

REHABILITATION BID FORM

City of Saginaw – Purchasing Office
Room 105 – First Floor
1315 S. Washington Ave.
Saginaw, MI 48601

DATE AVAILABLE: 9/27/18
DUE DATE: 10/12/18 @ 11:00 AM
BID NUMBER: 6907
ADDRESS: 2519 GALLAGHER

MANDATORY PRE-BID INSPECTION: WEDNESDAY, OCTOBER 3, 2018 @ 10:45 AM WITH CONTRACTORS AND SPECIFICATION WRITER.

Furnish labor and material, as per attached specifications. Both page one and page two must be included and total bid amounts must agree. Unit prices from Page 2 will be considered correct and their total will be considered the bid total in the event that the total bids do not agree. **THIS IS AN ALL OR NONE BID FOR REPAIR ONLY.**

Total Bid \$ _____

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE THAT THE CITY OF SAGINAW PURCHASING OFFICE HAS THE FOLLOWING REQUIREMENTS ON FILE **PRIOR** TO THE BID DUE DATE AND TIME.

General Instructions:

1. Bids must be received by 11:00 A.M. on the due date, must be completely executed, and signed by the License holder or State licensed Salesperson, dated and with the company name and address in the space provided.
2. Bids must be submitted in a sealed envelope, one bid per envelope, with the bid number clearly indicated on the outside of the envelope.
3. All bids must be either typewritten or in ink.

License Requirements:

1. A current State Residential Builder's License must be on file in the Purchasing Office prior to the bid opening.
2. Current completed Contract Compliance forms must be on file in the Purchasing Office prior to the bid opening.

Insurance Requirements:

1. Current General Liability coverage for at least \$100,000 bodily injury and \$200,000 property damage or a combined \$300,000 policy limit.
2. Current Workers' Compensation coverage.
3. All certificates must designate the City of Saginaw as the Certificate Holder and must be on file in the Purchasing Office prior to the bid opening.
4. Certificates must be addressed as follows: City of Saginaw, ATTN: Purchasing, 1315 S. Washington Ave., Saginaw, MI 48601.
5. All certificates must include a clause stating that the City of Saginaw, as Certificate Holder, will receive a minimum 30-day written notice of cancellation or termination of the policy for any reason.
6. All certificates of insurance must be signed and mailed or faxed directly from the issuing agent. **Hand delivered certificates from vendors will not be accepted.**

Additionally, the general contractor will be responsible for providing the following proof to the Community Development and Block Grant Director prior to award of contract (as necessitated by bid specifications):

1. Two current Lead Hazard Remediation Program Supervisor's Licenses or one Lead Abatement Contractor's License **FOR BIDS OVER \$25,000**. Or,
2. Certification of completion for **EACH** worker in the "Work Smart, Work Wet, and Work Clean to Work Lead Safe" training course **FOR BIDS UNDER \$25,000**.

FAILURE TO COMPLY WITH THE ABOVE INSTRUCTIONS AND REQUIREMENTS WILL RESULT IN YOUR BID BEING DISQUALIFIED.

By signing below, the vendor is hereby establishing the total bid for 90 days from the due date. In the event that the vendor refuses to contract for their bid prices within said 90 days; they may not be allowed to bid on future jobs.

The City of Saginaw has an income tax. All successful bidders will be subject to income tax withholdings and compliance is mandatory.

As part of consideration for this bid, the undersigned hereby agrees to have withheld from any payment due them any amounts owed for taxes, fees, or other charges due the City of Saginaw.

Company Name: _____ Date: _____

Address: _____

License Holder Signature: _____

The substance and form of this bid must be acceptable to the City. If any of the above requirements are not met, the City reserves the right to reject any and all bids.

REHABILITATION BID FORM

DATE AVAILABLE: 9/27/18
DUE DATE: 10/12/18 @ 11:00 AM
BID NUMBER: 6907
ADDRESS: 2519 GALLAGHER

MANDATORY PRE-BID INSPECTION: WEDNESDAY, OCTOBER 3, 2018 @ 10:45 AM WITH CONTRACTORS AND SPECIFICATION WRITER.

