

Volunteers of America, Utah Adult Detox Center

Table of Contents

- 1.1 GENERAL INFORMATION 2
- 1.2 BID DUE DATE 3
- 1.3 PRE BID DATE 4
- 1.4 REPLACE TPO ROOF..... 4
- 1.5 REPLACE THREE ROOF TOP UNITS 4
- 1.6 BATHROOM REMODEL GENERAL..... 5
- 1.7 WOMAN’S BATHROOM REMODLE 6
- 1.8 BATHROOM #2 REMODEL..... 7
- 1.9 BATHROOM #4 REMODEL..... 8

Volunteers of America, Utah Adult Detox Center

1.1 GENERAL INFORMATION

- 1.1.1 This project will be a FEDERALLY FINANCED COMMUNITY DEVELOPMENT PROJECT. All rules and regulations governing such projects will be applicable. The contract is to be awarded to the lowest responsible and responsive bidder, whose bid meets the requirements and criteria set forth in the request for bids. Requirements for prevailing wage rates and certified payrolls apply as it is subject to the Davis-Bacon Act.
- 1.1.2 Also, work to be completed under this project is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, the purpose of which is to ensure employment and other economic opportunities generated by HUD-assisted projects shall, to the greatest extent feasible, be directed to low- and very low-income persons, particularly persons who are recipients of HUD assistance for housing.
- 1.1.3 All (sub) contractors participating in this project must have a Data Universal Numbering System (DUNS) number and be registered on the federal System for Award Management (SAM) at sam.gov.
- 1.1.4 Bond Requirements. If the Project(s) involves construction or rehabilitation costing \$25,000 or more, Subrecipient may require that contractors furnish, at the contractors' expense, a separate performance bond and a labor and materials bond, each for an amount not less than 100% of the contract price, or such other assurances as approved in writing by County. If required, the bonds shall be issued by a qualified corporate surety licensed to transact business in Utah. If at any time during performance of the work, the surety on the bonds shall be disqualified from doing business in Utah, or shall become insolvent or otherwise impaired, contractors shall furnish bonds from an alternate surety acceptable to County and Subrecipient. The bonds shall remain in effect until completion of the Project(s) including completion of all warranty and guaranty work and shall be delivered to County prior

Volunteers of America, Utah Adult Detox Center

to the commencement of any work. Subrecipient shall secure an increase in the bonds in an amount equal to the cost of any additional work authorized pursuant to a duly executed change order or amendment to this Agreement.

- 1.1.5 For all contracts and subcontracts for construction, alteration, or repair in excess of \$2000, Subrecipient agrees to comply with the requirements of the Secretary of Labor in accordance with the provisions of the Davis-Bacon Act, 40 U.S.C. §276a1-276a7, as amended, including(a)(1) Minimum wages, (a)(2) Withholding, (a)(3) Payrolls and basic records, (a)(4) Apprentices and trainees, (a)(5) Compliance with Copeland Act requirements, (a)(6) Subcontracts, (a)(7) Contract termination: debarment, (a)(8) Compliance with Davis-Bacon and Related Act requirements, (a)(9) Disputes concerning labor standards and (a)(10) Certification of eligibility.
- 1.1.6 Subrecipient agrees that, except for the rehabilitation or construction of residential property containing less than eight (8) units, all contracts or subcontracts in excess of \$2,000.00 for construction, renovation or repair work financed in whole or in part with assistance provided under this Agreement, shall comply with federal requirements pertaining to such contracts and with the applicable requirements of the regulations of the Department of Labor, under 29 CFR Parts 1, 3, 5 and 7 governing the payment of wages and ratio of apprentices and trainees to journey workers; provided, that if the wage rates higher than those required under the regulations are imposed by state or local law, nothing hereunder is intended to relieve Subrecipient of its obligation, if any, to require payment of the higher wage. Subrecipient shall cause or require to be inserted in full, in all such contracts subject to such regulations, provisions meeting the requirements of this paragraph.
- 1.1.7 Subrecipient agrees to comply with the requirements of the Contract Work Hours and Safety Standards Act, 40 U.S.C. § 327; and the Copeland "Anti-Kickback" Act; 40 U.S.C. § 276c, and all other applicable Federal, state and local laws and regulations pertaining to labor standards insofar as those acts apply to the performance of this Agreement. Subrecipient shall maintain documentation which demonstrates compliance with hour and wage requirements of this part. Such documentation shall be made available to County for review upon request.

