in all solicitations or advertisements for employees placed by or on behalf of the Contractor, that all qualified applicants will receive consideration for employment without regard to race, creed, color, religion, national origin, sexual orientation, gender identity, disability, veteran status, sex or age.
- (5) To obtain a written statement from any labor union or labor organization furnishing labor or service to Contractors in which said union or organization has agreed not to engage in any discriminatory employment practices as defined in this chapter and to take affirmative action to implement policies and provisions of this chapter.
- (6) To cooperate fully with OWNER's Human Rights Commission in connection with any investigation or conciliation effort of said Human Rights Commission to ensure that the purpose of the provisions against discriminatory employment practices are being carried out.
- (7) To require compliance with provisions of this chapter by all subcontractors having fifteen or more employees who hold any subcontract providing for the expenditure of \$2,000 or more in connection with any contract with OWNER subject to the terms of this chapter.

For the purposes of this Offer and any resulting Contract, Contractor adopts the provisions of the City's Minimum Standard Nondiscrimination Policy set forth below.

**City of Austin
Minimum Standard Non-Discrimination in Employment Policy:**

As an Equal Employment Opportunity (EEO) employer, the Contractor will conduct its personnel activities in accordance with established federal, state and local EEO laws and regulations.

The Contractor will not discriminate against any applicant or employee based on race, creed, color, national origin, sex, age, religion, veteran status, gender identity, disability, or sexual orientation. This policy covers all aspects of employment, including hiring, placement, upgrading, transfer, demotion, recruitment, recruitment advertising, selection for training and apprenticeship, rates of pay or other forms of compensation, and layoff or termination.

Further, employees who experience discrimination, sexual harassment, or another form of harassment should immediately report it to their supervisor. If this is not a suitable avenue for addressing their complaint, employees are advised to contact another member of management or their human resources representative. No employee shall be discriminated against, harassed, intimidated, nor suffer any reprisal as a result of reporting a violation of this policy. Furthermore, any employee, supervisor, or manager who becomes aware of any such discrimination or harassment should immediately report it to executive management or the human resources office to ensure that such conduct does not continue.

Contractor agrees that to the extent of any inconsistency, omission, or conflict with its current non-discrimination employment policy, the Contractor has expressly adopted the provisions of the City's Minimum Non-Discrimination Policy contained in Section 5-4-2 of the City Code and set forth above, as the Contractor's Non-Discrimination Policy or as an amendment to such Policy and such provisions are intended to not only supplement the Contractor's policy, but will also supersede the Contractor's policy to the extent of any conflict.

UPON CONTRACT AWARD, THE CONTRACTOR SHALL PROVIDE A COPY TO THE CITY OF THE CONTRACTOR'S NON-DISCRIMINATION POLICY ON COMPANY LETTERHEAD, WHICH CONFORMS IN FORM, SCOPE, AND CONTENT TO THE CITY'S MINIMUM NON-DISCRIMINATION POLICY, AS SET FORTH HEREIN, **OR THIS NON-DISCRIMINATION POLICY, WHICH HAS BEEN ADOPTED BY THE CONTRACTOR FOR ALL PURPOSES (THE FORM OF WHICH HAS BEEN APPROVED BY THE CITY'S EQUAL EMPLOYMENT/FAIR HOUSING OFFICE), WILL BE CONSIDERED THE CONTRACTOR'S NON-DISCRIMINATION POLICY WITHOUT THE REQUIREMENT OF A SEPARATE SUBMITTAL.**

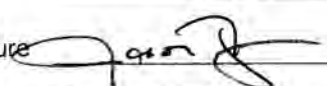
Sanctions:

Our firm understands that non-compliance with Chapter 5-4 may result in sanctions, including termination of the contract and suspension or debarment from participation in future City contracts until deemed compliant with the requirements of Chapter 5-4.

Term:

The Contractor agrees that this Section 0800 Non-Discrimination Certificate or the Contractor's separate conforming policy, which the Contractor has executed and filed with the Owner, will remain in force and effect for one year from the date of filing. The Contractor further agrees that, in consideration of the receipt of continued Contract payments, the Contractor's Non-Discrimination Policy will automatically renew from year-to-year for the term of the underlying Contract.

Dated this 17th day of November, 2011

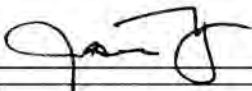
CONTRACTOR	Koetter Fire Protection of Austin, LLC
Authorized Signature	
Title	Vice President

City of Austin, Texas
NON-SUSPENSION OR DEBARMENT CERTIFICATION

SOLICITATION NO. SSC0172REBID

The City of Austin is prohibited from contracting with or making prime or sub-awards to parties that are suspended or debarred or whose principals are suspended or debarred from Federal, State, or City of Austin Contracts. Covered transactions include procurement contracts for goods or services equal to or in excess of \$25,000.00 and all non-procurement transactions. This certification is required for all Vendors on all City of Austin Contracts to be awarded and all contract extensions with values equal to or in excess of \$25,000.00 or more and all non-procurement transactions.

The Offeror hereby certifies that its firm and its principals are not currently suspended or debarred from bidding on any Federal, State, or City of Austin Contracts.

Contractor's Name:	<div style="border: 1px solid black; min-height: 20px;">Koetter Fire Protection of Austin, LLC</div>		
Signature of Officer or Authorized Representative:		Date:	<div style="border: 1px solid black; min-height: 20px;">Nov 7, 2011</div>
Printed Name:	<div style="border: 1px solid black; min-height: 20px;">Jason Ferguson</div>		
Title:	<div style="border: 1px solid black; min-height: 20px;">Vice President</div>		

CITY OF AUSTIN
NON-COLLUSION,
NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING AFFIDAVIT
SOLICITATION NO. SSC0172REBID
FOR

36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

State of Texas

County of Travis

The undersigned "Affiant" is a duly authorized representative of the Offeror for the purpose of making this Affidavit, and, after being first duly sworn, has deposed and stated and hereby deposes and states, to the best of his or her personal knowledge and belief as follows:

The term "Offeror", as used herein, includes the individual or business entity submitting the Offer and for the purpose of this Affidavit includes the directors, officers, partners, managers, members, principals, owners, agents, representatives, employees, other parties in interest of the Offeror, and anyone or any entity acting for or on behalf of the Offeror, including a subcontractor in connection with this Offer.

