



REQUEST FOR QUOTE (RFQ) – BID# 7483383

**ROOF REPLACEMENT AND REPAIRS AT THE CENTER GENERAL FACILITY,
BUILDING NOS. 68,69 AND 71**

SUBMISSION DEADLINE: Tuesday, August 20, 2013 at 10:00 AM (ET)

PRE-BID CONFERENCE: NO
 YES **Wednesday, July 31, 2013 at 10:00 AM (ET)**

Mandatory: NO
 YES: Any vendor who intends to submit a bid proposal in response to this solicitation must have its designated representative attend the mandatory pre-bid conference. The representative must register at the pre-bid conference and disclose the identity of the vendor whom he/she represents. Because attendance at the pre-bid conference is mandatory, a vendor's failure to attend and register at the pre-bid conference shall result in disqualification of the vendor's bid proposal as non-responsive to the solicitation.

Location: **Rhode Island Department of Labor and Training**
 1511 Pontiac Ave.
 Cranston, RI 02920
 Building #73, first floor, main classroom

Buyer Name: **David A. Cadoret**
Title: **Chief Buyer**

QUESTIONS concerning this solicitation must be received by the Division of Purchases at (bidinfo@purchasing.ri.gov) no later than (Friday, August 02, 2013, 5:00 PM (ET)). Questions should be submitted in a *Microsoft Word attachment*. Please reference the bid number (Bid #7483383) on all correspondence. Questions received, if any, will be posted on the Rhode Island Division of Purchases website as an addendum to this solicitation. It is the responsibility of all interested parties to download this information.

SURETY REQUIRED: YES

BOND REQUIRED: YES

PUBLIC COPY (R.I. Gen. Law 37-2-18(j)): This requirement applies to all public works projects (vertical and horizontal) exceeding Five Hundred Thousand (\$500,000) dollars and any combination of base bid plus all alternates.

DISK BASED BID: NO
 YES: See attached Disk Based Bidding Information

THIS IS NOT A BIDDER CERTIFICATION FORM



NOTE TO VENDORS:

Vendors must register on-line at the Rhode Island Division of Purchases website at www.purchasing.ri.gov. Offers received without the completed four-page Rhode Island Vendor Information Program (RIVIP) Generated Bidder Certification Cover Form attached may result in disqualification.

Disk Based Bidding Information

File Format

All disk based bid files are ZIP files that you can open using the WinZip 8.1 software. The ZIP file will contain one or more files based on the type of Bid/RPF.

Downloading the Disk Based Bid

Bids that have a file for download are marked with a "D" in the Info field of the bid search results. The "D" will be an active link to the WinZip file until the bid reaches its opening date. Clicking on the active "D" link will allow you to open or save the ZIP file associated with the bid. Opening the WinZip file will download a copy to your computer's temporary directory.

Opening the Disk Based Bid

Once downloaded, you can open the ZIP file with WinZip and view the Microsoft Office files contained within the WinZip file. Immediately save (extract) the individual files to an appropriate directory on your computer, such as "Desktop" or "My Documents".

FOR THE DEPARTMENT OF TRANSPORTATION AND OTHER SPECIFIC PROJECTS:

Completing the Disk Based Bid

Once the Microsoft Office files are properly saved, open the individual files and enter the required information in the appropriate fields. Save each file again to capture the new information you entered.

Submitting the Disk Based Bid

Save the completed files to a CD or diskette. Label the CD or diskette with the Bid/RFP number and bidder's name (company name, not contract name). Submit as instructed in the Bid or RFP solicitation document.

DOCUMENT 00020

INVITATION TO BID

Purchaser: The Department of Administration, Office of Purchases
One Capitol Hill, Providence, RI 02908

Owner Agent: Rhode Island Department of Labor and Training
DLT Business Affairs Unit, Building #69, 1511 Pontiac Avenue,
Cranston, Rhode Island 02920

Architect: Castellucci, Galli Corporation
175 High Service Avenue
North Providence, Rhode Island 02911

Project: Roof Replacement and Repairs at the Center General Facility, Building
Nos. 68, 69, and 71, Rhode Island Department of Labor and Training
1511 Pontiac Avenue, Cranston, Rhode Island 02920

Completion Time: From Date of Purchase Order: As stated in Document 00300, herein.

