



THE SCHOOL BOARD OF MIAMI-DADE COUNTY, FLORIDA
 SCHOOL BOARD ADMINISTRATION BUILDING
 Procurement Management Services
 1450 N.E. 2nd Avenue, Room 650
 Miami, FL 33132

Direct All Inquiries To
 Procurement Management Services

Buyer's Name: Yusbel Gonzalez

PHONE: (305) 995- 4203

Email: yusbelg@dadeschools.net

TDD PHONE: (305) 995-2400

BID/RFP ADDENDUM

Date: 02/11/2026

Addendum No. 1

BID/RFP No. ITB-25-011-YG BID/RFP TITLE: Fire Alarm Services, Inspections, Maintenance and Service Ctr.

This addendum modifies the conditions of the above-referenced BID/RFP as follows:

The deadline for receipt of bids has been extended to Thursday February 19, 2026 at 1:00 P.M.

This addendum provides answers to questions received & revisions to ITB Sections 5.8, 6.13 (E) & Attachment 12, e.

All other terms and conditions of the ITB will remain the same.

All information, specifications terms, and conditions for the above-referenced BID/RFP, are included on the document posted on the Procurement Management website at <http://procurement.dadeschools.net>

The attached pages containing clarifications, additional information and requirements constitute an integral part of the referenced bid. If your bid/proposal has not been submitted, substitute the pages marked REVISED and submit your entire bid/proposal package.

I acknowledge receipt of Addendum Number _____

PLEASE NOTE: If your firm has forwarded a copy of this bid/proposal to another vendor, it is your responsibility to forward him/her a copy of this addendum.

(PLEASE TYPE OR PRINT BELOW)

LEGAL NAME OF BIDDER: _____

MAILING ADDRESS: _____

CITY, STATE ZIP CODE: _____

TELEPHONE NUMBER: _____ E-MAIL _____ FAX # _____

BY: SIGNATURE (Manual): _____
 OF AUTHORIZED REPRESENTATIVE

NAME (Typed): _____ TITLE: _____
 OF AUTHORIZED REPRESENTATIVE

Invitation to Bid (ITB)
ITB-25-011-YG
Fire Alarm Services, Inspections, Maintenance and Service Contract
ADDENDUM NO. 1

CHANGES TO THE INVITATION TO BID (ITB)

Please note the revisions to the ITB document shown under Attachment A of this addendum.

QUESTIONS AND ANSWERS:

Q1: Please confirm whether the bid tabulation and pricing results from the previous bid for this scope are available, and if so, advise where they may be accessed.

A1: Please refer to Attachment "B" of this Addendum.

Q2: In reference to Page 29, Section D.2, which states: 'This response must result in the arrival of a fire alarm technician at the affected site within one (1) hour after notification in the case of an alarm condition,' please clarify whether this requirement is intended to be fulfilled by the Contractor as the primary UL runner response, or if it is in addition to the Owner's existing monitoring provider and their contracted UL runner response.

A2: The required response time indicated in ITB Page 29, paragraph D.2. must be fulfilled by the awarded vendor of each group.

Q3: During the initial inspection, if significant deficiencies or code-related issues are identified that pre-date the Contractor's scope, please clarify whether the Contractor would be responsible for the cost of corrective repairs, or if such deficiencies may remain the financial responsibility of the previous contracted service provider.

A3: As indicated in ITB 6.2. Awarded vendor(s) shall be responsible for the first required (quarterly or annual) inspection and any initial repairs needed to bring the fire alarm system up to OEM standards.

Q4: Where can we get access to the bid documents?

A4: Access to this ITB can be accessed via the following websites:

- [Euna OpenBids](#)
- [Procurement Management Services Bids and RFPs - New](#)

Q5: Will the FACP passcodes be restored to factory default / be provided?

A5: FACP passcodes are currently set to factory default.

Q6: We have options to include Emergency Runner Service and maintenance services on a per-site basis that help mitigate surprise costs incurred for repairs / incidents. Should we give these services as an alternative / optional items when putting together our service rates?

A6: Per ITB Section 6.13, emergency runner service and maintenance are included within the scope of this ITB. Please refer to Section 6.13 for details on the services required under the Base Monthly Service Agreement, as well as the Additional Services billed at the labor rate and material cost. All pricing must be submitted using the Bid Summary Excel Spreadsheet.

Q7: RFI 1 – Section 6.12(C) Programs and Passcodes for Addressable Systems
Section 6.12(C) requires the awarded vendor to download and provide one copy of each fire alarm system program to MDCPS following the first annual inspection. Some manufacturers utilize proprietary programming platforms that may only be accessed by factory-authorized dealers, and in certain cases system programming is maintained remotely by the OEM.

A) Please clarify how MDCPS intends for vendors to comply with Section 6.12(C) for proprietary systems where full program downloads are restricted. In these cases, would submission of the system device ledger (in Excel format as already required under Section 6.12(C)(2)), along with available configuration reports or OEM-provided documentation, be considered acceptable in lieu of a complete native program file?

B) Additionally, for proprietary systems that require a manufacturer-authorized technician to perform the program download, please confirm whether the cost of engaging the OEM or authorized manufacturer representative to obtain and provide the system program is to be included within the Base Monthly Service Agreement, or billed separately as an Additional Service.

A7: Answer to RFI 1:

A) As required under ITB Section 6.12 C., both the system program and device ledger must be downloaded and provided onto a USB drive for all systems, including proprietary systems.

B) Invoiced separately as an Additional Service as a pass-through expense without markup.

