

ESCAMBIA COUNTY CDBG HOUSING REHABILITATION

OWNER:	<u>Eddie McCants</u>	JOB #:	<u>NED C-R-2020-3</u>
ADDRESS:	<u>990 Muscogee Road</u>	DATE PREPARED:	<u>01/30/2020</u>
	<u>Cantonment, Fl 32533</u>	OPENING DATE:	<u>02/21/2020</u>
PHONE:	<u>850-368-9813</u>	CLOSING DATE:	<u>03/06/2020</u>
		CLOSING TIME:	<u>Noon</u>

I/(we) certify that I/(we) have carefully examined the Housing Rehabilitation Specifications, Associated Lead Based Paint Specifications (if applicable), General Conditions and Insurance/Bid Requirements, and I/we have also examined the site on which proposed work is to be performed. On the basis of these examinations, I (we) propose to furnish all materials, tools, machinery and labor necessary to complete the work in a professional workmanship manner and to complete the work at the price listed.

<u>\$</u>	<u>REHABILITATION COST</u>	<u>CONTRACTOR'S SIGNATURE</u>
<u>\$</u>	<u>ASSOCIATED LEAD BASED PAINT COST</u>	<u>TITLE</u>
<u>\$</u>	<u>TOTAL JOB COST</u>	<u>FIRM</u>
		<u>FIRM PHONE NUMBER</u>

BID OPENING DATE: _____
 ACCEPTED REJECTED

BID COMMITTEE REPRESENTATIVE

REQUIRED PERMITS: Plumbing, Electrical, Framing, Windows

All measurements are for reference only and should be confirmed by the bidder
Mandatory on Site Pre-Bid Conference: February 28, 2020 at 8:30 AM

INSTRUCTIONS TO BIDDERS

Submit COVER SHEET AND ALL NUMBERED PAGES OF BID with signature of Contractor and bid price in ink. Specifications in pencil will be rejected. Bids must be in a sealed envelope and hand-delivered to Neighborhood Enterprise Division Office, 221 Palafox Place (Ernie Lee Magaha Government Building), Suite 200, Pensacola, FL 32502 office by 12:00 noon at the closing date specified. NO email or fax submissions will be accepted.

The bids will be opened by the Bid Committee and bid will be awarded based upon the lowest eligible bidder with the most reasonable combined bid for the work specified. Bids \$25,000 or over must be approved by the Board of County Commissioners prior to award of contract. Itemized pricing may be used for negotiation in the event of a change in the scope of work as described within the Specifications.

Labor, overhead, permits, insurance, and profit must be included into each itemized price and not listed as a separate itemized price or listed under "miscellaneous." Non-compliance will result in rejection of bid.

All repair work performed must be inspected (rough and final) and conform to County Ordinances, State Laws, and Florida Building Code.

The Contractor is responsible for proper reattachment/hook-up of any/all of the following that apply: appliances, existing coaxial cable, telephone and interface, electric, water, and sewage.

HOMEOWNER'S RESPONSIBILITIES AND OBLIGATIONS

The Homeowner is responsible for maintaining existing utilities for the Contractor's use during the rehabilitation period.

The Homeowner is responsible for the removal of all belongings/furnishings from the designated work areas prior to the start date. The Contractor is not responsible for removal of Homeowner's trash and/or discarded belongings or furnishings. Items left within the unit, which are to be removed/replaced by the Contractor become the property of the Contractor.

PAYMENT SCHEDULE

Payment will be lump sum at project completion for bids \$15,000.00 and under. For bids over \$15,000.00, contractor will be eligible for a 40% draw once all required permit applications are in place and 50% of the work is completed as determined by the itemized costs for the job

The Contractor will be eligible for Final Payment after the following conditions have been fulfilled:

- Completion of Write-Up
- Inspection/Sign-off by Building Inspections and/or Health Department
- Acceptance by the Homeowner (Homeowner's Release & Warranty)
- Warranty Paper provided to the Homeowner
- Premises free from all construction debris
- Submission of RRP Checklist Form & Contractor's Final Affidavit
- Original Invoice from Contractor
- Surety's Consent to Final Payment, if applicable

LEAD BASED PAINT (LBP)/RRP REQUIREMENTS

Abatement of LBP, at or above the LSHR hazardous level, will be performed by a certified Lead Abatement Contractor, with no rehab work to begin until the Abatement Contractor has achieved clearance.

