



Densil Allen
Presiding Commissioner
John L. Marr
Commissioner, Eastern District
Charles Kavanaugh
Commissioner, Western District
Diane Thompson
County Clerk

Johnson County Courthouse, 300 N Holden, Warrensburg, MO 64093
(660) 747-6161 - Fax 747-9332
www.jococourthouse.com

REQUEST FOR PROPOSALS

Johnson County Courthouse Clock Tower Electrical

December 23, 2021

NOTICE IS HEREBY GIVEN that Johnson County, Missouri, is requesting proposals from qualified electrical contractors to perform electrical remediation services for the Courthouse Clock Tower in preparation for the clock mechanical installation. The Johnson County Courthouse is located at 300 N. Holden Street, Warrensburg MO 64093 and is listed on the National Register for Historic Places.

General information, performance specifications, and instructions can be obtained by visiting <http://www.jococourthouse.com/bids.html> or contact the Johnson County Clerk's Office, Johnson County Courthouse, 300 N. Holden, Suite 201, Warrensburg, MO at (660) 747-6161 or via email at: jpowers@jococourthouse.com.

The objective of this solicitation is to select a qualified electrical contractor to complete the following project:

A. GENERAL INFORMATION:

Three existing circuits were observed routed to the clock system in the tower. The clock motor circuit, speaker circuit, and clock back lighting circuit. The clock motor and speaker circuits come from a clock controller located on the 3rd floor of the building in the Maintenance Office. The lighting circuit is switched; however, the clock tower backlights are left on all of the time.

The wiring to these circuits appears to be routed in conduit up to the clock tower room, and then they are extended to all the devices either with type NM (Romex) or electrical fixture whips. At the clock motors, the NM cable is spliced in open air without residing in a junction box, which is non-compliant.

NM cable is allowed in commercial buildings of Type III (Combination of combustible and non-combustible - which is most likely the designation for this building construction type), IV (Heavy Timber) and V (Wood Frame), however NEC 334.10 (3) states that "...Cables shall be concealed

within walls, floors, or ceilings that provide a thermal barrier of material that has at least a 15 minute finish rating as identified in listings of fire-rated assemblies.” ***[For your additional information, current electrical-related clock tower photographs are available in Exhibit A]***

B. PERFORMANCE SPECIFICATIONS:

Indicate in your proposal if you agree to meet or exceed the following performance specifications in preparation for the installation of Verdin Clock Mechanical schematic provided in **Exhibit B**.

Johnson County, Missouri, is procuring for a professional electrical contractor services and is interested in a professional evaluation and successful remediation of the specific electrical system for the purpose of a fully functioning and safe clock system in the tower. Professional electrical expertise and feedback is needed and welcomed.

Therefore, explain any clarifications or exceptions to the following:

1. Provide a local disconnect switch for the clock back lighting.
2. Replace the NM cabling for lighting, clock motor and speaker power in the clock tower room with MC cable.
3. Provide junction boxes at each clock motor for cable splicing and whips to motors.
4. Provide a local disconnect for the clock motor circuit and the speaker circuit.
5. Remove unused time clock, disconnect switch with open cover that has been reverted to a tap box, and any other unused equipment.
6. Provide covers for any open junction boxes that presently do not have them.

C. PROPOSAL INSTRUCTIONS:

The County Clerk’s Office will accept proposals in a sealed envelope marked “**DO NOT OPEN – TOWER ELECTRICAL**” until **1:30 p.m. on Thursday, January 13, 2022**, at which time they will be opened in the County Commission’s Office.

Any contractor wishing to be a selected to provide qualified electrical services for this project will enter into the Johnson County Agreement for Electrical Services and supply the required supplemental materials referenced in this Agreement. The submission of a proposal indicates a willingness to enter into this Agreement for Electrical Services. To save postage and paper, a copy of this RFP and the County’s required Agreement for Electrical Services is also available on the on the County’s website at: <http://www.jococourthouse.com/bids.html>

Proposals must include the following to be considered:

1. Electrical Qualifications

- a. Description and relevant prior experience
- b. Three (3) references from similar projects, preferred, complete with reference contact information

2. Technical Approach

- a. Express agreement to meet or exceed the Performance Specifications (Section B)
- b. Brief description of timeline including estimated start and end date.
- c. Brief descriptions of compliance procedures to be followed including but not limited to all pertinent provisions of the Occupational Safety and Health Administration (OSHA), any State Safety and Health agency requirements.

3. Warranty of Work

- a. Describe all warranty specifications and exceptions.

