



## Brazos River Authority

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July 28, 2023

### **Addendum No. 4 COMPUTERIZED MAINTENANCE MANAGEMENT SYSTEM UPGRADE RFP No. 23-02-1288**

It is the responsibility of the Respondent to assure and guarantee by acknowledging the receipt of this Addendum in the Proposal that the Respondent has received the Addendum in its entirety, and that the Respondent accepts all conditions contained herein.

### **QUESTIONS AND ANSWERS**

1. When converting data from MicroMain, is the intention to convert the full history or are you looking to only convert the last 5 years, or similar?

**The intent is to convert the full history.**

2. Does the information in MicroMain that is being converted have a logical tie to a physical asset, either a GIS asset or a non-spatial asset such as a vehicle or piece of equipment, and is that tie based on a known ID?

**Information in MicroMain is tied to a physical asset and identified with a unique Asset ID number.**

3. In the Integration - Part M section of the Functional Requirements Form, item number 4 mentions FacilityDude, is the intention to integrate with FacilityDude or is there a possibility to replace that system as part of this project?

**Reference CMMS Business Functions / Functional Requirements Form, General Information – Category 1, Integrator – Part M, Function #4: delete this function in its entirety from the requirements.**

4. In the Integration - Part M section of the Functional Requirements Form, item number 5 mentions 3rd party wireless handheld devices, can you provide an example of the devices you may be referring to?

**The BRA does not prefer a specific wireless handheld device. This functional requirement identifies the ability of the application to be accessed from the field via mobile devices designated for staff to complete maintenance tasks. If the vendor would like to propose a specific type of wireless handheld device, they are free to do so in the response.**

5. On the BRA Workflow diagrams starting on page 50 of the RFP, is the intention that these diagrams represent the desired workflow with no changes, or is the BRA open to potential workflow changes based on the selected system's functionality?

These are the depictions of the existing workflows, and the BRA is open to potential workflow changes if the system functionality supports efficiency in workflow.

6. Could you please share a count of unique users who will be using the new CMMS platform?

Approximately 100 total users - system administrators, power users, location administrators, work order entry/completion and reporting.

7. Can you please provide a break by department and roles?

The following are approximate numbers:

- a. Field Technicians (Mobile Users) - 50
- b. Dispatchers/Schedulers - 20
- c. Back-office users - 10
- d. Read only users - 5
- e. Management user – 10

8. How many BRA Employees are completing work in the field, be it long cycle, short cycle, or O&M?

Approximately 60 field employees

9. How many assets are BRA currently managing, and what are those?

Approximately 6,400:

- Water Pipelines
- Water Valves and Appurtenances
- Water Storage Tanks
- Water Pump Stations
- Water Treatment Plant Equipment
- Pressure Regulating Stations
- Dams (gates - tainter, bear trap, roller, sluice, head, etc.)
- Parks
- Wastewater Treatment Plant Equipment
- Electrical Equipment
- Instrumentation and Control Equipment (SCADA)
- Buildings
- Grounds and Landscaping Equipment
- HVAC Equipment
- Pavement

- Vehicles, Boats, and other miscellaneous assets, i.e., 4-wheelers, utility vehicles, etc.
- Heavy equipment, i.e., cranes (55-120 ton, bridge, truck mounted, jib, etc.), backhoes, skid loaders, tractors, barges, etc.
- Security Protection/Fencing/Gates
- Safety equipment
- Small and attractive assets

10. What type of training program is in place or desired? (i.e., Train the trainer or Vendor should train all the end users)

The BRA is open to suggested training from the vendor. Currently, the BRA has utilized both Vendor direct and train the trainer approaches.

11. BRA has noted in the RFP, that you need the new CMMS platform to integrate with:

- ESRI - Uni
- ArcGIS – Uni
- Microsoft Reporting Tools - Uni
- Microsoft SharePoint Online/OneDrive - document storage
- Infor Finance and Supply Management Version 11 (Infor) - Uni
- Microsoft CRM – no integration required.
- Fleet Maintenance – do not have a separate fleet maintenance system currently
- Fuel Management Software – Bi, but BRA does not have one currently.
- LabVantage Laboratory Instrument Interface – Uni possibly Bi

Can you please elaborate on the required integrations and indicate the following for each:  
Is the integration uni-directional or bi-directional?