1. **Anti-Collusion Statement.** The Offeror has not in any way directly or indirectly:
 - a. colluded, conspired, or agreed with any other person, firm, corporation, Offeror or potential Offeror to the amount of this Offer or the terms or conditions of this Offer.
 - b. paid or agreed to pay any other person, firm, corporation Offeror or potential Offeror any money or anything of value in return for assistance in procuring or attempting to procure a contract or in return for establishing the prices in the attached Offer or the Offer of any other Offeror.
2. **Preparation of Solicitation and Contract Documents.** The Offeror has not received any compensation or a promise of compensation for participating in the preparation or development of the underlying Solicitation or Contract documents. In addition, the Offeror has not otherwise participated in the preparation or development of the underlying Solicitation or Contract documents, except to the extent of any comments or questions and responses in the solicitation process, which are available to all Offerors, so as to have an unfair advantage over other Offerors, provided that the Offeror may have provided relevant product or process information to a consultant in the normal course of its business.
3. **Participation in Decision Making Process.** The Offeror has not participated in the evaluation of Offers or other decision making process for this Solicitation, and, if Offeror is awarded a Contract hereunder, no individual, agent, representative, consultant, subcontractor, or subconsultant associated with Offeror, who may have been involved in the evaluation or other decision making process for this Solicitation, will have any direct or indirect financial interest in the Contract, provided that the Offeror may have provided relevant product or process information to a consultant in the normal course of its business.
4. **Present Knowledge.** Offeror is not presently aware of any potential or actual conflicts of interest regarding this Solicitation, which either enabled Offeror to obtain an advantage over other Offerors or would prevent Offeror from advancing the best interests of the City in the course of the performance of the Contract.
5. **City Code.** As provided in Sections 2-7-61 through 2-7-65 of the City Code, no individual with a substantial interest in Offeror is a City official or employee or is related to any City official or employee within the first or second degree of consanguinity or affinity.
6. **Chapter 176 Conflict of Interest Disclosure.** In accordance with Chapter 176 of the Texas Local Government Code, the Offeror:
 - a. does not have an employment or other business relationship with any local government officer of the City or a family member of that officer that results in the officer or family member receiving taxable income;

**CITY OF AUSTIN
NON-COLLUSION,
NON-CONFLICT OF INTEREST, AND ANTI-LOBBYING AFFIDAVIT**

- b. has not given a local government officer of the City one or more gifts, other than gifts of food, lodging, transportation, or entertainment accepted as a guest, that have an aggregate value of more than \$250 in the twelve month period preceding the date the officer becomes aware of the execution of the Contract or that OWNER is considering doing business with the Offeror.
- c. as required by Chapter 176 of the Texas Local Government Code, Offeror must file a Conflict of Interest Questionnaire with the Office of the City Clerk no later than 5:00 P.M. on the seventh (7) business day after the commencement of contract discussions or negotiations with the City or the submission of an Offer, or other writing related to a potential Contract with the City. The questionnaire is available on line at the following website for the City Clerk:

<http://www.ci.austin.tx.us/cityclerk/coi.htm>

There are statutory penalties for failure to comply with Chapter 176.

If the Offeror cannot affirmatively swear and subscribe to the forgoing statements, the Offeror shall provide a detailed written explanation in the space provided below or, as necessary, on separate pages to be annexed hereto.

Offeror's
Explanation:

N/A

7. **Anti-Lobbying Ordinance.** As set forth in the Solicitation Instructions, Section 0200, paragraph 7N, between the date that the Solicitation was issued and the date of full execution of the Contract, Offeror has not made and will not make a representation to a member of the City Council, a member of a City Board, or any other official, employee or agent of the City, other than the Authorized Contact Person for the Solicitation, except as permitted by the Ordinance.

Contractor's Name:	Koetter Fire Protection of Austin, LLC
Printed Name:	Jason Ferguson
Title:	Vice President

Signature of Officer or Authorized Representative:



Subscribed and sworn to before me this 14 day of November, 2011.

Sherri Douglas
Notary Public

My Commission Expires 8/20/2013

CITY OF AUSTIN, TEXAS
LIVING WAGES AND BENEFITS CONTRACTOR CERTIFICATION
(Please duplicate as needed)

SOLICITATION NO. SSC0172REBID

Pursuant to the Living Wages and Benefits provision (reference Section 0400, Supplemental Purchase Provisions) the Contractor is required to pay to all employees directly assigned to this City contract a minimum Living Wage equal to or greater than \$11.00 per hour.

I hereby certify under penalty of perjury that all of the below listed employees of the Contractor who are directly assigned to this contract:


- (1) are compensated at wage rates equal to or greater than \$11.00 per hour; and
- (2) are offered a health care plan with optional family coverage.

(To add additional employees to this page, click the Add Button.)

	Employee Name	Employee Job Title
Add		
Delete		

- (3) all future employees assigned to this Contract will be paid a minimum Living Wage equal to or greater than \$11.00 per hour and offered a health care plan with optional family coverage.
- (4) Our firm will not retaliate against any employee claiming non-compliance with the Living Wage provision.

A Contractor who violates this Living Wage provision shall pay each employee affected the amount of the deficiency for each day the violation continues. Willful or repeated violations of the provision may result in termination of this Contract for Cause and subject the firm to possible suspension or debarment.

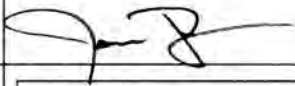
Contractor's Name:	Koetter Fire Protection of Austin, LLC		
Signature of Officer or Authorized Representative:		Date:	Nov 7, 2011
Printed Name:	Jason Ferguson		
Title:	Vice President		

City of Austin, Texas
NONRESIDENT BIDDER PROVISIONS
SOLICITATION NO. SSC0172REBID

- A. Bidder must answer the following questions in accordance with Vernon's Texas Statutes and Codes Annotated Government Code 2252.002, as amended:

Is the Bidder that is making and submitting this Bid a "Resident Bidder" or a "Non-resident Bidder"?