1.2 BID DUE DATE

Volunteers of America, Utah Adult Detox Center

- 1.2.1 Bids will be due no later than 10/10/2018 at 4 pm
- 1.2.2 Bids sent in mail or delivered in person to 435 Bearcat Drive, Salt lake City, UT 84115

1.3 PRE BID DATE

- 1.3.1 There will be a mandatory pre bid meeting 10/3/2018 at 8:30 A.M.
- 1.3.2 Pre bid meeting will be held at Adult Detox Center in the upstairs group room at 252 W. Brooklyn Ave.

1.4 REPLACE TPO ROOF

- 1.4.1 Replace existing 1150 square feet of TPO and install new TPO.
- 1.4.2 Make any repairs to roof to properly install TPO membrane with customer's approval.
- 1.4.3 Contractor to be in good standing with the membrane manufacturer and the supplier.
- 1.4.4 Existing conditions discussed at the time of the pre-bid meeting are based on field observation and are given for guidance. While care has been exercised to accurately represent existing conditions, it is the contractor's responsibility to field-verify actual dimensions and conditions.
- 1.4.5 Contractor shall be solely responsible for the means, methods, and sequences of construction and the safety of construction personnel and authorized visitors.
- 1.4.6 Materials indicated to be removed shall be properly disposed of off-site in accordance with Federal, state, or local laws.
- 1.4.7 Protect finishes adjacent to areas of work. Repair or replacement of finishes damaged shall be the responsibility of the contractor.
- 1.4.8 Construction equipment, materials or vehicles are to be stored or parked in designated areas.
- 1.4.9 Areas disturbed or damaged by the construction are to be returned to original condition at contractor's expense.
- 1.4.10 The contractor is to secure the construction site daily prior to leaving the site.
- 1.4.11 Contractor shall follow all manufacturers' recommended surface prep procedures prior to application of material.

1.5 REPLACE THREE ROOF TOP UNITS

- 1.5.1 Remove two existing 3 ton RTUs and one 4 ton RTU.

Volunteers of America, Utah Adult Detox Center

- 1.5.2 Install three new RTUs what are the correct size for the space.
- 1.5.3 Install or move supply air lines where needed.
- 1.5.4 Install or move return air lines where needed.
- 1.5.5 Install or move thermostats where needed.
- 1.5.6 Existing conditions discussed at the time of the pre-bid meeting are based on field observation and are given for guidance. While care has been exercised to accurately represent existing conditions, it is the contractor's responsibility to field-verify actual dimensions and conditions.
- 1.5.7 Contractor shall be solely responsible for the means, methods, and sequences of construction and the safety of construction personnel and authorized visitors.
- 1.5.8 Materials indicated to be removed shall be properly disposed of off-site in accordance with federal, state, or local laws.
- 1.5.9 Protect finishes adjacent to areas of work. Repair or replacement of finishes damaged shall be the responsibility of the contractor.
- 1.5.10 Construction equipment, materials or vehicles are to be stored or parked in designated areas.
- 1.5.11 Areas disturbed or damaged by the construction are to be returned to original condition at contractor's expense.
- 1.5.12 Contractor shall follow all manufacturers' recommended surface prep procedures prior to application of material.

1.6 BATHROOM REMODEL GENERAL

- 1.6.1 Existing conditions discussed at the time of the pre-bid meeting are based on field observation and are given for guidance. While care has been exercised to accurately represent existing conditions, it is the contractor's responsibility to field-verify actual dimensions and conditions.
- 1.6.2 Contractor shall be solely responsible for the means, methods, and sequences of construction and the safety of construction personnel and authorized visitors.
- 1.6.3 Contractor shall be solely responsible for locating all utilities within the area of construction prior to start of the project.
- 1.6.4 Contractor shall inspect any conditions under which work will be performed and report to the

Volunteers of America, Utah Adult Detox Center

customer, in writing, any conditions detrimental to the timely completion and satisfactory results of the project. Do not proceed until satisfactory conditions are corrected.

- 1.6.5 Materials indicated to be removed shall be properly disposed of off-site in accordance with federal, state, or local laws.
- 1.6.6 Protect finishes adjacent to areas of work. Repair or replacement of finishes damaged shall be the responsibility of the contractor.
- 1.6.7 Construction equipment, materials or vehicles are to be stored or parked in designated areas.
- 1.6.8 Areas disturbed or damaged by the construction are to be returned to original condition at contractor's expense.
- 1.6.9 The contractor is to secure the construction site daily prior to leaving the site.
- 1.6.10 Contractor shall follow all manufacturers' recommended surface prep procedures prior to application of material.

