



## **REQUEST FOR BIDS**

**RFP No. 2020-006 (REVISED)**

### **Newport Town Buildings' Roof Repairs**

**Due Date:**

**November 18, 2020**

**Time:**

**11:00 AM EST**

**Submittal Location:**

Town of Newport c/o Town Hall  
200 Howard Blvd.  
Newport, NC 28570

**Procurement Contact**

Betsy Brothers, Finance | Procurement Officer  
bbrothers@townofnewportnc.com | 252-223-4749

## **Notice of Advertisement**

Town of Newport, North Carolina  
is **Resoliciting a REQUEST FOR BIDS** for

**RFP 2020-006 (Revised)**  
**Newport Town Buildings' Roof Repairs**

**Newport Declor Building 160 Kirby Lane (238 sq. ft.)**  
**Newport Old Garage Building 160 Kirby Lane (1485 sq. ft.)**  
**Newport Bleach Room Building 160 Kirby Lane (624 sq. ft. standard weight shingles)**  
**Newport Old Office Building 160 Kirby Lane (100 sq. ft.; scattered damage; sw shingles)**  
**Newport Old Pump Room Building 160 Kirby Lane (938 sq. ft.)**  
**Newport Well # 5 219 Foxhall Rd (179 sq. ft.)**  
**Newport Lift Station # 3 Deer Run Drive (30 sq. ft.)**  
**Newport Pole Barn 140 Kirby Lane (400 sq. ft.-metal)**

Sealed Bids, so marked, will be received by mail, hand delivery or electronic means to Town of Newport's Procurement Department until 11:00 AM EST on November 18, 2020 at the Town of Newport 200 Howard Blvd. Newport, NC 28570.

Town of Newport intends to contract with one or more firms to provide full roof repairs as indicated. This is a Request for Proposal (RFP). Responding firms are required to submit price information for work product with submittal packages.

The Request for Bids No. 2020-006 may be examined at the Town of Newport – Town Hall, 200 Howard Blvd, NC 28570, Monday through Friday between the hours of 8:00 am and 5:00 pm. Copies of the Solicitation may be obtained from the locations listed below:

1. Download the Bid Documents from the Town of Newport website [www.newportnc.gov](http://www.newportnc.gov) (Procurement Page, Current Bids).

Town of Newport (NWPT) reserves the right to reject any or all submittals, to waive technicalities and to make such selection deemed in its best interest. With limited response, Town of Newport reserves the right to extend the solicitation opening date as appropriate in order to assure a competitive procurement process. Town of Newport encourages good faith effort outreach as described in UC MBE and Small Business Outreach Plan.

Responding firms are required to comply with the NC non-collusion requirements. Town of Newport reserves the right to reject any and or all bids.

For purposes of coordination, primary Procurement contact for project information is Betsy Brothers, Finance | Procurement Officer, at [bbrothers@townofnewport.com](mailto:bbrothers@townofnewport.com)

# **REQUEST FOR PROPOSALS**

## **Newport Town Buildings' Roof Repairs**

### **I. BIDS DUE**

All bids are requested by November 18, 2020 no later than 11:00 AM (EST).

Interested bidders may submit written bids to the attention of Betsy Brothers, Purchasing Officer. Written bids may be submitted in the following methods:

Mailing Address: Town of Newport, PO Box 1869 Newport, NC 28570.

Physical Deliveries: Town of Newport, 200 Howard Blvd. Newport, NC 28570

### **II. RIGHTS**

The Town of Newport reserves the right to waive and/or reject any or all bids, and to accept that bid or bids which appear to be in the Town's best interest. The Town reserves the right to award all or part of this Request for Bids.

### **III. BACKGROUND**

The Town's Declor Building, Old Garage Building, Bleach Room Building, Old Office Building, Old Pump Room Building, Well # 5 Building and Lift Station # 3 incurred roof damage by Hurricane Florence in September, 2018. Initial assessment of the existing roofs is that a total/partial failure of the substructure as well as the water barrier and asphalt shingles have allowed water intrusion into some of the buildings. The Town is requesting bids from vendors interested in removal and replacement of all roofing materials consisting of shingles, felt, nails, drip edge, flashing, roof tacks, deteriorated plywood/substrate and deteriorated framing members identified for replacement.

The Town's Pole Barn incurred roof damage by Hurricane Florence in September, 2018. Initial assessment of the Town's Pole Barn existing roof is that a total failure of the metal roof. The Town is requesting bid from vendors interested to removal and replacement of all roofing materials consisting of metal roof, nails and deteriorated framing member identified for replacement.

