

MONTAGUE SELECTBOARD MEETING

1 Avenue A, Turners Falls and VIA ZOOM

Monday, September 16, 2024

AGENDA

Join Zoom Meeting: <https://us02web.zoom.us/j/83109155010>

Meeting ID: 831 0915 5010 Password: 403297 Dial into meeting: [+1 646 558 8656](tel:+16465588656)

This meeting/hearing of the Selectboard will be held in person at the location provided on this notice. Members of the public are welcome to attend this meeting. Please note that while an option for remote attendance and/or participation is being provided as a courtesy to the public, the meeting/hearing will not be suspended or terminated if technological problems interrupt the virtual broadcast, unless otherwise required by law. Members of the public with particular interest in any specific item on this agenda should make plans for in-person vs. virtual attendance accordingly.

Topics may start earlier than specified, unless there is a hearing scheduled

Meeting Being Taped

Votes May Be Taken

1. 6:00PM Selectboard Chair opens the meeting, including announcing that the meeting is being recorded and roll call taken
2. 6:00 Approve Minutes: Selectboard Meeting June 3, 2024
3. 6:02 Public Comment Period: Individuals will be limited to two (2) minutes each and the Selectboard will strictly adhere to time allotted for public comment
4. 6:04 **Recognitions**
 - Carolyn Olsen, Town Accountant, 28.75 combined years of service
 - Maxine Davis, Montague's Oldest Citizen
5. 6:10 **Maureen Pollock, Town Planner**
 - Montague Center Complete Streets Project – update and discussion
6. 6:30 Follow-up Discussion on Cannabis Odor Complaints Flower Power Growers, Inc. - 180 Industrial Boulevard (Discussion continued from August 19)
7. 7:00 **Brian McHugh, Direct of Community Development, HRA**
 - To authorize payment #5 to Clayton D. Davenport Trucking, Inc. in the amount of \$14, 417.00 for FY22.23 Montague CDBG Hillcrest Neighborhood Park Construction Project.
8. 7:05 **Assistant Town Administrator's Business**
 - Authorize Contract of Services with Associated Construction Co for the CWF Primary Effluent Screw Pump Station Upgrade project. Contract value is \$2,397,461.00 to be funded by existing Town Meeting authorization, grant from USDA Rural Development, and existing ARPA allocation
 - Authorize Contract of Services with General Contracting Solutions, Inc for the Carnegie Library Basement Rehabilitation project. Contract value is \$149,808.00 to be funded by FY25 Capital Appropriation and existing ARPA allocation
 - Other project updates

Montague Selectboard Meeting
September 16, 2024
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9. 7:20

Town Administrator's Business

- Municipal Vulnerability Preparedness Action Grant strategy for stormwater Management on the "Hill"
- Topics not anticipated in the 48 hour posting

Next Meeting:

- Selectboard, Monday, September 23, 2024 at 6:30 PM via ZOOM.

Maureen Pollock

From: Maureen Pollock
Sent: Tuesday, September 10, 2024 3:03 PM
Subject: Follow-up email: September 5th Community Input Session for Montague Center Complete Streets Project

Dear community member:

Thanks to all who attended last week's community input session for the Montague Center Complete Street Project. It was a great turn-out. I believe we had at least 40 residents in attendance. Residents provided helpful insights and perspectives, and we learned a lot as we advance the design concepts for a possible Complete Street Tier III construction funding application, up to \$500,000. The application submission is due October 1. If awarded, we would need to prepare bid ready construction documents and as part of that process, we will include additional public outreach and community engagement.

These efforts are being made in response to numerous concerns expressed to the Town over the past several years regarding speeding through this historic village center, as well as, pedestrian and bicyclist safety. With this consideration and recognizing that streets are for everyone, this project aims to take a Complete Streets approach to planning, designing, building, operating, and maintaining streets that enables safe access for all people who need to use them, including pedestrians, bicyclists, motorists and transit riders of all ages and abilities. To learn more about Complete Streets, click [here](#).

Project objectives include:

- Slow down vehicular speeds driving through the historic village center of Montague Center
- Provide attractive and safer crosswalks for pedestrians
- Allow safer dedicated bicycle travel in this area.
- Formalize on-street parking
- Improve access to bus stop shelters
- Ensure all improvements meet ADA accessibility standards

More discussions to come. Please consider attending the Selectboard's September 16th and September 30th meetings.

For more information, including last week's meeting recording and presentation slides, please visit the project webpage: <https://montague-ma.gov/p/1553/>.

Please share this information with anyone who think may be interested.

Sincerely,

Maureen

Maureen Pollock (she/her)

Town Planner
Town of Montague
1 Avenue A

Turners Falls, MA 01376

Phone: (413) 863-3200 x 112

Web: www.montague-ma.gov/planning

Email: mpollock@montague-ma.gov

From: Maureen Pollock

Sent: Wednesday, August 28, 2024 9:33 AM

Subject: Montague Center Complete Streets Project - September 5th Community Input Session

Hello –

The Town of Montague is exploring possible roadway improvements in Montague Center to slow down vehicular traffic speeds; and to provide safe pedestrian crossings and bicycle connections.

Please join us at **6:00pm on Thursday, September 5th via Zoom** to review existing conditions to Main/North/Center Streets, explore possible design concepts, and to provide community feedback to help guide this project. All are welcome!

Zoom meeting login:

- Join Zoom Meeting: <https://us02web.zoom.us/j/83364662840>
- Meeting ID: 833 6466 2840
- Telephone: (646) 558-8656

This meeting will be recorded and will be made available on MCTV.

For questions/comments, please contact Maureen Pollock, Town Planner at mpollock@montague-ma.gov or (413) 863-3200 x112

Please share this meeting announcement with anyone you think may be interested!

Sincerely,

Maureen

Maureen Pollock (she/her)

Town Planner

Town of Montague

1 Avenue A

Turners Falls, MA 01376

Phone: (413) 863-3200 x 112

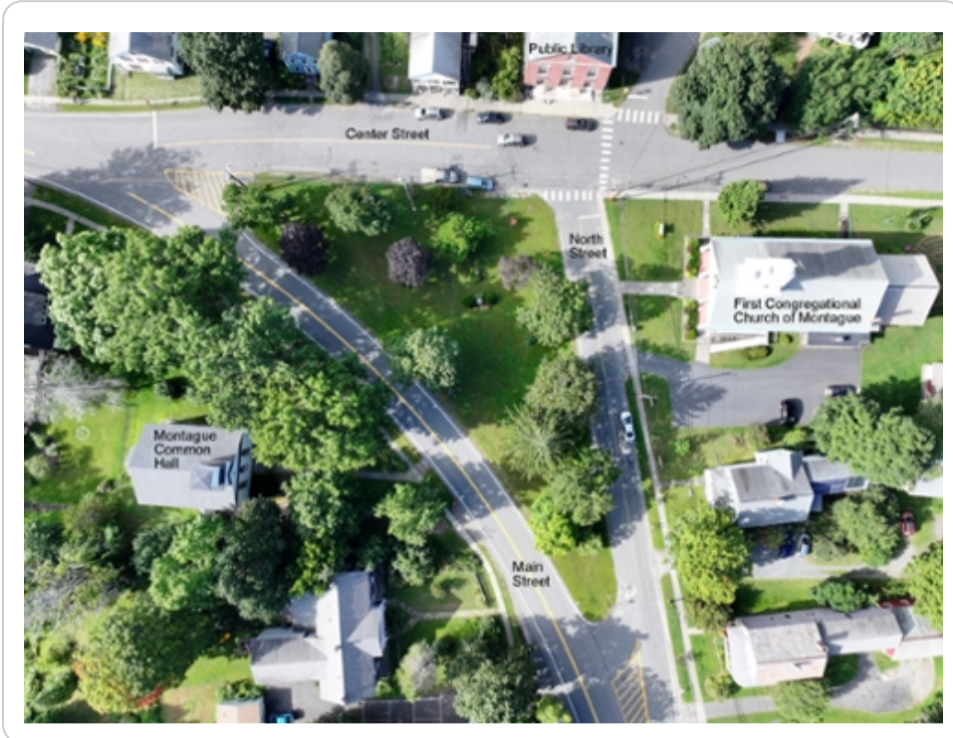
Web: www.montague-ma.gov/planning

Email: mpollock@montague-ma.gov



Town of Montague

Montague Center Complete Streets Project



Project Overview:

The Town of Montague is exploring possible roadway safety improvements to the roads surrounding the historic Montague Town Common, including Main, North, and Center Streets.

These efforts are being made in response to numerous concerns expressed to the Town over the past several years regarding speeding through this area, as well as, pedestrian and bicyclist safety. With this consideration and recognizing that streets are for everyone, this project aims to take a Complete Streets approach to planning, designing, building, operating, and maintaining streets that enables safe access for all people who need to use them, including pedestrians, bicyclists, motorists and transit riders of all ages and abilities. To learn more about Complete Streets, click [here](#).

Project objectives include:

- Slow down vehicular speeds driving through the historic village center of Montague Center
- Provide attractive and safer crosswalks for pedestrians
- Allow safer dedicated bicycle travel in this area.
- Formalize on-street parking
- Improve access to bus stop shelters
- Ensure all improvements meet ADA accessibility standards

Community Input Session:

The Town held a community input session on September 5, 2024 via Zoom to review existing roadway conditions, explore possible design concepts, and to seek community feedback to help guide this project.

- [Meeting recording](#) (links to MCTV meeting recording)
- [Meeting Flyer](#) (links to PDF copy)
- [Presentation slides](#) (links to PDF copy)

Next steps:

- **September 16 Selectboard meeting** - At this meeting, the Selectboard will review and discuss this project and will provide further guidance as we advance the conceptual designs. All are welcome. Please check the Town Calendar for meeting details, including agenda. Click [here](#).
- **September 30 Selectboard meeting** – Based on the September 16th meeting discussions, we hope to provide an updated conceptual design to the Selectboard at its September 30 meeting for review/approval, as part of a possible MassDOT Complete Streets Tier III construction application. All are welcome. Please check the Town Calendar for meeting details, including agenda. Click [here](#).

To learn more about the MassDOT Complete Streets Funding Program & Project Eligibility, click [here](#).

Questions/Comments:

If you have any questions/comments, please email Maureen Pollock, Town Planner at mpollock@montague-ma.gov



AUTHORIZATION TO DISBURSE

Invoice # 2022.2023 - 5

Project: Hillcrest Park Construction(6C)

TOWN OF MONTAGUE FY22.23 CDBG

**Contractor: CLAYTON D. DAVENPORT TRUCKING, INC.
130 Colrain Street, Greenfield, MA 01301**

Date: September 9, 2024

Total Contract	267,658.00
Change Order #2	16,455.00
Change Order #3	4,225.00
Total Paid to Date:	273,921.00
Balance:	14,417.00
This Invoice:	14,417.00
Balance:	-

Work Items Complete: Contract complete, all work completed.

See attached invoice dated: September 5, 2024	FY22.23 MONT \$14,417.00
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I reviewed this invoice on 09/09/24 and found that the tasks have been completed, as noted. I recommend approval of this pay request for **\$14,417.00**.

Director of Community Development – HRA

We hereby authorize the above payment

TOWN of MONTAGUE (2 of 3 required)

Authorized signature
Chair, Selectboard

Authorized signature
Selectboard

Authorized signature
Selectboard

PAYMENT APPLICATION

TO: Town of Montague 1 Avenue A Turners Falls, MA 01376 Attn:	PROJECT NAME AND LOCATION: Montague Neighborhood Park Montague Hillcrest park Griswold Street	APPLICATION # 5 PERIOD THRU: 09/05/2024 PROJECT #s:	Distribution to: <input type="checkbox"/> OWNER <input type="checkbox"/> ARCHITECT <input type="checkbox"/> CONTRACTOR <input type="checkbox"/> <input type="checkbox"/>
FROM: Clayton D Davenport Trucking Inc 130 Colrain Street Greenfield, MA 01301	ARCHITECT: The Berkshire Design Group, Inc. 4 Allen Place Northampton, MA 01060	DATE OF CONTRACT: 05/30/2024	
FOR: Montague Hillcrest			

CONTRACTOR'S SUMMARY OF WORK

Application is made for payment as shown below.
Continuation Page is attached.

