CHARLOTTE.

SAFE HOME
CITY OF CHARLOTTE
NEIGHBORHOOD & BUSINESS SERVICES

Invitation to Bid HNS-20-3

NOTE: Contractors are not authorized to visit the property before or after the bid walk, without being accompanied by the City's Rehabilitation Specialist.

Documents included in Package:

1) Instruction to Bidders
2) Specs by Location/Trade (Scope of Work)
3) Subcontractor Certifications (if applicable)
4) Floor Plan / Site Drawing (if applicable)

Bid Walk & Bid Opening: HNS-20-3

Project Address: **3601 SHAMROCK DRIVE**		**SAFE HOME •HAS LEAD**
Bid Walk: THURSDAY JULY 18, 2019 @ 10:00 AM		
Bid Opening: THURSDAY JULY 25 , 2019 @ 2:00PM		
Client Name:	Contact Number:	
Project Manager: James Mahon	Contact Number: 704-432-2321	

Bid Walk and Bidding Instructions:

All bid walks are mandatory.

If you are going to be late the policy is the following:
Contact me BEFORE the start time if you are going to be late. If you are going to be more than 10 minutes late, we will proceed without you and you will not be permitted to bid.

The day of a bid walk the best way to reach me is at James Mahon (cell # 704-614-6655).

Bids must be received by the date, time and place specified. All others will be considered non responsive and disqualified.

The Bids will be opened at 600 East Trade St. immediately following the above due date and time.

G:\SELECTIVE REHAB TEAM\forms\bid forms and documents\Invitation to bid WARREN

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NEIGHBORHOOD & BUSINESS SERVICES

Company Acknowledgement:

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at **3601 SHAMROCK DRIVE** to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:

_____ Dollars ($ _____)

Written total

Specs Dated: 07/03/19	Number of Pages: 9 REHAB & 2 LbP (SOW & Map)
Addenda # 1 Dated:	Number of Pages:
Addenda # 2 Dated:	Number of Pages:

Project Schedule: *Minimum Start Date -*

Completion Deadline:

Please Print and Sign:

Company Name/Firm:

Authorized Representative Name:

Signature: Date:

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Requirements For Bidders

The City awards rehabilitation bids to the lowest responsive and responsible bidder. A responsible bidder for the safe home program is one who:

1) Is a licensed general contractor in the State of North Carolina;
2) Has an Renovate, Repair & Paint Certification (http://www2.epa.gov/lead/renovation-repair-and-painting-program);
3) Is not listed on a local, state or federal debarment list;
4) Carries an appropriate amounts of insurance;
5) Can provide references verifying the contractor has completed work of a similar scope in a good workmanship like manner or successfully completed prior work for the Safe Home program. Referenced work must have been completed in one year or less from date of this invitation to bid.

A responsive bidder must:

1) Submit all requested documentation on time;
2) Meet the above requirements for responsibility at the time of bid submittal;
3) Have the capacity to meet the required schedule for the project.
4) Existing rehab projects contracted by the contractor must be on schedule.

The City reserves the right to waive any minor informalities or irregularities, which do not go to the heart of the bid submittal or prejudice other offers, or to reject, for good and compelling reasons, any or all bid submittals.

James Mahon
Rehabilitation Specialist
City of Charlotte
Neighborhood and Business Services
600 E. Trade St.
Charlotte, NC 29202
PH: (704) 432-2321
Fax: (704) 336-3489

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NEIGHBORHOOD & BUSINESS SERVICES

Instructions to Bidders

Explanations to Bidders

Any explanation desired by a Contractor regarding the meaning or interpretation of the advertisement for bids, drawings, specifications, etc., must be requested in writing to the Rehabilitation Specialist with sufficient time allowed for a reply to each Contractor before the submission of their bids. Any interpretation made will be in the form of an addendum to the invitation for bids, drawings, specifications, etc., and will be furnished to all prospective Contractors. The Contractor must acknowledge any revision to the bid documents in the space provided on the bid form and it must be submitted with their bid package.