### **IV. SCOPE**

#### **Roof Repairs**

The roofing at the designated sites is deteriorated and in need of replacement. In addition, some soffit and fascia may need replacement and rain gutters and downspouts as well. All repairs and/or installation of new roofing and related systems shall comply with all requirements of the North Carolina General Statutes and current edition of the North Carolina Building Codes in material and installation. All valleys and eaves shall be replaced with new valleys and eaves, color to match existing, and secured with ring shank galvanized nails. Nails shall not penetrate through the sheathing at any visible spot. All plumbing flashing shall be replaced with new lead flashing. All vents and stacks protruding through the roof shall be replaced with new vents and stacks. End joints shall be made over rafters and all eaves shall be backed with pressure treated 1 X 2" furring strips.

#### **Pole Barn**

The Pole Barn remove and replacement of metal roofing. All repairs and/or installation of the new roofing and related systems shall comply with all requirement of the North Carolina General Statutes and current edition of the North Carolina Building Codes in material and installation. The gauge of the metal shall be no less than 29 in gauge and color TBD.

Permits and Inspections necessary will be required, but permit fees will be paid for by the Town.

Inspection of the property is recommended. Contractors should contact Jimmy Bristle Public Works, Department at 252-646-4484 to schedule a site visit, prior to submitting a bid.

## **V. BIDS**

**All bids should include the following:**

- Experience and Qualifications - Provide a description and history of work experience, including references.
- Copy of Laminated Shingle System Warranty Terms and Conditions
- Completed and Signed W-9 (from Procurement Page)
- Completed and Signed Iran Divestment Form (from Procurement Page)
- Completed and Signed E-Verify Form (from Procurement Page)
- Completed and Signed Bid Form (Attached)

## **VI. TERMS & CONDITIONS**

The terms of this Request for Bids and your response thereto will be incorporated into the terms of the final agreement if your firm is the successful bidder.

- a. The bidder receiving the award shall furnish active NC General Contractors License Number
- b. The bidder receiving the award will obtain or possess the following insurance coverages, and will provide Certificates of Insurance to the Town, with the Town listed as Additional Insured:
  - i. Workers' Compensation (as required by the State of North Carolina)
  - ii. Commercial General Liability for bodily injury, property damage, or personal injury
  - iii. Business Automobile Liability
- c. The bidder awarded this contract shall maintain adequate records to justify all charges, expenses, and costs incurred in estimating and performing the work for at least five (5) years after completion of the contract resulting from this RFP.
- d. The bidder agrees to the following Federal provisions as applicable: Equal Employment Opportunity (41 C.F.R. Part 60); Davis-Bacon Act (40 U.S.C. 3141-3148); Copeland "Anti-Kickback" Act (40 U.S.C. 3145); Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708); Clean Air Act (42 U.S.C. 7401-7671q.) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1387); Debarment and Suspension (Executive Orders 12549 and 12689); Byrd Anti-Lobbying Amendment (31 U.S.C. 1352); Procurement of Recovered Materials (2 C.F.R. § 200.322); and Record Retention Requirements (2 CFR § 200.324)
- e. **All repairs must be completed no later than January 5<sup>th</sup>, 2021**
- f. The Town of Newport reserves the right to reject any and all bids

## **VII. CONTACTS & ADDITIONAL INFORMATION**

For additional information please contact: Betsy Brothers, Purchasing Officer (252) 223-4749

## **VIII. BID FORM – TOWN OF NEWPORT**

See Attachment – 1

## **VIX. DETAILED SITE LOCATION COST FORM**

See Attachment – 2

## **X. GENERAL CONDITIONS & SPECIFICATIONS FOR WORK**

See Attachment – 3

## ATTACHMENT – 1

### TOWN OF NEWPORT BID FORM

#### RFP No. 2020-006 – Newport Town Buildings' Roof Repairs

DATE

CONTRACTOR

ADDRESS

TELEPHONE

EMAIL

**Total Price BID:** The undersigned having carefully reviewed the Scope of Work items listed in the attached Request for Bids for Repairs to Declor Building including applicable addenda, as well as the premises and conditions affecting the work, proposes to furnish all services, labor, materials and equipment called for to complete the project in accordance with the Scope of Work for the following total price:

TOTAL BID PRICE (all site locations)
\$

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COMPANY NAME

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SIGNATURE

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TITLE

## ATTACHMENT – 2

### Detailed Site Location Cost Form RFP No. 2020-006 – Newport Town Buildings' Roof

Building Name	Site Location	Approximate Square Footage	Total Cost for Location
Newport Declor Bldg.	160 Kirby Lane	238	\$ _____
Newport Old Garage Bldg.	160 Kirby Lane	1,485	\$ _____
Newport Bleach Room Bldg.	160 Kirby Lane	624	\$ _____
Newport Old Office Bldg.	160 Kirby Lane	100 (scattered)	\$ _____
Newport Old Pump Room Bldg.	160 Kirby Lane	938	\$ _____
Newport Well #5	219 Foxhall Road	179	\$ _____
Newport Lift Station #3	Deer Run Drive	30	\$ _____
Newport Pole Barn	140 Kirby Lane	400	\$ _____