12. Is there a budget assigned and approved for this project?

BRA's financial information is summarized within our Annual Operating Plan and can be found on our website at [www.brazos.org](http://www.brazos.org).

13. Can you please provide details regarding the data migration/conversion requirements? Specifically, we would like to know if there is an API available that we can leverage for data migration.

No API's are available for the migration.

14. Can you give us an estimate of the number of Work Orders?

Approximately 26,198 annually

15. Current data format/?

Current asset data is stored in a SQL database.

16. Is there a defined preventive maintenance (PM) program? Please describe. If yes, are PMs calendar based or condition based?

The BRA has PM programs in place which vary by vendor recommendations and staff experience. These PM programs include calendar-based activities as well as other triggered activities such as performance and condition.

17. Are materials/spare parts/inventory items currently in the system and associated with assets/work orders?

Inventory is stored in the system, but not all is associated with an asset.

18. When is the BRA planning to start the project, and tentative project timeframe?

Approximate project schedule timeline is 9-15 months from contract notice to proceed.

19. What reporting tools are already in place at BRA (Power BI, SSRS, etc.)?

SSRS

20. What is the expectation of the BI/Dashboards for internal and/or external customers?

The BRA would like to use the BI/Dashboards for both internal and external communications.

21. It is our understanding that BRA is procuring both services and software where terms may be specific for each. As a system integrator that is representing a 3<sup>rd</sup> party product, we request the ability to distinguish contracts between services and software.

The BRA will negotiate a single contract with the prime proposer.

22. This is a services/IT contract and pollution liability is not applicable. We request this be taken out.

The Service Provider Agreement that is included in the RFP is a template. The final agreement will remove the pollution liability requirement.

23. In Addendum #1, BRA broke down the Number of users with limited access to specific sites. In the RFP they noted there was 100 base users and 100 mobile users.

A total of 100 users, approximately 60 may be mobile users and the mobile users are located across the whole geographic area.

Reference Request for Proposal, Section 1. General, page 8, 8<sup>th</sup> paragraph: replace “approximately 100 user workstations and 100 multiple mobile devices across geographically separate sites long the Brazos River” with “approximately 100 total user workstations and approximately 60 of that number are multiple mobile users that are across geographically separate sites within the Brazos River basin.”

a) Will you also need the 100 mobile users mentioned in the original RFP?

See response above.

b) And are those 100 all field techs across the geographic area?

See response above.

c) What number of those are Supervisors that would need more access to the system than the field tech?

N/A

24. Reference CMMS Business Functions / Functional Requirements Form, General Information – Category 1, Mobile Technology - Part J, #8:

a. When accessing the mapping solution, does BRA wish for the capabilities to be built into the mobile application, can this feature be accessed through the browser?

The BRA desires the mobile application to contain all of the functionality to access schematics, maps, PDFs, etc. within the application, whether it is HTML5-based or some other mobile technology, and to not require a separate application to be launched.

b. Is the Mapping feature fixed, or does the user require dynamic functionality?

The mapping feature and functionality is required to be dynamic and user location-based, not fixed.

25. Reference CMMS Business Functions / Functional Requirements Form, General Information – Category 1, Integration - Part M, #4: When integrating two CMMS solutions, can BRA explain their desired result and how the systems would work together? Which system would be the system of record?

The solution selected will be the system of record. BRA does not wish to have two CMMS systems.

26. Reference CMMS Business Functions / Functional Requirements Form, Asset Information – Category 2, Linear Asset Maintenance – Part A:

- a. #1: Does BRA require parent/child relationships for Linear Assets?

The BRA does not require parent/child relationships for linear assets.

- b. #3: When rating the condition, will BRA provide the condition listing for implementation, or is this a requirement for the vendor to provide?

The BRA will provide the condition rating for asset.

Regards,

*Bryan Gray*

Bryan Gray  
Purchasing Manager