Preparation of Bids

Bids shall be submitted on the forms furnished, or copies thereof, and must be manually signed. If erasures or other changes appear on the forms, the person signing the bids must initial each erasure or change

- The Contractor's Bid Proposal must be properly executed and submitted on the form provided. Bids by Contractors must be received by the Rehabilitation Specialist at the time and place specified on the "Invitation to Bid"
- No bid will be considered unless all individual work items on the Bid Form including any addendums are priced. The sum of all work items must equal to the Total Bid Amount.
- Unless called for, alternate bids will not be considered
- Modification of bids already submitted will be considered if received at the office designated in the invitation for bids by the time set for opening of bids

Submittal of Bids

- Sealed bids will be submitted to the Safe Home Program Office as directed in the invitation to bid prior to or at the appointed bid opening time
- Bid will be time stamped on the date of delivery
- Each bid must be submitted in a sealed envelope bearing on the outside the name of the Contractor, the name of the project for which the bid is submitted, and the date and time of the bid opening
- All bids submitted must be typed or written in ink and signed by the Contractor's designated representative

- Failure to include all forms may result in rejection of a bid
- Required Bid Package Forms:
  - Scope of Work
  - Addenda Acknowledgement
  - Itemized Work Sheet
  - Subcontractor Certifications (if applicable)

Work Specification

Response Due: 7/25/2019 2:00 PM

Prepared By:
City of Charlotte Housing & Neighborhood Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address:	3601 Shamrock Dr. Charlotte, NC 28215	Owner:	Robert Combs
		Owner Phone:	Home: (704) 890-1043
Structure Type:	Single Unit	Program(s):	Tested- HAS LEAD LeadSafe 2016 SHFY19 Pre-Approved SHFY2020 HOME FY19
Square Feet:	1118		
Year Built:	1959		
Property Value:	71500		
Tax Parcel:	0912118		
Census Tract:			
Property Zone:	Council District 1		

Repairs

Description	Floor	Room	Exterior
Wall Finish Repair		**KITCHEN**	

Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over the mesh with the appropriate material. Wet sand smooth.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Ceiling Repair		**KITCHEN**

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mesh and mud over mesh with the appropriate material. Wet sand and smooth.
* Include Prime and Spot paint.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Prep & Paint Room Semi Gloss **KITCHEN**

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.
* Includes Ceiling,Walls and Trim .

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Cabinets Base **KITCHEN**

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Counter Tops Replace **KITCHEN**

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Double Bowl Sink Complete **KITCHEN**

Install a 18 gauge 33" x 22" x 8" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

GFCI Receptacle 20 AMP **KITCHEN**

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Light Fixture Replace **KITCHEN**

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Resilient Flooring **KITCHEN**

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.
* Kitchen and dinette area.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Dryer Circuit **KITCHEN**

Install 220 volt, 30 amp, surface mounted receptacle on an individual circuit. Repair all wall tear out required.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Laundry Washer Connection Box **KITCHEN**

Install PVC vent pipe through the roof, laundry connection box with hot and cold hose bibbs, and 20 amp outlet on a separate circuit to service a washing machine.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Slab Door Interior **BATHROOM - MAIN**

Install a slab door to existing jamb, mortise in hinges and latch. Hole saw for the hardware. Include new hardware. Locking for bedrooms and bathroom, passage for all others. Match existing style and finish.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Floor System Repair **BATHROOM - MAIN**

Remove all fixtures not built in. Dispose of damaged/unsafe components of floor assembly. Work may include installation of 2"x 8" joists hung 16" on center, plywood or tongue and groove subfloor. Include replacing all deteriorated band joists and insulating floor to code.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Ceiling Repair **BATHROOM - MAIN**

Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mesh and mud over mesh with the appropriate material. Wet sand and smooth.
* Include Prime and Spot Paint.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Vanity/ Counter Top/ Sink **BATHROOM - MAIN**