1. CONTRACT AMOUNT	\$267,658.00
2. SUM OF ALL CHANGE ORDERS	\$20,680.00
3. CURRENT CONTRACT AMOUNT (Line 1 +/- 2)	\$288,338.00
4. TOTAL COMPLETED AND STORED (Column G on Continuation Page)	\$288,338.00
5. RETAINAGE:	
a. 0.00% of Completed Work (Columns D + E on Continuation Page)	\$0.00
b. 0.00% of Material Stored (Column F on Continuation Page)	\$0.00
Total Retainage (Line 5a + 5b or Column I on Continuation Page)	\$0.00
6. TOTAL COMPLETED AND STORED LESS RETAINAGE (Line 4 minus Line 5 Total)	\$288,338.00
7. LESS PREVIOUS PAYMENT APPLICATIONS	\$273,921.00
8. PAYMENT DUE	\$14,417.00
9. BALANCE TO COMPLETION (Line 3 minus Line 6)	\$0.00

SUMMARY OF CHANGE ORDERS	ADDITIONS	DEDUCTIONS
Total changes approved in previous months	\$20,680.00	\$0.00
Total approved this month	\$0.00	\$0.00
TOTALS	\$20,680.00	\$0.00
NET CHANGES	\$20,680.00	

Contractor's signature below is his assurance to Owner, concerning the payment herein applied for, that: (1) the Work has been performed as required in the Contract Documents, (2) all sums previously paid to Contractor under the Contract have been used to pay Contractor's costs for labor, materials and other obligations under the Contract for Work previously paid for, and (3) Contractor is legally entitled to this payment.

CONTRACTOR: Clayton D Davenport Trucking Inc

By: Brandon Aumont Date: 9/5/2024

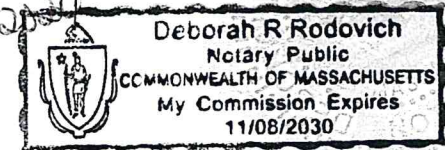
State of: Massachusetts

County of: Franklin

Subscribed and sworn to before

me this 5 day of September, 2024
 Notary Public: Deborah R. Rodovich

My Commission Expires: November 8, 2030



ARCHITECT'S CERTIFICATION

Architect's signature below is his assurance to Owner, concerning the payment herein applied for, that: (1) Architect has inspected the Work represented by this Application, (2) such Work has been completed to the extent indicated in this Application, and the quality of workmanship and materials conforms with the Contract Documents, (3) this Application for Payment accurately states the amount of Work completed and payment due therefor, and (4) Architect knows of no reason why payment should not be made.

CERTIFIED AMOUNT.....

(If the certified amount is different from the payment due, you should attach an explanation. Initial all the figures that are changed to match the certified amount.)

ARCHITECT:

By: _____ Date: _____

Neither this Application nor payment applied for herein is assignable or negotiable. Payment shall be made only to Contractor, and is without prejudice to any rights of Owner or Contractor under the Contract Documents or otherwise.

CONTINUATION PAGE

PROJECT: Montague Neighborhood Park
Montague Hillcrest park

APPLICATION #: 5
DATE OF APPLICATION: 09/05/2024
PERIOD THRU: 09/05/2024
PROJECT #s:

Payment Application containing Contractor's signature is attached.

A ITEM #	B WORK DESCRIPTION	C SCHEDULED AMOUNT		D COMPLETED WORK		E AMOUNT THIS PERIOD	F STORED MATERIALS (NOT IN D OR E)	G TOTAL COMPLETED AND STORED (D + E + F)		H % COMP (G / C)	I BALANCE TO COMPLETION (C-G)	RETAINAGE (If Variable)
		QTY	\$ AMT	AMOUNT PREVIOUS PERIODS	TOTAL COMPLETED AND STORED (D + E + F)							
01-1000	Mobilization and General \$22,000.00 PER LS	1.00	\$22,000.00	1.00	\$22,000.00	0.00	\$0.00	1.00	\$22,000.00	100.00%	\$0.00	
31-2000	Site Demolition Clearing and \$42,000.00 PER LS	1.00	\$42,000.00	1.00	\$42,000.00	0.00	\$0.00	1.00	\$42,000.00	100.00%	\$0.00	
31-2500	Erosion and Sediment Control \$3,158.00 PER LS	1.00	\$3,158.00	1.00	\$3,158.00	0.00	\$0.00	1.00	\$3,158.00	100.00%	\$0.00	
31-5001	Excavation Filling and Grading \$54,500.00 PER LS	1.00	\$54,500.00	1.00	\$54,500.00	0.00	\$0.00	1.00	\$54,500.00	100.00%	\$0.00	
32-1216	Bituminous Concrete Pavement \$35,000.00 PER LS	1.00	\$35,000.00	1.00	\$35,000.00	0.00	\$0.00	1.00	\$35,000.00	100.00%	\$0.00	
32-2000	Site Improvements \$15,000.00 PER LS	1.00	\$15,000.00	1.00	\$15,000.00	0.00	\$0.00	1.00	\$15,000.00	100.00%	\$0.00	
32-9200	Seeding \$10,000.00 PER LS	1.00	\$10,000.00	1.00	\$10,000.00	0.00	\$0.00	1.00	\$10,000.00	100.00%	\$0.00	
33*4100	Utilities \$72,000.00 PER LS	1.00	\$72,000.00	1.00	\$72,000.00	0.00	\$0.00	1.00	\$72,000.00	100.00%	\$0.00	
33-1300	Cast In place Concrete \$14,000.00 PER LS	1.00	\$14,000.00	1.00	\$14,000.00	0.00	\$0.00	1.00	\$14,000.00	100.00%	\$0.00	
34	CO 1 Changing Schedule Of \$0.00 PER	0.00	\$0.00	0.00	\$0.00	0.00	\$0.00	0.00	\$0.00		\$0.00	
35	Change Order # 2 \$16,455.00 PER LS	1.00	\$16,455.00	1.00	\$16,455.00	0.00	\$0.00	1.00	\$16,455.00	100.00%	\$0.00	
36	CO-3 Erosion Control Blanket \$4,225.00 PER LS	1.00	\$4,225.00	1.00	\$4,225.00	0.00	\$0.00	1.00	\$4,225.00	100.00%	\$0.00	
TOTALS			\$288,338.00		\$288,338.00	\$0.00	\$0.00		\$288,338.00	100.00%	\$0.00	

August 26, 2024
W-P Project No. 21657

Walter Ramsey, Town Administrator
Town of Montague
1 Avenue A
Turners Falls, MA 01376

**SUBJECT: Town of Montague
 CWF Primary Effluent Screw Pump Station Upgrade
 Evaluation of Bids**

Dear Walter,

We have completed our review of the construction bids that were received on August 21, 2024 at the Town of Montague Town Hall, located at 1 Avenue A Turners Falls, Massachusetts for the above referenced project. This letter presents a summary of our findings. Three bids were received and reviewed, and a tabulation of the bids is attached to this letter. The Base Bids ranged from \$2,397,461 to \$2,989,340. The Base Bids plus all Bid Alternates ranged in cost from \$2,585,650 to \$3,320,940. The May 23, 2024 Engineer's Opinion of Probable Construction Cost was \$2.57M, with a potential range between \$2.31M and \$2.96M.

The Associated Construction Company of Hartford, Connecticut submitted the lowest Base Bid. The next lowest Base Bid was submitted by WM Shultz at \$2,535,080. A table of Total Bids and cumulative Bid Alternates is available in the Bid Tabulation enclosed.

With regards to their work experience, The Associated Construction Company has suitable experience in building construction, as well as experience in water and wastewater work, including a dewatering project at the Westfield, Massachusetts Water Recovery Facility and pump station upgrades in Ellington, Connecticut. The results of reference checks were consistent and indicated that Associated is capable of performing quality work for projects of this nature.

Based on the above, and Wright-Pierce's review of the bidding documents and project references, we are not aware of any reason why this contract should not be awarded to them as the lowest responsive and responsible bidder. However, we cannot make any guarantee that they will perform the work within the bid price or in accordance with the Contract Documents. We recommend that the Town of Montague proceed forward in awarding the contract to this contractor for the Base Bid amount of \$2,397,461.

8/26/2024

Walter Ramsey, Town Administrator

Page 2 of 2

Should the Town decide to proceed with the project, the Town should issue a letter to Associated stating the Town's intention to award the contract and requesting bonds and insurance information. We can provide a draft letter that you can finalize and put on a Town letterhead.

We also stand ready to assist the Town in executing the Contract Documents and scheduling a preconstruction meeting.

Should you have any questions or concerns, please do not hesitate to contact me at (860) 852-1912.

Sincerely,

WRIGHT-PIERCE



Lisa Muscanell-DePaola, PE
Lead Project Engineer / Project Manager
Lisa.Muscanell@wright-pierce.com

Enclosures: *Bid Tabulation*

cc: *Chelsey Little, CWF Superintendent*
Steve Chrabascz, USDA RD

Project Name/No.: **Primary Effluent Screw Pump Station Upgrade/21657**
 Bid Opening: **08/21/2024 1:00 PM**
 Location: **Montague, MA**
 ENG/PM: **Lisa Muscanell - DePaola**

Issuing Office: **Middletown Office**
169 Main St, 700 Plaza Middlesex
Middletown, CT 06457

BID QUANTITIES				BIDDER'S NAME					
				Kingsbury Companies		Associated Construction Co.		WM Schultz Construction	
Item	Qty.	UNIT	UNIT AMT	BID	UNIT AMT	BID	UNIT AMT	BID	
BASE BID									
1A	Construct Primary Effluent Screw Pump Station, complete with all appurtenances, except for bid items listed below.	1	Lump Sum	\$ 2,700,000.00	\$ 2,700,000.00	\$ 2,113,086.00	\$ 2,113,086.00	\$ 2,372,000.00	\$ 2,372,000.00
1B	Crack Injection of Existing Concrete Tanks & Structures	30	LF	\$ 295.00	\$ 8,850.00	\$ 224.00	\$ 6,720.00	\$ 160.00	\$ 4,800.00
1C	Resealing of Concrete Cracks & Joints	50	LF	\$ 400.00	\$ 20,000.00	\$ 52.00	\$ 2,600.00	\$ 100.00	\$ 5,000.00
1D	Repair Surface Defects in Existing Concrete Tanks & Structures	57	SF	\$ 325.00	\$ 18,525.00	\$ 770.00	\$ 43,890.00	\$ 90.00	\$ 5,130.00
1E	Cementitious Overlay in Existing Concrete Tanks & Structures (Type 2)	450	SF	\$ 318.00	\$ 143,100.00	\$ 180.00	\$ 81,000.00	\$ 40.00	\$ 18,000.00
1F	H2S Protective Coating in Existing Concrete Tanks & Structures (Type 1 Coating)	450	SF	\$ 71.00	\$ 31,950.00	\$ 185.00	\$ 83,250.00	\$ 55.00	\$ 24,750.00
2A	Electrical (Filed Sub-Bids)	1	LS	\$ 66,915.00	\$ 66,915.00	\$ 66,915.00	\$ 66,915.00	\$ 105,400.00	\$ 105,400.00
TOTAL BASE BID AMOUNT ITEMS (1A THROUGH 1F)					\$2,989,340.00		\$2,397,461.00		\$2,535,080.00
BID ALTERNATE A									
3A	Construct Architectural Improvements, complete with all appurtenances, except for bid items listed below.	1	Lump Sum	\$ 290,000.00	\$ 290,000.00	\$ 157,421.00	\$ 157,421.00	\$ 102,000.00	\$ 102,000.00
TOTAL BID ALTERNATE A					\$ 290,000.00		\$ 157,421.00		\$ 102,000.00
BID ALTERNATE B									
4A	Exterior Electrical Demolition, except for bid items listed below.	1	Lump Sum	\$ -	\$ -	\$ -	\$ -	\$ 6,750.00	\$ 6,750.00
4B	Sub-Bid - Electrical	1	LS	\$ 4,600.00	\$ 4,600.00	\$ 13,775.12	\$ 13,775.12	\$ 11,583.00	\$ 11,583.00
TOTAL BID ALTERNATE B					\$ 4,600.00		\$ 13,775.12		\$ 18,333.00
BID ALTERNATE C									
5A	Wet well solids and debris removal, except for bid items listed below.	1	Lump Sum	\$ 37,000.00	\$ 37,000.00	\$ 16,993.00	\$ 16,993.00	\$ 10,000.00	\$ 10,000.00
TOTAL BID ALTERNATE C					\$ 37,000.00		\$ 16,993.00		\$ 10,000.00
TOTAL BASE BID					\$2,989,340.00		\$2,397,461.00		\$2,535,080.00
TOTAL BID (BASE BID + A)					\$3,279,340.00		\$2,554,882.00		\$2,637,080.00
TOTAL BID (BASE BID + A+B)					\$3,283,940.00		\$2,568,657.12		\$2,655,413.00
TOTAL BID (BASE BID + A+B+C)					\$3,320,940.00		\$2,585,650.12		\$2,665,413.00

**Carnegie Library
Basement Rehabilitation
AGREEMENT FOR SERVICES**

The following provisions shall constitute an Agreement between the Town of Montague, acting by and through its Selectboard, hereinafter referred to as "Town," and General Contracting Solutions, Inc., with an address of 529 College Highway, Southwick, MA 01077, hereinafter referred to as "Contractor", effective as of the 16th day of September, 2024. In consideration of the mutual covenants contained herein, the parties agree as follows:

ARTICLE 1: SCOPE OF WORK:

The Contractor shall perform all work and furnish all services necessary for Carnegie Library Basement Rehabilitation, including the scope of services and conditions as set forth in Attachment A.