Q8: RFI 2 – Fire Alarm Zone Maps (Sections 6.12(C)(3) and 6.13(C))
Section 6.12(C)(3) states that during the term of the contract the vendor shall maintain the Fire Alarm Zone Map at each facility, and that replacement or corrections shall be inclusive. However, Section 6.13(C) (Services Not Covered by the Base Monthly Service Agreement), Item 3 references costs associated with replacing, updating, or correcting the Fire Alarm Zone Map.

Please clarify whether Fire Alarm Zone Map replacement, updates, or corrections are intended to be included under the Base Monthly Service Agreement pricing, or if these services are to be treated as additional services per Section 6.13(C).

A8: Answer to RFI 2: The term “inclusive” in this section, as it relates to the Zone Map, is to clarify that the awarded vendor is responsible, upon request, for correcting or updating the Zone Map when it is determined that a Zone Map was lost or not properly updated during a renovation. The cost to reproduce the Zone Map is considered an Additional Service Request and is not included in the Base Monthly Service Agreement. Vendors are expected to be properly staffed to provide all required services simultaneously.

Q9: RFI 3 – Sections 6.13(B)(8) and 6.13(B)(17) Inspection Compliance and Penalties
Sections 6.13(B)(8) and 6.13(B)(17) both reference deductions to the Base Monthly Service Agreement price related to missed inspections, with Item (8) indicating a one-month deduction and Item (17) indicating a two-month deduction in cases of vendor negligence.

A) Please clarify the distinction between a “missed inspection” under Item (8) and “negligence” under Item (17), and how M-DCPS intends to apply these provisions.

B) Additionally, please confirm whether documented delays caused by site access limitations beyond the vendor’s control (such as school administration denial of access, testing schedules, lockdowns, or other operational restrictions), when properly communicated to the M-DCPS Authorized Representative, would be excluded from penalties under both Items (8) and (17).

A9: Answer to RFI 3:

- A) Section 6.13(B)(8) does not refer to a “missed inspection” but rather to an inspection performed outside the timing parameters stated within that section. Section 6.13(B)(17) applies when inspections are not performed within the required quarter, which constitutes negligence under the terms of the ITB.
- B) To ensure regulatory compliance, the awarded vendor must be appropriately staffed and prepared to accommodate the operational complexities of the M-DCPS environment. Therefore, delays caused by site access limitations—such as administrative denial of access, testing schedules, lockdowns, or other operational restrictions—do not exempt the vendor from the applicable deductions outlined in Sections 6.13(B)(8) and 6.13 (B)(17).

Q10: RFI 4 – Section 6.13(E) Peripheral Device Replacement Pricing
Section 6.13(E) references invoicing MDCPS for replaced peripheral devices at the applicable “line item” price. However, this ITB does not include individual device line-item pricing, as prior versions of this contract did.

Please clarify how MDCPS intends peripheral device replacements to be billed under the current contract format. Should these services be invoiced in accordance with the Additional Services labor rates and applicable material costs outlined in the bid, or under another pricing structure?

A10: Section 6.13 (E) has been modified as shown under Attachment A. Vendor shall invoice in accordance with the Additional Service labor rates and applicable material costs outlined in the bid.

Q11: RFI 5 – Section 6.18 Invoicing and Payment Timing (Initial Cash Flow Exposure)
Section 6.18 references quarterly invoicing for Base Monthly Services.

Please confirm the anticipated timeline for initial payment at contract startup. Specifically, is it MDCPS’s intent that vendors must first complete an entire quarterly service period prior to submitting their first invoice, including (but not limited to) all required inspections, maintenance, troubleshooting, repairs, programming, documentation, reporting, device replacement, parts procurement, software updates, testing, labor, equipment, tools, vehicles, and materials necessary to comply with the contract requirements, followed by standard MDCPS payment processing timelines?

If so, please confirm that vendors should anticipate a potential delay of 90 to 120 days from contract commencement to receipt of initial payment, and that all required labor, equipment, materials, replacement devices, programming services, software upgrades, and associated operational costs must be provided in advance of invoicing and payment.

A11: Please refer to ITB Section 6.18(A)(2), which governs invoicing and payment for services under the Base Monthly Service Agreement, and ITB Section 6.18(B)(1), which governs invoicing and payment for Additional Services and repairs.

Q12: RFI 6 – Clarification of Base Monthly Service Agreement Scope (Full Service vs. Inspections Only)

Sections 6.13(A) and 6.13(B) describe the Base Monthly Service Agreement as including complete service and maintenance of fire alarm systems, including labor, troubleshooting, diagnostics, programming, repairs, replacement of system components and devices, software upgrades, restoration of programming, completion of deficiencies, documentation, reporting, and related operational requirements. Section 6.13(C) separately identifies specific services that are not covered under the Base Monthly Service Agreement.

Please confirm that MDCPS intends this contract to be a full-service fire alarm agreement (not inspection-only), whereby routine inspections, preventive maintenance, corrective

maintenance, troubleshooting, diagnostics, programming, device and component replacement, completion of deficiencies, software upgrades, testing, reporting, and associated labor, equipment, tools, materials, and parts are included in the Base Monthly Service pricing, except for those items expressly excluded under Section 6.13(C).

- A12: The intent of this contract is defined in ITB Section 6.1, Purpose. Services covered under the Base Monthly Service Agreement are defined in ITB Section 6.13(A). Services not covered by the Base Monthly Service Agreement are defined in ITB Section 6.13(C) and are billed in accordance with ITB Section 6.3(F) as Additional Services. ITB Section 6.3(F) further identifies other services that are considered "Additional Services."