Install new vanity cabinet complete with counter top of laminate with vitreous china sink or marble-lite top with preformed sink. Include single handled metal faucet with drain and pop-up , P- trap, supply lines, full port ball type shut-off valves & escutcheon plates. Vanity medicine cabinet/mirror to remain.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Resilient Flooring **BATHROOM - MAIN**

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood quarter-round at all perimeters to complete installation.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Bath Exhaust Fan Install to Code **BATHROOM - MAIN**

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Prep & Paint Room Semi Gloss **BATHROOM - MAIN**

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Painting shall include walls and any associated trim. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.
* Included : Ceiling , Walls and Trim.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

17" Height Commode Replace **BATHROOM - MAIN**

Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

GFCI Receptacle 20 AMP **BATHROOM - MAIN**

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Fiberglass Bathtub and Shower Surround **BATHROOM - MAIN**

Install a 5' white Swan or equivalent 3-piece, fiberglass bathtub and surround. Caulk all seams and penetrations. Include new single handled tub/shower diverter valve and drain.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Light Fixture Replace **BATHROOM - MAIN**

Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, LED light fixture with shade and lamps.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Ceiling Fan with Light Kit **BEDROOM - MASTER**

Install a 52" 3 speed flush mounted ceiling fan with a minimum two bulb UL approved, LED light fixture with shade and lamps. Include ceiling fan mounting box. New fan is to be Energy Star rated.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Permits Required **GEN REQ**

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Dumpster **GEN REQ**

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Portable Toilet **GEN REQ**

Provide temporary toilet facilities from job start until approval of permanent facilities.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Exterminate Termites **GEN REQ**

Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Smoke Detector Hard Wired **GEN REQ**

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Combination CO / Smoke Detector Hard Wired **GEN REQ**

Install a hard wired combination carbon monoxide and smoke detector with battery back up.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Complete System Replacement-Gas Furnace, Air Conditioner, and Duct System **GEN REQ**

Completely remove all existing HVAC system components, including boots and grilles. Design and install a new complete, fully functioning HVAC system with a gas furnace, air conditioner, and ductwork with all the necessary equipment and accessories to meet the requirements of the NC Codes and the Construction Specifications.

Scope of work includes all repairs to the structure and finish surfaces that are necessary due to the removal of the old system and the installation of the new system.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

40 Gallon Gas Water Heater **GEN REQ**

Remove existing water heater and all obsolete or deteriorated flue piping and gas line and dispose of properly.

Install an insulated 40 gallon, glass lined, high recovery gas water heater with a 10 year warranty and an Energy Factor of .61 or greater.

Installation includes PRV valve and extension, drain pan with drain to the exterior, expansion tank, and new gas line and flue piping through the roof as necessary to meet the requirements of the Construction Specifications and Code.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Replace Receptacles, Switches, and Plates **GEN REQ-HEALTHY HOMES**

Replace all receptacles, switches and cover plates throughout entire house. Use code appropriate devices. This also includes any wall or ceiling damage repairs.

HEALTHY HOMES ITEM

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

See Attached Lead Scope **GEN REQ**

All work shall be performed in accordance with applicable regulations and shall meet all applicable building codes. Building permits will be obtained as appropriate. Mecklenburg County requires building permits for Lead Hazard Reduction if the work involves activities subject to permitting under general conducts.

* Must use a NC Lead Abatement Contractor for this project.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Replumb Waste Lines & Vents **FOUND CRAWL- HEALTHY**

Remove all drain, waste and wet vent lines to code legal dump. Install schedule 40 PVC to service one 3-piece bath, kitchen and laundry area from the roof vent pipe/pipes thru the foundation wall to include a main clean out outside of house and any interior clean outs required, installed to code. Repair any wall or ceiling tear out required to install system.

