

Request for Quote

STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS
 ONE CAPITOL HILL
 PROVIDENCE RI 02908

CREATION DATE : 14-DEC-11
BID NUMBER: 7449319
TITLE: WESTERLY STATION ROOF (CLAY TILE) REPAIRS - DOT
BLANKET START : 01-JAN-12
BLANKET END : 30-DEC-12
BID CLOSING DATE AND TIME: 18-JAN-2012 11:00:00

BUYER: Hill, Lisa
PHONE #: 401-574-8118

B DOT ACCOUNTS PAYABLE
I TWO CAPITOL HILL, RM 243
L SMITH ST
L PROVIDENCE, RI 02903
T US
O

S DOT PROPERTY & MANAGEMENT
H TWO CAPITOL HILL, 325
I SMITH ST
P PROVIDENCE, RI 02908
T US
O

Requisition Number: 1228795
 Note to Bidders: THERE WILL BE A MANDATORY PRE-BID CONFERENCE HELD AS FOLLOWS:
 DATE: JANUARY 5, 2012
 TIME: 10:00 A.M.
 LOCATION: WESTERLY STATION, 14 RAILROAD AVENUE, WESTERLY, RI

Line	Description	Quantity	Unit	Unit Price	Total
1	PROVIDE A TOTAL COST INCLUDING ALL MATERIALS LABOR AND EQUIPMENT TO PERFORM ROOF REPAIRS AT THE WESTERLY STATION IN ACCORDANCE WITH THE ATTACHED SPECIFICATIONS	1 00	Each		

Delivery: _____

Terms of Payment: _____

It is the Vendor's responsibility to check and download any and all addenda from the RIVIP. This offer may not be considered unless a signed RIVIP generated Bidder Certification Cover Form is attached and the Unit Price column is completed. The signed Certification Cover Form must be attached to the front of the offer.

Contract Terms and Conditions

Table of Contents

Terms and ConditionsVI
BID STANDARD TERMS AND CONDITIONSVI
TERMS AND CONDITIONS FOR THIS BIDVI
SURETY REQUIREMENTSVI
START DATEVI
WAGE REQUIREMENTSVI
INSURANCE REQUIREMENTSVI
LICENSE REQUIREMENTSVII
DELIVERY PER AGENCYVII

Terms and Conditions

BID STANDARD TERMS AND CONDITIONS

TERMS AND CONDITIONS FOR THIS BID

SURETY REQUIREMENTS

BIDDER IS REQUIRED TO PROVIDE A BID SURETY IN THE FORM OF A BID BOND, OR A CERTIFIED CHECK PAYABLE TO THE STATE OF RHODE ISLAND, IN THE AMOUNT OF A SUM NOT LESS THAN FIVE PERCENT (5%) OF THE BID PRICE. BID SURETY MUST BE ATTACHED TO THE BID FORM. THE SUCCESSFUL BIDDER WILL ALSO BE REQUIRED TO FURNISH PERFORMANCE AND LABOR AND PAYMENT BONDS AT TIME OF TENTATIVE CONTRACT AWARD.

START DATE

STARTING DATE _____ NO. OF WORKING DAYS REQUIRED FOR COMPLETION

WAGE REQUIREMENTS

BIDDERS ARE ADVISED THAT ALL PROVISIONS OF TITLE 37 CHAPTER 13 OF THE GENERAL LAWS OF RHODE ISLAND APPLY TO THE WORK COVERED BY THIS REQUEST, AND THAT PAYMENT OF THE GENERAL PREVAILING RATE OF PER DIEM WAGES AND THE GENERAL PREVAILING RATE FOR REGULAR, OVERTIME, AND OTHER WORKING CONDITIONS EXISTING IN THE LOCALITY FOR EACH CRAFT, MECHANIC, TEAMSTER, OR TYPE OF WORKMAN NEEDED TO EXECUTE THIS WORK IS A REQUIREMENT FOR BOTH CONTRACTORS AND SUBCONTRACTORS. THE PREVAILING WAGE TABLE MAY BE OBTAINED AT THE RI DIVISION OF PURCHASES HOME PAGE BY INTERNET at www.purchasing.state.ri.us SELECT "INFORMATION" AND THEN SELECT "PREVAILING WAGE TABLE". THE STATE OF RHODE ISLAND USES THE GENERAL DECISION NUMBER RI20100001. PRINTING THE ENTIRE DOCUMENT AVERAGES APPROXIMATELY ONE MINUTE PER PAGE - YOU MAY WANT TO PRINT ONLY THE PAGES APPLICABLE TO YOUR BID. BIDDERS NOTE: IN THE EVENT THIS BID SPECIFIES PRICE OFFERS ON A TIME-AND-MATERIALS BASIS, i.e., AN HOURLY RATE, ANY OR ALL BIDS SUBMITTED IN AN AMOUNT LESS THAN THE PREVAILING RATE IN EFFECT FOR THE WORK COVERED BY THIS REQUEST AS OF THE DATE OF BID ISSUANCE SHALL BE REJECTED BY THE DIVISION OF PURCHASES.