- ☒ Texas Resident Bidder - A Bidder whose principal place of business is in Texas and includes a Contractor whose ultimate parent company or majority owner has its principal place of business in Texas.
- ☐ Non-resident Bidder

Bidder's Name:	<div style="border: 1px solid black; min-height: 1.2em;">Koetter Fire Protection of Austin, LLC</div>		
Signature of Officer or Authorized Representative:		Date:	<div style="border: 1px solid black; min-height: 1.2em;">Nov 7, 2011</div>
Printed Name:	<div style="border: 1px solid black; min-height: 1.2em;">Jason Ferguson</div>		
Title:	<div style="border: 1px solid black; min-height: 1.2em;">Vice President</div>		

**MINORITY- AND WOMEN-OWNED BUSINESS ENTERPRISE (MBE/WBE)
PROCUREMENT PROGRAM
NO GOALS FORM**

SOLICITATION NUMBER: SSC0172REBID

PROJECT NAME: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE,
INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

The City of Austin has determined that no goals are appropriate for this project. Even though no goals have been established for this solicitation, the Bidder/Proposer is required to comply with the City's MBE/WBE Procurement Program, if areas of subcontracting are identified.

If any service is needed to perform the Contract and the Bidder/Proposer does not perform the service with its own workforce or if supplies or materials are required and the Bidder/Proposer does not have the supplies or materials in its inventory, the Bidder/Proposer shall contact the Small and Minority Business Resources Department (SMBR) at (512) 974-7600 to obtain a list of MBE and WBE firms available to perform the service or provide the supplies or materials. The Bidder/Proposer must also make a Good Faith Effort to use available MBE and WBE firms. Good Faith Efforts include but are not limited to contacting the listed MBE and WBE firms to solicit their interest in performing on the Contract; using MBE and WBE firms that have shown an interest, meet qualifications, and are competitive in the market; and documenting the results of the contacts.

Will subcontractors or sub-consultants or suppliers be used to perform portions of this Contract?

No ☒ If no, please sign the No Goals Form and submit it with your Bid/Proposal in a sealed envelope.

Yes ☐ If yes, please contact SMBR to obtain further instructions and an availability list and perform Good Faith Efforts. Complete and submit the No Goals Form and the No Goals Utilization Plan with your Bid/Proposal in a sealed envelope.

After Contract award, if your firm subcontracts any portion of the Contract, it is a requirement to complete Good Faith Efforts and the No Goals Utilization Plan, listing any subcontractor, subconsultant, or supplier. Return the completed Plan to the Project Manager or the Contract Manager.

I understand that even though no goals have been established, I must comply with the City's MBE/WBE Procurement Program if subcontracting areas are identified. I agree that this No Goals Form and No Goals Utilization Plan shall become a part of my Contract with the City of Austin.

Koetter Fire Protection

Company Name

Jason Ferguson Vice President

Name and Title of Authorized Representative (Print or Type)



Signature

11/7/11
Date

**MINORITY- AND WOMEN-OWNED BUSINESS ENTERPRISE (MBE/WBE)
PROCUREMENT PROGRAM
NO GOALS UTILIZATION PLAN**
(Please duplicate as needed)

SOLICITATION NUMBER: SSC0172REBID

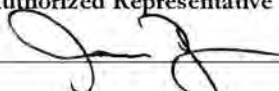
PROJECT NAME: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND FIRE ALARM MONITORING SERVICES FOR THE AUSTIN WATER UTILITY

PRIME CONTRACTOR/CONSULTANT COMPANY INFORMATION

Name of Contractor/Consultant	Kortter Fire Protection		
Address	16069 Central Commerce		
City, State Zip	Pflugerville, TX 78660		
Phone	512 251 7888	Fax Number	512 251 7848
Name of Contact Person	Anitra Young		
Is company City certified?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> MBE <input type="checkbox"/> WBE <input type="checkbox"/> MBE/WBE Joint Venture <input type="checkbox"/>		

I certify that the information included in this No Goals Utilization Plan is true and complete to the best of my knowledge and belief. I further understand and agree that the information in this document shall become part of my Contract with the City of Austin.

Jason Ferguson Vice President
Name and Title of Authorized Representative (Print or Type)

Signature  Date 11/7/11

Provide a list of all proposed subcontractors/subconsultants/suppliers that will be used in the performance of this Contract. **Attach Good Faith Efforts documentation if non MBE/WBE firms will be used.**

Sub-Contractor/Consultant			
City of Austin Certified	MBE <input type="checkbox"/> WBE <input type="checkbox"/>	Ethnic/Gender Code:	<input type="checkbox"/> NON-CERTIFIED
Vendor ID Code			
Contact Person	Phone Number:		
Amount of Subcontract	\$		
List commodity codes & description of services			

Sub-Contractor/Consultant			
City of Austin Certified	MBE <input type="checkbox"/> WBE <input type="checkbox"/>	Ethnic/Gender Code:	<input type="checkbox"/> NON-CERTIFIED
Vendor ID Code			
Contact Person	Phone Number:		
Amount of Subcontract	\$		
List commodity codes & description of services			

FOR SMALL AND MINORITY BUSINESS RESOURCES DEPARTMENT USE ONLY:

Having reviewed this plan, I acknowledge that the proposer (HAS) or (HAS NOT) complied with City Code Chapter 2-9A/B/C/D, as amended.

Reviewing Counselor _____ Date _____ Director/Deputy Director _____ Date _____

CITY OF AUSTIN WATER UTILITY
PURCHASE SPECIFICATIONS
FOR
NOTIFIER FIRE CONTROL SYSTEM
MAINTENANCE, INSPECTION, CERTIFICATION,
AND FIRE ALARM MONITORING

1.0 SCOPE AND CLASSIFICATION

1.1 Scope

This specification establishes minimum requirements for a service contract to provide Fire Alarm and Sprinkler System Maintenance, Inspection & Certification, and Fire Alarm Monitoring Services, for Austin Water Utility's Waller Creek Center Facility at 625 East Tenth Street, Austin, Texas. All Waller Creek Center fire response systems are programmed, monitored, controlled, tested, managed and reporting through Honeywell's Notifier NFS-3030 fire control system.

1.2 Classification

Service provided under this contract shall conform to the requirements of the Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations.

2.0 GENERAL REQUIREMENTS

- 2.1 For the purposes of this Contract, normal working hours shall be defined as the hours of 7:00 a.m. to 6:00 p.m., Monday through Friday with the exception of city holidays.
- 2.2 Contractor shall notify the Site Coordinator or designee two (2) working days prior of any service to be performed as part of this agreement in order to coordinate equipment downtime (if required).
- 2.3 Bidders must have the necessary tools and equipment to inspect and maintain the control panel and related equipment, including software programming and upgrade capabilities and software codes required to complete changes or additions required by the Site Coordinator and/or the City Austin Fire Department.
- 2.4 Contractor will perform the tasks as outlined in this section at the time quarterly or annual inspection/maintenance is performed. Contractor shall provide the Site Coordinator with a detailed report of each inspection and equipment replaced or installed.
- 2.6 The contractor's service representative shall report to the Site Coordinator or designee upon arrival and departure from the premises. Upon completion of all routine inspection/maintenance, the Contractor's service representative must obtain the signature of the Site Coordinator or designee. Payment may be withheld if signature is not obtained from the Site Coordinator.