## ATTACHMENT – 3

### GENERAL CONDITIONS

#### *Specifications for Work*

Property Owner: Town of Newport	Pre-Bid Walkthrough:	Per Request
	Deadline for Questions:	November 16, 2020
	Bid Due Date:	November 18, 2020

#### A. GENERAL CONDITIONS

##### GENERAL CONDITIONS

The contractor is responsible for verifying all dimensions and existing job site conditions prior to submitting a bid. The contractor shall not place any debris or equipment on adjacent properties. The contractor must clean all areas affected by work under this contract. All left over debris must be removed and disposed of by legal means. The property must be left in broom-clean condition. All related construction items removed or replaced shall become the property of the contractor unless prior agreement with the homeowner has been reached in writing and approved by the Town. The contractor shall be responsible for any damage done to the homeowner's house, furnishings, and personal property as a result of the work performed by the contractor, contractor's employees, and any subcontractor working under the contractor under these bid specifications. The contractor is responsible for scheduling and coordinating all subcontractor work. It is the homeowner's responsibility to remove and replace all personal property to facilitate the performance of the work. This includes, but is not limited to, furniture, rugs, curtains, and alarm systems.

##### CODES, ORDINANCES, & PERMITS

All work to be performed in the Contract Agreement, including plans and bid specifications shall comply with all current building codes, ordinances, and permitting requirements from the Town of Newport, Carteret County, and the current North Carolina Building Codes. The installation of all materials and products shall be done in accordance with the manufacturer's specifications and in accordance with the latest revised edition of the North Carolina Building Codes, ordinances, and permitting requirements. Contractors should inform the Program Manager if undue delays are being experienced in the permitting process.

##### COST ALLOWANCE

When specifications refer to a cost "allowance," the contractor is to allow the homeowner to select the product to be installed providing the pre-tax cost of the product does not exceed the allowance. The product selected must meet the quality standards specified in this Work Specification. The contractor's bid can allow for installation, delivery, and disposal costs.

##### WORKMANSHIP & MATERIAL STANDARDS

The contractor shall perform the work indicated in the Scope of Work in a high quality, workman-like manner using specified materials or approved equals. Materials must 1) be new 2) be high quality 3) be installed in accordance

with manufacturer's specifications and 4) meet requirements of code enforcement inspectors. All "equals" must be approved by the Public Works/Project Manager. Final decision on workmanship will be by the Program Manager.

#### **GENERAL WARRANTY**

Materials installed and work performed shall have a one-year contractor warranty from the date of final acceptance of the work by the Town of Newport and Public Works/Project Manager. Roof warranties must be valid for a period of no less than five years from the completion date of all work required under this contract. Copies of all warranties must be provided to the Town of Newport before payment will be made to the contractor.

#### **WORK SCHEDULE**

The Contractor shall schedule and coordinate work with the Town of Newport between 8:00 A.M. and 6:00 P.M., Monday through Friday. Requests to work before or after these hours and on weekends must be approved by the Town. Work requiring a program inspection by the Town will only be performed during normal business hours Monday through Friday. The Contractor is responsible for scheduling and coordinating subcontractor work. The Contractor shall keep the Town informed regarding the construction schedule to facilitate periodic inspections throughout the progress of the work.

#### **BUILDING DEPARTMENT INSPECTIONS**

Building Department Inspections shall be as per North Carolina Administration Code, North Carolina General Statutes, and Town of Newport Ordinance. Work that has been concealed without a compliance inspection may result in payment delays or denial. The contractor shall be responsible for requesting all mandatory inspections as per North Carolina Administration Code, North Carolina General Statutes and Town of Newport Ordinance. It shall be the duty of the permit holder or his or her agent to notify the code enforcement official when work is ready for inspection and to provide access to and means for inspection of the work for any inspections that are required by this code.

#### **PROJECT INSPECTIONS**

Project inspections shall be conducted regularly throughout the project by Public Works Manager/Town of Newport Staff. A final program inspection will not be performed until all required Building Department Inspections have been approved. The Town reserves the right to perform inspections at the job site at any point during construction.

#### **PAYMENT REQUEST**

The Contractor will not be entitled to any progress payment in contracts under \$10,000. One progress payment of 50% of the value based contract can be made upon completion of 60% of the work. There will be a 10% retaining fee for the 60 day inspection, which will be held 60 days after the final inspection.

#### **CHANGE ORDERS**

No changes will be permitted to the Contract Agreement unless of an emergency nature, code violations, a requirement by the Building Department or other instances as deemed necessary to complete the project. If said changes occur, a Change Order shall be approved and executed by the homeowner, contractor, and Town, prior to the start of the change order work. All Change Orders must contain photographs.