INSURANCE REQUIREMENTS

AN INSURANCE CERTIFICATE IN COMPLIANCE WITH PROVISIONS OF ITEM 31 (INSURANCE) OF THE GENERAL CONDITIONS OF PURCHASE IS REQUIRED FOR COMPREHENSIVE GENERAL LIABILITY, AUTOMOBILE LIABILITY, AND WORKERS' COMPENSATION AND MUST BE SUBMITTED BY THE SUCCESSFUL BIDDER(S) TO THE DIVISION OF PURCHASES PRIOR TO AWARD. THE INSURANCE CERTIFICATE MUST NAME THE STATE OF RHODE ISLAND AS CERTIFICATE HOLDER AND AS AN ADDITIONAL INSURED. FAILURE TO COMPLY WITH THESE PROVISIONS MAY RESULT IN REJECTION OF THE OFFEROR'S BID. ANNUAL RENEWAL CERTIFICATES MUST BE SUBMITTED TO THE AGENCY IDENTIFIED ON THE PURCHASE ORDER. FAILURE TO DO SO MAY BE GROUNDS FOR CANCELLATION OF CONTRACT.

NOTE: IF THIS BID COVERS CONSTRUCTION, SCHOOL Busing, HAZARDOUS WASTE, OR

VESSEL OPERATION, APPLICABLE COVERAGES FROM THE FOLLOWING LIST MUST ALSO BE SUBMITTED TO THE DIVISION OF PURCHASES PRIOR TO AWARD: * PROFESSIONAL LIABILITY INSURANCE (AKA ERRORS & OMISSIONS) - \$1 MILLION OR 5% OF ESTIMATED PROJECT COST, WHICHEVER IS GREATER. * BUILDER'S RISK INSURANCE - COVERAGE EQUAL TO FACE AMOUNT OF CONTRACT FOR CONSTRUCTION. * SCHOOL BUSING - AUTO LIABILITY COVERAGE IN THE AMOUNT OF \$5 MILLION * ENVIRONMENTAL IMPAIRMENT (AKA POLLUTION CONTROL) - \$1 MILLION OR 5% OF FACE AMOUNT OF CONTRACT, WHICHEVER IS GREATER. * VESSEL OPERATION - (MARINE OR AIRCRAFT) - PROTECTION & INDEMNITY COVERAGE REQUIRED IN THE AMOUNT OF \$1 MILLION

LICENSE REQUIREMENTS

VENDOR (OWNER OF COMPANY) IS RESPONSIBLE TO COMPLY WITH ALL LICENSING OR STATE PERMITS REQUIRED FOR THIS TYPE OF SERVICE. A COPY OF LICENSE/PERMIT SHOULD BE SUBMITTED WITH THIS BID. IN ADDITION TO THESE LICENSE REQUIREMENTS, BIDDER, BY SUBMISSION OF THIS BID, CERTIFIES THAT ANY/ALL WORK RELATED TO THIS BID, AND ANY SUBSEQUENT AWARD WHICH REQUIRES A RHODE ISLAND LICENSE(S), SHALL BE PERFORMED BY AN INDIVIDUAL(S) HOLDING A VALID RHODE ISLAND LICENSE.