* HEALTHY HOMES
.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Vapor Barrier **FOUND CRAWL**

Lay 6 mil poly vapor barrier on ground in crawl space and 6" up foundation walls. Overlap seams by 2' and secure with duct tape.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Attic Insulation Increase to R-38 **ATTIC**

Increase attic insulation to R-38, contractor to attach verification to rafter at attic access, easily seen. Include ventilation baffles to code.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Tear Off & Reroof Shingles **EXTERIOR** **Exterior**

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories.

Bid Cost: _____ X _____ = _____
Base **Quantity** **Total Cost**

Work Specification

Vinyl Soffit & Aluminum Fascia **EXTERIOR** **Exterior**

Install vented vinyl soffit to roof edges, ensuring existing soffit is opened up to allow attic ventilation. Install solid vinyl soffit to all gable overhangs. Wrap all fascia and wood trim with PVC coated aluminum coil stock.

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Prehung Metal Door Entrance **EXTERIOR** **Exterior**

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. This installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.

* Front Door & Kitchen door

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Aluminum Storm Door **EXTERIOR** **Exterior**

Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.

Front Door.

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Replumb Supply Lines **Healthy Homes**

Remove all existing water supply lines. Install new PEX supply lines to code to service one 3-piece bath, kitchen and laundry area. Insulate exposed hot and cold water lines, installed to code. Repair any wall or ceiling tear out required to install system.

* HEALTHY HOMES Item.

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Electric Service 200 AMP

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration.

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Work Specification

Vinyl Window

Dispose of window units and any security bars. Field measure, order and install new Energy Star rated vinyl, double glazed LOW- E windows including half screens. Insulate rough opening. Install new extension jambs, casing and sill as needed, prime and paint. Exterior trim to be wrapped in PVC coated aluminum coil as needed. Repair all areas disturbed by removal and installation. This installation is to include repairing any damaged header, framing (to include king studs, jack studs etc.) sub-floor, floor joists, band joists and sill.
Any windows replaced in a bathroom must have tempered glass.

* WINDOWS 1,2,4,,5,7,8,& 9.(NOT in LbP SOW).
Not replacing Window # 3 in Stonework.

Bid Cost: _____ X _____ = _____

Base **Quantity** **Total Cost**

Certification

Contractor Name: _____ **Total Cost:** _____

Signature: _____ **Date:** _____

LEAD ABATEMENT SCOPE OF WORK
& INSTRUCTIONS TO BIDDERS

NC CERT. LEAD ABATEMENT CONTRACTOR

Address 3601 SHAMROCK DRIVE

7/3/2019

Complete the following scope of work:

DUE: 7/25/2019

Item #	Feature	Method	Number	Cost Per unit	COST
1	Windowsills	Clean all interior window components and sills for Clearance (Rooms 1,2,3,4,11,9)			$
2	Exterior- Side A - Porch Ceiling	Enclose with Vinly and trim materials (Encapsulate ceiling)			$
3	Exterior- Side C- Fascia & Soffit	Enclose- wrap with tyvek house wrap and vinyl metal trim all components.			$
4	Exterior- Window Casing # 4,6, & 8.	Enclose- wrap with tyvek house wrap and vinyl metal trim all components.			$
5	Exterior- Window Sash # 6 .	Remove component and Replace with a Viynl window component of like size and style.			$
6	Interior-Room # 7 Door & Door Jamb.	Remove and dispose of component. Replace with like component in size and style. Prime and paint all components to specifications.			$
7	Cleaning	Clean to attain Clearance			$
8					
9					
10					
			Total		$

Contractors may submit an occupant protection plan on the form provided.
1 Contact Lars Aamont if an additional form is needed. Phone 704-593-1640
Complete all interior work in a unit in a single day.
2 Allow for replacement of 50 board feet of rotted wood.
3 Unless otherwise noted any window or door removal and replacement
4 includes frame and trim on both sides.
In lieu of complete removal, window frames may be enclosed with vinyl on
5 exterior in accordance with all project manual requirements
6 Contact Lars Aamont to conduct inspections prior to repainting or other putback and after vinyl siding installation.
Windows being placed in a bathroom need to be tempered glass.

