FEDERAL BUREAU OF PRISONS
FCI Herlong
Project # 26Z6AK9, Upgrade Carbon Monoxide Detectors

APPROVED
By FMB-CERS at 12:19 pm, Feb 03, 2026

STATEMENT OF WORK

I. SPECIFICATIONS:

A. INTRODUCTION

1. The Federal Bureau of Prisons (FBOP), FCI Herlong 741-925 Herlong Access Road, A-25 Herlong California, 96113, seeks to award a single contract to a qualified and licensed contractor capable of providing all the necessary equipment, labor, materials, and incidentals to Install Carbon Monoxide Detectors located in Herlong California.

2. The contractor and subcontractors must be reputable, holding valid and current contracting licenses. If required, personnel must provide certifications or documented proof of experience, demonstrating competency in executing the project. Proof must be provided to the Contracting Officer (CO) or COR upon request.

3. All work and materials must comply with applicable local, state, and federal codes, including the latest editions of the International Building Code, NFPA, Life Safety Code, OSHA, American Correctional Association Standards, and other relevant regulations.

4. This project involves the design, supply, installation, integration, testing, and commissioning of a Carbon Monoxide (CO) detection system that will be fully interfaced with the existing fire detection and alarm system (FDAS) in accordance with applicable codes and standards.

B. SCOPE OF WORK

1. The contractor is required to design and install carbon monoxide (CO) detectors in compliance with the latest National Fire Protection Association (NFPA) that will be compatible with our current Fire Alarm system, the Edwards EST3X system installed in 2019. This scope of work includes, but not limited to the following tasks:

    a. The contractor shall be responsible for the **delegated design** of specified components or systems as identified in this Scope of Work. The contractor shall ensure that all delegated design work complies with the performance criteria, applicable codes, and integration requirements outlined in the contract documents.
    b. The contractor shall engage a qualified engineer or designer to perform and seal the delegated design of the CO detection system.
    c. The contractor shall ensure the design complies with all applicable codes, standards, and project performance criteria outlined in this SOW.
    d. The contractor shall coordinate the design for full integration with the existing Fire Detection and Alarm System.
    e. The contractor shall submit design documents, calculations, and shop drawings for review and approval by the FBOP prior to procurement and installation.
    f. All design submissions must demonstrate compliance with NFPA 720, NFPA 72, local jurisdictional requirements, and be suitable for review by the Authority Having Jurisdiction (AHJ), the Local Fire Department, and or the FBOP's safety or engineering division.

2. **Additional Requirements**

   a. All delegated design elements must be reviewed and approved by the FBOP prior to fabrication or installation.
   b. Submittals shall be stamped by a licensed engineer in the relevant discipline.
   c. Contractor shall coordinate with all trades to ensure system integration and code compliance.
   d. Any deviations from specified performance criteria must be submitted in writing for review and approval.

3. **Applicable Codes and Standards**

The CO detection system design and installation shall comply with the following:

   a. NFPA 720 – Standard for the Installation of Carbon Monoxide (CO) Detection and Warning Equipment
   b. NFPA 72 – National Fire Alarm and Signaling Code (for integration with FDAS)
   c. Local Building Code and Fire Safety Regulations
   d. Manufacturer's installation and integration guidelines
   e. Any applicable OSHA and health & safety standards

4. **System Design Requirements**

   a. Contractor shall provide a detailed design plan that includes detector placement, electrical wiring diagrams, and connection points to existing alarm system.
   b. Contractor shall provide all necessary installation components such as wiring, junction boxes, mounting hardware, and connection devices.
   c. Contractor shall ensure detectors are placed at appropriate heights, clear of obstructions, and in the correct locations.
   d. Contractor shall verify that all detectors activate when exposed to the appropriate concentration of carbon monoxide, per NFPA standards.
   e. CO detectors shall be strategically located per code and risk assessment, especially in areas such as:
      - Sleeping areas
      - Enclosed parking garages
      - Boiler/mechanical rooms
      - Any area with potential CO-emitting appliances

   f. The detection system must be addressable and fully compatible with the existing FDAS control panel.
   g. The CO system shall provide the following alarm thresholds (typical for NFPA 720 compliance):
      - 35 ppm within 60 to 240 minutes
      - 100 ppm within 10 to 50 minutes
      - 400 ppm within 4 to 15 minutes

h. Detectors must include:
   - Audible and visual alarms
   - Status indicators (normal, fault, alarm)
   - Self-diagnostic capabilities

i. CO devices must be powered by the fire alarm system or have an approved backup power source with a minimum 24-hour standby capacity and alarm duration of at least 5 minutes.

5. **Integration Requirements**

   a. Contractor shall verify all detectors are properly integrated into the existing fire alarm system.
   b. The CO detection system must be seamlessly integrated with the FDAS, with all alarm, supervisory, and fault signals annunciated at the fire alarm control panel (FACP) and remote annunciators.
   c. The system must support zone-specific and device-specific CO alarm identification.
   d. Integration must enable automatic activation of building ventilation or exhaust fans in response to CO alarms (if applicable).
   e. All interfaces shall be monitored for integrity (supervised inputs/outputs).