4. Proposed lump sum project cost

- a. Provide a maximum lump sum amount for the cost of all work (labor, materials, services) to be performed in the full execution of the project
- b. Describe any and all variables or additional costs to this maximum lump sum amount including reimbursable expenses.
- c. Describe payment schedule in such amounts as are consistent with amount of work to be performed and billed. It should be noted that progress payments will be less a 5 percent (5%) retainer with final payment due upon satisfactory completion of project.

D. PROPOSAL EVALUATION CRITERIA:

The County shall evaluate the proposals based on the required proposal items:

- 1. Electrical Qualification, Experience and References
- 2. Technical Approach
- 3. Warranty of Work
- 4. Lump Sum Project Cost and Specifications

Johnson County reserves the right to reject any and/or all bids and may select the bid they determine to be most advantageous.

E. INQUIRIES:

Questions or clarifications shall be directed, in writing, to the party listed below **on or before 12:00 Noon on Monday, January 10, 2022**. Responses to questions/clarifications will be placed on the County's website at: <http://www.jococourthouse.com/bids.html>

Jennifer Powers
Johnson County Chief Deputy Clerk
Email: jpowers@jococourthouse.com

Questions will not be accepted via telephone. Any questions received after this deadline may not be answered.

F. MANDATORY ON-SITE PROJECT REVIEW:

Due to the location of the electrical work to be performed and the precautions necessary to access the work site safely, an on-site project review is MANDATORY for all contractors who plan to submit proposals for this project. Attendance will be taken at the beginning and conclusion of the on-site project review session at the County Clerk's office. Therefore, on-site project reviews will begin and end at the County Clerk's office. Plan for a 60-minute duration. Each contractor must be on record in order to be authorized to bid on the project. These opportunities are provided for your convenience will begin promptly in the County Clerk's office at the times listed.

There will be three available date and times to allow for all contractors to attend the Mandatory On-site project review with Courthouse maintenance staff oversight as follows:

- 9 a.m. on Wednesday, January 5, 2022
- 10 a.m. on Friday, January 7, 2022
- 2 p.m. on Friday, January 7, 2022

If these dates and times do not allow attendance, please contact Jennifer Powers, Chief Deputy Clerk at: (660) 747-6161 as soon as possible for a special appointment date/time. Special on-site project review appointments will not be accommodated after 4 p.m. on Friday, January 7, 2022.

G. TERMS AND CONDITIONS:

1. EQUAL OPPORTUNITY/DISADVANTAGE BUSINESS:

Johnson County is an Equal Opportunity Employer and encourages the submission of qualifications from minority and woman-owned enterprises.

2. PROHIBITED CONTACT:

Contact with any representative, other than through the procedure outlined above, and concerning this request for proposals is prohibited. Representatives shall include, but not be limited to, all elected and appointed officials, and not otherwise stated above employees of Johnson County, Missouri, and the affiliated agencies within the buildings owned by the County of Johnson County, Missouri. Any Electrical Contractor engaging in such prohibited communications may be disqualified at the sole discretion of Johnson County Commission.

3. OPEN RECORDS:

Any and all information contained in or submitted with this request for qualifications becomes a public record subject to the Missouri Sunshine Law when a contract is executed or all proposals are rejected. If the Electrical Contractor believes that any information contained in or submitted with the proposal is protected by the Missouri Sunshine Law, the firm or its authorized representative must clearly identify what information believes is protected and must also clearly identify the legal basis on which the belief is held.

4. All proposals will be considered final as submitted. No additions, deletions, corrections, or adjustments will be accepted after the time of opening.

5. The electronic version of this Request for Proposals is available upon request. The document was entered into WORD for Microsoft Windows. The Johnson County Commission does not guarantee the completeness and accuracy of any information provided in the electronic version. Therefore, respondents are cautioned that the hard copy of this Request for Qualifications on file in the Johnson County Clerk's Office governs in the event of a discrepancy between the information contained in or on the electronic version and that which is on the hard copy.

6. Johnson County will not award any contract to an individual or business having any outstanding amounts due from a prior Contract or business relationship with the County or who owes any amount(s) for delinquent Federal, State or Local taxes, fees and licenses.

7. Proposals received after the designated time of the receipt of the sealed Proposals will be considered as "No Qualification" and "Void" and will not be opened.
8. The successful Electrical Contractor specifically denied the right of using in any form or medium that names Johnson County or any division, department or bureau of Johnson County for public advertising unless express written permission is granted.
9. Award will be made to the Electrical Contractor which will best serve the County.