Complete the appropriate unit prices corresponding to the specifications attached. Unit prices and total bid must be completed on this page. This is an all or none bid. **Failure to complete unit prices, to sign both pages of the bid form, or to submit both pages of the bid will result in disqualification of the bid.**

Unit prices for corresponding specification numbers:

1. \$ _____	17. \$ _____	33. \$ _____	49. \$ _____	65. \$ _____
2. \$ _____	18. \$ _____	34. \$ _____	50. \$ _____	66. \$ _____
3. \$ _____	19. \$ _____	35. \$ _____	51. \$ _____	67. \$ _____
4. \$ _____	20. \$ _____	36. \$ _____	52. \$ _____	68. \$ _____
5. \$ _____	21. \$ _____	37. \$ _____	53. \$ _____	69. \$ _____
6. \$ _____	22. \$ _____	38. \$ _____	54. \$ _____	70. \$ _____
7. \$ _____	23. \$ _____	39. \$ _____	55. \$ _____	71. \$ _____
8. \$ _____	24. \$ _____	40. \$ _____	56. \$ _____	72. \$ _____
9. \$ _____	25. \$ _____	41. \$ _____	57. \$ _____	73. \$ _____
10. \$ _____	26. \$ _____	42. \$ _____	58. \$ _____	74. \$ _____
11. \$ _____	27. \$ _____	43. \$ _____	59. \$ _____	75. \$ _____
12. \$ _____	28. \$ _____	44. \$ _____	60. \$ _____	76. \$ _____
13. \$ _____	29. \$ _____	45. \$ _____	61. \$ _____	77. \$ _____
14. \$ _____	30. \$ _____	46. \$ _____	62. \$ _____	78. \$ _____
15. \$ _____	31. \$ _____	47. \$ _____	63. \$ _____	79. \$ _____
16. \$ _____	32. \$ _____	48. \$ _____	64. \$ _____	80. \$ _____

TOTAL BID \$ _____

Unit Prices will be considered correct. Addition errors will be corrected and the total bid adjusted accordingly.

Company Name: _____ Date: _____

Address: _____

Authorized Signature: _____
(License holder or State Licensed Residential Builder's Salesperson only)

D.P.S. ok
9-6-18

Residential Rehabilitation Specifications

Client: DARREL VANN

Inspector: SCOTT NIZINSKI

Address: 2519 GALLAGHER

Telephone: (989) 759-1544

Telephone: (989)482-4780

Loan Officer: IRIS BURNS

Date: 8-9-18

Telephone: (989) 759-1479

ALL WORK MUST COMPLY WITH ALL APPLICABLE CODES AND ACCEPTABLE STANDARDS OF WORKMANSHIP. ALL WORK MUST COMPLY WITH THE CITY OF SAGINAW CDBG (COMMUNITY DEVELOPMENT BLOCK GRANT) GENERAL GUIDELINES AND REQUIREMENTS. ALSO REFER TO THE LEAD PAINT RISK ASSESSMENT AND INSPECTION REPORT FOR FURTHER PROJECT INFORMATION AND REQUIREMENTS.

STRUCTURAL

- 1. Roof** - Remove the existing roof shingles down to the existing roof sheathing and properly dispose away from the site. Install all new OSB roof sheathing. Install new architectural dimensional style roof shingles. Include all required underlayment, ice barriers, drip edge and any required flashing components. All work must comply with current code requirements. Include the garage roof. Roof shingles must have a manufacturer's warranty of at least 25 years.
- 2. Gutter system** - Install a new seamless aluminum gutter system with all required downspouts and extensions.
- 3. Front porch platform, and ramp** – Remove the existing and properly dispose away from the site. Install a new porch platform and ramp to current code requirements. Include all new guardrails and handrails.
- 4. Windows** –Install all new commercially produced thermo-pane vinyl replacement windows. Include any required trim work. Finish all work complete.
- 5. Living room and Hall area carpet** – Install new commercially produced carpet with a proper pad. All carpeting must be professionally installed.
- 6. Kitchen, Utility room and 4'x4' Front entry area floor** – Install all new vinyl floors in these areas. Vinyl floors must be from continuous sheet vinyl. Include all new underlayment. Include any required perimeter floor moldings.
- 7. Smoke Detectors** - Install all new smoke detectors throughout the dwelling. All smoke detectors are to be hard wired with a system-wide audible alarm.

