

Proair Engineering Consultants

25 The birchwoods

Tilehurst

Reading



Tender Questions

Project number 7886

Date 30 May 2025

Project Victoria Park Café

	Points Raised During The Tender	Answers	Date	by
1	Do we require DNO approval for the proposed PV installation on the roof	Yes, DNO written approval is required, this is already in place by Smart electrical	30-May-25	LT
2	Are we required to trace all submains from the building and re connect them to the new electrical installation	Yes, this is discussed in the specification it includes the fountain and the tennis courts.	30-May-25	LT
3	CCTV installation who are the specialists and what is the interface	You are providing all wiring and power to final locations for then the client's cctv contractor to connect and commission	30-May-25	LT
4	How do we measure the lengths of the cables and where they go.	This is part of the site survey to be undertaken at tender stage in accordance with the specification and JCT. Most connections shall be within 6 meters of the building	30-May-25	LT
5	Do we have part numbers for the particular luminaires and details of the products.	There is a project quote for this particular project from Sylvania, refer to M Price. All associated calculations have been done by ourselves and drawings issued to Sylvania	30-May-25	LT
6	Individual daylight dimming is mentioned on the downlights, but this isn't something that Sylvania offer on their downlight unless we go for a DALI version, but we would need to install one dimmer per downlight rather than the two shown on the plans.	Daylight dimming is required in the main café area only, Dali, with CP presence sensors in accordance with the BRUKL and Part L building regulations	30-May-25	LT
7	Are the fittings to have individual controls or be controlled collectively, both options are mentioned in the specification.	External lighting as CP DD PIRs which control the activation and dimming, the PEC and Electronic time clock control the day night	30-May-25	LT
8	Is there any other external lighting (not wall mounted)	We are only providing the lighting on the building	30-May-25	LT
9	The specification mentions a 5-year warranty but also 10-year parts, which is required? Any extended warranty would be direct with Sylvania/DW Windsor,	5 year full guarantee is required by both Sylvania and DW Windsor	30-May-25	LT

10	Does the client want us to supply the 6m column or is this already on site? (The specification says it is provided as part of the contract)	New 6m medium duty column to be provided by the contractor as part of the project along with concrete base and ducts between the column and the building. Note 28 Drawing 1003	30-May-25	LT
11	How is the CCTV currently fed, the specification states they need to be re-wired but doesn't say where to.	CCTV to be relocated to the new electrical cupboard, cabling shall be replaced to enable the full system to work Drawing 1003	30-May-25	LT
12	The specification also mentions the CCTV cameras need to be kept operational, this won't be possible if they are being re-wired.	This is part of the project to maintain security on site for the majority of the time. This should be one of the first tasks along with moving the electrical services.	30-May-25	LT
13	What sort of 25-year guarantee will the client require?	This is a product guarantee provided to the MCS contractor as part of the installation. See PV section of the spec	30-May-25	LT
14	How is the Mitsubishi unit to be maintained once installed	Access panel to be provided below and off to the side of the unit to allow access to the controls and replacement of filters	30-May-25	LT
15	Is the kitchen going to have a cooker	Yes, it is an the contractor should provide an optional price for the supply and installation of a dedicated cooker hood and extractor unit with anti back draft damper with flow rate of 45 l/s	30-May-25	LT
16	Where is the fresh air coming from into the building	Openable windows and doors which due to use shall be constant. Damper shall be provided in the wall of the kitchen at high level for a supply air damper, which is weighted and only operates when the extract fan is on. 150mm x 150mm	30-May-25	LT
17	What energy standards are we expected to comply with for this project	The building is NZC and a thermal model and BRUKL has been carried out and these are the minimum standards for all elements of the building	30-May-25	LT
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