3.0 CONTRACTOR REQUIREMENTS

- 3.1 This location requires FULL SERVICE FIRE ALARM SYSTEM MAINTENANCE, INSPECTION AND CERTIFICATION AND MONITORING. Maintenance, Inspection and certification, and monitoring covers all services, including labor, materials, software programming, tools, specialized equipment, insurance, permits and fees, if any, necessary to accomplish the maintenance and monitoring services. The cost of materials and labor, required maintenance, including emergency repairs and callback service (sections 3.10 and 3.11) between routine maintenance periods is the responsibility of the Contractor. Routine maintenance of equipment shall conform to the schedule recommended by the manufacturer.
- 3.2 The Contractor will replace all worn, failed, or intermittent malfunctioning parts. All replacement parts shall be Original Equipment Manufacture (OEM) parts only. All replacement components and systems of the Fire Panel and related safety equipment shall be inspected and tested immediately following replacement/installment.
- 3.3 Fire Alarm Control Panel and Monitoring Devices: Contractor is required to maintain the fire alarm panel (control panel) and related equipment in operating condition in accordance with Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations. Bidders must have the necessary tools, equipment and programming capabilities and codes (the City will not retain programming codes for this system) to inspect and maintain the control panel, related equipment, and monitoring services.
- 3.4 Fire Pump and Sprinkler System: Contractor is required to maintain the fire pump and fire sprinkler system for ten floors, the Penthouse, two generator rooms and one parking garage elevator system. Contractor must have certified technician(s) onsite to conduct all ~~preventive~~ maintenance required by Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and manufacture guidelines and recommendations. *preventative*
- 3.5 Annual Sequence Test: An annual Sequence Test shall be performed each calendar year on all (100%) fire safety equipment and the fire panel as per Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and manufacture guidelines and recommendations. As part of each annual Sequence Test, the contractor must conduct a Full Flow Test of the fire pump as per the Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations. The Sequence Test will be performed on a Saturday (Date TBD by the Austin Fire Department) and is to be scheduled one month in advance. The contractor shall provide at a minimum one (1) pump and sprinkler technician, two (2) fire control technicians, one (1) fire panel system programmer and one (1) lead technician for a total of five (5) contractor personnel to ensure that all testing is completed within the timeframe expected by the City and the Austin Fire Department.
- 3.6 Fire Pump Full Flow Test: The Contractor shall participate in the City of Austin's Fire Department Sequence Test and Fire Pump (Full) Flow Test performed each calendar year following the initial annual Sequence Test. The Sequence Test and Full Flow Test will be performed on a Saturday (see Section 3.5). The fire pump Full Flow Test must flow off the roof, away from the building and shall not flood the roof. A "water-cannon" method must be used to minimize the amount of water applied to building envelop by shooting the water out onto the creek area.
- 3.7 Visual Sprinkler Head Inspection: Contractor shall conduct an annual inspection of sprinkler heads 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to the fire sprinkler system must be completed prior to the Annual Sequence Test and Fire Pump Full Flow Test.
- 3.8 Sensitivity Test: The Contractor shall perform a Sensitivity Test on all smoke detectors; to be performed in conjunction with the annual inspection for the first year and thereafter performed every other year. The Contractor shall clean all smoke detectors and/or control panel heads when performing this test as a preventative measure. This test requires the contractor to go to each smoke detector throughout the building to conduct the Sensitivity Test and clean each detector in the process.
- 3.9 Quarterly Inspections: Contractor will perform QUARTERLY Inspections and Maintenance, on a

rotating random 25% of all devices. Contractor will perform the quarterly inspections as outlined by Austin Fire Department, the Underwriters Laboratory (UL) Inc., National Fire Protection Association's (NFPA) codes and standards, and all manufacture guidelines and recommendations at a time specified by the Site Coordinator. Quarterly Inspections and Maintenance can be performed during the week, provided there are no interruptions to the building tenants. The contractor must provide at a minimum one (1) pump and sprinkler technician, two (2) fire control technicians, one (1) fire panel system programmer and one (1) lead technician for a total of five (5) contractor personnel to ensure that all testing is completed within the timeframe expected by the City and the Austin Fire Department. Any required testing of audible and visual alarms shall be conducted after or prior to normal business hours and shall be included with this contract.

- 3.10 Pre-Action and Micro-Mist System Testing and Certification: Contractor shall conduct an initial inspection and acceptance test and follow-up annual inspections of two computer room pre-action systems and two generator room micro-mist systems 2-3 weeks prior to each annual Sequence Test. Any initial repairs or modifications to these systems must be submitted as part of the contractor's bid. All follow-up inspections and repairs shall be completed as part of this contract and prior to any future AFD inspections or tests. As part of the initial test the contractor shall provide at a minimum one (1) pump and sprinkler technician, one (1) Pre-Action and Micro-Mist Technician, one (1) fire panel system programmer and one (1) lead technician for a total of four (4) contractor personnel to ensure that all testing is completed within the timeframe expected by the City and the Austin Fire Department.
- 3.11 Contractor shall follow the appropriate maintenance, inspection & certification requirements described herein for the Waller Creek Center Building:
 - 3.11.1 The Waller Creek Building is a ten (10) story high-rise Building with a Notifier Model NFS-3030 Addressable Fire Control Panel.
 - 3.11.2 Location:
 - Waller Creek Center
 - 625 East Tenth Street
 - Austin, Texas 78701
 - Site Coordinator:
 - Augustin Cancino (512) 972-0344
- 3.12 The Contractor will not be responsible for repairs necessitated by the negligence, misuse or vandalism of equipment or any other cause beyond its control except ordinary wear and tear.
- 3.13 Emergency Service. Due to the critical nature of this facility and in order to ensure minimum downtime, the Contractor shall provide emergency service to restore any fire emergency equipment to operational status. Contractor shall provide Austin Water Utility with emergency services 24 hours per day seven days per week (Monday-Sunday). Contractor shall be able to respond to any emergency situation on the job site with manpower, replacement parts and material within one (1) hour of notification. If in the event the contractor must sub-contract or provide these services through a third party resource (such as a certified manufacturer representative), those third party solutions must be identified and onsite within one-half (1/2) hour of arrival. "Emergency Service" is defined as any fire emergency and response equipment malfunction between scheduled routine maintenance, which disables any component of the building emergency fire alarm panel, signaling devices and fire response systems including sprinkler, mist and pre-action systems. Contractor is required to provide the site coordinator with information on the labor hours expended and the parts repaired or replaced.
- 3.14 Callback. Callback is defined as any malfunction of any fire alarm equipment, fire panel, and related telephone lines which is caused by failure or malfunction of a repair part that was installed by the contractor. The Contractor shall be able to respond to a call back situation within two (2) hours of notification. The Contractor shall maintain a complete, orderly written record of all callbacks and repairs. These records shall indicate the time, day, difficulty reported, and corrective measures taken to eliminate all difficulties. A consolidated report is to be furnished to the AWU when a callback is performed, before the end of the following week. The report will document all