ARTICLE 2: TIME OF PERFORMANCE:

The Contractor shall complete all work and services required hereunder commencing September 16, 2024, through December 31, 2024.

ARTICLE 3: COMPENSATION:

The Town shall pay the Contractor for the performance of the work outlined in Article 1 above the contract sum of \$149,808.00. The Contractor shall submit monthly invoices to the Town for services rendered, which will be due 30 days following receipt by the Town.

ARTICLE 4: CONTRACT DOCUMENTS:

The following documents form the Contract and all are as fully a part of the Contract as if attached to this Agreement or repeated herein:

1. This Agreement.
2. Amendments, or other changes mutually agreed upon between the parties.
3. All attachments to the Agreement.

In the event of conflicting provisions, those provisions most favorable to the Town shall govern.

ARTICLE 5: CONTRACT TERMINATION:

The Town may suspend or terminate this Agreement by providing the Contractor with ten (10) days written notice for the reasons outlined as follows:

1. Failure of the Contractor, for any reason, to fulfill in a timely and proper manner its obligations under this Agreement.
2. Violation of any of the provisions of this Agreement by the Contractor.

3. A determination by the Town that the Contractor has engaged in fraud, waste, mismanagement, misuse of funds, or criminal activity with any funds provided by this Agreement.

Either party may terminate this Agreement at any time for convenience by providing the other party written notice specifying therein the termination date which shall be no sooner than thirty (30) days from the issuance of said notice. Upon receipt of a notice of termination from the Town, the Contractor shall cease to incur additional expenses in connection with the Agreement. Upon such termination, the Contractor shall be entitled to compensation for all satisfactory work completed prior to the termination date as determined by the Town. Such payment shall not exceed the fair value of the services provided hereunder.

ARTICLE 6: INDEMNIFICATION:

The Contractor shall defend, indemnify and hold harmless the Town and its officers, agents, and all employees from and against claims arising directly or indirectly from the contract. Contractor shall be solely responsible for all local taxes or contributions imposed or required under the Social Security, Workers' Compensation, and income tax laws. Further, the Contractor shall defend, indemnify and hold harmless the Town with respect to any damages, expenses, or claims arising from or in connection with any of the work performed or to be performed under this Agreement. This shall not be construed as a limitation of the Contractor's liability under the Agreement or as otherwise provided by law.

ARTICLE 7: AVAILABILITY OF FUNDS:

The compensation provided by this Agreement is subject to the availability and appropriation of funds.

ARTICLE 8: APPLICABLE LAW:

The Contractor agrees to comply with all applicable local, state and federal laws, regulations and orders relating to the completion of this Agreement. This Agreement shall be governed by and construed in accordance with the law of the Commonwealth of Massachusetts.

ARTICLE 9: ASSIGNMENT:

The Contractor shall not make any assignment of this Agreement without the prior written approval of the Town.

ARTICLE 10: AMENDMENTS:

All amendments or any changes to the provisions specified in this Contract can only occur when mutually agreed upon by the Town and Contractor. Further, such amendments or changes shall be in writing and signed by officials with authority to bind the Town. No amendment or change to the contract provisions shall be made until after the written execution of the amendment or change to the Contract by both parties.

ARTICLE 11: INDEPENDENT CONTRACTOR:

The Contractor acknowledges and agrees that it is acting as an independent contractor for all work and services rendered pursuant to this Agreement and shall not be considered an employee or agent of the Town for any purpose.

ARTICLE 12: INSURANCE:

The Contractor shall be responsible to the Town or any third party for any property damage or bodily injury caused by it, any of its subcontractors, employees or agents in the performance of, or as a result of, the work under this Agreement. The Contractor and any subcontractors used hereby certify that they are insured for workers' compensation, property damage, personal and product liability. The Contractor and any subcontractor it uses shall purchase, furnish copies of, and maintain in full force and effect insurance policies in the amounts here indicated.

The Contractor shall at all times during the contract maintain in full force and effect Employer's Liability, Worker's Compensation, Bodily Injury Liability, and Property Damage and General Liability Insurance, including contractual liability coverage. All insurance shall be by insurers and for policy limits acceptable to the Town of Montague and before commencement of work hereunder the Contractor agrees to furnish the Town certificates of insurance or other evidence satisfactory to the Town to the effect that such insurance has been procured and is in force.

For the purpose of the Contract, the Contractor shall carry the following types of insurance in at least the limits specified below:

COVERAGES	LIMITS OF LIABILITY
Worker's Compensation	Statutory
Employer's Liability	\$500,000/\$500,000/\$500,000
Automobile Liability	\$1,000,000.00 combined single limit for bodily injury and property damage
General Liability	\$1,000,000.00 each occurrence \$3,000,000.00 aggregate
Excess Umbrella Liability	\$2,000,000 each occurrence \$2,000,000 annual aggregate

The Town of Montague shall be named as additional insured under the liability and automobile insurance. The excess/umbrella liability insurance policy should contain a broad form general liability endorsement.

Prior to commencement of any work under this Agreement, the Contractor shall provide the Town with Certificates of Insurance which include the Town as an additional named insured and which include a thirty day notice of cancellation to the Town. These certificates will be updated and submitted annually.

ARTICLE 13: SEVERABILITY:

If any term or condition of this Agreement or any application thereof shall to any extent be held invalid, illegal or unenforceable by the court of competent jurisdiction, the validity, legality, and enforceability of the remaining terms and conditions of this Agreement shall not be deemed affected thereby unless one or both parties would be substantially or materially prejudiced.

ARTICLE 14: ENTIRE AGREEMENT:

This Agreement, including all documents incorporated herein by reference, constitutes the entire integrated agreement between the parties with respect to the matters described. This Agreement supersedes all prior agreements, negotiations and representations, either written or oral, and it shall not be modified or amended except by a written document executed by the parties hereto.

ARTICLE 15: COUNTERPARTS:

This Agreement may be executed in any number of counterparts, each of which shall be deemed to be a counterpart original.

CERTIFICATION AS TO PAYMENT OF STATE TAXES

Pursuant to Chapter 62C of the Massachusetts General Laws, Section 49A(b), I, _____, authorized signatory for the Contractor do hereby certify under the pains and penalties of perjury that said Contractor has complied with all laws of the Commonwealth of Massachusetts relating to taxes, reporting of employees and contractors, and withholding and remitting child support.

Social Security Number or
Federal Identification Number

Signature of Individual or
Corporate Name

By: _____
Corporate Officer
(if applicable)

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed on the day and year first above written.

CONTRACTOR

TOWN OF MONTAGUE

By

by its Selectboard

_____ Richard Kuklewicz

Printed Name and Title

_____ Matt Lord

_____ Chris Boutwell

Approved as to Availability of Funds:

_____ (\$149,808.00)
Town Accountant Contract Sum

Attachment A:
Scope of Services

All Work must be coordinated with the Library Directors and the Town of Montague.

Scope of Work:

1000 GENERAL CONDITIONS

1020 Permits

- A. Supply all building permits as required.

1300 Project Management

- A. Provide copy of current Construction Supervisor's License.
- B. Provide shop drawings, samples, color choices, and/or selection charts as needed for Owner's approval.
- C. Coordinate operations under different sections that are dependent on each other for proper installation and operation.
- D. Coordinate with Library Director as necessary when scheduled work will impact occupied portions of the premises.

1310 Supervision

- A. Provide supervision at all phases of construction.

1400 Warranty

- A. Supply all insurance as required by the Town.
- B. Provide copies of all written warranties and Owner's manuals for all equipment supplied by Contractor to Owner at completion.
- C. All work performed or subcontracted by Contractor to be guaranteed for one year.

1520 Temporary Facilities

- A. Provide portable toilet for workers.

1530 Temporary Protection

- A. Construct temporary dust proof partition to separate work areas from surrounding areas.
- B. Provide floor and dust protection to work areas, and provide a walkway to and from work areas.
- C. Provide protection against the spread of dust to surrounding areas.

- D. Protect completed work in progress to ensure protection from damage or deterioration until substantial completion of project.
- E. Provide negative air filtration with exhaust during demolition of ceiling and wall paneling.

1730 Cleanup & Trash Disposal

- A. Clean up all debris and leave the job site broom clean at completion of all work.
- B. Legally dispose of all debris.
- C. Vacuum all affected areas with vacuum equipped with HEPA (High Efficiency Particulate Air) filter at completion of work.
- D. Clean interior of work area prior to completion of job. Includes: wash interior of all windows; vacuum and/or damp mop all floors; wipe down all shelving and woodwork.
- E. All work to be performed per the EPA Safe Lead-Based Paint Regulations.
- F. Seal up all active HVAC supply and return ducts in basement prior to start of construction to prevent dust migration to other areas.

1950 Owner Responsibilities

- A. Any charges by utility companies.
- B. Cost of electricity and water during construction.
- C. Cost of removal and disposal of any hazardous materials discovered during demolition, if necessary.

2000 SITE WORK

2225 Demolition, Interior

- A. Remove existing ceiling grid and ceiling panels as indicated on plans.
- B. Remove existing wall paneling and exterior insulation as indicated on plans.
- C. Inspect exposed wall framing for visible signs of moisture damage or active mold or mildew. Treat with moldicide if required. (Note – We do not anticipate this to be a significant problem but some areas may need to be treated.)

- D. Remove existing framed soffit window wells.
- E. Remove 2 supply and 2 return ducts that feed basement areas. Cap at trunk.
- F. Protect existing wiring and remaining ductwork above ceiling panels during demolition.
- G. Remove and/or make safe all electrical devices in walls to be demolished.
- H. Cut openings as necessary for new electrical work. Patch and paint at completion.

2226 Hazardous Materials

- A. Perform all demolition of painted wood materials per EPA Lead Safe practices.
- B. Perform all clean up after demolition per EPA Lead Safe Practices.

5000 METALS

5160 Steel Studs

- A. New walls to be constructed using 20 Ga x 3-5/8" steel stud framing system.
- B. All walls to be 16" o.c.
- C. All walls to go to under side of first floor deck.
- D. Door opening to have double studs on each side of opening.

6000 WOOD & PLASTICS

6110 Framing, Floors & Ceilings

- A. Ceiling soffits and window wells to be framed using 20 Ga steel framing per standard USG Manual details.
- B. All window wells to be splayed so as to admit the maximum amount of light possible to basement rooms.

6120 Framing, Walls

- A. Install blocking for shelves in alcove.

6220 Casing & Base

- A. Door casings to be paint grade 1" x 4" poplar to match existing.
- B. Base moulding to be paint grade 1" x 4" poplar to match existing.

7000 THERMAL & MOISTURE PROTECTION

7200 Insulation, Vapor Barrier

- A. Exterior walls to have Rockwool batt insulation to full depth of stud bay.
- B. New interior walls to have Rockwool batt insulation to minimize sound transmission.
- C. Seal penetrations between floors with Thermafiber fire stopping or fire rated caulk.

8000 DOORS & WINDOW

8200 Doors, Interior

- A. Interior door to be solid core flush birch with half lite panel.
- B. Shim door at all hinges and all corners.
- A. Interior door to have weld steel frame.
- A. Door hardware to be Grade One and conform to CMR 521 requirements.

8500 Windows

- A. Install one 48" x 36" borrowed lite in office wall.
- B. Window to have wood jambs and wood casings.

8700 Hardware, Doors & Windows

- A. Door hardware to be commercial grade one in standard finish, with keyway compatible with existing key system.
- B. All hardware to conform to CMR 521.

9000 FINISHES

9200 Sheetrock & Plaster

- A. New walls to have ½" moisture resistant drywall.
- A. Finish all drywall with three coats of joint compound, sanded smooth.
- B. All drywall to be held ½" off concrete floor.
- C. All new and existing drywall within work area to be Level 4 finish.

9510 Acoustical Ceiling

- A. Install all new acoustical ceiling tiles in ceiling.
- B. Install new grid where indicated.

- C. Ceiling tile to be Kanopi by Armstrong ULTIMA High NRC, equal or better. Provide submittal for approval.

9620 Specialty Flooring

- D. Clean all concrete floors in work area and apply 2 coats of concrete floor and deck paint.