CERTIFICATION:

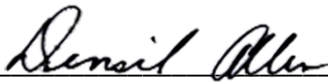
The Electrical Contractor understands and agrees that by signing the Proposal form hereby certifies the following:

All personnel utilized must be authorized to work in the United States in accordance with applicable federal and state laws. This includes but is not limited to the Illegal Immigration Reform and Immigrant Responsibility Act (IIRIRA) and INA Section 274A.

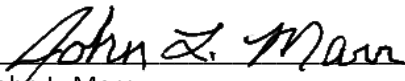
The Electrical Contractor agrees to fully cooperate with any audit from federal, state, or local auditor or investigation by federal, state, or local law enforcement agencies.

CONCLUSION:

On behalf of the Johnson County Commission, thank you for your interest in Johnson County Courthouse Clock Tower Electrical. We look forward to receiving your proposal for this important project.



Denisil Allen
Presiding Commissioner



John L. Marr
Commissioner, Eastern District



Charles Kavanaugh
Commissioner, Western District

EXHIBIT A
CURRENT ELECTRICAL PHOTOGRAPHS

PHOTO 1 RIGHT:
ILLUSTRATES THE
EXPOSED ROMEX



PHOTO 2 RIGHT:
UNUSED AND
DISCONNECTED
TIMER REVERTED
TO A SPLICE BOX



EXHIBIT A
CURRENT ELECTRICAL PHOTOGRAPHS CONTINUED

PHOTO 3 RIGHT:
CLOCK MOTOR
SPLICE WITHOUT
A JUNCTION BOX



PHOTO 4 RIGHT:
OPEN JUNCTION
BOX WITH
EXPOSED ROMEX

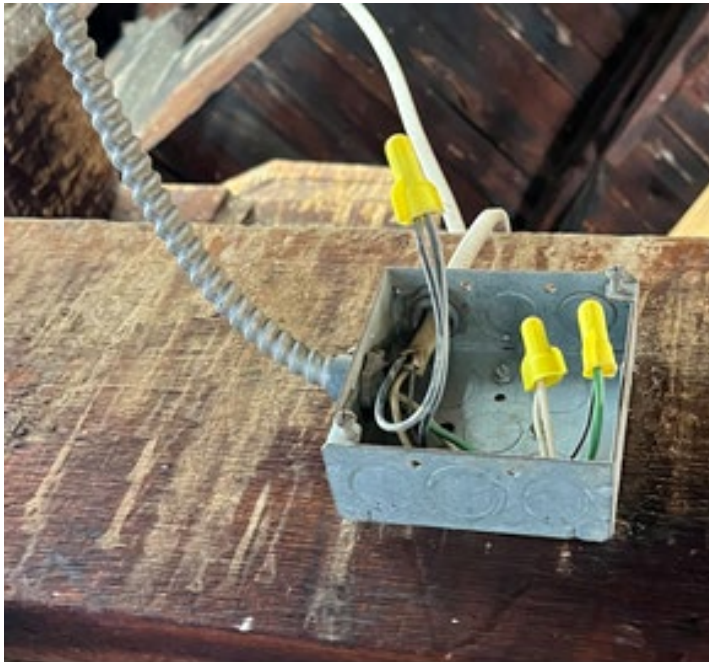
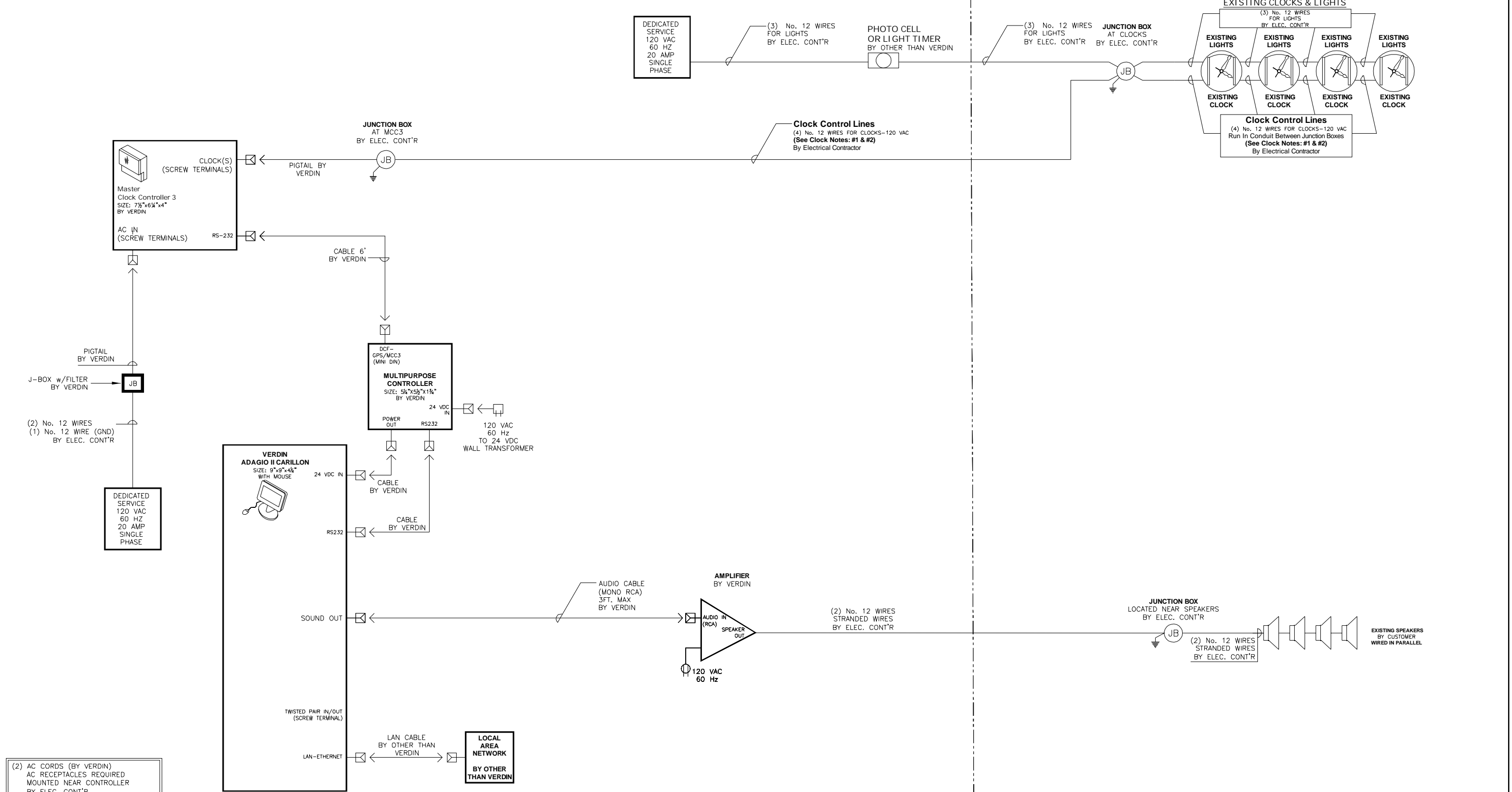