DELIVERY PER AGENCY

DELIVERY OF GOODS OR SERVICES AS REQUESTED BY AGENCY

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

SCOPE OF WORK

Repair of clay tile roof and associated flashings, chimney flashings and interior repairs to the plaster walls and ceiling at the Westerly Station. Railroad Ave. Westerly RI

Westerly Station is a structure of historical significance and the State is seeking a qualified roofing contractor with considerable experience with clay tile roofing systems and historical structures to perform the necessary repairs in accordance with specifications identified below.

FAP# PRP MGMT 001

BID SUBMISSION REQUIREMENTS:

- 1) ANY INTERESTED CONTRACTOR MUST ATTEND A MANDATORY PRE-BID CONFERENCE ON SITE AT THE WESTERLY TRAIN STATION ON JANUARY 5, 2012 AT 10:00 A.M.
- 2) AS FUTURE DESCRIBED BELOW THE CONTRACTOR SHALL PROVIDE A TOTAL COST AND DESCRIPTION FOR ALL LABOR, MATERIALS & EQUIPMENT FOR THE REPAIR OF THE CLAY TILE ROOF AND ASSOCIATED FLASHINGS, CHIMNEY FLASHINGS, AND MORTAR REPLACEMENT, AS WELL AS THE REPAIR OF THE INTERIOR PLASTER
- 3) ALL WORK MUST BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS SET FORTH IN THE ATTACHED "SPECIFICATIONS SECTION" EXTRACTED FROM THE MARCH 9, 2001 ROOF REPAIR ANALYSIS COMPILED BY CASTELLUCCI, GALLI CORPORATION.
- 4) CONTRACTOR WILL OBTAIN "BUILDING CODE PERMIT" FROM STATE BUILDING COMMISSION AT ONE CAPITOL HILL, PROVIDENCE, RI 02908.
- 5) CONTRACTOR WILL PROVIDE THE RHODE ISLAND DEPARTMENT OF ADMINISTRATION WITH A TOTAL COST FOR ALL LABOR AND MATERIALS.
- 6) CONTRACTOR WILL PROVIDE A WORK PLAN DETAILING THE WORK SCHEDULE AND THE METHODS/MEANS THAT WILL BE USED TO COMPLETE THE WORK TO THE RHODE ISLAND DEPARTMENT OF TRANSPORTATION (RIDOT 360 LINCOLN AVE. WARWICK RI, 02888) FOR THEIR AND THE RHODE ISLAND HISTORIC PRESERVATION & HERITAGE COMMISSION'S (RIHPHC) REVIEW AND APPROVAL PRIOR TO CONSTRUCTION.
- 7) WESTERLY STATION IS TRAIN STATION OF HISTORICAL SIGNIFICANCE AND REQUIRES SPECIAL CONSIDERATION IN REGARD TO WORK THAT MAY ALTER SIGNIFICANT ARCHITECTURAL ELEMENTS. THEREFORE, ALL WORK PERFORMED

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

ON THE BUILDING MUST BE CONSISTANT WITH THE SECRETARY OF THE INTERIOR'S STANDARDS FOR REHABILITATION.

- 8) THE CONTRACTOR SHALL VIEW THE WORK AREA OF PRIOR TO BEGINNING WORK AND BRING TO THE ATTENTION OF DOT ANY DAMAGES. THE CONTRACTOR SHALL RESTORE (TO THE SATISFACTION OF DOT AND RIHPHC) ALL BUILDING ELEMENTS DAMAGED BY HIS WORK. SUCH REPAIR WORK WILL BE UNDERTAKEN AT THE CONTRACTOR'S SOLE COST.
- 9) THE WORK OF REPAIRING THE ROOFING SYSTEM AND INTERIOR WALLS MUST BE ACCOMPLISHED BY A CONTRACTOR WITH A MINIMUM OF FIVE YEARS DEMONSTRATED EXPERIENCE IN REPAIRING/RESTORING HISTORIC BUILDINGS IN ACCORDANCE WITH THE SECRETARY OF THE INTERIOR'S STANDARDS FOR REHABILITATION WITH SPECIFIC EMPHASIS ON HISTORIC ROOFING SYSTEMS AND MATERIALS.
- 10) DOCUMENTATION OF THE LOCATIONS OF AT LEAST THREE SUCCESSFULLY COMPLETED ROOFING PROJECTS DEMONSTRATING CONSTRUCTION/RESTORATION PRACTICES SIMILAR IN TYPE TO THE WORK PERFORMED UNDER THIS CONTRACT MUST BE PRESENTED TO THE DEPARTMENT WITH THE BID.
- 11) CONSTRUCTION MUST BE COMPLETED WITHIN 60 DAYS OF THE BID AWARD DATE.