Contractors are invited to submit sealed bids for the above Project, to the Purchaser at the above address, on or before:

Time: 10 (a.m.)

Date: 8/20/2013

Note: Complete details of the scope of work are available in a download at the Rhode Island Division of Purchases website at www.purchasing.ri.gov (labeled with the issue date of this Solicitation Information document), which includes the Project Drawings and Project Manual.

Bidder is required to provide a Bid Security in the form of a Bid Bond, or a certified check payable to the **State of Rhode Island**, in the amount of a sum no less than 5 percent (5%) of the Bid Price.

The Owner will hold a Mandatory Pre-Bid Conference at the "Owner Agent" address described above (Building 73).
Time: 10(A.M) Date: 7/31/2013.

Refer to "Instructions to Bidders" for other Bidding Requirements.

Any interested bidders **MUST** attend the Mandatory Pre-Bid Conference to be held on site to familiarize themselves with the Scope of Work and site restrictions. The Owner/Agent will not be obligated to schedule site visits after the Pre-Bid Conference. No claims for extra cost shall be allowed because of lack of full knowledge of verifiable conditions.

Refer to "Instructions to Bidders" for other Bidding Requirements

Roof Replacement – 05-18 R-4
Dept. of Labor & Training
March, 2013

00020-2

Bidders' attention is referred to State requirements pertaining to conditions of employment to be observed, including the Equal Employment Opportunity Act and requirements that 10 percent of the dollar value of the work must be performed by Minority Business Enterprises, and wage rates to be paid under the Contract for this project must be in accordance with those prevailing wages on file in the Rhode Island Department Of Labor, Office of the Director, and included in this Project Manual. Bidders are subject to terms, conditions and provisions of State's General Conditions of Purchase, and to the provisions of Chapters 2, 12, 13 and 14.1 of Title 37, General Laws of the State of Rhode Island 1956, as amended.

The Office of Purchases reserves the right to accept or reject any or all Bids.

David A. Cadoret, Chief Buyer

END OF DOCUMENT



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS
HISTORICAL PRESERVATION & HERITAGE COMMISSION

Old State House • 150 Benefit Street • Providence, R.I. 02903-1209

TEL (401) 222-2678
TTY (401) 222-3700

FAX (401) 222-2968
Website www.preservation.ri.gov

RECEIVED

March 15, 2012

Edward Rudegear, P.E.
Associate Director
Department of Administration
Division of Facilities Management
P.O. Box 8268
Cranston, RI 02920

MAR 19 2012

FACILITIES
MANAGEMENT

Re: Center Building (including Buildings 68, 69 and 71), Pastore Center

Dear Mr. Rudegear:

The Rhode Island Historical Preservation and Heritage Commission staff has received and reviewed the drawings and specifications for the Repair and/or Replacement of the Slate Roof at the historic Center General Building, Pastore Center, Cranston. We have the following comments.

The enormous State Institutions at Howard complex (Pastore Center) provides one of the best illustrations of the expanding role of government in the late 19th and early 20th centuries. It was constructed as a state farm following the Civil War to provide a controlled and wholesome environment away from the city for the poor and sick. The Center Building, one of the earliest buildings remaining at Howard, was built between 1888 and 1890 as the State Almshouse. The building was designed by Stone, Carpenter and Willson, prominent Rhode Island architects. It was designed to contain offices, quarters for attendants, a chapel, and dormitories for a total of 300 adults and 60 children.

The slate roof on this important structure is a character-defining feature of the building that contributes to its overall character and importance. This building is considered eligible for listing on the National Register of Historic Places. Therefore, it will be important that the successful bidder is experienced in slate roof repair as well as replacement. A qualification statement must be added to the contract documents that will insure that the contractor selected has this experience. A qualification statement has been attached to this letter for your use. We also recommend a mandatory pre-bid to insure that the contractor has looked at the buildings and understands the nature of the project.