EXHIBIT B
VERDIN CLOCK MECHANICAL SCHEMATIC
 Johnson County Courthouse Clock Tower Electrical



(2) AC CORDS (BY VERDIN)
 AC RECEPTACLES REQUIRED
 MOUNTED NEAR CONTROLLER
 BY ELEC. CONT'R
 120 VAC / 60 Hz / 20 AMP
 GROUNDED SINGLE PHASE
 DEDICATED CIRCUIT
 WITH SURGE PROTECTION

- GENERAL NOTES:**
1. Field verify existing wires condition/location in column(s) by Electrical Contractor & coordinate with Verdin.
 2. Controllers are computers & need to be in a Climate Controlled Area.
 3. All Electrical Equipment are to be Earth Grounded.
 4. Any optional equipment must be included in final contract in order for equipment to be supplied by Verdin.
 5. Final connections by Electrical Contractor.
 6. All Low Voltage Cables **MUST NOT** Be run in the same conduit with high voltage cables.

THIS DRAWING IS THE PROPERTY OF THE VERDIN COMPANY AND IS ISSUED TO THE RECIPIENT WITH THE UNDERSTANDING THAT IT SHALL NOT BE COPIED, DUPLICATED, PASSED ON TO UNAUTHORIZED PARTIES, NOR USED FOR ANY PURPOSE OTHER THAN THAT FOR WHICH IT IS SPECIFICALLY FURNISHED, EXCEPT WITH THE VERDIN COMPANY WRITTEN PERMISSION.

 SINCE 1848	The Verdin Company Corporate Headquarters 2448 Reading Road Cincinnati, Ohio 45202 616-961-4210 1-800-648-0488	Manufacturing Facility 8000 Kellogg Avenue Cincinnati, Ohio 45226 616-961-1699
	182114 Johnson County Courthouse Warrensburg, MO	
Electrical Riser for an Adagio II, MCC3, Amp, Existing Speakers & Clock		
SCALE: No Scale DATE: 7/11/2018	DRAWN BY: JDG REVISED:	DRAWING NUMBER: 18_ELEC\ B 6017