Total Bid
Acknowledgement of Adden $

Addendum#		
		Date

The undersigned contractor agrees to perform the scope of work for the indicated fee in accordance with applicable regulations and the project manual. The undersigned also certifies that the work will be completed within 60 days of award.

Signature of authorized contractor representative

Contractor Submitting Bid:
Address:

Phone:

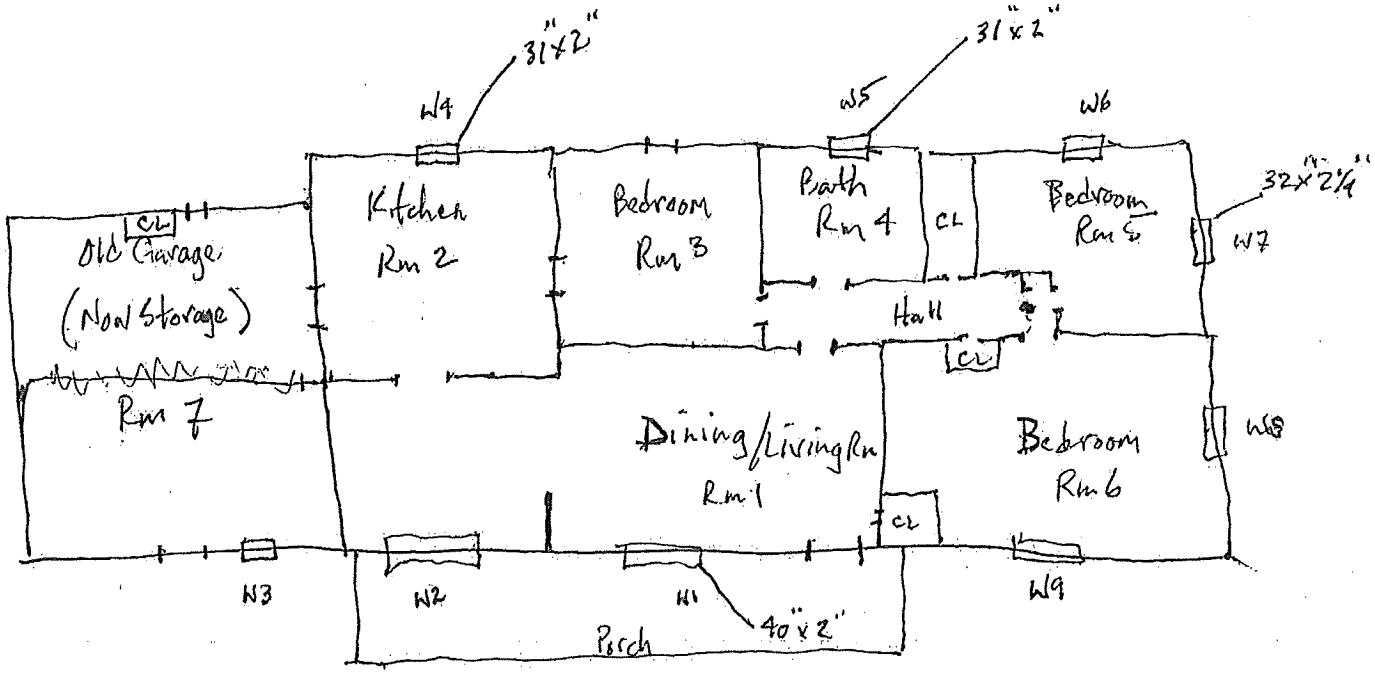
3601 Shamrock Dr.

1/17/19

Notes: Ext. - Brick & Stone

Window 3 Interior - No Casing & Sill/Sash Not Painted

Ext. Window Sashes not accessible due to unpainted metal storm enclosures: Windows 1, 2, 4, 8



← 3601 Shamrock Dr. →