

Addendum 1
To RFP 25-1046 Elevator and Escalator Maintenance
Questions and Answers
Issued on September 6, 2024

RFI #	Question/RFI	Answer/Clarification
1.	Does Corporation require standby technicians during certain events within the scope of work?	No. Corporation will get quotes for any standby labor as needed for events.
2.	Is all Corporation elevator/escalator equipment original, or has any of it been modernized?	Elevators G, I, K, L, M, N, O, P, and Q were modernized in 2017.
3.	Does Corporation run escalators daily?	No, Corporation does not run them daily. Escalators 9 and 11 are the most frequently run. The rest are based on event activity.
4.	Does Corporation staff currently set the directions of the escalators in-house, or is that done by Corporation current maintenance provider?	Corporation staff sets the directions of the escalators.
5.	Are there model numbers or additional documentation available on the escalators?	Corporation will research this and provide a response in Addendum 2.
6.	Does Corporation plan on future modernizations to any of the elevators or escalators?	Yes, Corporation plans to modernize the other units at a future date. However, the modernization effort will be conducted under a separate RFP effort.
7.	Are the parts located in Elevator G's machine room spare parts, or part of a separate project?	Spare parts.
8.	What was the last date the elevator inspectors were onsite? Are there any current inspections scheduled?	Previous inspections occurred on March 30, 2023. Corporation has been advised by state inspectors that they do not expect to return to the Center for reinspection until sometime in early 2025.
9.	On event days, what is the parking capacity in the parking garage? Do the parking garage elevators get a lot of use on event days?	There are 1,950 parking spots, 31 of which are Americans with Disabilities Act (ADA) compliant. Most of the public and attendees use stairs. The parking garage elevators are more frequently used on event days.
10.	Is Elevator 8 (Otis – Inclinator) operational? If not, how long has it been down? What is wrong with it?	No, this elevator is not operational and has not been used since October 19, 2023. Corporation does not know what is wrong with it, but repairs are needed. Repairs are also constrained by lead times to receive parts because they have only been available internationally.

11.	What is the standard direction sequence for the three escalators near Lobby D? How many are usually going up vs. down?	Escalators 9-up, 10-off, and 11-down. Escalator 10 goes up or down depending on flow of attendees and/or client request.
12.	Are any of the escalators throughout the Center dedicated to one direction only?	No.
13.	What is Corporation's next large capacity event that will have extensive usage on the equipment?	Corporation has an upcoming large event in late September. This event will require extensive use of both elevators and escalators. Please refer to the calendar of events on Corporation website: https://www.visitsandiego.com/calendar .
14.	How does Corporation decide when to turn on escalators during slower event periods?	Typically, escalators are only turned on during event activity, with the exception of escalators 9 and 11.
15.	Does Corporation test escalators before each event? Are escalators turned on 24 hours prior to Event(s) to make sure they are running properly?	The escalators are not tested before each event, but escalators are turned on at least one (1) hour prior to events.
16.	Is Corporation planning on any upgrade projects for Elevator 8 (Otis – Inclinator)?	Please refer to RFI #6.
17.	What type of elevators are freight elevators 3, 4, and 5?	Elevators 3 (30k lbs. capacity) and 4 (10k lbs. capacity) are hydro, and both are made by KONE-Freight. Elevator 5 (10k capacity) is traction and made by KONE-Freight.
18.	What type of elevators are freight elevators N and O?	Elevator N: Make is Montgomery-Freight, traction (geared), with a weight capacity of 20k lbs. Elevator O: Make is Montgomery-Freight, hydro, with a weight capacity of 20k lbs.
19.	Is Corporation open to Contractor sustainability recommendations?	Yes. Contractors are encouraged to provide sustainability recommendations as part of the proposal.
20.	How many events does Corporation have each year?	Events vary each year. Please reference Corporation calendar for upcoming event activity: https://www.visitsandiego.com/calendar .

21.	Is Corporation accepting redline and clarification letters?	Corporation requests that Contractor submit redlines or clarifications within the "Exclusions and Clarifications" section on the Bid Form.
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RFP documents, exhibits, and addenda are available for download at:
<https://www.visitsandiego.com/procurement/2207569-rfp-25-1046-elevator-and-escalator-maintenance-services>