The subject housing unit was built prior to 1978 and is therefore a “targeted property” under the EPA’s RRP rule, as some painted surfaces may be disturbed. Therefore, “Safe work practices” is required along with submittal by the RRP Contractor of “Renovation Record-Keeping Checklist” form.

COMPLETION DATE

There is a SIXTY (60) day time limit on each rehabilitation job. For every day worked in excess of the SIXTY day contract period, a FIFTY DOLLAR (\$50.00) per day penalty will be assessed.

A Notice to Proceed will be issued once the homeowner has vacated the property and will take into account LBP remediation to be performed by a certified Lead Abatement Contractor if applicable to the property.

**ESCAMBIA COUNTY NEIGHBORHOOD ENTERPRISE DIVISION
HOUSING REPAIR PROGRAMS
CONTRACTOR REQUIREMENTS**

If your firm is awarded the bid for housing repair (SHIP or HUD programs), the following items must be current and on file in order to issue a Purchase Order.

- *Current W9 (less than one year old).
- *County Vendor Information sheet (less than one year old).
- *Worker's Compensation as required by State Law **OR** exemption form.
- *Commercial General Liability (\$1,000,000 coverage) listing Escambia County as Certificate Holder and additional insured.
- *Automobile Liability (\$1,000,000 coverage) listing Escambia County as Certificate Holder and additional insured.

GL and Auto Liability Certificates must state the following under the Additional Interest:

Escambia County
C/O Neighborhood Enterprise Division
221 Palafox Place
Suite 200
Pensacola, FL 32502-5844

All correspondence should be directed to Neighborhood Enterprise Division, 221 Palafox Place, Suite 200, Pensacola, FL 32502 for review.

***For jobs valued at \$25,000 or higher, 100% Performance and Payment Bonds will be required.**

Performance and Payment Bond format will be provided.

Contractor will be responsible for the recording of all bonds with Pam Childers, Clerk of The Circuit Court of Escambia County Florida.

Refer to BCC Office of Purchasing Risk Management Guidelines Procedure No: PP-180 (Performance and Payment Bonds) and PP-185 (Risk Management Guidelines) for further details.

[<http://www.myescambia.com/business/purchasing-policies-and-procedures>]

Additionally, Neighborhood Enterprise Division will maintain the following info in the Contractor's file:

- *Contractor may not be federally debarred from participating in programs as per www.sam.gov
- *State registered or State Certified Contractor License
- *Escambia County Competency Board License
- *Escambia County Business/Occupational License
- *EPA RRP Renovator and Firm Certifications

Firms bidding on Lead Based Paint Abatement jobs must also submit proof of Lead Abatement firm certification.

All information must be current at time of award. IF INFORMATION CANNOT BE PRODUCED IN A TIMELY MANNER, THE COUNTY RESERVES THE RIGHT TO AWARD THE BID TO THE NEXT MOST RESPONSIVE BIDDER.

CDBG Rehabilitation Program
Eddie McCants
990 Muscogee Road
Cantonment, FL 32533
PAGE 1

GENERAL:

The subject Housing Unit was built prior to 1978 and therefore is a “targeted property” under the EPA’s RRP Rule, as some painted surfaces may be disturbed. Therefore the implementation of “safe work practices” is required along with submittal by the RRP Contractor of “Renovation Recordkeeping Checklist” form.

Federal funds (Escambia County CDBG) are being used to renovate this property. Contracts will only be awarded to an EPA Certified Renovation firm with a Certified Renovator since the property was constructed prior to 1978. A copy of the firm’s certification must be submitted prior to entering contract with said contractor.

The Homeowner will have the following sample choices, where applicable:

1. Floor Color -1 choice
2. Carpet Color-1 choice
3. Cabinet Color-1 choice
4. Interior Trim, Satin or Semi-Gloss Latex-1 choice
5. Interior Walls, Eggshell Latex-1 choice

MASTER BATH 8'x5'3":

Remove existing wall tile and tub.