The drawings and specifications have a base bid to repair the existing slate roofs on Buildings 68, 69, & 71 with an alternate for complete slate replacement to match original slate. However, a note on each building plan directs the Contractor to completely remove the slate from the roofs and replace it with new as part of the base bid (see attached). This note must be revised or removed from the plans.

Samples of the replacement slate, whether for repairs or complete replacement, must be provided to and approved by the RIHPHC prior to purchasing the slates. The slates must be a replacement in-kind and match the existing slate in coloration and size. The existing slates are not a single color but many colors and the contractor must attempt to achieve this variegated appearance. A note should be added to the drawings and specifications so that the Contractor awarded the project is aware of this requirement.

There are existing snow guards on the roof. The Contractor must attempt to reuse the existing snow guards and/or match the originals if replacement/additional snow guards are needed. Samples of the replacement snow guards must be reviewed and approved by the RIHPHC.

The Architect has specified red copper finish for the ventilators on the roof of the buildings. The existing ventilators are galvanized metal and we seen no evidence that they ever had any other finish. In the absence of that evidence, the ventilators must retain a galvanized finish.

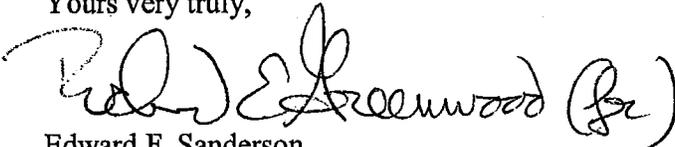
Chimney caps are specified for the chimneys. If the chimneys are not in use they must be capped flat without a projecting hood. If the chimneys are in use, the selected cap must be reviewed and approved by the RIHPHC. It should be a low profile cap.

Brick repair and/or replacement is talked about in the specifications but is not called out on the plans. Areas of brick repair/replacement must be added to the plans and made available for review by the RIHPHC. If the replacement is in a visible area, replacement brick and mortar pointing and or repointing samples must be provided and approved by the RIHPHC.

The RIHPHC must be consulted on the decision whether to completely replace the slate, once the amount of deterioration on the roof has been determined. According to the General Laws of Rhode Island, Chapter 42-45-5, Section (k) the Historical Preservation and Heritage Commission has the responsibility for advising state agencies and departments on the use and treatment of buildings that are considered eligible for the National Register. Whenever a department or agency proposes to physically alter a building that is considered eligible, the RIHPHC must review the work and issue a written advisory, such as this one. The recommendations of the RIHPHC must be followed unless compelling reasons are presented to the Commission for not following the recommendations.

If you have any questions, please contact myself or Roberta Randall, Principal Historical Architect with this office at 222-4333.

Yours very truly,

A handwritten signature in black ink, appearing to read "Ed Sanderson (for)", written over a printed name.

Edward F. Sanderson
Executive Director

Cc: James Castellucci, Castellucci, Galli Corporation

CONTRACTOR QUALIFICATION STATEMENT

Due to the extremely sensitive nature of the work on this project, and the special skills required for same, the following information must be submitted with the bid or the proposal will not be considered.

The Center General Complex is an important Rhode Island building and is listed on the National Historic Register. It serves as home to RIHPHC. The building is presently a working office, which will be continually occupied during construction.

It is important that the successful bidder be experienced in restoration and rehabilitation of older buildings and with the Secretary of the Interior's Standards for Rehabilitation. The Contractor submitting the bid must have been in business and doing work of this nature for a minimum period of five years. To demonstrate experience and qualifications the following must be provided:

- a. Provide the history of the firm, including the number of years in business; a list of representative projects with final cost, year completed and description of work.
- b. Provide resumes of principals and key personnel who will be assigned the project, including a list of relevant projects with which they were personally involved.
- c. List three or more historic preservation projects on buildings 100 years old or more that were completed by the firm within the last five years. The projects must be slate roof repair projects similar in scope to this project. Include the date of completion, the age of the building, the cost of the project, a detailed description of the work, and a project reference with phone number.
- d. Subcontractors used in the project should have similar experience with historic buildings within their area of expertise. Provide firm history, resume of principals, and a list of relevant projects for each subcontractor.

