



Community Renewal Team
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ADDENDUM 1 – HVAC & Boiler Systems Preventative Maintenance Services
BID#2019HMS
September 20, 2019

Frequency ALL UNITS as it applies: **(If not stated the frequency should be quarterly (4 times a year))**

- Visually Inspect Equipment
- Inspect Supply Fan
- Lubricate Bearings, if applicable
- Inspect Fan Belt and Shaft Alignment
- Inspect Condition of unit
- Inspect Compressor and Oil Separator Heater
- Clean Condenser Coil, if applicable
- Clean Evaporator Coil, if applicable
- Condensate Inspection
- Filter Inspection and Replacement
- Condensate drip pan treatment
- Pleated filter inspection and replacement
- Annual belt change
- Unitary verify oil level
- Preseason annual start up (heating/cooling) per manufactures recommendation
- HEPA filters & UV bulbs replaced once annually (Air Purification Units)
- Test the high voltage, low current insulation of Supply Fans, which do not have VFD
- Test the high voltage, low current insulation of Compressor Motors
- Check Damper (intellipak)
- Electrical Inspection (including compressor)
- Condenser Fan Check (odyssey)
- Leak Check (unitary)
- Check Operating Temperatures
- Contactors Fuses Check
- Start-up Seasonal
- Tighten connections as needed
- Inspect air filtration system and replace as needed
- Inspect and test all operating controls
- Check and test safety controls – adjust as needed
- Check vibration eliminators where applicable
- Shut down boiler
- Drain boiler
- Boiler cleaning both internal & external as needed
- Pre-filters replaced during each inspection (Air Purification Units)

➤ Equipment List Updates in yellow:

44 HAMLIN STREET, MIDDLETOWN, CT			
MANUFACTURER	EQUIPMENT	MODEL NO.	SERIAL NO.
TRANE	4 Ton RTU, cooling only	TCC048F300BA	H28164853
TRANE	5 Ton RTU, cooling only	TCC060F300BA	H24160377
TRANE	8.5 Ton RTU, cooling only	TCDI02B300CA	H251435BID
TRANE	8.5 Ton RTU, cooling only	TCDI02B300CA	H25142B23D
Lochinvar	Boilers (2)	LOCCBN260	Nat 260k0.84 M9



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555 WINDSOR STREET, HARTFORD, CT			
MANUFACTURER	EQUIPMENT	MODEL NO.	SERIAL NO.
TRANE	RTU 1-2	YHD300G4RZA04F0C1A2B60004A000	161810445D
TRANE	RTU 1-3	YHD150G4RVA04F0VIS2B60004S000	161810443D
TRANE	RTU 2-1	SFHFLF304HP38C6CF7001B0CE0H000	C16C01580
TRANE	RTU 2-2	SFHFLF304HP38C6CF7001B0CE0H000	C16C01581
TRANE	RTU 3-2	SFHFLF404HPU7C7BF7001A0CE0V000	C16C01582
TRANE	20,25 Ton B Style Rooftop	SFHB2504HK00F31D04	D44143065D
TRANE	Condensing Unit	TTA036A3.00BO	F09203816
TRANE	Condensing Unit	TWD7183	D29288974
TRANE	AHU	TWE060A	F08172073
TRANE	AHU	TWH718B	D35417326
TRANE	VAV Fan Powered Terminal Units	VSEF1000SN0DD95AD2100L0W0F0751	R16C22251
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0151	R16C22279
TRANE	VAV Fan Powered Terminal Units	VSEF0800QN0DD95AD2100L0W0F0701	R16C22252
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0201	R16C22256
TRANE	VAV Fan Powered	VSEF1200SN0DD95AD2100L0W0F1101	R16C22257



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	Terminal Units		
TRANE	VAV Fan Powered Terminal Units	VSEF0800QN0DD95AD2100L0W0F0 551	R16C22250
TRANE	VAV Fan Powered Terminal Units	VSEF1200TN0DD95AD2100L0W0F1 301	R16C22258
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 901	R16C22253
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 901	R16C22254
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 901	R16C22255
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 251	R16C22267
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 251	R16C22268
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 901	R16C22274
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 901	R16C22275
TRANE	VAV Fan Powered	VSEF0800QN0DD95AD2100L0W0F0	R16C22259



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	Terminal Units	651	
TRANE	VAV Fan Powered Terminal Units	VSEF0800QN0DD95AD2100L0W0F0 651	R16C22260
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22261
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22262
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22263
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22264
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22265
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 301	R16C22266
TRANE	VAV Fan Powered Terminal Units	VSEF0800QN0DD95AD2100L0W0F0 451	R16C22269
TRANE	VAV Fan Powered Terminal Units	VSEF0800QN0DD95AD2100L0W0F0 451	R16C22270
TRANE	VAV Fan Powered	VSEF0600PN0DD95AD2100L0W0F0	R16C22271