callbacks through Thursday 5:00 p.m. of the same week. The Contractor is required to provide the site coordinator with information on the labor hours expended and parts that were repaired or replaced.

- 3.15 Access and Maintenance Hours. The Site Coordinator or designee will provide the Contractor with access to the premises. All work is to be performed during regular working days.
- 3.16 Inspection of Contractors Performance. The AWU reserves the right to make any tests or inspections deemed advisable to ascertain that the requirements of this Contract are being fulfilled. In the event of a Fire Alarm System not being satisfactorily maintained, the AWU will immediately require the Contractor to correct the problem.
- 3.17 Fire Watch Requirements: The contractor shall provide adequate personnel to comply with any Austin Fire Department fire watch requirements that are a direct result of extended fire panel down time due to fire system failures and part unavailability.

4.0 FIRE ALARM MONITORING

- 4.1 The Waller Creek Center and Southeast Service Center will need monitoring services as described below.
- 4.2 The Contractors Central Station for fire alarm monitoring will be UL listed and have trained operators in attendance at all times whose duties are to take action under established rules and guidelines. Contractor will be required to provide a copy of the UL certification with bid.
- 4.3 Contractor will provide twenty-four (24) hour supervision and monitoring of the protective signaling devices and telephone lines originating at the Waller Creek Center. Upon award of contract, the following devices require monitoring within twenty-four (24) hours of effective date of contract.

Waller Creek:

- a. One (1) Notifier (NFS-3030) Addressable Fire Control Panel;
- b. Two (2) telephone lines serving five (5) elevator telephones; and
- c. One (1) telephone line serving six (6) stairwell telephones.

5.0 CONTRACTOR QUALIFICATIONS

- 5.1 The Contractor shall employ technicians licensed by the Texas Commission on Fire Protection who are skilled in the performance of Fire Alarm System Maintenance and Fire Alarm Monitoring services. Only those technicians and technician trainees under the direct on sight supervision of the licensed technician shall be allowed to perform maintenance/monitoring services. The City reserves the right to require proof of employment, the number of employees, and identification of employees to be assigned to provide service under this contract. Contractor shall ensure that all employees performing services under this contract are presently licensed and remain so if providing service under this contract.
- 5.2 The Contractor shall maintain adequate certifications and authorization from the Notifier manufacture to be able to maintain, repair, modify, reprogram and install complete Notifier Fire Response Systems and all devices required for a 10-Story high rise.
- 5.3 The Contractor shall maintain an adequate number of employees to satisfactorily perform scheduled services.
- 5.4 The City shall have the right to require that the Contractor dismiss from the premises covered by this Contract any employees of the Contractor whose conduct is improper, or offensive; and such employees shall not provide service after the event under this Contract without the written consent

of the City.

6.0 OMISSIONS

It is the intention of this specification to acquire Fire Alarm Inspection & Certification, Maintenance and Monitoring services for the City of Austin Water Utility, Waller Creek Center Building located at 625 East 10th Street and all other locations listed in section 4.0 above. Any services that have been omitted from this specification, which are clearly necessary shall be considered a requirement although not directly specified or called for in this specification.

8.0 INVOICE / BILLING

The City of Austin Water Utility will acknowledge payment upon complete delivery of orders; and, upon receipt of proper invoice at the correct location. Invoices for Waller Creek Center shall include a breakdown of the following monthly service charges for Monitoring, Maintenance (to include all labor, and parts), and Inspection and Certification Services. Invoices shall not arrive prior to delivery of goods.

KOETTER FIRE PROTECTION

OF AUSTIN, L.L.C.

ALL YOU NEED TO KNOW ABOUT FIRE PROTECTION

16069 Central Commerce Drive
Pflugerville, Texas 78660
(512) 251-7888
(512) 251-7848 fax

June 16, 2011

Koetter Fire Protection supports the Notifier Systems in the State of Texas. The following rates and terms are as follows:

Labor Rates:

Straight Time \$150.00 per service call with min 2 hour charge 7AM-4PM

Overtime \$225.00 per service call with min 2 hour charge 4PM-7AM

Emergency and Holiday Rates \$225.00 per service call with 4 hour min charge

Notifier Parts: 30% above list

Prices are valid for one year. Services are for this contract only. Payment terms are 20 net from date of work performed.

CITY OF AUSTIN WATER UTILITY

PURCHASE SPECIFICATIONS

NOTIFIER FIRE CONTROL SYSTEM

MAINTENANCE, INSPECTION, CERTIFICATION,

AND FIRE ALARM MONITORING

1.0 SCOPE AND CLASSIFICATION

1.1 Scope

This specification establishes minimum requirements for a service contract to provide Fire Alarm Maintenance, Inspection & Certification, and Fire Alarm Monitoring Services, for Austin Water Utility's Waller Creek Center Facility at 625 East Tenth Street, Austin, Texas. All equipment to be covered under this contract is currently blue tagged.

1.2 Classification

Service provided under this contract shall conform to the requirements of the Austin Fire Department, UL Inc., and the Notifier manufacturer guidelines and recommendations. This statement would assume that we do not have to follow the manufacturer guidelines and recommendation on the other equipment. This is not correct, why is Notifier even addresses here. I think there may be anti trust issues in this scope of work.