9920 Paint, Interior

- A. Fill all nail holes with non-shrink putty.
- B. All interior walls to receive one coat of Benjamin Moore or Sherwin Williams best quality Low VOC or equivalent primer sealer.
- C. Interior walls to receive two coats of Benjamin Moore, Sherwin Williams or equivalent flat or eggshell Low VOC latex paint.
- D. All paint to be best quality Benjamin Moore, Sherwin Williams or equivalent.
- E. Standing and running trim, door and window casings, millwork, and interior doors each to receive a total of three coats of Benjamin Moore, Sherwin Williams or equivalent latex paint.
- F. Assumes one interior trim color and one interior wall color.
- G. **ALTERNATE:** Prepare remaining wall paneling in work area for paint. Use primer recommended by manufacturer that is compatible with finish materials. Paint 1 coat primer and 2 top coats.

10000 SPECIALTIES

10400 Signage

- A. Install signage as required per 521 CMR and Building Code requirements.

10900 Closet Shelving

- A. Construct shelving in alcove where indicated on plans.
- B. Shelves to be constructed of furniture grade plywood with 1½” poplar nosing.
- C. Shelf standards to be fully adjustable and rated for book storage.

15000 MECHANICAL

15700 HVAC

- A. Furnish all the labor and material needed to install the following equipment:
 - a. Qty-1 30k BTU Condenser for 2-3 Zones
 - b. Qty-2 12k BTU Wall Mounted Heat Pump Mini Split Indoor Unit
 - c. Qty-1 6k BTU Wall Mounted Heat Pump Mini Split Indoor Unit
 - d. Qty-1 Indoor Energy Recovery Ventilator, (Static Plate, Heat and Humidity Transfer Ventilation; 50-140 CFM Typical Airflow Range)
 - e. Qty-3 120/240 VAC External Condensate Removal Pump

- f. Full and Turn-Key Installation of the Multi-Zone Heat-Pump Mini-Split System and Energy Recovery Ventilator in the Basement Renovation of Carnegie Library, including but not limited to Electrical Contracting, Refrigeration Work, Drain Work, Ductwork and Sealing, Commissioning, and Tutorial for Use and Maintenance.

- g. Disconnecting and removing existing supply and return ductwork that serves the space and capping off and sealing for continued use to other areas and floors of the library.

- B. See Exhibit C for product specifications.
- C. Install duct new work as required for heating supply and return in new office.
- D. All new duct work to be sealed with water based mastic.
- E. Insulate all supply duct work to Energy Code requirements.

16000 ELECTRICAL

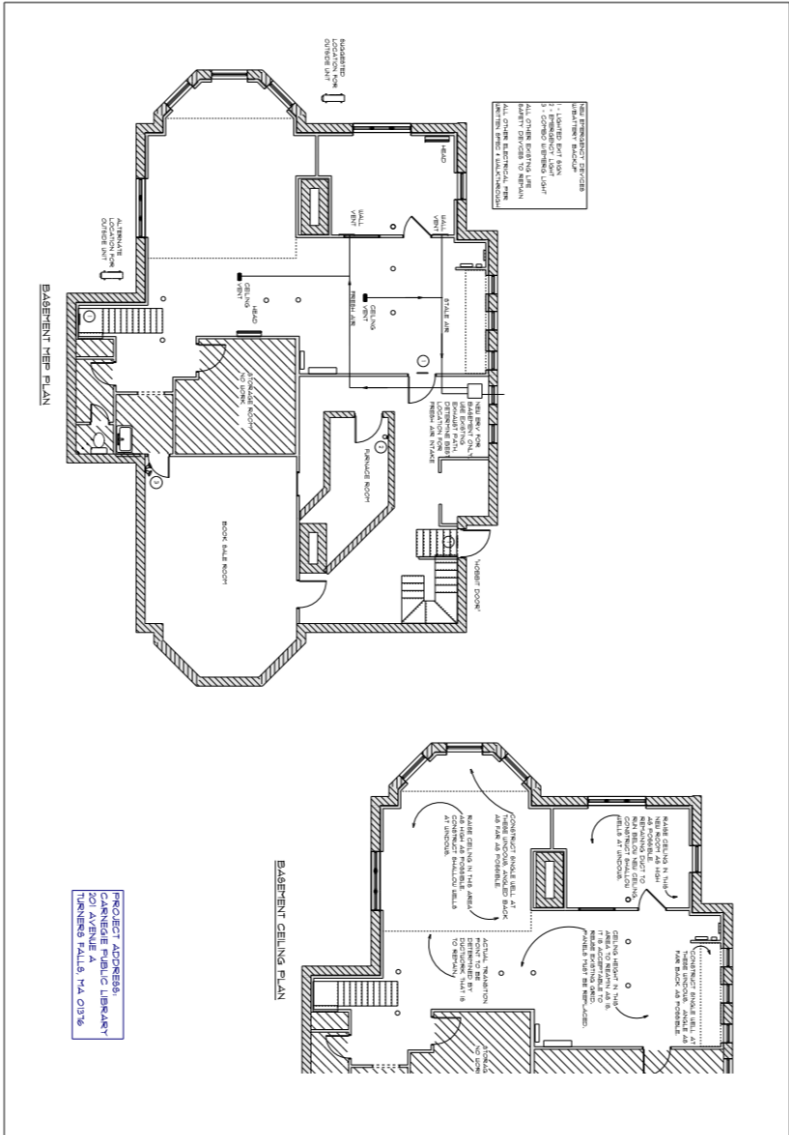
16100 Electrical Wiring, Phase One

- A. Install a new 100 amp subpanel on the 2nd floor. This shall be fed via MC and conduit where necessary. Path shall be along existing basement ceiling into open closet in Staff Entry on 1st floor and into hall at 2nd floor back stairway.
- B. Install 50' of 1" EMT in the stairway for data conductors.

- C. Install 3 new duplex data drops and three new quad receptacles surface mounted with wire mold on the 2nd floor, two to the right of the stage and one to the left of the stage.
- D. All data shall be run back to the basement and terminated at the existing data closet on an existing path panel. (Refer to Alternate 1)

16100 Electrical Wiring, Phase Two

- E. Provide selective demolition and re organization of existing wires in the basement ceiling when removed.
- F. Install 12- 2x4 fixtures and 3- 2x2 fixtures, Fixtures shall be LED basket type.
- G. Provide and install selective demo on the exterior walls for demolition process as needed.
- H. New office to have outlets to code, 2 data drops, and separate light switch.
- I. Provide 7 new recessed cans, 1 new 4' strip light, 1 new 2x4 LED fixture and 2 new wall sconces in the back hallway/ stair area.
- J. Hallway fixtures shall be controlled via 2 new occupancy sensors and 1 new power pack.
- K. Stair way lights shall be installed surface mounted with wire mold and shall receive 2 new 3 way switches.
- L. Install hardwired emergency devices with battery backup as follows:
 - a. Lighted exit sign at rear of office area,
 - b. Lighted exit sign at top of "Hobbit" door,
 - c. Lighted exit at top of front stairs
 - d. Combo with emergency light at front door of Book Room,
 - e. Emergency light in Furnace Room.



CLIENT: TOWN OF MONTAGUE STREET ADDRESS: AVENUE A CITY/STATE: TURNERS FALLS, MA PROJECT DESCRIPTION: BASEMENT RENOVATIONS TO THE CARNEGIE LIBRARY	RENAISSANCE BUILDERS 390 MAIN ROAD, GILL MA 01354 413-865-8716 WWW.RENBUILDERS.NET
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PLAN DATE: 04/20/24
 DATE: 04/20/24
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 SCALE: 1/4" = 1'-0"
 SHEET: A.31

HVAC Specifications

*Note: Specific products with brand name information are pictured in the following pages.
Please note that these are not proprietary specifications, and equivalent models of comparable products will also be considered acceptable.

Submittal Data Sheet



Gobi II
Part # 3004045
Part # 3004145

Combi
Part # 3004046
Part # 3004146





Project Information

Job Name: _____	Submitted to: _____
Location: _____	For: <input type="checkbox"/> Reference <input type="checkbox"/> Approval <input type="checkbox"/> Construction
Date: _____	Submitted by: _____
Engineer: _____	Reference: _____

Submittal Information

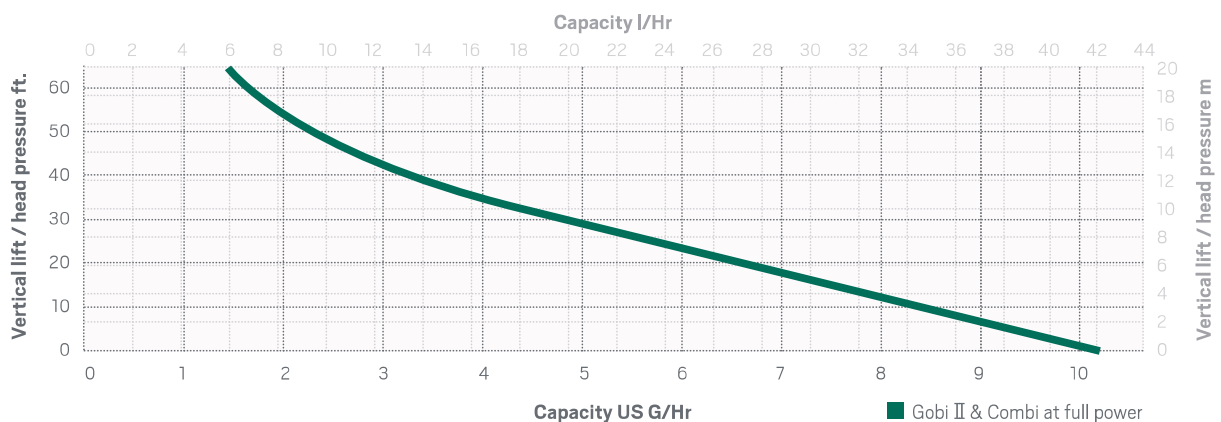
Approval: _____	Construction: _____
Date: _____	Unit #: _____

Product Specifications

Maximum flow rate:	42 l/h (11 GPH)
Maximum suction:	3 m (10 ft.) self priming
Maximum head:	20 m (65.60 ft.)
Maximum horizontal run:	100 m (330 ft.) at 0 head and 0 suction
Sound:	20dBA at 1 m (3 ft.) / 19dBA at 1 m EN ISO 3744:2010
Voltage:	100 ~ 240 VAC 50/60 Hz auto sensing universal power input
Power:	8 watts during maximum operation at 110V
Alarm relay:	Interchangeable NO or NC, rated 250V, 10A Max or 28VDC, 10AMax
Discharge tube:	6.25 mm (1/4") ID, 1m (3.3 ft.) in length
Color:	Gobi II: RAL #9003 white, Combi: RAL #7040 Grey and RAL #1023 Yellow
Protection:	Class II double insulation, Fully potted, IP44 Class I, Fully potted, IP44
Operation temp:	Ambient 3°C to 40°C (37.5°F to 104°F) / Water 5°C to 25°C (41°F to 77°F)
Compliance:	Conforms to UL: 778 and Certified to CSA C22.2 #68    
Installation range:	6,000 – 120,000 Btu/H

Wiring diagrams available at: www.condensate-pumps.com

Capacity



View installation video at www.condensate-pumps.com



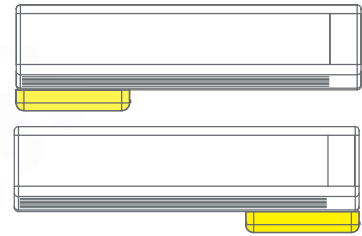
Download user manual at www.condensate-pumps.com

Dimensions & Application

Gobi II Part # 3004045 Part # 3004145

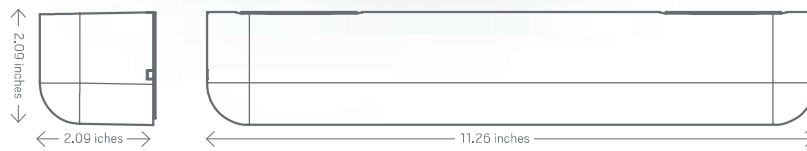


Application

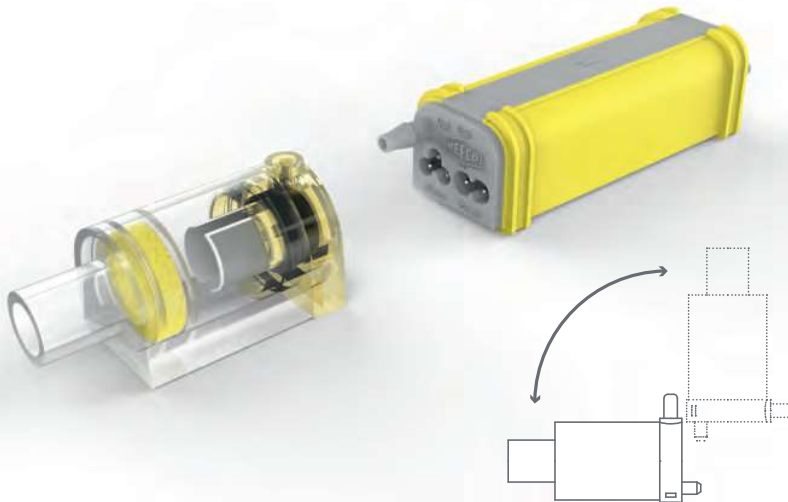


Gobi II pump can be mounted on the right or on the left side

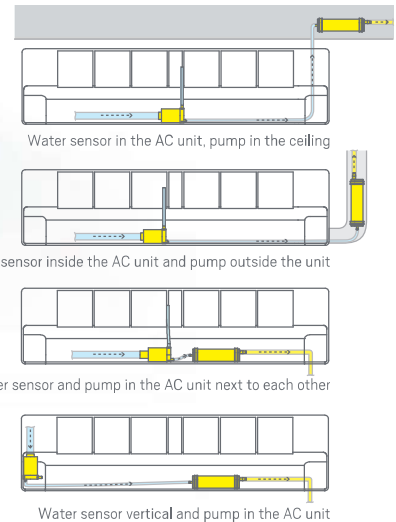
Dimensions pump



Combi Part # 3004046 Part # 3004146



Application

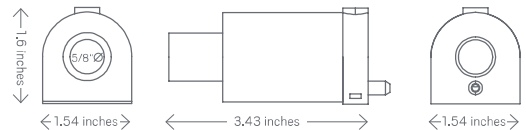


Water sensor can be used horizontally or vertically.