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

The following pages are excerpted from

Roof Repairs Analysis Report at the
Westerly Rhode Island Amtrak Station
Located at 14 Railroad Avenue, Westerly

March 9, 2011

Compiled by:

Castellucci, Galli Corporation
Architects
175 High Service Avenue
North Providence, RI 02911

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319



Photo 1 – Front view of building.

WESTERLY RAILROAD STATION
14 RAILROAD AVENUE
WESTERLY, RHODE ISLAND 02891



Photo 2 – Partial Roof View – Existing ornamental pediment copper-covered “cricket” behind pediment.

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

Photo 3 (Right) Interior – Front wall damage – location is below exterior ornamental pediment – See close-up, photo 5.



Photo 4 (Left) Interior side/front wall damage – Located below exterior chimney.



Photo 5 (Right) Interior close-up. See photo 6.



STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

Photo 6: (top right) Exterior
ornamental pediment.



Photo 7(left)

Photo 8 (lower right) Behind
ornamental pediment.



STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

Photo 9 (top right) Behind
ornamental pediment –
NOTE: Asphalt patching and
worn copper.



Photo 10 (left)

Photo 11 (lower right)



STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319



Photo 12 (above) Ornamental Pediment – caulked joints should be mortar. Asphalt patch must be removed during restoration process.



Photo 13 (above)
Page 8 of 14

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319



Photo 14 (above) Open joints observed behind ornamental pediment.



Photo 15 (above) Caulked joints of pediment; all joints must be raked and pointed with mortar.

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

Photo 16 (top right) Masonry & cementitious
parched chimney – Note open flue and worn
“cricket” behind chimney.



Photo 17 (left) Note damaged brick and
cracks in parched surfaces (photos 17 &
18).



Photo 18 (lower right)



STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319



Photo 19 (above) May not be leaking; however, visible signs of wear noticed.