ELECTRICAL

- 8. Electrical upgrade** - Upgrade the existing electrical system to current code requirements. Install a new minimum 100 amp panel. Include all new switches, outlets and light fixtures throughout. Include the garage.

Note: Refer to the attached electrical guideline list for further project information.

MECHANICAL

9. Furnace - Install a new 90% plus energy efficient furnace complete to current code requirements. Include any required venting and ductwork.

10. Gas flex-line and shut off – Utility area. Install a new shut off and flex-line for the existing dryer to current code requirements.

PLUMBING

11. Water Heater - Install a new 40 gallon gas fired unit to current code requirements. Include all required connections, liners and venting.

12. Bathroom shower faucet – Install a new shower faucet / shower head. New faucet to be a Moen type faucet or equal.

13. Exterior hose bibs – Remove the existing outdoor faucets. Install new frost free anti-siphon outdoor faucets to current code requirements. Include any required connections or line repairs.

Electrical Requirements for Single and Two Family Dwellings.

Habitable Rooms, Bedrooms, Sitting Rooms, etc:

1. Two (2) duplex receptacle on opposing walls
2. One (1) lighting outlets consisting of a permanently attached wall or ceiling fixture or a switched duplex receptacle in addition to the two (2) required receptacles.

Living Room:

1. One (1) duplex receptacle on each wall
2. One (1) lighting outlets consisting of a permanently attached wall or ceiling fixture or a switched duplex receptacle in addition to the required receptacles.

Kitchen:

1. Two (2) dedicated appliance circuits (20 ampere 120 volts).
2. Minimum of three (3) duplex receptacles.
3. If there is a counter top two (2) of the three (3) receptacles must serve the counter by either being directly above the counter or at least thirty (30) inches above the floor directly adjacent to the counter top. If the counter is four (4) feet or less, one duplex receptacle will be allowed. (Exception for the modular sinks w/ built in drainer areas one (1) outlet is sufficient).
4. One (1) lighting outlet (permanently mounted fixture) to provide adequate lighting for working.

Bathroom:

1. Each bathroom shall be illuminated. Lighting outlets shall be controlled by a wall switch, located for convenient and readily accessible use nearest to the entrance to the room.
2. A grounding type electrical duplex receptacle outlet separate from the lighting outlet shall be provided and shall be located at least thirty (30) inches above the floor and adjacent to the lavatory.
3. Any new electrical duplex receptacle outlets must be provided with ground fault protection

Basements:

1. One (1) lighting outlet for every 200 Sq. Ft. of basement.
2. All wiring, ¹ junction boxes, fixtures, and exposed metal that may become energized shall be grounded or bonded to the grounding system ².

Laundry:

1. One (1) dedicated laundry circuit (20 ampere 120 volts).
2. One (1) lighting circuit in addition to the required lighting outlets dedicated to the laundry area.

Egress and Stairways:

1. All front, rear or side egresses shall have adequate illumination.
2. Exterior stairway illumination shall be controlled from inside the dwelling.
3. All interior stairways shall have adequate illumination and shall be switched top and bottom with out traversing any steps.

Electrical Service:

1. Minimum of One hundred 100 ampere 120/240~ Volt service.
2. All service equipment which controls power to an individual unit shall be readily accessible to all tenants of that unit at all times. This must be provided by direct interior access to such equipment as set forth in the electrical code as adopted by the City. At no time can such equipment be locked so as to deny tenant access nor shall it be so located that tenants must first exit then re-enter the structure at another point of entry to access the equipment

Smoke Detectors:

1. Required in every sleeping room(s) and within fifteen (15) Ft outside the sleeping room(s).
2. One (1) on every habitable level of the structure.
3. Units may be hard wired, battery or both

1. *Exposed ungrounded NM cable is allowed only if it terminates in a properly installed junction box with a grounded circuit or in the service panel. Knob and tube wiring that extends directly from a wall cavity must be terminated directly into a properly installed junction box or Service Panel*
2. *Including but not limited to ductwork, gas piping and altered plumbing systems (metallic plumbing systems repaired with PVC piping)*

