



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

August 9, 2013

ADDENDUM NUMBER ONE
RFQ # 7483383

**TITLE: Roof Replacement and Repairs at the Center General Facility, Building Nos.
68, 69 and 71**

Closing Date and Time: 8/20/2013 at 10:00 AM

**Per the issuance of this ADDENDUM #1 (16 pages including the cover sheet) the
following change(s) are noted:**

Specification Change /Addition / Clarification

This addendum posts sign in sheet from mandatory pre bid held 7/31/13 at 10am.

This addendum posts additional comments/clarifications from architect.

In addition to the architect comments/clarifications please also note the following:

Please add Hatch allowance. Allow the sum of twenty two thousand dollars (\$22,000). Details shall be determined between successful bidder and agency. Revised bid form attached.

Any existing slates removed that are in condition should be saved for use in other state buildings.

BCI's will be required of all employees working on the site. Cost to be covered by successful contractor.

Successful contractor should adhere to all safety rules as they pertain to this type of work.



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

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

August 9, 2013

**ADDENDUM NUMBER ONE
RFQ # 7483383**

**TITLE: Roof Replacement and Repairs at the Center General Facility, Building Nos.
68, 69 and 71**

Buildings will be occupied at all times. Successful contractor to be aware of this situation and plan accordingly.

All bidders should take note of NOTICE TO CONTRACTORS AND VENDORS BIDDING ON PUBLIC WORKS PROJECTS (attached here) as they pertain to bids on public works projects exceeding Five Hundred Thousand (\$500,000.00) dollars.

Castellucci, Galli Corporation

Architects
175 High Service Avenue
No. Providence, RI 02911

Telephone: 401-353-0607
Fax: 401-353-0488
james.r.castellucci@verizon.net
www.castelluccigalli.com

JOB NO.: 05-18R-4

DATE: August 6, 2013

PROJECT: Roof Replacement and Repairs at the Center General Complex, Buildings 68, 69, and 71, Pastore Complex, 1511 Pontiac Avenue, Cranston, Rhode Island, for the RI Department of Labor and Training. (RIDLT).

REPORT TO: David A. Cadoret, Chief Buyer – RIDOA - Division of Purchases

REPORT FROM: James R. Castellucci, R.A.

DATE OF PRE-BID CONFERENCE: July 31, 2013

TIME OF PRE-BID CONFERENCE: 10:00 A.M. ENDED: 11:00 A.M.

PLACE OF PRE-BID CONFERENCE: Rhode Island D.L.T., Business Affairs Unit, Building 59, 1511 Pontiac Avenue, Cranston, Rhode Island.

PERSONS ATTENDING:

1. Ed Rudegeair, Assoc. Dir. Facilities & Maintenance – RIDLT
2. Mark D. Barnes, Project Manager – RIDOA - Division of Facilities Management
3. David A. Cadoret, Chief Buyer – RIDOA - Division of Purchases
4. Roberta Randall – RI Historical Preservation & Heritage Commission
5. Carlton Amaral, Maintenance Superintendent - RIDLT
6. Refer to attached attendance sheet

PURPOSE: Pre-Bid Conference; to inform Bidders of project requirements, review important aspects of the Contract Documents.

COMMENTS: See attached.

TRANSACTIONS OF PRE-BID CONFERENCE

COPIES TO: Those attending,
All Bidders.

COMMENTS:

1. This Report of Pre-Bid Conference shall be considered Addendum No. 1.
2. The project scope of work was reviewed by Architect. A tour of a typical building attic and building exterior took place after the meeting.
3. Bidders were advised that the State has included its own Front-End Section (Division 0) for the project. Division 0 includes bidding requirements and incidental documents which shall take precedence over past Division 0 bidding requirements and documents. Bidders are directed to submit all project questions to the Department of Purchasing, website, specifically referencing job number.
4. Bids are due Tuesday, August 20, 2013 at 10:00 A.M. at the RI Division of Purchases, 2nd Floor, One Capitol Hill, Providence, RI.
5. Architect referenced the 3/15/12 correspondence prepared by the Rhode Island Historical Preservation & Heritage Commission (RIHP&HC). Architect emphasized that:
 - The RIHPHC must be consulted on the decision pertinent to this project; that 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 building s that are considered eligible for the National Register. Whenever a department or agency proposes to physically alter a building that is considered eligible, the RIPHHC 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.
 - In addition to other specified work, this project involves the total slate roofing system replacement rather than slate roofing system repairs.
 - The bidders shall base their bid on the specified work; however, it is the intent of the Owner to replace materials with similar products.
 - The successful bidder must be experienced in slate roof replacement. The contractor must have a minimum of five (5) consecutive years experience with projects of similar scope of work, building size and complexity.
 - The RIHP&HC requires that slate samples must be replaced in kind and match the existing slate in colorization and size.
 - The contractor must attempt to reuse the existing snow guards and/or match the originals if replacement/additional snow guards are needed. The RIHP&HC will require samples of the replacement snow guards, slates, masonry mortar, brick, etc.
 - Architect reported that the RIHP&HC will be instrumental in its selecting the contractor.
 - The successful contractor shall conform with the attached "Contractor Qualification Statement" as distributed at the Pre-Bid Conference.
6. The Contractor shall submit certified payroll reports, monthly, to the Owner. The Contractor shall comply with worker classifications and maintain O.S.H.A. certificates.
7. Bidders are directed to carefully review the Contract Documents prior to submitting their bid, particularly the following sections of the Project Manual, most of which were reviewed at this Pre-Bid Conference:
 - **01055, Typical Exterior Building Photos:** Particularly page 1.
 - **01010, Summary of the Work:** Bidders are directed to carefully review this section, particularly 1.01, 1.03 A, B, C, E, I, & K, 1.04 A, E, F, K, L, & M, 1.07 E, F & G, 1.08 A & B and 1.09B. The total number of days to complete the scope of work shall be one hundred twenty (120) consecutive calendar days from issuance of the Purchase Order from the State to the successful bidder.

- **01012, Contractor's Use of the Premises:** Particularly 1.02 C & D and 1.06 C.
 - **01020, Project Allowances:** Bidders are reminded to include the specified project allowances in their Base Bid. BE AWARE OF 1.01B, 1.01 C.3, 1.03, A.2, .3 AND .4.
 - **01100, Alternates.**
 - **01300, Submittals:** Particularly 1.04 A, B, C & N, 2.03 A, B & C and 3.03 C.2.
 - **01400, Quality Control:** Particularly 1.04 E.
 - **01500, Temporary Utilities:** Bidders are required to provide portable toilet facilities.
 - **01641, Substitutions & Product Options:**
 - **01700, Project Close-Out:** Particularly 1.05A and 1.08B.
 - **01711, Demolition & Repair:** Particularly 3.02D & E.
 - **02100, Site Preparation:** All lawn and planter areas shall be restored to original/new condition by the G.C., subsequent to completion of this project. Also, Contractor shall be solely responsible for any and all damages to below grade utilities, should damages occur – Provide maintenance of all lawn repairs.
 - **04106, Mortar & Masonry Restoration:** Particularly 1.01B, 1.02B & D, 1.03A & D, and 1.06 all. NOTE: In addition to the requirements of 1.02 D, include approximately 150 sq. ft. per building of pointing at all masonry mortar joints, where needed, above the typical exterior window head of the highest occupied office level and as directed by the Architect.
 - **07176, Water Repellent Coating for Masonry:** Particularly 1.02K. ALSO: Provide at all masonry located above the applicable rooftop specified to be replaced unless otherwise noted on the drawings.
 - **07321, Slate Roofing:** Particularly 1.01 A & B, 1.02 B (all), and 2.01 A.1. NOTE: the slate thickness shall be 3/8" thick, minimum, 2.02A.
 - **07540, PVC Sheet Roofing System.**
8. Owner does not anticipate presence of hazardous materials. However, if Contractor does encounter hazardous materials, he shall notify the Owner who in turn, will provide the necessary hazardous materials procedures. The Contractor will be directed to halt all work in the area(s) affected until the situation is remedied by the Owner. The Contractor will then be allowed to resume work in the affected areas. Claims for additional costs will not be allowed by the Contractor in connection with this matter.
9. State employees occupy the buildings almost every day, 24/7; that buildings accommodate the Department of Building Regulations, Licensing Agencies, and such.
10. Parking will be allowed on-site by the Contractor, provided site access and fire hydrants are not blocked or access hindered.
11. Contractor will be required to begin work at a date conducive to the Owner's schedule. The project scope of work may be completed during the winter months. Contractors are directed to bid accordingly.