#### **PROGRESS & FINAL PAYMENT**

The contractor must submit a payment request to the designated Town staff. A release of lien and contractor warranties must also be submitted before payment will be processed.



### **PROTECT BUILDING CONTENTS FROM DAMAGE DURING WORK**

The contractor shall take steps to protect the building and contents from damage during the project. The contractor is advised to use drop cloths to protect furniture, appliances, entertainment systems and other building contents and components. The contractor shall move furniture and appliances out of the work area before the work begins and back into work areas once work is complete. The contractor is not to leave furniture, appliances, clothing, or other building contents unprotected outside building during the job. The contractor shall be responsible for rainwater damage to the interior of the building and its contents while performing a roof improvement.

### **HAZARDOUS WEATHER PROTECTION**

The contractor shall be responsible for protecting the job site prior to and during a Hazardous Weather Watch as declared by the National Weather Service.

### **PAINT & PRIMER**

All paint and primer used shall have a minimum 15 Year Manufacturer's Warranty. The color is to be selected by the Town of Newport. One coat of primer and two coats of paint are required.

### **SMOKE DETECTORS**

Smoke detectors (if required) shall be installed if they are missing or not working in any structure for which a permit is obtained as required by Town of Newport Ordinance.

### **CONCEAL NEW WIRING & PLUMBING**

All electrical wiring and plumbing lines (if required or existing) are to be installed concealed from view inside stud walls, under floors and in attics unless otherwise approved by the Town of Newport, Project Manager and/or Building Department. Where it is not possible to conceal electrical wiring as listed and approved, a surface raceway system will be permitted. All electrical and plumbing work shall conform to the current North Carolina Building Codes, National Electric Code and all applicable local codes. All plumbing shall be tested in accordance to Section 312 of the NCPC.

### **EXTERIOR/INTERIOR FINISHES**

Any disturbed or damaged finish shall be repaired to match existing finish. All unfinished wood shall be primed and painted to match existing or owner's choice of color.

### **REDUCE AIRBORNE DUST DURING CONSTRUCTION**

The contractor shall take steps necessary to reduce and contain airborne dust created during removal of defective paint, demolition, and construction. Electric sanders or torches shall not be used to remove defective paint; wet scrape if removing defective paint. The contractor and workers shall follow all OSHA requirements relating to Personal Protective Equipment.

### **GENERAL CLEANUP**

The contractor shall provide clear and safe passageways in and around the structure throughout the lifetime of the project. The contractor shall regularly remove debris and building materials from in and around the structure being repaired. Clean up throughout the entire lifetime of the project shall include but is not limited to damp wiping, sweeping, mopping, and vacuuming.

## **ROOFING**

All repairs and/or installation of new roof systems shall comply with all requirements of the North Carolina General Statutes and current edition of the North Carolina Building Codes in material and installation. All valleys and eaves shall be replaced with new valleys and eaves, color to match existing, and secured with ring shank galvanized nails. Nails shall not penetrate through the sheathing at any visible spot. All plumbing flashing shall be replaced with new lead flashing. All vents and stacks protruding through the roof shall be replaced with new vents and stacks. End joints shall be made over rafters and all eaves shall be backed with pressure treated 1 X 2" furring strips.

## **SPECIFICATIONS OF WORK**

### **A. ROOF - Laminated Dimensional Shingle Roof**

- Remove existing roof cover down to the deck. Ensure sheathing meets current North Carolina Building Code of at least 5/8" thickness.
- Replace any sheathing that is damaged and/or does not meet thickness standard; nail entire deck to current North Carolina Building Code standards using at minimum 8d nails installed 6"/6" spacing with no nail misses.
- Reinforce or replace damaged rafters with at least No.2 grade Douglas Fir or Southern Yellow Pine.
- Install one layer of No. 30 underlayment.
- Replace damaged overhang wood under soffits and fascia; replace any damaged soffit screen.
- Install shingle roof according to manufacturer's instructions and current North Carolina Building Code. Shingles shall be fungus resistant, be tested, and approved for ASTM D3161 or ASTM D7158 for wind resistance and UL 2218 for impact resistance, and carry a manufacturer warranty of at least 25 years.
- It is the contractor's responsibility to ensure that roofing installation and materials comply with the manufacturer's instructions and the current North Carolina Building Code.
- The contractor must request required inspections at appropriate intervals.

### **B. Pole Barn- Metal Room**

- Remove existing roof cover down to the deck.
- Replace any trusses and or roof purlins that are damage or have any rot.
- Roof shall be 26 GA standing metal seam. Color: TBD
- It is the contractor's responsibility to ensure that roofing installation and materials comply with the manufacturer's instructions and the current North Carolina Building Code
- The contractor must request required inspections at appropriate intervals