2.0 GENERAL REQUIREMENTS

- 2.1 For the purposes of this Contract, normal working hours shall be defined as the hours of 7:30 a.m. to 5:30 p.m., Monday through Friday, with the exception of holidays as listed in Paragraph 52, Holidays, Standard Purchase Terms and Conditions.
- 2.2 Contractor shall notify the Site Coordinator or designee two (2) working days prior of any service to be performed as part of this agreement in order to coordinate equipment downtime if required.
- 2.3 Bidders must have the necessary tools and equipment to inspect and maintain the control panel and related equipment, including software programming and upgrade

capabilities and software codes required to complete changes or additions required by the City's Fire Department.

- 4 The Contractor shall perform a Sensitivity Test on all smoke detectors; to be performed in conjunction with the annual inspection for the first year and thereafter performed every other year. Contractor shall clean all control panel heads when performing this test. Is the Sensitivity Test conducted from the panel? Clarification. Contractor shall clean all control panel heads when performing this test.
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- 2.6 The contractor's service representative shall report to the Site Coordinator or designee upon arrival and departure from the premises. Upon completion of all routine inspection/maintenance, the Contractor's service representative must obtain the signature of the Site Coordinator or designee. Payment may be withheld if signature is not obtained from the Site Coordinator.

3.0 CONTRACTOR REQUIREMENTS

- 3.1 This location requires FULL SERVICE FIRE ALARM SYSTEM MAINTENANCE, INSPECTION AND CERTIFICATION AND MONITORING. Maintenance, Inspection and certification, and monitoring covers all services, including labor, materials, software programming, tools, specialized equipment, insurance, permits and fees, if any, necessary to accomplish the maintenance and monitoring services. The cost of materials and labor, required maintenance, including emergency repairs and callback service (sections 3.10 and 3.11) between routine maintenance periods is the responsibility of the Contractor. Maintenance of equipment shall conform to the schedule recommended by the manufacturer.
- 2 The Contractor will replace all worn, failed, or intermittent malfunctioning parts. All replacement parts shall be Original Equipment Manufacture (OEM) parts only. All replacement components and systems of the Fire Panel and related safety equipment shall be inspected and tested immediately following replacement/installment.
- 3 Fire Alarm Control Panel and Monitoring Devices: Contractor is required to maintain the fire alarm panel (control panel) and related equipment in operating condition in accordance with the manufacturer's specifications. Bidders must have the necessary tools, equipment and programming capabilities and codes to inspect and maintain the control panel, related equipment, and monitoring services. Ace Fire would have to hire a Notifier distributor to do certain programing if the city does not have all the codes.

- .4 Fire Pump and Sprinkler System: Contractor is required to maintain the fire pump and fire sprinkler system for ten floors, the Penthouse, two generator rooms and one parking garage elevator system. The pump has been inspected, approved and fully accepted by AFD Inspectors, therefore, the Contractor shall be prepared to fully cover any pump issues or failures at 100%. Does this include Follow the manufacturer guidelines and or NFPA 25. Fire pump is to be run (no flow) weekly. If not the vendor should not be 100% responsible.
- .5 Annual Sequence Test: An annual Sequence Test shall be performed each calendar year on all (100%) fire safety equipment and the fire panel (Attachment – A) as per City of Austin's Fire Criteria Manual. As part of each annual Sequence Test, the contractor must conduct a Full Flow Test of the fire pump as per the City of Austin's Fire Criteria Manual. The Sequence Test will be performed on a Saturday and is to be scheduled one month in advance. The Austin Fire Department
- .6 controls the sequence test and to our knowledge has never required a 100% fire safety test. Vendor should be prepared to perform any and all testing that the AFD requires. (Attachment-A) is annuals, quarterlies ect.
- .7 Fire Pump Full Flow Test: The Contractor shall participate in the City of Austin's Fire Department Sequence Test and Fire Pump (Full) Flow Test performed each calendar year following the initial annual Sequence Test. The Sequence Test and Full Flow Test will be performed on a Saturday. The fire pump Full Flow Test must flow off the roof and shall not flood the roof. A form of "water-cannon" method must be used to minimize the amount of water applied to building envelop.
- .8 Visual Sprinkler Head Inspection: Contractor shall conduct an annual inspection of sprinkler heads 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to the fire sprinkler system must be completed prior to the Annual Sequence Test and Fire Pump Full Flow Test.
- 3.8 Sensitivity Test: Sensitivity Test: The Contractor shall perform a Sensitivity Test on all smoke detectors. The sensitivity test shall be performed in conjunction with the initial annual inspection for the first year and is to be scheduled and performed **prior to each** Annual Sequence Test every other year thereafter. Contractor shall clean all control panel heads when performing this test. Conflicts with 3.9
- 3.9 Quarterly Inspections: Contractor will perform QUARTERLY Inspections and Maintenance, on a rotating random 25% of the devices listed in Attachment- A, so that all devices are inspected once a year (at a minimum). Contractor will perform the tasks as outlined in this specification at the time the quarterly inspections and maintenance are required by the Site Coordinator. Quarterly Inspections and Maintenance can be performed during the week, provided there are no interruptions to the building tenants. Any required testing of audible and visual alarms shall be conducted after or prior to normal business hours. 3.8 and 3.9 This would constitute testing of 175% of the devices in Attachment-A. Huge problem when looking at attachment-A is that some devices have not been tested since 2007.

- 10 Pre-Action Testing and Certification: Contractor shall conduct an annual inspection of two computer room pre-action systems 2-3 weeks prior to the annual Sequence Test. Any repairs or modifications to these systems must be completed as part of this contract and prior to any AFD inspections or tests.
- 11 Contractor shall follow the appropriate maintenance, inspection & certification schedule for the Waller Creek Center Building: What is the schedule?
 - 11.1 The Waller Creek Building is a ten (10) story highrise Building with a Notifier Model NFS-3030 Addressable Firer Control Panel.
 - 11.2 Location:

Waller Creek Building
625 E. 10th St.
Austin, TX 78701
Site Coordinator:
Augustin Cancino (512) 972-0344
- 3.12 The Contractor will not be responsible for repairs necessitated by the negligence, misuse or vandalism of equipment or any other cause beyond its control except ordinary wear and tear. This should include the fire pump if it has not been run weekly. Negligence
- 3.13 Emergency Service. In order to ensure minimum downtime, the Contractor shall provide emergency service to restore any fire emergency equipment to operational status. Contractor shall provide Austin Water Utility with emergency services 24 hours per day seven days per week (MondaySunday). Contractor shall be able to respond to any emergency situation on the job site with both manpower and materials replacement parts, and certified Notifier Technician and Programmer within one (1) hour of notification. "Emergency Service" is defined as any fire emergency and response equipment malfunction between scheduled routine maintenance, which disables any component of the building emergency fire alarm panel, signaling devices and fire response systems including sprinkler, mist and pre-action systems. Contractor is required to provide the site coordinator with information on the labor hours expended and the parts repaired or replaced. Everything referenced to Certified Notifier Technician is an Anti-Trust issue.
- 3.14 Callback. Callback is defined as any malfunction of any fire alarm equipment, fire panel, and related telephone lines which is caused by failure or malfunction of a repair part that was installed by the contractor. The Contractor shall be able to respond to a call back situation within two (2) hours of notification. The Contractor shall maintain a complete, orderly written record of all callbacks and repairs. These records shall indicate the time, day, difficulty reported, and corrective measures taken to eliminate all difficulties. A consolidated report is to be furnished to the AWU when a callback is performed, before the end of the

following week. The report will document all callbacks through Thursday 5:00 p.m. of the same week. The Contractor is required to provide the site coordinator with information on the labor hours expended and parts that were repaired or replaced.

- 3.15 Access and Maintenance Hours. The Site Coordinator or designee will provide the Contractor with access to the premises. All work is to be performed during regular working days.

- 3.16 Inspection of Contractors Performance. The AWU reserves the right to make any tests or inspections deemed advisable to ascertain that the requirements of this Contract are being fulfilled. In the event of a Fire Alarm System not being satisfactorily maintained, the AWU will immediately require the Contractor to correct the problem. Is there not a problem right now with the micro- mist system. Code requires this system to be tied into the main Fire Alarm Panel. If not it should be red tagged and reported to the AHJ.

- 3.17 Fire Watch Requirements: The contractor shall provide adequate personnel to comply with any Austin Fire Department fire watch requirements that are a direct result of extended fire panel down time due to fire system failures and part unavailability. The personnel that is on-site to satisfy the fire watch requirements shall be separate from the personnel on-site conducting any maintenance and/or repairs. If Fire Watch is the cause of others it should not be the vendors cost.

4.0 FIRE ALARM MONITORING

- 4.01 The Waller Creek Center will need monitoring services as described below:
- 4.02 The Contractors Central Station for fire alarm monitoring will be UL listed and have trained operators in attendance at all times whose duties are to take action under established rules and guidelines. Contractor will be required to provide a copy of the UL certification with bid.
- 4.03 Contractor will provide twentyfour (24) hour supervision and monitoring of the protective signaling devices and telephone lines originating at the Waller Creek Center. Upon award of contract, the following devices require monitoring within twenty-four (24) hours of effective date of contract:
- a. One (1) Notifier (NFS-3030) Addressable Fire Control Panel;
 - b. Two (2) telephone lines serving five (5) elevator telephones; and
 - c. One (1) telephone line serving six (6) stairwell telephones.

5.0 CONTRACTOR QUALIFICATIONS

- 5.1 The Contractor shall employ technicians licensed by the Texas Commission on Fire Protection who are skilled in the performance of Fire Alarm System Maintenance and Fire Alarm Monitoring services. Only those technicians and technician trainees under the direct on sight supervision of the licensed technician shall be allowed to perform maintenance/monitoring services. The City reserves the right to require proof of employment, the number of employees, and identification of employees to be assigned to provide service under this contract. Contractor shall ensure that all employees performing services under this contract are presently licensed and remain so if providing service under this contract. A letter of guarantee, or similar written confirmation, must be submitted with the vendor's bid submittal, documenting their third party agreement to provide services that will enable the vendor to comply with these requirements.
- 5.2 The Contractor shall maintain adequate certifications and authorization from the Notifier manufacture to be able to maintain, repair, modify, reprogram and install complete Notifier Fire Response Systems and all devices required for a 10-story high rise. Anti-trust issues.
- 5.3 The Contractor shall maintain an adequate number of employees to satisfactorily perform scheduled services.
- 5.4 The City shall have the right to require that the Contractor dismiss from the premises covered by this Contract any employees of the Contractor whose conduct is improper, or offensive; and such employees shall not provide service after the event under this Contract without the written consent of the City.

6.0 OMISSIONS

It is the intention of this specification to acquire Fire Alarm Inspection & Certification, Maintenance and Monitoring services for the City of Austin Water Utility, Waller Creek Center Building located at 625 East 10th Street. Any services that have been omitted from this specification, which are clearly necessary shall be considered a requirement although not directly specified or called for in this specification , **and brought to the attention of the City of Austin Buyer prior to bid opening date for further action. Weekly Fire pump run.**

7.0 INVOICE / BILLING

The City of Austin Water Utility will acknowledge payment upon complete delivery of orders; and, upon receipt of proper invoice at the correct location. Invoices for Waller Creek Center shall include a breakdown of the following monthly service charges for Monitoring, Maintenance (to include all labor, and parts), and Inspection and Certification Services. Invoices shall not arrive prior to delivery of goods.

CITY OF AUSTIN WATER UTILITY

PURCHASE SPECIFICATIONS

NOTIFIER FIRE CONTROL SYSTEM

MAINTENANCE, INSPECTION, CERTIFICATION,

AND FIRE ALARM MONITORING

1.0 SCOPE AND CLASSIFICATION

1.1 Scope

This specification establishes minimum requirements for a service contract to provide Fire Alarm Maintenance, Inspection & Certification, and Fire Alarm Monitoring Services, for Austin Water Utility's Waller Creek Center Facility at 625 East Tenth Street, Austin, Texas. All equipment to be covered under this contract is currently blue tagged.

1.2 Classification

Service provided under this contract shall conform to the requirements of the Austin Fire Department, UL Inc., and the Notifier manufacturer guidelines and recommendations. This statement would assume that we do not have to follow the manufacturer guidelines and recommendation on the other equipment. This is not correct, why is Notifier even addresses here. I think there may be anti trust issues in this scope of work.