Page 4 of 4
August 6, 2013
Project No.: 05-18R-4

12. All additional work above and beyond the Contract Scope of Work shall be documented and agreed upon in advance by the Owner, Contractor and Architect. Any additional work completed by the Contractor without Owner and Architect approval shall be done so at the Contractor's sole expense.
13. Bidders are strongly advised to inspect existing conditions at the site prior to submitting bids.
14. Bidders shall be responsible for notifying the Architect of missing pages, obvious discrepancies and/or omissions in the Contract Documents. No allowances or special considerations will be allowed in connection with this item. Contractor shall provide the specified and the intended work whether or not work is actually shown or described.
15. Owner shall be notified by the Contractor at least seventy-two (72) hours in advance prior to utility "down time" and site deliveries.
16. The Contractor shall be responsible for obtaining and maintaining all permits.
17. Only items addressed in addendum form, as issued by the Owner, shall be considered part of this Contract. No other agreements or conversations will be binding. Addenda for "clarification" purposes only, may be issued by the State after that date.
18. Bidders are directed to make inquiry prior to submitting bid, as to the Addenda issued.

END OF ADDENDUM



State of Rhode Island
Division of Purchases
One Capitol Hill
Providence, RI 02908

"MANDATORY" PRE-BID CONFERENCE SIGN IN SHEET

Mandatory Pre-bid Conference: 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.

BID NUMBER: 7483383
 BID TITLE: ROOF REPLACEMENT AND REPAIRS AT THE CENTER
 GENERAL FACILITY, BLDGS 68,69,71
 PRE-BID DATE AND TIME: WEDNESDAY 7/31/13 AT 10AM

Purchasing Representative: DCADORET
 Mandatory Pre-Bid Start Time: 10:00
 Mandatory Pre-Bid End Time: 11:00

COMPANY NAME	COMPANY REPRESENTATIVE	ADDRESS	CONTACT E-MAIL	CONTACT PHONE NUMBER	CONTACT FAX NUMBER	PROPOSAL SUBMITTED FOR Purchasing Use ONLY
CROCKER AREA	David Crocker	129 SOUTH BLD 4	DAVID@CROCKER ARCHITECTURAL	508 987 9902	508 987 9902	
CAPENWY ROOFING	Arnold Humphreys	664 SAMPFORD ROAD WESTPORT MASS	KRYBICKI	508-678-2670	508-678-2670	
Greenwood Ind	Slot Robert	50 HOME AVE MA MILWAU	STOBERT@GREENWOOD-INDUSTRIES.COM	508-865-4040	508-865-1125	
SILKSTON ROOFING	ERIC ROTH	134 FERRY ST S. CRADON MA	ericroth@silkstonsil.com	508 887 8908	508 887 8918	
Bay State Restoration	Shari Silvia	338 METWAM AVE WARREN RI 02885	BREESTORED	401-245-0755	401-245-401245	
Bay State Restoration	Al St. Angelo			245 0755	245 4480	
PATRICK MCKENNA REE	PAT MCKENNA	55 EAST POUL RD	PAT MCKENNA	401-727-0020	401-727-1584	
STAR MAINTAINING	DAVE CADORET		edward.rudiger@cadoret.com	401-3043	401-345-4199	
LISTER						
FACILITIES	MARK BAENESS					
FACILITIES	CARLETON ARAUC					
STAR MAINTAINING	DAVID CADORET					
CASTELLUCCI, GAIL	JIM CASTELLUCCI	MILWAU, 175 HIGWAY SERVICES	JCASTELLUCCI@Y4400.COM	401 353-0607		

** VENDOR: PLEASE SUBMIT A BUSINESS CARD IF AVAILABLE **

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.



State of Rhode Island Department of Administration
Division of Purchases

REVISED
December 7, 2012

NOTICE TO CONTRACTORS
AND VENDORS BIDDING
ON PUBLIC WORKS PROJECTS

Effective **January 1, 2013** all Public Works related project proposals exceeding Five Hundred Thousand (\$500,000) dollars are required to include a "public copy." All agency contract solicitations, requests for proposals, invitations for bids, etc. shall state that any bid or proposal that exceeds Five Hundred Thousand (\$500,000) dollars must include a copy to be available for public inspection upon the opening of the bids. Any bid or proposal in excess of Five Hundred Thousand (\$500,000) dollars which does not include a copy for public inspection shall be deemed to be non-responsive. Additionally, proposals submitted for a Master Price Agreement, when the total amount potentially may exceed Five Hundred Thousand (\$500,000) and the solicitation expressly requires any or all vendors to submit a public copy, must include a copy to be available for public inspection.

For further information, please see R.I. Gen. Laws Section 37-2-18(j) and State Procurement Regulations at www.purchasing.ri.gov. 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.

In accordance to the State Procurement Regulations that became effective January 2, 2012 the following conditions are required:

1. All bid proposals shall be opened publicly and read aloud.
2. Each bid, together with the name of the bidder, shall be recorded and an abstract made available "immediately" for public inspection.