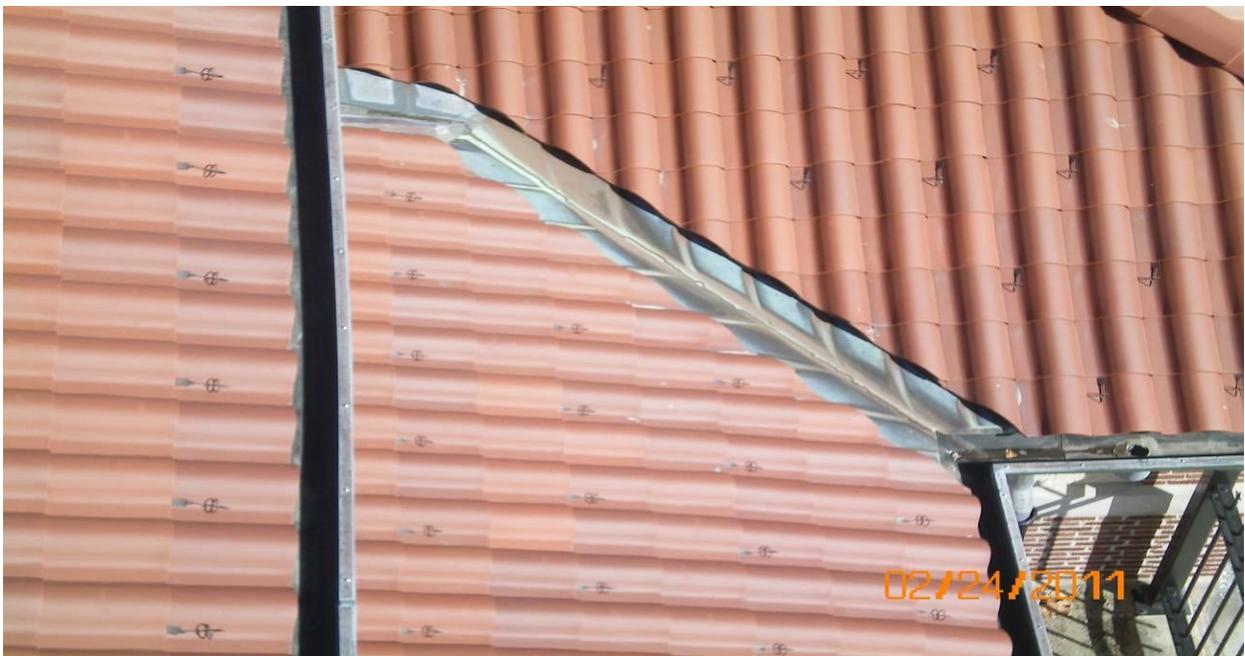


Photo 20

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

Repair Specifications:

1. At the Building Ornamental Pediment: (See photos 1, 2, 6, 7, 8, 9, 10, 11, 12, 13, 14 & 15)

- A. Carefully remove the existing clay roof tiles sufficient in quantity at entire perimeter of pediment base and pediment cricket. Number and carefully store clay roof tiles at grade, in a secured location.
- B. Remove and dispose existing copper cover of cricket and adjacent flashings and counterflashings.
- C. Carefully remove underlayment materials so as to expose the bare wood roof substrate.
- D. Completely remove all asphaltic materials and other patching materials including caulking and sealants from the entire ornamental pediment structure.
- E. Provide all new 16-oz. lead-coated copper flashings and counterflashings where they currently exist. Extend flashings under the tile a minimum of 8" or as otherwise specified by the tile manufacturer, whichever is most stringent.
- F. Remove and dispose any damaged and/or decayed wood substrate and roof framing structure. New wood substrate shall match existing wood size and configuration and wood species.
- G. Provide new "high heat" ice-and-water shield over entire exposed wood substrate. Extend new ice-and water shield up vertical surfaces, minimum 8".
- H. Provide new 16-oz. lead-coated sheet copper cover at entire cricket. All joints shall be continuous heavy soldering copper of blunt design, properly tinned for use.
- I. All joints of limestone pediment shall be raked minimum 3/4" deep and pointed with Type S mortar as set forth in ASTM Designation C270. Water shall be potable. Mortar mix; one part Portland cement, one part lime and five parts sand, all by volume. Portland cement shall be ASTM C-150, Type 1, color and texture to match limestone pediment.
- J. Wash and waterproof entire limestone pediment. Utilize a "Simple Green" cleaning solution first, followed by two brush-applied coats of "Klere-Seal" SLX100, Siloxane Sealer. Apply in strict conformance with the manufacturer's written instructions. Protect all other building components and property from spillage.
- K. The intent is to completely restore the entire ornamental pediment assembly to original/new condition.
- L. Reinstall removed clay roof tiles and roofing accessories for a complete and proper job.

2. At the Chimney: (See photos 16, 17 & 18)

- A. Carefully remove the existing clay roof tiles sufficient in quantity at entire perimeter of chimney base and chimney cricket. Number and carefully store clay roof tiles at grade, in a secured location.
- B. Remove and dispose existing copper cover of cricket and adjacent flashings and counterflashings.
- C. Carefully remove underlayment materials so as to expose the bare wood roof substrate.
- D. Remove and dispose any damaged and/or decayed wood substrate and roof framing structure. New wood substrate shall match existing wood size and configuration and wood species.