Remove window, install framing and insulation.

Install sheathing, house wrap and siding where window remove on exterior.

Replace vanity and top with integrated sink.

Cabinetry will be of like, kind and quality as example below.

Cabinetry will be stained and finished with the homeowner selecting the color.

Install knobs and pulls on new cabinets with the homeowner selecting the style.

Cabinetry will be constructed of plywood with ½” plywood top, bottom and sides.

Back is to be of 3/16” plywood with ½” hanger rails. Toe kick is ½” plywood. Stile and rails will be of solid wood. Doors can be plywood construction and drawer fronts solid wood.

Replace entry door with trim and hardware.

Repair walls and ceilings and texture to match surrounding area.

Repair ceramic tile floor at new tub matching existing as close as possible.

Install new 3-1/4” wood base and shoe moulding or 1/4 round.

Install a new towel bar, a shower rod and a toilet paper holder.

Install ceiling light fixture, model Hampton Bay FZP8012A or equivalent.

Install wall mounted light fixture, model Hollywood Volume V1026-3 or equivalent.

CDBG Rehabilitation Program
Eddie McCants
990 Muscogee Road
Cantonment, FL 32533
PAGE 2

Install new exhaust fan rated at a minimum of 70 CFM and Energy Star Qualified vented to the atmosphere as per Escambia County code.
Prep, prime and paint walls, ceilings, woodwork and doors (all painted surfaces).
Master bath total \$_____

KITCHEN AND DINING AREA 7'8"x25'8":

Remove and replace subfloor and underlayment, bringing new floor to existing grade.
Lift floor framing as required to level floor, install new piers as required to support floor.
Replace base cabinets approximately 27 lineal feet.
Install approximately 33 linear feet of new standard grade post formed countertop with an incorporated back splash and caps and or end splashes in kitchen with homeowner selecting color.
Cabinetry will be of like, kind and quality as example below.
Cabinetry will be stained and finished with the homeowner selecting the color.
Install knobs and pulls on new cabinets with the homeowner selecting the style.
Cabinetry will be constructed of plywood with 1/2" plywood top, bottom and sides.
Back is to be of 3/16" plywood with 1/2" hanger rails. Toe kick is 1/2" plywood. Stile and rails will be of solid wood. Doors can be plywood construction and drawer fronts solid wood.
Repair walls and ceilings and texture to match surrounding area.
Prep floor and install new vinyl floor allowing \$30.00 per square yard for labor and material.
Install new 3-1/4" wood base and shoe moulding or 1/4 round.
Install ceiling light fixture, model Hampton Bay FZP8012A or equivalent.
Prep, prime and paint walls, ceilings, woodwork and doors (all painted surfaces).
Kitchen and dining total \$_____

FAMILY ROOM AND HALL 11'8"X15'+3'6"X19'4":

Remove and replace subfloor and underlayment, bringing new floor to existing grade.
Lift floor framing as required to level floor, install new piers as required to support floor.
Repair walls and ceilings and texture to match surrounding area.
Prep floor and install new vinyl floor allowing \$30.00 per square yard for labor and material.
Install new 3-1/4" wood base and shoe moulding or 1/4 round.
Prep, prime and paint walls, ceilings, woodwork and doors (all painted surfaces).
Family room and hall total \$_____

CDBG Rehabilitation Program
Eddie McCants
990 Muscogee Road
Cantonment, FL 32533
PAGE 3

HALL BATH 8'4"x7'6"+5'x2'6":

Remove existing wall tile and tub.

Replace vanity and top with integrated sink.

Cabinetry will be of like, kind and quality as example below.

Cabinetry will be stained and finished with the homeowner selecting the color.

Install knobs and pulls on new cabinets with the homeowner selecting the style.

Cabinetry will be constructed of plywood with 1/2" plywood top, bottom and sides.

Back is to be of 3/16" plywood with 1/2" hanger rails. Toe kick is 1/2" plywood. Stile and rails will be of solid wood. Doors can be plywood construction and drawer fronts solid wood.

Replace entry door with trim and hardware.

Repair walls and ceilings and texture to match surrounding area.