2.0 GENERAL REQUIREMENTS

- 2.1 For the purposes of this Contract, normal working hours shall be defined as the hours of 7:30 a.m. to 5:30 p.m., Monday through Friday, with the exception of holidays as listed in Paragraph 52, Holidays, Standard Purchase Terms and Conditions.
- 2.2 Contractor shall notify the Site Coordinator or designee two (2) working days prior of any service to be performed as part of this agreement in order to coordinate equipment downtime if required.
- 2.3 Bidders must have the necessary tools and equipment to inspect and maintain the control panel and related equipment, including software programming and upgrade

capabilities and software codes required to complete changes or additions required by the City's Fire Department.

- 4 The Contractor shall perform a Sensitivity Test on all smoke detectors; to be performed in conjunction with the annual inspection for the first year and thereafter performed every other year. Contractor shall clean all control panel heads when performing this test. Is the Sensitivity Test conducted from the panel? Clarification. Contractor shall clean all control panel heads when performing this test.
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- 3.1 This location requires FULL SERVICE FIRE ALARM SYSTEM MAINTENANCE, INSPECTION AND CERTIFICATION AND MONITORING. Maintenance, Inspection and certification, and monitoring covers all services, including labor, materials, software programming, tools, specialized equipment, insurance, permits and fees, if any, necessary to accomplish the maintenance and monitoring services. The cost of materials and labor, required maintenance, including emergency repairs and callback service (sections 3.10 and 3.11) between routine maintenance periods is the responsibility of the Contractor. Maintenance of equipment shall conform to the schedule recommended by the manufacturer.
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- 3 Fire Alarm Control Panel and Monitoring Devices: Contractor is required to maintain the fire alarm panel (control panel) and related equipment in operating condition in accordance with the manufacturer's specifications. Bidders must have the necessary tools, equipment and programming capabilities and codes to inspect and maintain the control panel, related equipment, and monitoring services. Ace Fire would have to hire a Notifier distributor to do certain programing if the city does not have all the codes.

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- .5 Annual Sequence Test: An annual Sequence Test shall be performed each calendar year on all (100%) fire safety equipment and the fire panel (Attachment – A) as per City of Austin's Fire Criteria Manual. As part of each annual Sequence Test, the contractor must conduct a Full Flow Test of the fire pump as per the City of Austin's Fire Criteria Manual. The Sequence Test will be performed on a Saturday and is to be scheduled one month in advance. The Austin Fire Department
- .6 controls the sequence test and to our knowledge has never required a 100% fire safety test. Vendor should be prepared to perform any and all testing that the AFD requires. (Attachment-A) is annuals, quarterlies ect.
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- 11.2 Location:
- Waller Creek Building
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Site Coordinator:
Augustin Cancino (512) 972-0344
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- 3.13 Emergency Service. In order to ensure minimum downtime, the Contractor shall provide emergency service to restore any fire emergency equipment to operational status. Contractor shall provide Austin Water Utility with emergency services 24 hours per day seven days per week (Monday-Sunday). Contractor shall be able to respond to any emergency situation on the job site with both manpower and materials replacement parts, and certified Notifier Technician and Programmer within one (1) hour of notification. "Emergency Service" is defined as any fire emergency and response equipment malfunction between scheduled routine maintenance, which disables any component of the building emergency fire alarm panel, signaling devices and fire response systems including sprinkler, mist and pre-action systems. Contractor is required to provide the site coordinator with information on the labor hours expended and the parts repaired or replaced. Everything referenced to Certified Notifier Technician is an Anti-Trust issue.
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5.0 CONTRACTOR QUALIFICATIONS

- 5.1 The Contractor shall employ technicians licensed by the Texas Commission on Fire Protection who are skilled in the performance of Fire Alarm System Maintenance and Fire Alarm Monitoring services. Only those technicians and technician trainees under the direct on sight supervision of the licensed technician shall be allowed to perform maintenance/monitoring services. The City reserves the right to require proof of employment, the number of employees, and identification of employees to be assigned to provide service under this contract. Contractor shall ensure that all employees performing services under this contract are presently licensed and remain so if providing service under this contract. A letter of guarantee, or similar written confirmation, must be submitted with the vendor's bid submittal, documenting their third party agreement to provide services that will enable the vendor to comply with these requirements.
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6.0 OMISSIONS

It is the intention of this specification to acquire Fire Alarm Inspection & Certification, Maintenance and Monitoring services for the City of Austin Water Utility, Waller Creek Center Building located at 625 East 10th Street. Any services that have been omitted from this specification, which are clearly necessary shall be considered a requirement although not directly specified or called for in this specification , **and brought to the attention of the City of Austin Buyer prior to bid opening date for further action. Weekly Fire pump run.**

7.0 INVOICE / BILLING

The City of Austin Water Utility will acknowledge payment upon complete delivery of orders; and, upon receipt of proper invoice at the correct location. Invoices for Waller Creek Center shall include a breakdown of the following monthly service charges for Monitoring, Maintenance (to include all labor, and parts), and Inspection and Certification Services. Invoices shall not arrive prior to delivery of goods.



TO: Veronica Lara, Director
Department of Small and Minority Business Resources

FROM: Sydney Ceder, Senior Buyer

DATE: February 16, 2012

SUBJECT: Approval to use Zero Goals for Solicitation No. SSC0172REBID
Project Name: 36-MONTH CONTRACT FOR NOTIFIER FIRE CONTROL
SYSTEM MAINTENANCE, INSPECTION, CERTIFICATION AND
FIRE ALARM MONITORING SERVICES FOR THE AUSTIN
WATER UTILITY
Commodity: 99042; Fire and Safety Services
Code(s):
Estimated Value: \$34,000/annually

The Purchasing Office has determined that the following Goals are appropriate for this Commodity solicitation:

X No Goals (Goal of 0%)

This determination is based on the following reasons:

This solicitation will be bid by and awarded to a prime contractor. No subcontracting opportunities have been identified

Per paragraph 8.2.1 of the Rules Governing the Minority and Women Owned Business Enterprise Procurement Program, please approve the use of the above goals by completing and returning the below endorsement. If you have questions, please call me at 974-2035.



Approval is hereby granted to use the above Goals.

Approval is hereby denied. Recommend the use of the following goals based on the below reasons:

a. Goals: _____ % MBE _____ % WBE

b. Subgoals: _____ % African American _____ % Hispanic

_____ % Native/Asian American _____ % WBE

This determination is based on the following reasons:

no subcontracting opportunities were identified

Raymond M. Young, Jr.
Veronica Lara, Director

Date:

February 22, 2012

cc: Lynda Thorpe, Purchasing