3. Copy of the redacted bid proposal shall be available for public inspection by the close of the business the day the subject bid(s) and/or contract(s) is opened by the Division of Purchases.
4. The burden to identify and withhold from the public copy that is released at the bid opening any trade secrets, commercial or financial information, or other information the bidder deems not subject to public disclosure pursuant to Chapter 38-2, the Access to Public Records Act, shall rest solely and exclusively with the bidder submitting the bid proposal.
5. At the time that a proposal is submitted, a bidder must submit a redacted copy of the bid proposal in a PDF (Portable Document File) file format on a read only CD-R Media Disk (hereinafter referred to as a "CD"). Vendors are required to provide all documents submitted in response to the bid solicitation on the CD.
 - a. The acceptable media is a CD-R. Media that is read/writable (CD RW) will not be accepted.
 - b. Only readable, not writeable media is acceptable.
 - c. Vendor is responsible for supplying their own CD-R media.
 - d. Vendor is responsible for the integrity of the CD.
6. Failure of the bidder to submit a public copy on a readable CD, as required by RIGL 37-2-18 as amended, shall result in the disqualification of said bid.
7. CD must be enclosed in a protective cover and the protective cover clearly labeled with the following:
 - a. Marked "Public Copy"
 - b. Title of Solicitation as it appears on the RIVIP cover letter.
 - c. Name of Company and Vendor ID as it appears on the RIVIP cover letter.
 - d. Bid Response Number as it appears on the RIVIP cover letter.
 - e. Date of Bid as it appears on the RIVIP cover letter.
8. Bid response on CD-R to be in a PDF (Portable Document Format).
 - a. One PDF file will be on the CD-R. File to meet the following requirements:
 - i. Only one file will contain all documents in response to the bid. If you have more than one document for the response, the documents must be concatenated or merged into one PDF document. Failure to submit only one PDF file may result in disqualification of bid.
 - ii. File should be named in the following manner:
 1. BidNumber_DateofBid_VendorName_VendorID.pdf. Where:
 1. Bid Number is the bid number for which the response is for as it appears on the RIVIP cover sheet.
 2. Dateofbid is date of bid using the format (mm-dd-yyyy).
 3. VendorName is the name of the vendor as one word – no spaces or punctuation.
 4. Vendor ID as it appears on the RIVIP vendor cover sheet.

Note: you must use underscores in separating the fields. Do not use underscores anywhere else in the filename other than to separate the fields.

Example: 1234567_06-01-2011_Vendor1_9876.pdf

9. Purchasing staff will officially conclude the bid opening and all loaded proposals will be posted to the Purchasing web site. All proposals will be available immediately after bid opening www.purchasing.ri.gov .

For technical assistance, contact the Division of Purchases office at 574-8100.

DOCUMENT 00300

BID FORM

Date: -----

To: The Department of Administration
Division of Purchases
One Capitol Hill
Providence, Rhode Island 02908-5859

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

Submitted By: -----
(include Bidder's
address, tel. & FAX
nos., and License no.
if applicable) -----

1. BID

A. Having examined the Place of the Work and all matters referred to in the "Instruction to Bidders" & "Supplementary Instructions To Bidders" and in the Contract Documents prepared by the Architect, Castellucci, Galli Corporation, for the above mentioned project, we the undersigned, hereby propose to enter into Contract to perform the Work of the Bid Package for the contract price specified below, as selected by the Owner, subject to additions and deductions in accordance with the terms of these Contract Documents.

2. BID PRICES:

A. Contract Price to provide the new slate roofs and new single-ply membrane roof replacement and all other incidental work:

_____ Dollars (\$ _____)
(written, and numerically)

3. ALLOWANCES:

A. We have included the following Allowances from Division 1, Section 01020 of the Project Manual in each of the above:

- | | |
|-------------------------------------|--------------------------|
| 1. Testing Allowance: | \$ 9,000.00 per building |
| 2. Roof Drain Inspection Allowance: | \$ 9,000.00 per building |
| 3. Roof Access Allowance: | \$22,000.00 total |
| 4. Hazardous Materials Allowance: | \$36,000.00 per building |
| 5. Hatch Allowance | \$22,000 total |

4. BID ALTERNATES:

- A. We propose to modify the above Bid Prices by the following amounts, as identified in Section 01100, Alternates herein and as may be selected by the Owner. NOTE: The Owner reserves the right to select any Bid Alternate in any order. However, if so desired, the Owner shall select the appropriate Bid Alternate, in prioritized order, that is associated with the applicable Bid Price.

