ADDENDUM #3

METRO TECHNOLOGY CENTERS
Request for Proposal (RFP) #27-006
ISSUED November 9, 2026
Aviation Career Campus Boiler Replacement Project

The following items, applicable to the work designated, shall be understood to be an addendum to the Request for Proposal listed above and, as such, shall become part of the specifications. Please take note of the information provided below and follow any new instructions as listed herein. If not listed in this Addendum, all other instructions and timelines remain unchanged as stated in the original RFP documents.

Responses to questions received

1. Please review the submitted voluntary equivalent for a Lochinvar Crest boiler/water heater. Will this unit be accepted as an approved equivalent?
Metro Tech has reviewed the proposed Lochinvar Crest boiler system and has determined that it does not meet the intent and requirements established for this project. Metro Tech intends to procure the boiler system specified in the RFP and believes the specified equipment best aligns with the District's operational, maintenance, reliability, and performance objectives. Therefore, the proposed Lochinvar Crest system will not be accepted as an approved equivalent for this project.

2. Can the replacement boilers be sized based on the actual existing boiler input/output capacity (2,511,000 BTU input and approximately 2,059,020 BTU output) rather than the specified capacity requirements?
Metro Tech is open to contractor recommendations regarding boiler sizing. Any proposed deviation from the specified equipment capacity shall be supported by engineering calculations and documentation demonstrating that the proposed system will adequately serve both current and anticipated future building heating loads. Recommendations shall consider facility usage, redundancy requirements, energy efficiency, operational flexibility, and long-term reliability.

3. The new exterior door will require a Professional Engineer (PE) stamped drawing because it is located in a load-bearing wall. Please confirm project requirements.
Any modifications affecting structural components of the building shall be designed and documented by a licensed Professional Engineer registered in the State of Oklahoma. The contractor shall be responsible for providing all required engineering evaluations, stamped drawings, and supporting documentation necessary to obtain approvals and complete the installation in accordance with applicable building codes and regulations. Additionally, the new door and hardware shall be compatible with Metro Tech's existing keying system and must be capable of accepting a Best Core interchangeable core lock cylinder. The contractor shall coordinate hardware requirements with Metro Tech Facilities Management prior to procurement and installation.

4. Can existing roof penetrations for boiler flues through the existing roof be capped, or must they be removed with the roof deck and roofing patched back?
Metro Tech will allow existing roof penetrations associated with abandoned boiler flues to be

capped and properly weatherproofed, provided the method complies with applicable roofing standards and does not adversely affect the integrity of the existing roof system. Complete removal and roof deck repair will only be required where necessary to accommodate the new installation or where existing conditions warrant removal.

5. What type of roof is installed over the boiler room?
The roof over the boiler room is an existing TPO roofing system. Contractors shall verify field conditions prior to performing work.

6. Are there any manufacturer warranties currently in effect on the roof over the boiler room?
Yes. The roof over the boiler room is covered by an existing manufacturer warranty provided by Garland Roofing. Any work that impacts the roof system, including roof penetrations, repairs, flashing modifications, or restoration work associated with this project, shall be performed by Alva Roofing or a contractor specifically approved by Garland Roofing to maintain warranty compliance. Contractors shall coordinate all roof-related work accordingly.

7. Are there existing mechanical drawings for the current boiler room that can be shared now or upon contract award?
Yes. Metro Tech maintains both electronic and hard-copy mechanical drawings for the boiler room. Available drawings will be provided to the successful contractor. Contractors remain responsible for verifying all field conditions prior to installation.

8. Has the existing boiler piping been tested for asbestos? If asbestos removal is required, will Metro Tech provide testing and abatement?
Metro Tech does not have existing asbestos testing records for the Aviation Career Campus boiler room piping. If asbestos-containing materials are encountered during the course of the work, the contractor shall be responsible for testing, handling, abatement, and disposal in accordance with all applicable federal, state, and local regulations.

9. Would Metro Tech consider using variable frequency drives (VFDs) for the house pumps in lieu of triple-duty valves if both options are provided for evaluation?
Yes. Metro Tech will consider alternate system configurations, including VFD-controlled pumping systems. Contractors proposing alternates shall provide documentation demonstrating operational benefits, energy savings, system reliability, maintainability, and compatibility with the existing Building Management System.

10. Please confirm that the unforeseen conditions and modifications allowance pricing requirement will be removed and replaced with a contingency equal to 10% of the final bid price.
Please see Addendum #2 for each RFP #27-005 and RFP #27-006 for the updated information.

11. Which Building Management System (BMS) is currently used at the District Center and Aviation Career Campus?
The existing Building Management System (BMS) is a Schneider Electric system maintained by Automated Building Systems (ABS). Contractors shall coordinate with Automated Building Systems (ABS) regarding system integration requirements, controls programming, graphics, communications, testing, and commissioning associated with the new boiler installation.

12. Under the electrical scope, why are new disconnects and power wiring required? May existing disconnects and wiring be reused if they are compatible with the new boilers?
Metro Tech's intent is to ensure a complete, safe, and code-compliant installation. Existing disconnects and power wiring may be reused provided they are compatible with the new boiler equipment, meet all applicable code requirements, are properly sized for the connected load, and are determined by the contractor to be in acceptable condition for continued service. The contractor shall verify suitability and code compliance as part of the project scope.

13. For the exhaust stack piping, may the existing exhaust stack be abandoned and left in place a few feet below the roof line? If full removal is required, are there preferred roofing contractors that should be used for roof repairs?
Metro Tech will permit abandoned exhaust stack components to remain below the roof line provided they do not interfere with building systems, create safety concerns, or compromise the roof structure. Any roof penetrations impacted by stack removal shall be properly sealed and restored. Because the roof system is under warranty with Garland Roofing, any roof repairs, flashing work, or penetration modifications shall be performed by Alva Roofing or a contractor specifically approved by Garland Roofing to maintain warranty compliance.

14. When are the boilers expected to be shut down for the season in 2027?
Metro Tech anticipates the heating system will be available for shutdown upon completion of the 2026-2027 heating season, typically during the spring months. The exact shutdown date will be determined based on weather conditions and facility operational requirements. The successful contractor shall coordinate the outage schedule with Metro Tech Facilities Management.

As of the date of this Addendum, there has been **three (3)** Addendum issued for RFP #27-006. This Addendum must be acknowledged and included with the proposal submittal.

I (individual, corporation, or company) acknowledge receipt of **Addendum #3** for **RFP #27-006**.

COMPANY NAME: _____

SIGNATURE: _____

PRINTED NAME: _____

DATE: _____