# Scope of Work:

Contractor shall provide all labor and materials in order to remove two existing boilers and replace with on demand water heater systems at Building 1124 for the Louisiana Department of Military Affairs (DMA).

# Location:

LANG Training Center Building 1124 14th St.

Pineville, LA 71360

# Specifications:

1. Contractor shall eliminate, remove and haul away existing hot water boilers in Building 1124 at the LANG Training Center. Note: If boilers will not fit through the door, boilers must be cut down in place to be able to fit through door. Contractor shall be responsible for disposal of fixtures. On post recycling may be utilized by the Contractor. Contractor shall coordinate directly with project manager if this is utilized. Contractor shall remove existing mixing valve located in mechanical room with boilers. Contractor shall remove all cold water supply lines from first isolation valve located in mechanical room. Contractor shall remove all natural gas supply lines from first isolation valve located in mechanical room. Existing hot water lines shall be isolated at first mechanical joint inside mechanical room for future connection by the Contractor.
2. Contractor shall provide and install a metal framing system using material same as or equivalent to Unistrut. Framing channel width shall be 1-5/8" and height will be 1-5/8", this is same as Unistrut Channel P2000. Framing shall be installed horizontally every 18" starting at 24" from finished floor and ending at 84" from finished floor. Wall width is currently 8' -6". Metal framing shall have a width of 8'. Framing shall be installed 3" from the corner of the wall.

**Specify framing material bidding: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

1. Contractor shall provide and install four on demand tankless water heaters. The water heaters shall be 199,000 BTU (British Thermal Unit), with a flow rate of 10 GPM (Gallon Per Minute), and shall be State Commercial Condensing NG Tankless Indoor Water Heater Brand or equal. Contractor shall install the four water heaters side by side on the metal framing, units shall be installed with 12" of space between each fixture.

**Specify Brand/Model of water heater bidding: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

1. Contractor shall provide and install a cold water supply line from the isolation valve to all four new water heater fixtures. Water line shall be copper piping. Copper piping shall be sized to match existing thickness and size and can be jointed either mechanically using ProPress fittings (or equal), or chemically joined using solder. All copper piping shall be mounted to metal framing where it crosses. Contractor shall use proper mounting hardware sized appropriately following IPC (International Plumbing Code) 2021. Contractor shall install isolation valves where copper piping connects to water heater fixture. Contractor shall insulate all copper piping from isolation valve to supply valve. Insulation shall be fiberglass and match existing thickness of insulation.
2. Contractor shall provide and install a natural gas supply line from isolation valve to all four new water heater fixtures. Gas supply line shall be metal to match existing materials used in facility. Gas supply lines shall be joined mechanically. All gas piping shall be mounted to metal framing where it crosses. Contractor shall use proper mounting hardware sized appropriately following IPC 2021. Contractor shall install an isolation valve where gas piping terminates at each water heater. Flexible gas supply lines shall be authorized from the isolation valve to the water heater fixture connection point.
3. Contractor shall provide and install a hot water supply line from the water heater fixture to the existing hot water supply lines for the structure. The water line shall be made of copper piping. The copper piping shall be sized to match the existing thickness and size and can be jointed either mechanically using ProPress fittings (or equal), or chemically joined using solder. All copper piping shall be mounted to the metal framing where it crosses. Contractor shall use proper mounting hardware sized appropriately following IPC 2021. Contractor shall install an isolation valve where the copper piping connects to the water heater fixture. Contractor shall insulate all copper piping from the isolation valve to the supply. Insulation shall be fiberglass and match existing thickness of insulation.
4. Contractor shall provide and install four individual surface mounted receptacles. Each receptacle will be a dedicated receptacle. Each receptacle shall be GFCI (Ground Fault Circuit Interrupting) 20 Amp capacity. Each dedicated outlet shall be wired into a new breaker. Each new breaker shall have a 20 Amp capacity. An arc fault breaker is not required. Contractor shall be authorized to run multiple circuits in a single conduit from electrical panel to receptacle. Contractor shall follow NEC 2020 for all circuit and conductor sizing.
5. Contractor shall provide and install four individual drain lines from the hot water heater fixtures to the floor drain in the mechanical room. The drain line shall be copper piping. Copper piping can be jointed either mechanically using ProPress fittings (or equal), or chemically joined using solder. All copper piping shall be mounted to the metal framing where it crosses. Contractor shall use proper mounting hardware sized appropriately following IPC 2021. Contractor shall install metal framing on the floor of the mechanical room to mount the drain lines.
6. Contractor shall provide and install a double wall plastic exhaust vent stack for all four water heater fixtures. Two water heater vents shall be joined together to breech through one existing vent through the roof. Connection of two water heater vents shall occur twice, allowing all four water heater units to vent to outside of structure from two existing vents in roof. All piping shall be mounted to the metal framing where it crosses. Contractor shall use proper mounting hardware sized appropriately following IPC 2021.

***Project shall be completed no later than 60 days after the issuance of the notice to proceed.***

**General Notes:**

Contractor shall be required to request access to Louisiana National Guard Training Center Pineville. Contractor and all sub-Contractors must apply for access badge at the Visitor Control Center BLDG 1460 at Gate 5 of the installation. Visitors shall be required to have background

check and be allowed access to installation for time needed on site. Visitor Control Center is open Tuesday to Friday 0600-1630. Access will not be granted to conduct site visits Saturday to Monday. Access to the Visitor Control Center is located off Highway 116, not the main gate of the installation behind Wal-Mart. Visitor Control Center personnel can be reached at 318-290- 5635.

Facility Engineers operate Tuesday to Friday 0700 to 1730. Facility Engineers is closed on Weekends and Mondays. Access to personnel and project site must be coordinated during the standard work week. Primary contact method should be email with alternate being phone.

A preconstruction meeting shall be scheduled prior to start of project. A materials/equipment storage area (if required) will be designated by the Project Manager during the course of the preconstruction meeting.

Contractor shall be required to request and execute Louisiana One Call before breaking ground on project site. Copy of clear ticket will be emailed to Project Manager and kept in project folder.

All work performed shall meet, or exceed OSHA, parish, state & local codes. All work must comply with LMD safety and environmental requirements. Contractor shall ensure work area is clearly marked with safety barriers, flagging, and signage around the work site as required.

No changes to the project will be allowed, nor will the Contractor be paid for any additional work unless an approved change order is formally requested and approved in advance. Site visit is required.

Contractor shall conduct a daily site clean up to ensure a clear work area as well as follow all safety guidelines. All debris and excess material must be disposed of by the Contractor off of the project site and off of Louisiana National Guard Training Center Pineville properly. Contractor must obtain authorization for placement of Contractor provided dumpster with the Project Manager if needed.

**Proiect Manager:**

Name: Michael Burke Address: Bldg., 636 I St.

Pineville, LA 71360

Phone: 318-290-5919

Email: [michael.j.burke242.nfg@army.mil](mailto:michael.j.burke242.nfg@army.mil)