BID ALTERNATE NO. 1:

Deduct from the Base Bid Price, the cost to provide all specified work at Building No. 69. Deduct twenty-one (21) days from the timeframe to Substantial Completion of the work.

DEDUCT: \$ _____

BID ALTERNATE NO. 2:

Deduct from the Base Bid Price, the cost to provide all specified work at Building No. 68. Deduct twenty-one (21) days from the time frame to Substantial Completion of the work.

DEDUCT: \$ _____

5. UNIT PRICES:

- A. Contractor's Unit Price Note: The following Unit Prices are intended to provide the owner with predetermined prices should changes to the Base Bid Contract be required. The Owner reserves the right to include any Unit Price Item for adding or deleting work. The Contractor agrees to modify the applicable Bid Price by the shown amount. The prices herein established, include the net cost plus overhead and profit.

- 1). Add to or deduct from the Bid Price, cost to point existing mortar joints in accordance with the Contract Documents:

ALLOW: \$ _____/sq. ft.
ALLOW: \$ _____/L.F.

- 2). Add to or deduct from the Base Bid Price, cost to wash and waterproof existing masonry in accordance with the Contract Documents.

ALLOW: \$ _____/sq. ft.

- 3). Add to or deduct from the Bid Price, cost to replace damaged and/or decayed wood plank substrate throughout the roof areas currently roofed with slate and/or other roofing materials. Comply with pertinent portions of the Project Manual. Field verify and become familiar with the intended work prior to submitting bid.

ALLOW: \$ _____/sq. ft.

- 4). Add to or deduct from the Bid Price, cost to provide caulking and sealants in accordance with the Contract Documents.

ALLOW: \$ _____/sq. ft.

- 5). Add to or deduct from the Bid Price, cost to sand, wash, prime and paint the exposed wood roof overhang assembly as shown on Detail "A", Drawing A-3.

ALLOW: \$ _____/L.F.

- 6). Add to or deduct from the Bid Price, the cost to provide the new wood replacement and all incidental work shown and described in Detail A, Drawing A-3.

ALLOW: \$ _____/L.F.

6. ACCEPTANCE

- A. This Bid shall be irrevocably open to acceptance for 60 days from the Bid closing date. If this Bid is accepted by the Owner within 60 days, we will:

- 1.) Execute the Agreement subject to compliance with required State regulatory agency approvals as described in the "Invitation to Bid" & "Supplementary Instructions to Bidders".
- 2.) Furnish the required bonds in compliance with amended provisions of the "Instructions to Bid".
- 3.) Commence Work within fourteen (14) days after receipt of a Purchase Order.

- B. If this Bid is accepted within sixty (60) days, and we fail to commence the Work, or we fail to provide the required bond(s), the security deposit shall be forfeited as damages to the Owner by reason of our failure, limited in amount to the lesser of the value of the security deposit, or of the difference between this Bid and the Bid upon which the Contract is signed.

- C. In the event our Bid is not accepted within sixty (60) days, the required security deposit shall be returned to the undersigned, in compliance with the provisions of the "Instructions to Bidders", unless a mutually satisfactory arrangement is made in writing for its retention and validity for an extended period of time.

7. CONTRACT TIME

- A. If this Bid is accepted, we will achieve Substantial Completion of the work in ninety (90) calendar days from receipt of a Purchase Order. Final completion of the work shall be thirty (30) calendar days, thereafter. Total contract time shall be one hundred twenty (120) calendar days. NOTE: In addition to Liquidated Damages to the Owner, the Contractor shall reimburse the Architect at \$175.00/hour for any and all time expended in connection with Construction Administration of the project subsequent to the expiration of the total contract time, unless otherwise agreed by the owner, Contractor and Architect during the Construction Phase.

- B. Liquidated Damages, In as much as Time is of the Essence:

If we fail to achieve certification of Substantial Completion at the expiration of the agreed upon Contract Time indicated above, we acknowledge we will be assessed Liquidated Damages for each calendar day the project continues to be in default of Substantial Completion as follows:

\$544.00 per calendar day.

8. ADDENDA

A. The following Addenda have been received. The noted modifications to the Bid Documents have been considered and all costs are included in the Bid Sum.

Addendum No. 1, dated _____
Addendum No. 2, dated _____ etc.

9. BID FORM SIGNATURES

(Bidder's name)

By: _____

Title: _____

Corporate Seal:

END OF DOCUMENT