6. **Performance Requirements**

   a. Contractor shall conduct testing of the CO detectors to ensure proper operation and functionality.
   b. The system shall provide early and reliable detection of carbon monoxide concentrations.
   c. All alarm and fault signals must be transmitted to the central monitoring system or emergency response system within 10 seconds of activation.
   d. False alarm rates must be minimized through proper sensor calibration and environmental considerations.
   e. The CO detection system shall include test and maintenance functions for performance verification without disabling other portions of the fire alarm system.

7. **Testing and Commissioning**

   a. Provide a post construction certification
   b. Full functional testing must be performed including simulation of CO levels.
   c. Verification of integration with the fire alarm control panel and remote annunciators.
   d. Testing of fan control/ventilation activation (if applicable).
   e. Submission of test reports, commissioning certificates, and as-built documentation.

8. **Documentation**

   a. Complete design and AS-BUILT drawings and integration schematics submitted to FBOP in PDF (Adobe Acrobat 9.0 or later) and digital CAD drawings (at least ACAD 2024 or later)
   b. Equipment data sheets and CO sensor specifications
   c. Maintenance and operation manuals
   d. CO detection zoning layout with integration mapping to FDAS

e. Warranty certificates (minimum 12 months)

9. **Training**

   a. Provide a training session for FCI Herlong designated personnel on the operation, maintenance, testing procedures, and any warranty information.

10. **Site Survey (A Location Plan shall be provided upon award)**

    Conduct a site survey to assess the buildings layout and identify required locations for CO detectors. The identified areas that include gas fired equipment that the devices are to be installed in are as follows:

    1) Building 001 – FCI, Food Service Building
    2) Building 002 – FCI, Mechanical Services Building
    3) Building 003 – FCI, Laundry Building
    4) Building 004 – Outside Grounds, Powerplant Building
    5) Building 005 – Outside Grounds, Warehouse building
    6) Building 006 – Outside Grounds, Garage Building
    7) Building 007 – FPC, Camp Core Building
    8) Building 008 – FPC, Camp Housing Building

    The installation will consist of work being done both inside and outside of the secure perimeter of the institution.

C. UTILITIES AND OTHER FACILITIES

1. Electricity Access: Contractors will have access to designated electrical outlets at the site (120v). Usage is limited to project-related equipment and activities. Any additional requirements must be coordinated with the COR.

2. Non-Potable Water Access: Contractors may use non-potable water sources for purposes such as cleaning or construction tasks. These sources will be clearly marked and communicated.

   - Contractors must adhere to site rules and guidelines for the safe use of electricity and non-potable water to prevent disruptions or hazards. FBOP will address specific needs or any additional requirements beyond the standard access provided.

3. Restrooms: Contractors will be granted access to designated on-site restroom facilities, which will be clearly marked and communicated to all personnel. If such facilities are unavailable, the contractor will coordinate with the COR to arrange for portable restrooms. These portable restrooms must be placed in a location approved by the COR prior to the commencement of the project. The contractor is responsible for ensuring regular maintenance of these facilities to uphold cleanliness and sanitation standards.

4. Parking: A designated area within the project site will be allocated for contractor parking. This area will be clearly marked and communicated to all contractors. Contractors should coordinate with the project site management for any specific parking needs or arrangements beyond the allocated area.

5. Temporary Storage: Contractors may use designated areas for temporary storage of tools and materials, subject to COR approval. Storage must not disrupt site operations and should be kept secure and orderly. Items must be removed, and the area restored after project completion.

D. HOUSEKEEPING AND MATERIAL DISPOSAL

1. The contractor is responsible for cleaning up after equipment delivery, including collecting and disposing of all packaging, debris, and waste to ensure the area is left clean and safe.

2. The contractor must maintain a clean worksite, free of waste and debris at all times. This includes daily removal of rubbish, scrap, and excess materials, as well as prompt removal of surplus equipment upon project completion.

3. Upon project completion, the contractor must remove and dispose of all debris and waste from the site. For long-term projects requiring dumpsters, these must be properly covered and secured to prevent salvaging. Debris must be disposed of at agreed intervals in compliance with federal, state, and local regulations.

E. PROJECT SUBMITTALS:

1. The contractor must submit all required documentation, including but not limited to shop drawings, product data, specifications, samples, and test or inspection reports, to the COR within 15 days of receiving the Notice to Proceed for review and approval.

2. The contractor must provide three (3) copies of Safety Data Sheets (SDS) for all materials and substances intended for use during the project. If any material is not approved by the Safety Manager, the contractor is responsible for sourcing and procuring an approved alternative product.

II. CONTRACTOR SECURITY/WORKING REGULATIONS

A. WORK HOURS:

1. Normal working hours for contractors and subcontractors are **7:30 AM–3:00 PM**, Monday through Friday, excluding weekends and federal holidays. Any work outside these hours must be requested in writing to the COR at least five (5) working days in advance and approved by the Warden. Alternate work hours may be authorized for tasks causing institutional downtime.