Dimensions pump



Dimensions water sensor



MSZ-FS06NA-U1

6,000 BTU/H DELUXE WALL-MOUNTED INDOOR UNIT



Job Name:

System Reference:

Date:



GENERAL FEATURES

- Slim wall-mounted indoor units provide zone comfort control
- Dual Barrier Coating applied to the heat exchanger, vanes and fan to prevent hydrophilic and hydrophobic dirt build-up
- Multiple fan speed options: Quiet, Low, Medium, High, Super-high, Auto
- 3D i-see Sensor® enables advance features:
 - Indirect or Direct Airflow for personalized comfort
 - Absence Detection for energy-saving mode
- Double Vane features:
 - Separates airflow to deliver air across a large area
 - Simultaneously deliver to air separate sections of a room
 - Generates more comfortable natural airflow pattern
- Multiple control options available:
 - Back-lit screen handheld remote controller (provided with unit)
 - kumo cloud® smart device app for remote access
 - Third-party interface options
 - Wired or wireless controllers
- Triple-action Filtration: Nano Platinum Filter, Deodorizing Filter, & Electrostatic Anti-Allergy Enzyme Filter
- Hot-Start Technology: no cold air rush at equipment startup or when restarting after Defrost Cycle
- Quiet operation

Specifications		System	
Unit Type		MSZ-FS06NA	
Cooling Capacity ^{1,3}		BTU/H	6,000
Heating Capacity ^{2,3}		BTU/H	8,700
Electrical	Voltage, Phase, Frequency		208/230, 1, 60
	Guaranteed Voltage Range	V AC	187 - 253
	Voltage: Indoor - Outdoor, S1-S2	V AC	208/230
	Voltage: Indoor - Outdoor, S2-S3	V DC	24
	Short-circuit Current Rating [SCCR]	kA	5
Indoor Unit	MCA	A	1.0
	Fan Motor Full Load Amperage	A	0.65
	Airflow Rate at Cooling, Dry	CFM	137-167-221-304-381
	Airflow Rate at Cooling, Wet	CFM	117-143-190-261-328
	Airflow Rate at Heating, Dry	CFM	140-167-225-325-437
	Sound Pressure Level [Cooling]	dB[A]	20-23-29-36-40
	Sound Pressure Level [Heating]	dB[A]	20-24-29-39-42
	Drain Pipe Size	In. [mm]	5/8 [15.88]
	Coating on Heat Exchanger		Dual Barrier Coating
	External Finish Color		Munsell 1.0Y 9.2/0.2
	Unit Dimensions	W x D x H: In. [mm]	36-7/16 x 9-3/16 x 12 (+11/16) [925 x 234 x 305 (+17)]
	Package Dimensions	W x D x H: In. [mm]	39 x 12-1/4 x 15-1/2 [990 x 310 x 400]
	Unit Weight	Lbs. [kg]	29 [13.5]
	Package Weight	Lbs. [kg]	34 [15.4]
	Refrigerant	Type	
Piping	Gas Pipe Size O.D. [Flared]	In.[mm]	3/8 [6.35]
	Liquid Pipe Size O.D. [Flared]	In.[mm]	1/4 [6.35]

NOTES:

Conditions

¹Cooling (Indoor // Outdoor) °F 80 DB, 67 WB // 95 DB, 75 WB
²Heating at 47°F (Indoor // Outdoor) °F 70 DB, 60 WB // 47 DB, 43 WB

³Capacity varies based on the number of indoor units operating and the model of the Multi-zone Outdoor Unit. For reference to connected capacity charts, please refer Multi-zone Outdoor Unit Operational Performance.

INDOOR UNIT ACCESSORIES: MSZ-FS06NA-U1

Control Interface	CN24 Relay Kit	<input type="checkbox"/> CN24RELAY-KIT-CM3
	IT Extender	<input type="checkbox"/> PAC-WHS01IE-E
	kumo station® for kumo cloud®	<input type="checkbox"/> PAC-WHS01HC-E
	Procon BACnet® and Modbus® Interface	<input type="checkbox"/> PAC-UKPRC001-CN-1
	System Control Interface	<input type="checkbox"/> MAC-334IF-E
	Thermostat Interface	<input type="checkbox"/> PAC-US444CN-1
	Thermostat Interface	<input type="checkbox"/> PAC-US445CN-1
	USNAP Adapter	<input type="checkbox"/> PAC-WHS01UP-E
Remote Sensor	Wireless Interface for kumo cloud®	<input type="checkbox"/> PAC-USWHS002-WF-2
	Wired Remote Sensor	<input type="checkbox"/> M21EAA307
Wired Remote Controller	Wireless temperature and humidity sensor for kumo cloud®	<input type="checkbox"/> PAC-USWHS003-TH-1
	Deluxe Wired MA Remote Controller [†]	<input type="checkbox"/> PAR-40MAAU
	Simple Ductless Wired Remote Controller	<input type="checkbox"/> PAC-SDW01RC-1
	Simple MA Remote Controller [†]	<input type="checkbox"/> PAC-YT53CRAU-J
Wireless Remote Controller	Touch MA Controller [†]	<input type="checkbox"/> PAR-CT01MAU-SB
	kumo touch™ RedLINK™ Wireless Controller	<input type="checkbox"/> MHK2
Condensate	Lockdown bracket for remote controller	<input type="checkbox"/> RCMKP1CB
	Blue Diamond (Advanced) Mini Condensate Pump w/ Reservoir & Sensor (208/230V) [recommended]	<input type="checkbox"/> X87-721
	Blue Diamond (MicroBlue) Mini Condensate Pump (110/208/230V) up to 18,000 BTU/H	<input type="checkbox"/> X86-003
	Blue Diamond Alarm Extension Cable—6.5 Ft.	<input type="checkbox"/> C13-192
	Blue Diamond MultiTank — collection tank for use with multiple pumps	<input type="checkbox"/> C21-014
	Blue Diamond Sensor Extension Cable — 15 Ft.	<input type="checkbox"/> C13-103
	Drain Pan Level Sensor/Control	<input type="checkbox"/> SS610E
	Fascia Kit for MicroBlue Pump, mounts the MicroBlue and sensor directly beneath indoor unit	<input type="checkbox"/> T18-016
	Refco Condensate Pump (100-240 VAC)	<input type="checkbox"/> GOBI-II
	Refco Condensate Pump (100-240 VAC) up to 120,000 BTU/H	<input type="checkbox"/> COMBI
Disconnect Switch	Saueremann Condensate Pump	<input type="checkbox"/> SI30-230
	(30A/600V/UL) [fits 2" X 4" utility box] - Black	<input type="checkbox"/> TAZ-MS303
Filter	(30A/600V/UL) [fits 2" X 4" utility box] - White	<input type="checkbox"/> TAZ-MS303W
	Electro Static Anti-allergy Enzyme Filter	<input type="checkbox"/> MAC-2330FT-E
Lineset	Platinum Deodorizing Filter	<input type="checkbox"/> MAC-3000FT-E
	15' x 1/4" x 15' / 3/8" Lineset (Twin-Tube Insulation)	<input type="checkbox"/> MLS143812T-15
	30' x 1/4" x 30' / 3/8" Lineset (Twin-Tube Insulation)	<input type="checkbox"/> MLS143812T-30
	50' x 1/4" x 50' / 3/8" Lineset (Twin-Tube Insulation)	<input type="checkbox"/> MLS143812T-50
	65' x 1/4" x 65' / 3/8" Lineset (Twin-Tube Insulation)	<input type="checkbox"/> MLS143812T-65

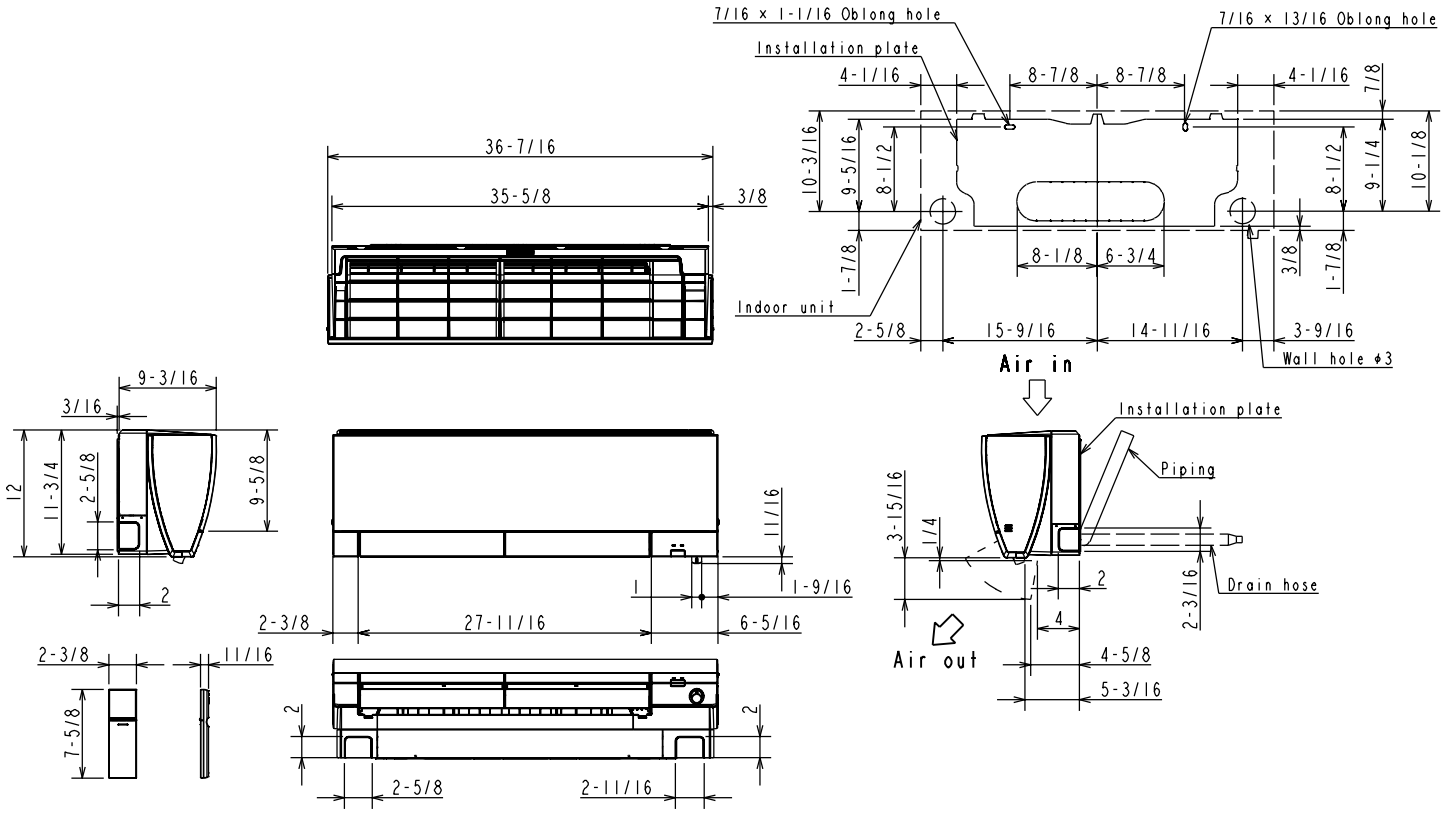
NOTES:

[†]Requires MAC-334IF-E

- M-Series EZ FIT® Recessed Ceiling Cassette, Floor-mount and Wall-mount
- Allows indoor units to connect to an MA Controller:
 - Deluxe MA Remote Controller
 - Simple MA Controller
 - Touch MA Controller

INDOOR UNIT DIMENSIONS: MSZ-FS06NA-U1

Unit: inch



(06/09/12 KBTU/H)

Piping	Insulation	φ1-7/16 O.D
	Liquid line	φ1/4 19-11/16 (Flared connection φ1/4)
	Gas line	φ3/8 16-15/16 (Flared connection φ3/8)
Drain hose	Insulation	φ1-1/8 Connected part φ5/8 O.D

(15/18 KBTU/H)

Piping	Insulation	φ1-7/16 O.D
	Liquid line	φ1/4 19-11/16 (Flared connection φ1/4)
	Gas line	φ3/8 16-15/16 (Flared connection φ1/2)
Drain hose	Insulation	φ1-1/8 Connected part φ5/8 O.D

1340 Satellite Boulevard Suwanee, GA 30024
Toll Free: 800-433-4822 www.mehvac.com

FORM# MSZ-FS06NA-U1 - 202310



MSZ-FS12NA-U1

12,000 BTU/H DELUXE WALL-MOUNTED INDOOR UNIT



Job Name:

System Reference:

Date:



GENERAL FEATURES

- Slim wall-mounted indoor units provide zone comfort control
- Dual Barrier Coating applied to the heat exchanger, vanes and fan to prevent hydrophilic and hydrophobic dirt build-up
- Multiple fan speed options: Quiet, Low, Medium, High, Super-high, Auto
- 3D i-see Sensor® enables advance features:
 - Indirect or Direct Airflow for personalized comfort
 - Absence Detection for energy-saving mode
- Double Vane features:
 - Separates airflow to deliver air across a large area
 - Simultaneously deliver to air separate sections of a room
 - Generates more comfortable natural airflow pattern
- Multiple control options available:
 - Back-lit screen handheld remote controller (provided with unit)
 - kumo cloud® smart device app for remote access
 - Third-party interface options
 - Wired or wireless controllers
- Triple-action Filtration: Nano Platinum Filter, Deodorizing Filter, & Electrostatic Anti-Allergy Enzyme Filter
- Hot-Start Technology: no cold air rush at equipment startup or when restarting after Defrost Cycle
- Quiet operation

Specifications		System	
Unit Type		MSZ-FS12NA	
Cooling Capacity ^{1,3}		BTU/H	12,000
Heating Capacity ^{2,3}		BTU/H	12,300
Electrical	Voltage, Phase, Frequency		208/230, 1, 60
	Guaranteed Voltage Range	V AC	187 - 253
	Voltage: Indoor - Outdoor, S1-S2	V AC	208/230
	Voltage: Indoor - Outdoor, S2-S3	V DC	24
	Short-circuit Current Rating [SCCR]	kA	5
Indoor Unit	MCA	A	1.0
	Fan Motor Full Load Amperage	A	0.65
	Airflow Rate at Cooling, Dry	CFM	137-226-221-304-424
	Airflow Rate at Cooling, Wet	CFM	117-143-190-261-364
	Airflow Rate at Heating, Dry	CFM	155-226-282-367-454
	Sound Pressure Level [Cooling]	dB[A]	21-24-29-36-44
	Sound Pressure Level [Heating]	dB[A]	21-28-32-38-43
	Drain Pipe Size	In. [mm]	5/8 [15.88]
	Coating on Heat Exchanger		Dual Barrier Coating
	External Finish Color		Munsell 1.0Y 9.2/0.2
	Unit Dimensions	W x D x H: In. [mm]	36-7/16 x 9-3/16 x 12 (+11/16) [925 x 234 x 305 (+17)]
	Package Dimensions	W x D x H: In. [mm]	39 x 12-1/4 x 15-1/2 [990 x 310 x 400]
	Unit Weight	Lbs. [kg]	29 [13.5]
	Package Weight	Lbs. [kg]	34 [15.4]
Refrigerant	Type		R410A
Piping	Gas Pipe Size O.D. [Flared]	In.[mm]	3/8 [6.35]
	Liquid Pipe Size O.D. [Flared]	In.[mm]	1/4 [6.35]

NOTES:

Conditions

¹Cooling (Indoor // Outdoor) °F 80 DB, 67 WB // 95 DB, 75 WB
²Heating at 47°F (Indoor // Outdoor) °F 70 DB, 60 WB // 47 DB, 43 WB

³Capacity varies based on the number of indoor units operating and the model of the Multi-zone Outdoor Unit. For reference to connected capacity charts, please refer Multi-zone Outdoor Unit Operational Performance.

INDOOR UNIT ACCESSORIES: MSZ-FS12NA-U1

Control Interface	CN24 Relay Kit	CN24RELAY-KIT-CM3
	IT Extender	PAC-WHS01IE-E
	kumo station® for kumo cloud®	PAC-WHS01HC-E
	Procon BACnet® and Modbus® Interface	PAC-UKPRC001-CN-1
	System Control Interface	MAC-334IF-E
	Thermostat Interface	PAC-US444CN-1
	Thermostat Interface	PAC-US445CN-1
	USNAP Adapter	PAC-WHS01UP-E
Remote Sensor	Wireless Interface for kumo cloud®	PAC-USWHS002-WF-2
	Wired Remote Sensor	M21EAA307
Wired Remote Controller	Wireless temperature and humidity sensor for kumo cloud®	PAC-USWHS003-TH-1
	DeLuxe Wired MA Remote Controller†	PAR-40MAAU
	Simple Ductless Wired Remote Controller	PAC-SDW01RC-1
	Simple MA Remote Controller†	PAC-YT53CRAU-J
Wireless Remote Controller	Touch MA Controller†	PAR-CT01MAU-SB
	kumo touch™ RedLINK™ Wireless Controller	MHK2
	Lockdown bracket for remote controller	RCMKP1CB
Condensate	Blue Diamond (Advanced) Mini Condensate Pump w/ Reservoir & Sensor (208/230V) [recommended]	X87-721
	Blue Diamond (MicroBlue) Mini Condensate Pump (110/208/230V) up to 18,000 BTU/H	X86-003
	Blue Diamond Alarm Extension Cable—6.5 Ft.	C13-192
	Blue Diamond MultiTank — collection tank for use with multiple pumps	C21-014
	Blue Diamond Sensor Extension Cable — 15 Ft.	C13-103
	Drain Pan Level Sensor/Control	SS610E
	Fascia Kit for MicroBlue Pump, mounts the MicroBlue and sensor directly beneath indoor unit	T18-016
	Refco Condensate Pump (100-240 VAC)	GOBI-II
	Refco Condensate Pump (100-240 VAC) up to 120,000 BTU/H	COMBI
Disconnect Switch	Sauerermann Condensate Pump	SI30-230
	(30A/600V/UL) [fits 2" X 4" utility box] - Black	TAZ-MS303
Filter	(30A/600V/UL) [fits 2" X 4" utility box] - White	TAZ-MS303W
	Electro Static Anti-allergy Enzyme Filter	MAC-2330FT-E
Lineset	Platinum Deodorizing Filter	MAC-3000FT-E
	15' x 1/4" x 15' / 3/8" Lineset (Twin-Tube Insulation)	MLS143812T-15
	30' x 1/4" x 30' / 3/8" Lineset (Twin-Tube Insulation)	MLS143812T-30
	50' x 1/4" x 50' / 3/8" Lineset (Twin-Tube Insulation)	MLS143812T-50
	65' x 1/4" x 65' / 3/8" Lineset (Twin-Tube Insulation)	MLS143812T-65

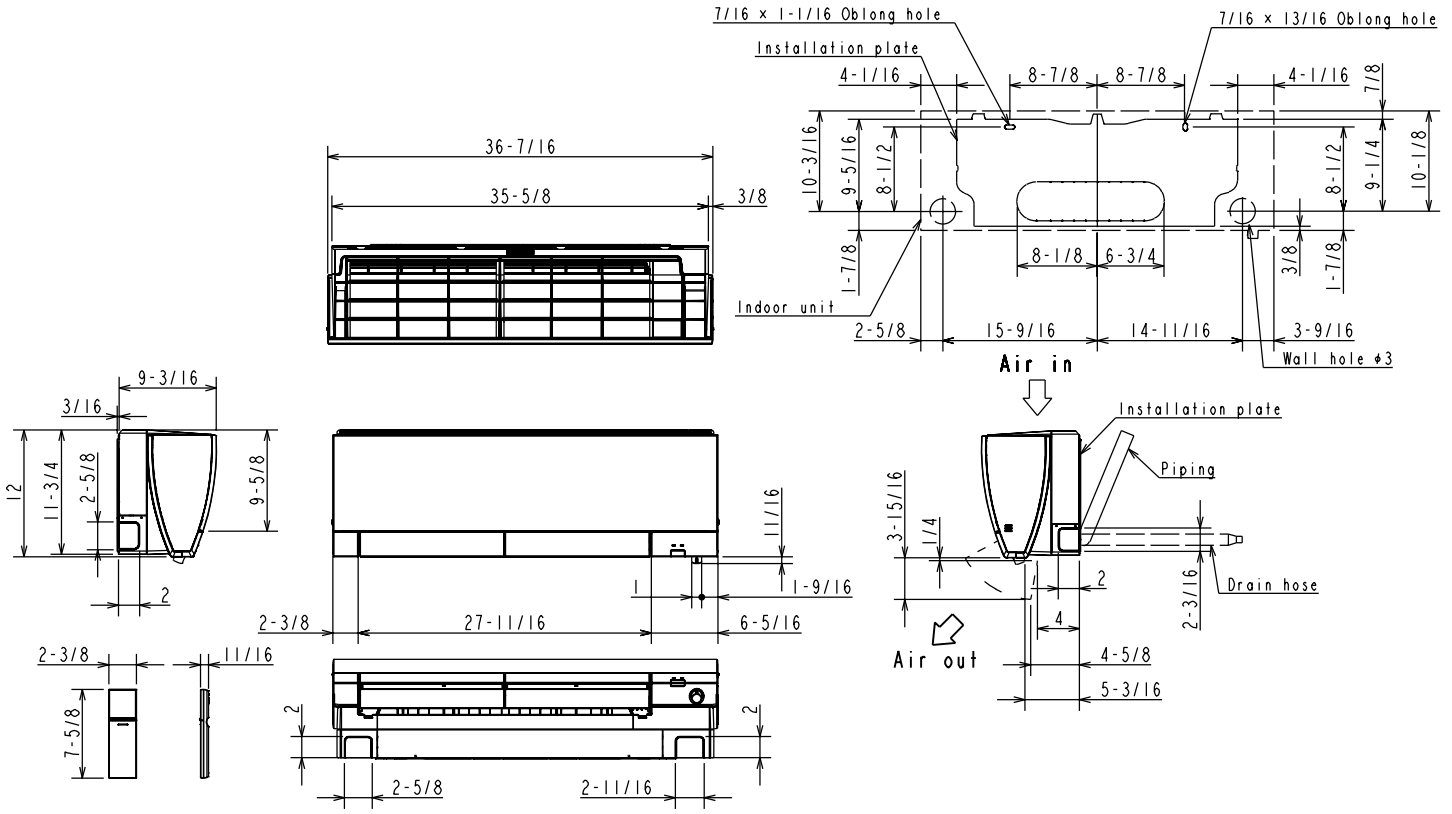
NOTES:

†Requires MAC-334IF-E

- M-Series EZ FIT® Recessed Ceiling Cassette, Floor-mount and Wall-mount
 - Allows indoor units to connect to an MA Controller:
 - Deluxe MA Remote Controller
 - Simple MA Controller
 - Touch MA Controller

INDOOR UNIT DIMENSIONS: MSZ-FS12NA-U1

Unit: inch



(06/09/12 KBTU/H)

Piping	Insulation	φ1-7/16 O.D
	Liquid line	φ1/4 19-11/16 (Flared connection φ1/4)
	Gas line	φ3/8 16-15/16 (Flared connection φ3/8)
Drain hose	Insulation	φ1-1/8 Connected part φ5/8 O.D

(15/18 KBTU/H)

Piping	Insulation	φ1-7/16 O.D
	Liquid line	φ1/4 19-11/16 (Flared connection φ1/4)
	Gas line	φ3/8 16-15/16 (Flared connection φ1/2)
Drain hose	Insulation	φ1-1/8 Connected part φ5/8 O.D

1340 Satellite Boulevard Suwanee, GA 30024
Toll Free: 800-433-4822 www.mehvac.com

FORM# MSZ-FS12NA-U1 - 202310



MXZ-3C30NAHZ3 2.5-TON MULTI-ZONE INVERTER HEAT-PUMP SYSTEM



Job Name:

System Reference:

Date:



FEATURES

- Variable speed INVERTER-driven compressor
- Built-in base pan heater
- Quiet outdoor unit operation as low as 54 dB(A)
- High pressure protection
- Compressor thermal protection
- Compressor overcurrent detection
- Fan motor overheating/voltage protection
- Hyper-heating performance offers 100% heating capacity at 5°F and 88% heating capacity at -13°F
- ENERGY STAR® certified (non-ducted)

ENERGY STAR products are third-party certified by an EPA-recognized Certification Body.