1.7 WOMAN'S BATHROOM REMODLE

- 1.7.1 Remove existing tiles and sheet rock from walls ceiling, floor and shower area.
- 1.7.2 Install new cement board on all wall and Firecode Core 5/8" Gypsum Board on ceiling.
- 1.7.3 Install waterproof system in shower area and prep for tile.
- 1.7.4 Install tile on all walls from floor to ceiling.
- 1.7.5 Install new tile on floor appropriately pitched to the floor drain(s).
- 1.7.6 Check plumbing for any repairs, under sized pipes, or cleaning that need to be done.
- 1.7.7 Eliminate one urinal closet to the showers.
- 1.7.8 Remove all partitions.
- 1.7.9 Install new meatal partitions for two toilets and one urinal.
- 1.7.10 Remove all existing lights.
- 1.7.11 Install new LED lights rated for wet areas.
- 1.7.12 Remove existing exhaust fan.
- 1.7.13 Install new exhaust fan with humidistat rated for the appropriate size bathroom of 1300 cubic feet. (Note: humidistat can be intergraded in to the exhaust fan or installed separate)
- 1.7.14 Remove existing shower valves and repair and plumbing issues.
- 1.7.15 Install three new signal handle, 2.5 GPM, hand held shower head, and ADA complaint trim kits in chrome finish with operate shower valve.

Volunteers of America, Utah Adult Detox Center

- 1.7.16 Remove existing faucet and install new commercial two handle wrist blade style lavatory faucet in a chrome finish.
- 1.7.17 Remove shower curbs in three showers
- 1.7.18 Install new ADA hand rails for toilets and showers.
- 1.7.19 Bathroom are to meet all code requirements that the space can accommodate for Americans with Disabilities Act (ADA).

1.8 BATHROOM #2 REMODEL

- 1.8.1 Remove existing from walls ceiling, floor and shower area.
- 1.8.2 Install tile 4 feet up on all wall except in shower area.
- 1.8.3 Install new tile on floor appropriately pitched to floor drain.
- 1.8.4 Install waterproof system in shower area and prep for tile.
- 1.8.5 Install tile in on shower walls
- 1.8.6 Remove all existing lights.
- 1.8.7 Install new LED lights rated for wet areas.
- 1.8.8 Remove existing exhaust fan.
- 1.8.9 Install new exhaust fan with humidistat rated for the appropriate size bathroom of 384 cubic feet. (Note: humidistat can be intergraded in to the exhaust fan or installed separate)
- 1.8.10 Remove existing shower valve and repair and plumbing issues.
- 1.8.11 Install new signal handle, 2.5 GPM, hand held shower head, and ADA complaint trim kit in chrome finish with operate shower valve.
- 1.8.12 Remove existing faucet and install new commercial two handle wrist blade style lavatory faucet in a chrome finish.

Volunteers of America, Utah Adult Detox Center

1.8.13 Remove and install lower height shower curb.

1.9 BATHROOM #4 REMODEL

1.9.1 Remove existing from walls ceiling, floor and shower area.

1.9.2 Install tile 4 feet up on all wall except in shower area.

1.9.3 Install new tile on floor appropriately pitched to floor drain.

1.9.4 Install waterproof system in shower area and prep for tile.

1.9.5 install tile in on shower walls

1.9.6 Remove all existing lights.

1.9.7 Install new LED lights rated for wet areas.

1.9.8 Remove existing exhaust fan.

1.9.9 Install new exhaust fan with humidistat rated for the appropriate size bathroom of 384 cubic feet. (Note: humidistat can be intergraded in to the exhaust fan or installed separate)

1.9.10 Remove existing shower valve and repair and plumbing issues.

1.9.11 Install new signal handle, 2.5 GPM, hand held shower head, and ADA complaint trim kit in chrome finish with operate shower valve.

1.9.12 Remove existing faucet and install new commercial two handle wrist blade style lavatory faucet in a chrome finish.

1.9.13 Remove and install signal barrel jumbo toilet paper holder.

1.9.14 Remove existing toilet bowl

1.9.15 Install new plumbing for manual flash valve.

1.9.16 Install new 1.6 GPF, top mount spud, manual flush valve.