**Executive Summary of
Existing Lead Hazards including
Abatement and Interim Control Options**

Client:	City of Saginaw NSP Program
Survey Location:	2519 Gallagher St., Saginaw, Michigan, 48601
Survey Date:	8/28/2018
Inspector:	Kami LaFord
Job#:	1212769

Reviewing all the paint, dust and soil samples taken, no lead based paint hazards were found within the tested areas of this building. As no lead based paint hazards were found on this site, no follow up abatement or interim controls actions will be required. Further, as this building has had a risk assessment conducted and no lead hazards were found, the areas represented by this sampling qualify as "Lead Safe Housing" according to current State of Michigan requirements.

**Further OSHA regulations may still be in effect for work on these materials.*

**Always refer to the Potential Hazard Chart (Appendix C) to determine where other lead painted items may be located so as not to create additional hazards during the course of the work. If these items are disturbed, lead safe work practices must be followed.*

CITY OF SAGINAW CDBG HOME REHABILITATION PROGRAM GENERAL GUIDELINES AND REQUIREMENTS

The following guidelines pertain to all contractors, subcontractors, and workers in this CDBG/Home Housing Rehabilitation Program. All are expected to read and follow this set of requirements, which shall be referred to as "general guidelines" The City of Saginaw serves as an agent of the owner. The contract signed is between the owner and the contractor. The City as lender and agent will oversee the project and act in the owner's stead in matters of interpretation and application. The City also serves as agent of the CDBG funded program and shall apply all applicable federal, state and local requirements. **All contractors are expected to read and adhere to these guidelines along with the job specifications.**

1. Contractor(s) is responsible for all soiling created by the work and for all debris created by the work. The contractor shall remove all debris and dispose of it in a proper legal manner. All soiling of furniture, floors, coverings, or other components of the structure must be cleaned in an acceptable manner.
2. No substitutions, changes, or deletions are permitted without prior written approval of both the City of Saginaw and the Client. All work performed must adhere to the specifications for the project, the appropriate code requirements and standards, and trade practices.
3. Change orders, both the owner and the City of Saginaw must approve additions and deletions to the specifications or project in writing in advance. Any changes, additions, or deletions performed or provided without prior consent in writing are not approved and cannot be subject to either this program or the contract and therefore are not subject to payment under the contract. Note; if any changes, deletions or alterations of the specs are discovered at the bid meeting, the builder must sign a bid addendum form. Failure to comply will result in bid disqualification.
4. Any warranties or instructions provided by a manufacturer shall be provided to the owner prior to completion of the project. If installation of a new furnace is part of the job requirements, heat loss calculations must also be submitted. Additional copies may be requested by the City of Saginaw and shall be provided upon request.
5. All work shall be inspected and approved, both by the construction code inspector and the rehabilitation specialist, prior to payment. Proper permits shall be secured as required prior to commencing any work. All corrections requested must be made before payment. Such correction notices may be issued either by the construction code inspectors or the residential rehab specialists.

6. This program is not responsible for nor shall it pay for any corrective work resulting from the contractor's failure to perform satisfactorily, in accordance with the applicable codes and job specifications.

7. **Colors, patterns, designs, and such aesthetic items are the right of the owner to make.** If a contractor supplies an appliance, equipment, material or paint of a color, pattern, or design, which was not of the owner's choosing, the contractor shall be responsible for replacing it at his own expense. The contractor shall consult with the owner prior to performing work to verify choices. Note, the owner must make their selections from the builders usual suppliers.

8. All contractors shall submit a payment schedule prior to commencing and the City of Saginaw must approve these schedules. Payments will be made in accordance with the approved schedules.

9. All contractors shall make pay requests in writing. Pay requests shall be made in advance of the date of requested payment and must be submitted no later than Thursday to get paid on the following Friday. **There will be no exceptions.**

10. **Inspection requests shall be made at least 24 hours in advance.** The City reserves the right to schedule inspections (sub-floors, roof decking, footing and any other items that may be obscured must also be inspected prior to covering) at convenient times according to the inspector's schedules. The City shall attempt to meet all contractors' deadlines, but is not responsible for the inability to do so.