Specifications are subject to change without notice.

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SPECIFICATIONS: MXZ-3C30NAHZ3

Cooling ¹ (Non-Ducted // Mix // Ducted)	Maximum Capacity	BTU/H	23,600 // 23,600 // 23,600	
	Rated Capacity	BTU/H	28,400 // 27,800 // 27,400	
	Minimum Capacity	BTU/H	12,600 // 12,600 // 12,600	
	Maximum Power Input	W	3,770 // 3,770 // 3,770	
	Rated Power Input	W	2,272 // 2,467 // 2,661	
	Power Factor (208V, 230V)	%	98.7, 98.7 // 98.7, 98.7 // 98.7, 98.7	
Heating at 47°F ² (Non-Ducted // Mix // Ducted)	Maximum Capacity	BTU/H	36,000 // 30,600 // 30,600	
	Rated Capacity	BTU/H	28,600 // 28,000 // 27,600	
	Minimum Capacity	BTU/H	11,400 // 11,400 // 11,400	
	Maximum Power Input	W	4,540 // 4,540 // 4,540	
	Rated Power Input	W	2,096 // 2,142 // 2,187	
	Power Factor (208V, 230V)	%	97.8, 97.8 // 97.9, 97.9 // 97.9, 97.9	
Heating at 17°F ³ (Non-Ducted // Mix // Ducted)	Maximum Capacity	BTU/H	28,600 // 28,100 // 27,600	
	Rated Capacity	BTU/H	18,000 // 17,750 // 16,500	
	Maximum Power Input	W	4,192 // 4,223 // 4,258	
	Rated Power Input	W	1,990 // 1,992 // 1,993	
Heating at 5°F ⁴ (Non-Ducted // Mix // Ducted)	Maximum Capacity	BTU/H	28,600 // 28,100 // 27,600	
	Maximum Power Input	W	4,290 // 4,495 // 4,700	
Efficiency (Non-Ducted // Mix // Ducted)	SEER SEER2		18.0 // 17.0 // 16.0 18.00 // - // -	
	EER ¹ EER2 ¹		12.5 // 11.4 // 10.3 12.50 // - // -	
	HSPF (IV) HSPF2 (IV)		11.0 // 10.4 // 9.8 9.7 // - // -	
	COP at 47°F ²		4.0 // 3.85 // 3.7	
	COP at 17°F at Maximum Capacity ³		2.0 // 1.95 // 1.9	
	COP at 5°F at Maximum Capacity ⁴		1.95 // 1.91 // 1.72	
	ENERGY STAR [®] Certified		Yes // No // No	
Electrical	Electrical Power Requirements	Voltage, Phase, Frequency	208/230, 1, 60	
	Guaranteed Voltage Range	V AC	187-253	
	Voltage: Indoor - Outdoor, S1-S2	V AC	208/230	
	Voltage: Indoor - Outdoor, S2-S3	V DC	24	
	Short-circuit Current Rating (SCCR)	kA	5	
	Recommended Fuse/Breaker Size	A	40	
	Recommended Wire Size	AWG	14	
	Minimum Circuit Ampacity	A	30.5	
	Maximum Overcurrent Protection	A	40	
	Fan Motor Full Load Amperage	A	2.43	
Outdoor unit	Airflow Rate (Cooling / Heating)	CFM	2,224 / 2,550	
	Refrigerant Control		LEV	
	Defrost Method		Reverse Cycle	
	Heat Exchanger Type		Plate fin coil	
	Sound Pressure Level, Cooling ¹	dB(A)	54	
	Sound Pressure Level, Heating ²	dB(A)	58	
	Compressor Type		DC INVERTER-driven Twin Rotary	
	Compressor Model		MNB33FBTMC-L	
	Compressor Rated Load Amps	A	20	
	Compressor Locked Rotor Amps	A	28.8	
	Compressor Oil Type // Charge	oz.	FV50S // 37.2	
	Base Pan Heater		Built-in	
	Unit Dimensions	W: In. [mm]		37-13/32 [950]
		D: In. [mm]		13 [330]
		H: In. [mm]		41-17/64 [1,048]
	Package Dimensions	W: In. [mm]		41-3/8 [1,050]
		D: In. [mm]		17-3/8 [440]
H: In. [mm]			46-3/4 [1,190]	
Unit Weight	Lbs.[kg]		189 [86]	
Package Weight	Lbs.[kg]		213 [97]	
Outdoor unit operating temperature range	Cooling Intake Air Temp (Maximum / Minimum ^{2a})	°FDB	115 / 14	
	Cooling Thermal Lock-out / Re-start Temperatures	°FDB	10.4 / 14	
	Heating Intake Air Temp (Maximum / Minimum)	°FWB	65 / -13	
	Heating Thermal Lock-out / Re-start Temperatures	°FDB	-18 / -14	
Refrigerant	Charge	Lbs, oz	8.0, 13.0	
	Chargeless Piping Length	Fl. [m]	98.0 [30.0]	
	Additional Refrigerant Charge Per Additional Piping Length	oz./Ft. [g/m]	0.216 [20]	

NOTES:

AHRI Rated Conditions

(Rated data is determined at a fixed compressor speed)

¹Cooling (Indoor // Outdoor)

²Heating at 47°F (Indoor // Outdoor)

³Heating at 17°F (Indoor // Outdoor)

°F 80 DB, 67 WB // 95 DB, 75 WB

°F 70 DB, 60 WB // 47 DB, 43 WB

°F 70 DB, 60 WB // 17 DB, 15 WB

Conditions

⁴Heating at 5°F (Indoor // Outdoor)

°F 70 DB, 60 WB // 5 DB, 4 WB

*Applications should be restricted to comfort cooling only; equipment cooling applications are not recommended for low ambient temperature conditions.

^a 5°F DB - 115°F DB when optional wind baffles are installed

For actual capacity performance based on indoor unit type and number of indoor units connected, please refer to MXZ Operational Performance.

Although the maximum connectable capacity is 130%, the outdoor unit cannot provide more than 100% of the rated capacity. Please utilize this over capacity capability for load shedding or applications where it is known that all connected units will NOT be operating at the same time.

SPECIFICATIONS: MXZ-3C30NAHZ3

Indoor unit connection	Maximum Number of Connected IDU		3
	Minimum Number of Connected IDU		2
	Minimum connected capacity	BTU/H	12,000
	Maximum connected capacity	BTU/H	36,000
Piping	Liquid Pipe Size O.D. (Flared)	In.[mm]	A,B,C: 1/4 [A,B,C: 6.35]
	Gas Pipe Size O.D. (Flared)	In.[mm]	A: 1/2; B,C: 3/8 [A: 12.72; B,C: 9.52]
	Total Piping Length	Ft. [m]	230 [70]
	Maximum Height Difference, ODU above IDU	Ft. [m]	49 [15]
	Maximum Height Difference, ODU below IDU	Ft. [m]	49 [15]
	Farthest Piping Length from ODU to IDU	Ft. [m]	82 [25]
	Maximum Number of Bends for IDU		70

NOTES:

AHRI Rated Conditions (Rated data is determined at a fixed compressor speed)	¹ Cooling (Indoor // Outdoor)	°F	80 DB, 67 WB // 95 DB, 75 WB
	² Heating at 47°F (Indoor // Outdoor)	°F	70 DB, 60 WB // 47 DB, 43 WB
	³ Heating at 17°F (Indoor // Outdoor)	°F	70 DB, 60 WB // 17 DB, 15 WB

Conditions	⁴ Heating at 5°F (Indoor // Outdoor)	°F	70 DB, 60 WB // 5 DB, 4 WB
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*Applications should be restricted to comfort cooling only; equipment cooling applications are not recommended for low ambient temperature conditions.

*^ 5°F DB - 115°F DB when optional wind baffles are installed

For actual capacity performance based on indoor unit type and number of indoor units connected, please refer to MXZ Operational Performance.

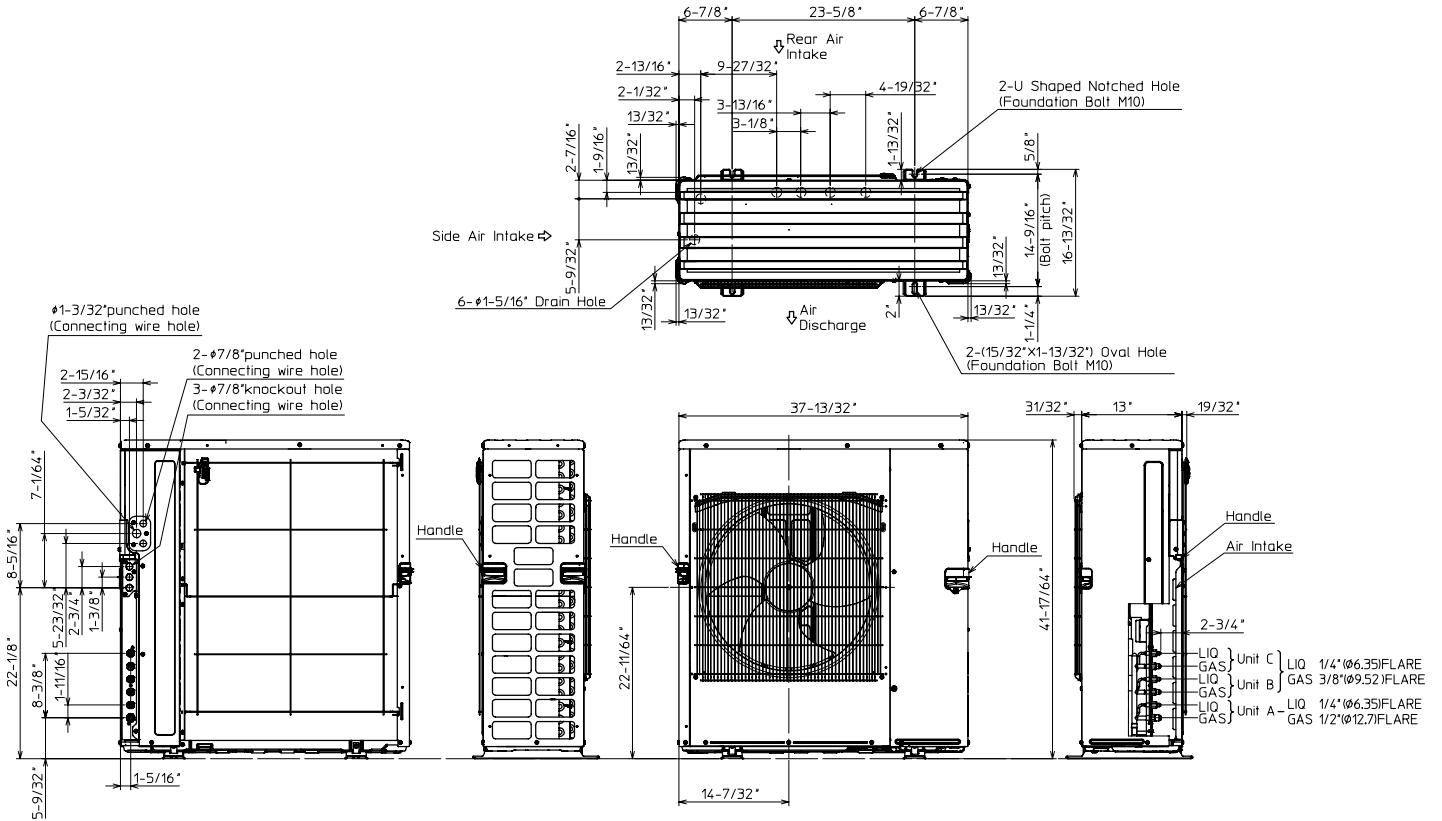
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OUTDOOR UNIT ACCESSORIES: MXZ-3C30NAHZ3