The owner reserves the right and sole discretion to determine equivalent or prior experience and the right to reject any or all bids which fail to demonstrate equivalent prior experience. The owner may contact project references, and reserves the right to reject bids based on poor performance with similar projects.

HIP CAP.
DRAWING A-3
(REF.)

PROVIDE NEW RED COPPER
'OPEN' VALLEY. SEE DETAIL
'D' ON DRAWING A-3
(TYPICAL)

PROVIDE NEW SLATE HIP CAP.
SEE DETAIL 'G' ON DRAWING
A-3 (TYPICAL).

AS PART OF THE BASE-BID 'SLATE REPAIRS' OR
THE 'FULL SLATE ROOF REPLACEMENT' WORK,
REMOVE & DISPOSE EXISTING SLATE ROOFING
ASSEMBLY, DOWN TO EXISTING WOOD
SUBSTRATE, TYPICAL ENTIRE ROOFTOP.
PROVIDE NEW SLATE ROOFING OVER NEW HIGH
HEAT ICE & WATER SHIELD ON EXISTING MD.
SUBSTRATE. SEE PROJECT MANUAL FOR
ADDITIONAL INFORMATION.

PROVIDE NEW STAINLESS-STEEL CHIMNEY CAP.
SEE DETAIL 'B' ON DWG. A-4. NO MATTER WHICH
OPTION, 'SLATE REPAIR' OR 'FULL SLATE
REPLACEMENT' IS SELECTED, PROVIDE THIS
WORK IN ADDITION TO THE 15% IF THE
'REPLACEMENT' OPTION IS IMPLEMENTED.

REMOVE & DISPOSE EXISTING SNOW-4-ICE
RAILS- PROVIDE NEW 3-RAIL BRASS
SNOW-4-ICE RAIL ASSEMBLY TO MATCH
EXISTING. NO MATTER WHICH OPTION,
'SLATE REPAIR' OR 'FULL SLATE
REPLACEMENT' IS SELECTED, PROVIDE
THIS WORK IN ADDITION TO THE 15% IF THE
'REPLACEMENT' OPTION IS IMPLEMENTED.

AS PART OF THE BASE-BID 'SLATE REPAIRS' OR
THE 'FULL SLATE ROOF REPLACEMENT' WORK,
REMOVE & DISPOSE EXISTING SLATE ROOFING
ASSEMBLY, DOWN TO EXISTING WOOD
SUBSTRATE, TYPICAL ENTIRE ROOFTOP.
PROVIDE NEW SLATE ROOFING OVER NEW HIGH
HEAT ICE & WATER SHIELD ON EXISTING MD.
SUBSTRATE. SEE PROJECT MANUAL FOR
ADDITIONAL INFORMATION.



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

Department of Administration
DIVISION OF PURCHASES
One Capitol Hill
Providence, RI 02908-5855

Tel: (401) 574-8100
Fax: (401) 574-8387
Website: www.purchasing.ri.gov

TERMS AND CONDITIONS FOR THIS BID

RIVIP

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. When delivering offers in person to One Capitol Hill, vendors are advised to allow at least one hour additional time for clearance through security checkpoints.

START

Starting date _____ no. of working days required for completion _____.

SURETY

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.

WAGE

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 Rhode Island Division of Purchases home page by internet at www.purchasing.ri.gov. Select "Bidding Information", then "General 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.



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INSURANCE

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

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.

INSPECTION

Bidders are responsible for inspection of equipment and/or location, taking measurements* when required, and making themselves aware of the total requirement before submitting a bid. *measurements provided with any bid are for reference purposes and are not guaranteed to be completely accurate.

APPRENTICE

Apprenticeship-Rhode Island general laws 37-13-3.1 requires all general contractors and subcontractors who perform work on any public works contract by the state valued at one million dollars (\$1,000,000.00) or more shall employ apprentices required for the performance of the awarded contract. The number of apprentices shall comply with the apprentice to journeyman ratio for each trade approved by the apprenticeship council of the Department of Labor and Training.