11. Dwellings shall not be left without water, electricity, or heat at the end of any day. Prior to finishing a work shift all utilities shall be functional for occupants use.

12. Any exposed wood, (trim, handrails, flooring, ceilings, etc.) interior or exterior, shall be finished as directed by painting, staining, varnishing or covering in aluminum coil stock. Horizontal surfaces such as vented soffits, porch ceiling etc, will be allowed to be covered in vinyl material as long as it meets the performance standards of aluminum. Treated lumber is excluded from this requirement unless otherwise directed. Note: all specified exterior decks, steps, guard or handrails must be made of treated lumber.

13. Individual job specifications, hearer notes, specific material or methodology instructions shall take precedence. The City reserves the right to alter specifications to fit particular situations. **All work shall comply with the current Building, Residential, Electrical, Mechanical, and Plumbing Codes as enforced by the City of Saginaw.**

14. All work performed on lead containing surfaces must conform to lead safe practices. **All workers and supervisors must have proper training and state certifications to conduct such work.** Proof of current builder lead licenses (as well as proof of a current RRP license) must be presented to the purchasing department before a builder will be allowed to pick-up a bid packet. The contractor will be responsible for cleaning the work site to meet acceptable dust clearance levels as recommended in the HUD guidelines. The contractor will also be responsible for all additional cleaning operations required to properly attain the mandated clearance levels as well as any additional cost assessed for clearance testing.

15. The City reserves the exclusive right to accept or reject material based on cost or quality. Inferior quality products will not be accepted. The City reserves the right to set cost allowances for particular materials.

16. If *shingles* are to be removed and replaced a 30-year or better warranted laminated architectural style shingle must be used (example: Owens Corning Duration or similar). New decking (thickness per code requirement) will also be properly installed. Roofing felt paper will not be allowed to be used. Synthetic roofing underlayment material (example: Titanium UDL or similar) must be placed on the new decking prior to shingle installation. Builder will also provide and install all other items for the roof to meet code such as, vents, drip edge, ice and water shield etc.

17. If exterior doors are specified, the *entry doors* shall be a steel pre-hung 6-panel insulated unit. The homeowner will also have the option to substitute in place of the 6-panel front door, either a ½ round fanlight or small rectangle light door. All exterior doors will be pre-primed and factory finish painted. A lockset and all hardware will also be supplied with the door. Retail cost allowance for the door shall be \$275.00 and 40.00 for the lockset. If an *exterior storm door* is specified, it shall be a Larson type vinyl/aluminum over wood core insulated door with a self-storing screen storm system. All hardware will be supplied with the door. Retail cost allowance shall be \$150.00. If any *interior doors* are specified, they shall be a 6 panel wood core or oak veneered flush wood slab. Note; hollow core doors will not be allowed to be installed. If bi-fold doors are called for they shall be complete with all tracks, knobs, post ends etc, for proper operation. No metal or hollow core doors shall be permitted. They may be either 6-panel or louvered. Retail cost allowance for the interior door shall be \$90.00 for the door and \$25.00 for the passage set.

18. If *gutters* are specified, all gutters, down spouts, and necessary fittings to install them shall be at least 5" pre-finished aluminum "K" .027 gauge material. Color shall be white unless specified otherwise. Gutters shall be sloped at least 1/16th of an inch per foot toward discharge points to insure proper drainage. If a roof section is longer than 25' (2) down legs will be required. All extensions shall extend outward from the home at least 4' unless a restriction prevents this.