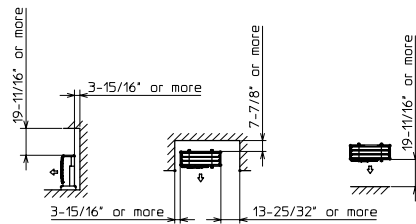
Air Outlet Guide	Air Outlet Guide (1 Piece)	PAC-SH96SG-E
Ball Valve	Refrigeration Ball Valve - 1/2"	BV12FFSI2
	Refrigeration Ball Valve - 1/4"	BV14FFSI2
	Refrigeration Ball Valve - 3/8"	BV38FFSI2
	Refrigeration Ball Valve - 5/8"	BV58FFSI2
Drain Socket	Drain Socket	PAC-SG60DS-E
Hail Guards	Hail Guard	HG-A1
M-NET Converter	M-NET Converter	PAC-IF01MNT-E
Mounting Pad	Condensing Unit Mounting Pad: 16" x 36" x 3"	ULTRILITE1
	Outdoor Unit 3-1/4 inch Mounting Base (Pair) - Plastic	DSD-400P
Port Adapter	Adaptor: 1/2" x 3/8"	MAC-A455JP-E
	Adaptor: 1/2" x 5/8"	MAC-A456JP-E
	Adaptor: 3/8" x 1/2"	MAC-A454JP-E
	Adaptor: 3/8" x 5/8"	PAC-SG76RJ-E
Stand	18" Single Fan Stand	QSMS1801M
	24" Single Fan Stand	QSMS2401M
	Condenser Wall Bracket	QSWB2000M-1
	Condenser Wall Bracket - Stainless Steel Finish	QSWBSS
	Outdoor Unit Stand — 12" High	QSMS1201M

OUTDOOR UNIT DIMENSIONS: MXZ-3C30NAHZ3

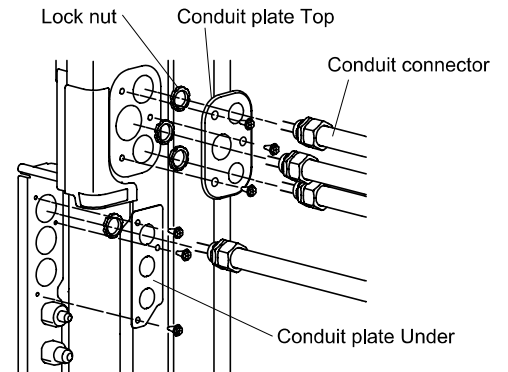
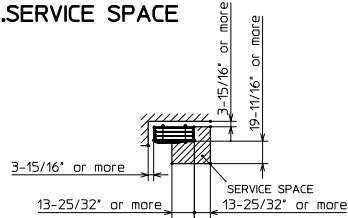
Unit: inch (mm)



1. FREE SPACE



2. SERVICE SPACE



1340 Satellite Boulevard Suwanee, GA 30024
Toll Free: 800-433-4822 www.mehvac.com





ENERGY RECOVERY VENTILATOR



INDOOR UNIT

SPECIFICATIONS



Note: There are multiple control options designed to address individual climate conditions. Please consult your local installer for the best installation controls for your climate.

Ventilation Type:
Static plate, heat and humidity transfer

Typical Airflow Range: 50–140 CFM

Unit is HVI Tested/Certified per CSA C439 Protocol: Using one L-50-G5 Core

Standard Features:
White painted cabinet
Line-cord power supply
Low-voltage circuit for controls
Unit may be mounted in any orientation
Cross-core differential pressure ports

Controls:
Onboard 24VAC transformer/relay package

Filters:
Total qty. 2, MERV 8, spun-polyester media:
10 1/2" x 10 1/2" x 1"

Unit Weight: 48 lbs.

Max. Shipping Dimensions & Weight (in carton):
32" L x 22" W x 18" H
60 lbs.

Units Per Pallet: 8

Motor(s):
Qty. 1, Double-shaft standard motor

Accessories:
Backdraft damper: 6", 8"
Automatic balancing damper: 4", 5", 6"
Motorized Dampers: 6", 8"
Concentric Vent: 6" (CV6-110)
Louvered wall vent 6": white, brown
Digital time clock: wall mount (TC7D-W),
in exterior enclosure (TC7D-E)
Carbon dioxide sensor/control: wall mount (CO2-W),
duct mount (CO2-D)
IAQ sensor: wall mount (IAQ-W), duct mount (IAQ-D)
Motion occupancy sensor/control:
ceiling mount (MC-C), wall mount (MC-W)
Percentage timer control (PTL)
Push-button point-of-use controls (PBL), PTL req'd.
Percentage timer control with furnace interlock (FM)
MERV 13 filter: OA airstream (shipped loose)
Electric duct heater: RH series (1–5 kW);
designed for indoor ductwork installation only

ELECTRICAL DATA

HP	Volts	Hz	Phase	Watts	FLA
0.1	120	60	Single	102 @ 130 CFM	1.3

UNIT PERFORMANCE

Airflow (CFM)	External Static Pressure (Inches Water Column)
78	0.60
104	0.50
125	0.40
136	0.30
153	0.20
163	0.10

CORE PERFORMANCE

Airflow (CFM)	Temp EFF%	Total EFF% Winter/Summer
78	78	73/59
104	75	69/54
125	72	66/50
136	71	64/48
153	68	61/45
163	67	59/42

Note: These are core-only ratings and are not HVI certified. Total EFF% calculated at 35/33wb OA and 70/58wb RA (winter) and 98/78wb OA and 75/63wb RA (summer). HVI ratings apply to complete units only. This unit is HVI certified. See HVI certified ratings on pg. 47 of Single/Multi-Family Catalog and at hvi.org.

UNIT DIMENSIONS

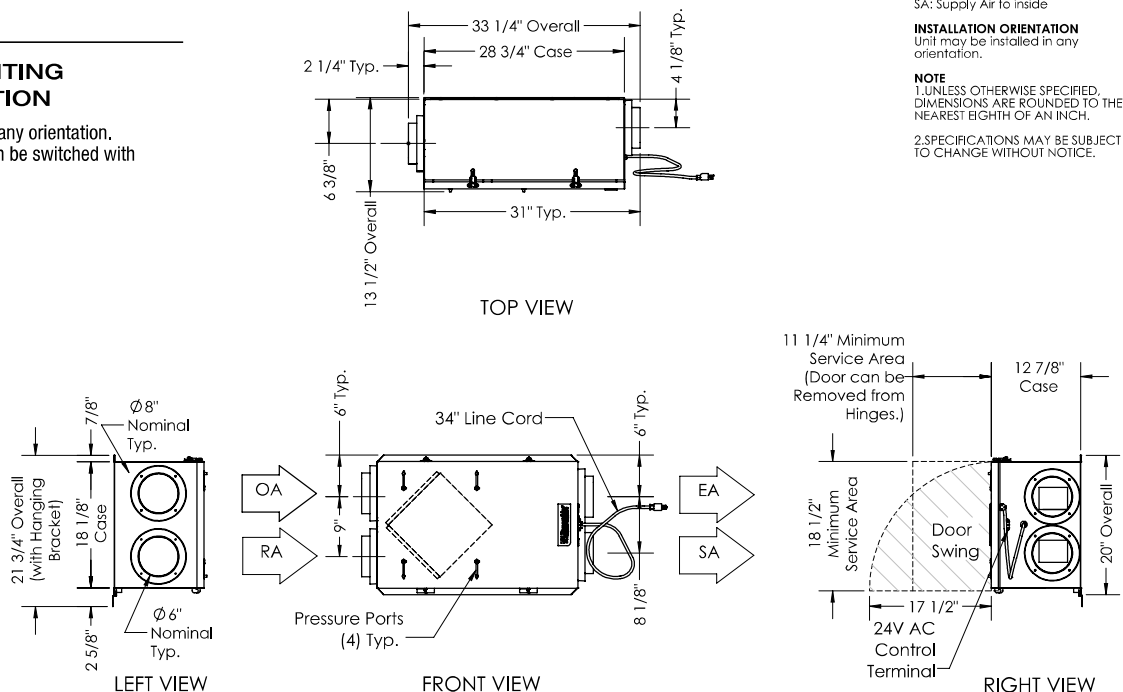
AIRFLOW ORIENTATION
Available as shown in dimension drawing.

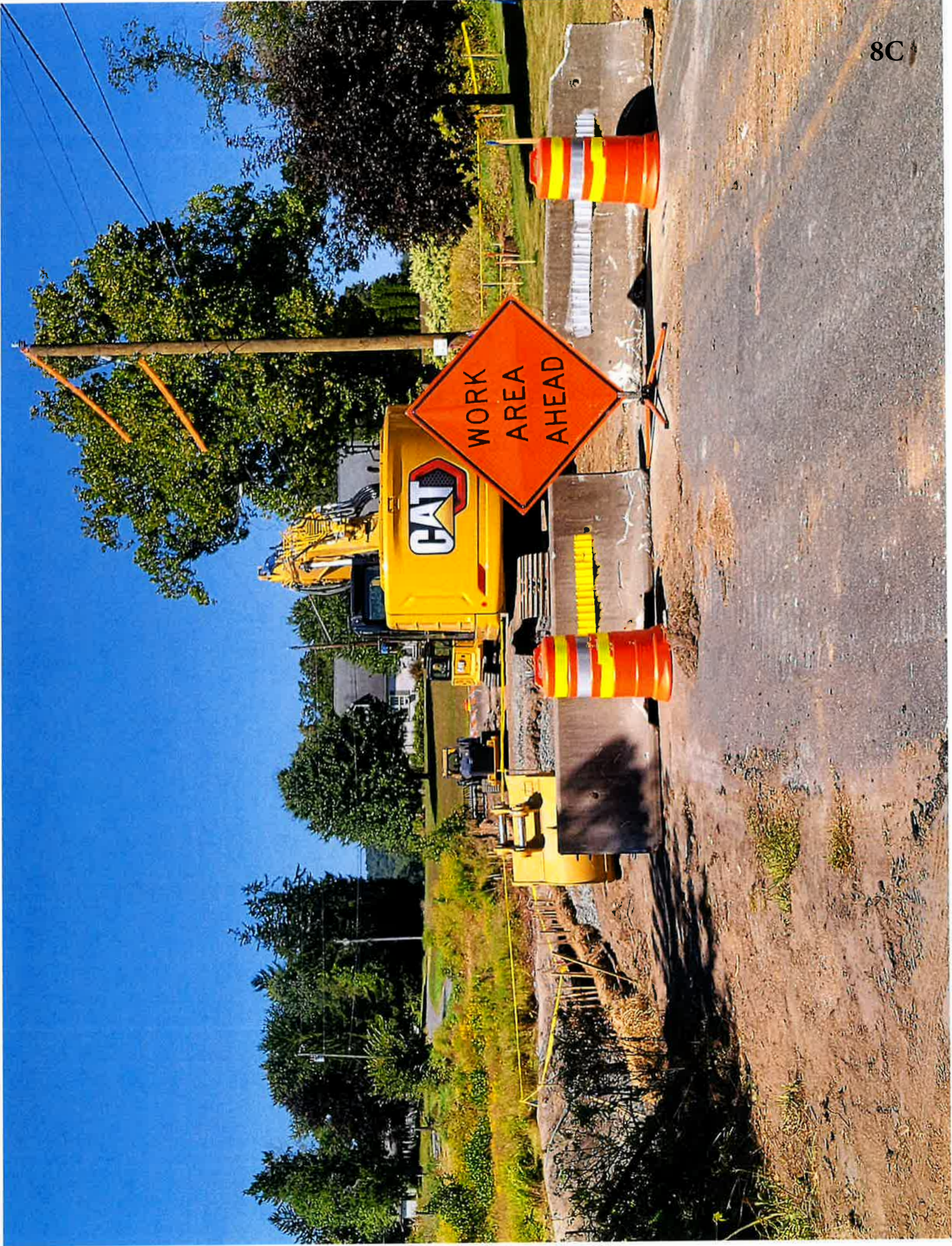
UNIT MOUNTING & APPLICATION
Can be mounted in any orientation. RA/EA airstream can be switched with OA/SA airstream.

ABBREVIATIONS
EA: Exhaust Air to outside
OA: Outside Air intake
RA: Room Air to be exhausted
SA: Supply Air to inside

INSTALLATION ORIENTATION
Unit may be installed in any orientation.

NOTE
1. UNLESS OTHERWISE SPECIFIED, DIMENSIONS ARE ROUNDED TO THE NEAREST EIGHTH OF AN INCH.
2. SPECIFICATIONS MAY BE SUBJECT TO CHANGE WITHOUT NOTICE.







DEP File #
229-0263

EL. 140.86

CAUTION