Repair ceramic tile floor at new shower matching existing as close as possible.

Install new 3-1/4" wood base and shoe moulding or 1/4 round.

Install a new towel bar, a shower rod and a toilet paper holder.

Install three 1-1/4" grab bars in shower area as per ADA recommendations.

Install ceiling light fixture, model Hampton Bay FZP8012A or equivalent.

Install new exhaust fan rated at a minimum of 70 CFM and Energy Star Qualified vented to the atmosphere as per Escambia County code.

Prep, prime and paint walls, ceilings, woodwork and doors (all painted surfaces).

Hall bath total \$ _____

WEST BATH 7'x5':

Remove existing wall surround and tub.

Replace vanity and top with integrated sink.

Cabinetry will be of like, kind and quality as example below.

Cabinetry will be stained and finished with the homeowner selecting the color.

Install knobs and pulls on new cabinets with the homeowner selecting the style.

Cabinetry will be constructed of plywood with 1/2" plywood top, bottom and sides.

Back is to be of 3/16" plywood with 1/2" hanger rails. Toe kick is 1/2" plywood. Stile and rails will be of solid wood. Doors can be plywood construction and drawer fronts solid wood.

Replace entry door with trim and hardware.

Repair walls and ceilings and texture to match surrounding area.

Prep floor and install new vinyl floor allowing \$30.00 per square yard for labor and material.

Install new 3-1/4" wood base and shoe moulding or 1/4 round.

Install a new towel bar, a shower rod and a toilet paper holder.

Install ceiling light fixture, model Hampton Bay FZP8012A or equivalent.

Prep, prime and paint walls, ceilings, woodwork and doors (all painted surfaces).

Master bath total \$ _____

CDBG Rehabilitation Program
Eddie McCants
990 Muscogee Road
Cantonment, FL 32533
PAGE 4

ELECTRICAL:

Restore electrical power to the west bedroom.
Install ceiling light fixture, model Hampton Bay FZP8012A or equivalent in west bedroom.
Install switches, receptacles and plates as required in west bedroom.
Install hardwired smoke detectors with battery backup as per Escambia County Code.
Install GFI's in bathrooms, laundry and kitchen as required by Escambia County Code
Electrical total: \$_____

PLUMBING:

Install walk in shower in hall bath with surround model Aquatic AX160304PSTR-WH or equivalent.
Install 2 new Sterling tub surrounds model 61044100 in white or Style Selections model SS01603059 or equivalent in white with corresponding tubs.
Install 3 new Delta vanity sink faucets with pop up drains model 520-SSMPU-DST or equivalent.
Install 3 new Delta shower faucets and valves model T13220-SS or equivalent.
Install 1 new Delta hand shower model 51900-SS or equivalent in hall bath.
Install a new Delta kitchen faucet with sprayer model 400-SS-DST-A or equivalent.
Install 3 new comfort height American Standard 1.28-GPF toilets model Champion 4 in white or Delta 1.28-GPF toilet model Riosa in white or equivalent with a new toilet seats.
Install a new double bowl stainless steel sink with minimum 7" deep bowls.
Install new all metal Stainless steel sink baskets with strainers
Install all new ¼ turn brass valves as required per Escambia County Code.
Install all new drain assemblies from fixtures to waste.
Install new braided supply lines to toilets, vanity and kitchen sink.
Plumbing total \$_____

WINDOWS AND EXTERIOR DOORS:

There are four (4) existing windows that are to be replaced with new windows that meet egress in sleeping rooms as per Escambia County Code.
The new windows are to be vinyl framed, insulated (double glazed) window units with low E and fitted with screens.
The egress window openings may require modifications that will include but not limited to opening size, drywall repair, framing, siding repairs with interior and exterior trim work.
Replace side entry door unit with hurricane rated metal clad insulated 6 panel colonial door unit with threshold, weather stripping and trim.
Install new dead bolt and lock set that are keyed alike on new exterior door unit.
Replace double dead bolt lock with single dead bolt with thumb latch on living room entry door.
Window and door total \$_____

TOTAL REHABILITATION COST:

\$_____ **(TO FRONT COVER)**