19. If *siding and/or trim* is specified, siding shall be vinyl, with a minimum gauge of .042, and carry a manufacturer's warranty of 15 years, and trim shall be aluminum coil stock with a minimum gauge of .024.
20. Garage Overhead Door if specified must be complete with all trim. Unit to be a raised panel steel-clad, insulated to a minimum of R-5 with all hardware, power opener, controls and track. Cost allowance is \$600.00 (for a 9'x7' door).
21. If *windows* are to be removed and replaced, new vinyl replacement type, double hung, thermo-pane, low "E" glass, energy efficient windows and all required hardware and screens must be installed.
22. If *concrete or asphalt flatwork* is specified, all concrete and asphalt flatwork for floors, sidewalks, or driveways and such shall be placed upon a base of good draining material, be that gravel, sand, or such per trade procedures and practices. All concrete flatwork shall be at least 4" thick. All asphalt flatwork shall be at least 2" thick. All surfaces shall be broom finished smooth and to industry norms. Note; if the drive approach is to be replaced, the work shall conform to the City of Saginaw's engineering department specs and be at least 6" thick.
23. If *re-grading* is specified, all areas to be graded shall be covered with at least 6" of good quality screened topsoil. Weed block, edging and wood chips (the wood chips must be placed in a sufficient thickness of approximately 2-3", so no weed block is visible) will be placed around the perimeter of the home approx 3' out. Grass seed shall be applied to cover the balance of the area graded if required. Seed shall be perennial rye at minimum. Grading shall not be done in a manner, which allows water to run toward the structure. The grading if possible shall extend at least 4' from the home. If bushes/shrubs are specified, they shall be of an evergreen type such as but not limited to: junipers, boxwoods, arborvitae or similar. The bushes will be 1-2' in diameter with a retail cost of \$25.00 per plant. The quantity required will be specified for the individual job.
24. If *insulation* is specified, it may be either pneumatically placed (blown-in) or fiberglass bat. Pneumatically placed insulation used in walls must be R-11 minimum. Pneumatically placed insulation used in attics and under floors must be R-19 minimum. Fiberglass insulation used in attics and under floors must be 6" thick and R-19 minimum. Fiberglass insulation used in walls must be 3 1/2" thick or the thickness of the wall, whichever is greatest and R-11 minimum.
25. If *flooring* is specified the following shall apply. All carpet installation shall also include pad. Retail cost allowance for carpet is \$20.00 per yard and pad is \$4.00 per yard. Retail cost allowance for vinyl flooring is \$20.00 per yard and must include the proper installation of new luan underlayment.

26. If *cabinets* are specified, they shall be constructed of wood and wood veneers and will include the installation of new countertops. No composition board or plastic will be allowed. All cabinets shall be of solid wood face frame and door and approved by the city. *Counter tops* shall be of Formica type laminate and no roll form shall be allowed.

27. When illumination is required, front yard (black) post mounted lights, shall be installed and properly wired on all rehab projects. A Kichler post light (model #9956 BK or equal) and a photo electric eye equipped post (model #) will be used. Note: after the light is installed and wired, a compact fluorescent light bulb, equal to 100 watts will be installed by the builder. Cost allowance for the light and post shall be \$250.00. If interior lights are installed or replaced, they must be installed on outlet boxes per current code requirements. All lights (except for a basement or garage) must be of a covered or enclosed design. Retail cost allowance for the interior lights shall be \$25.00 and for exterior lights \$40.00 per fixture.

28. If plumbing work is specified the following shall apply. *Water heaters* shall be 40-gallon, gas-fired unit. *Kitchen sinks* shall be at least 20 gauge stainless steel with a retail cost allowance of \$130.00. *Kitchen faucets* shall be a single handle (Delta 100 series) or equal with a retail cost allowance of \$100.00. *Water closets* shall be white vitreous china (American Standard Cadet 3 series or equal) with a retail cost allowance of \$150.00. Bath tubs shall be a (Swan corporation Veritek or equal) 5' unit, including a pressure balanced faucet, with a cost allowance of \$400.00 for the tub and \$150.00 for the faucet drain assy. *Bathtub* surrounds/enclosures shall match the tub (Swan Veritek or equal) and have a retail cost allowance of \$400.00. When replacing a *bath vanity*, the work shall include a new top and faucet assy. The retail cost allowance for the vanity shall be \$250.00 and the faucet \$75.00. The faucet shall be a Delta single handled unit (500 series) or equal.

29. If *furnace cleaning and service* is required, a copy, of the mechanical contractors work order and results must be turned in to the city.

30. If interior mechanical ventilation fans are specified, the cost allowance for a *bath fan* and *light* unit shall be \$100.00. When a *kitchen range hood* is required to be installed it shall be an exterior venting, lighted, 30" unit with a cost allowance of \$150.00. All exhaust fans must be properly routed to the exterior of the home.