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

- E. Provide all new 16-oz. lead-coated copper flashings and counterflashings where they currently exist. Extend flashings under the tile a minimum of 8" or as otherwise specified by the tile manufacturer, whichever is most stringent.
- F. Provide new "high heat" ice-and-water shield over entire exposed wood substrate. Extend new ice-and water shield up vertical surfaces, minimum 8".
- G. Provide new 16-oz. lead-coated sheet copper cover at entire cricket. All joints shall be continuous heavy soldering copper of blunt design, properly tinned for use.
- H. All masonry joints of chimney shall be raked minimum 3/4" deep and pointed with Type-S mortar as set forth in ASTM Designation C270. Water shall be potable. Mortar mix; one part Portland cement, one part lime and five parts sand, all by volume. Portland cement shall be ASTM C-150, Type 1, color and texture to match chimney joints. Point entire crack located at each side of chimney.
- I. Wash and waterproof entire chimney, utilizing a "Simple Green" cleaning solution first, followed by two brush-applied coats of "Klere-Seal" SLX100, Siloxane Sealer. Apply in strict conformance with the manufacturer's written instructions. Protect all other building components and property from spillage.
- J. Provide a new stainless-steel (S.S.) chimney cap and screen. S.S. cap shall be fabricated of 16-gauge SS, Type 302. Chimney cap and screen shall be integral. Cap shall be formed of one sheet of metal. All joints shall be electrically welded, ground, and polished to a satin finish. Corners and edges shall be radius-formed.
- K. The intent is to completely restore the entire chimney assembly to its original/new condition with new stainless-steel cap.
- L. Reinstall removed clay roof tiles and roofing accessories for a complete and proper job.

3. At the Two Large Open Roof Valleys: (See photos 19 & 20)

- A. Carefully remove the existing clay roof tiles sufficient in quantity at entire perimeter of each valley. Number and carefully store clay roof tiles at grade, in a secured location.
- B. Remove and dispose existing copper valley material.
- C. Carefully remove underlayment materials so as to expose the bare wood roof substrate.
- D. Remove and dispose any damaged and/or decayed wood substrate and roof framing structure. New wood substrate shall match existing wood size and configuration and wood species.
- E. Provide new "high heat" ice-and-water shield over entire exposed wood substrate. Extend new ice-and water shield up vertical surfaces, minimum 8".
- F. Provide new and continuous 16-oz. lead-coated copper valley material where it currently exists. Extend valley material under the tile a minimum of 24" or as otherwise specified in writing, by the tile manufacturer. Valley shall have 1" V-crimp to limit flow across the valley and to allow for expansion. Provide two copper nails at the top of each valley section and cover nails with each overlapping valley section. Provide "high heat" self-adhering ice-and-water membrane, lapped a minimum of 12" in valley. Lead-coated copper flashing shall overlap minimum 6". Provide 16-oz., lead-coated copper clips and all other fasteners and accessories in accordance with industry standard and as required for a complete and proper installation.
- G. The intent is to completely restore both large roof valleys to their original/new condition.

STATE OF RHODE ISLAND
DIVISION OF PURCHASES
BID NO. 7449319

H. Reinstall removed clay roof tiles and roofing accessories for a complete and proper job.

4. At Building Interior: (See photos 3, 4 & 5)

- A. Remove old plaster and remove residual plaster from between lath.
- B. Spray the exposed wood lath with plain tap water, until it is quite damp. Use a hand-held spray bottle for this.
- C. Mix about four (4) cups of dry basecoat plaster with enough water to reach a stiff paste consistency.
- D. Apply plaster to the lath, with a plaster trowel or a three-inch (3") scraper. The plaster should be pressed into the spaces between the lath, where it will harden and lock the repair into place.
- E. Carefully scrape the boundary of the repair, to remove excess plaster from the existing wall. Using a trowel or scraper, dish the repair, so that it looks like a shallow bowl. There should be no place where the basecoat plaster projects beyond the existing wall.
- F. After the basecoat plaster cures, in four (4) hours or so, finish coat plaster can be applied.
- G. Sand the repaired surfaces using coarse-grit sandpaper in a sanding block or a random orbital sander. Work in circular strokes to smooth the plaster and to remove imperfections.
- H. Switch to a medium-grit sandpaper, followed by a fine-grit sandpaper. Continue working in a circular motion, smoothing the new and existing surfaces and removing marks left by the coarser grit. Blend the edges of the new and adjacent existing surfaces.
- I. Restore damaged moldings to match existing adjacent undamaged moldings. Carefully investigate extent of damage. It may be necessary to create a rubber impression of the undamaged molding, casting the result in fresh plaster and sawing through the cast to transfer the cross-section to a sheet metal template.
- J. The intent is to restore all damaged plaster and plaster moldings to their original, new condition.
- K. Prime and paint all surfaces, new and existing to the nearest joint. Match all new paint color and texture to the existing paint color and texture.