2. Site access is available during normal working hours, except in emergencies. Contractors and subcontractors must familiarize themselves with prison facility working conditions, which may result in shorter workdays. The Government is not responsible for reduced hours due to institutional emergencies or routine worker entry/exit protocols.

3. Contractors must allocate time for security procedures such as check-in screenings, delays caused by inmate movements, lockdowns, or emergencies. In the event of an emergency, contractors will be directed to secure all tools, equipment, and materials. If necessary, they will be escorted out, with work resuming only after the emergency is resolved per FBOP's determination.

B. DELIVERY OF MATERIALS:

1. All project materials and heavy equipment must be processed by the contractor and coordinated with the COR for use in the assigned temporary laydown yard and storage area.

2. Deliveries shipped directly to the contractor can only be received between **7:30 a.m. and 2:00** p.m., Monday through Friday, excluding Federal Holidays. FBOP is not responsible for receiving or signing deliveries. The contractor must provide their own resources for loading and unloading materials or equipment.

3. The contractor is prohibited from using the institution's entry or driveway for loading, unloading, or storage. Driveways must remain unblocked during and after work hours.

4. The contractor is responsible for maintaining proper housekeeping in the assigned laydown yard, ensuring materials are covered to protect against the elements. If the laydown yard is temporarily used as a disposal area during the project, this must be managed accordingly.

C. TOOLS AND EQUIPMENT:

1. All project tools and small equipment, such as power tools and materials, must be stored in an area designated by the COR. If required, the contractor shall provide a secure storage container, such as a Job or Gang Box, to remain in the agreed-upon storage area for the project duration.

2. The storage container must be secured with a padlock system using two locks: one provided by the contractor and the other by the institution. If needed, a contractor-supplied heavy-duty chain may be used to facilitate security. All items within the container must be stored safely and kept in an orderly condition.

3. Assigned escorts shall conduct daily tool inventories upon entry and exit to ensure accurate accountability of all tools brought into and removed from the institution.

4. All contractor-owned extension cords and ladders used during the project must be in good condition and approved for use within the institution. Ladders must be stored in a designated area and secured to a stationary fixture with a heavy-duty chain and lock to prevent unauthorized removal.

D. SECURITY REQUIREMENTS AND ESCORTING:

1. Contractor personnel must meet security requirements and undergo a vetting process for necessary security clearance before entering the secured area of the institution. The program

manager at the Institution is responsible for conducting law enforcement checks on all contractor staff requiring access.

2. After the contract is signed, the Contractor must submit a list of all personnel, including subcontractors, expected to work on the project to the Institution. All personnel must complete and submit the required security clearance form (NCIC). The prime Contractor is responsible for reviewing and ensuring the accuracy and timely submission of security clearance documents.

3. If an employee does not pass the security clearance process, the Contractor is responsible for providing a replacement. By law, the FBOP will not release information regarding the reason an individual did not pass the clearance process.

4. Contractors must provide a daily list of approved personnel working on site to the COR or assigned escort.

5. Entry into the secure area requires passing security screening, including a metal detector. An FBOP staff member will be assigned as an escort to the Contractor as needed.

6. FBOP will ensure at least one escort is present daily to facilitate access to necessary areas requested by the Contractor.

E. SAFETY:

1. All personnel must wear the proper Personal Protective Equipment (PPE)-such as hard hats or safety vests-as dictated by job requirements, and wear appropriate, sturdy, closed-toe footwear.

2. All ladders must be securely stored in a predetermined area using a chain and lock to prevent removal. If ladders are required, the contractor must consult with the COR to notify appropriate institution staff promptly.

3. Extension cords must be in good condition, with no damaged insulation, and stored in a locked gang box. For systems requiring Lock-out/Tag-out, both contractor and FCI Herlong locks must secure the isolation point to prevent electrical shock. All Lock-out/Tag-out procedures must comply with the institution's Lock-out program.

F. ADDITIONAL CONSIDERATIONS:

1. Contractors, their employees, and agents are strictly prohibited from introducing or possessing any form of contraband within the secure perimeter of the institution. Contraband is defined as any item not authorized for retention or possession by federal, state, or local law, or by the facility's rules, regulations, and post orders, including but not limited to electronic devices, weapons, drugs, alcohol, and currency.

2. All contractor personnel shall adhere to the Federal Bureau of Prisons' comprehensive ban on smoking and tobacco products. The possession or use of any tobacco product (including but not limited to cigarettes, cigars, pipes, and e-cigarettes) and smoking apparatus are prohibited for all individuals, except for staff and official visitors in a Warden-designated outdoor smoking area (which must be outside the secure perimeter and out of view of inmates).

3. Contractor personnel must wear professional attire appropriate for the work being performed, prioritizing safety and a secure institutional environment. The following clothing items are strictly prohibited on institution grounds due to security concerns or safety standards:

    - clothing that is green or khaki in color (these colors are worn by inmates)
    - camouflage shirts/pants/outerwear of any kind
    - shorts
    - sleeveless shirts/tank tops, and clothing that is overly revealing, offensive, or contains inappropriate language/graphics.

4. The Warden retains final authority to deem attire inappropriate or a security risk and require personnel to leave the premises.