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	Terminal Units	351	
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 351	R16C22272
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2100L0W0F0 351	R16C22273
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 201	R16C22276
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 151	R16C22277
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 151	R16C22278
TRANE	VAV Fan Powered Terminal Units	VSEF0500PN0DD95AD2100L0W0F0 201	R16C22280
TRANE	VAV Fan Powered Terminal Units	VPCF0500PN0DD71AD2100L000000 00	R16C22305
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 701	R16C22321
TRANE	VAV Fan Powered Terminal Units	VPEF0600QN0DD95AD2100L0W0F0 301	R16C22319
TRANE	VAV Fan Powered	VPEF0800QN0DD95AD2100L0W0F0	R16C22306



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	Terminal Units	501	
TRANE	VAV Fan Powered Terminal Units	VPEF0800QN0DD95AD2100L0W0F0 501	R16C22307
TRANE	VAV Fan Powered Terminal Units	VSEF0800PN0DD95AD2100L0W0F0 301	R16C22308
TRANE	VAV Fan Powered Terminal Units	VSEF0800PN0DD95AD2100L0W0F0 301	R16C22309
TRANE	VAV Fan Powered Terminal Units	VPCF0600QN0DD71AD2100L00000 000	R16C22310
TRANE	VAV Fan Powered Terminal Units	VPCF0600QN0DD71AD2100L00000 000	R16C22311
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22312
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22313
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22314
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2100L0W0F0 501	R16C22315
TRANE	VAV Fan Powered	VSEF1000QN0DD95AD2100L0W0F0	R16C22316



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	Terminal Units	501	
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2100L0W0F0 701	R16C22317
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2100L0W0F0 701	R16C22318
TRANE	VAV Fan Powered Terminal Units	VPEF0500PN0DD95AD2100L0W0F0 151	R16C22320
TRANE	VAV Fan Powered Terminal Units	VPEF1000QN0DD95AD2100L0W0F0 801	R16C22291
TRANE	VAV Fan Powered Terminal Units	VPCF0600PN0DD71AD2100L000000 00	R16C22292
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22293
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22294
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22295
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD71AD2100L00000 000	R16C22296
TRANE	VAV Fan Powered	VPCF0800QN0DD71AD2100L00000	R16C22297



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	Terminal Units	000	
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD7IAD2I00L00000 000	R16C22298
TRANE	VAV Fan Powered Terminal Units	VPCF0800QN0DD7IAD2I00L00000 000	R16C22299
TRANE	VAV Fan Powered Terminal Units	VPCF0600QN0DD7IAD2I00L00000 000	R16C22300
TRANE	VAV Fan Powered Terminal Units	VPCF0600QN0DD7IAD2I00L00000 000	R16C22301
TRANE	VAV Fan Powered Terminal Units	VPCF0600QN0DD7IAD2I00L00000 000	R16C22302
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2I00L0W0F1 001	R16C22281
TRANE	VAV Fan Powered Terminal Units	VPEF0600QN0DD95AD2I00L0W0F0 301	R16C22284
TRANE	VAV Fan Powered Terminal Units	VPEF0600QN0DD95AD2I00L0W0F0 301	R16C22285
TRANE	VAV Fan Powered Terminal Units	VSEF0600PN0DD95AD2I00L0W0F0 301	R16C22286
TRANE	VAV Fan Powered	VSEF0800QN0DD95AD2I00L0W0F0	R16C22287



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	Terminal Units	301	
TRANE	VAV Fan Powered Terminal Units	VPEF0800QN0DD95AD2100L0W0F0 701	R16C22288
TRANE	VAV Fan Powered Terminal Units	VPEF0800QN0DD95AD2100L0W0F0 701	R16C22289
TRANE	VAV Fan Powered Terminal Units	VSEF1000RN0DD95AD2100L0W0F0 701	R16C22290
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2100L0W0F0 501	R16C22303
TRANE	VAV Fan Powered Terminal Units	VSEF1000QN0DD95AD2100L0W0F0 501	R16C22304
TRANE	VAV Fan Powered Terminal Units	VPEF0800QN0DD95AD2100L0W0F0 451	R16C22282
TRANE	VAV Fan Powered Terminal Units	VPEF0800QN0DD95AD2100L0W0F0 451	R16C22283
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02714
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02715
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02716
TRANE	Tracer UC400	BMUC400AAA0100011	Y16B02717



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	(BMUC)		
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02718
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02719
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02721
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02722
TRANE	Tracer UC400 (BMUC)	BMUC400AAA0100011	Y16B02906
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50208
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50209
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50210
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50211
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50212
TRANE	Tracer SC Panel	BMCF000AAA0AE00	E16D50213
TRANE	Tracer SC Panel	BMSC000AAA011000	E16D80158